



Date: Tuesday, 7 September 2021

Time: 2.00 pm

Venue: Council Chamber, Shirehall, Abbey Foregate, Shrewsbury, SY2 6ND

Contact: Tim Ward, Committee Officer  
Tel: 01743 257713  
Email: [tim.ward@shropshire.gov.uk](mailto:tim.ward@shropshire.gov.uk)

## SOUTHERN PLANNING COMMITTEE

### SCHEDULE OF ADDITIONAL LETTERS

**NOTE:** This schedule reports only additional letters received before 5pm on the day before committee. Any items received on the day of Committee will be reported verbally to the meeting

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<b>SOUTH PLANNING COMMITTEE</b>		
<b>SCHEDULE OF ADDITIONAL LETTERS</b>		
<b>Date: 7 September 2021</b>		
<b>NOTE: This schedule reports only additional letters received before 5pm on the day before committee. Any items received on the day of Committee will be reported verbally to the meeting</b>		
<b>Item No.</b>	<b>Application No.</b>	<b>Originator:</b>
5	20/03751/FUL	Planning Officer
Delete 'unless otherwise approved in writing by the LPA' from Condition 6		
<b>Item No.</b>	<b>Application No.</b>	<b>Originator:</b>
5	20/03751/FUL	Objector
<p>We are attaching evidence of our bore hole ie the borehole logs and a copy of the application form to BGS to have it registered.</p> <p>They have told us it should show on the register on Monday. Please could this be included now you have evidence on the application and your report.</p> <p>We would like to point out The Bungalow's water supply is from their private bore hole and that is not registered on the BGS map either. We are correcting the error now we know about our borehole not being in the map.</p> <p>I am including a copy of an email written to me by Mr Richard Cheal (attached) a senior hydrogeologist for WSP. He agrees with the conclusion from Hughes Environmental, the proposed alterations to the watercourse this likelihood of contamination infiltration through shallow soils will increase. There is risk of infiltration from the septic tank reaching our bore hole.</p> <p>We have NOT had to bring water in for 9 years this is another untruth, only since the applicants broke the law and filled in the watercourse.</p> <p>Water is a basic need. Can we say imagine if you could not turn on the tap and have a drink of water instead you had to get it from a container and check there is enough for a family of five, during these stressful times. We have to do this even for cooking. We are a family, I brought my children up to care about others They are definitely seeing the worst of human nature.</p> <p>Please put this on the planning portal for the applicants and agent to see the affect it has on our family's every day life .</p>		
<b>Item No.</b>	<b>Application No.</b>	<b>Originator:</b>
5	20/03751/FUL	Objector
<p>Good Morning ,</p> <p>As promised on Friday your borehole has now been accessioned and registered with us at the British Geological Survey</p> <p>The registration number is SO49SE/54</p> <p>With Thanks and Kind Regards</p>		

<b>Item No.</b>	<b>Application No.</b>	<b>Originator:</b>
5	20/03751/FUL	Objector
Please find attached the logs of our bore hole for Ragdon Manor. All these Details will be on the bgs site as proof of our bore hole on Monday. Please can this be included on any maps of the application and summary (attached)		
<b>Item No.</b>	<b>Application No.</b>	<b>Originator:</b>
5	20/03751/FUL	Objector
<p>Dear Sir,</p> <p>I am sending you some photographs to try and explain why we are so concerned about this application.</p> <p>The first is our borehole, our only supply of water. There is no mains water here. It is located just inside our gate. You can see the manhole for the bore hole, and inside the manhole , if you need more i can send more, behind you can see the bungalows land above our property and their septic tank.</p> <p>Another photograph shows how far they have dug down around their septic tank to lower the land.</p> <p>More concerning is the pipe they have installed in the ground in the open watercourse. According to the planning portal Shropshire Councils head of flood risk thinks this is acceptable.</p> <p>Once more it is acceptable to site a building over the watercourse that has been infilled. The development is very visually obtrusive. Its is not small it is 13.5 meters long x 9.1 meters wide 4.3 meters high covering an area of 114 square meters. A double garage is only 36 square meters. It is a domestic house, they are not a farm and not connected to a farm.</p> <p>I noticed in the conclusion on the planning portal it states Agricultural Enterprise would this be used for business purposes? They stated it was for own private use.</p> <p>I am</p> <p>Also sending photographs of maps showing the watercourse and where it flows. This is not the same as the applicants plans. The applicants have diverted water and run the risk of flooding peoples homes and land. I have had it confirmed it is illegal to fill in or reduce the flow of a watercourse. They have not got consent to alter the watercourse. I am asking again please can we have a site visit as a matter of urgency. The planning meeting is in the 7th September. We are family and we are having to buy drinking water since the applicants filled in the watercourse , by doing this they have increased our risk of bacterial contamination in our water supply as per our survey carried out by Hughes Environmental, details are on the planning portal.</p>		
<b>Item No.</b>	<b>Application No.</b>	<b>Originator:</b>
5	20/03751/FUL	Objector
<p>We have had a notification the above application for the bungalow Ragdon will be heard on 7th September.</p> <p>I wish to make representation . I have emailed so many times to ask if we could have a site visit but as yet no one has been to see how this development is going to effect our home, please could we have a meeting before the planning meeting to show the planning office where the Bore hole is sited . The bore hole on the register is not our bore</p>		

Hole there has been an error. I have sent the invoice to yourselves as proof of our bore hole.

Mr & Mrs Morris have illegally filled in the watercourse with no permission being granted. I have submitted a letter from the Environment agency confirming it is a watercourse and permission would be needed. The Environment agency have stated they do not encourage infilling of watercourses. The applicants have increased the flood risk by diverting water, I have sent video evidence of this to the council.

