from Southern Water

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

Your ref
AWDM/1836/19

Our ref
PLAN-030950

Date
16/12/2019

Contact
Tel 0330 303 0119

Dear Sir/Madam,

Proposal: Demolition of existing bungalow and garage and construction of semi-detached pair of three bedroom houses with associated cycle stores and parking. (Revision to planning permission AWDM/0560/19).
Site: AWDM/1836/19: - 10 Grinstead Lane, Lancing, West Sussex, BN15 9DY.

Thank you for your letter dated 27/11/2019.

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

Please note:

- The 225mm diameter gravity foul sewers requires a clearance of 3 metres on either side of the gravity sewers to protect it from construction works and to allow for future access for maintenance.

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

- No soakaways, swales, ponds, watercourses or any other surface water retaining or conveying features should be located within 5 metres of a public sewers.

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

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

Southern Water requires a formal application for a connection to the 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 read our New Connections Services Charging Arrangements documents which has now been published and is available to read on our website via the following link https://beta.southernwater.co.uk/infrastructure-charges

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.

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.

For further advice, please contact Southern Water, Southern House, Yeoman Road, Worthing, West Sussex, BN13 3NX (Tel: 0330 303 0119), www.southernwater.co.uk or by email at developerservices@southernwater.co.uk

Yours faithfully,



Joff Edevane
Growth Planning Lead
Business Channels

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