

## Brooke Bournage

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**Subject:** FW: 28593 Goldsworth Road, Woking

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**From:** Katherine Waters

**Sent:** 17 November 2020 17:54

**To:** Brooke Bournage

**Subject:** 28593 Goldsworth Road, Woking

Dear Brooke,

Thank you for consulting me on the above planning application following a review of the revised drainage information received 9<sup>th</sup> November 2020, the information is compliant with NPPF and Woking Core Strategy policy CS9 subject to the following conditions:

- 1) "Prior to the commencement of development of each phase, the construction drawings of the surface water drainage network, associated sustainable drainage components ( including green/brown roofs and rain gardens), flow control mechanisms and a construction method statement shall be submitted and agreed in writing by the local planning authority. The scheme shall then be constructed in accordance with the agreed submitted drawings, Flood Risk Assessment and Drainage Strategy Rev3 and calculations. No alteration to the agreed drainage scheme shall occur without prior written approval from the Local Authority

Reason: To ensure that the development achieves a high standard of sustainability and to comply with Policies CS9 and CS16 of the Woking Core Strategy 2012'.

- 2) Prior to the first use of each phase hereby permitted, a detailed maintenance and management plan of the sustainable drainage scheme shall be submitted to and approved by the Local Planning Authority. The scheme shall be implemented and thereafter managed and maintained in accordance with the approved details in perpetuity. The local planning authority shall be granted access to inspect the Sustainable Drainage Scheme for the lifetime of the development.

Those details shall include:

- i. a timetable for its implementation, and
- ii. a management and maintenance plan for the lifetime of the development which shall include location plan of each feature, detailed maintenance requirements of each feature, Inspection records sheet, structure specification encase of replacement of features and components, 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.

Reason: To ensure that the development achieves a high standard of sustainability, continues to be maintained as agreed for the lifetime of the development and to comply with Policies CS9 and CS16 of the Woking Core Strategy 2012'

- 3) Prior to occupation/Use of any phase a verification report, appended with substantiating evidence demonstrating the agreed/approved construction details and specifications have been implemented in accordance with the permanent surface water drainage scheme, will need to be submitted and approved (in writing) by the local planning authority. This report will include photos of excavations and soil profiles/horizons, any installation of any surface water structure and Control mechanism.

Reason: To ensure that the development achieves a high standard of sustainability and to comply with Policies CS9 and CS16 of the Woking Core Strategy 2012’.

Kind Regards

**Katherine Waters**  
***Drainage and Flood Risk Engineer***

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