

BEDFORDSHIRE AND RIVER IVEL INTERNAL DRAINAGE BOARD

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10 March 2026

North Herts District Council
PO Box 10613
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BY E-MAIL ONLY

For the attention of Melissa Tyler

Dear Sir/Madam

Planning Application Number:	25/02260/FP
Location:	Northway Filling Station Great North Road Hinxworth Baldock Hertfordshire SG7 5EX
Proposal:	Temporary consent allowing for the erection of a detached food-to-go building (Greggs Pod) and other associated minor site alterations including the formation of vehicle parking for a period of two years (development already commenced)
Grid Reference:	522666 238137

The site is within the Board's district and as such the Byelaws apply.

The ordinary watercourse on the site is under control of the Board. Any works within 9m requires prior Land Drainage Consent (LDC). Works have taken place without the relevant LDC in place.

The supporting documents do not adequately demonstrate surface water management or impacts on the drainage ditch. The following considerations have been omitted, and should be provided for review:

- Drainage design
- Ditch interaction
- Drainage calculations
- SuDS detail
- Modelling

Please direct any reply to Rachel Hughes at the Board's offices.

Yours faithfully

Rachel Hughes
Senior Engineer
Rachel.Hughes@idbs.org.uk