Development site details

Date (dd/mm/yyyy):	26/10/2022
Site Name:	The Railway Inn
Planning Application number:	APP/22/00974
Site Address:	95 North Street, Emsworth PO10 7PQ

Stage 1

User Inputs

Date of first occupancy:	10/06/2023
Average occupancy rate:	0.80
Water usage (litres/person/day)**:**	120
Development Proposal (dwellings/units)**:**	1
Include deductible acceptable loading?	Yes
Wastewater treatment works:	Thornham WwTW
Wastewater treatment works N permit (mg TN/litre)**:**	8

Stage 1 Calculated Loading

Stage 1 Nutrient Loading

Additional population	0.8	people
Wastewater by development	96	litres/day
Annual wastewater TN load	**0.25**	**kg TN/yr**

Stage 2

User Inputs

Catchment:	Western Streams
Soil drainage type:	Naturally wet
Annual average rainfall (mm)**:**	675.1 - 700
Within Nitrate Vulnerable Zone (NVZ):	Yes

Existing land use type(s)	**Area** (ha)	**Annual nitrogen nutrient export** (kg TN)
Commercial/industrial urban land	0.03	0.17
Total:	**0.0254**	**0.17**

Stage 3

User Inputs

New land use type(s)	Area (ha)	Annual nitrogen nutrient export (kg TN)
Residential urban land	0.03	0.32
Total:	**0.0254**	**0.32**

Stage 4

Calculated Outputs

Annual Nutrient Budget

The total annual nitrogen load to mitigate is:	**0.48 kg TN/year**