

**NORTH YORKSHIRE COUNCIL****BUSINESS and ENVIRONMENTAL SERVICES****LEAD LOCAL FLOOD AUTHORITY****CONSIDERATIONS and RECOMMENDATION**

<b>Application No:</b>	<b>FL/NY/2025/0030/ENV</b>		
<b>Proposed Development:</b>	PLANNING APPLICATION ACCOMPANIED BY AN ENVIRONMENTAL STATEMENT FOR Construction of a temporary wellsite for the appraisal of gas, including drilling operation, proppant squeeze and flow testing operation and site restoration		
<b>Location:</b>	AT Land East of the Mill Yard, Burniston Mill, Coastal Road, Burniston, Scarborough, YO13 0DB		
<b>Applicant:</b>			
<b>District/Borough:</b>	County Application		
<b>FRM Engineer:</b>	Mark Watson	<b>LPA Case Officer:</b>	Amy Taylor

Note to the Planning Officer:

Thank you for consulting the Lead Local Flood Authority on the planning application referenced above. Initially, the LLFA encourage the applicant to review the NYC SuDS Guidance, as this outlines what is required for each type of planning application and what the LLFA expectations are for design requirements. The SuDS guidance can be found here: <https://www.northyorks.gov.uk/environment-and-neighbourhoods/flooding/flood-and-water-management/sustainable-drainage-systems-guidance-2022-update>

The following documents are noted:

- Flood Risk Assessment & Surface Water Drainage Strategy, Hafren Water, Reference 3729/FRA, Revision F3, Dated 04/04/2025.

In assessing the submitted proposals and reaching its recommendation the Authority would like to make the following comments:

1. Runoff Destinations

<b>Date:</b>	19 May 2025	<b>Approved by:</b>	Meirion Jones LLFA Team Leader
<b>FAO:</b>	Amy Taylor		
<b>Issued by:</b>	Mark Watson		

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It is proposed that surface water runoff will be contained on site via an impermeable layer under the site and captured by perimeter ditches. These will be pumped to an onsite storage tanker for later disposal.

It is noted that 567m<sup>3</sup> of storage will be provided on site via drains and sub-base storage, with additional collector tanks with float pumps used to dispose of surface water runoff. It is noted that soakaways are not practical for this site and should be discounted.

The supplied calculations highlight that a maximum attenuation capacity of 1097.8m<sup>3</sup> is required for the design event of the 1 in 100 year (plus climate change) event for a 6hr event, however only 567m<sup>3</sup> is provided up to the 1 in 2 year event. To understand if the pumped outfall and storage are sufficient, what is the capacity of the container tankers to prevent flooding during these design events. **Further information is requested.**

Although it is noted that the 1 in 100year plus climate change event is less likely to occur, as the development will be operating for a significant amount of time, it is critical that the design is able to mitigate a design flood event.

**2. Flood Risk**

The risk is located within Flood Zone 1 and considered to have a low flood risk.

**3. Peak Flow Control**

It is understood that a floating control will be used for the storage container which is acceptable.

**4. Volume Control**

Micro Drainage calculations are requested to confirm the required Surface water attenuation volume. The proposed SuDS attenuation features should be able to provide the 1 in 100 year design flood event plus with an allowance for climate change and for urban creep. This should be incorporated into the detail drainage design. **Further information is requested.**

**5. Designing for Exceedance**

The LLFA do not agree with the statement that exceedance flows will be contained on site via the proposed bunds, the submitted plans show a perimeter ditch and then sloping down towards natural ground level. If flows were to exceed the storage capacity (as show these would in a 1 in 30yr or greater event) the flows would exceed the perimeter ditch and continue downslope unrestricted towards existing housing using the access road. Mitigation should be provided to contain runoff when the storage capacity is exceeded up to the 1 in 100yr plus climate change event. **Further information is requested.**

An exceedance plan is required to show overland flow during an extreme flood event, exceeding the capacity of the proposed drainage system. Mitigation measures should be proposed to minimise the risk of flooding to these properties. Site design must be such that when SuDS features fail or are exceeded, exceedance flows do not cause flooding of properties on or off site. This is achieved by designing suitable ground exceedance or flood pathways. Runoff must be completely contained within the drainage system (including areas designed to hold or convey water) for all events up to a 1 in 30 year event. The design of the site must ensure that flows resulting from rainfall in excess of a 1 in 100 year rainfall event are managed in exceedance routes that avoid risk to people and property both on and off site.

**6. Climate Change**

An allowance of 25% has been appropriately chosen.

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The scheme to be submitted shall demonstrate that the surface water drainage system(s) are designed in accordance with the standards detailed in North Yorkshire County Council SuDS Design Guidance (or any subsequent update or replacement for that document).

Please note that at discharge of conditions stage, should the requirements not have been approved as part of a planning application, the applicant is exposed to the risk of being unable to discharge the relevant planning condition.

**Recommendation to the Local Planning Authority:**

The submitted documents are limited and the LLFA recommends that the applicant provides further information before any planning permission is granted by the LPA. The following should be submitted and approved by the Local Planning Authority;

- *Full storage requirements and mitigation up to the 1 in 100 year plus climate change event.*
- *No detailed information has been provided to show that there will be no flooding on the site for a 1 in 30 year and 1 in 100 year plus climate change rainfall event. **Further information is required.***
- *Details of the container storage capacity for the site and confirmation that the proposed attenuation features have sufficient capacity to contain the anticipated runoff for the design flood event.*
- *There is currently no information on exceedance routes of the drainage scheme in a flood event greater than 1 in 100 year (plus climate change) event. **Further information is required.***
- *A construction phase surface water management plan for ensuring that the SuDS features will function post development has not been provided.*

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