

# Howard J Wroot

## Chartered Surveyor

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Date: 19 July 2023

Your ref:  
Our ref:

**Proposal:** Erection of replacement dwelling at  
**Site Location:** Church View, Cliffe Road, North Cliffe, YO43 4UZ  
**Application ref:** **23/01877/PLF**  
**Applicant:** Mr C Bradwell & Ms S Preston

## ADDITIONAL STATEMENT

### 1.0 DRAINAGE

- 1.1 The proposed development for a replacement dwelling intends to renew the existing old Septic Tank on site which serves the existing dwelling with a new modern PTP (Package Treatment Plant).
- 1.2 The Septic Tank to the existing dwelling has to be emptied periodically, as do all Septic Tanks and thus it's replacement with the modern PTP which produces clean water which can be run to either a soakaway or field drain is preferable.
- 1.3 The details of the proposed PTP are set out below for considered of the LPA, of course there are many manufacturers of such systems and the one specified is an example.




1.4 Firstly, before a choice of PTP can be made it firstly has to be established the size of plant required. In accordance with the British water – Flows and Loads sizing criteria- see below.

**5 Domestic housing**

- A treatment system for a single house with **up to and including 3 bedrooms** shall be designed for a minimum population (P) of 5 people.
- The size of a treatment system for a single house with more than 3 bedrooms shall be designed by **adding 1 P for each additional bedroom** to the **minimum single house value of 5 P**, eg:
  - house with 3 bedrooms = **minimum 5 P system**
  - house with 4 bedrooms = **minimum 6 P system (5+1)**
  - house with 6 bedrooms = **minimum 8 P system (5+3)**.

1.5 Therefore as the proposed replacement dwelling has 4 bedrooms then a 6 P system should be chosen, which the applicant is proposing a Premier Tech ASP 6 Person system has been chosen.



**Premier Tech ASP 6 Person**

£ 1,649.00 excl VAT

£ 1,978.00 incl VAT

The Premier Tech 6 Population ASP fully biological Sewage Treatment plant is ideal for new homes or as a replacement for an existing system. With no filter material to block, it is a very safe system giving excellent performance.

Free Delivery to UK Mainland – Excludes Highlands and Islands

Lead Time: 1 to 2 weeks

We will contact you upon order to arrange a suitable day for delivery.

To get a delivery date prior to ordering, call us on: 02844 877000

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### Product Description

The Premier Tech ASP 6 Population package sewage treatment system is made from high strength, rotationally moulded Polyethylene for longer lifespan and better durability. It consists of a central biozone and outer settlement chamber. Sewage comes into the central treatment zone and is aerated immediately, this results in less odour. The clean water naturally flows into the settlement chamber where it is discharged out of the treatment plant. The quality of water is suitable for discharge to a ditch or stream.

The Premier Tech ASP 6 sewage system has an internal blower, housed under the lid of the tank and is more visually discrete than traditional blower boxes. Furthermore, the blower being closer to the water means there is less back pressure resulting in longer lifespan of the blower.

Ongoing maintenance is simple making this treatment plant a very popular solution for homeowners.

The system can be supplied with a telescopic neck for varying the invert level, and can come as a pumped outlet version for sites that cannot achieve a gravity fall to the river or water course.

Installation is a breeze as the ASP can be installed with no concrete in dry ground conditions.

**Step 1**  
The plant accepts and treats all incoming sewage in the central bio-zone chamber, with use of the advanced bacterial particles.

**Step 2**  
A simple coarse diffuser, housed in a draft tube, introduces air from the integrated blower that provides the oxygen to the bacteria, which then treat the sewage.

**Step 3**  
The bio-zone then retains the nature of sewage and bacteria until the level of treatment has been achieved.

**Step 4**  
The treated final effluent then enters the settlement zone where settlement takes place. The effluent then flows back towards the draft tube, forcing the effluent and air to rise on the draft tube to the bio-zone for further treatment.

**Step 5**  
The treated final effluent subsequently leaves the plant over a weir at the outlet tank that generates a circular flow around the circumference of the tank. The movement of the fluid through the whole system is only by gravity.



## 2.0 MINERALS

2.1 I refer to application 22/03186/PLF and specifically to an invalid letter dated 5<sup>th</sup> October 2022 which made reference to the application being within an area that falls within a mineral safeguarding zone.

2.2 The following assessment was submitted in reply to this and accepted that the development would not cause any issues.

### Minerals Assessment

This is a brownfield (previously developed) site with existing buildings and a dwelling sited on it.

The proposal is to merely replace one dwelling with another and to retain the other existing buildings on site.

Therefore, there can be no additional effect on the mineral resource as the status quo is not changed.

### Location Plan

