Hazelton, Laura

Subject: FW: 12466-21 10 Downside Crescent 2016/4413/P
Attachments: 161017 struct calcs package.pdf; 161017 struct calcs signoff.pdf; CMS - rev 1.pdf

From: Asif Noor
Sent: 10 August 2017 08:18

Subject: RE: 12466-21 10 Downside Crescent 2016/4413/P

Dear Laura,

Please find attached documents covering all the points raised by Campbell Reith in your email dated 21 June. I have added comments on each of the points below to make it a little easier to track each of the items. Also, since the files are quite large, I am going to attempt to send these in three emails (6 attachments in total). One of the attachments in 9Mbs so please let me know if this above the limit.

This email contains three attachments.

In the 2nd email i will be sending the revised ESI BIA Rev 1 covering hyrdology/hydrogeology/drainage and the revised drainage plan (2 attachments).

In the 3rd email I will be send the GMA (J17190 Report Issue 1.pdf) report prepared by GEA.

We believe these documents would fulfill all the outstanding requirements, however, please do not hesitate to contact us should you need anything further.

1. Authors - it is noted that parts of the submissions are signed off by CGeol and CWEM in regards hydrogeology and hydrology. However, a CEng MICE has not been identified in regards to the land stability sections / engineering calculations.

Please see attached “161017 struct calcs package.pdf” and “161017 struct calcs package signoff.pdf” which include the sign off by the CEng for the engineering calculations.

Please attached the GMA report (J17190 Report Issue 1.pdf) including the land stability section signoff for this report by a CEng.

2. Site investigation data - presented and accepted.

Thank you

3 & 9 Construction methodology / temporary works - these have been presented and are generally accepted, subject to a GMA being presented. Control of perched water during construction has not been discussed, and consideration of any impacts to stability should be presented with the GMA and mitigated against, if applicable.

See attached revised CMS (CMS – rev1.pdf) which discusses control of perched water during construction, if encountered. Impacts of stability are considered in the GMA report (J17190 Report Issue 1.pdf) to follow in a separate email.

4. Drainage - the submitted documents contradict each other on this assessment, However, the CSI report has been taken as the lead document for this assessment which identifies an additional 51m2 of impermeable site area due to the development proposals, This, and the accompanying drainage plan, indicates an intention to discharge off-site to combined sewers. However, CPG4 section 3.51 requires attenuation SUDS to be assessed to mitigate any increase in off-site flow rates, and this should be presented.

Please see attached a revised drainage plan which proposes the installation of an attenuation tank and this solution would actually reduce the off-site flow rates.

5. Ground movement assessment and damage impact assessment - this is required and should be presented, with particular attention to the neighbouring residential buildings.

See attached report GMA report (J17190 Report Issue 1.pdf) to follow in a separate email.

6 & 7. Impact assessments / mitigation - these have generally been presented in outline. Note, these may require updating when submitting revised documents. Also note that a number of impacts (e.g. ground movements and stability, hydrology/draiange) have not been addressed and require assessment.

Please see revised ESI BIA report covering hydrology/drainage with the new propos. The GMA report covers the other points on ground movement and stability

8. Underground infrastructure - sensitive utility assets within the zone of influence should be identified and impacts upon them assessed, as applicable.

This is covered in (J17190 Report Issue 1.pdf)