



Reserved Matters Application – Anglian Water Response

If you would like to discuss any of the points in this document please contact us on 03450263912 or email planningliaison@anglianwater.co.uk.

AW Site Reference: 193661/1/0226877

Local Planning Authority: Fenland District

Site: Land East Of The Elms Chatteris Cambridgeshire

Proposal: Reserved Matters application relating to detailed matters of appearance, landscaping, layout and scale pursuant to outline permission F/YR22/0967/FDL to erect 54 x dwellings

Planning application: F/YR25/0350/RM

Prepared by: Pre-Development Team

Date: 30 May 2025

ASSETS

Section 1 - Assets Affected

There are assets owned by Anglian Water or those subject to an adoption agreement within or close to the development boundary that may affect the layout of the site. Anglian Water would ask that the following text be included within your Notice should permission be granted.

Anglian Water has assets close to or crossing this site or there are assets subject to an adoption agreement. Therefore the site layout should take this into account and accommodate those assets within either prospectively adoptable highways or public open space. If this is not practicable then the sewers will need to be diverted at the developers cost under Section 185 of the Water Industry Act 1991. or, in the case of apparatus under an adoption agreement, liaise with the owners of the apparatus. It should be noted that the diversion works should normally be completed before development can commence.

WASTEWATER SERVICES

Section 2 - Wastewater Treatment

When assessing the receiving water recycling centre's (WRC) dry weather flow (DWF) headroom we take the latest Q90 DWF figures, as verified by the Environment Agency and add to this, sites with planning consent.

Based on the above assessment Chatteris-Nightlayer Fen WRC is within the acceptance parameters and can accommodate the flows from the proposed growth.

Section 3 - Used Water Network

We have reviewed the applicant's submitted Drainage Addendum Part 1, 2 and Part 3 and consider that the impacts on the public foul sewerage network are acceptable to Anglian Water at this stage.

Section 4 - Surface Water Disposal

The preferred method of surface water disposal would be to a sustainable drainage system (SuDS) with connection to sewer seen as the last option. Building Regulations (part H) on Drainage and Waste Disposal for England includes a surface water drainage hierarchy, with infiltration on site as the preferred disposal option, followed by discharge to watercourse and then connection to a sewer.

We have reviewed the applicant's submitted Drainage Addendum Part 1 to Part 3 and it is stated that the surface water run-off from roof areas (i.e. dwellings / garages / car ports) will discharge to the proposed surface water sewer for discharge to the detention basins but also states the proposed surface water is going into a local watercourse. The applicant need to submit a clear drainage strategy indicating the surface water outfall for the site and the proposed discharge rates. Please note that all the surface water connections into Anglian Water network is subject to satisfactory evidence which shows the surface water management hierarchy as outlined in Building Regulations Part H has been explored. It is also stated that the receiving drainage system and detention basins will be offered for adoption by Anglian Water but the applicant is to contact Anglian Water for adoption of these features.