

Application to divert a public sewer (S185)

Please complete this form if you want to divert a public sewer under section 185.

You can fill in this form, just save a copy, complete it and email it to **SewerAdoptions@uuplc.co.uk** alternatively you can print the form and post it to us at this address **United Utilities Developer Services, Second Floor, Grasmere House, Lingley Mere Business Park, Lingley Green Avenue, Great Sankey, Warrington, WA5 3LP.**

All fields are required unless otherwise stated. Please note incomplete information may cause delays to your application. When answering the yes/no questions please tick in the appropriate box. Please keep a copy of the completed application for your records.

If you need any help completing the form please call us on **0345 072 6067** and we'll be happy to help.

We aim to respond to applications within 20 working days from receipt of a completed form.

Section 1: About you (if there is more than one applicant, please attach the name and contact details on a separate sheet)	
Your name (must be the owner/occupier of the site)	First Street Development Limited.
Your company's name (if applicable)	Ask Real Estate
Registered company number (if applicable)	
Address (including postcode)	Ask Real Estate 1st Floor 7 Constance Street, Manchester M15 4JQ
Phone number	0161 817 6620
Email	neilpickup@askrealestate.co.uk
Section 2: Landowner details (on-site landowner)	
Landowner name	Ask Real Estate
Landowner address (including postcode)	Ask Real Estate 1st Floor 7 Constance Street, Manchester M15 4JQ
Phone number	0161 817 6620
Email	neilpickup@askrealestate.co.uk
Section 3: Third party landowner (off-site landowner)	
Third party landowner name	-
Third party landowner address (including postcode)	-
Phone number	-
Email	-

Section 4: Your agent - if applicable (to whom you want all correspondence to be sent)								
Agent name/Company name	Conor O'Loughlin							
Agent address (including postcode)	Ramboll 2nd Floor, The Exchange St. John Street Chester CH1 1DA							
Phone number	+44 7870 806776							
Email	conor.oloughlin@ramnoll.co.uk							
Section 5: Your solicitor (this will be the contact that the legal documentation will be sent to)								
Solicitor name/Company name	Catherine Fearnhead / Addleshaw Goddard LLP							
Solicitor address (including postcode)	One St Peter's Square Manchester M2 3DE United Kingdom							
Phone number	catherine.fearnhead@addleshawgoddard.com							
Email	Tel +44 (0)161 934 6379 Mob +44 (0)7725 734057							
Section 6: Your surety								
Please indicate if your Surety is in the form of a bond or cash deposit. (Please note the surety bond is 100% of the UU estimate of the value of the works)			Bond ☐ Cash deposit ☐					
Bondsman name/Company name								
Registered company number								
Bondsman address (including postcode)								
Phone number								
Email								
Section 7: Site details								
Site name	Plot 10a, First Street							
Site address (or nearest main road)	Medlock Street, Manchester M15 4AA, United Kingdom							
Nearest postcode	M15 4AA							
Site grid reference (mid point)	X:	383774	Y:	397280				
Type of development	New premises ☒ Existing premises ☐							
Size of development (please specify number of units by type)	House		Flat		Industrial 1			
Local Planning Authority	Manchester City Council							

Section 7: Site details (continued)				
Does the site have planning permission?	Full	Yes ☐	If yes, provide planning reference number	135987/FO/2023
		No ☐	Date planning consent secured (if applicable)	D D M M Y Y
	Outline	Yes ☐	If yes, provide planning reference number	
		No ☒	Date planning consent secured (if applicable)	D D M M Y Y
Application Submitted	☒			
Application Submitted	☐			
Is the site subject to a Section 104 Agreement?	Yes ☐ No ☒	If yes, please provide Developer Services S104 Reference Number		
Proposed start date for work	2 0 0 3 2 3			
Estimated duration of diversion works (number of weeks)	20			
Section 8: Diversion details				
Diverting a foul water sewer	Yes ☐ No ☒			
Diverting a surface water sewer	Yes ☐ No ☒			
Diverting a combined (foul and surface water) sewer	Yes ☒ No ☐			
Will there be any new outfalls to a river, stream or other watercourse?	If yes, discharge consents and easements will be required			
Are there any new discharges to be made to the diverted public sewer	Yes ☐ No ☒	If yes, please provide peak discharge rate (litres per second)	Yes ☐ No ☒	
Section 9: Technical information (the following information is required with your application)				Confirm attached
PDF Plan at suitable scale to fit on an A3 sheet indicating grid reference, North point, road names and land marks. Site boundary edged in green and any required easements indicated as a yellow strip.				Yes ☒ No ☐
PDF of the proposed layout plan at 1:500 scale indicating all existing and proposed drainage. All new drainage to have cover and invert levels to Ordnance Datum, pipe sizes, pipe material, gradients etc. Proposed sewers should be coloured as follows: foul – brown, surface water – blue, combined – red, boundary of the site – green and easements - yellow. The value of the Ordnance Bench Mark should also be noted on this plan. If discharging to a watercourse then the top water level of the watercourse should be noted on the plan. If there is a rising main this should be indicated on the drainage plan. The title block should include scale and paper size.				Yes ☒ No ☐
PDF (Scale 1:500 horizontal and 1:100 vertical) of the longitudinal sections indicating the existing and proposed ground levels, manhole positions with cover/invert levels, drainage, pipe diameters and materials, bedding types. If there is a pumping station, the rising main should be indicated.				Yes ☒ No ☐
If not using United Utilities Standard Details, a copy of the applicable standard construction details for manholes, pipe bedding, ladders, headwalls etc.				Yes ☒ No ☐
If surface water connections are made to the diverted sewer we require hydraulic calculations from a digital modelling software package, cross-referencing to pipe number on plan: Surface water simulations to be provided for the 1:2 year storm which should not indicate surcharging and 15, 30 and 60 minute simulations for the 1:30 year storm which should not indicate any flooding. 1 copy of the MDX file on disc 1 copy of the drainage area plan 1 copy of the foul water design				Yes ☒ No ☐ N/A ☐
1 copy of the ground condition investigation report indicating ground conditions, any contamination, any conclusions and remediation				Yes ☒ No ☐
1 copy of the local council planning consent highlighting any drainage conditions				Yes ☐ No ☒
1 copy of the proposed sewer abandonment plan, identifying all live connections incorporating details of existing manholes.				Yes ☒ No ☐

