

UTILITIES STATEMENT

TO: Directorate of Regeneration & Neighbourhoods
ADDRESS: Housing, Planning & Building Control
PO Box 26, Archway Road,
Huyton, Knowsley
Merseyside L36 9FB

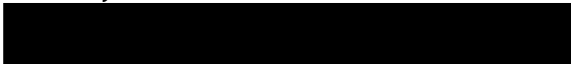
DATE: 30.11.23
REF: 144.413
JOB: 144 The Barns

Utilities Statement

1.0 Introduction

Geoff Bowden of SERVICE DISCONNECTION SOLUTIONS was engaged to contact the various service providers. Contact Details as follows:

Geoff Bowden
SERVICE DISCONNECTION SOLUTIONS
7 Upton Park Drive
Upton
Wirral
CH49 6JN



2.0 Electrical

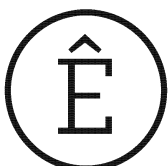
All information including required maximum demand, the intention not to construct a new sub station and site plans have been submitted to the regional electricity company (REC), Scottish Power.

We are awaiting final confirmation from the REC as to how the service will be provided and a formal quotation however early conversations with them confirm that there is adequate capacity within the local network to support the new buildings.

Discussions with the REC also confirmed that a new substation would not be required to service the new houses.

All new cable routes will be carefully planned in order to avoid potential damage to existing trees.

For additional information please refer to Service Disconnection Solutions Letter and Scottish Power Service Plan in Appendix A.



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3.0 Telecommunications / DATA

Inquiries are under way with Open Reach to verify that the existing network can accommodate the additional requirements of the new houses and for a proposal to provide the service.

Following extended discussions with the application team we are unable to make enough progress to achieve a formal quote until they receive information which will only be available by making a fully detailed application once planning approval has been secured.

They have however indicated that there would not be any issues regarding their infrastructure capacity to accommodate this project.

All new cable routes will be carefully planned in order to avoid potential damage to existing trees.

For additional information please refer to Service Disconnection Solutions Letter and Open Reach Service Plan in Appendix B.

4.0 Gas

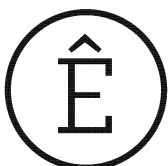
All information including required gas demand and site plans have been submitted to the local service supplier Cadent Gas.

Following extended discussions with the application team we are unable to make enough progress to achieve a formal quote until they receive information which will only be available by making a full planning application to the supplier when our detailed design commences.

They have however indicated that there would not be any issues regarding their infrastructure capacity to accommodate this project.

All new pipework routes will be carefully planned in order to avoid potential damage to existing trees.

For additional information please refer to Service Disconnection Solutions Letter and Cadent Gas plans in Appendix C.



5.0 Water

All information including required demand and site plans have been submitted to the local service supplier, United Utilities.

Following extended discussions with the application team we are unable to make enough progress to achieve a formal quote until they receive information which will only be available by making full planning application to the supplier when our detailed design commences.

All new pipework routes will be carefully planned in order to avoid potential damage to existing trees.

For additional information please refer to Service Disconnection Solutions Letter and United Utilities plans in Appendix D.

6.0 Conclusion

As explained above and in the attached appendices you will see that our design team have taken the following steps:

- Identified the statutory suppliers servicing the area;
- Located existing service plans for the area;
- Contacted the suppliers to ensure that there is suitable capacity on the area to supply our new housing;

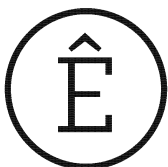
Due to the early stage of the project we found the suppliers were unwilling to commit to further detail without a contract in place. The quotations all would expire after 90 days so would be premature to set in place.

We had no issues providing services to the existing 3 houses in the converted barns so anticipate no issues in supplying the new houses proposed.

Upon receiving Planning Approval we will appoint an M&E Consultant who will design the full distribution for the site. It is premature to do this now but are happy for this to be reserved by condition if required.

If you require any further information please do not hesitate in contacting us.

Architectural Emporium Ltd



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Appendix A.

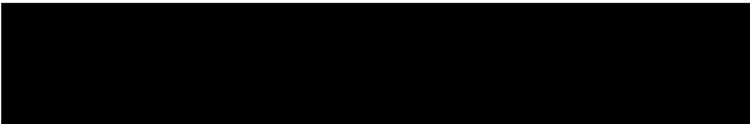
Service Disconnection Solutions Letter and Scottish Power Service Plan.



