

Dawn Paton

From: Elspeth Ingleby
Sent: 21 March 2018 12:04
To: Hilary Saunders
Cc: Planning; Rona Charles; Katharine Pownall; Mark Antcliff
Subject: NYM/2018/0025/FL land near Grange Farm, Staintondale

Dear Hilary,

On looking through this application I note that there are small trees and shrubs associated with the existing road boundary which could be threatened by the creation of the underpass and associated fencing as shown on the plan. Whilst they appear of relatively low value as previous hedging has not been maintained (some small hawthorn and sycamore from what I can see), we feel it would be appropriate that, planting of native tree and shrub species within or adjacent to this existing boundary line should be conditioned as compensation for any potential loss if the application was approved.

I also have concerns regarding the surface water drainage. The application states that surface water will be disposed of into the existing watercourse, however it is unclear from the proposed plans as to whether this will result in specific linking to the watercourse at the site (which at that point is underground) or whether no specific drainage would be inserted out and surface water allowed to flow down the lie of the land towards the watercourse where it emerges in Sandybed Wood (SE986993). Given the sunken nature of the underpass, and the potential for cattle to gather underneath as shelter in adverse weather thus increasing concentration of faeces in this area, there is a significant risk of surface water carrying higher silt and nitrate loads.

- If some form of drainage is planned to link with the underground water course then it would be appropriate for a silt trap to be inserted to capture sediments washed from the underpass, which should be included as a condition if the application is approved. The silt trap would need to be regularly emptied with the material spread on nearby fields.
- If it is intended that no drainage will be included and surface water allowed to percolate 230m (approx) across the neighbouring field to connect to the watercourse then this is sufficient distance for sediments to be deposited and no silt trap would be necessary.

I hope that makes sense, let me know if any additional clarity needed.

Best wishes,

Elspeth

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