from Southern Water

Planning Services
Adur and Worthing Councils
Portland House
44 Richmond Road
Worthing
West Sussex
BN11 1HS

Your ref
NOTICE/0016/23

Our ref
DSA000028317

Date
07 November 2023

Contact
Tel 0330 303 0119

Dear Sir/Madam,

Proposal: Application for permitted development for prior approval for change of use from use of first floor offices to residential C3 to form 2no flats. (1x 1 bedroom and 1 x 2 bedroom).
Site: NOTICE/0016/23: - Site of 1 and 1A and 2 to 3 New Broadway, Worthing, West Sussex, BN11 4HP.

Thank you for your letter dated 18 October 2023.

Further to your recent prior approval request for the above site, Southern Water have the following observations to make in respect of the proposed development:

- Southern Water's records show that there is public foul sewer within the proposed development site.

- No new development or tree planting should be carried out within 3 metres of the external edge of the 100mm public gravity sewer without consent from Southern Water.

- It is possible that a sewer now deemed to be public could be crossing the development site. Therefore, should any sewer be found during construction works, an investigation of the sewer will be required to ascertain its ownership before any further works commence on site.

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

- In situations where surface water is being considered for discharge to our network, we require the below hierarchy for surface water to be followed which is reflected in part H3 of the Building Regulations.

- Reuse

Southern Water Services Ltd, Registered Office: Southern House, Yeoman Road, Worthing, West Sussex, BN13 3NX Registered in England No. 2366670

- Infiltration

- Watercourse

- Storm Sewer

- Combined Sewer

Guidance on Building Regulations is here:
gov.uk/government/publications/drainage-and-waste-disposal-approved-document-h

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

For further advice, please contact Southern Water, Southern House, Yeoman Road, Worthing, West Sussex, BN13 3NX (Tel: 0330 303 0119).

Website: southernwater.co.uk or by email at: SouthernWaterPlanning@southernwater.co.uk

Yours faithfully,

Future Growth Planning Team
Developer Services

southernwater.co.uk/developing-building/planning-your-development

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