Wiltshire Council Planning Consultation Response

24 August 2023

Officer's Name: Lucy Minting

Wiltshire Council Drainage Engineer
Technical Services Drainage Engineer
Wiltshire Council

Application No: **PL/2023/06262**
Approval of details reserved by a condition
Discharge of Conditions 2,3,4,5,6,7 on PL/2022/08551 (Erection of 24 dwellings and associated infrastructure (Reserved Matters Application Pursuant of Outline Application 20/07932/OUT relating to Layout, Scale, Appearance and Landscaping)
Land at Sandleaze Farm, High Street, Worton, Wilts, SN10 5RU

Please note the particulars in connection with the above planning application are available to view on the planning website http://www.wiltshire.gov.uk/planninganddevelopment.htm

Matters Considered:

Our letter dated 17th August, requested that the drainage strategy should seek to minimise the risk to people and property (because the flood routing plans showed flow paths from Pond 1 towards No/s 7 and 9, High St)

On the 22nd August 2023, the LLFA received an e-mail (shown below) in response. The LLFA is satisfied with the additional information provided in the response and therefore Condition 5 can now be discharged.

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James Playfair (Atkins) working on behalf of Wiltshire Council Drainage.

From: Matthew Huggon <matthew.huggon@newlandhomes.co.uk>
Sent: Tuesday, August 22, 2023 10:48 AM
To: Chloe Griffin <chloe.griffin@newlandhomes.co.uk>
Cc: Brian Jones <brian.jones@newlandhomes.co.uk>; Tom Sheppard <tom.sheppard@newlandhomes.co.uk>
Subject: RE: PL/2023/03942: Land at Sandleaze Farm, Worton, Wiltshire

Chloe,

As part of Condition 5 it was specifically requested that Pond 1 is designed to ensure it contains the volume of run-off generated from a 1 in 100 year + CC storm event. This has been demonstrated through analysis and the information subm
The arrows on the overland flood flow plan highlight the natural direction of flow should any part of the system fail due to blockage or events that are unprecedented. The corner of the site in which Pond 1 is located is a natural low point an
similar to the post-development flow paths. The only real risk to cause a breach of Pond 1 (but a very low risk) would likely be due to a blockage of the Flow Control Chamber immediately downstream. To mitigate this, we will install a debris
chamber is provided with a penstock which can be operated at cover level of the chamber. Once the penstock is open the water flows will abate, and the blockage can be dealt with.

In summary, the likelihood of Pond 1 ever breaching and causing water to run overland offsite towards no's 7 and 9 High Street is extremely small as the system has been designed to mitigate this risk.

Please confirm if the above satisfies the LLFA's reservations.

Matthew Huggon
Senior Engineer

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