

27.02.26

Ref: Drainage Statement on condition 4

Hopwood Hall College, Rochdale OL12 6RY

On behalf of the applicant, we write to formally submit the enclosed updated drainage information prepared by Roscoe in support of discharging Condition 4 of the above planning permission.

- FRA&DS Report FE0012-ROS-XX-XX-T-D-0050 rev P07
- Below Ground Drainage General Layout FE0012-ROS-XX-XX-D-C-0500 rev P13
- Below Ground Drainage Catchment Plan FE0012-ROS-XX-XX-D-C-0500 rev P01 (note same ref - assumed typo)

Roscoe understand that the wording of the condition is around the details of surface water and foul water being approved in writing by the LPA. This is in reference to the proposed connection point, flow rates, attenuation tanks, and positioning of SUDs features. Whilst there have been further iterations to the drawings above, based upon confirmed tank manufacturer details, revised pop-ups etc..., the principles of the drainage have not change.

We can also confirm that planning approval has since been granted based on the latest drainage information submitted, which reflects the current and finalised drainage design approach.

The drainage design incorporates approved technical clarification, including confirmation of the proposed discharge rates and the use of appropriate flow restriction measures. The calculations demonstrate that surface water runoff from the site will be restricted to brownfield +50% betterment runoff rates at 1:100 year + 45% climate change, in accordance with best practice and planning policy.

This ensures that the development will not increase flood risk and that surface water will be managed in a sustainable and controlled manner.

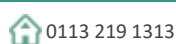
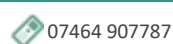
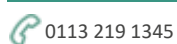
Previous comments raised by United Utilities have been addressed through the provision of the updated drainage information, which provides clarity on the proposed discharge rates, attenuation measures, and overall drainage strategy. Similarly, the Lead Local Flood Authority (LLFA) had previously confirmed agreement with the drainage approach in principle, and the updated information has been prepared to ensure that all aspects of the drainage proposals are fully compliant and suitable for formal discharge of the condition.

Please refer to the enclosed updated drainage drawings, calculations, and supporting documentation, which have been prepared to address all outstanding matters and facilitate the formal discharge of Condition 4.

We trust that the enclosed information is sufficient to enable the discharge of this condition. However, should you require any further clarification or additional information, please do not hesitate to contact us.

Yours faithfully,
From Roscoe

Adnan Yusuf
Civil Engineer



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