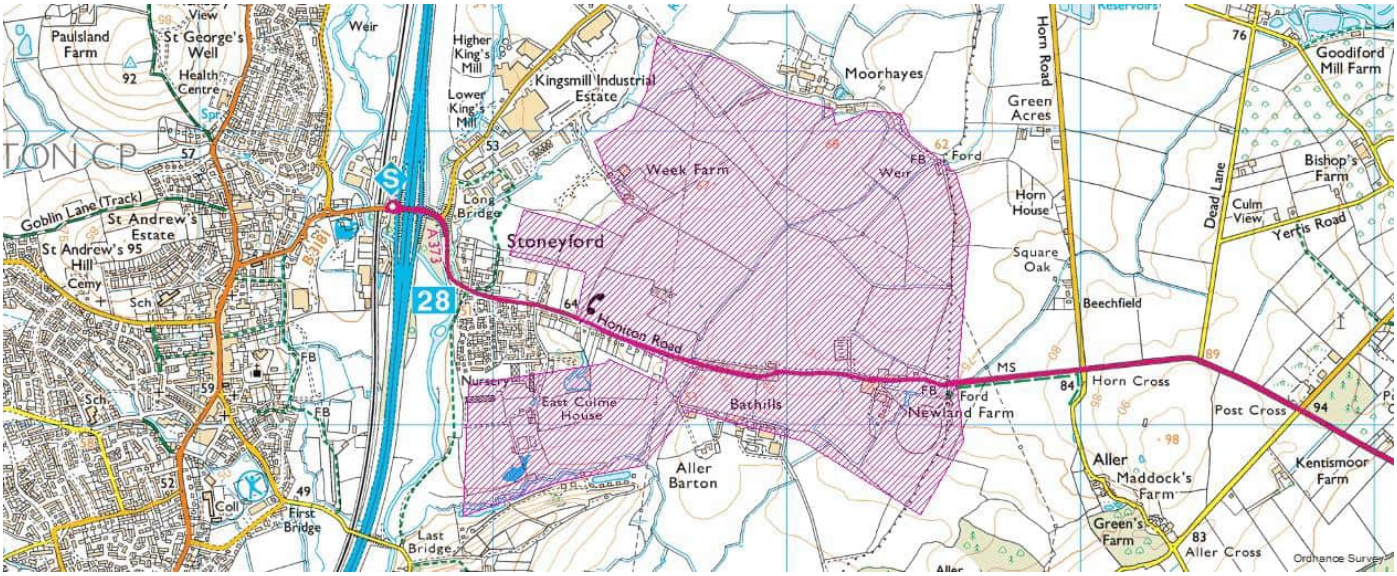
Appendix C

CRITICAL DRAINAGE AREA DESIGNATION

Critical Drainage Area CDA

Mid Devon District Council- Culm Garden Village

July 2022



Catchment Drainage/Flooding Issues

The area of the proposed Culm Garden Village is situated within the predominantly rural catchment of the River Kenn, and upstream of areas at risk from flooding. Receptors at risk of flooding downstream of the area include the M5, the main Bristol to Exeter Railway, local highway networks, utility assets and residential property, some of these having suffered flooded, for example in November 2012. Surface water runoff from future development within the hatched area shown above must be managed to ensure that an overall reduction in flood risk is achieved. Whenever new development is to be permitted in the catchment shown it should be served by a sustainable drainage system that performs in accordance with the criteria set out below.

Minimum Drainage Standards Required

All new developments will have to play their part in reducing current rainfall runoff rates. This requirement also applies to brown field sites that will have to match the same standards.

All off site surface water discharges from development should mimic “Greenfield” performance up to a maximum 1 in 10 year discharge. On-site all surface water should be safely managed up to the “1 in 100+climate change” conditions. To satisfy the above will require additional water storage areas to be created within the site compared to the normal SUDS design thereby contributing to a reduction in flooding downstream. The principles in Sustainable Drainage Systems: Guidance for Devon should be followed.

Opportunities

Opportunities should be sought to work with natural processes wherever possible please refer to the evidence base: https://www.gov.uk/government/publications/working-with-natural-processes-to-reduce-flood-risk

Opportunities to secure betterment and collaborative delivery of projects to reduce flood risk should be sought, for example the Connecting the Culm project.