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

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

Tel: 0330 303 0119
Email: southernwaterplanning@atkinsglobal.com

Your Ref
AWDM/0979/18
Our Ref
PLAN-023917
Date
08/08/2018

Dear Sirs,

Proposal: ADJOINS PUMPING STATION: Two-storey side extension to east elevation, single-storey rear extension to north elevation, re-roofing and replacement dormer and clad part of side elevations and replace existing front balcony and overhang on south elevation with vertical timber boarding.
Site: 243 Brighton Road, Lancing, West Sussex, BN15 8JP.
AWDM/0979/18

Thank you for your letter of 19/07/2018.

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

Please note:
-No development or new tree planting should be located within 3 metres either side of the external edge of the foul sewer.
-No new soakaways should be located within 5m of a public sewer.
-All existing infrastructure should be protected during the course of construction works.

Southern Water requires existing access arrangements to public pumping stations to be maintained 24 hours/7 days a week. It should be noted in this regard that Southern Water operates a closed gate policy for maintenance work for Health and Safety reasons.

Due to the vibration, noise and potential odour generated by sewage pumping stations, no habitable rooms should be located closer than 15 metres to the boundary of a proposed pumping station site.

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 contact Southern Water, Sparrowgrove House, Sparrowgrove, Otterbourne, Hampshire SO21 2SW (Tel: 0330 303 0119) or www.southernwater.co.uk. 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.

The developer should assure that access to one of the Southern Water's pumping station is not impeded from the proposed development.

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".

Yours sincerely,



Luis Silva
Developer Services