Consultation Response from KC, Lead Local Flood Authority
2025/92007 Fieldhead Farm, Field Head Lane, Birstall, Batley, WF17 9BN
Variation of condition 9 (hours of operation) on previous permission 2015/93014 for erection of two storey office commercial unit with associated car parking
Date Responded: 14/11/25 Responding Officer: Paul Farndale Responding Ref:

This application is for a variation of hours operation.

We believe given the submission it is for a discharge of condition 5 of 2015/93014

Whilst there is an explanation of a change in the drainage design stemming from a previous application 2013/91636, the crate storage promoted relates to 72.9 cubic metres at 95% void ration. Submitted hydraulic simulations indicate 2 crates, the 2nd being 20 cubic metres.

There is a statement saying contributing buildings are 481 sqm whereas the simulation with 2 crates is saying there is 3550 sqm contributing.

To approve a drainage scheme to discharge an appropriate condition, we need one plan showing surface water drainage and sized attenuation. We need plans and cross section drawing with levels or evidence that the yard acts as a basin and can be used to store water, so it does not leave site. In short, demonstrate the above ground storage capacity claimed.

We need a coloured hard standing drawing showing the hard standing from buildings and yard contributing to each leg of this system so drawings and simulation can easily be cross referenced.