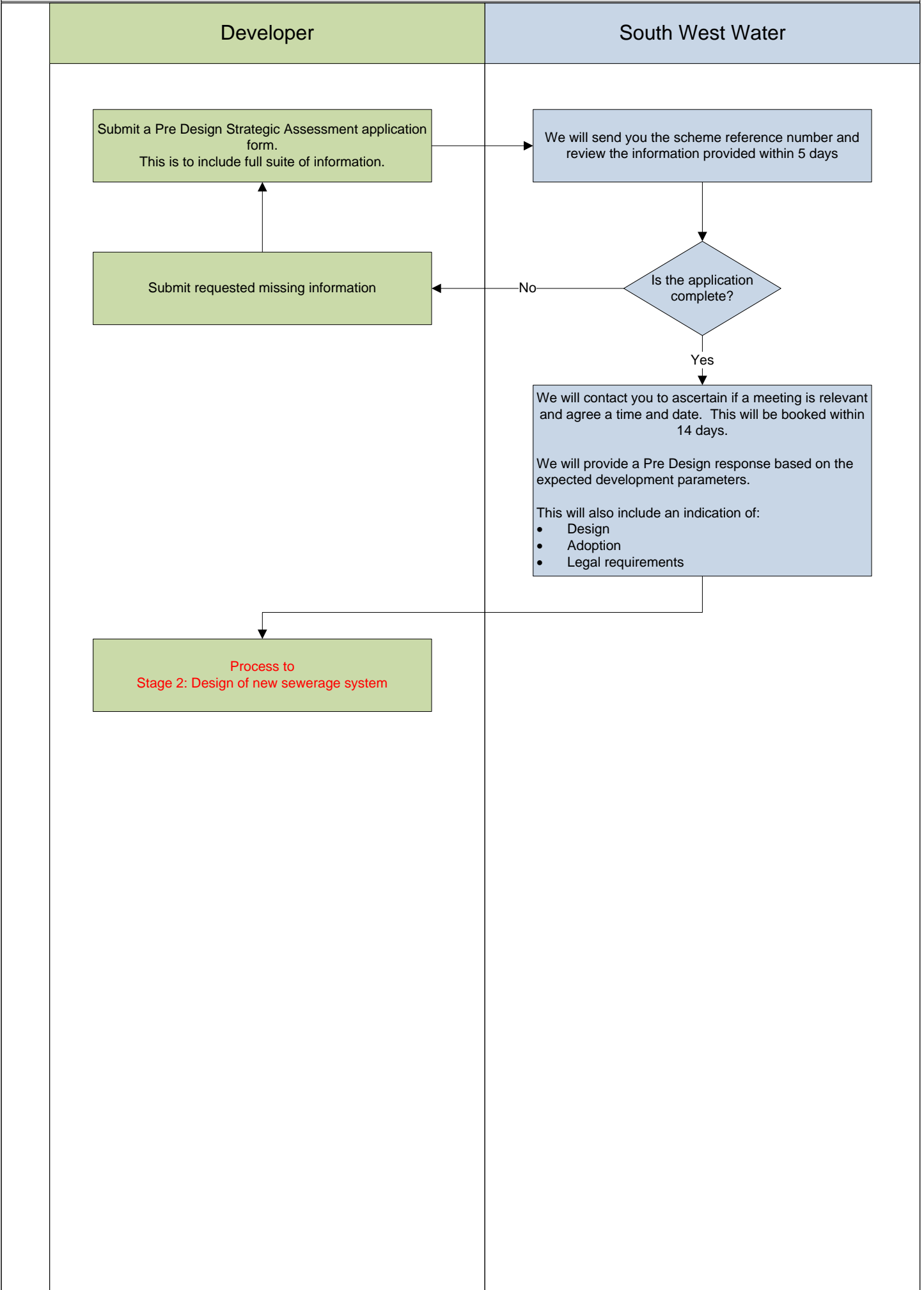


Adoption of sewers – Stage 1b – Pre design strategic discussion/assessment



How to arrange for your sewers, pump stations and other components to be adopted by South West Water

Stage 1b: Pre Design strategic discussion/assessment

This allows the developer to provide assurances as part of their planning obligations in order to ensure that the maintenance regime proposed will be satisfactory over the lifetime of the asset.

The following information will enable us to assess the asset over its intended lifetime. It also enables us to assist in dealing with control of flows at ground level, rather than by providing extensive underground infrastructure.

Responses to this section will enable us to understand what the development site is capable of, the restrictions that can affect site drainage, where existing and proposed flows will arise and be managed and whether the ground is able to accept the flows. Dealing with all these elements at an early stage allows them to be managed through to completion.

The intention of the Pre-Design strategic assessment is to deal with the intricate site-specific details for anything that is proposed for adoption - whether that's taking into account a system that needs cyclical operational and maintenance requirements, discussions over ownership or considering the standards needed before a formal S104 application is requested. Provision of this information at an early stage will permit the Water Company to determine whether the details proposed will meet the requirements for adoption and allow us to provide early advice without the Developer having to apply for a S104.

You will need to provide the following information:

- Flood Risk Assessment (where required under NPPF guidelines) or statement for site and associated risk
- Drainage Strategy or Statement and layout plan (showing discharge point including rates) (minimum)
- Layout drawings (proposed and existing if brownfield site)
- Run-off rates and attenuation quick estimates (minimum)
- Exceedance routes on and offsite – post development conditions
- Ground investigation report to show infiltration could be utilised on the site or BGS data where permeability results not available
- Confirmation of principles of ownership, accessibility, operational requirements of components

Information provided by you (developer/applicant)	Additional comments
Submit request for Pre-design strategic assessment including the development parameters. As a minimum: 1. Receipt of application form 2. Details for the proposed components / special assets e.g. flow controls, storage facilities or pumping stations or anything that needs discussing relevant to the site design proposals 3. Any planning requirements (if available) 4. Location map with clear defined site boundary* 5. Details of proposed development	Information received at this stage will be relevant to the basic information provided

<ul style="list-style-type: none"> 6. Number of units and anticipated rates of discharge 7. Preferred drainage outfall route(s) and point(s) of access etc. 8. High or low points of site, watershed(s) 9. Topographical survey 	
<p>Information provided by us (South West Water)</p>	
<p>Pre-design assessment</p> <ul style="list-style-type: none"> 1. Contact with the developer will be made to ascertain if a discussion or a meeting is relevant 2. Agree a date and time for a meeting (if required) 	
<p>Pre-Design response</p> <ul style="list-style-type: none"> 1. Be based on the expected development parameters discussed 2. Provide an indication of design, adoption, legal requirements to support the future S104 Application 	