

From: thameswater@thameswater.co.uk
To: Planning
Subject: 27 Fawcett Farming Application - 6/2022/AG/OUTLINE
Date: 07 June 2022 11:34:45

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Head Of Development Council One DTS Ref: 93267
Weymouth District Council Your Ref: 6/2022/1897/OUTLINE
Council Offices, Campus Lane
Weymouth, Dorset DT98 3JH
Hantsford
AL8 6AE

7 June 2022

Dear Sir/Madam

Re: LAND TO THE NORTH OF BRADMORE WAY, BRADMORE WAY, THE BROOKMANS ESTATE, BROOKMANS PARK, HERTFORDSHIRE, AL9

Water Comments

Thames Water are currently working with the developer of application 6/2022/1897/OUTLINE to identify and deliver the off-site FOUO WATER infrastructure needs to serve the development. Thames Water have identified that some capacity exists within the foul water network to serve 108 dwellings (incl. 68 bed care facility and seven hot OR 125 dwellings (NOT incl. 40 bed care facility and seven hot) but beyond that upgrades to the main water network will be required. Works are ongoing to understand this in more detail and as such Thames Water feel it would be prudent for an appropriately worded planning condition to be attached to any approval to ensure development doesn't impede the delivery of essential infrastructure. There shall be no occupation beyond the 108th dwelling (incl. 68 bed care facility and seven hot) OR 125th dwelling (NOT incl. 40 bed care facility and seven hot) until confirmation has been provided that either: 1. All foul water network upgrades required to accommodate the additional flows from the development have been completed; or 2. A development and infrastructure planning plan has been agreed with Thames Water to allow additional development to be occupied. Where a development and infrastructure planning plan is agreed, no occupation of those additional dwellings shall take place other than in accordance with the agreed development and infrastructure planning plan. Reason - Network reinforcement works are likely to be required to accommodate the proposed development. Any reinforcement works identified will be necessary in order to avoid sewage flooding and potential pollution incidents. Should the Local Planning Authority consider the above recommendation inappropriate or are unable to include it in the decision notice, it is important that the Local Planning Authority liaise with Thames Water Development Planning Department (telephone 0303 577 9999) prior to the planning application approval.

Water Comments

With regard to water supply, this covers within the area covered by the Affinity Water Company. For your information the address to write to is - Affinity Water Company The Hub, Tankers Way, Hatfield, Herts, AL10 9EZ - Tel: 0845 782 3333.

Yours faithfully

Development Planning Department
Thames Water,
Magna Lodge 17W,
Dorham Way,
Buckinghamshire,
MK11 9DQ,
Tel: 0303 577 9999
Email: devcon.team@thameswater.co.uk

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