

Consultee Comments for Planning Application 23/02565/PLF

Application Summary

Application Number: 23/02565/PLF

Address: Cherry Trees Kemp Road Swanland East Riding Of Yorkshire HU14 3LZ

Proposal: Erection of a dwelling following demolition of existing dwelling, creation of a new vehicular access with 0.6m high boundary wall with 1.2m high railing following removal of existing trees

Case Officer: Mrs Sarah Lamming

Consultee Details

Name: . Land Drainage

Address: East Riding Of Yorkshire Council, County Hall, Cross Street Beverley, East Riding Of Yorkshire HU17 9BA

Email: Not Available

On Behalf Of: Land Drainage

Comments

The Land Drainage Team (LDT) request the following conditions

Full surface water and foul drainage details are to be submitted and approved by the Planning Authority, in consultation with the Flood Risk Management Section of the Council and Yorkshire Water, prior to any works commencing on the site.

Reason To ensure a satisfactory drainage system is proposed for the site that will not increase the flood risk to the site or adjacent property.

A complete and operational drainage system shall be installed prior to the dwelling being occupied.

Reason To ensure that during development of the site, all site surface water run off is captured within the site and does not increase the flood risk to adjacent highway or property.

Full details to support the chosen Suds method and details to confirm why other hierarchal methods have been discounted, shall be submitted and approved by the Planning Authority prior to any works commencing on the site.

Reason To reduce the causes and impacts of flooding

Soakaway tests are to be carried out on site in accordance with BRE Digest 365. Full test results and calculation for the volume of the proposed soakaways are to be submitted and approved by the planning authority, prior to the grant of any planning permission.

Reason - This is to ensure a satisfactory drainage system is proposed for the site that will not increase the flood risk to the site or adjacent property.

RG-LDT