

1a Turnlee Road Glossop

This report concerns the proposed development of two detached dwellings on the plot located along a residential road in Glossop and concerns surface water drainage.

Currently the only hard surfaces on the site are an existing garage, which is to be demolished and a shared tarmac driveway 21metres x 4.5 metres giving access from Turnlee Road to 1a and the two new dwellings, this will be retained as existing

With regards to the new development hard surfaces will be the roofs of the two dwellings and their garages. The rain water from these will be piped to discharge into Long Clough Brook, as shown on drawing S/03. Observation of the Brook in periods of extremely heavy rainfall, when flood alerts had been issued in the local area, revealed that the level rose between 150mm and 200mm leaving plenty of spare capacity to accept the addition from two modest sized dwellings

Any extended drive way and hardstandings on the site will be of permeable paving all as shown on drawing S/01 which means the overall drainage of the site by infiltration is unaltered