

- viii. ***The development hereby permitted shall not commence until drainage plans for the disposal of foul and surface water flows have been submitted to and approved by the Local Planning Authority. The scheme shall be implemented in accordance with the approved details before the development is first brought into use.***

Reason: To ensure that the development is provided with a satisfactory means of drainage as well as reduce the risk of creating or exacerbating a flooding problem and to minimise the risk of pollution, in accordance with policy DM7 of the adopted Site Allocations and Development Management Policies Plan Document (2016).

All foul and surface water arising from the proposed development will discharge to the existing 6-inch main sewer, which runs from Upper Bond Street through the central courtyard and access routes, continuing towards Druid Street. This established drainage route will be retained and utilised, with new connections made to the existing system. No changes to the alignment or capacity of the existing sewer are proposed, and the arrangement reflects the current drainage pattern of the site.

See below plan.



Green is the main sewer lines that are being run for the residential flats.

Red are the existing surface water drainage points from roof gutters.

Blue are drainage points within the courtyard