
From: donotreply@dwrcymru.com
Sent: 26 September 2023 15:14
To: Planning
Cc: BPMCopies@dwrcymru.com
Subject: Re.PLA0075347. Notification
Attachments: cba6c194-5bad-11ee-883c-000000273617.doc; PLA0075347 Water Main Plan.pdf; PLA0075347 Easement.docx; pla0075347 Public Sewer Record.pdf

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Dear Customer,

Please find attached important information relating to your application.

Should you wish to contact us for any reason, you must use the contact information shown on the attachment(s).

Please do not reply directly to this message.

Best regards,

Developer Services
Dwr Cymru Welsh Water

Dwr Cymru Welsh Water is firmly committed to water conservation and promoting water efficiency. Please log on to our website www.dwrcymru.com/waterefficiency to find out how you can become water wise. Mae Dwr Cymru Welsh Water wedi ymrwymo i warchod adnoddau dwr a hyrwyddo defnydd dwr effeithiol. Mae cyngor i' ch helpu i ddefnyddio dwr yn ddoeth yn www.dwrcymru.com/waterefficiency

***** This email and any file attached is confidential. If you are not a named recipient or believe you may have received this email in error please delete from your system and promptly inform the sender. Dwr Cymru Cyf (trading as Welsh Water) is a company registered in England and Wales, number 02366777, registered office Linea, Fortran Road, St Mellons, Cardiff CF3 0LT. Mae'r neges e-bost yma ac unrhyw ffeil sydd ynghlwm wrthi'n gyfrinachol. Os nad chi yw'r derbynnydd a enwir, neu os ydych chi'n credu eich bod wedi derbyn y neges yma ar gam, dylech ei dileu o'ch system ar unwaith a hysbysu'r anfonwr. Cwmni sydd wedi ei gofrestru yng Nghymru yw Dŵr Cymru Cyf (yn masnachu fel Dŵr Cymru), ei rif cofrestredig yw 02366777, ,, ac mae ei swyddfa gofrestredig yn Linea, Heol Fortran, Llaneirwg, Caerdydd, CF3 0LT. *****

Merthyr Tydfil County Council
The Planning Division
Unit 5 Triangle Business Park
Pentrebach
Merthyr Tydfil
CF48 4TQ

Date: 25/09/2023
Our Ref: PLA0075347
Your Ref: P/23/0207

Dear Sir/Madam,

Grid Ref: ST101996 310249 199527
Site: Land at Taff Bargoed Development Trust, Trelewis
Development: Change of use of land for storage of outdoor skips

We refer to your planning consultation relating to the above site, and we can provide the following comments in respect to the proposed development.

We note from the application that the proposed development does not intend to connect to the public sewer network. However, we advise that the access road is crossed by public sewers and a water main with the approximate position being marked on the attached Statutory Public Sewer Record and Public Water Record. No operational development shall be carried out within 3 metres either side of the centreline of the public sewer and 4.55 metres either side of the main. I enclose our Conditions for Development near Watermain(s). 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. The developer must consult Dwr Cymru Welsh Water before any development commences on site. If operational development likely then the position shall be accurately located marked out on site before works commence.

As of 7th January 2019, this proposed development is subject to Schedule 3 of the Flood and Water Management Act 2010. The development therefore requires approval of Sustainable Drainage Systems (SuDS) features, in accordance with the 'Statutory standards for sustainable drainage systems – designing, constructing, operating and maintaining surface water drainage systems'. It is therefore recommended that the developer engage in consultation with the Local Authority, as the determining SuDS Approval Body (SAB), in relation to their proposals for SuDS features. Please note, Dwr Cymru Welsh Water is a statutory consultee to the SAB application process and will provide comments to any SuDS proposals by response to SAB consultation.

The planning permission hereby granted does not extend any rights to carry out any works permissions required by the Water industries Act 1991. Any alterations to existing premises resulting in the creation of additional premises or merging of existing premises must also be constructed so that each is separately connected to the Company's water main and can be separately metered. Please contact our new connections team on 0800 917 2652 for further information on water and sewerage connections.

The applicant is also advised that some public sewers and lateral drains may not be recorded on our maps of public sewers because they were originally privately owned and were transferred into public ownership by nature of the Water Industry (Schemes for Adoption of Private Sewers) Regulations 2011. The presence of such assets may affect the proposal. In order to assist us in dealing with the proposal the applicant may contact Dwr Cymru Welsh Water. Under the Water Industry Act 1991 Dwr Cymru Welsh Water has rights of access to its apparatus at all times.

Our response is based on the information provided by your application. Should the proposal alter during the course of the application process we kindly request that we are re-consulted and reserve the right to make new representation.

