

COMMENTS SHEET

Project :	Proposed Residential Development, North Lane, Haverigg
Project No :	22-111
Date :	19th June 2023
Response :	C Aimers

Comments	Response
David Bechelli <David.Bechelli@cumberland.gov.uk> Fri, 14 Apr, 14:23 to Christie Burns	
· The Planning Application states that surface water will be disposed of to the main sewer, when this is clearly not the case. Why?	Unknown
· The Flood Risk Assessment & Drainage Strategy mentions and historic structure and existing drainage arrangements. Can details of these be provided? Is the existing drainage system in an adequate condition?	Noted and updated. Existing drainage is maintained by landowner and ditches cleaned on a routine basis.
· Has consideration been given for drainage for the development to be communal, rather than individual, as this may be a more sustainable solution? For example a package treatment plant for each section of the site, rather than each plot.	Proposed to be self build and phased as per owners requirements.
· Again, as per above there is an indication of existing paved area and a reduction, but no evidence that there is any existing paving on site or areas of hardstanding	Noted and now removed.
For the attention of Christie M Burns Date: 10 May 2023 Your reference: 4/23/2082/OF1 Dear Christie M Burns CONSULTATION ON PLANNING APPLICATION Appn: 4/23/2082/OF1 Site Address: LAND AT NORTH LANE, HAVERIGG	

Proposal: RESIDENTIAL DEVELOPMENT CONSISTING OF 8 DWELLINGS AND ASSOCIATED INFRASTRUCTURE	
New Environment Agency (EA) guidance has stated that storm calculations have to be calculated to a 1 in 100 year event plus 50% for climate change with an additional 10% for urban creep. The LLFA would welcome new calculations to address the above, any increase in attenuation due to the change in calculation needs to be shown on all plans for this development to proceed.	Noted and updated
The LLFA would welcome a detailed plan showing the surface water system within plots to its outfall in both area A and area B, details to be included are placement of hydrobrake manholes, headwalls, pipe sizes and attenuation detail.	Noted, the application was outline only and full reserved matters to be submitted as part of this application..