Service Disconnection Solutions

7 Upton Park Drive
Upton
Wirral
CH49 6JN

Date 6th September 2021



RE: Lakeside View 1-12 Lower Road L26 2XA

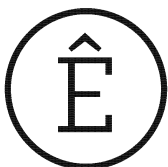
Scottish Power

Dear Charles

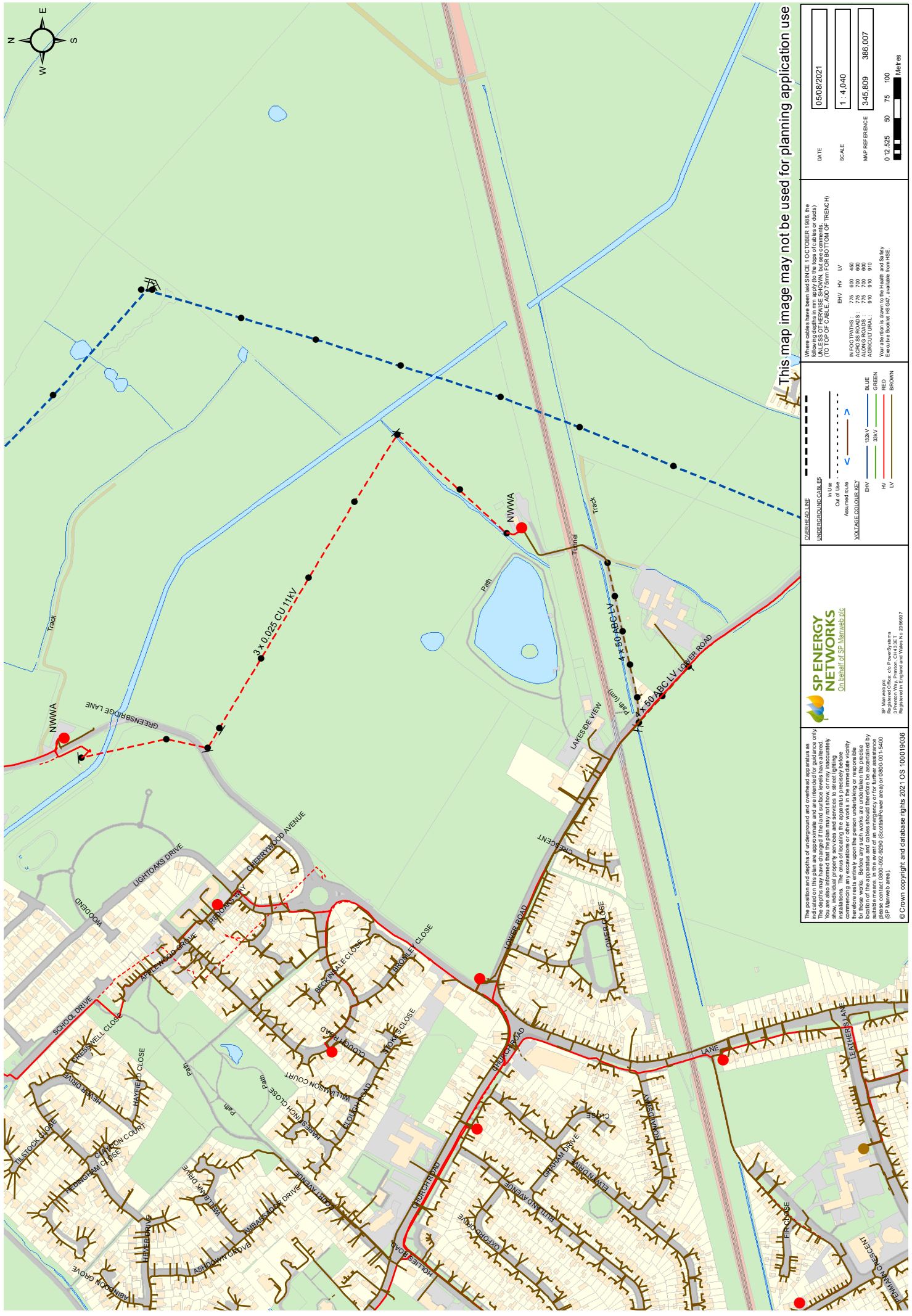
Scottish Power are at present formulating a formal quote for the new connections based on the limited information I have provided to date and I will forward this upon receipt.

