



MEMORANDUM / MEMORANDWM

Oddiwrth/From:	Ceredigion County Council – Public Protection
I/To:	Ceredigion County Council – Development Management
Cyf/Ref	A210221
Proposal / Cynnig	Change of use of land for the stationing of up to 6no. glamping tents, 1no. activity tent with associated ancillary facilities and car parking
Address / Cyfeiriad	Pantygorlan, Ystumtuen, Ceredigion, SY23 3AE
Dyddiad/Date	18/10/2021

COMMENTS / NODIADAU

I refer to the above application and make the following comments in relation to the potential impact of the proposed development on residential amenity and pollution to the environment.

Local Water Supply

We have concerns about the impact this proposed development would have on the wholesomeness of water provided by existing private water supplies in the vicinity. In particular, our concerns relate to potential depletion of the overall quantity of potable water for nearby residential dwellings. Although there are several single use standalone wells or springs in the vicinity, all will have communal use from the same local groundwater reservoir which will be of finite quantity and subject to seasonal drought such as the drought observed in the locality during the summer of 2018.

At maximum capacity, the proposed development may have up to 36 temporary residents at any one time. A benchmark for daily human consumption of water is 150 litres so there is a potential for an additional daily demand of 5,400 litres a day. This creates substantial additional loading onto the existing water table. **Insignificant information has been provided in the application to address these concerns and to justify that such a demand would not lead to a depletion of local water supply.**

Human Waste

The applicant has stated that the intended means of foul waste disposal is via composting toilet. I understand that solid waste in such a facility is composted in situ however it is not clear where wastewater flows to in such a facility and where it is directed to. Wastewater must be controlled at all times to prevent pollution to the environment. **Insignificant information has been provided to elucidate the proposals for disposal of wastewater.**

I recommend that there is insufficient information submitted with the application to address the concerns above and that therefore the application is refused.

Mr Geraint Lewis

Senior Environmental Health Officer