

NORTHUMBERLAND

Northumberland County Council

MEMO

To: Rebecca Adams, Planning Officer

From: Cara Smith, Environmental Health Officer, Environmental Protection Team.

Date: 20/03/2017

Our Ref: SRU109943

Planning Ref: 17NP0026

Subject: Construction of 1no. holiday lodge

Location: Lodge 19, Otterburn Lodge Estate, Otterburn Hall Estate, Otterburn Hall, Northumberland, NE19 1HE

I refer to your consultation dated 03/03/2017 and attachments:-

- Application Form, Dated: 17/02/2017

Opinion

In principle this Service is in agreement with this proposal.

Recommended Conditions

1. Private Water Supplies

Prior to development commencing, written verification report shall be provided and agreed with the Local Planning Authority, to confirm that there will be a sufficient supply of wholesome water to serve the development. The written verification report shall be based on the average household consumption of 200 litres per person per day. The verification report should include a detailed assessment, prepared by a suitably qualified person (hydrologist), which indicates the suitability of the water supply with regard to quantity and quality of water available and include, if necessary, any methods needed to improve the supply. Thereafter, the development shall be connected to the water supply and any identified approved improvements to the water supply shall carry out prior to the occupation of the premises.


Reason: In the interest of public health and in order to ensure that an adequate private water supply in terms of both wholesomeness and sufficiency can be provided to meet the requirement of the development.

All recommended conditions above should be subject to confirmation by Development Services Legal Team, to ensure they are enforceable.

Informative

The effectiveness of the development's design in ensuring that a nuisance is not created, is the responsibility of the applicant / developer and their professional advisors / consultants. Developers should, therefore, fully appreciate the importance of obtaining competent professional advice.

In all cases, the Council retains its rights under the Section 79 of the Environment Protection Act 1990, in respect of the enforcement of Statutory Nuisance.

| | Name | Signature |
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| Prepared by | Cara Smith |  |
| Checked by | David Lathan | |