Scottish Power service plan attached.

Kind Regards Geoff



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This map image may not be used for planning application use

Where cables have been laid SINCE 1 OCTOBER 1988, the following depths in mm. apply (to the tops of cables or ducts) (TO TOP OF CABLE/DUCT FORM POSITION OF TRENCH)

DATE	SCALE	MAP REFERENCE
05/08/2021	1 : 4,040	345,809 386,007

0 25 50 75 100 Metres

IN FOOTPATHS : 775 600 400
ALONG ROADS : 775 700 600
AGRICULTURAL : 910 910 910

Your attention is drawn to the Health and Safety Executive booklet HSG 67, available from HSE.

OVERHEAD LINE
UNDERGROUND CABLES
In the ground
Assumed route

VOLTAGE COLOUR KEY

BHV	HV	LV
BLUE	10kV	31kV
GREEN	31kV	10kV
RED	10kV	31kV
BROWN	31kV	10kV

The position and depths of underground and overhead apparatus as indicated on this plan are approximate and are intended for guidance only. The apparatus may have changed if the land surface levels have altered. You are advised to check the position and depths of the apparatus by showing, individual property services and services to street lighting installations. The onus of locating the apparatus precisely before the work is done rests entirely upon the person undertaking or responsible for those works. Before any such works are undertaken the person should contact 0800 090 0920 (ScottishPower area) or 0800 001 5400 (SP Manweb area).

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SP ENERGY NETWORKS
On behalf of SP Manweb plc

SP Manweb plc
Registered Office: 100 Princes Street
Glasgow G1 1AB, Scotland
Registered in England and Wales No 238687

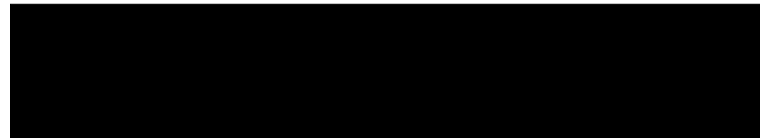
Appendix B.

Service Disconnection Solutions Letter and Open Reach Plan.



7 Upton Park Drive
Upton
Wirral
CH49 6JN

Date 6th September 2021



RE: Lakeside View 1-12 Lower Road L26 2XA

Openreach

Dear Charles

Following extended discussions with the application team we are unable to make enough progress to achieve a formal quote until they receive information which will only be available by making full planning application.

They have however indicated that there would not be any issues regarding their infrastructure capacity to accommodate this project.

