

Ms Hannah Varley
High Peak Borough Council
Development Control
Municipal Buildings Market Place
Glossop
Derbyshire
SK13 8AF

Our ref: LT/2025/129126/01-L01
Your ref: HPK/2024/0283
Date: 07 March 2025

Dear Ms Varley

**DISCHARGE OF CONDITIONS 4,6 AND 7 IN RELATION TO HPK/2024/0283
OFFICE, LIME TREE PARK, DUKES DRIVE, BUXTON, DERBYSHIRE.**

Thank you for referring the above application and which was received on 19 February 2025.

Condition 4

We have reviewed the submitted plans (drainage plan & feasibility plan) and do not consider that these are sufficient to allow the discharge of condition 4.

Comprehensive and detailed information about the scheme, including sewage pipework specifications (in Source Protection Zone 1) for foul drainage must be submitted to and approved in writing by the local planning authority.

Providing complete information on the agreed sewage pipework is crucial, as the proposed development poses a risk to groundwater, which is particularly sensitive in this location due to the following factors:

- The site is within Source Protection Zone 1.
- The site is located on a principal aquifer with high vulnerability.

Yours sincerely

**Mr Nick Wakefield
Planning Specialist**

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End