

Healthy, Green & Sustainable Communities

*air quality
and drainage.*

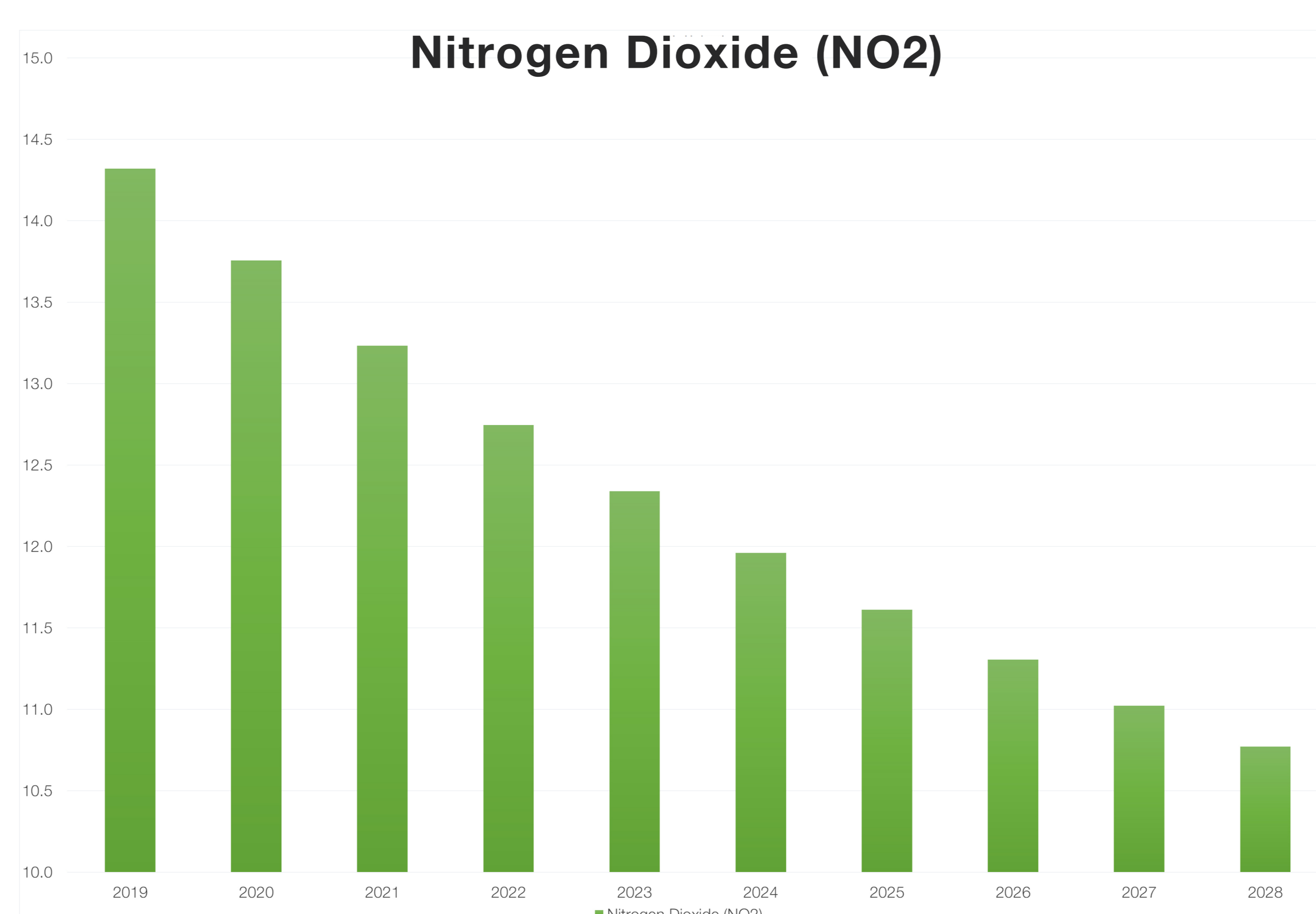
Air Quality

The draft Local Plan requires all new sites to have regard to air quality impacts. Steeple View will be carefully delivered to ensure we comply with local and national air quality standards. The development will also include landscape buffering to the south of the site to improve the impacts of air quality around the A127.

The nitrogen dioxide (NO₂) concentrations, predominantly from vehicular emissions on A127, are projected to show continual reduction over the next 10 years.

This is attributed to newer, more efficient cars and also to increase sustainable modes of transport such as trains, buses and cycles.

Best practice air quality monitoring and detailed dispersion modelling is being undertaken so that we can deliver a sustainable new development in Basildon. We will continue to work closely with Basildon Borough Council and Essex County Council to ensure we comply with their requirements.



Data Source - <https://uk-air.defra.gov.uk/data/laqm-background-maps?year=2015>

Surface Water

Surface water run-off from the site is required to be attenuated and discharged at a controlled rate. The development proposes to utilise a combination of SuDS techniques including open attenuation (basins), below ground attenuation (tanks) and permeable paving. The surface water run-off will be discharged direct to the River Crouch located to the north of the site.

Foul Water

Foul water from the development will discharge to the existing Anglian Water foul water sewer in Dunton Road. The site lies in the catchment of Basildon Water Recycling Centre which has capacity to accommodate flows from the site.