

Growth & Environment

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Contact: SuDS and Watercourses Team
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Your ref: 26/01433/DOC
Date: 16 July 2026

Dear Peter

RE: Details reserved by Condition 20 (Surface Water) of planning permission reference 17/01955/1 granted on 11 March 2024 - Ickleford Mill Arlesey Road Ickleford Hitchin

Thank you for your consultation on the above site, received on 16 June 2026. We have reviewed the application as submitted and wish to make the following comments.

We advise that there **isn't sufficient technical information** to support the application in relation to the wording of Condition 20.

The main issues include;

1. Details engineered drawings of the proposed SuDS features should be provided including cross sections and long sections of all the network and structures such as ponds, basins and swales.
2. The correct rainfall data (currently FEH2013 or FEH2022 rainfall data) and calculation methods should be used in all calculations, along with conservative design parameters (CV 1 etc).

Informative

Erection of flow control structures or any culverting of an ordinary watercourse requires consent from the appropriate authority, which in this instance is Hertfordshire Lead Local Flood Authority and the Local Council (if they have specific land drainage bylaws). It is advised to discuss proposals for any works at an early stage of proposals.

Both FEH13 and FEH22 are currently accepted to support drainage modelling calculations. For the avoidance of doubt the use of FSR and FEH1999 data has been superseded and therefore, use in rainfall simulations are not accepted.

Yours sincerely

Deborah Craig

Flood & Water Project Officer
Growth and Environment

Annex

Documents reviewed.

- Flood Risk Assessment, Arlesey Road, Ickleford Mill, Project Ref. SS25335. Superstructures - 5 March 2026.

For reference, Condition 20

Condition 20: No development (other than demolition works) approved by this planning permission shall take place until a detailed surface water drainage scheme has been submitted to, and approved in writing by, the local planning authority. The surface water drainage system will be based on the submitted Flood risk Assessment carried out by Wormald Burrows Partnership Limited reference E3631-frareport-0917-Rev1 dated July 2017. The surface water drainage scheme should include;

- (i) Implementing the appropriate drainage strategy based on attenuation and discharge into the River Oughton, using appropriate above ground SuDS measures.
- (ii) Limiting the surface water run-off generated by the 1 in 100 year + 40% for climate change critical storm to greenfield runoff rates. Alternatively undertake modelling of the scheme to ensure there are no impacts from the unrestricted proposed discharge rate.
- (iii) Providing attenuation to ensure no increase in surface water run-off volumes for all rainfall events up to and including the 1 in 100 year + climate change event
- (iv) Detailed engineered drawings of the proposed SuDS features including their, location, size, volume, depth and any inlet and outlet features including any connecting pipe runs and all corresponding calculations/modelling to ensure the scheme caters for all rainfall events up to and including the 1 in 100 year + 40% allowance climate change event. The plan should show any pipe 'node numbers' that have been referred to in network calculations and it should also show invert and cover levels of manholes.

Reason To prevent flooding by ensuring the satisfactory storage of/disposal of surface water from the site. The scheme shall be fully implemented and subsequently maintained, in accordance with the timing / phasing arrangements embodied within the scheme, or within any other period as may subsequently be agreed, in writing, by the local planning authority.