

Black Sluice Internal Drainage Board

Policy No: 44

Development Control Charges & Fees

Review Dates:

Reviewed	Audit & Risk Committee 17 th October 2018
Board Approved	Board 7 th November 2018
Due for Review	Within 5 years

Table 1: Listing of applicable Charges and Fees

Description	Reason for the charge being levied	Fee Due ¹
Application to alter a watercourse	Application under Section 23 of the Land Drainage Act 1991 (and Board's Byelaws where the watercourse is Board-maintained)	£50.00
Application for relaxation of one of the Board's Byelaws (not Byelaw 3)	Application for a relaxation of Board's Byelaw (usually Byelaw 10)	£50.00
Application to install land tile outfalls ²	Application for a relaxation of Board's Byelaws	£50.00
Application to discharge surface water to a watercourse	Application for a relaxation of Byelaw 3 (and possibly other Byelaws)	£100.00
Application to discharge treated foul water to a watercourse ²	Application for a relaxation of Byelaw 3 (and possibly other Byelaws)	£100.00
Surface Water Development Contribution (SWDC)	To help fund the cost of improvements to the drainage network that are required to cater for increases in the rate and / or volume of surface water flows	See next page
Commuted Maintenance and Wayleave Fees (CMWF)	Paid where the Board will be responsible for the future maintenance of a culvert, outfall structure or other infrastructure, and / or if the Board owns the watercourse or land where the construction will take place.	See next page

Please note: Where an application form is submitted without payment of the relevant fee due, the application is not deemed valid and may not be considered by the Board.

¹ VAT is not payable on applications to the Board (beyond the scope).

² An application is normally only required where the outfall(s) will be into a Board-maintained drain(s) (the fee is charged per affected watercourse).

The Board also passes on its costs for preparing legal agreements relating to granted consents, including any legal fees and Land Registry costs incurred. A charge may also be levied for the provision of information regarding flood risk and drainage infrastructure, at the discretion of the Board's Officers, or for work relating to hydrological models of watercourses, depending on the type and amount of information required. VAT may be chargeable on fees relating to legal agreements, flood risk / drainage data and hydrological models.

Surface Water Development Contribution (SWDC) Rates

Prior written consent is required from the Board where a development will result in an increase in the rate or volume of flows in any watercourse, and one of the conditions imposed as part of any such approval is the payment of a development contribution to the Board. Where the discharge rate is unrestricted, the contribution due is calculated by multiplying the increase in the site's impermeable area by the Board's standard charging rate per impermeable hectare.

The rate currently applicable is £77,800 per impermeable hectare however this is subject to review and change at the Board's discretion.

Where there is an attenuated discharge from a site to a watercourse, a development contribution will still be due to the Board, but in these circumstances, the contribution due will be calculated based on one of five 'bands', as shown in the table below (each run-off band includes the upper and lower figures listed):

Table 2: Surface Water Development Contribution Rate Bandings

Band No.	Equivalent Run-Off Rate (litres per second per hectare)	SWDC Rate
1	1.41 to 25	20%
2	25.01 to 50	40%
3	50.01 to 75	60%
4	75.01 to 100	80%
5	100.01 to un-attenuated	100%

Surface Water Development Contributions are payable at the time and rate applicable when consent is granted by the Board for the discharge.

Commutated Maintenance and Wayleave Fees (CMWF)

A CMWF is a one-off charge payable where the Board become involved with various designs and differing complexities of drainage systems and drainage infrastructure, this could involve legal agreements. The CMWF is paid by the applicant in addition to the costs of any construction, maintenance and / or wayleave payments which will also be due to the Board to reflect the costs involved.

The CMWF will be calculated on a case-by-case basis.