If you have any queries, please contact the undersigned on 0800 917 2652 or via email at developer.services@dwrcymru.com

Please quote our reference number in all communications and correspondence.

Yours faithfully,

Maria Evans
Development Planning Officer
Developer Services



Welsh Water is owned by Glas Cymru – a 'not-for-profit' company.
Mae Dŵr Cymru yn eiddo i Glas Cymru – cwmni 'nid-er-elw'.

We welcome correspondence in
Welsh and English

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

Rydym yn croesawu gohebiaeth yn y
Gymraeg neu yn Saesneg

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



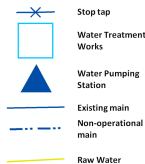
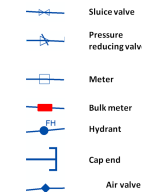
Dŵr Cymru
Welsh Water

PLA0075347 Water Main Plan



LEGEND

Clean network:



NB: Water main symbol colour indicates the type.

LIGHT BLUE - Trunk
DARK BLUE - Distribution
YELLOW - Raw Water

Notes:

Whilst every reasonable effort has been taken to correctly record the pipe material of DCWW assets, there is a possibility that in some cases pipe material (other than Asbestos Cement or Pitch Fibre) may be found to be asbestos cement (AC) or Pitch Fibre (PF). It is therefore advisable that the possible presence of AC or PF pipes be anticipated and considered as part of any risk assessment prior to excavation.

Dŵr Cymru Cylfyngedig (the Company) gives this information as to the position of its underground apparatus by way of general guidance only and on the understanding that it is based on the best information available and is not warranty as to its correctness is relied upon in the event of excavations or other works made in the vicinity of the company's apparatus. The error of locating apparatus facilities carrying out any excavations made entirely on your. The information which is supplied by the Company is done so in accordance with statutory requirements of sections 103 and 109 of the Water Industry Act 1991 which is based upon the best information available and, in particular, but without prejudice to the generality of the foregoing, it should be noted that the records that are available to the Company may not disclose the whereabouts of water mains, service pipes, sewer, water pipes or drainage pipes and any associated apparatus and facilities. Consequently, the accuracy of the information is entirely without prejudice to the provisions of the New Roads and Street Works Act 1991 and the Company's rights 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.**

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Printed on: 25 Sep 2023

PLA0075347

Conditions For Development Near Water Mains

Location: **: Land At Taff Bargoed Development Trust, Trelewis**

Date: 25.09.2023

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 4.55 metres either side of the centre line of the water main. 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.



pla0075347 Public Sewer Record



LEGEND(Representative of most common features)

Waste network	
	Foul chamber
	Surface water chamber
	Combined chamber
	Combined sewer overflow
	Special purpose chamber
	Treatment works
	Pumping station
	Outfall
	Lampole
	Storm Overflow
	Rising main
	Gravity sewer
	Private sewer
	Private sewer subject to Sect. 104 adoption agreement
	Private Sewer Transfer
	Latral Drain
	Inspection Chamber

NB: Sewer symbol colour indicates the type.

RED - Combined
GREEN - Surface water
BROWN - Foul

Notes:

Whilst every reasonable effort has been taken to correctly record the pipe material of DCWW assets, there is a possibility that in some cases pipe material (other than Asbestos Cement or Pitch Fibre) may be found to be asbestos cement (AC) or Pitch Fibre (PF). It is therefore advisable that the possible presence of AC or PF pipes be anticipated and considered as part of any risk assessment prior to excavation.

Deir Cyber Cyllyngtyg (The Company) gives this information as to the position of its underground apparatus by way of general guidance only and is not to be construed as a warranty. The information is based on the best information available and no warranty is given by the Company as to its correctness in relation to the event of excavations or other works made in the vicinity of the company's apparatus. The usual of locating apparatus before carrying out any excavations must entirely on you. The information which is supplied by the Company, is done so in accordance with statutory requirements of sections 193 and 195 of the Water Industry Act 1991 and the Regulations made thereunder. The Company does not accept any legal responsibility to the generality of the public. It should be noted that the records that are available to the Company may not disclose the existence of a water main, service pipe, sewer, lateral drain or disposal main and any associated apparatus laid before 1 September 1989, or of any other particular pipe or apparatus which is not covered by the provisions of the Water Industry Act 1991. The furnishing of this information is entirely without prejudice to the provision of the New Roads and Street Works Act 1991, or the Company's right to be compensated for any damage to its apparatus.

Service sites are not necessarily shown but their existence should be anticipated.

EXACT LOCATIONS OF ALL APPARATUS
TO BE DETERMINED ON SITE.

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Printed by: Jeremy Hackman
Printed on: 26 Sep 2023