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**CONSULTATION UNDER THE TOWN AND COUNTRY PLANNING  
(DEVELOPMENT MANAGEMENT PROCEDURE ENGLAND) ORDER 2010**

|                                        |                                                                                                                                                                                                                                                                            |
|----------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Planning Application Reference:</b> | <b>APP/19/00281</b>                                                                                                                                                                                                                                                        |
| <b>Proposal:</b>                       | <b>Reserved matters application following Outline Planning Permission APP/15/01235 relating to appearance, landscaping, layout and scale for residential development for 43 residential dwellings with access off Woodcroft Lane and emergency access off Eagle Avenue</b> |
| <b>Location:</b>                       | <b>Land adjacent Woodcroft Primary school, Woodcroft Lane, Waterlooville, PO8 9QD</b>                                                                                                                                                                                      |
| <b>Date:</b>                           | <b>22 August 2019</b>                                                                                                                                                                                                                                                      |

Portsmouth Water have reviewed the reserved matters application following outline planning permission (APP/15/01235).

## **Hydrogeological Setting**

The site lies on Bedrock consisting of Lambeth group overlying the Tarrant Chalk member. The geology underlying the site is classified as a Secondary A Aquifer overlying a Principal Aquifer. The site is located in Source Protection Zone One (SPZ1) for the Havant and Bedhampton Springs; a critical source used for public water supply. The proposed development site is located in a very sensitive area with regards to groundwater protection and the local public water supply source, all measures to prevent pollution during and post construction are required in order to safeguard the local public water supply.

## **Portsmouth Water's Position**

Portsmouth Water have reviewed the Phase 1 Environmental Assessment: Aquifer/Groundwater Protection by Crossfield Consulting and are happy with conclusions of this assessment. Due to the sensitivity of the groundwater environment we would recommend two appropriate planning conditions to address such remaining risks to

groundwater quality. Portsmouth Water request that the following conditions are considered by the Local Planning Authority for development on this site to reduce the potential risks posed to groundwater quality and our resource as a result of the proposed development:

- 1) If, during development, contamination not previously identified is found to be present at the site then the local planning authority must be notified immediately. No further development (unless otherwise agreed in writing with the local planning authority in consultation with Portsmouth Water) shall be undertaken in that phase until the developer has submitted and had approved a site investigation, risk assessment and remediation strategy report, detailing how to mitigate the contamination identified. The remediation strategy approved by the local planning authority shall be implemented in full before development in that phase recommences.**

*Reason – To ensure that risks from land contamination to the future users of the land and neighbouring land are minimised, together with those to Controlled Waters, drinking water supplies, property and ecological systems, and to ensure that the development can be carried out safely without unacceptable risks to workers, neighbours and other offsite receptors.*

- 2) No piling shall take place until a piling risk assessment and method statement (detailing the depth and type of piling to be undertaken and the methodology by which such piling will be carried out, including measures to prevent and minimise the potential for damage to subsurface water infrastructure, vibration and the programme for the works) has been submitted to and approved in writing by the local planning authority in consultation with Portsmouth Water.**

**Pilling shall be carried out in accordance with the approved details.**

*Reason – The site is located in a Source Protection Zone One (SPZ1) deep subterranean activities such as piling or any other foundation designs using penetrative methods can pose a risk to potable supplies from, for example, turbidity, mobilisation of historical contaminants, drilling through different aquifers and creation of preferential*

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