From:	Planning.APWest
To:	Planning (SMDC)
Subject:	stw ref: 2019101643472 / lpa ref: SMD/2019/0581 / 65 Cellarhead Road Cellarhead
Date:	17 October 2019 13:19:27

Good Day,

Thank you for the opportunity to comment on this planning application. Please find our response noted below:

With Reference to the above planning application the company's observations regarding sewerage are as follows.

I can confirm that we have no objections to the proposals subject to the inclusion of the following condition:

- The development hereby permitted should not commence until drainage plans for the disposal of foul and surface water flows have been submitted to and approved by the Local Planning Authority, and
- The scheme shall be implemented in accordance with the approved details before the development is first brought into use. This is to ensure that the development is provided with a satisfactory means of drainage as well as to prevent or to avoid exacerbating any flooding issues and to minimise the risk of pollution.

Severn Trent Water advise that there may be a public sewer located within the application site. Although our statutory sewer records do not show any public sewers within the area you have specified, there may be sewers that have been recently adopted under the Transfer Of Sewer Regulations 2011. Public sewers have statutory protection and may not be built close to, directly over or be diverted without consent and contact must be made with Severn Trent Water to discuss the proposals. Severn Trent will seek to assist in obtaining a solution which protects both the public sewer and the building.

Please note that there is no guarantee that you will be able to build over or close to any Severn Trent sewers, and where diversion is required there is no guarantee that you will be able to undertake those works on a self-lay basis. Every approach to build near to or divert our assets has to be assessed on its own merit and the decision of what is or isn't permissible is taken based on the risk to the asset and the wider catchment it serves. It is **vital** therefore that you contact us at the earliest opportunity to discuss the implications of our assets crossing your site. Failure to do so could significantly affect the costs and timescales of your project if it transpires diversionary works need to be carried out by Severn Trent.

Please note it you wish to respond to this email please send it to Planning.apwest@severntrent.co.uk where we will look to respond within 10 working days. Alternately you can call the office on 0345 266 7930

If your query is regarding drainage proposals, please email to the aforementioned email address and mark for the attention of Rhiannon Thomas (Planning Liaison Technician).

Kind regards,

Asset Protection Team
Severn Trent

Asset Protection (West)
Severn Trent Water - Waste Water Services
Tel: 0345 266 7930

email: Planning.apwest@severntrent.co.uk

****

Severn Trent Plc (registered number 2366619) and Severn Trent Water Limited

(registered number 2366686) (together the "Companies") are both limited companies

registered in England & Wales with their registered office at Severn Trent Centre,

2 St John's Street, Coventry, CV1 2LZ

This email (which includes any files attached to it) is not contractually binding on its

own, is intended solely for the named recipient and may contain CONFIDENTIAL,

legally privileged or trade secret information protected by law. If you have received

this message in error please delete it and notify us immediately by telephoning

+44 2477715000. If you are not the intended recipient you must not use, disclose,

distribute, reproduce, retransmit, retain or rely on any information contained in this

email. Please note the Companies reserve the right to monitor email communications

in accordance with applicable law and regulations.

To the extent permitted by law, neither the Companies or any of their subsidiaries,

nor any employee, director or officer thereof, accepts any liability whatsoever in

relation to this email including liability arising from any external breach of security or

confidentiality or for virus infection or for statements made by the sender as these

are not necessarily made on behalf of the Companies.

Reduce waste! Please consider the environment before printing this email