

Mr. Andrew Lewis
Cherwell District Council
Planning & Development Services
Bodicote House White Post Road
Bodicote
Banbury
OX15 4AA

Our ref: WA/2021/128785/03-L01
Your ref: 21/00184/DISC
Date: 23 June 2021

Dear Mr. Lewis

Discharge of condition 11 (surface water drainage scheme) of 16/02446/F

Heyford Park, Camp Road, Upper Heyford, Bicester

Thank you for consulting us on the above application, on 21 May 2021.

We have reviewed the following documents:

- Camp Road, Upper Heyford Phase 9, Flood Risk Assessment and Drainage Strategy Compliance Note, May 2021, Version 3 by Woods Hardwick.

Environment Agency Position

We have reviewed the submitted documents and do not consider that these are sufficient to allow the discharge of condition 11.

The main concern from the perspective of groundwater quality is that infiltration drainage does not flow through areas of potential contamination.

In section 2.7 it states:

However, targeted in-situ infiltration testing will be required to determine the latent infiltration capacity of the site. Until the infiltration potential has been established, the proposed drainage strategy has assumed that no infiltration can be achieved.

In section 3.2.12 it states

The original FRA noted that infiltration testing should be carried out at the detailed design stage.

These were carried out in September 2020 and November 2020 by Jomas Associates. The results showed that whilst the majority of the site was unsuitable for infiltration, incidental infiltration does occur through the base of the northern pond at a rate of 3.49E-05 m/sec (0.12564m/hr).

While we note that the northern pond is subject of a separate planning application

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20/03619/F, the two sections read in a contradictory fashion. Provided no infiltration drainage is being proposed in Phase 9 which appears to be the case from Figure HEYF-5-152 in Appendix E we would not have any issues with the drainage regime from a groundwater quality perspective as all the site drainage would be going to the outfall.

However the comments in section 2.7 relating to further infiltration testing and the inclusion permeable pavement on some of the plans and in the SUDs maintenance regime imply infiltration might be used. This permeable paving could be sealed with impermeable membranes but we could not see the proposed design.

As mentioned in our previous letter WA/2021/128785/01-L01 dated 15 April 2021. We need clarification of either no infiltration drainage is proposed or that areas of proposed infiltration (e.g. permeable pavement) are contamination free. Please provide revised documents that provide that clarification.

Final Comments

We are reliant on the accuracy and completeness of the reports in undertaking our review, and can take no responsibility for incorrect data or interpretation made by the authors.

Should you require any additional information, or wish to discuss these matters further, please do not hesitate to contact me on the number below.

Yours sincerely

Kirsty Macpherson on behalf of
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