From:	Building Over
To:	Planning (SMDC)
Subject:	RE: External Consultation Letter - App ref SMD/2023/0471
Date:	21 September 2023 16:13:52

ST Classification: UNMARKED

Unmapped sewers

Thank you for your consultation.

Having reviewed our statutory sewer records, they do not currently demonstrate any public sewers on the property. However, due to a change in Legislation that came into force October 2011, there could be unmapped assets on the property that will enjoy the same protection as all our mapped assets.
Protective strips:
100mm to 225mm diameter sewers – 3m either side of the pipe, thus providing 6m protection zone across the diameter of the pipe.
300mm to 999mm diameter sewers – 5m either side of the pipe and providing 10m protective strip, across the diameter of the pipe.
Any sewers greater than 999mm diameter, enjoy a protective strip of 7.5m either side of the pipe (15m across the diameter).

Further information about the transfer, along with guidance to determine whether they're served by a public sewer can be found on our website: https://www.stwater.co.uk/my-supply/waste-water/looking-after-your-sewers/sewer-pipe-responsibility/
If your client believes they're served by an unmapped public sewer, please advise them to contact us for further guidance on this matter.

Regards,
Grejai Smith
Building Over Team
Network Solutions
Developer Services

For further information on building close to or over a public sewer, please follow the link below:
https://www.stwater.co.uk/building-and-developing/overview/building-over-sewers/

We have listened to our customers and local communities and Severn Trent have made a pledge to transform and protect the health of our Rivers, for more information please follow the link below:
https://www.stwater.co.uk/get-river-positive/our-river-pledges/

-----Original Message-----
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