

Vincent Pearce

From: Vincent Pearce
Sent: 25 June 2018 09:40
To: Jason Skilton; planning.ipswich@environment-agency.gov.uk; planningliaison@anglianwater.co.uk; Garry Deeks; [REDACTED] Lavinia Hadingham (Cllr)
Subject: drainage issues & flooding in Fressingfield

Dear Jason, Anglian Water & Environment Agency colleagues

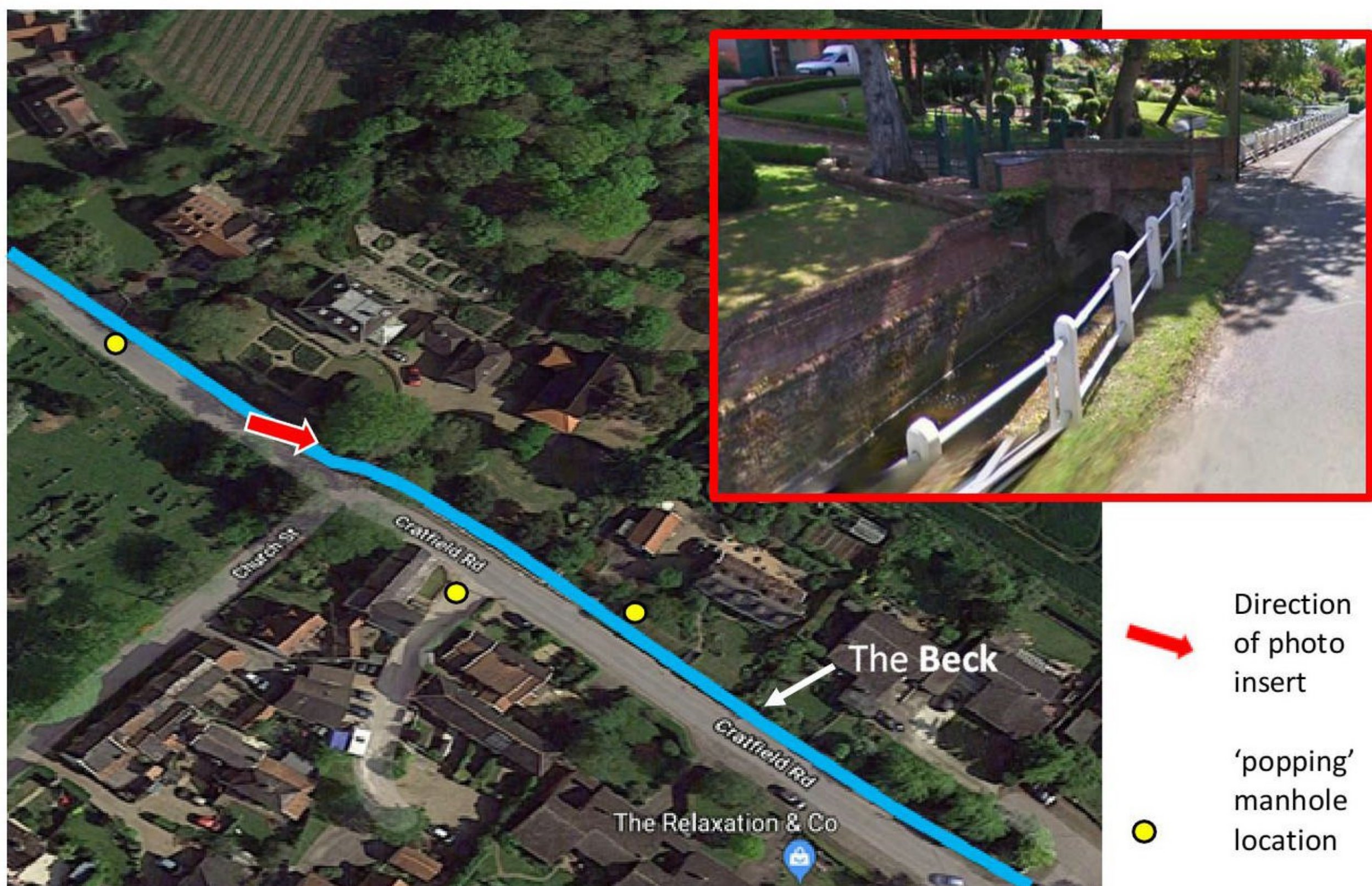
As the planning case officer for the three as yet undetermined Fressingfield applications ref:

- 1449/17 Land off Stradbroke Road, Fressingfield
- 1432/17 Land west of John Shepherd Road, Fressingfield
- 1648/17 Land at Post Mill Lane, Fressingfield

I have been liaising with the local community, the Parish Council and SAFE [Supporters Against Fressingfield Expansion] about concerns they have around a number of existing problems in the village they see as being made worse by the current crop of proposals.

Near the top of that list is 'flooding' and particularly the alleged inability of the existing drains to cope with heavy rain.

Numerous people have drawn my attention to what is claimed as inspection covers [manholes] in the street occasionally 'popping' during heavy rain and a mixture of surface water a sewage spewing out onto Cratfield Road and that water then pouring into 'The Beck'



The SAFE website [<https://fressingfieldhousing.org>] shows photographs of such incidents.

On one particular visit to Fressingfield SAFE pointed out to me the manholes in question and I attach my own photographs (not of the flooding but the manholes) because it was dry when I was there and a map to show their location.

There are a number of questions that arise that I must try and get properly answered if I am to advise the Mid Suffolk District Council's Planning Committee fully about the merits of the latest residential planning proposals. As experts in the drainage field I look to you to help me find answers to these questions. To that end I would kindly ask for your assistance in answering the following questions (and they are mine). I would also be grateful where appropriate if you can liaise between you if this is necessary to fully tackle the points I have raised.

1. Have incidents of localised flooding or drainage issues in Fressingfield been reported to SCC and/or AW and/or EA in the last 10 years?
2. If so when, where and what was the nature of the complaint?
3. Why if as reported would surface water and sewage be popping manhole covers in the location shown?
4. What are the drainage and health implications of sewage ending up in the Beck?
5. Has SCC / AW / EA implemented any mitigation measures to control or prevent such incidents in Fressingfield?
6. To what extent has SCC / AW / EA had regard to such incidents/reports when commenting on the drainage implications of each of the planning applications identified above?
7. Will any or all of the application sites drain into the same system/systems that are reported to flood in Cratfield Road?
8. If they do what is to stop further flood incidents involving the popping of manholes and sewage entering the Beck?
9. Can you please explain why each of the above developments is satisfactory from a drainage perspective?

Each of the three applications above are submitted in 'outline' but I am concerned that because of the nature of local objections drainage cannot be 'put off' until later (ie Reserved Matters) because I need to be sure that Fressingfield and its drainage system can cope with the outfall of some 200 more dwellings and estate roads. If not what new infrastructure will be required and can the developments fund this?

I have shared this email with SAFE, the Parish Council and then ward councillor Lavinia Hadingham because the questions I have raised are legitimate in the light of the alleged flooding incidents described to me. In the interest of transparency I believe your answers will help me and local people as well as the Mid Suffolk

Planning Committee properly weigh up, amongst other things, the likely drainage implications and potential harm of these proposals.

I would be happy to join you on site to discuss the issues if that would help

Thank you for your help and support

Kind regards

Vincent

Vincent Pearce

Principal Planning Officer

Development Management

Babergh & Mid-Suffolk - Working Together

vincent.pearce@baberghmidsuffolk.gov.uk

01449 724523

www.babergh.gov.uk www.midsuffolk.gov.uk

