

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

**Our ref:** NO/2016/108516/01-L02  
**Your ref:** 3/2016/0066  
**Date:** 24 February 2016

Dear Sir/Madam

**RESERVED MATTERS APPLICATIONS FOR ONE SURFACE WATER  
ATTENUATION BALANCING POND PURSUANT TO OUTLINE PLANNING  
PERMISSION 3/2013/0137  
LAND TO THE EAST OF CLITHEROE ROAD (LAWSONSTEADS), WHALLEY**

Thank you for consulting us on the above application for reserved matters. We have the following comments to make:

**Environment Agency position**

We have reviewed the information submitted in support of the application and can recommend discharge of Condition 17 of outline planning permission 3/2013/0137.

We have discussed this application, and application 3/2016/0064, with Lancashire County Council in their role as the Lead Local Flood Authority. The storage volumes and discharge rates remain the same as previous applications. We share the view that either of the proposals, if implemented as submitted, will manage surface water from the development for the required return periods.

Yours faithfully

**Mr Dave Hortin**  
**Planning Technical Specialist, Sustainable Places**

Direct e-mail [clplanning@environment-agency.gov.uk](mailto:clplanning@environment-agency.gov.uk)

cc Redrow Homes (Lancashire) Limited

Environment Agency  
Lutra House Walton Summit, Bamber Bridge, Preston, PR5 8BX.  
Customer services line: 03708 506 506  
[www.gov.uk/environment-agency](http://www.gov.uk/environment-agency)  
End