

**Consultation Response from KC,
Lead Local Flood Authority****2022/92842 The Carlton Nursing Home, 25, Greenway, Milnsbridge, Huddersfield, HD3 4RZ****Change of use and internal alterations to former nursing home (C2) to form 12 apartments (C3)****Date Responded: 16/09/2022****Responding Officer: Martin Stephenson****Responding Ref: 0****Documents reviewed by the LLFA:**

UH Design:

- Drawing Ref: 2206/01, Existing Layout & Elevations, Rev – dated August 2022
- Drawing Ref: 2206/02, Proposed Layout & Elevations, Rev – dated August 2022
- Drawing Ref: 2206/03, Proposed Parking & Amenity, Rev – dated August 2022

Drainage Summary:

The building footprint remains the same following conversion of the former care home into residential flats, however the developer is proposing to provide parking spaces in areas which are currently grassed landscaping. The developer should restrict the surface water run-off from the new hardstanding areas to **3.5 l/s** and provide attenuation storage for the critical 1 in 100 year rainfall event plus 30% climate change such that no flooding occurs within or off the site. The point of discharge of the attenuated hardstanding drainage shall be to the 600mm dia culvert in Greenway, subject to Land Drainage Consent.

Alternatively, the surfacing of the new hardstanding areas should be of the permeable type to allow soakage into the ground (if feasible, subject to approval of soakage tests) with no positive drainage provision.

The developer should submit a Maintenance Plan including a Maintenance Schedule to the LPA for approval and should identify which organisation will be responsible for the maintenance of the car parking areas and any positive surface water drainage system or permeable paved hardstanding areas.

Kirklees Flood Management and Drainage, as the Lead Local Flood Authority (LLFA), SUPPORTS the above application subject to the above comments and the following drainage condition:

Suggested Drainage Condition:**DR01 Drainage Details**

The development shall not commence until a detailed design scheme detailing foul, surface water and land drainage, including (unless permeable paving of the hardstanding areas is proposed) an agreed discharge rate with the LLFA of **3.5 l/s** draining to the Greenway culvert, attenuation for the critical 1 in 100 + 30% climate change rainfall event, attenuation construction details /design, plans and hydraulic calculations, phasing of drainage provision has been submitted to and approved in writing by the Local Planning Authority. The scheme shall include a risk assessment and method statement, in accordance with CDM Regulations 2015, for access to and into the attenuation structure, and the scheme shall include a maintenance and management plan for the surface water infrastructure or permeable paved areas. No part of the development shall be occupied until such approved drainage scheme has been provided on the site to serve the development or each agreed phasing of the development and retained thereafter.