

Approach to SuDS Assessments

Introduction

Following the enactment of the Flood and Water Management Act in 2010 and the Written Ministerial Statement published on the 18th December 2014, Lead Local Flood Authorities (LLFAs) will be a Statutory Consultees on major¹ planning applications as of the 15th April 2015. The designated LLFA is the Council. In brief, the LLFA will assess the proposed drainage designs for a development and provide comment to the Local Planning Authority. The LLFA will be checking that the designs account for the change in surface water runoff brought about by the new development and meet local, regional and national standards and policies. Developers will need to show that the excess runoff will be managed effectively and not cause an increase in flood risk anywhere else, i.e. both to and from the site. The LLFA will also be checking that developers are utilising sustainable drainage methods wherever possible, as required for major planning applications from 6th April 2015, and that the sustainable drainage systems (SuDS) chosen are effective and suitable to the location. This will include assessing whether the necessary treatment of pollutants has been included. The LLFA and the developer will need to agree on an adoption and maintenance program for the SuDS over the duration of the development's lifetime and, where necessary, a commuted sum will need to be calculated and settled.

Policies and Standards

National

Sustainable Drainage Systems Written Ministerial Statement – 18th December 2014

www.gov.uk/government/speeches/sustainable-drainage-systems

Planning Practice Guidance – March 2015

<http://planningguidance.planningportal.gov.uk/blog/guidance/flood-risk-and-coastal-change/>

Sustainable Drainage Systems: Non-statutory technical standards for sustainable drainage systems – March 2015

www.gov.uk/government/publications/sustainable-drainage-systems-non-statutory-technical-standards

Regional

Further Alterations to the London Plan – March 2015 (specifically Policy 5.13 Sustainable Drainage)

<https://www.london.gov.uk/priorities/planning/london-plan/further-alterations-to-the-london-plan>

Local

London Borough of Ealing's Strategic Flood Risk Assessment – March 2008

www.ealing.gov.uk/downloads/download/564/ldf_evidence_base_strategic_flood_risk_assessment

¹ As defined in the Town and Country Planning Order 2010.

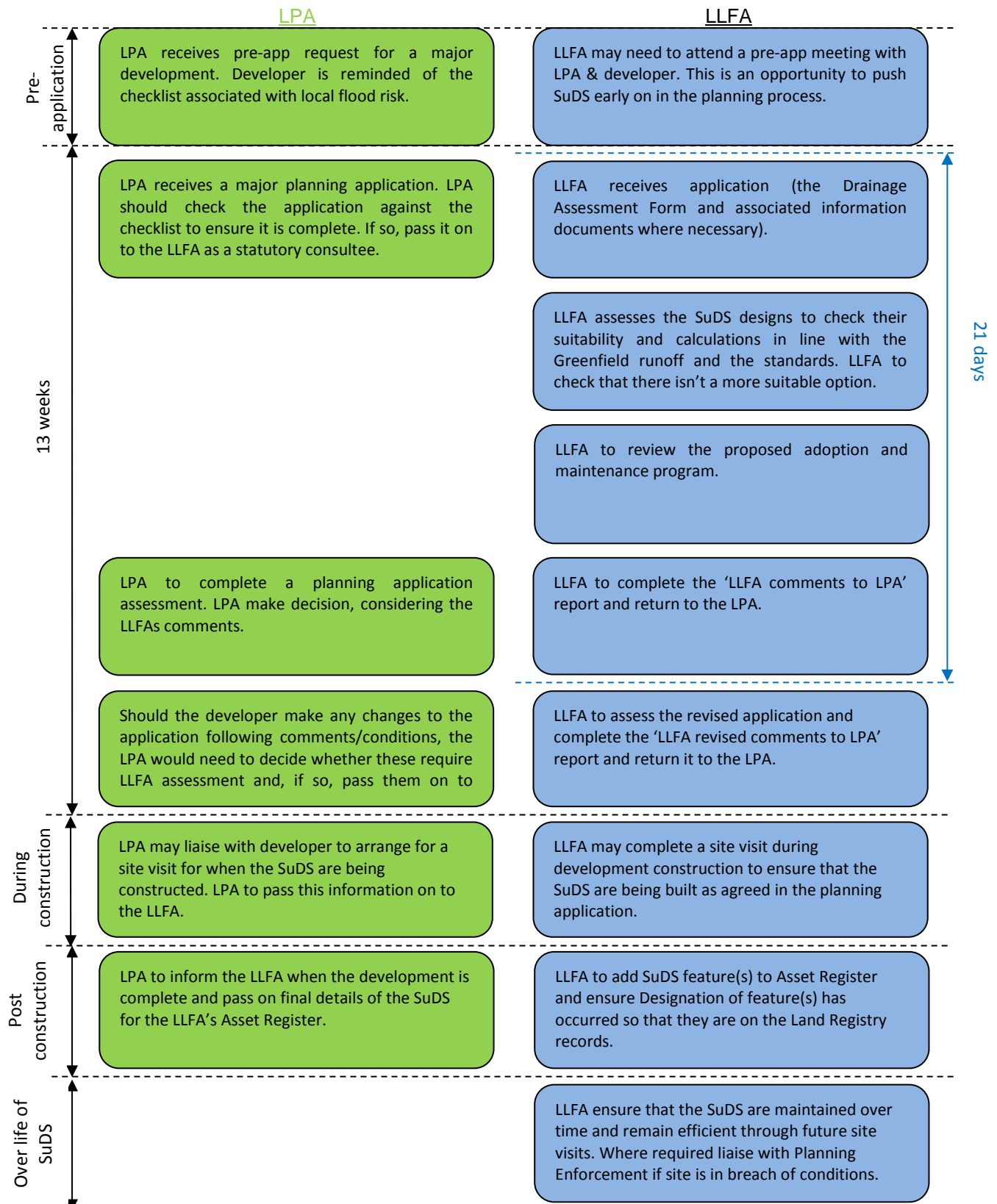
Application Requirements

The following is a list of the documents and information which the LLFA expect the applicant to submit as part of their planning application to the LPA. This information is what the LLFA will be using to assess the application against the above policies and standards in line with its Statutory Consultee duty.

- A completed Drainage Assessment Form – this is the document which will state the site's characteristics, the calculated surface water runoff rates and required storage volumes, where the runoff is to be discharged to, the SuDS features proposed and the proposed methods of how the drainage system is going to be managed and maintained
- Detailed drainage design plans

The Process

The following flow chart sets out the steps and timescales relevant to both the Local Planning Authority and the Lead Local Flood Authority when dealing with major planning applications¹ (with respect to our drainage responsibilities):



¹ As defined in the Town and Country Planning Order 2010.