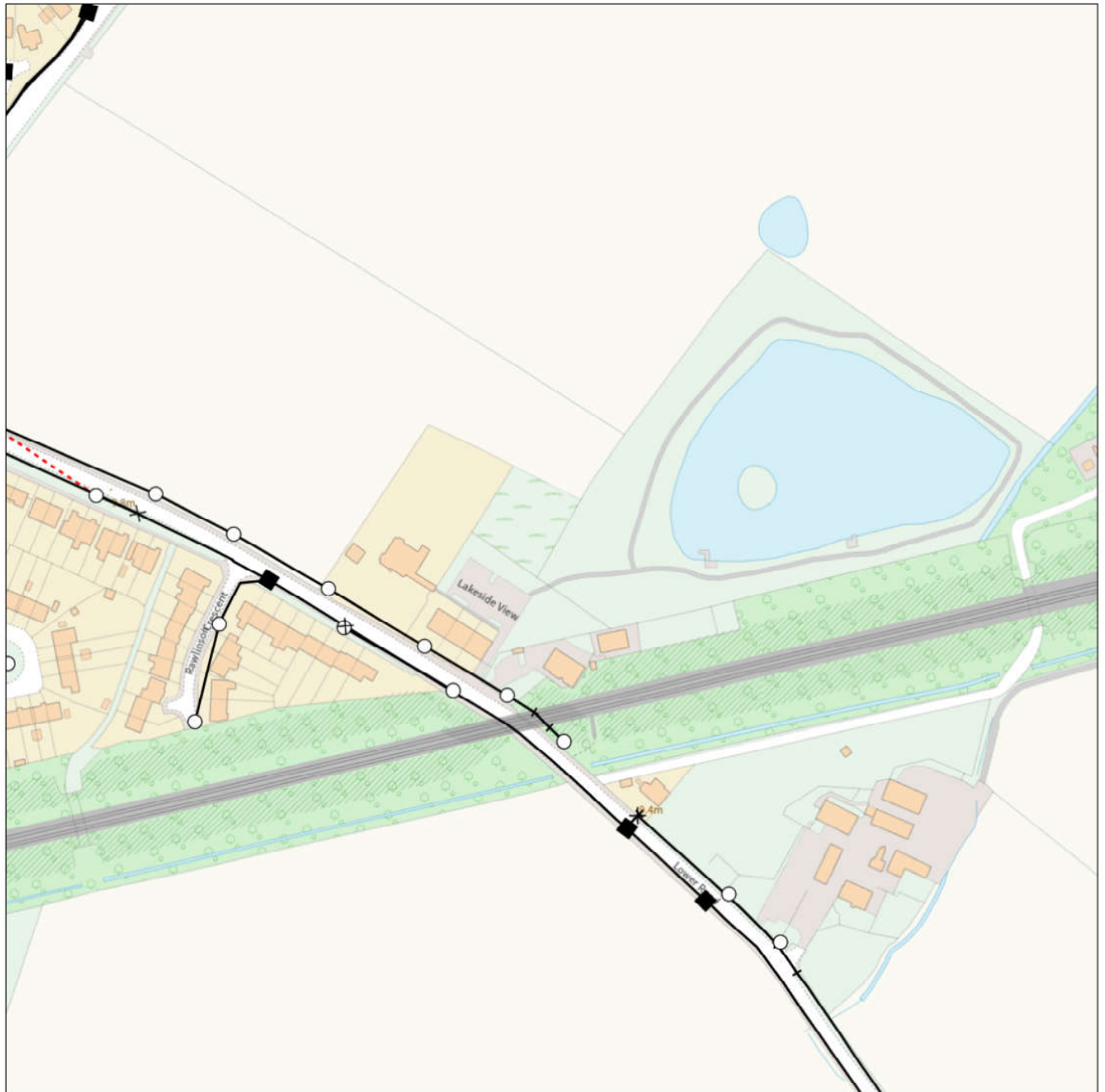
Openreach plans attached.

Kind Regards Geoff



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Liverpool L1 9BH

Maps by email Plant Information Reply



IMPORTANT WARNING

Information regarding the location of BT apparatus is given for your assistance and is intended for general guidance only. No guarantee is given of its accuracy. It should not be relied upon in the event of excavations or other works being made near to BT apparatus which may exist at various depths and may deviate from the marked route.



openreach

CLICK BEFORE YOU DIG

FOR PROFESSIONAL FREE ON SITE ASSISTANCE PRIOR TO COMMENCEMENT OF EXCAVATION WORKS INCLUDING LOCATE AND MARKING SERVICE

email cbyd@openreach.co.uk

ADVANCE NOTICE REQUIRED

(Office hours: Monday - Friday 08.00 to 17.00)

www.openreach.co.uk/cbyd

Accidents happen

If you do damage any Openreach equipment please let us know by calling 0800 023 2023 (opt 1 + opt 1) and we can get it fixed ASAP

KEY TO BT SYMBOLS

	Planned	Live	Change Of State	+	Hatchings	
PCP			Split Coupling		Built	
Pole			Duct Tee		Planned	
Box			Building		Inferred	
Manhole			Kiosk		Duct	
Cabinet			Other proposed plant is shown using dashed lines. BT Symbols not listed above may be disregarded. Existing BT Plant may not be recorded. Information valid at time of preparation. Maps are only valid for 90 days after the date of publication.			
	Pending Add	In Place	Pending Remove	Not In Use		
Power Cable						
Power Duct				N/A		

BT Ref : IJA11562C

Map Reference : (centre) SJ4572085888

Easting/Northing : (centre) 345720,385888

Issued : 05/08/2021 11:56:38

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WARNING: IF PLANNED WORKS FALL INSIDE HATCHED AREA IT IS ESSENTIAL BEFORE PROCEEDING THAT YOU CONTACT THE NATIONAL NOTICE HANDLING CENTRE. PLEASE SEND E-MAIL TO: nnhc@openreach.co.uk

Appendix C.

