

EAST BOLDON FORUM

REVISED DRAINAGE STRATEGY REPORT FOR ST/1109/21/FUL AT CLEADON LANE INDUSTRIAL ESTATE

RESPONSE BY EAST BOLDON NEIGHBOURHOOD FORUM

INTRODUCTION

RWO have submitted a Revised Drainage Strategy on behalf of Avant Homes. This confirms that in terms of surface water drainage from the development, infiltration methods are anticipated as not being feasible.

Attenuation methods have to be deployed to restrict the flow of surface water into the existing water course to that equivalent to the existing “Greenfield” discharge rate for the site. This has been calculated by RWO as a rate of 16 litres per second.

The attenuation methods will include a main SuDS basin with some below ground attenuation crates to accommodate 1 in 100 year event. The discharge point for surface water from the development will be the existing onsite watercourse which due to being shallow will require a pumping station to discharge surface water from the new drainage systems.

RESPONSE TO COMMENTS DOCUMENT – LICHFIELDS

It is stated in this document that in respect of the operational phase of the redevelopment the Local Wildlife Sites Assessment notes that there are potential effects including the potential for run-off rates to alter the hydrological regime associated with the watercourse which links the site to Tiledshed Burn LWS and for this to have an adverse effect on the watercourse and fen habitats. To mitigate such a risk the redevelopment has been designed to achieve “Greenfield” run off rates to ensure no change to the hydrological status of the adjacent LWS. The drainage strategy will also ensure water quality control and therefore the potential effects of the proposals on the LWS are considered to be no more than minor.

As the “greenfield” discharge rate is 16 litres per second and requires a pumping station to achieve this, EBNF is concerned that there will be an impact on the watercourse and its surrounding environment.

EBNF requests the Council to consider carefully the impact of this drainage strategy on Tiledsheds Burn itself and the habitat of the Local Wildlife Site.

The above comments are to be read in conjunction with those set out in section 26 of our main response document.

EBNF 20/12/22