



Midsussex District Council
Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Your ref
DM/26/0725

Our ref
DSC0238308

Date
17th April 2026

Contact
Tel 0330 303 0119

Dear Sir/Madam,

Proposal:

The demolition of an outbuilding and the erection of a barn and workshop for use by residents of the care centre and people using the centre

Site address:

Duckyls Farm Centre Selsfield Road West Hoathly East Grinstead RH19 4QY

Development Site is not within Southern Water's Supply Area:

The development site is not located within Southern Water's statutory area for water supply. Please contact South East Water who are the relevant statutory undertaker.

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.

Septic tank proposed:

The Environment Agency should be consulted directly by the applicant regarding the use of a septic tank drainage which disposes of effluent to sub-soil irrigation.

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.



Southern Water has determined that the flow rate for the above site will remain consistent, so capacity is not an issue, and no Southern Water assets will be affected. Therefore, Southern Water has no objections to this proposal. Please note surface water should not be disposed of into a public foul sewer and must comply with the Hierarchy of H3 of the Building Regulations. For more details, refer to the Drainage and Waste Disposal: Approved Document H on the GOV.UK website. Any new connections to the public sewerage system will require a New Sewer Connection application (also known as a Section 106) to be submitted and approved by Southern Water. Due to legislative changes effective from 1st October 2011 regarding the ownership of sewers, it is possible that some previously private sewers, now deemed public, could be crossing the above property and may not be shown on Southern Water records. Therefore, if any additional sewers are discovered during construction, an investigation will be required to determine their condition, the number of properties served, and potential access methods before any further work can proceed on site.

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