

APPENDIX 2 – extract from Update Report to the 1st November 2023 Planning Committee.

AGENDA ITEM 6 - 22/00485/FUL – RED LANE, SOUTH NORMANTON

Additional neighbour representation received.

Regarding the recent bad weather and high percentage of rain fall in the area.

The field in which the proposed new dwellings are to be built on HAS flooded! The field acts as a run off for excess rain water from the properties already stood on Red Lane so what is going to happen if we loose the field to new properties?

The flooding is only going to get worst with having no where for the rain water to go. This is all very concerning in a area that has suffered and continues to suffer from subsidence. We know standing water and poor drainage are all contributing factors to subsidence.

The extra disturbance and ground works can only cause this to become a nightmare of a problem risking the safety of the properties already in situe.

The bottom line is that the area CANNOT safely accommodate the proposed dwellings due to risking further flooding and subsidence problems to the properties that are already here.

Concerns were raised in earlier representations in respect of flood risk, as summarised on page 59 the report and relevant consultation responses in respect of flood risk are summarised on pages 50 (BDC Drainage Engineer), 52 (Derbyshire County Council (Flood Risk Management) and 56 (Severn Trent Water).

As discussed in the report on page 67, the relevant consultees are satisfied, based on the analysis and assessments that have been undertaken, including appropriate flood risk assessments, that the site can be suitably drained through the use of a suitably designed water attenuation feature that is shown towards the south eastern corner of the development site.