

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

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



Your Ref
WA/32/17/HH

Our Ref
PLAN-018394

Date
15/06/2017

Dear Sirs,

Proposal: Demolition of existing garage & shed & erection of single storey rear & two storey side extensions.

Site: Pound Cottage, The Street, Walberton, BN18 0QA.
WA/32/17/HH

Thank you for your letter of 15/05/2017.

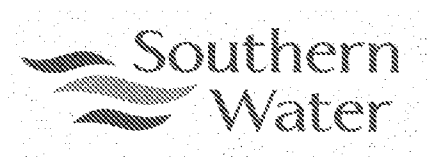
The proposed plans indicate that the proposed development lies over an existing foul drain/sewer not shown on public records however deemed to be transferred into public ownership due to changes in legislation that came in to force on 1st October 2011. The exact position and ownership of the foul sewer must be determined on site by the applicant before the layout of the proposed development is finalised.

Building over a "public sewer" is not normally permitted by Southern Water. However, under certain circumstances building over a minor sewer may be allowed. The conditions associated with the buildover/close to a sewer are contained in Southern Water guidance notes which are available at: www.southernwater.co.uk. A formal application to build close to the sewer will required to be submitted by the applicant . The developer should assure access to maintain the drain is not impeded and that adequate protection measures are put in place.

It might be possible to divert the foul 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.

Southern Water Sparrowgrove House Otterbourne Winchester Hampshire SO21 2SW www.southernwater.co.uk

Southern Water Services Ltd Registered Office: Southern House Yeoman Road Worthing BN13 3NX Registered in England No.2368670



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 agree with Southern Water, prior to commencement of the development, the measures to be undertaken to protect the public sewer."

Southern Water requires a formal application for any new connection to the public foul 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, Please contact Southern Water, Sparrowgrove House, Sparrowgrove, Otterbourne, Hampshire SO21 2SW (Tel: 0330 303 0119) or www.southernwater.co.uk".

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.

Due to changes in legislation that came in to force on 1st October 2011 regarding the future ownership of sewers it is possible that a sewer now deemed to be public could be crossing the above property. Therefore, should any sewer be found during construction works, an investigation of the sewer will be required to ascertain its condition, the number of properties served, and potential means of access before any further works commence on site. The applicant is advised to discuss the matter further with Southern Water, Sparrowgrove House, Sparrowgrove, Otterbourne, Hampshire SO21 2SW (Tel: 0330 303 0119) or www.southernwater.co.uk".

Due to surface water inundation issues in the Lidsey Catchment "The applicant is advised to adopt, where appropriate, the measures in the table "Practical measures to reduce the potential impacts of development".

Developer should look to protect the public sewerage system from inundation and infiltration, which contribute to flooding in unfavourable conditions.

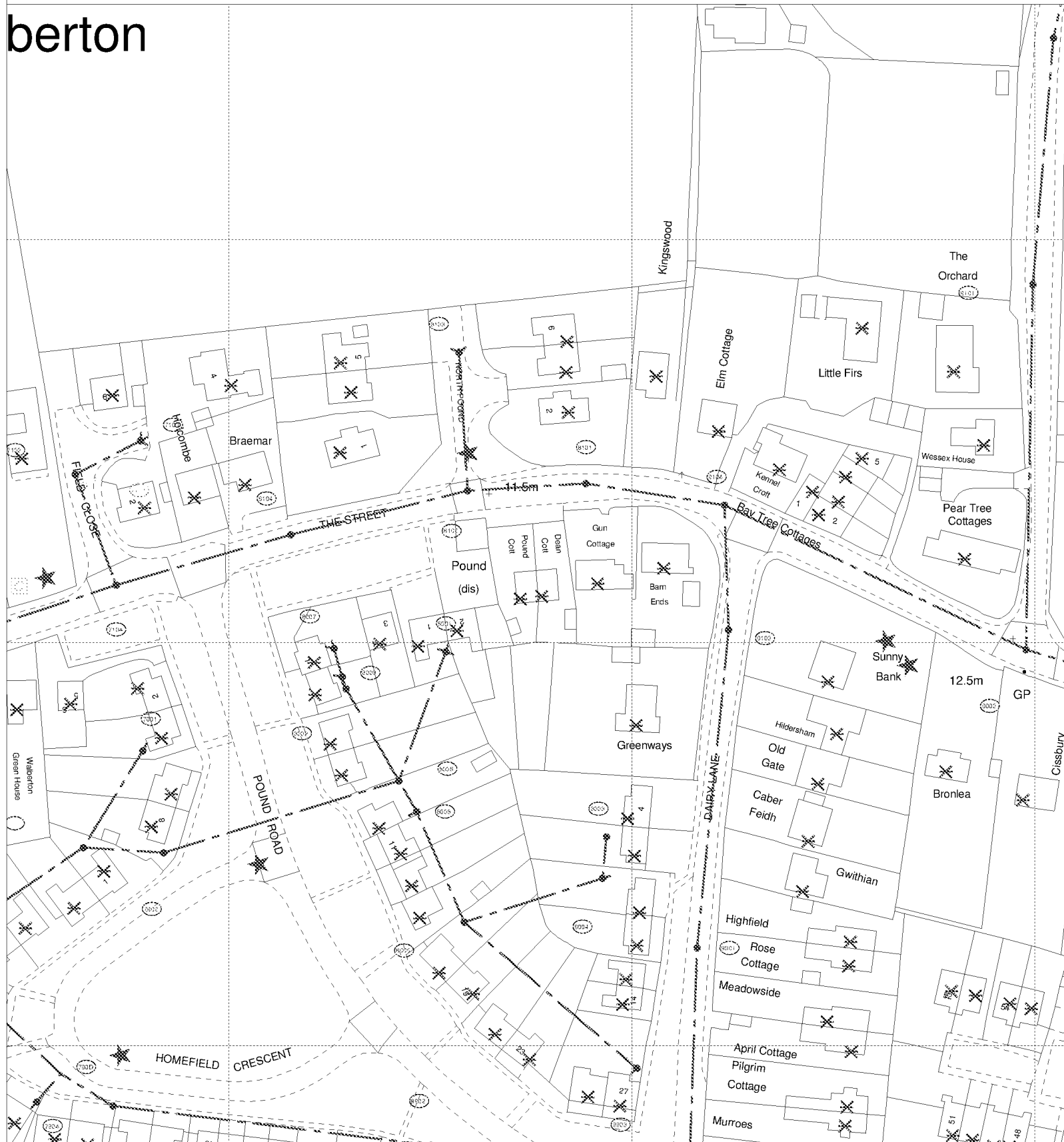
Yours sincerely



Developer Services

SOUTHERN WATER

berton



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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O.S. REF: SU9606SE

Scale: 1:1250

Screen Print

ARUN DISTRICT COUNCIL WA/32/17/HH

WARNING: BAC pipes are constructed of Banded Asbestos Cement

WARNING: Unknown (UNKNOWN) materials may include Banded Asbestos Cement



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Date: 7-6-2017

Southern Water MapGuide Browser

Requested By: