OUR REF: PL51339

Thank you for the consultation in respect of the above. Please find attached a map showing the approximate location of our services near the site.

Wessex Water has no objections to this application and can advise the following:

New drainage and water supply connections

Your builder and plumber should explain how your existing arrangements may be altered to accommodate any new water supply or disposal requirements. If your proposals require new connections to the public foul sewer and public water mains, notes and application forms can be found here.

What to do with rainwater from new driveways and roofs

Rainwater running off new driveways and roofs will require consideration to provide the best solution for the local environment. Rainwater may already connect to our existing foul or surface water networks. If you or your builder believe rainwater connects to the foul water network this should be disconnected and an alternative method of disposal considered; soakaways where possible or connection to a watercourse or surface water sewer. Rainwater flows from hard surfaces running via pipes outside of your property boundary should not be permitted to increase once your extension is built and be reduced, where possible, to reduce local flood risk. This can be achieved by soakaway (where ground conditions are suitable) or slowing flows down within your property boundary with the use of rain butts, permeable paving and rain gardens.

What to do if there is a public sewer or water main close to the proposed extension

According to our records there is an existing 150mm sewer which will be affected by the proposals. If planning is permitted you will need to apply for a sewer build near agreement. If your proposals are to build within 3 metres of the public sewer and meet our standard criteria, you have our consent to proceed without the need to contact us. If formal agreement is not made with Wessex Water as sewage undertaker difficulties may arise should you wish to sell your house. Wessex water will not accept liability for any damage to your property or costs associated for any repairs or maintenances to the public sewer. To apply for a build near agreement please visit our website https://www.wessexwater.co.uk/services/building-and-developing

If your structure requires Building Regulations, the appointed Building Control Officer or Private Inspector for the site will need to view and approve the new foundations & you should discuss the proximity of the public sewer with them.

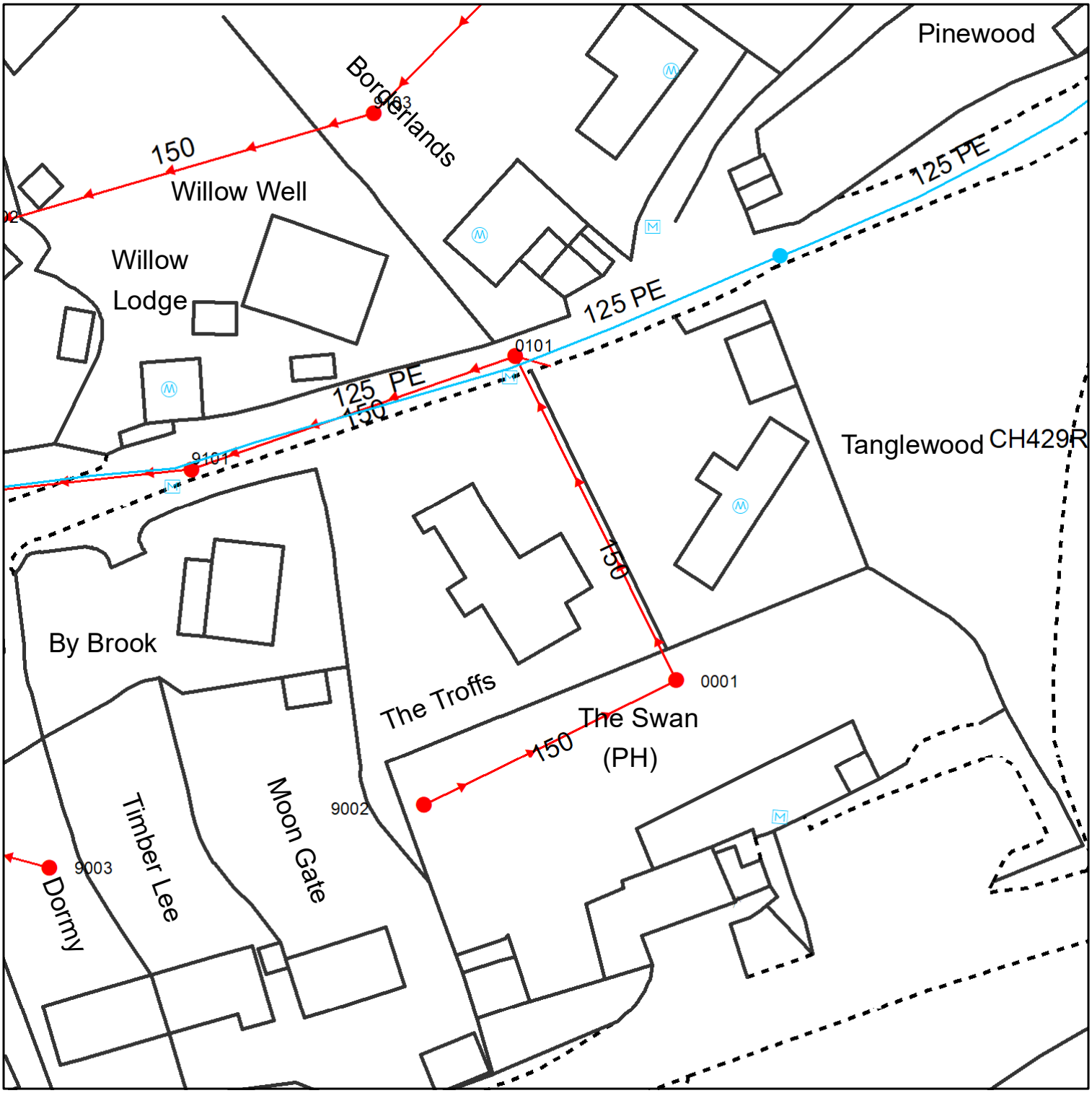
For further assistance please contact our Sewer Buildover Team;

