



Dŵr Cymru  
Welsh Water

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Dr Amanda Owen  
Environmental Visage Ltd  
The Wheelhouse  
Bond's Mill Estate  
Stonehouse  
Gloucestershire  
GL10 3RF

Date: 22/07/2008  
Enquiries Tel.: 01443331155  
Our Ref.: 2008/DCWW/54198  
Your Ref.: Pre-Planning Request  
Grid Ref.: SN9393006844

Dear Madam

**Re: Proposed industrial units, Hirwaun Industrial Estate**

Further to the above consultation we would provide the following comments:-

**SEWERAGE**

In relation to capacity to accept sewage flows from the proposed development we would confirm the following.

The public sewerage system in the area of Hirwaun Industrial Estate is generally of a separate type.

Only foul flows from the proposed industrial unit can be accommodated within the public sewerage system. A communication could be made to the 525mm public foul sewer running parallel to the A465 / crosses Fifth Avenue between manhole ref SN94060401 and SN94061303 which is approximately 275 metres from the boundary of the proposed development site.

In relation to the surface water flows from the proposed development, these will have to be disposed of separately by other means, such as using soakaways or discharging directly to a watercourse. Permissions to connect to a watercourse may need to be sought from the Land Drainage Authority and / or Environment Agency.

Please note that no highway or land drainage run-off will be permitted to discharge directly or indirectly into the public sewerage system.

As indicated on the attached extract from the record of public sewers the development site is crossed by a 300mm public foul sewer. Please note that no development (including the raising or lowering of ground levels) will be permitted within the safety zone of the sewer which is measured 3 metres either side of the centreline (6 metres in total).

If the development will give rise to a new discharge (or alter an existing discharge) of trade effluent, directly or indirectly to the public sewerage system, then a discharge consent under Section 118 of the Water Industry Act 1991 is required from Dŵr Cymru Welsh Water. Please note that the issuing of a discharge consent is independent of the planning process and a consent may be refused although planning permission is granted.

glas

Glas Cymru Cyfyngedig

Welsh Water is owned by Glas Cymru - a "not-for-profit" company  
Mae Dŵr Cymru yn eiddo i Glas Cymru - cwmni nider elw

We welcome correspondence in Welsh and English  
Rydym yn croesawu gobaithaeth yn y Gymraeg neu yn Saesneg

NDC working with Dŵr Cymru in providing the  
planning and development functions.

Dŵr Cymru Cyl, a limited company registered in  
Wales no. 2366777. Registered office: Pantwyn Road,  
Nelson, Treharris, Mid Glamorgan CF46 6LY

NDC yn cydweithio a Dŵr Cymru ar ran waith cynllunio a  
datblygu.

Dŵr Cymru Cyl, cwmni cyfyngedig wedi'i gofrestru yng  
Nghymru rhif 2366777. Swyddfa gofrestredig: Heol Pantwyn,  
Nelson, Treharris, Morgannwg Ganol CF46 6LY

If any onsite or offsite sewers are to be offered for adoption, an application should be made to this office. The design of which should be in accordance with the publication "Sewers for Adoption" - 6th Edition.

In order to make a connection to the public sewerage system, it may be necessary to cross third party land, for which you must first gain permission from all the relevant landowners. Should you encounter difficulties in gaining the permission to do so, it may be possible to requisition a new sewer under Sections 98 to 101 of the Water Industry Act 1991 from the boundary of the proposed development to the public sewerage system. Should you require further information please write to us at the address given above.

If new connections to the public sewerage system are required the developer should contact us at the address detailed above.

### **SEWAGE TREATMENT**

No problems are envisaged with the Waste Water Treatment Works for the treatment of domestic discharges from this site.

### **WATER SUPPLY**

A water supply can be made available to service this proposed development. Initial indications are that a connection can be made from the 160mm diameter watermain in Ninth Avenue location. The cost of providing new on-site watermain can be calculated upon the receipt of detailed site layout plans which should be sent to New Connections Design Department, Players Industrial Estate, Clydach, Swansea, SA6 5BQ.

The proposed development is crossed by a trunk/distribution watermain, the approximate position being shown on the attached plan. Under the Water Industry Act 1991 Dwr Cymru Welsh Water has rights of access to its apparatus at all times. I enclose our Conditions for Development near Watermains. It may be possible for this watermain to be diverted under Section 185 of the Water Industry Act 1991, the cost of which will be re-charged to the developer.

We hope the above is satisfactory. However, should you require further assistance please contact us on the above telephone number, quoting our reference.

