



Planning and Development Services
Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

Developer Services
Southern Water
Southern House
Sparrowgrove
Otterbourne
Hampshire
SO21 2SW

Tel: 0330 303 0119

Email: developerservices@southernwater.co.uk

Your Ref

BN/2/14/PO

Our Ref

PLAN-005105

Date

28/01/2014

Dear Sir

Proposal: Application to modify a Planning Obligation dated 04/08/10 under planning application no. BN/27/09 to vary the percentage of affordable housing from 40% to 30%.

Site: Angel's Nursery, Yapton Road, Barnham, PO22 0AY.

BN/2/14/PO

Thank you for your letter of 08/01/2014.

Southern water would have no objections to the proposed changes in percentage of affordable housing. Our previous comments remain valid for the development as a whole.

It appears that applicant is proposing to divert public foul rising main. Southern Water requests a formal application for sewer diversion under S185 of Water Industry Act 1991 in order to divert any public sewer. For further advice, please contact Southern Water, Southern House Sparrowgrove, Otterbourne, Hampshire SO21 2SW (Tel: 0330 303 0119) or www.southernwater.co.uk.

Please note:

1. The 300 mm BAC (Bonded Asbestos Cement) foul rising main requires a clearance of 3 metres either side of the sewer to protect it from construction works and allow for future access for maintenance.
2. No development or new tree planting should be located within 3 metres either side of the centreline of the public sewer.
3. No new soakaways should be located within 5 metres of a public sewer.

4. All other existing infrastructure should be protected during the course of construction works.

Alternatively, the applicant may wish to amend the site layout, or combine a diversion with amendment of the site layout. If the applicant would prefer to advance these options, items (1) – (4) above also apply.

In order to protect drainage apparatus, Southern Water requests that if consent is granted, a condition is attached to the planning permission. For example "The developer must advise the local authority (in consultation with Southern Water) of the measures which will be undertaken to divert the public sewers, prior to the commencement of the development."

Yours sincerely

A black rectangular box redacting the signature of the person representing Developer Services.

Developer Services

SOUTHERN WATER



The positions of pipes shown on this plan are believed to be correct, but Southern Water Services Ltd accept no responsibility in the event of inaccuracy. The actual positions should be determined in situ.

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O.S. REF: SU9604SW

Scale: 1:2874

Screen Print

WARNING: BAC pipes are constructed of Bonded Asbestos Cement

WARNING: Unknown (UNO) materials may include Bonded Asbestos Cement



Printed By: Ponnarv

Date: 27-1-2014

Southern Water MapGuide Browser

Requested By:





Planning and Development Services

Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

Your Ref:
BN/27/09/
Our Ref:
S/AR/2010/27
Date:
23/02/2010

Dear Sir

Outline application for demolition of all existing buildings/structures & redevelopment with up to 100 dwellings (including up to 40 affordable homes) together with associated open space, landscaping & access improvements Angels & Hyde Nurseries Yapton Road Barnham PO22 0AY BN/27/09/

Thank you for your letter of 14/01/2010

Foul Water Drainage:

Following initial investigations, there is currently inadequate capacity in the local network to provide foul sewage disposal to service the proposed development. The proposed development would increase flows to the public sewerage system, and existing properties and land may be subject to a greater risk of flooding as a result. Additional off-site sewers, or improvements to existing sewers, will be required to provide sufficient capacity to service the development. Section 98 of the Water Industry Act 1991 provides a legal mechanism through which the appropriate infrastructure can be requested (by the developer) and provided to drain to a specific location.

Should this application receive planning approval, please include, as an informative to the permission, the following requirement:

"The applicant/developer should enter into a formal agreement with Southern Water to provide the necessary sewerage infrastructure required to service this development. Please contact Atkins Ltd, Anglo St James House, 39A Southgate Street, Winchester, SO23 9EH (tel 01962 858688), or www.southernwater.co.uk"

We request that should this application receive planning approval, the following condition is attached to the consent: "Construction of the development shall not commence until details of the proposed means of foul sewerage disposal have been submitted to, and approved in writing by, the Local Planning Authority in consultation with Southern Water."

Surface Water Drainage:

Our initial investigations indicate that there are no public surface water sewers in the

area to serve this development. Alternative means of draining surface water from this development are required. This should not involve disposal to a public foul sewer.

We request that should this application receive planning approval, the following condition is attached to the consent: "Construction of the development shall not commence until details of the proposed means of surface water disposal have been submitted to, and approved by, the Local Planning Authority in consultation with Southern Water."

Yours faithfully

Network Development
Atkins Ltd, for Southern Water

Tel: 01962 858686

Fax: 01962 810296

E mail: southernwaterplanning@atkinsglobal.com