

Ribble Valley Borough Council  
Development Control  
Council Offices Church Walk  
Clitheroe  
Lancashire  
BB7 2RA

**Our ref:** NO/2012/103285/01-L01  
**Your ref:** 3/2012/0003  
**Date:** 14 February 2012

Dear Sir/Madam

**PROPOSED DEMOLITION AND RE-BUILD OF THE OLD DOCTORS SURGERY  
TO CREATE A TWO-BED SELF-CONTAINED HOLIDAY COTTAGE WITH  
DISABLED ACCESS  
FORMER DOCTORS SURGERY AT ROOT FARM, DUNSOP BRIDGE**

Thank you for referring the above application which was received on 25 January 2012.

We have no objection in principle to the proposed development but wish to make the following comments:-

Under the Environmental Permitting (England & Wales) Regulations 2010 any discharge of sewage or trade effluent made to either surface water or groundwater will need to be registered as an exempt discharge activity or hold an environmental permit issued by the Environment Agency. This applies to any discharge to inland freshwaters, coastal waters or relevant territorial waters.

Domestic effluent discharged from a treatment plant/septic tank at 2 cubic metres or less to ground or 5 cubic metres or less to surface water in any 24 hour period may be registered as an exempt activity provided that no public foul sewer is available to serve the development and that the site is not within an inner Groundwater Source Protection Zone.

A soakaway used to serve a non-mains drainage system must be sited no less than 10 metres from the nearest watercourse, not less than 10 metres from any other foul soakaway and not less than 50 metres from the nearest potable water supply. Where the proposed development involves the connection of foul drainage to an existing non-mains drainage system, the applicant should ensure that it is in a good state of repair, regularly desludged and of sufficient capacity to deal with any potential increase in flow and loading which may occur as a result of the development

Environment Agency  
PO Box 519, Bamber Bridge, Preston, PR5 8GD  
Customer services line: 03708 506 506  
[www.environment-agency.gov.uk](http://www.environment-agency.gov.uk)  
Cont/d...

A copy of this letter has also been sent to the applicant/agent.

Yours faithfully

**Gemma Jackson**  
**Planning Liaison Officer**

Direct dial 01772 714269

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cc A J H Associates

End