



CONFIDENTIAL

**MINUTES OF THE MEETING of the Community Centre Advisory Committee
Held in Hadlow Down Village Hall, Hadlow Down
at 18:30 on Tuesday 5th March 2024**

The following was discussed in a closed confidential session of the Advisory Committee.

46. Receive presentation from Mr Mike Barber, Project Architect for the new Community Centre, on the discharge pre-commencement planning for condition 6 – surface water drainage.

Mr Mike Barber [MB] explained that the paperwork had been received from Monsons which has been double checked to ensure the drainage would be satisfactory using all the data received, flow tanks etc. It was deemed as satisfactory as the water flow will go into the drain, via a hydro flow and discharge into the ditch, just above the HDPC chamber.

Questions were raised about the exact location and a drawing was shared with the Committee to show the discharge going into the ditch. The calculations show no change of rain water flowing down that pipe, the design of the tank under the ground has a 45% additional capacity so it will be no different from what is generated now, with the new development.

BL asked MB about the liability. MB confirmed that if the system fails, the liability will fall to Monsons as the designers of the system. FS asked about the hydro break, is it mechanical or does it have a sensor? MB confirmed that the hydro break is mechanical and can only be altered with a special tool.

SR asked a question about the maintenance of the car park as the document is stating a difference surface. MB confirmed the surface will be as shown in the planning application, which has received approval, but a different surface was used as worst-case scenario to show water flow calculations.

ML asked subject to Parish Council approving the condition 6 paperwork, when would the timeline be to submit? MB confirmed that they will submit to Wealden District Council in the next few days, the turn around should be around 4/6 weeks. SR asked whether there has been confirmation from WDC that the proposed works is enough to receive extant permission. MB confirmed that once the documentation has all been submitted, he will get it in writing from the WDC planning office that the works are enough for extant.

ML proposed to recommend to the Parish Council that the condition 6 documentation is approved for submission to WDC. This was seconded by DW and approved by all present. [Rec 1](#).