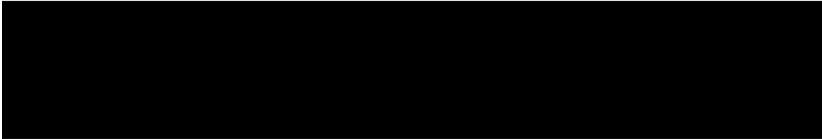
Service Disconnection Solutions Letter and Cadent Gas Plans.



Service Disconnection Solutions

7 Upton Park Drive
Upton
Wirral
CH49 6JN

Date 6th September 2021



RE: Lakeside View 1-12 Lower Road L26 2XA

Cadent Gas

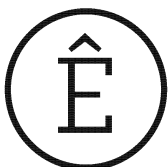
Dear Charles

Following extended discussions with the application team we are unable to make enough progress to achieve a formal quote until they receive information which will only be available by making full planning application.

They have however indicated that there would not be any issues regarding their infrastructure capacity to accommodate this project.

Cadent gas plans attached.

Kind Regards Geoff



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Liverpool L3 8HE

Network Enquiry No : 180013577
Your Reference : PHASE 2

Cadent Gas Limited

National Gas Emergency Service - 0800 111 999* (24hrs)
*calls will be recorded and may be monitored

Geoff Boden
Service Disconnection Solutions
7 UPTON PARK DRIVE
WIRRAL
CH49 6JN

Date : 5th August 2021
Contact : Performance and Support
Direct Tel : 0845 3666758
Email : networkdesign@cadentgas.com

www.cadentgas.com

Dear Geoff,

Re: Land Enquiry for Proposed Development Site at NEW SUPPLY, LAKESIDE VIEW, L26 2XA.

Thank you for your enquiry which we received on 30th July 2021. I enclose details of Cadent Gas plant in the vicinity of your proposed supply.

The nearest main with sufficient capacity is 25 metres from the site boundary and it is a Low Pressure main.

Standard design pressures have been used. Refer to www.cadentgas.com. This Developer Enquiry response is a reflection of the network at the time delivered and is not a guarantee of gas flow or capacity due to the changing dynamics of the gas distribution network. If you wish to secure capacity and connect to the network please submit quotation Connections Request via the official connections route allowing for further analysis to verify the capability of the network again.

Plans attached: Yes

A copy of the Cadent Connections Charging Statement referenced in this letter can be found on Cadent's website:

<http://cadentgas.com/Get-connected>

If you require a printed version please contact us on the details provided above.

