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Environment Agency

Richard Tiffin,
North Hertfordshire District Council,
Planning Control & Conservation,
Council Offices,
Gernon Road,
Letchworth Garden City,
Hertfordshire,
SG6 3JF

Our ref: NE/2018/128323/01-L01

Your ref: 18/00587/OP

Date: 3 March 2018

Dear Richard,

Corner of Briary Lane and Sun Hill, Royston, Herts, SG8 9AY

Outline application (all matters other than layout reserved) for Residential development, comprising eight dwellings. Renewal of application as approved under ref: 14/02341/1

Thank you for consulting us on the above application. Although the site is located close to an historic landfill site, we have no concerns about this development in terms of risk to groundwater. Your Environmental Health team may wish to comment on the proximity of the historic landfill in terms of risks to other receptors, such as human health.

Advice to Applicant - Sustainable Drainage Systems (SuDS) informative

1. Infiltration sustainable drainage systems (SuDS) such as soakaways, unsealed porous pavement systems or infiltration basins shall only be used where it can be demonstrated that they will not pose a risk to the water environment.

2. Infiltration SuDS have the potential to provide a pathway for pollutants and must not be constructed in contaminated ground. They would only be acceptable if a phased site investigation showed the presence of no significant contamination.

3. Only clean water from roofs can be directly discharged to any soakaway or watercourse. Systems for the discharge of surface water from associated hard-standing, roads and impermeable vehicle parking areas shall incorporate appropriate pollution prevention measures and a suitable number of SuDS treatment train components appropriate to the environmental sensitivity of the receiving waters.

4. The maximum acceptable depth for infiltration SuDS is 2.0 m below ground level, with a minimum of 1.2 m clearance between the base of infiltration SuDS and peak seasonal groundwater levels.

5. Deep bore and other deep soakaway systems are not appropriate in areas where groundwater constitutes a significant resource (that is where aquifer yield may support or already supports abstraction).

6. SuDS should be constructed in line with good practice and guidance documents which include the SuDS Manual (CIRIA C753, 2015) and the Susdrain website.

Cont/d..

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For further information on our requirements with regard to SuDS see our Groundwater protection position statements (2018), in particular Position Statements G1 and G9 – G13 available at: https://www.gov.uk/government/publications/groundwater-protection-position-statements

Should you have any queries regarding this response, please contact me.

Yours sincerely

Stuart Cook
Sustainable Places Planning Advisor

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