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**From:** EDWT PlanningConsultations  
<EDWT\_PlanningConsultations@eppingforestdc.gov.uk>  
**Sent:** 22 April 2022 13:49  
**To:** App Comment  
**Subject:** EPF-0463-20  
**Attachments:** EPF-0463-20 (15.2 KB)

FAO: Caroline Brown

With reference to this application:

**Address:** Land East Of 19, Orchard Way, Chigwell, IG7 6EE  
**Proposal:** Erection of a three storey building to provide 2 x 2 bedroom semi-detached houses with associated car parking, Amenity space and landscaping (Revision of EPF/ 0868/19).

I have reviewed the proposals indicated on the attached, in line with Epping Forest District Councils Local Plan Submission Version Policies and no further information has been supplied with regards to **flood risk mitigation measures / details of surface water**.

As such, unless this information is provided prior to the decision, please take comments within memo dated **15<sup>th</sup> May 2020** (see attached for reference) as my final comments on behalf of the Environmental protection and Drainage Team.

Kind Regards,  
Melisa

**Melisa Laycock-van Spyk**  
Flood Risk Engineer | Environmental Protection & Drainage

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**From:** EDWT PlanningConsultations  
<EDWT\_PlanningConsultations@eppingforestdc.gov.uk>  
**Sent:** 15 May 2020 11:45  
**To:** App Comment  
**Cc:** Caroline Brown  
**Subject:** EPF-0463-20  
**Attachments:** tmp44D3.pdf

FAO: Caroline Brown

Please see attached.

Kind regards,

Melisa Brushett  
Environmental Protection & Drainage

To: Caroline Brown  
Planning

From: Melisa Brushett  
Environmental Protection and Drainage

Date: 15th May 2020

Your ref: **EPF/0463/20**

Our ref: WK/202012139



## Epping Forest District Council

**Address:** land east of 19, Orchard Way, Chigwell, Essex  
**Proposal:** Erection of a three storey building to provide 2 x 2 bedroom semi-detached houses with associated car parking, Amenity space and landscaping (Revision of EPF/ 0868/19).

Having reviewed the above application I can provide the following comments:

The applicant has provided a flood risk assessment with the application and we agree with the findings in principal. **Therefore, please add a condition requiring that the development be carried out in accordance with the flood risk assessment (Ref 3563-ORCH-ICS-XX-RP-C-07.001, June 2019)**

As the development proposal has changed, the applicant must submit a revised drainage scheme with the pre and post development discharge rate from site as well as the proposed method of attenuation and flow control. The design should be clearly detailed in a drainage plan. **Please add condition SCN16 requiring approval of surface water drainage details by the Local Planning Authority prior to preliminary groundworks commencing** .

**Please also add a condition for approval of flood mitigation measures by the Local Planning Authority prior to development commencing.**

No objection to planning application in principle, subject to the approval/implementation of the requirements set out above by this team.

*m e m o*