

To:	Hayley Clark	From:	James Playfair
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Planning App Ref:	PL/2025/09061
Service Ref:	Drainage
Date:	5 th January 2026

PROPOSAL

Full planning permission
Erection of temporary building to provide a village shop with associated landscaping & works to car park & play area

SITE LOCATION

Wyvern Hall, High Street, Wylve, Warminster, BA12 0QR

SUMMARY OF THE CONSULTEE POSITION

Object	
Holding Objection: Further information required	
Support	
No comment	
No objection	X
No objection subject to conditions	
Consultation not required	

APPLICATION DOCUMENTS REVIEWED

- Location Plan
- Design Access and Heritage Statement
- Proposed Block Plan
- Flood Risk Assessment

ASSESSMENT OF THE PROPOSAL

Context

In planning terms, flood risk refers to the potential for development to increase the likelihood or severity of flooding on-site or elsewhere, while drainage considerations relate to the capacity of the site and surrounding infrastructure to manage surface water runoff in a sustainable and effective manner.

The local planning authority must be satisfied that the proposed development will not increase flood risk, either on-site or elsewhere, and that surface water will be managed in a sustainable and coordinated manner.

Where necessary, planning conditions or legal agreements may be used to secure the implementation, maintenance, and monitoring of SuDS and other drainage infrastructure.

Assessment

The proposal does not state how long the temporary building will be in place for.

The proposal would involve the extension of the car park which is partially in Flood Zone 2 and the construction of a temporary building over what is currently grass

The applicant is proposing *a grey water system as part of the works which will connect to the existing surface water drainage system & allow for the reuse of this water for suitable activities such as gardening & landscape maintenance.*

RECOMMENDATION

No objection

The change in local flood risk will be minimal and the applicant is proposing rainwater / greywater harvesting.