

From: GHI Floods Planning
Sent: 20 May 2020 13:25:26 +0000
To: customer.services
Cc: Mills, Penelope
Subject: 2020-05-20 - DC/20/0615/RM, Land North Of Anne Suckling Road , Little
Wratting , Haverhill - SH

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FAO Penny

Reserved Matters Application - Submission of details under SE/09/1283 - the means of access, appearance, landscaping, layout and scale for the construction of 168no. dwellings with associated private amenity space, means of enclosure, car parking, vehicle and access arrangements together with proposed areas of landscaping and areas of open space for a phase of residential development known as Phase 2. Location Land North Of Anne Suckling Road Little Wratting Haverhill CB9 7UD

Please see SCC comments on the above application regarding dispose of surface water and all other surface water drainage implications.

SCC Position

SCC Flood & Water Management have reviewed the following documents:-

- Drainage Strategy [ref:- E3838-Haverhill-Drainage Strategy-Rev1 by Wormald Burrows & dated 13/12/20]
- Planning Layout [ref:- 041-P-101 By Persimmon and dated 31/01/20]
- Detailed hard and soft landscaping [ref:- JBA-18/351-12 C By James Blake and dated 30/01/20]
- Infrastructure Roads Engineering Layout Sheet 9 of 11 [ref:- 039/E/209 C By Persimmon and dated 31/01/20]

Currently SCC Flood and Water Management recommend a holding objection as further information is required. Some comments below will overlap with the strategic infrastructure application DC/20/0614/RM.

1. Maintenance corridors for existing watercourses are provided - Dwg 039/E/209 C shows all existing watercourses to have a minimum 3m (ideally 3.5m) area adjacent to one bank for future access and maintenance. Some of these areas are also easements for the strategic pipe network, please clearly show as hatched areas on all plans.
2. Please provide an overview plan of cut and fill exercises across Phase 2, if any. Important in relation to exceedance paths given the sloping nature of the site.
3. Exceedance paths and routing plan should be provided with the Drainage Strategy – building layout and internal roads should be based around these overland flow paths in case of future blockage or storms in excess of the drainage system.
4. Linear blocks of building is not recommended – suggest segregating blocks 73-80 and 96-103 especially as these are right on the natural flow path towards the watercourse.

5. Please provide a plan of the strategic drainage network on the proposed layout plan for reference – i.e. update drawing E3838/502/A in the strategy – add levels info to each of the chambers.

6. Comments from DC/20/0614/RM – why has single larger pond been used across 2A/2B respectively rather than 2 smaller ones? That way Phase 2a could have had a strategic POS/SuDS corridor on its western section which would have had greater multifunctional aspect? Pond 1 could be slightly smaller this way as well and require less cut/fill.
 - i. Greenfield rate across catchment 1 (Phase 2A & 2B) needs changing to 11l/s for all storms.
 - ii. Pond 1 is located ok, its 1.5m deep (ignoring the cutting) which is good. I note the terrace within the back slope which is good. But cannot see any further wet benches at this time as per local requirements for publicly accessible SuDS. This should level with max water mark.
 - iii. Plenty of freeboard however will likely change with revised outflow rate
 - iv. Pond is a bit close to the allotments, should be a 3.5m corridor around the basin for uninhibited access and maintenance.
 - v. Should have a sediment forebay (10% of the plan area)
 - vi. An area within the basin must be given for interception storage (first 5mm of rainfall should be held on site). Multiple small shallow areas below the invert of the outlet is an option.
 - vii. Finally side slopes and cut/fill assessment, the existing ground level is some 3m higher than the proposed finished crest height (90.7m), some further explanation on the sites cut/fill analysis would be useful to understand how basins will tie into wider site elevations whilst keeping to 1:4 side slopes. There should be minimum cutting and filling and grading out of side slopes.

7. Can't see any major issues with the proposed planting at this time, suggest careful tree planting on slopes due to desiccation issues. The base of the Basin 1 could have a greater mix of planting but any alterations must take into account SCC's 3m rule of no planting near to pipes and other infrastructure, this also applies to the pipe network hence why updating drawing E3838/502/A is required.

Kind Regards
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-----Original Message-----

From: planning.help@westsuffolk.gov.uk <planning.help@westsuffolk.gov.uk>
Sent: 29 April 2020 16:22

To: RM Floods Planning <floods.planning@suffolk.gov.uk>
Subject: Planning Consultation - DC/20/0615/RM, Land North Of Anne Suckling Road , Little Wrattling ,
Haverhill - PM

Planning consultation Please see attached

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