Growth & Environment

Hertfordshire

David Lamb
Local Planning Authority
East Herts District Council
Wallfields
Pegs Lane
Hertfordshire
SG13 8EQ

Lead Local Flood Authority
Post Point CHN 215
Hertfordshire County Council
County Hall, Pegs Lane
HERTFORD SG13 8DN
www.hertfordshire.gov.uk

Contact Flood Risk Management Team
Email FRMConsultations@hertfordshire.gov.uk

Date 8 November 2024

Dear Mr Lamb

RE: 3/24/1255/OUT - Land South of A507, West of A10, Buntingford

Thank you for your reconsultation regarding the above application (received 16 October 2024) for an outline planning application for development of employment land (flexible use B2, B8, E(c) and E(g)), informal open space, associated works and infrastructure including a new access from A507, with all matters reserved except for access.

Since our previous response, the applicant has provided a catchment drawing alongside calculations providing a comparison between existing and proposed discharge rates entering the ditch in the south-eastern corner of the site. This information indicates that in lower return period events, the discharge to the ditch is greater than the existing rates (we do note there is large betterment in higher return period events). The total discharge to the ditch (e.g. development discharge plus the remaining existing greenfield catchment) should be no greater than the current pre-development QBAR rate draining to the ditch for all return periods.

As a result of the above, we maintain our **objection** to this planning application in the absence of an acceptable Flood Risk Assessment (FRA) and Drainage Strategy.

Reason
To prevent flooding in accordance with National Planning Policy Framework paragraphs 173, 175 and 180 by ensuring the satisfactory management of local flood risk, surface water flow paths, storage and disposal of surface water from the site in a range of rainfall events and ensuring the SuDS proposed operates as designed for the lifetime of the development.

Informative

Please note if, you the Local Planning Authority review the application and decide to grant planning permission, notify the us (the Lead Local Flood Authority), by email at FRMConsultations@hertfordshire.gov.uk.

Yours sincerely

Jake

Jake Silverton
SuDS and Watercourses Support Officer
Growth and Environment

Annex

The following documents have been reviewed, which have been submitted to support the application;

- Preliminary Drainage Layout, Jubb Consulting Engineers Ltd, October 2024
- Greenfield Comparison and A10 Capacity Calculations, October 2024