



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/17/00568

Our Ref

PLAN-018618

Date

22/06/2017

Dear Sirs,

Proposal: Variation to condition 3 of Planning Permission APP/15/00030 to allow car parking spaces 1-13 to be used for the purposes of car valeting; also to allow the opening of the car valeting service from 07:00 to 20:00 Mondays to Saturdays and 10:00 to 16:00 on Sundays.

Site: Units 1-4, 1A Victoria Road, Waterloo, PO7 7ET.

APP/17/00568

Thank you for your letter of 02/06/2017.

Southern Water would have no comments to make with regards to Variation to condition 3.

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

Please note:

1. The 225mm, 150mm and 100 foul sewers and the surface water sewers (375mm and 225mm) requires a clearance of 3 metres either side of the sewers to protect it from construction works and allow for future access for maintenance.
2. The 600mm surface water sewer requires a clearance of 3.5 metres either side of the sewers to protect it from construction works and allow for future access for maintenance.



3. No new development or new tree planting should be located within 3 metres either side of the centreline of the public sewers and all existing infrastructure should be protected during the course of construction works.
4. No new development or new tree planting should be located within 3.5 metres either side of the centreline of the public surface water sewer (600mm) and all existing infrastructure should be protected during the course of construction works.
5. No new soakaways should be located within 5 metres of a public sewer.

Please note the attached plan shows existing development lies over public foul and surface water sewers. Any changes to the building applicant is advised to contact Southern Water.

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.

Southern Water requires a formal application for a connection to the public foul and 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".

Please note that the foul water should not dispose into the surface water sewer.

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.

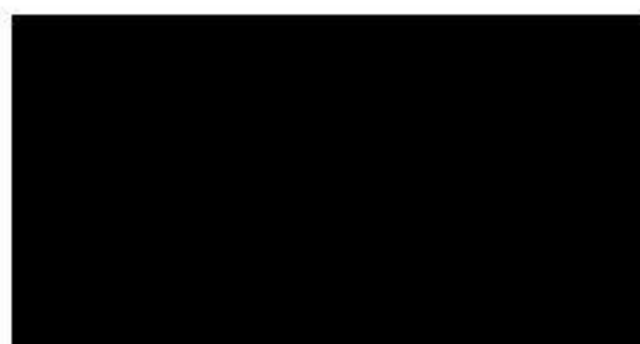


The application contains a proposal for vehicle washing facilities. Areas used for vehicle washing should only be connected to the foul sewer after consultation with Southern Water. The applicant is advised to discuss the matter further with Southern Water's Trade Effluent Inspectors. Please see

<https://www.southernwater.co.uk/BusinessCustomers/wasteServices/tradeEffluent/> for further information.

Land uses such as general hardstanding that may be subject to oil/petrol spillages should be drained by means of oil trap gullies or petrol/oil interceptors.

Yours sincerely



Developer Services