Wendy Hague

From:

Planning Liaison [planningliaison@anglianwater.co.uk]

Sent:

24 November 2014 16:08

To:

Wendy Haque

Subject:

Sutton Neighbourhood Plan Consultation

Dear Wendy,

Thank you for your email.

I do not have any comments to make on the area of designation.

I have some initial high level comments for your consideration which I will outline below. I will be happy to review sites put forward for allocation and provide site specific comments from a supply, capacity and asset encroachment perspective.

Water Supply

Anglian Water promotes the use of water efficiency measures and we would be keen for this to be included within the document. Water infrastructure provision will be dependant on location and scale of the development and contributions for upgrades or strategic schemes will be obtained through provisions in the Water Industry Act 1991 and will not be required to form part of the CIL provisions.

Water Recycling Centre Capacity

The used water flows generated from any future growth will have an impact on a Water Recycling Centre (WRC) formally known as Sewerage Treatment Works. We are unable to comment on the impact of growth at this early stage of your plan.

Any required upgrades will be funded by Anglian Water however they will need to be planned and funded through our 5 year business plan, approved by our economic regulator Ofwat.

Sewerage Network

The used water flows from future growth will have an impact on the existing used water network. The used water infrastructure requirements will be dependent on the location, size and phasing of the development. All sites will require a local connection to the existing sewerage network which may include network upgrades. Upgrades will be funded by developers through the provisions of the Water Industry Act 1991 and will not be required to form part of the CIL provisions.

We would want the document to clearly state that a used water drainage solution will need to be identified and implemented prior to occupation. This should be at a strategic level to avoid a piecemeal approach to development.

Surface Water and Flood Risk

Appropriate management of flood risk and the consideration of climate change is critical for long term resilience.

Whilst fluvial flooding is a significant constraint to the location of development, other forms of flooding such as surface water should be a consideration.

All developments should seek to reduce flood risk and incorporate Sustainable Drainage Systems (SuDS). We would wish to see that all developments should adhere to the surface water management hierarchy outlined in Part H of Building Regulations with disposal to a surface water sewer seen as a last resort. Under no circumstances will surface water be permitted to discharge to the public foul sewerage network.

Any brownfield sites marked for redevelopment must take the opportunity to completely remove or significantly reduce any surface water flows currently discharging to the surface water network. The demolished site should be, where practical, treated as if it was greenfield. Brownfield sites must still follow the surface water management hierarchy to determine whether infiltration techniques or a connection to a watercourse can be utilised prior to the consideration of a connection to a public surface water sewer.

Protection of our assets

Where there are sewers crossing the site, the site layout should be designed to take these assets into consideration. The existing infrastructure is protected by an easement and should not be built over or located in private gardens as access for repair and maintenance will be restricted. The sewers should be located in the highway or in public open space. All sites will also need to be a suitable distance from our pumping stations and Water Recycling Centres. Further details can be found at

http://www.anglianwater.co.uk/developers/planning/encroachment.aspx

Pre Planning Service

Anglian Water offers a pre planning service which includes a capacity check to determine the impact of a proposed development. We will work with the customer during this process to develop foul and surface water (where applicable) drainage solutions which will not cause a detriment to our existing or future customer. We would encourage the prospective developer to contact us at the earliest convenience to discuss drainage proposals to serve the development. Details regarding this service can be found at http://www.anglianwater.co.uk/developers/pre-planning-service-.aspx

Should you require anything else please do not hesitate to contact me. I look forward to being consulted further in the future.

Kind Regards,

Catherine McArdle
Planning Support Engineer

Phone: 01733 414570

Thorpe Wood House, Thorpe Wood, Peterborough, PE3 6WT

love every drop anglian water

From: Wendy Haque [mailto:Wendy.Haque@eastcambs.gov.uk]

Sent: 19 November 2014 16:34

Subject:

EXTERNAL MAIL
Good afternoon.

The Neighbourhood Planning (General Regulations) 2012 Regulations 5 and 6 Application for the designation of a Neighbourhood Area

I am writing to inform you that the 6 week consultation relating to an application by Sutton Parish Council for the designation of a neighbourhood area starts today.

The application and the accompanying map can be accessed from either http://www.eastcambs.gov.uk/local-development-framework/neighbourhood-planning, or http://www.eastcambs.gov.uk/consultations/current-consultations

The deadline for comments is 5pm on 31st December 2014.

Please get in touch if you have any queries. Kind regards,

Wendy Hague

Wendy Hague

Forward Planning Officer Strategic Planning Corporate Unit East Cambridgeshire District Council

01353 665555

The authority's e-mail system will be unavailable after 12 noon on Friday 21st November until 7am 24th November; please use the telephone during this period.

ECDC Private and Confidential Notice The information contained in this e-mail is intended for the named recipients only. If you are not the intended recipient you may not copy, distribute or take any action or reliance on it. Opinions expressed are those of the individual and do not necessarily represent the opinions of East Cambridgeshire District Council. If you have received this e-mail in error please notify the sender immediately by using the e-mail address or by telephoning (01353 665555 Ext.6497) Please note that this e-mail has been created in the knowledge that Internet e-mail is not a 100% secure communication medium. We advise that you understand and observe this lack of security when e-mailing us. Although we have taken steps to ensure that this e-mail and attachments are free from any virus, we advise that in keeping with good computing practice the recipient should ensure that they are actually virus-free.

The information contained in this message is likely to be confidential and may be $\frac{1}{2} \int_{\mathbb{R}^{n}} \left(\frac{1}{2} \int_{\mathbb{R}^{$

legally privileged. The dissemination, distribution, copying or disclosure of this

message, or its contents, is strictly prohibited unless authorised by Anglian Water.

It is intended only for the person named as addressee.

Anglian Water cannot accept any responsibility for the accuracy or completeness of

this message, and does not authorise any contract to be made using the Internet.

If you have received this message in error, please immediately return it to the

sender at the above address and delete it from your computer.

Anglian Water Services Limited

Registered Office: Lancaster House, Lancaster Way, Ermine Business Park, Huntingdon, Cambridgeshire, PE29 6YJ

Registered in England No 2366656

Please consider the environment before printing this email.