

Consultation Response from KC, Lead Local Flood Authority
2023/93388 Dene End Funeral Home, 50, North Road, Kirkburton, Huddersfield, HD8 0RW
Change of use from domestic to commercial, demolition of existing workshop and erection of three storey office building (within a Conservation Area)
Date Responded: 20 th May 2024 Responding Officer: Paul Farndale Responding Ref:

Kirklees Flood Management and Drainage maintains its OBJECTION to this development.

Clarification is required over the application title 'change of use' from 'domestic to commercial', where all proposed plans show a 3-level domestic dwelling included the lower ground floor, shown to flood previously.

No attempt has been made to show where the potential tributary comes in. OS maps show an upstream open watercourse and flood routing strongly suggests this will continue through the site. In addition to this, road gullies may connect to this tributary which will not be mapped for flood risk and surcharging. As the cellar has flooded previously a self-contained in this location flat poses a very high risk. Closing of a coal chute does not remove all risk.

No existing drainage has been supplied to demonstrate where water goes now. The redevelopment area should be measured to a suitable discharge restriction, if any needs to be imposed.

Flood routing needs to be better demonstrated including a total blockage scenario of any trash screens and culverted sections. This should also show catchment flood routing taking into account boundary walls and weak points and an assessment how current drainage on site may back up in certain circumstances (depending on connections).

The Environment Agency are likely to require a clear level assessment for main river flood risk mapped onto a topographical survey to improve the flood risk assessment.

We offer a virtual meeting to talk discuss the above to better steer the applicant as to opportunities to overcome the objection.