

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

**Our ref:** NO/2016/109321/01-L01  
**Your ref:** 3/2016/0974  
**Date:** 31 October 2016

Dear Sir/Madam

**RESIDENTIAL DEVELOPMENT INCLUDING THE ERECTION OF 275  
DWELLINGS, A LOCAL NEIGHBOURHOOD CENTRE, ACCESS  
ARRANGEMENTS AND ASSOCIATED LANDSCAPING/WILDLIFE  
INFRASTRUCTURE**

**LAND WEST OF PRESTON ROAD, LONGRIDGE**

Thank you for consulting us on the above application.

**Environment Agency position**

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

**Foul Drainage**

The application forms states that the method of foul sewage disposal is unknown. The development should comply with Paragraph 20 of the "[Water supply, wastewater and water quality](#)" category of the national Planning Practice Guidance (PPG) and the first presumption must always be to provide a system of foul drainage discharging into a public sewer. Our records indicate that there are foul and combined sewers in the north-western area of the site. Should the applicant wish to install an alternative method of disposal they will have to demonstrate why it is not feasible to connect to the existing public sewer.

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

Yours faithfully

**Mr Alex Hazel**  
**Planning Advisor - Sustainable Places Team**

E-mail: [CLPlanning@environment-agency.gov.uk](mailto:CLPlanning@environment-agency.gov.uk)

cc JWPC Limited

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