

Consultee Comment for planning application 22/00499/DISC

Application Number	22/00499/DISC
Location	The Stables Main Street Great Bourton Cropredy OX17 1QU
Proposal	Discharge of condition 5 (Site Development Scheme) of 20/02060/F (Appeal ref APP/C3105/C/21/3268454)
Case Officer	Wayne Campbell
Organisation	CDC - Land Drainage
Name	Tony Brummell
Address	Cherwell District Council Bodicote House White Post Road Bodicote Banbury OX15 4AA
Type of Comment	Comment
Type	
Comments	<p>Drainage/Flood Risk 1. Foul Drainage It is noted that the applicant proposes to connect foul drainage to the public sewer which runs under the highway between Great Bourton and Cropredy. For information there is also a public sewer which runs parallel to the railway corridor at the bottom of the northern field. I have no objections provided this is the method of foul drainage. If a connection to the public sewerage system is not possible and a private disposal system is proposed it must comply strictly with BS 6297. The nature of the ground locally is such that a compliant system is unlikely to be achieved. 2. Surface Water Drainage/Flood Risk The site is shown to be at very low risk of flooding from fluvial sources but at medium risk of flooding by surface water. This infers that the site may not be suitable for soakaways. The surface water flood risk must be mitigated by a compliant scheme. In his proposals the applicant has proposed a system of infiltration drains. This does not in itself represent an acceptable method of disposal. The infiltration drainage must be discharged to a system of soakaways that has been proven will be successful. To determine this the applicant should undertake soakage tests in strict accordance with BRE 365 at the proposed locations of the soakaway(s). Soakaways, if they are proved to be feasible, must then be designed and constructed in compliance with BRE 365 with details to be submitted to the Council for approval. If a compliant design cannot be achieved due to ground conditions a positive discharge to a suitable ditch/watercourse will be required for which a Land Drainage Act consent will be needed.</p>
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Attachments	