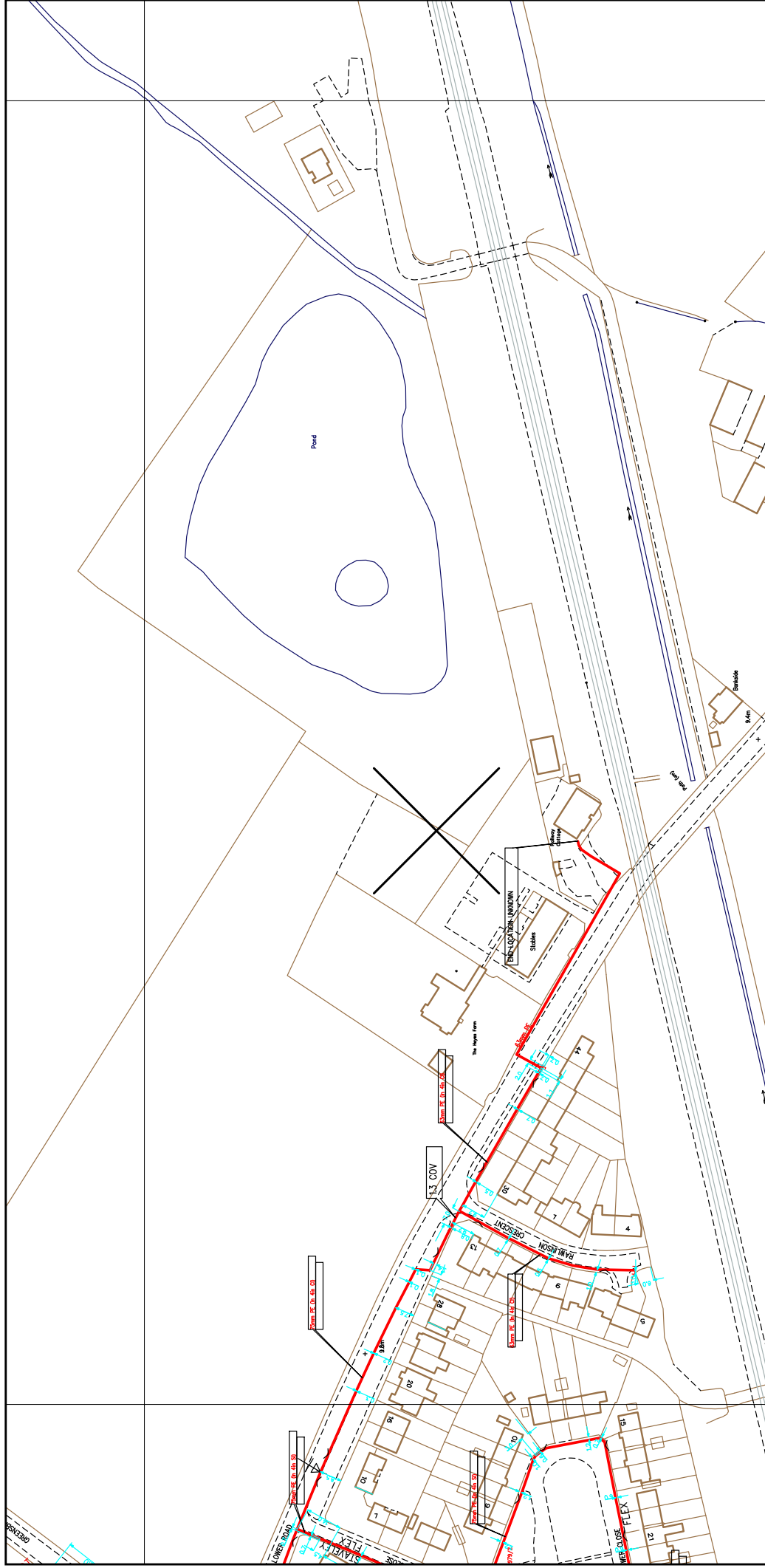
I trust this meets with your requirements at this stage. If you have any queries please do not hesitate to contact Performance and Support on the above number.

Yours sincerely,



Laura Cheshire





SCALE: Not to scale

USER ID: CarolWhitfield

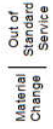
DATE: 05/08/2022

EXTRACT DATE: 10/06/2021

MAP REF: SJ4585

CENTRE: 345739, 385907

Some examples of Plant Items:



This plan shows those pipes owned by Cadent Gas Ltd in their role as a

Information with regard to such pipes should be obtained from the relevant owners. The information shown on this plan is given without warranty, the accuracy thereof cannot be guaranteed. Service pipes, valves, syphons, stub connections, etc. are not shown but their presence should be anticipated. No liability of any kind whatsoever is accepted by licensed gas transporter (G.T.) gas pipes owned by other G.T.s, or otherwise privately owned, may be present in this area.

MAPS Viewer Version 5.8.0.1

Local Machine

This plan is reproduced from or based on the OS map by Cadent Gas Ltd, with the sanction of the controller of HM Stationery Office.
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Appendix D.

Service Disconnection Solutions Letter and United Utilities Plans.



Service Disconnection Solutions

7 Upton Park Drive
Upton
Wirral
CH49 6JN

Date 6th September 2021

RE: Lakeside View 1-12 Lower Road L26 2XA

United Utilities

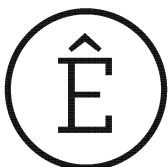
Dear Charles

Following extended discussions with the application team we are unable to make enough progress to achieve a formal quote until they receive information which will only be available by making full planning application.

They have however indicated that there would not be any issues regarding their infrastructure capacity to accommodate this project.

United Utilities Waste water and mains water plans attached.

