

CRANLEIGH FLOOD FORUM

Note of Meeting: 24 July 2017, Cranleigh Village Hall

Present:

The Rt Hon Anne Milton MP (Chair)	Mark Matthews, Thames Water
Steve Robjohns, Public Health England (PHE)	Paul Hudson, Environment Agency (EA)
Sue Pennison, Drinking Water Inspectorate (DWI)	Tom Pooley, Surrey County Council (SCC)
Waverley Borough Council (WBC):	Tabitha Whitcombe, National Flood Forum
Peter Cleveland, Planning	Stuart Copping, Surrey County Council
Graham Parrott, Planning	In the audience:
William Gibb, Planning Enforcement	Cllr Mary Foryzsewski
Nick Laker, Engineers	Cllr Liz Townsend
Richard Homewood, Environmental Services	Cllr Patricia Ellis
Beverley Bell, Clerk, Cranleigh Parish Council	Cllr Jim Edwards
Sarah Coleby, Office of Anne Milton MP	Cllr Stewart Stennett
Cyril Mitkov, Thames Water (TW)	Cllr Jeannette Stennett
Simon Hughes, Thames Water	Parish Councillors – 4 in addition to those above
Justin Camis, Thames Water	40+ residents

Apologies:

County Cllr Andrew Povey
Surrey Wildlife Trust

National Flood Forum: Tabitha Whitcombe attended to help residents pull together the right questions and an Action Plan, working with officers and Borough and Parish Councillors.

WATER:

Source: TW confirmed that water is extracted from boreholes north of Cranleigh, not from Cranleigh Waters, and not from the outflow from the sewage treatment works.

Capacity: TW confirmed there is sufficient water to meet current needs and projected growth up to 4000 homes. They need to build a new trunk main from Netley Mill, which will be in the 2020-2025 investment bid cycle. An increase in the number of homes supplied requires an increase in flow but not an increase in pressure.

Pipes – Asbestos, white and blue: Sue Pennison said regulations say a water company cannot supply anything which is harmful to consumers' health. The DWI goes to the World Health Organisation (WHO) guidelines as the reference. The latest evidence they are using comes from the International Association for Research into Cancer (2012), Healthy Canada (2006-2012) and a 2014 report. Steve Robjohns (PHE) said the WHO is now considering areas for future work, and he and Sue are requesting the addition of asbestos research next year. PHE is currently revising its own guidance. Concern was expressed by those present that there are actions being taken by other countries that don't reflect the research that was referenced by DWI and PH England

ACTION PLAN: ESTABLISH WORKING GROUP:

Adrian Clarke, Cllr Liz Townsend, Gill Middleton, Steve Robjohns PHE, Richard Homewood WBC
Task – to assess further the evidence base

Pipe Bursts: The record showed in Cranleigh the following pipe bursts:

2013	9 on Ridgeway
2014	23
2015	15

2016 16

2017 12

TW reported that most years were fairly normal for their network.

A resident asked for Summerlands to be kept under review, after 2 major breaks this year.

TW has 6 civil engineering partnerships who work to replace pipes, but there has to be a business case to replace not repair.

ACTION PLAN: TW to provide statistics: Pipe bursts per head of population, Cranleigh/TW area/UK if figures available.

Residents are concerned about pipes at the end of life, possibly increasing rate of 'exfoliation' or erosion. Cranleigh has unusually high concentration of asbestos pipes (39.6%) compared to 2% in TW's area overall.

SEWAGE:

Treatment Works: Anne Milton had joined Cranleigh Society and Parish Councillors to visit the treatment works before the Forum, to view the full process and improvements.

The EA clarified that the content of the outflow from a sewage plant, the concentration of pollutants, and the load into and flow of the receiving river combine to provide water quality levels.

TW has responsibility to the point of discharge.

EA issues a permit to discharge.

The Local Plan projects housing numbers.

Informs TW, to plan for impact of that housing on the water course

TW need to ask EA to revise their permit.

EA assess the impact.

Concern was expressed about odour affecting some of the planned development close to the treatment works

WBC planners work closes with EA and TW. They produced a water quality assessment by AMEC ahead of the Examination in Public of the Local Plan. There was some concern however that a water cycle study should have been done much sooner in the process, and several large planning applications have gone through without this. Planners recognise that more work is needed to look at the upgrades needed, although they pointed out that the Planning Inspector had not raised any particular points.

ACTION PLAN: ESTABLISH WORKING GROUP to monitor and report

Cllrs Foryszewski, Townsend, Ellis, Parish Councillors (other Councillors would also be welcome to join), Cranleigh Society, EA, TW, WBC Planners and Environmental Health

Task: EA to determine classification of stream (it appears that the 'poor' classification was left out of the submission to the Planning Inspector); revise discharge permit; review mitigation required.

Meet by September and report back to Forum in October.

GRAMPIAN CONDITIONS - PLANNING

Conditions imposed by planners to prevent development taking place until developer has taken an action. Example: prior to beginning development, developer shall submit full details of foul drainage (or can be highways).

If imposed at outline planning stage, developer can apply to vary condition at detailed planning stage. Example – request by Cala Homes refused.

Officers assess if harm results, and take considered approach.

Example – Crest started work prematurely, but as information required had been supplied, only administrative procedure incomplete, so no need to serve formal notice.

Enforcement:

Officers stressed how much they rely on reporting by the public – and asked for this to be channelled through Borough Councillors

ACTION PLAN: REPORT ON MAJOR SITES – Planners to report to Parish Clerk on progress on major sites (WBC Councillors and Planners to agree sites involved) to report via newsletter or on website.

ACTION PLAN: RESIDENTS TO ASSIST – Note from planning and enforcement team to Parish Council to encourage residents to report planning infringement via Borough Councillors

MIS-CONNECTIONS: TW pointed out that foul drainage and rainwater drainage should be connected separately: foul drainage to the sewer, rainwater or surface water drainage to a variety of methods (holding ponds, gulleys, water courses).

This had not always been so, and TW had reported just last week, after 8 years, that the stream behind the High Street had finally been cleared where homes had been discharging foul drainage. They have no powers to enforce and they had to negotiate.

STATUTORY CONSULTEES:

WBC make planning decisions

SCC is a statutory consultee as Lead Flood Authority, for developments of 10 or more dwellings, and can recommend refusal if they consider development would make flood risk worse.

It was pointed out that some recent developments were given outline permission before current flood risk requirements. Residents are understandably concerned about who takes responsibility if they suffer flooding (who is legally liable?).

A resident also referred to a Met Office report published today suggesting that winter rain is likely to be shorter and sharper. Will SUDS (Sustainable Drainage Systems) and sewage treatment works cope?

Planners pointed out that SUDS can actually improve flood risk by capturing run off, for instance into holding tanks or ponds and releasing it more slowly into the water course.

ACTION PLAN: LOCAL RECORDING OF SMALL BUT SIGNIFICANT FLOODING EVENTS:

Beverley Bell to publish reporting form on Parish Council website and include reference in next newsletter.

Residents to submit reports and photos of flooding (roads, fields, gardens, streams/rivers) to Parish Council to maintain log. This information is crucial in demonstrating any changes.

AGREED: CONSISTENCY is an absolute requirement from statutory agencies and planners, who must take a clear line and not deviate.

NEXT MEETING:

10.30 am on Friday 10 November 2017 at Cranleigh Band Room, Village Way, Cranleigh GU6 8AF