

Consultation Response from KC Lead Local Flood Authority
2019/93444 land at former, Batley & District Cottage Hospital, Transvaal Terrace, Carlinghow Hill, Batley, WF17 0AA
Partial demolition of existing building, alterations to convert retained building to 20 apartments and erection of 20 dwellings (within a Conservation Area)
Date Responded:
13th February 2020
Responding Officer:
Alex Fraser
Responding Ref:
01

Kirklees LLFA Have previously provided a response dated 27/11/2019 objecting to the application. This response is provided to the updated “*Flood Risk and Drainage Assessment*” provided by Weetwood Services Ltd., Final Report v1.2, dated 16th January 2020. The introduction to the document provided by Weetwood states the amendments made to sections of the report which are summarised below

- **Section 7.3.4** – Drainage area 1 has been re-evaluated and resized, Drainage area 2 has changed to an attenuation tank. Both have been simulated in a MicroDrainage Network model for the relevant storm events.
- **Section 7.3.6** – Bypass separator added
- **Section 7.3.7** – Indicative maintenance schedule being provided

Summary

Kirklees LLFA have **no objection** to the development proposals outlined in *Flood Risk and Drainage Assessment*” Provided by Weetwood Services Ltd., Final Report v1.2, dated 16th January 2020.

- Kirklees have no objection to the assessment of flood risk provided within “*Flood Risk and Drainage Assessment*” provided by Weetwood Services Ltd., Final Report v1.2, dated 16th January 2020 and accept the conclusions regarding Flood Risk in this report;
- Indicative flow routes provided in **Section 7.3.6 – Figure 8** are accepted in principle;
- Surface water drainage details, discharge point and rate are acceptable in principle.

Approved Documents

“*Flood Risk and Drainage Assessment*” provided by Weetwood Services Ltd., Final Report v1.2, dated 16th January 2020

Conditions

Prior to construction full design plans including pipe and manhole schedule, drainage long sections and cross sections under the car park for the attenuation tank. All design documents must be provided with accompanying MicroDrainage calculations and associated design criteria including pipe and manhole representations. Note that MADD factor should be zero unless demonstrated otherwise, given the sloping nature of the site there will likely be limited latent storage within the network.

Prior to construction a Construction Phase Surface Water Management Plan must be provided and approved by the LLFA to manage drainage during the construction phase.

Prior to construction above foundations an overland flow routing plan must be provided showing construction levels. Specific details will be required to show how water will pass around properties in the northeast of drainage area 1 to the road and how exceedance flows will be retained in the carriageway and not discharge into properties to the southern extent of Drainage Area 1.

Prior to first occupation a management and maintenance plan including adoption plan is required for the two independent drainage are



