Southern Water

ATKINS

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Planning and Development Services
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ARUN DISTRICT COUNCIL
10 JAN 2011
RECEIVED

Your Ref
FP/241/10/
Our Ref
S/AR/2010/241
Date
06/01/2011

Dear Sir

Proposal: 1no. bungalow & associated parking & external works (re-submission following FP/155/09/)
Site: 21 Uppark Way, Felpham, Bognor Regis, West Sussex PO226QQ.
FP/241/10/

Thank you for your letter dated 17/12/2010.

Please find attached a plan of the sewer records showing the approximate position of a public sewer crossing the site. The exact position of the public sewers must be determined on site by the applicant before the layout of the proposed development is finalised.

It might be possible to divert the public sewer, so long as this would result in no unacceptable loss of hydraulic capacity, and the work was carried out at the developer's expense to the satisfaction of Southern Water under the relevant statutory provisions.

Should the applicant wish to divert apparatus:

1. The 525 mm diameter sewer requires a clearance of 3.5 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 5m of a public sewer.
4. All other existing infrastructure should be protected during the course of construction works.

Contd.

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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".

Southern Water requires a formal application for a connection to the public sewer to be made by the applicant or developer.

We request that should this application receive planning approval, the following informative is attached to the consent:

"A formal application for connection to the public sewerage system is required in order to service this development".

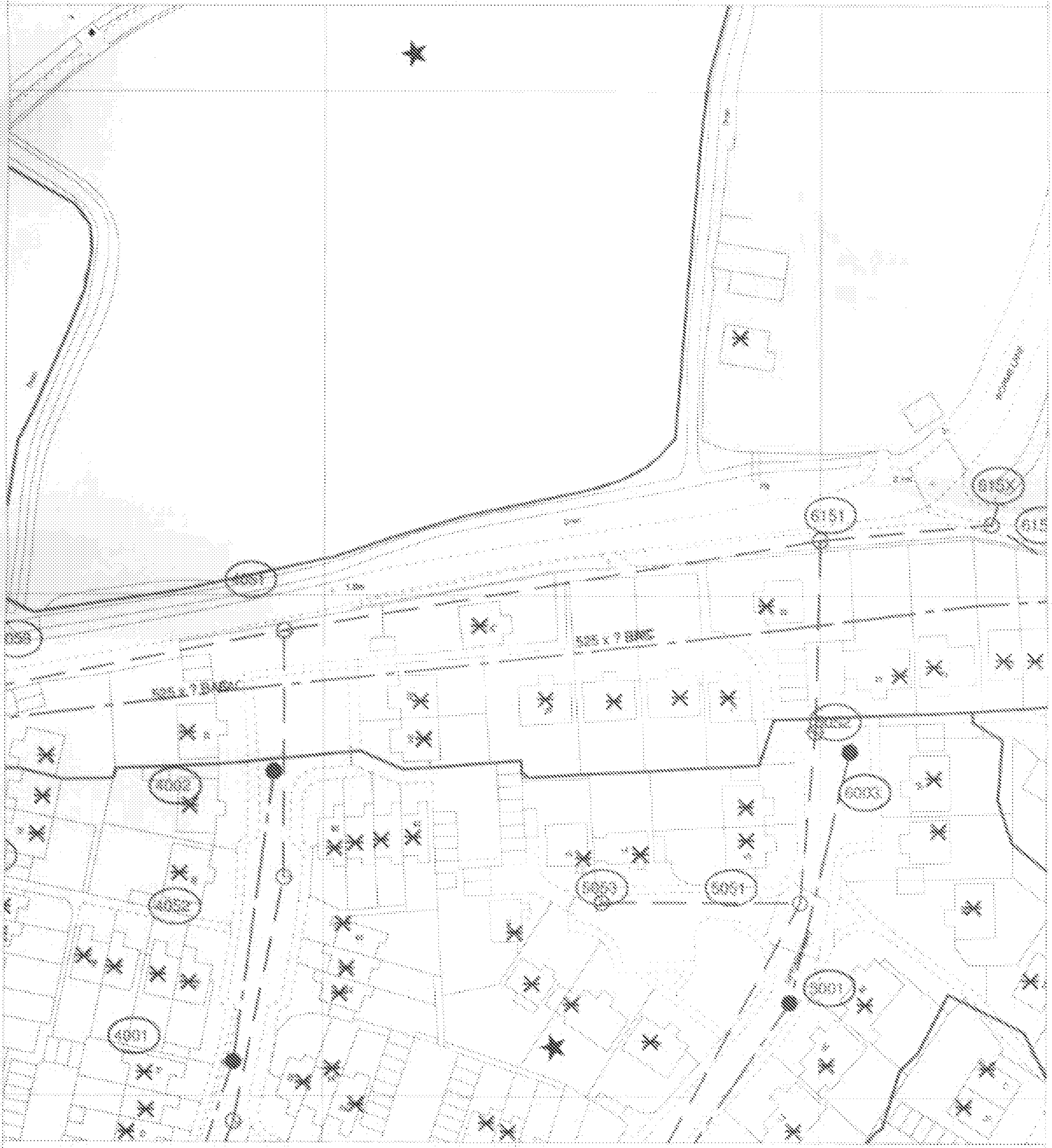
The Council's Building Control officers or technical staff should be asked to comment on the adequacy of soakaways to dispose of surface water from the proposed development.

For further advise, please contact *Atkins Ltd, Anglo St James House, 39A Southgate Street, Winchester, SO23 9EH (Tel 01962 858688), or www.southernwater.co.uk*.

Yours faithfully

[redacted]

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 on site.

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Southern Water

O.S. REF: SU9601SE	Scale: 1:1000
Screen Print	

WARNING: BAC pipes are constructed of Bonded Asbestos Cement

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

N

Printed By: Ponnanv	Date: 20-12-2010
Southern Water MapGuide Browser	
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