

Department of Planning and  
Development  
Havant Borough Council  
Public Service Plaza  
Civic Centre Road  
Havant  
Hampshire  
PO9 2AX

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

Tel: 0330 303 0119

Email: [southernwaterplanning@atkinsglobal.com](mailto:southernwaterplanning@atkinsglobal.com)

Your Ref

APP/18/00562

Our Ref

PLAN-023400

Date

29/06/2018

Dear Sirs,

**Proposal: Single storey side extension.**  
**Site: 1 Kitwood Green, Havant, PO9 5QN.**  
**APP/18/00562**

Thank you for your letter of 11/06/2018.

It appears that the developer is intending to build close/over to a public foul sewer which is crossing the site. 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 build over/close to a sewer are contained in Southern Water guidance notes which are available at [www.southernwater.co.uk](http://www.southernwater.co.uk). The exact position of the public sewers must be determined on site by the applicant before the layout of the proposed development is finalised. The approved layout shall respect the below requirements:

Please note:

1. No construction works parallel to the sewer within 500mm (in plan).
2. Where within three metres, foundations to be taken down 150mm below the invert level.
3. Sewer to be bridged by PCC lintel to Building Control specifications (where applicable).
4. Replacement work to be carried out in approved material (not PVCu).
5. No internal public manhole.

The works will be subject to approval under The Building Regulations.

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](http://www.southernwater.co.uk)".

Southern Water requires a formal application for any new connection to the public surface water 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](http://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>.

It is the responsibility of the developer to make suitable provision for the disposal of surface water. Part H3 of the Building Regulations prioritises the means of surface water disposal in the order

- a Adequate soakaway or infiltration system
- b Water course
- c Where neither of the above is practicable sewer

Southern Water supports this stance and seeks through appropriate Planning Conditions to ensure that appropriate means of surface water disposal are proposed for each development. It is important that discharge to sewer occurs only where this is necessary and where adequate capacity exists to serve the development. When it is proposed to connect to a public sewer the prior approval of Southern Water is required.

Yours sincerely



Developer Services