

100341

Foul Drainage Assessment Form

Applicant Details

| | |
|---------------|---|
| Name | MR L. GANDALFO |
| Address | RUDYARD MANOR, GREEN LANE, RUDYARD, NR LEEK, STAFFORDSHIRE. ST13 8PN. |
| Telephone No. | 01538 306 619. |

You must provide evidence that a connection to the public sewer is not feasible.

Other than in very exceptional circumstances the provision of non-mains drainage as part of your Planning or Building Regulation application will not be allowed unless you are able to prove that a connection to the public sewer is not feasible. Permissions need to have been obtained either from owners of land over which the drainage will run or the owners of the private drain. Under the Building Act Local Authorities are able to insist that development connects to the public sewer if the development is within 30 metres of a public sewer. No matter how distant the public sewer is full written justification is required where it is proposed that mains connection is not possible due to reasons of location, cost and practicality.

Government guidance contained within DETR Circular 03/99 and Welsh office WO 10/99 'Planning requirements in respect of the use of non-mains sewerage incorporating septic tanks in new development' gives a hierarchy of drainage options that must be considered and discounted in the following order:

- 1 Connection to the public sewer
- 2 Package sewage treatment plant (which can be offered to the Sewerage Undertaker for adoption)
- 3 Septic Tank
- 4 If none of the above are feasible a cesspool

Mains connection

Have you attached written confirmation of the impracticality of mains connection with this form?
This should include a map showing the nearest mains connection point (check with your local sewerage undertaker).

| Yes | No |
|-----|----|
| ✓ | |

In order to establish whether non-mains drainage, either a new system or via an existing system, would be acceptable, your answers to the following questions will be taken into consideration. **It is important that you provide the correct information.** In some cases you will be required to provide a further assessment in accordance with the full requirements of DETR Circular 03/99 or WO 10/99 (see Guidance Note 1).

Please provide a plan with dimensions that clearly shows the location of the whole system in relation to the proposed development and the position of the key elements e.g. septic tank drainage fields and points of discharge.

1. Existing system

Do you intend to utilise an existing non-mains drainage system?

If yes, does the system already have a Consent to Discharge issued by the Environment Agency? (In the case of a cesspool write N/A)

| Yes | No |
|-----|----|
| | ✓ |

2. Discharge

Do you propose to use a sealed system or cesspool?

If yes go to Q3

Do you intend to have a system that discharges solely to watercourse (see Guidance Note 2)?

If yes go to Q7.

Alternatively, will all, or any part of, the discharge go to soakaway (see Guidance Note 2) – This would include systems that combine a soakaway with a high level overflow to watercourse?

If yes go to Q3.

Have you considered having your system adopted by the sewerage undertaker? (See guidance note 5).

| Yes | No |
|-----|----|
| | ✓ |
| | ✓ |
| ✓ | |
| ✓ | |

3. Water abstraction

Do you receive your water from the public mains supply?

If yes go to Q4.

If not, where do you get your water supply from?

| Yes | No |
|-----|----|
| ✓ | |
| | |

4. Ground Conditions *(For cesspools write N/A)*

Have you submitted a copy of the percolation test results with this form? (see Guidance Note 4)

Is any part of the system in land which is marshy, water logged or subject to flooding?

Will the soakaway be located on artificially raised, made-up ground or ground likely to be contaminated? If yes please provide details.

Have you submitted the results of a trial hole at the site to establish that the proposed drainage field will be above any standing groundwater (see Guidance Note 4)?

| Yes | No |
|-----|----|
| | ✓ |
| | ✓ |
| | ✓ |
| | ✓ |

5. Available Land

Is the application site plus any available area for a soakaway less than 0.025 hectares (250m²)?

What has the land been used for previously?

| Yes | No |
|---|----|
| | ✓ |
| VACANT. ~ 300 m ² AS OUTLINED ON PLAN N° 0834-HMS-1 | |

6. Siting of drainage field/soakaway discharge from a septic tank or package treatment plant or other secondary treatment.

You may need to make local enquiries to get a full answer to these questions.

Will it be at least 10m from a watercourse, permeable drain or land drain?

Will it be at least 50m from any point of abstraction from the ground for a drinking water supply (e.g. well, borehole or spring)? *This includes your own or a neighbour's supply.*

Are there any drainage fields/soakaways within 50m? *This includes any foul drainage discharge system - other than the subject of this application - on either your or a neighbour's property.*

Will it be at least 15m from any building?

Will there be any water supply pipes or underground services within the disposal system, other than those required by the system? *(For cesspools write N/A)*

Will there be any access roads, driveways or paved areas within the disposal area? *(For cesspools write N/A)*

| Yes | No |
|-----|----|
| ✓ | |
| ✓ | |
| ✓ | |
| ✓ | |
| | ✓ |
| ✓ | |

7. **Siting of treatment plant, septic tank or cesspool**
Is it at least 7m from the habitable part of a building?

Yes No

| | |
|---|--|
| ✓ | |
| ✓ | |
| ✓ | |

Will there be vehicular access for emptying within 30m?

Can the plant, tank or cesspool be maintained or emptied without the contents being through a dwelling or place of work?

8. **Expected flow**

Please estimate the total flow in litres per day (see Guidance Note 3).

| |
|-----------|
| 720 L/day |
|-----------|

9. **Maintenance**

How do you propose to maintain the system?

ANNUAL SERVICE CONTRACT
WITH SUPPLIER.

10. **Plans and Maps**

I have attached a detailed scaled map showing clearly the nearest public sewerage connection point.

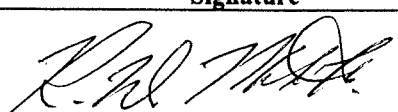
Yes No

| | |
|---|--|
| ✓ | |
| ✓ | |

I have attached a detailed plans/maps of whole of the proposed system and its location which shows clearly the location and dimensions of all the elements of that system. (e.g. septic tank, drainage fields, treatment plant, discharge points, pipe runs etc.)

Declaration

I declare that the above information is factually correct.

| Name | Signature | Date |
|--------------|--|----------|
| R.W. McFELL. |  | 17/2/14. |

Please return this form to:-

Planning Liaison Team
Environment Agency
Trentside Offices
Scarrington Road
West Bridgford
Nottingham
NG2 5FA

GUIDANCE NOTES:

- 1) This form is for use in conjunction with DETR Circular 03/99 (WO Circular. 10/99) on 'Planning Requirements in Respect of the Use of Non-Mains Sewerage Incorporating Septic Tanks in New Development'. It is intended to help Local Planning Authorities establish basic information about your system and decide whether you need to submit a more detailed site assessment to show if your chosen method of disposing of foul water is acceptable. If detailed site assessment is requested but not submitted, your planning application might be refused.