



Horsham District Council
Parkside
Chart Way
Horsham
West Sussex
RH12 1RL

Your ref
DC/25/1394

Our ref
DSA000040601

Date
22nd of September 2025

Contact
Tel 0330 303 0119

Dear Sir/Madam,

Proposal: Demolition of existing dwelling and erection of a replacement three-bed dwelling with a detached garage with associated access and change of use of land from paddock to incidental residential curtilage.

Site: Sir Roberts Farm Goose Green Lane Goose Green West Sussex.

Thank you for your correspondence, please see our comments below regarding the above application.

Southern Water has the following comments in addition to our previous letter dated the 30th of January 2025 regarding the proposed septic tank.


Proposed soakaways

The Council's Building Control officers or technical staff should be asked to comment on the adequacy of soakaways to dispose of surface water from the proposed development. No new soakaways should be located within 5 metres of a public or adoptable gravity sewer, rising main or water main.

No Soakaways should be connected to the public surface water sewer.

Tree planting

We have restrictions on the proposed tree planting adjacent to Southern Water sewers, rising mains or water mains. Reference should be made to Southern Water's publication "A Guide to Tree Planting near water Mains and Sewers" (https://www.southernwater.co.uk/media/pddob0vn/ds-tree-planting-guide-1_nwm.pdf) and the Sewerage Sector Guidance (<https://www.water.org.uk/sewerage-sector-guidance-approved-documents/>) with regards to any landscaping proposals and our restrictions and maintenance of tree planting adjacent to sewers, rising mains and water mains.



Condition: In order to protect public apparatus, Southern Water requests that if consent is granted, the following pre commencement condition is attached to the planning permission. The developer must advise the local authority (in consultation with Southern Water) of the landscaping proposals in proximity of public apparatus in order to protect it in accordance with Southern Water's guidance, prior to the commencement of the development.

Proposed works involve demolition

In order to protect and safeguard the existing water supply apparatus, Southern Water requests formal notification of any proposed demolition works prior to such works being undertaken.

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


























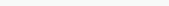
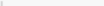



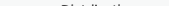
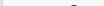
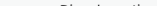
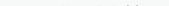
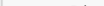
Website: southernwater.co.uk or by email at: SouthernWaterPlanning@southernwater.co.uk

Yours faithfully,

Future Growth Planning Team

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



Boundary Box		Break Pressure Tank		Capped End		Hydrant		
 Boundary Box	 Break Pressure Tank	 Capped End	 Emptying Plug	 Fire Hydrant	 Washout Hydrant			
Pressure Monitoring		Service Reservoir		Meter		Valve - Controllable		
 Logger	 Covered	 Tower	 Meter	 Open Valve	 Closed Valve	 Stop Tap		
Site			Valve - Flow					
 Abstraction Point	 Supply Works	 Air Valve	 Non-Return Valve	 Washout Empty Valve				
 Booster Station	 Transfer Station	Valve - Pressure			Pipe Bridge			
 Surface Reservoir	 Underground Source	 Pressure Reducing Valve	 Pressure Sustaining Valve	 Pipe Bridge				
Water Pipe			Water Area					
 Communication	 Trunk	 Decommissioned		 Water Supply Zone	 District Meter Area			
 Distribution	 Raw	 Discolouration						
 Non-Potable	 Private							

Map Title: SW Print

Printed By: Kelly.Donaldson
Date Printed: 30/01/2025
Map Scale: 1250

The information provided is believed to be correct but is provided on an 'as is' basis and without any warranty or condition express or implied, statutory or otherwise as to its quality or fitness for purpose. Actual positions of assets should always be determined on site.

