

Comments for Planning Application 20/00359/FULM

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Wed 05/08/2020 08:07

To:alrewasrg@outlook.com <alrewasrg@outlook.com>

_ Alrewas Residents Group,

You have been sent this email because you or somebody else has submitted a comment on a Planning Application to your local authority using your email address. A summary of your comments is provided below.

Comments were submitted at 8:07 AM on 05 Aug 2020 from _ Alrewas Residents Group.

Application Summary

Address: Land North Of Dark Lane Alrewas Burton Upon Trent
Staffordshire

Proposal: Variation of conditions 2 (Approved Plans), 6
(Drainage) and 13 (Landscaping) of permission
18/01491/FULM relating to plot substitution of 52 of
the approved 121 dwellings, updated landscaping and
drainage schemes

Case Officer: Vanessa Morgan

[Click for further information](#)

Customer Details

Name: _ Alrewas Residents Group

Email: alrewasrg@outlook.com

Address: 65 Main Street, Alrewas, Burton Upon Trent,
Staffordshire DE13 7AE

Comments Details

Commenter

Member of public

Type:**Stance:**

Customer objects to the Planning Application

Reasons for comment:**Comments:**

Referring specifically to the Document P18-336:SK40 posted on the LDC Planning Portal on 29 July 2020, the ARG objects as follows:

- a) The status of the Document P18-336:SK40 is "For Information Only" and as such does it constitute a definitive proposal?
- b) The Gas Pipeline where it is now crossed by the Drainage Ditch has an "Assumed Crown Level" of 50.306. Surely by now this critical point should be an exact level. This is further confused by the note on Document P18-336:SK40 referring to "Contractor to conduct trial pit to confirm the level and location of the gas main...."
- c) There is no reference on the Document P18-336:SK40 to National Grid Gas Transmission plc and/or Cadent Gas Limited approving the specification, crossing detail, etc.
- d) The Drainage Ditch passes through a Flood Plain Compensation Area and accordingly will discharge into this area before proceeding to the River Trent, which will negate the effect of the Flood Plain Compensation Area.
- e) The slack gradient of the Drainage Ditch, stated as 1 in 1500, will have a tendency to silt up due to the movement of loose surface material/vegetation during periods of River Trent flooding. This will inevitably cause stagnation of the water in the Drainage Ditch, with the associated health and safety hazards.
- f) Regular dredging of the Drainage Ditch will be

necessary which poses risk to the Gas Pipeline and the Village, based on the lack of protection to the gas pipeline, as per Document P18-336:SK40.

g) The location of the outfall into the River Trent has been relocated to a natural erosion feature, locally referred to as "The Beach". Any discharge at this point could affect the natural flow of the River Trent and alter its course, potentially causing undercutting downstream. There is no reference to the Environment Agency approving this.

h) The location of the outfall into the River Trent has been relocated to a well-used beauty spot, "The Beach" and as such this amenity would be lost to the Villagers.

i) Overall, this could be interpreted as skirting around the identification of a precise solution to this critical constraint, whilst house building progresses at pace and is now in the sales phase.

Thank you



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