How can a building that large be structural safe. Sited over of an infilled watercourse. The sheer negligence of putting a building over a watercourse surely needs to be considered.

The applicants are not farmers , why  
Are they asking for an agricultural implement storage building.

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# POWYS DRILLING SERVICES

## BOREHOLE CONSTRUCTION RECORD

Customer Name Mr. S. Yeaton

Site Address Ragdon Manor Farm  
Acton Scot  
Church Stretton. N.G.R. \_\_\_\_\_

Location of B/Hole \_\_\_\_\_

Borehole Dia.	<u>200 mm</u>	Dia. from	<u>0</u>	to	<u>13½</u>	m
	<u>150 mm</u>	Dia. from	<u>13½ m</u>	to	<u>58½</u>	m
Casing Details	Solid Steel	<u>150</u>	mm from	<u>0</u>	to	<u>13½</u> m
			mm from		to	m
Liner Details	(mdpe - 100mm)	Plain	from	<u>0</u>	to	<u>40½</u> m
		Slotted	from	<u>40½</u>	to	<u>58½</u> m
Borehole Chamber Constructed?		<input checked="" type="radio"/> Yes / No				

### Strata Log

From	To	Description of Strata
0	3'	RUBBLE/HARD CORB/TARMAC.
3'	44'	Soft UNSTABLE GRITSTONES.
44'	170'	GRITSTONE.
170'	185'	Brown soft GRITSTONE.
185'	195'	GRITSTONE.

Date Drilling Commenced 11<sup>th</sup> Feb 2012 Date Completed Drilling 14<sup>th</sup> Feb 2012

Water Struck at 90' & 120 FT.

Flow Rates Approx 15 G/min with Air Test. Rest Level \_\_\_\_\_

Driller Signature B.K. Jones

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CONFIRMATION OF POSSIBLE INFILTRATION OF  
> BOREHOLE DUE TO FILLING IN OPEN WATERCOURSE  
**Fwd: REF: 4403306. Planning Application Number 20/03751/FUL**

nicky yeadon <nicky.yeadon123@gmail.com>  
Reply-To: nicky yeadon  
To: SIMON YEADON

Saturday, 4 September 2021 17:06:55

----- Forwarded message -----

From: **Richard Cheal** <>  
Date: Tue, 13 Oct 2020 at 19:50  
Subject: REF: 4403306. Planning Application Number 20/03751/FUL  
To: nicky yeadon <>  
Cc: Mathieu Faure <>

Dear Mrs Yeadon,

Many thanks for your email and your subsequent email containing the response from Hughes Drilling. I have had the opportunity to remind myself with what was discussed and actioned two years ago.

I'm sorry to hear you appear to be having the same issues reoccurring. Since 2018 there have been a number of changes to the management of land drainage issues. If I may, I shall pass on your enquiry to Mat (cc'd) who covers your area of Shropshire; he will lead on this and I will assist him with any information from our previous correspondence that may be relevant to your current issue.

However, as groundwater is my area of expertise I would like to discuss the issue related to the borehole construction. Although I potentially disagree with some statements in the Hughes Drilling report, I do agree with the report's general conclusions that with the proposed alterations to the watercourse the likelihood of contaminant infiltration through the shallow soils will increase. There is a risk of infiltration from a septic tank reaching your borehole, especially as it appears to be located within the 50m proximity WHO guideline value. However without understanding the groundwater flow mechanisms and the rates of abstraction at this location in more detail, I wouldn't be able to comment on the magnitude of the risk. Were you ever supplied with the borehole construction logs from Powys Drilling in 2012? Has your water ever been tested during this period? Do you record the volumes abstracted?

Look forward to hearing from you,

Kind regards

Richard

Richard Cheal

Land Drainage Officer / Hydrogeologist

Flood and Water Management Team



nicky.yeadon <nicky.yeadon123@gmail.com>

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**Fwd: Confirmation and Acknowledgement of BGS Data Submission Id  
CB1A39AAB7973686E0539594ABC00BEC**

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<simon.yeadon@btinternet.com>  
To: <nicky.yeadon123@gmail.com>

Fri 3 Sep, 17:01

Sent via BT Email App

From: ngdc@bgs.ac.uk  
Sent: 3 September 2021 4:59:58 pm GMT+01:00  
To: simon.yeadon@btinternet.com  
Cc: ngdc@bgs.ac.uk  
Subject: Confirmation and Acknowledgement of BGS Data Submission Id CB1A39AAB7973686E0539594ABC00B  
EC

Dear Simon Yeadon,

Thank you for depositing data with the NGDC.  
NGDC staff will review your data and assess whether it meets the criteria for addition to the Data Centre. If we have any additional questions regarding your data, then we will contact you using the details you provided.

**Deposit Summary**

Are you the sole owner of the data?: Yes  
Name: Simon Yeadon  
Organisation: Private individual  
Email: simon.yeadon@btinternet.com  
Phone: 07951741955  
Address: Ragdon manor, church stretton, shropshire, Sy67ez.  
Data source: Statutory  
Data title: Ragdon Manor  
Data description: Water bore hole  
NGR sample: No  
Keywords: bore hole log  
Geographical extent: SO45834,91533  
Confidentiality: Open, available for general disclosure.

**Files**

CCF\_000391.pdf Bore log for private water supply  
Please quote reference Id CB1A39AAB7973686E0539594ABC00BEC in any correspondence.

Many thanks,  
NGDC Data Ingestion Team

National Geoscience Data Centre (NGDC)  
British Geological Survey, Keyworth, Nottingham, NG12 5GG  
Email: ngdc@bgs.ac.uk

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Liner Details	(mdpe - 100mm)	Plain	from	0	to	40½
		Slotted	from	40½	to	58½

Borehole Chamber Constructed?  Yes /  No

**Strata Log**

From	To	Description of Strata
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