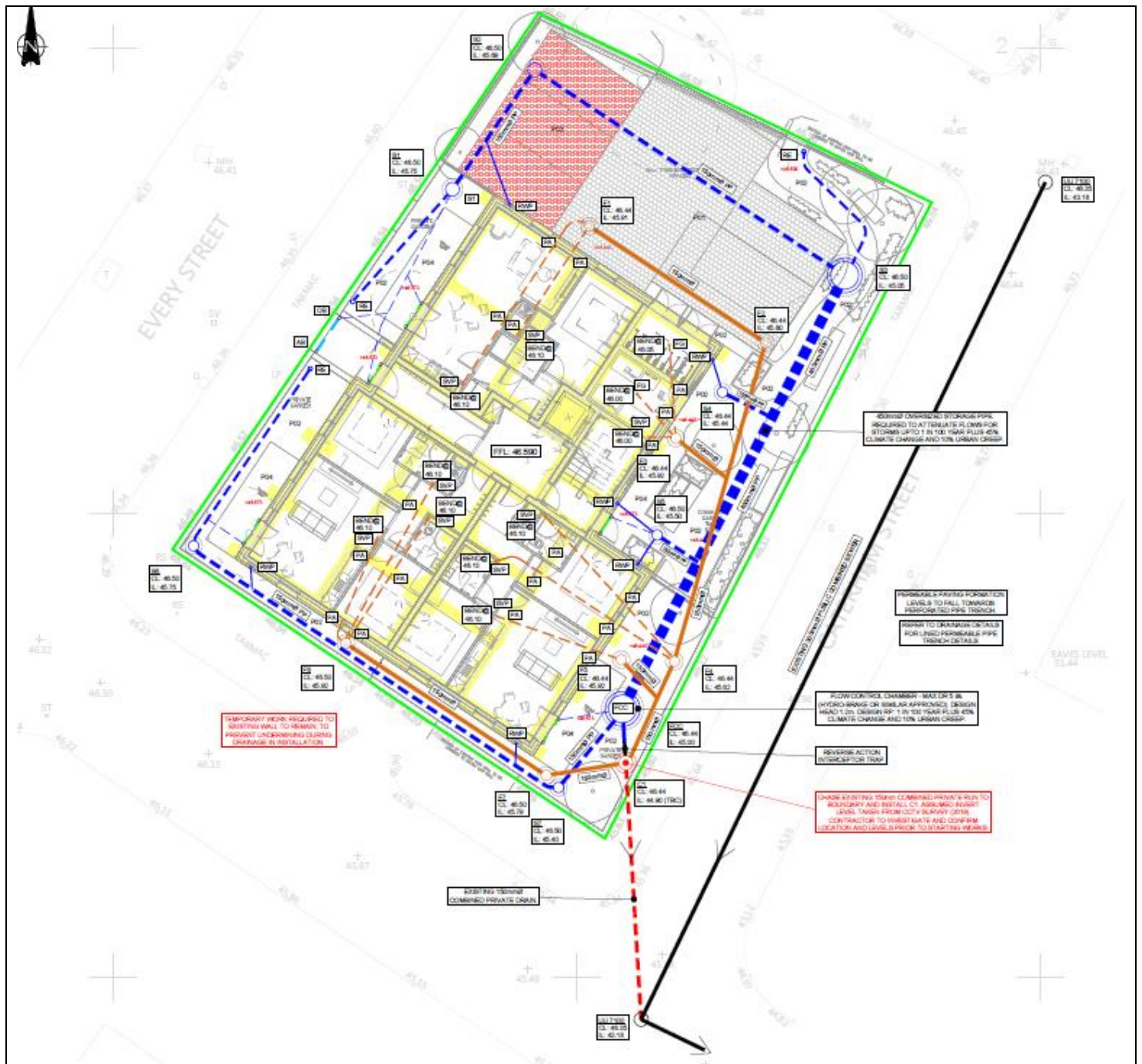


S106 Part 1 'Application to connect to a public sewer' Approval Notice



United Utilities Reference Number:		04795567					
Applicant details							
Applicant name		Jonathan McCaul					
Applicant address (including postcode)		McCaul Property Management Ltd 2 Windy Bank Farm Jennets Lane Glazebury Warrington WA3 5QF					
Applicant email		jonathan@mccauldev.co.uk					
Site details: The site / property which is proposed for connection to the public sewer							
Site address (including postcode)		Former All Souls Rectory, 56 Every Street, Manchester, M4 7DQ					
APPROVED Your application for connection to the public sewer has been approved, to be made via a new connection:							
To a private drain		☒	You may appoint your contractor and advise your appointed building control body (who should inspect the work). United Utilities should be advised when this work is complete.				
Direct to the public sewer		☐	Further action required You may now appoint an appropriately qualified contractor. Your appointed contractor is responsible for obtaining authorisation to work on a public sewer. (The S106 Part 2 application form 'Request for permission to work on a public sewer' is available on our website; unitedutilities.com).				
Mode of connection approved		Other - please see comments box					
Sewer connection type		Foul	☐	Surface water	☐	Combined	☒
This approval is valid for 12 months from the date below. This approval does not grant access to third party land, permission should be sought if required between applicant and land owner If the new connection renders access unsafe or is otherwise detrimental to the manhole or sewer, a new/upgraded manhole will be requested.							
Comments							
Approval granted for a 150mm combined connection utilising an existing private drain that communicates to the 300mm combined sewer at the junction of Caterham Street / Tutbury Street with a flow control restricted to 5l/s (drainage drawing referenced – 1-21590-CCL-XX-XX-DR-C-500 Rev C02) For low-lying sites, (where the ground level of the site or the level of a basement is below the ground level at the point where the drainage connects to the public sewer), care should be taken to ensure that the property is not at increased risk of flooding. If these circumstances exist it could affect the detailed design of your site and result in the need to incorporate appropriate mitigating measures in your drainage scheme. Please note, if you are proposing to connect to an existing, unchartered drain or sewer then it is the developer's responsibility to confirm that it communicates with the Public Sewer. Connections may be made to private lateral drains or to existing neighbouring drain. A part 1 approval does not give permission to access third party land. The applicant must seek permission from the relevant land owner.							



Developer Services Inspector	Lynne Berry
Contact number	07881 034558
Date	24/10/2023