Yours faithfully,



**Rhidian Clement**  
**Planning Team Leader**

Enc. Sewer Plan, Water Plan, Receipt

*Demands upon the water and sewerage systems change continually; consequently the information given above should be regarded as reliable for a maximum period of 12 months from the date of this letter.*



DŴR CYMRU  
WELSH WATER

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Y Stâd Ddiwydiannol Players  
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e.mail: new.connections@dwrcymru.com  
Web site: www.dwrcymru.com

### CONDITIONS FOR DEVELOPMENT NEAR WATER MAINS

Location: Hurwain Industrial Estate

Date: 22.7.08

The development of the site with our water main located as shown on the attached plan will involve certain conditions which must be strictly adhered to. These are:-

1. No structure is to be sited within a minimum distance of 3 metres from the centre line of the pipe. The pipeline must therefore be located and marked up accurately at an early stage so that the Developer or others understand clearly the limits to which they are confined with respect to the Company's apparatus. Arrangements can be made for Company staff to trace and peg out such water mains on request of the Developer.
2. Adequate precautions are to be taken to ensure the protection of the water main during the course of site development.
3. If heavy earthmoving machinery is to be employed, then the routes to be used in moving plant around the site should be clearly indicated. Suitable ramps or other protection will need to be provided to protect the water main from heavy plant.
4. The water main is to be kept free from all temporary buildings, building material and spoil heaps etc.
5. The existing ground cover on the water main should not be increased or decreased.
6. All chambers, covers, marker posts etc. are to be preserved in their present position.
7. Access to the Company's apparatus must be maintained at all times for inspection and maintenance purposes and must not be restricted in any way as a result of the development.
8. No work is to be carried out before this Company has approved the final plans and sections.

These are general conditions only and where appropriate, will be applied in conjunction with specific terms and conditions provided with our quotation and other associated documentation relating to this development.

We welcome correspondence in Welsh and English.  
Rydym yn croesawu gohebiaeth yn y Gymraeg neu yn Saesneg.

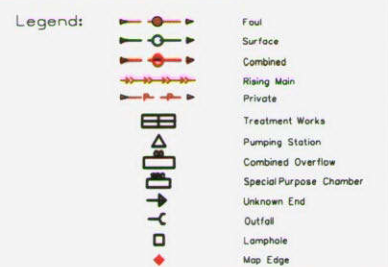
United Utilities yn cydwethio gyda Dŵr Cymru Welsh Water  
i ddarparu gwasanaethau gweithredol a chynna a chadw ar  
gyfer asedau dŵr a dŵr gwasbail.

Dŵr Cymru Cyl. cwmni cyhoeddus wedi'i gofrestru yng  
Nghymru rhif 2366777. Swyddfa gofrestrdd: Heol Pentwyn,  
Nakem, Trehermus, Morgannwg Gyn. CF46 6LY

