



Flood and Water Management

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Location: Benenden Parish

Proposal: Neighbourhood Development Plan

Thank you for the opportunity to provide review of your neighbourhood plan.

The natural environment of the Benenden Parish includes an extensive local network of ordinary watercourses contributing in the most part to the Rother Levels, excepting for a small contribution in the north west of the parish to the River Beult.

It is therefore appreciated that the Neighbourhood Plan recognises the importance of maintenance of this landscape character specifically with inclusion of Policy LE8. However, we would recommend inclusion of additional policy which relates to wider matters with respect to local flood risk and surface water management.

It would be beneficial if Policy LE8 Sustainable includes consideration of the following matters:

- a) Ordinary water courses may often be impacted significantly with new development. These drainage channels should be incorporated into drainage design for any new development reflecting the value they provide for amenity and biodiversity. Appropriate setbacks should be provided to ensure that maintenance can be undertaken.
- b) It would be recommended that a clear statement to the effect that drainage should incorporate surface water features which promote multi-functionality, including amenity, biodiversity and water quality benefits.
- c) Though Benenden Parish does not suffer from extensive areas of fluvial flood risk, local flood risk may occur along the lengths of ordinary watercourses. Any development should give due consideration to Surface Water Flood Maps as produced by the Environment Agency.

Kent County Council has a Drainage and Planning Policy Statement (2017, currently out for consultation 2019) which provides direction as to incorporation of surface water drainage within new development. We would recommend that reference is made to this document to ensure that surface water management is considered appropriately.

Yours faithfully,

Bronwyn Buntine

Sustainable Drainage Team Leader
Flood and Water Management