

Anne McDonald
North Hertfordshire District Council
Planning Control & Conservation
Council Offices Gernon Road
Letchworth Garden City
Hertfordshire
SG6 3JF

Our ref: NE/2024/137579/01-L01
Your ref: 24/02362/DOC
Date: 19 November 2024

Dear Anne,

Newsells Park Winery Whiteley Hill Barkway Royston Hertfordshire SG8 8DY

Details reserved by condition 19 (foul water drainage) of planning permission reference 23/01420/FP granted on 05.12.2023.

Thank you for consulting us on the above discharge of conditions application. As part of this consultation, we have reviewed the following documents:

- Solution Consulting Engineers Ltd. Proposed Foul Drainage Strategy: Job No. 1315. Oct 2024
- PDA. Condition 19 Cover note. 20 October 2024.

Based on a review of the submitted information, we **do not recommend** discharge of condition 19 at this time.

Reasons

We note that items of information requested within our letter NE/2023/135897/02-L01 dated 14 November 2023 (submitted under 23/01420/FP) have not been supplied, including:

- specifications for the wetland cell linings; and,
- details of the maintenance provisions for the drainage scheme.

In addition, we are also unable to locate the cover letter from Solution Consulting Engineers that is referred to within the PDA cover note and request that this document be provided if it contains relevant information.

Advice to the applicant

Pre-application advice

We strongly encourage applicants to seek our pre-application advice to ensure environmental opportunities are maximised and to avoid any formal objections from us. If the applicant had come to us we could have worked with them to resolve these issues prior to submitting their planning application. The applicant is welcome to seek our advice now to help them overcome our objection via HNLsustainablePlaces@environment-agency.gov.uk.

Further information on our charged planning advice service is available at;
<https://www.gov.uk/government/publications/planning-advice-environment-agency-standard-terms-and-conditions>.

Final comments

Thank you for contacting us regarding the above application. Our comments are based on our available records and the information submitted to us. Please quote our reference number in any future correspondence. Please provide us with a copy of the decision notice for our records. This would be greatly appreciated.

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

Yours sincerely,

Mohammad Ahmed
Sustainable Places Planning Specialist

Direct Dial: 020 847 45213

E-mail: HNL.SustainablePlaces@environment-agency.gov.uk