

3rd Party Planning Application – 242533

Wokingham District Council

Our DTS Ref: 77967

P.O Box 157

Your Ref: 242533

Shute End

WOKINGHAM

Berks

RG40 1WR

17 October 2024

Dear Sir/Madam

Re: UNIT 1 125, READING ROAD, WOKINGHAM, RG41 1HD

Waste Comments

With regard to SURFACE WATER drainage, Thames Water would advise that if the developer follows the sequential approach to the disposal of surface water we would have no objection. Management of surface water from new developments should follow guidance under sections 167, 168 & 169 in the National Planning Policy Framework. Where the developer proposes to discharge to a public sewer, prior approval from Thames Water Developer Services will be required. Should you require further information please refer to our website.

<https://eur03.safelinks.protection.outlook.com/?url=https%3A%2F%2Fwww.thameswater.co.uk%2Fhelp%2Fhome-improvements%2Fhow-to-connect-to-a-sewer%2Fsewer-connection-design&data=05%7C02%7Cplanning.enquiries%40wokingham.gov.uk%7C48a5b843f9224b4df32508dcee9aff7b%7C996ee15c0b3e4a6f8e65120a9a51821a%7C0%7C0%7C638647596713430981%7CUnknown%7CTWFpbGZsb3d8eyJWIjoiMC4wLjAwMDAiLCJQIjoiV2luMzliLCJBTiI6IjEhaWwiLCJXVCi6Mn0%3D%7C0%7C%7C%7C&sdata=sdghMSyJtxoxUy%2FLg9%2F9cJ6%2BO0kH8hMT89kMUvug0%2BU%3D&reserved=0>

We would expect the developer to demonstrate what measures will be undertaken to minimise groundwater discharges into the public sewer. Groundwater discharges typically result from

construction site dewatering, deep excavations, basement infiltration, borehole installation, testing and site remediation. Any discharge made without a permit is deemed illegal and may result in prosecution under the provisions of the Water Industry Act 1991. Should the Local Planning Authority be minded to approve the planning application, Thames Water would like the following informative attached to the planning permission: "A Groundwater Risk Management Permit from Thames Water will be required for discharging groundwater into a public sewer. Any discharge made without a permit is deemed illegal and may result in prosecution under the provisions of the Water Industry Act 1991. We would expect the developer to demonstrate what measures he will undertake to minimise groundwater discharges into the public sewer. Permit enquiries should be directed to Thames Water's Risk Management Team by telephoning 020 3577 9483 or by emailing trade.effluent@thameswater.co.uk. Application forms should be completed on line via <https://eur03.safelinks.protection.outlook.com/?url=http%3A%2F%2Fwww.thameswater.co.uk%2F&data=05%7C02%7Cplanning.enquiries%40wokingham.gov.uk%7C48a5b843f9224b4df32508dcee9aff7b%7C996ee15c0b3e4a6f8e65120a9a51821a%7C0%7C0%7C638647596713457648%7CUnknown%7CTWFpbGZsb3d8eyJWIjoiMC4wLjAwMDAiLCJQIjoiV2luMzliLCJBTiI6IjEhaWwiLCJXVCI6Mn0%3D%7C0%7C%7C&sdata=9gECELpcMUSUFhRsfts3IAhBbbDv%2Fkejfrx%2BATisYn4%3D&reserved=0>. Please refer to the Wholesale; Business customers; Groundwater discharges section.

Thames Water would advise that with regard to WASTE WATER NETWORK and SEWAGE TREATMENT WORKS infrastructure capacity, we would not have any objection to the above planning application, based on the information provided.

Water Comments

With regard to water supply, this comes within the area covered by the South East Water Company. For your information the address to write to is - South East Water Company, Rocfort Road, Snodland, Kent, ME6 5AH, Tel: 01444-448200

Yours faithfully

Development Planning Department

Development Planning,

Thames Water,

Maple Lodge STW,

Denham Way,

Rickmansworth,

WD3 9SQ

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