sewer.buildover@wessexwater.co.uk

Planning Liaison

Georgia Turner
Planning Liaison Technician
Wessex Water
Claverton Down Bath BA2 7WW

PL/2023/04940



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WATER MAINS
- Distribution Main
- Washout Main
- Raw Water Main
- Abandoned Main
- Private Main

SITES
- Source
- Reservoir
- Pump
- Treatment Works

FITTINGS
- Valve - Open
- Valve - Closed
- Fire Hydrant
- Pressure Reducing Valve
- Meter

SEWERS PUBLIC PRIVATE SECTION 104
- Foul
- Surface
- Combined
- Abandoned

OTHER WESSEX PIPES
- Rising Mains
- Standby Rising Mains
- EDM — Effluent Disposal
- Overflow
- S — Syphon

NON-WESSEX / UNKNOWN
- Private Rising Mains
- CW — Culverted Watercourse
- H — Highway Drain
- ? — Use Unknown
- SU — Status Unknown

Colours generally indicate the use of the sewer/drain (i.e Red - Foul, Dark Blue - Surface, Magenta - Combined/Dual Use, Light Green - Highway Drain, Mid Green - Overflow) styles of line are shown on the key in sample/typical colours.

STRUCTURES
- Manhole - Foul
- Manhole - Surface
- Manhole - Combined
- Outfall
- Inlet
- Lamphole
- Bifurcation - Foul
- Bifurcation - Surface
- Bifurcation - Combined
- Combined Sewage Overflow
- Pumping Station - Surface
- Pumping Stn - Foul/Combined
- Gully
- Vent Column
- Rodding Eye
- Catchpit
- Flushing Chamber
- Soakaway
- Non Return Valve
- Washout
- Air Valve
- Hatch Box

OTHER STRUCTURES
- Attenuation Tank
- Storage Tank
- Chamber
- Tunnel
- Interceptor

Information in this plan is provided for identification purposes only. No warranty as to accuracy is given or implied. The precise route of pipe work may not exactly match that shown. Wessex Water does not accept liability for inaccuracies. Sewers and lateral drains adopted by Wessex Water under the Water Industry (Schemes for Adoption of Private Sewers) Regulations 2011 are to be plotted over time and may not yet be shown. In carrying out any works, you accept liability for the cost of any repairs to Wessex Water apparatus damaged as a result of your works. You are advised to commence excavations using hand tools only. Mechanical digging equipment should not be used until pipe work has been precisely located. If you are considering any form of building works and pipe work is shown within the boundary of your property or a property to be purchased (or very close by) a surveyor should plot its exact position prior to commencing works or purchase. Building over or near Wessex Water's apparatus is not normally permitted.

Wessex Water
YTL GROUP

Date: 02/08/2023, 15:34:54
Scale: 1:625
Centre: 381,005, 167,105