

Planning Development  
Havant Borough Council

F.a.o. Mr David Eaves

**APPLICATION FOR APPROVAL OF DETAILS RESERVED BY CONDITION**

**PURBROOK PARK SCHOOL SPORTS FIELD WORKS**

**Planning Application No. APP/14/00464**

**NOTES TO ACCOMPANY SUBMISSION**

These notes cover the requirements of Conditions 2, 4, 5, 6, 7, 8, 9, 11 and 12.

**Condition 2:** The drainage proposals and arrangements for the discharge of water have been discussed with the Council's drainage Engineer and the following are the proposals to meet the requirements of the four parts of Condition 2.

- i. *a timetable for its implementation; We propose that we excavate the base of the pond during the construction phase of the scheme to remove accumulated silt and allow improved infiltration; then once works are complete the pond level will be monitored (e.g. weekly, or according to rainfall patterns) for level and possible seepage onto land/road below. The works will include the extension of the pond as previously proposed to ensure increased attenuation capacity. The capacity increase is estimated at 190 cubic metres.*
- ii. *a programme of monitoring over the lifetime of the development to ensure that the scheme is operating successfully and that there are no unforeseen off site negative drainage impacts resulting from the development; We propose putting a depth gauge board in the pond following excavation, so levels can be read easily and recorded as discussed with you and the Council's Drainage Engineer. The readings will be taken during wet periods so that the permeability of the underlying formation can be monitored. Checks as noted above will be made to determine whether there is any adverse effect on the surrounding areas.*
- iii. *a programme of on site works specifying measures to improve infiltration from the extended pond into the underground strata if required as a result of monitoring in connection with ii above; Further excavation to connect with underground strata would be carried out if at any stage the above monitoring showed there to be insufficient percolation. Annual maintenance would include an assessment of the effectiveness of the water disposal and additional works to maintain effective soakage as required.*

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- iv. *a management and maintenance plan for the lifetime of the development which shall include the arrangements for adoption by any public body or statutory undertaker, or any other arrangements to secure the operation of the sustainable drainage scheme throughout its lifetime. The maintenance of the drainage system will be detailed in the Maintenance Programme and this will include checking drainage chambers and silt traps and work on the pond to maintain its base permeability as required. If all else fails your Engineer suggested re-negotiating with SW. While they have said they don't want the water to discharge to the public sewer, there is a legal right to discharge water in its natural course at its natural rate. I would tell SW that we wish to exercise that right and it would be necessary for our Client to provide a calculation of the natural discharge from the catchment (without pipe drains) and restrict the rate of runoff from the pipe system to that rate, by the use of attenuation, so that it is acceptable to Southern Water.* “

**Conditions 4 and 5:** The Contractor, Scandor Landscape Contractors Ltd, will protect trees and other plants as required in accordance with the relevant section of the Health and Safety Plan Revised 17.10.2014, as submitted, which accords with the requirements of the Arboricultural Impact Assessment prepared by Broad Oak Tree Consultants Ltd, previously submitted with the Planning Application.

The requirements for the protection of roots, in particular for the oak tree reference T99, are detailed in the Arboricultural Impact Assessment prepared by Broad Oak Tree Consultants Ltd Section 12.

**Condition 6:** The planting of trees and understory are detailed in the documents prepared by Ramsay and Co Landscape Architects as attached as follows:

- RCo131 Planting Schedule
- RCo136 02 Layout Plan
- RCo136-04 Planting Detail Drawing

It will be noted that the finished levels are shown on the above Layout Plan. (Existing levels are detailed on the plan submitted with the original Application.)

**Condition 7, 8, 9, 11 and 12:** The Contractor's arrangements for addressing the requirements of these Conditions are shown on the following documents:

- Scandor Landscape Contractors Health and Safety Plan Rev. 17.10.14
- Scandor Landscape Contractors Information Sheet
- Scandor Landscape Contractors Compound Plan
- Scandor Landscape Contractors Traffic Plans 1
- Scandor landscape Contractors Traffic Plan 2

R.V. MacGregor  
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