



from
Southern Water 

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

Your ref
DC/25/1954

Our ref
DSA000050100

Date
6th of January 2026

Contact
Tel 0330 303 0119

Dear Sir/Madam,

Proposal: Removal of existing barn building and erection of 5no. detached single storey self-build/custom build dwellings with associated works.

Site: 1 Hilltop Cottages the Mount Ifield West Sussex.

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

Development Site is not within Southern Water's Supply Area

The development site is not located within Southern Water's statutory area for Wastewater supply services. Please contact Thames Water who are the relevant statutory undertaker.

Insufficient Information provided

Construction of the development shall not commence until details of the proposed means of surface water drainage disposal have been submitted to and approved in writing by the Local Planning Authority in consultation with Southern Water.

Disposal of surface water - not yet provided

If the applicant has not already provided documentation demonstrating compliance with the surface water hierarchy reflected in part H3 of the Building Regulations, as shown below, we will require this to be provided where surface water is being considered for discharge to our network. Whilst reuse does not strictly form part of this hierarchy, Southern Water would encourage the consideration of reuse for new developments.

- Reuse

- Infiltration

Southern Water, Southern House, Yeoman Road, Worthing, West Sussex, BN13 3NX
southernwater.co.uk

Southern Water Services Ltd, Registered Office: Southern House, Yeoman Road, Worthing, West Sussex, BN13 3NX Registered in England No. 2366670

- Watercourse
- Storm Sewer
- Combined Sewer

Guidance on Building Regulations is here: <https://www.gov.uk/government/publications/drainage-and-waste-disposal-approved-document-h>

We would like to engage with you on the design for disposal of surface water for this development at the earliest opportunity and we recommend that civil engineers and landscape architects work together and with Southern Water. In many cases this may negate or reduce the need for network reinforcement and allow earlier completion of the development.

Condition: We request that should this application receive planning approval, the following condition is attached to the consent: Construction of the development shall not commence until details of the proposed means of surface water run off disposal in accordance with Part H3 of Building Regulations hierarchy as well as acceptable discharge points, rates and volumes have been agreed by the Lead Local Flood Authority, in consultation with Southern Water.

Proposed works involve demolition

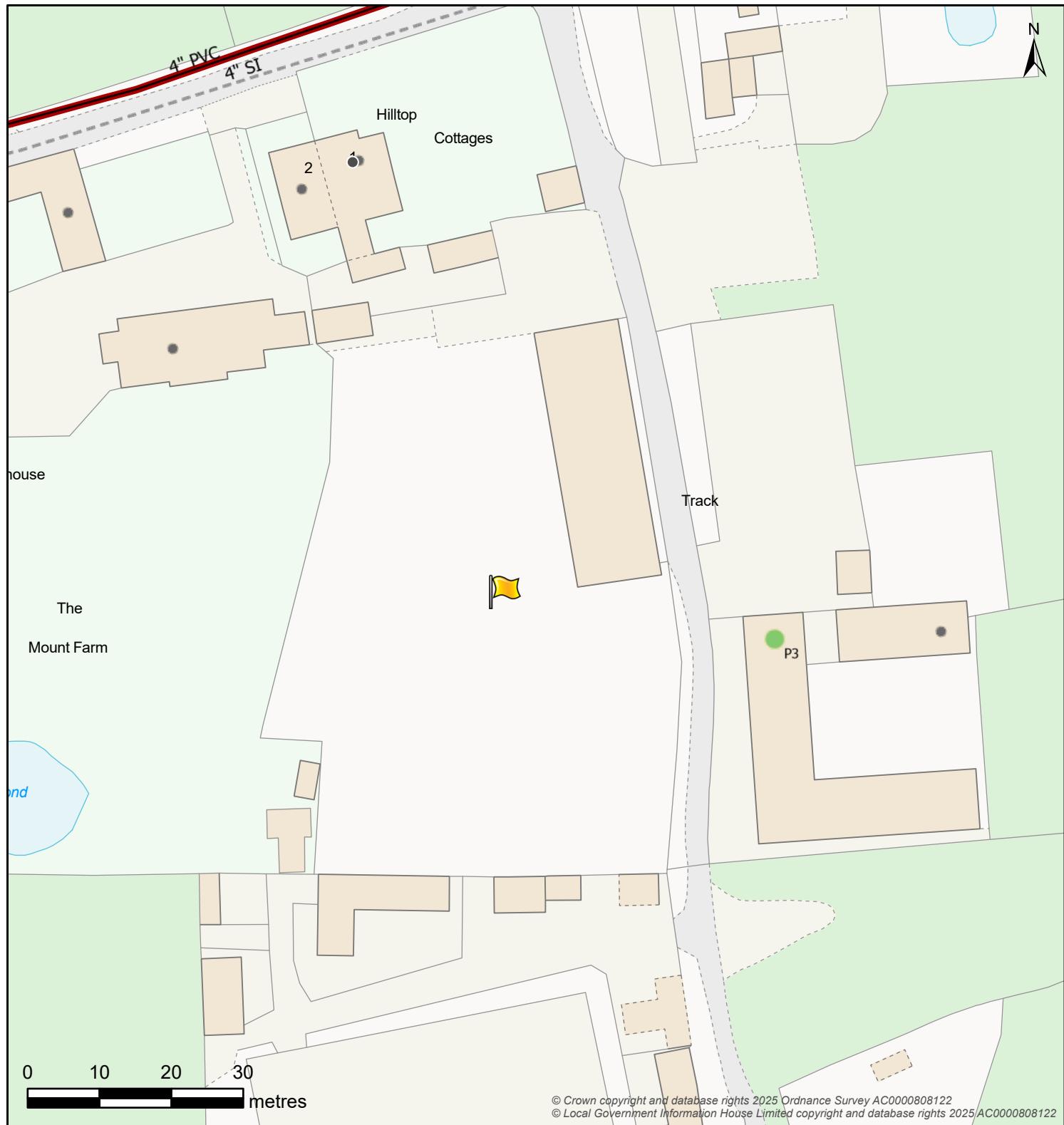
In order to protect and safeguard the existing water supply apparatus, Southern Water requests formal notification of any proposed demolition works prior to such works being undertaken.

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



Controllable Valve	Flow Control	Inlet-Outfall
Damboards Penstock Valve	Anti Flood Device Pumped Anti Flood Device Reflux Valve	Inlet Outfall
BIF Bifurcation Cascade CP Catchpit Head Of Public Sewer IC Interceptor Chamber Manhole S Soakaway WO Washout		
Outfall Headworks	Overflow Chamber	Pipe Bridge
Outfall Headworks CSO Combined Sewer Overflow	Emergency Overflow	Pipe Bridge Micro Pumping Station Pumping Station
Sewer Level Monitor	Storage	Treatment Works
Sewer Level Monitor Storm Tank Tidal Storage Tank		Treatment Works Weir Wastewater Site
Wastewater Pipe	Wastewater Use	Developer Services
Culverted Water Course Drain Outfall Overflow Rising Main Sewer	Syphon Tank Sewer Trunk Sewer Vacuum Main Decommissioned Pipe	Foul Combined Sludge Treated Effluent Surface Water Private
		Build Over Agreement Section 104
Wastewater Area		
		Catchment Sub-Catchment

Map Title: DSA000050100 GIS

Printed By: Kelly.Donaldson

Date Printed: 06/01/2026

Map Scale: 750

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.