Kind Regards Geoff



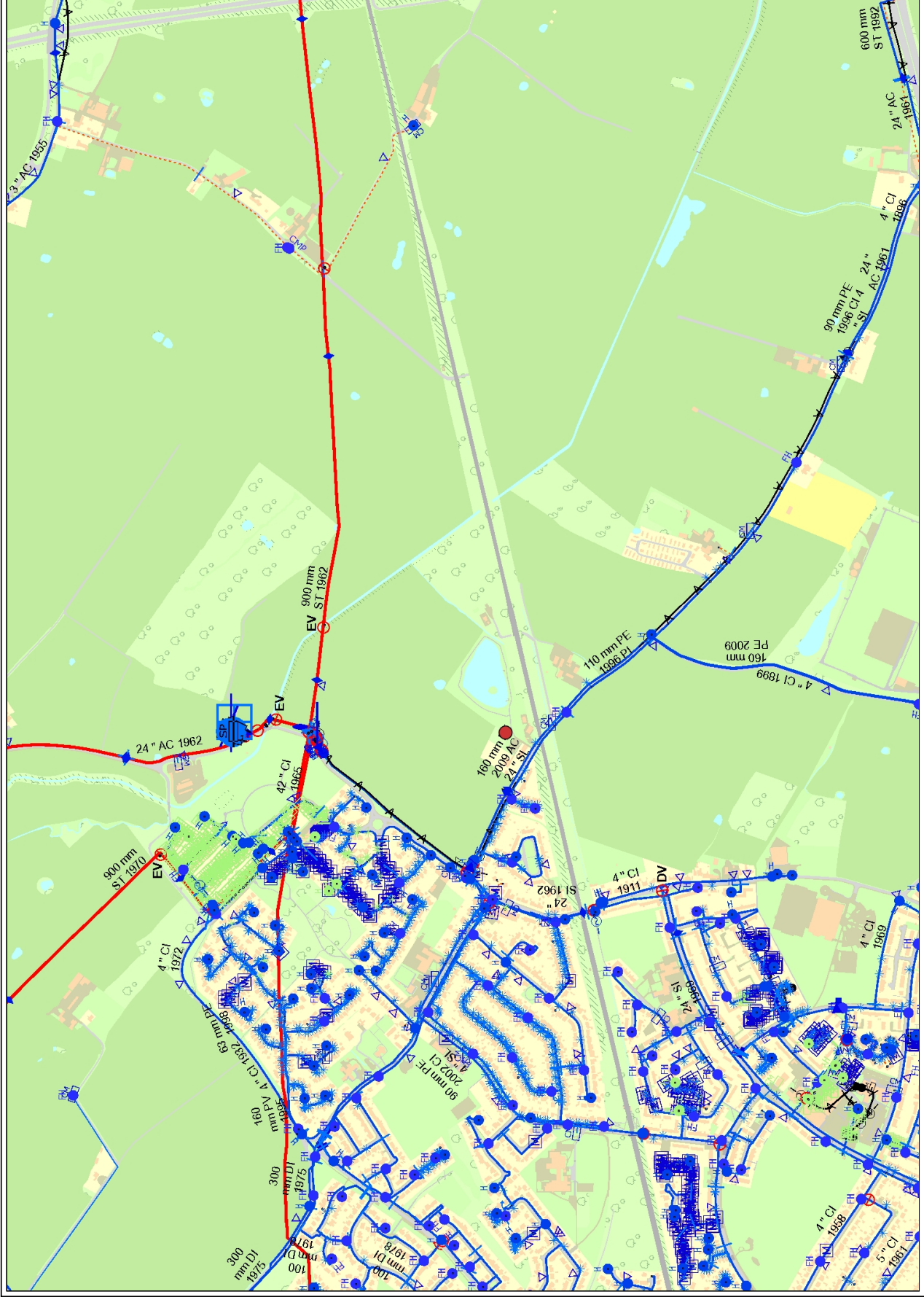
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13 Hope Street
Liverpool L1 9BH

Date :	05/08/2021 12:01:37
Centre X:	345916
Centre Y:	385983
Scale :	8000
UserName:	BGSLTD

The position of the underground apparatus shown on this plan is approximate only and is given in accordance with the best information currently available. The actual positions may be different from those shown on the plan and private services may be shown by a blue broken line. United Utilities Water will not accept liability for any damage caused by the actual position being different from those shown.



Water for the North West



United Utilities Maps for SafeDig

Date : 05/08/2021 12:02:32

Centre X: 345916

Centre Y: 385983

Scale : 8000

UserName: BGSLTD

Extract from maps of United Utilities' Underground Assets

The position of the underground apparatus shown on this plan is approximate only and is given in accordance with the best information currently available. The actual positions may be different from those shown on the plan and private service pipes may be shown by a blue broken line. United Utilities Water will not accept liability for any damage caused by the actual position being different from those shown.

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