



Highways and Engineering Service – Economy and Environment

DRAINAGE CONSULTATION ON APPLICATION – 24/00772/FUL- LAND ADJ TO PLATTING LANE ROCHDALE OL11 2JT

LLFA Consultation Response on behalf of Head of Highways and Engineering

Date of Response: **10th June 2025** (follow up to review of 2nd December 2024)

LOCATION & PROPOSED DEVELOPMENT

Land Adj to Platting Lane Rochdale OL11 2JT

The erection of three residential dwellings with associated car parking and landscaping

DOCUMENTS REVIEWED

- Previous LLFA Review 02/12/2024
- Flood Risk and Drainage Assessment (FR&DA) - rep-tjba-B&L-platting lane-FRA_DSR-080724 rev 2 Feb 2025
- Drainage Plan & Details - dwg-tjba-B&L-platting ln-201224 Rev 1 Feb 2025

DRAINAGE & FLOOD OFFICER COMMENTS

1. The updated submission addresses previous comments and confirms that infiltration has proved viable and is being utilised as the primary drainage option.
2. The application is therefore acceptable provided any subsequent detailed / construction design is in accordance with the principles of the current submission. It is therefore considered that a pre-commencement condition is not required for the drainage. However, any deviations or significant modifications should be submitted for prior approval.
3. The FR&DA report considers that an EA permit is not required. However, whilst a new outfall is not incorporated, the works are adjacent to a main river, and it is anticipated that a permit will still be required. EA clarification should be obtained.

Consultation by Keith Mealey

Drainage & Flooding Officer

✉ keith.mealey@rochdale.gov.uk