

Contact: Please contact the Local
Planning Authority

Date: 14 November 2024

Dear Local Planning Authority,

Thank you for inviting the Lead Local Flood Authority to comment on the below application.

PLANNING APPLICATION CONSULTATION RESPONSE

Application Number:	3/2024/0893
Proposal:	EIA scoping request for a proposed alternative temporary park and ride and heavy goods vehicle (HGV) marshalling area.
Location:	Land off Pimlico Link Road

The Lead Local Flood Authority is a statutory consultee for major developments with surface water drainage, under the Town and Country Planning (Development Management Procedure) (England) Order 2015. It is in this capacity this response is compiled.

Comments provided in this representation are advisory and it is the decision of the Local Planning Authority whether any such recommendations are acted upon. The comments given have been composed based on the extent of the knowledge of the Lead Local Flood Authority and information provided with the application at the time of this response.

Lead Local Flood Authority Position

The Lead Local Flood Authority **agree with the scope** of the submitted environmental impact assessment scoping report and note that likely significant effects on the water environment and flood risk will be considered within the environmental impact assessments scope in line with the National Planning Policy Framework, Planning Practice Guidance and associated guidance, such as that for site-specific flood risk assessment and surface water sustainable drainage strategy.

Lancashire County Council

PO Box 100, County Hall, Preston, PR1 0LD



Lead Local Flood Authority - Site-Specific Advice

The following advice is provided to inform the applicant and the Local Planning Authority of our expectations:

- a) The applicant will be required to provide a flood risk assessment as part of any associated planning application that assesses the impacts of the proposed scheme on surface water flood risk and surface water drainage, both on and off-site, over the lifetime of the proposed scheme, plus an appropriate allowance for climate change, in line with the National Planning Policy Framework and Planning Practice Guidance.
- b) Matters concerning surface water flood risk and surface water management, including water quality, are expected to be adequately addressed at each application stage. The applicant is expected to consider how surface water will be managed during all construction stages and may wish to consider through environmental impact assessment opportunities where this can be achieved and managed consistently at each site.
- c) The Lead Local Flood Authority expects the applicant to maximise the multiple benefits of sustainable drainage systems in their proposals to create high quality blue-green infrastructure. This can help provide biodiversity net gain, amenity value, improve water quality and mitigate the effects of climate change.
- d) It is important to appropriately consider the future management and maintenance of any development and its associated drainage, as these aspects will need to be accounted for in perpetuity, to ensure that there isn't a flood risk onsite or elsewhere as a result of poorly maintained systems or failure to manage them accordingly.

If the applicant wishes to discuss any aspects of this response with the Lead Local Flood Authority, they can do so through our [planning advice service](#).

Lead Local Flood Authority – General Advice

The Lead Local Flood Authority's general advice is provided through the [Lancashire SuDS Pro-forma and accompanying guidance](#). All applications for major development are expected to follow this guidance and submit a completed SuDS pro-forma.

What this response DOES NOT cover

This response does not cover highway drainage, matters pertaining to highway adoption (s38 Highways Act 1980) and/or off-site highway works (s278 Highways Act 1980). Should the applicant intend to install any sustainable drainage systems under or within close proximity to a public road network (existing or proposed), then they would need to separately discuss the use and suitability of those systems with the relevant highway authority.

The applicant is encouraged to discuss the suitability of any overland flow routes and/or flood water exceedance with the relevant highway authority should they have the potential to impact the public highway network and/or public highway drainage infrastructure (either existing or proposed).



Material Changes or Additional Information to this Planning Application

If there are any material changes to the submitted information or additional information provided after this Lead Local Flood Authority response to the Local Planning Authority which impact surface water, the Local Planning Authority is advised to re-consult the Lead Local Flood Authority. Please be aware this will be classed as a re-consultation with a full 21-day response time. Re-consultations should be sent to our identified mailbox.

Please note that should the Local Planning Authority make a decision on this application contrary to our advice, then we will be unable to support this application in an appeal or at any future discharge of conditions stage relating to conditions that the Lead Local Flood Authority have not recommended.

Please send a copy of the decision notice to our identified mailbox.

Yours faithfully,

Harry McGaghey

Lead Local Flood Authority

