

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: developerservices@southernwater.co.uk

Your Ref
APP/18/01033
Our Ref
PLAN-027173
Date
25/03/2019

Dear Sirs,

Proposal: Residential development comprising 69 No. dwellings with access from St George's Avenue together with access, car parking, landscaping, electrical substation and associated works.

Site: Land East of, Castle Avenue, Havant, PO9 2RY.

APP/18/01033

Thank you for your letter of 04/03/2019.

It is the responsibility of the developer to make suitable provision for the disposal of surface water. Discharge to public surface water sewers will be permitted once other alternative means of surface water runoff disposal are exhausted. 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 has undertaken a desk study of the impact of the proposed development on the existing public surface water network. The results of this assessment indicate that with connection at the "practical point of connection" as defined in the New Connections Services implemented from 1st April 2018 that there is an increased risk of flooding if the proposed surface water run off rates are to be discharged at proposed connection points.

We request that should this application receive planning approval, the following condition is attached to the consent: "Construction of the development shall not commence until details of the proposed means of surface water run off disposal in

accordance with Part H3 of Building Regulations hierarchy as well as acceptable discharge points, rates and volumes have been agreed by the Lead Local Flood Authority, in consultation with Southern Water."

This initial assessment does not prejudice any future assessment or commit to any adoption agreements under Section 104 of the Water Industry Act 1991. Please note that non-compliance with Sewers for Adoption standards and Southern Water requirements will preclude future adoption of the foul and surface water sewerage network on site. The design of drainage should ensure that no groundwater or land drainage is to enter public sewers. Any water retaining and conveying features, including attenuation tanks, shall not be constructed within 5 meters of public or adoptable sewers.

The other comments in our previous consultation response letter dated 22/11/2019 remain valid and unchanged for the revised plans and documents.

Yours Sincerely

A black rectangular box redacting the signature of Marta Karpezo.

Marta Karpezo
Developer Services