

# Consultee Comment for planning application 22/01144/F

Application Number	22/01144/F
Location	OS Parcel 5700 South West Of Grange Farm Street Through Little Chesterton Chesterton
Proposal	Full planning application for the erection of a new high quality combined research, development and production facility comprising of Class B2 floorspace and ancillary office floorspace with associated infrastructure including: formation of signal-controlled vehicular access to the A41 and repositioning of existing bus stops; ancillary workshops; staff gym and canteen; security gate house; a building for use as an energy centre (details of the energy generation reserved for future approval); loading bays; service yard; waste management area; external plant; vehicle parking; landscaping including permanent landscaped mounds; sustainable drainage details; together with the demolition of existing agricultural buildings within the red line boundary; and the realignment of an existing watercourse.
Case Officer	David Lowin
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	Following discussions with the applicant's Drainage Consultant a revised Flood Risk Assessment Version 5 dated 25/05/2022 has been issued. I am satisfied with the revised Flood Risk Assessment and the surface water management plan contained in it. The requirement of the LLFA that the maximum rate of discharge from the developed site should be limited to QBAR has been complied with, and indeed bettered. The discharge is to the Wendlebury Brook which runs through the site and in order to provide betterment to the downstream community the rate has been reduced to 80% of QBAR. As this is a Major Application the comments of the LLFA should also be taken into consideration. The discharge itself will need to be the subject of a Land Drainage Act consent, to be issued by Cherwell as the Wendlebury Brook is an Ordinary Watercourse upstream of its crossing under the A41. A minor diversion of the watercourse is also proposed for which a Land Drainage Act consent will be required which will be considered in liaison with the Environment Agency as it will have ecological implications.
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Attachments	