

To:	Oliver Phippen	From:	James Playfair
------------	-----------------------	--------------	----------------

Planning App Ref:	PL/2026/02160
Service Ref:	Drainage
Date:	6 TH October 2026

PROPOSAL

Full planning permission

Solar Farm with associated infrastructure

SITE LOCATION

Land at Studley Grange Landfill Site, Hay Lane, Lydiard Tregoze, Wiltshire, SN4 9QT

SUMMARY OF THE CONSULTEE POSITION

Object	
Holding Objection: Further information required	
Support	
No comment	
No objection	X
No objection subject to conditions	
Consultation not required	

APPLICATION DOCUMENTS REVIEWED

- Appendix 3 - Flood Risk Assessment and Drainage Impact Assessment ver. C (Amended to suit updated drawings)

ASSESSMENT OF THE PROPOSAL

Context

In early July 2026 the LLFA noted that the FRAs dated 31st March and 16th June were identical (Both ver. C). A holding objection was proposed until the following information was supplied, reviewed and accepted

- An update to the drainage strategy with respect to the runoff and proposed drainage associated with any buildings / structure and associated access roads. There would be an expected increase in discharge if an additional 3250m² impermeable area is not managed.
- Proposed buildings and areas of hard standing need to be managed in full compliance with Wiltshire council's betterment requirements
- Details of road / track construction to be provided to help demonstrate the likely impermeability of the features
- A Ground Investigation to confirm the ground conditions
- Complete sensitivity modelling to understand how different impermeability and overall soil / vegetation health will impact runoff based on the current literature which will allow a robust judgement on level of attenuation needed.
- The site is served by historic drainage systems (Section 5.3.1) - this therefore may indicate that the site would be at risk of sewer flooding. A full survey of the existing drainage, with its performance understood and incorporated into the detailed drainage design, so as the applicant can demonstrate that there is no risk from flooding, and to ensure that it is appropriately protected and not damaged during construction or operations. There is a danger that existing drainage routes may be severed and therefore increase flood risk elsewhere.
- A robust soil, grass, and/or land management plan to demonstrate that compaction and vegetation health will be fully managed throughout the full operational life of the solar farm such that it does not increase flood risk elsewhere. This should include details of whether the panels are fixed arrays or whether these will have different "settings" (as this may impact on the formation of drip lines and channelisation of flows)
- In accordance with Standard 3 of the National Standards for SuDS, overland exceedance routes are to be identified and shown on the drainage plan for flows in excess of the 1 in 100 year plus climate change (40%) rainfall event to demonstrate no adverse flood risk to the development of elsewhere.
- An assessment of contamination potential to ensure that this work does not introduce a new contamination pathway and all existing surface water drainage arrangements will be reviewed

Revision D of the FRA (dated July 2026) was issued to the LLFA in September 2026 for comment.

Assessment

With respect to the specific requirements as stated above:

- Rev D introduces a drainage strategy for the substation/compound and access tracks, stating tracks will comprise permeable unbound stone and compound runoff will discharge to adjacent vegetated areas.
- Rev D concludes no attenuation is required.
- Rev D provides additional detail that access tracks will be constructed from permeable unbound aggregate and remain free-draining.
- New GI commitments added covering soil conditions, landfill cap constraints, groundwater review, contamination review and infiltration testing where appropriate.
- Rev D includes a new surface water sensitivity discussion and references current literature regarding solar farms, vegetation cover and runoff behaviour.
- New drainage verification section commits to record review, drainage surveys, condition assessment, confirmation of discharge routes and incorporation of findings into detailed design.
- New vegetation management section includes inspection, reseeding, erosion monitoring and maintenance requirements. The FRA also discusses drip-line effects beneath panels. However, it is not a detailed operational management plan and may not fully demonstrate lifetime management.
- Rev D adds a dedicated exceedance assessment and Appendix H showing exceedance flow routes and confirming that flows can be safely conveyed across the site.
- Rev D introduces commitments to contamination review alongside GI works and confirms review of existing drainage infrastructure.

RECOMMENDATION

No objections – The applicant has addressed the requirements and the responses are acceptable