



Horsham
District
Council

HORSHAM DISTRICT COUNCIL CONSULTATION

TO:	Horsham District Council – Planning Dept
LOCATION:	Sandgate Nursery West End Lane Henfield West Sussex
DESCRIPTION:	Outline application for erection of a continuing care retirement community of up to 72 units of accommodation (Use Class C2) and up to 10 starter homes (Use Class C3) with associated community facilities including medical centre and on-site laundry and catering facilities, with access, infrastructure, open space, landscaping, and associated works (all matters reserved except for access).
REFERENCE:	DC/23/0189
RECOMMENDATION:	No Objection
SUMMARY OF COMMENTS & RECOMMENDATION: No overall objections to the 'outline' surface water drainage strategy proposed. <i>Ref; Flood Risk Assessment, Drainage Strategy & Water Neutrality Report dated April 2023 (Ref;30512 Rev.P02) – Price & Myers.</i>	
MAIN COMMENTS: Suitable drainage conditions should also require evidence to show that an agreement is in place for the ongoing maintenance of any SuDS systems over the lifetime of the development; and/or evidence that the SuDS will be adopted by third party. The applicant should be advised that any surface water discharge to the local land drainage network / watercourse will require 'Ordinary Watercourse Consent' from the Lead local Flood Authority.	
ANY RECOMMENDED CONDITIONS: Suitable drainage Conditions & Informatives.	
NAME:	Martin Brightwell (Drainage Engineer)
DEPARTMENT:	Strategic Planning
DATE:	30 th May 2023