

Planning & Development Associates Ltd
Mr Alan Gunne-Jones
Suite 155
155 Minorities
City Of London
EC3N 1AD
United Kingdom

Our Ref: 24/02382/DOC

Contact: Anne McDonald
Direct Line: 01462 474634
Email: anne.mcdonald@north-herts.gov.uk

Date: 20 December 2024

Dear Sir/Madam

**Details of Condition : Details reserved by Condition 20 (Surface water disposal) of planning permission reference 23/01420/FP granted on 05.12.2023.
Newsells Park Winery, Whiteley Hill, Barkway, Royston, Hertfordshire, SG8 8DY,**

Please quote the following reference: 24/02382/DOC on all correspondence.

I refer to your application received on **14 October 2024**, which seeks approval of condition 20 imposed on planning permission reference number **23/01420/FP**.

On the advice of the HCC LLFA team the Environment Agent (EA) were consulted. The EA have replied and state:

"The proposed surface water drainage scheme incorporates permeable paving and soakaways that will infiltrate into the ground. From the information provided we understand that soakaways to depths exceeding the 2m maximum that we advise as being routinely acceptable are proposed.

In this instance we are minded to accept such proposals because: (a) The soakaways as proposed will terminate at relatively shallow depths well above the estimated depth of groundwater; (b) It appears that adequate water quality treatment will be provided for the soakaway discharges. It also appears that the permeable paving will provide adequate water quality treatment; (c) We consider that there is a low risk of significant contamination in soakaway locations. The same applies to permeable paving.

Considering the preceding, we consider that the scheme as proposed is unlikely to present an unacceptable pollution risk to groundwater and on this basis would not object to the discharge of Condition 20".

The submitted document is 'Surface Water Drainage Planning condition numbers 6 and 20 May 2024'. I can therefore confirm that these details are considered acceptable and are hereby approved.

Yours faithfully

A handwritten signature in black ink, appearing to read 'S Greaves', written in a cursive style.

Shaun Greaves
Development and Conservation Manager

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