

Helen Booth

From: Carter, Philip A [PCARTER@environment-agency.gov.uk]

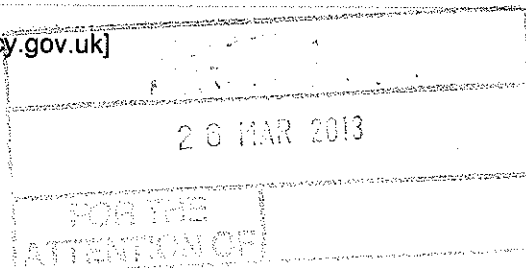
Sent: 25 March 2013 16:46

To: planning

Cc: admin@iwarchitects.co.uk

Subject: Application 3/2013/0159

Attachments: 3-2013-0159.pdf



Please find attached a copy of the Environment Agency consultation response to the above application.

Kind regards

Philip Carter
Planning Officer - Sustainable Places
Environment Agency
PO Box 519
South Preston
PR5 8GD
01772 714219
nwnorthplanning@environment-agency.gov.uk

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

Our ref: NO/2013/104943/01-L01
Your ref: 3/2013/0159
Date: 25 March 2013

Dear Sir/Madam

PROPOSED CONVERSION OF BARN TO DWELLING AND REPLACEMENT OF AGRICULTURAL BUILDING WITH A GARAGE AND CREATION OF CURTILAGE WITTONS FARM BOLTON-BY-BOWLAND

Thank you for referring the above application which was received on 7 March 2013.

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.

The proposed soakaways should be constructed to BS6297:2007 and there must be no connection to a watercourse or land drainage system and no part of the soakaway system should be within 10 metres of any ditch or watercourse. The proposed package sewage treatment plant should remain at least 50 metres away and not upslope of any well, spring or borehole used for private water supply.

The applicant may wish to register their domestic sewage discharge on our website – go to <http://www.environment-agency.gov.uk/homeandleisure/118753.aspx> for further information.

Environment Agency
PO Box 519, South Preston, Lancashire, PR5 8GD.
Customer services line: 03708 506 506
www.environment-agency.gov.uk
Cont/d..

Any Ground Source Heat Pump should be designed in accordance with the guidance provided in the Environment Agency document 'Environmental Good Practice Guide for Ground Source Heating & Cooling' which is also available on our website at <https://publications.environment-agency.gov.uk/pdf/GEHO0311BTPA-E-E.pdf>

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

Yours faithfully

Philip Carter
Planning Officer - Sustainable Places

Direct dial 01772 714219

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cc IWA Architects

End