CCTV survey and report to confirm or discount potential live connections	Yes ☒ No ☐
Existing topographical survey	Yes ☒ No ☐
Appropriate land drainage consents or permissions (Environment Agency and / or Local Authority) for surface water pipes that discharge to watercourse	Yes ☐ No ☐ N/A ☒
1:20 Manhole Schedules for each new manhole for adoption indicating internal layout, channel fittings up to 300mm (if over 300mm pipes then channels to be formed in Granolithic Concrete), benching widths, access type and position, rocker and cut pipes, depths to soffit and ladders, chains and safety railings where necessary.	Yes ☒ No ☐

Section 10: Fees and payment options

Sewer diversions may only be carried out by a developer where they are not deemed critical assets by UU. For those diversions carried out by United Utilities a budget estimate will be provided in 8 weeks upon application. The application fee of **£301.00** will be included with the budget estimate. For complex sites an additional payment may be required, and those estimates will then be provided after 12 weeks from application. Legal fees will be collected by the Legal team.

The section 185 fee is 5% of the estimated construction cost of the agreed design, based upon United Utilities contract rates. This fee will be confirmed when the design has been technically accepted.

100% bond is required for diversions carried out by the applicant, this can be either a surety or a cash deposit. The value of which will be confirmed when the design has been technically accepted.

Application fee of **£301.00** includes the additional printing costs plus administration costs for processing your application. Payment will be required upon design acceptance and will be collected by our Legal Department.

Declaration: S185 Application diversion sewer ("the Application")

I/we wish to apply for a Sewer Diversion under Section 185 of the Water Industry Act 1991.

I/we confirm that I/we have read and understood the guide annexed to this Application and enclose the required information as per the checklist annexed to this Application. I/we confirm that the information provided is accurate and complete to the best of my/our knowledge and understand that failure to provide any of the information required under the application form or checklist may result in the assessment of the submission being delayed. I/we understand that United Utilities Water Limited may seek to recover any costs incurred as a result of time spent carrying out assessments of submissions which are incomplete or unsatisfactory.

I/we understand that if United Utilities Water Limited determines that the Application is incomplete or unsatisfactory I/we will be notified in writing and provided with a list of the missing or incomplete information.

If United Utilities are completing the diversion works on behalf of the developer I/we understand that if United Utilities Water Limited determines that the Application is complete and acceptable a date for the provision of the estimate will be agreed with the applicant.

I/we understand that the submission of this form is to be treated as a preliminary enquiry and does not commit me/us or United Utilities Water Limited to proceed with the diversion and in particular I/we understand that United Utilities Water Limited does not authorise or hold itself responsible for the reimbursement of any expenses incurred in any design work undertaken by me/us without the express approval of United Utilities Water Limited.

Following issue of a formal offer which has been accepted, signed and returned to United Utilities Water Limited I/we understand that I/ we are committed to the full cost of the works and I/we confirm that if the diversion does not proceed then I/we will reimburse United Utilities Water Limited's reasonable abortive costs.

Upon accepting, signing and returning the formal offer, I/we confirm that I/we will enter into a formal written agreement with United Utilities Water Limited within a period of six months from the acceptance date.

I/we confirm that all statutory requirements including, without limitation, the Water Industry Act 1991 and the CDM Regulations 2007 will be met.

If signing on behalf of a company I confirm that I am a duly authorised representative of the company and can bind the company accordingly.

Name	Refer to scanned sheet
Signature	
Company	
Date	

About us

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CCTV survey and report to confirm or discount potential live connections	Yes ☒ No ☐
Existing topographical survey	Yes ☒ No ☐
Appropriate land drainage consents or permissions (Environment Agency and / or Local Authority) for surface water pipes that discharge to watercourse	Yes ☐ No ☐ N/A ☒
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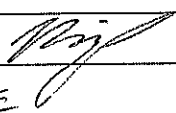
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Name	NEIL PICKUP
Signature	
Company	ASK REAL ESTATE
Date	23/02/23



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United Utilities Water Limited, Haweswater House, Lingley Mere Business Park, Lingley Green Avenue, Warrington WA5 3LP.
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