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Sent: 01 April 2025 08:53

To: Planning Enquiries <planningenquiries@herefordshire.gov.uk>

Subject: P250524 - Oak Cottage, HR7 4PA

Importance: High

P250524

Oak Cottage Norton Bromyard Herefordshire HR7 4PA

Change of use of residential annexe to use as holiday accommodation (retrospective) and proposed use of land for glamping (4 no. bell tents) with associated facilities.

Please be aware that this property is understood to be served by a private potable water supply. Consideration should therefore be given to potential impacts of the proposal on the water quality and sufficiency of the supply and to ensure that the supply is sufficient to serve the proposal.

Applicants also need to be aware that providing holiday accommodation would change their water usage category from a single domestic to a Regulation 9 (commercial) property. Under the Private Water Supply (England) Regulations 2016, monitoring of Regulation 9 supplies must be carried out in accordance with schedule 2 to the Regulations and any additional monitoring that the risk assessment shows to be necessary. Risk Assessments will therefore need to be undertaken every 5 years in addition to annual sampling. Fees for this service will be charged to the responsible person at the rate set by the Local Authority.

Kind regards

Private Water Team

Environmental Health & Trading Standards

Economy and Environment Directorate

Herefordshire Council, Plough Lane, Hereford, HR4 0LE

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