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Your Ref
APP/18/00453
Our Ref
PLAN-025419
Date
12/12/2018

Dear Sirs,

Proposal: Reserved matters application following outline permission APP/15/01435 to layout, scale, appearance and landscaping for 175No. dwellings (including 53 affordable homes) comprising 5 x 1 bed flats, 18 x 2 bed flats, 28 x 2 bed houses, 84 x 3 bed houses and 40 x 4 bed houses; play area and public spaces, roads, footways, cycleway, and drainage features.
Site: Land South of Bartons Road, Havant, PO9 5NA.
APP/18/00453

Further to our previous correspondence dated the 27th November 2018 regarding the above proposed above development site.

I understand that the current reserved matters application is seeking approval from the Local Planning Authority for the proposed layout, scale, appearance and landscaping only (i.e. the positions and appearance of housing, roads, open space/landscaping and drainage swales), and is not expressly seeking consent for the detailed drainage design that will end up serving the site and which is the subject of Condition 6 of the Outline Planning Permission APP/15/01435.

Southern Water's current position with respect to the site is as follows:

Southern Water would accept a surface water flow no greater than 6.5 l/s to be discharged to the public surface water network at manhole reference 2250. Therefore, Southern Water would accept the surface water from **Phase 1** only. It should be noted that the developer has submitted a 104 application/agreement to adopt the foul and surface water sewers for phase 1, which I currently going through technical review

stage. A section 106 connection application would have to be submitted to Southern Water Services for approval before a connection is made to the public apparatus.

The foul flow for Phase 1 (51 units) can be discharged into the public foul sewer crossing the site. A section 106 connection application would have to be submitted for approval to Southern Water Services before a connection is made to the public apparatus.

The developer has submitted a section 185 sewer diversion application for the diversion of the public foul sewer crossing the site, which is currently at the technical vetting stage.

The above comments are for Phase 1 of the development and additional infrastructure is required to accommodate the future phasing for the development site. The developer is currently in discussions with Southern Water with regards to the delivery programme of such works which should align with the future phasing of the proposed development site.

Having regard to our current understanding of the site and its future drainage requirements, I am satisfied that the layout of the development as shown in this reserved matters application need not prejudice the achievement of a suitable drainage solution. It is acknowledged that this detailed drainage layout will be the subject of a further submission in respect of Condition 6 of Outline Planning Permission APP/15/01435.

Yours sincerely,



Luis Silva
Developer Services