



Planning Services
Isle Of Wight Council
Council Offices
Seaclose
Newport
Isle Of Wight
PO30 2QS

Your ref
23/01165/FUL

Our ref
DSA000026469

Date
25/08/2023

Contact
Tel 0330 303 0119

Dear Sir/Madam,

Proposal: Demolition of dwelling & commercial building; proposed replacement dwelling (C3 (a) Dwellinghouses) & 19no. industrial units (B2 General industrial & B8 (storage or Distribution).

Site: 23/01165/FUL: - Pilot House, Embankment Road, Bembridge, Isle Of Wight, PO35 5NR.

Thank you for your letter dated 04/08/2023.

The Environment Agency should be consulted directly by the applicant regarding the use of a cess pit.

Our initial investigations indicate that there are no public surface water sewers in the area to serve this development. Alternative means of draining surface water from this development are required. This should not involve disposal to a public foul sewer and should be in line with the Hierarchy of H3 of Building Regulations with preference for use of soakaways.

gov.uk/government/publications/drainage-and-waste-disposal-approved-document-h

It is possible that a sewer now deemed to be public could be crossing the development site. Therefore, should any sewer be found during construction works, an investigation of the sewer will be required to ascertain its ownership before any further works commence on site.

For further advice, please contact Southern Water, Southern House, Yeoman Road, Worthing, West Sussex, BN13 3NX (Tel: 0330 303 0119).

Website: southernwater.co.uk or by email at: SouthernWaterPlanning@southernwater.co.uk

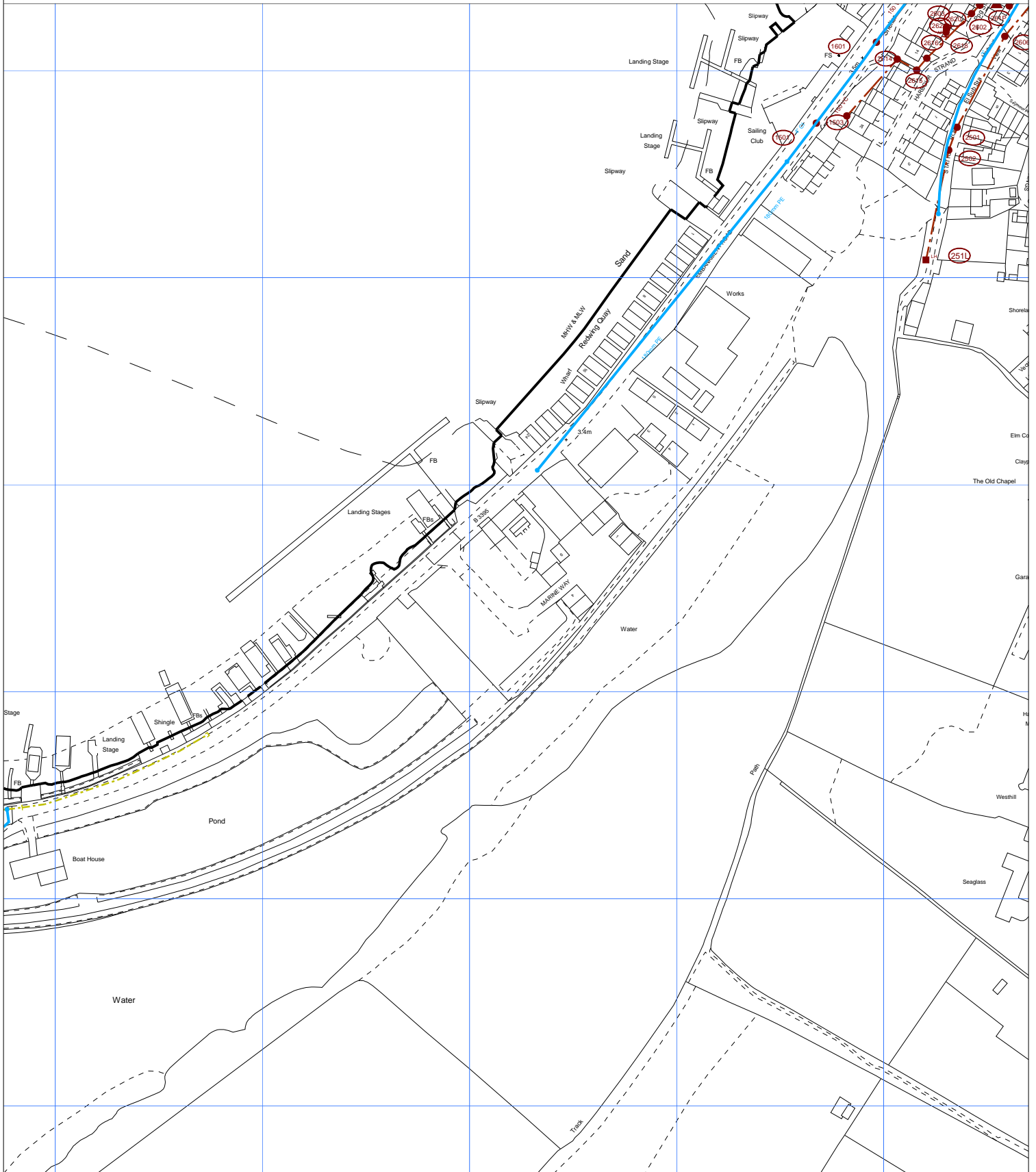
Yours faithfully,

Future Growth Planning Team
Developer Services



southernwater.co.uk/developing-building/planning-your-development

SOUTHERN WATER



The positions of pipes shown on this plan are believed to be correct, but Southern Water Services Ltd accept no responsibility in the event of inaccuracy. The actual positions should be determined on site.

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O.S. REF: SZ6488SW

Scale: 1:2500

Screen Print

WARNING: BAC pipes are constructed of Bonded Asbestos Cement

WARNING: Unknown (UNK) materials may include Bonded Asbestos Cement



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Southern Water MapGuide Browser

Requested By:

