

Mr Mark Moore
Craven District Council
Development Management
Council Offices Granville Street
Skipton
North Yorkshire
BD23 1PS

Our ref: RA/2017/136323/01-L01
Your ref: 30/2017/17787
Date: 08 March 2017

Dear Mr Moore

OUTLINE APPLICATION FOR RESIDENTIAL DEVELOPMENT OF 45 DWELLINGS AND ASSOCIATED WORKS, WITH MEANS OF ACCESS FROM SKIPTON ROAD, GARGRAVE (APPEARANCE, LANDSCAPING, LAYOUT AND SCALE RESERVED) LAND OFF SKIPTON ROAD, GARGRAVE, SKIPTON

Thank you for consulting us on the above application.

Provided that the proposed development is built in accordance with the submitted Flood Risk Assessment (FRA) then we have no objections.

This position is based on the level information provided within the FRA and the in-depth modelling undertaken on likely flood flow routes, mechanisms and flood levels. The site levels from the topographic survey and the road levels suggest that the site would not flood during a 1% flood event from the River Aire. The more detailed modelling and resulting flow routes for the overland flows from Eshton Beck also suggests that the site would not be impacted from flooding from the North, as these flows would be intercepted by the canal and discharge via the canals overflows downstream.

We are aware that the applicant currently has a formal flood map challenge being undertaken.

If you have any further questions, please do not hesitate to contact me.

Yours sincerely

Rachel Clarke-Wood
Planning Advisor

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