

Cerys Jones

From: Philip Forster
Sent: 21 November 2016 15:44
To: planning_admin
Subject: FW: P/2016/1011 - Packsadlle

Flood officer response

From: Neil Taunt
Sent: 21 November 2016 15:42
To: Philip Forster
Cc: Peter Douthwaite
Subject: RE: P/2016/1011 - Packsadlle

Hi Phil,

I've had a look at the submitted information in relation to the discharge of condition 8 and 9 and have the following comments:

No supporting calculations have been submitted to justify the sizing of soakaways that are proposed extensively across, or that adequate storage is provided to manage surface waters generated to our normal requirements.

3 areas are identified as excess flood storage areas. There is no indication of the volume of storage required to manage the design flood event. This should be submitted along with landscaping detail where appropriate. The source of these waters should also be identified. It would appear that the storage areas are all connected to the highway drainage system. As such are they only present to cater for highway drainage excess or the entire development site excess? This could be contrary to our normal highway adoption criteria.

Of more significant concern is that one of these areas appears to be outside of the development boundary, with no indication of ownership or feasibility of being able to provide the attenuation volume here.

The above information is required prior to being in a position to recommend discharge or otherwise of the conditions.

If you have any further questions please let me know.

Many thanks

Neil

Neil Taunt MCIWEM C.WEM CEnv CSci
Senior Flood Management Officer / Uwch Swyddog Rheoli Llifogydd



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From: Philip Forster
Sent: 18 November 2016 15:22
To: Neil Taunt
Subject: P/2016/1011 - Packsadlle

Hello Neil,

Sorry, admin error with this application. Can you have a look at the detail submitted under the above reference. There is a comprehensive drainage scheme submitted for your consideration. Can you take this as a formal consultaion?

Thanks

Phil

Philip Forster

Swyddog Cynllunio/Planning Officer
Rheoli Datblygu /Development Control



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