



Maria Short <maria.short@canterbury.gov.uk>

Fw: Site: The Annexe, Old Ruttington Lane and, 41-42 Broad Street, Canterbury, CT1 1NY.

Jamie Hipgrave <j.hipgrave@paulrobertsassociates.co.uk>

9 May 2018 at 15:05

To: Maria Short <maria.short@canterbury.gov.uk>

Cc: "Paul Lavender (paul@tridax.co.uk)" <paul@tridax.co.uk>, Phil Hughes <phil@abbottconstruction.co.uk>

Dear Maria

Please see below details from our Drainage Consultant relating to the surface water. Please could you pass this information onto Southern Water.

Kind Regards

Jamie

From: Paul Lavender <paul@tridax.co.uk>**Sent:** 09 May 2018 13:55**To:** Jamie Hipgrave**Cc:** 'Phil Hughes'**Subject:** RE: Site: The Annexe, Old Ruttington Lane and, 41-42 Broad Street, Canterbury, CT1 1NY.

Jamie

Please find attached a copy of the existing site drainage arrangements that was included within the original Drainage Impact Assessment as drawing EMC-2015-128-02. This drawing was prepared from the topographical survey provided and shows the existing roof water from the disused building (now demolished) connecting via an existing lateral to the surface water sewer. There is no existing drainage remaining on the site to CCTV and topographical survey is the only evidence available.

The survey also shows the existing paved area (832m²) falling towards the Old Ruttington Lane site entrance spilling onto the highway and discharges to gullies just west of the entrance into the foul sewer as discussed with para 3.2-3.3 of the DIA report attached for reference.

We would point out that from 1st April 2018 Southern Water have introduced a new charging arrangement for all new developments that connect the public sewer as per the extract below and include for providing any necessary network reinforcement works. The Section 106 connections have been approved as per the attached and infra-structure will apply once the connection has been made and inspected.

Charging arrangements for new connection services

Introduction to our charges

This document sets out our charges for new connection services that apply from 1 April 2018 to 31 March 2019.

Connections services cover the work that is needed to connect new homes to the existing water and wastewater network.

Charges for connection services are split into two categories:

Network reinforcement charges - the charges for work that is needed on the existing water or sewer network to provide for new development-related growth. These will be recovered through a new 'infrastructure charge'¹, which will be fixed for both water and wastewater connections.

Wastewater infrastructure charges – individually metered properties

Our Infrastructure charges for wastewater are detailed in the table below:

Charge	Charge	How is this applied?
New infrastructure charge (development size <20)	£550	Per property
New infrastructure charge (development size >20)	£785	Per property
Old infrastructure charge	£378.62	Per property

We will confirm the development size primarily through the sewer connection application process. In addition, we'll liaise with our neighbouring water companies to compare information to ensure we have accurate records. The higher charge may be levied if the appropriate sewer connection processes are not followed.



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From: Jamie Hipgrave [mailto:j.hipgrave@paulrobertsassociates.co.uk]

Sent: 19 March 2018 16:05

To: Paul Lavender (paul@tridax.co.uk)

Cc: Phil Hughes

Subject: Fw: Site: The Annexe, Old Ruttington Lane and, 41-42 Broad Street, Canterbury, CT1 1NY.

Hi Paul

Further requests from Southern Water. Please could you take a look at this.

Many Thanks