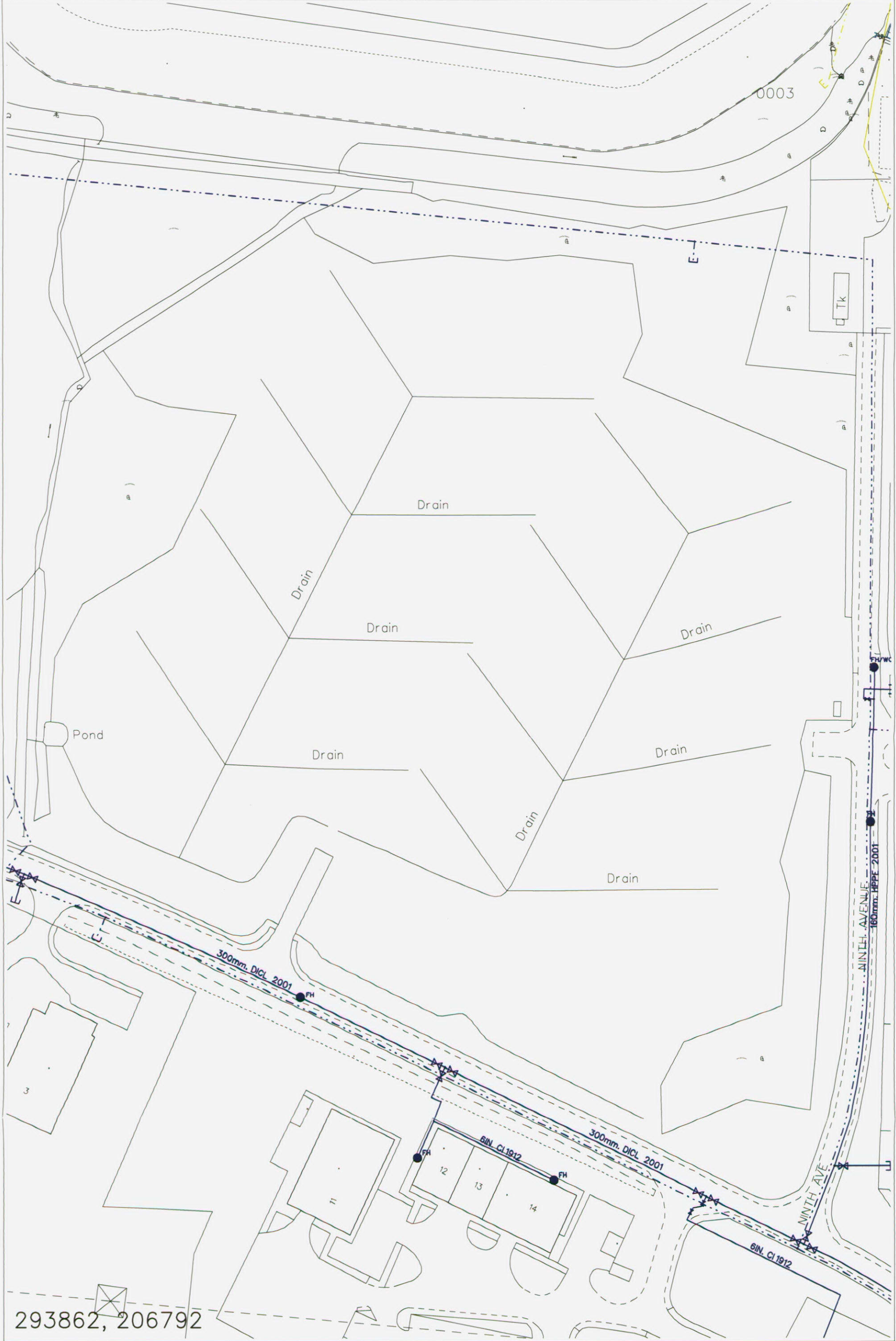
United Utilities working with Dŵr Cymru Welsh Water, for  
the provision of operation and maintenance services for  
water and wastewater assets.

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Nelson Trehermus, Mid Glamorgan CF46 6LY.









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2008/DCWW/54198

Der Cymru Cyl gives this information as to the position of its underground apparatus by way of general guidance only on the strict understanding that it is based on the best information available and no warranty as to its correctness is relied upon in the event of excavations or other works made in vicinity of the Company's apparatus and any work of locating the apparatus before carrying out any excavations rests entirely on you. It must be understood that the furnishing of the information is entirely without prejudice to the provision of the New Road and Street Works Act 1991 and of the Company's right to be compensated for any damage to its apparatus. Service pipes are not generally shown but their presence should be anticipated.

EXACT LOCATIONS OF ALL APPARATUS  
TO BE DETERMINED ON SITE.

Jul 22 2008  
Scale: 1:1250

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- Legend:
- Sluice Valve
  - Pressure Reducing Valve
  - Meter
  - Bulk Meter
  - Hydrant
  - Cap End
  - Air Valve
  - Stop Tap
  - Existing Main
  - Non-Operational Plant
  - Non-Company Plant





2008/DCWW/54198

EXACT LOCATIONS OF ALL APPARATUS  
TO BE DETERMINED ON SITE.

Scale: 1:1250

Jul 21 2008

Legend:

- |   |                          |
|---|--------------------------|
|  | Fold                     |
|  | Surface                  |
|  | Combined                 |
|  | Riding Males             |
|  | Private                  |
|  | Treatment Works          |
|  | Pumping Station          |
|  | Combined Overflow        |
|  | Specialist/Purpose-built |
|  | Unwashed End             |
|  | Outfall                  |
|  | Landscape                |
|  | Map Edge                 |

The Company gives the information as to the position of its underground operations by way of general indications rather than the strict understanding that it is based on the fact that the Company has no knowledge of the exact location of the underground workings. The extent of excavations or other works made in each of the Company's operations and any uses of them, the operation before carrying out any excavations shall notify us so that we can be understood that the furnishing of the information is not without prejudice to the protection of the New Road and Street Works Act 1967 and the Company's right to be compensated for any damage to its apparatus. Service pipes are not generally shown but their presence should be anticipated.