Your Ref: SCC/CON/4727/26
Our Ref: DC/26/1430/FUL
Date: 20 October 2026
Enquiries to: Floods@suffolk.gov.uk

All planning enquiries should be sent to the Local Planning Authority.
Recipient Email: planning.help@westsuffolk.gov.uk

Recipient Address:
West Suffolk Council
Development Management
West Suffolk House
Western Way
Bury St Edmunds
Suffolk
IP33 3YU

For the attention of: Cara Fieldhouse

Dear Cara Fieldhouse,

TOWN AND COUNTRY PLANNING ACT 1990

CONSULTATION RETURN: DC/26/1430/FUL

PROPOSAL: Planning application - a. multi-use games area (MUGA) b. 3 metre high perimeter fencing c. shallow grassed swale for surface water runoff

LOCATION: Churchill Special Free School Chalkstone Way Haverhill Suffolk

Suffolk County Council, as Lead Local Flood Authority (LLFA), have reviewed application Ref: DC/26/1430/FUL and the following submitted documents and we recommend **approval of this application subject to conditions:**

- Flood Risk Assessment and Drainage Strategy, Ref: 220/2026/FRADS, Rev: 02. Date: 14/09/2026

We propose the following conditions in relation to surface water drainage for this application:

1. Prior to the commencement of development, a detailed channel survey of the receiving ordinary watercourse and final outfall headwall construction details shall be submitted to and approved in writing by the Local Planning Authority.

2. The strategy for the disposal of surface and the Flood Risk Assessment (FRA) (dated 14/09/2026, ref: 220/2026/FRADS) shall be implemented as approved in writing by the local planning authority (LPA). The strategy shall thereafter be managed and maintained in accordance with the approved strategy.

Reason: To ensure that the principles of sustainable drainage are incorporated into this proposal, to ensure that the proposed development can be adequately drained.

3. Within 28 days of practical completion of the MUGA, a surface water drainage verification report shall be submitted to the Local Planning Authority, detailing and verifying that the surface water drainage system has been inspected and has been built and functions in accordance with the approved designs and drawings. The report shall include details of all SuDS components and piped networks in an agreed form, for inclusion on the Lead Local Flood Authority's Flood Risk Asset Register.

Reason: To ensure that the surface water drainage system has been built in accordance with the approved drawings and is fit to be put into operation and to ensure that the Sustainable Drainage System has been implemented as permitted and that all flood risk assets and their owners are recorded onto the LLFA's statutory flood risk asset register as required under s21 of the Flood and Water Management Act 2010 in order to enable the proper management of flood risk with the county of Suffolk

We would like to make the applicant aware of the following informatives.

- Any works to a watercourse may require consent under section 23 of the Land Drainage Act 1991
- Any discharge to a watercourse or groundwater needs to comply with the Water Environment (Water Framework Directive) (England and Wales) Regulations 2017
- Any discharge of surface water to a watercourse that drains into an Internal Drainage Board district catchment is subject to payment of a surface water developer contribution
- Any works to lay new surface water drainage pipes underneath the public highway will need a licence under section 50 of the New Roads and Street Works Act
- Any works to a main river may require an environmental permit

Yours Sincerely,
Arinaitwe Byamukama
Flood & Water Engineer
Growth, Highways and Infrastructure