



VEOLIA WATER PROJECTS LTD DEVELOPER SERVICES

NEW CONNECTION CHARGING ARRANGEMENTS FOR 2023/24

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Introduction to the Veolia Water Projects Ltd [VWPL] Developer Services Charging Arrangements for New Connections Services and Key Changes for 2023/24

General Introduction

Veolia Water Projects Ltd (VWPL) is the Statutory Water and Waste Water utility provider for the Tidworth and Perham Down areas of Wiltshire. VWPL operates a “[new appointment](#)” within the geographic area covered by Wessex Water & Southern Water and has been granted an “Inset Appointment” by OFWAT to perform its duties at this location.

VWPL has a duty to provide “Connections Services” for new developments which typically include providing water mains, sewers, connections to individual properties, diversions of mains or sewers that need to be moved and work to reinforce water and/or sewerage networks in consequence of new development.

VWPL publishes this document to comply with OFWAT’s “Charging Rules for New Connection Services”. These apply to water and waste water connections for domestic purposes made by water companies operating wholly or mainly in England.

A copy of the “New Charging Rules” for 2022 is available at:

<https://www.ofwat.gov.uk/publication/charging-rules-for-new-connection-services-english-undertake-rs-issued-by-the-water-services-regulation-authority-under-sections-51cd-105zf-143b-and-144za-of-the-water-industry-act-1991-effective/>

These rules are still valid for 2023/24.

The new charging rules are made under the Water Industry Act 1991 [WIA 1991] Sections 51CD, 105ZF and 144 ZA. The latest rules are effective from 1st April 2022 and this document is reviewed annually.

Where a significant new policy or approach has been adopted by us for 2023 / 2024 the narrative in this document will be annotated “*New for 2023 / 2024*”.

OFWAT have stated that the General Charging Principles must reflect;

- (a) fairness and affordability;
- (b) environmental protection;
- (c) stability and predictability; and
- (d) transparency and customer-focused service; and
- (e) costs of the relevant service.

In addition to the above, another key principle adopted by VWPL is to positively advocate customer choice wherever possible in its approach to developer services.

VWPL also endorses and will follow the Water UK sector guidance document “Charging for Connection Services - Sector Guidance to Members” wherever possible. [Water UK](#) is an industry body linking the water companies and the regulator. The document is not available to the public but is used by water companies as it is intended to provide a consistent framework across the Industry in its dealings with developers in line with OFWAT Charging Rules.

This Veolia document should be read in conjunction with the current series of VWPL Guidance Notes and Application Forms found on the VWPL Developer Services website and detailed here as Appendix 1.

Wholesale New Connection Charges

VWPL would apply the same published charges for household or non-household connections 32mm diameter or smaller. Any other non-household connection requests would require a bespoke price in line with our policy on domestic charges over 32mm diameter.

Charges for Non-domestic supplies

These charging arrangements are only applicable in respect of the provision of services to household and non-household premises using water for domestic purposes only. Where such premises require additional flows for non domestic purposes the charges for providing the additional services shall be charged on a site specific bespoke basis.

Water for domestic purposes refers to water used at the premises for drinking, washing, cooking, central heating and sanitary purposes as defined in section 218 of the Water Industry Act 1991.

Pre-development matters

VWPL highly recommends that developers contact us as early as possible in the planning of their developments to assess the options for supplying the site with water and sewerage services. This should help potential misunderstandings leading to delays later in the process. VWPL does not charge for this initial approach as it helps all parties better understand the impacts of the development and the extent to which new assets will be required and whether off-site works, reinforcements or diversions may be necessary.

Further work to look at developer nominated options or to develop solutions around critical mains or other assets may include network modelling, possible diversion route studies and necessary off-site pipework will attract charges. VWPL will notify you of such charges before work begins.

VWPL understands and appreciates that applying for water and sewer connections can be a complex and technically demanding exercise for developers who have little or no experience of the subject. We would encourage developers to ring us and speak to one of the Developer Services staff before completing any of the Applications mentioned below and listed in Appendix 1. VWPL can advise on the most suitable avenue for a customer's enquiry to avoid unnecessary delays and making payments for activities that are not appropriate for their needs.

In publishing its Charging Arrangements Document VWPL is pleased to be able to highlight developer and customer choice in as many areas of water supply and waste water on-site and off-site services as possible. Across the industry there is an increased emphasis on developer choice which has been signed up to by all Water Companies and VWPL in particular is keen to ensure that developers, individuals and Self Lay Provider's operating in the Tidworth and Perham Down Areas understand what work they can carry out themselves - usually called **Contestable Work**, and what work VWPL must undertake - usually called **Non Contestable Work**.

VWPL keeps the Non Contestable Work elements to the minimum and will only normally categorise work as Non Contestable when there are issues of wider Water Quality and / or supply security involving the existing customer base. This topic is dealt with in more detail in the main body of this Charging Arrangement Document. Unless stated to the contrary all sewerage work is considered Contestable.

Under the new rules, Veolia Water will also make a clear distinction between:

[i] Site Specific charges – the charges for work carried out on the site and up to a defined Practical Point of Connection to the existing water VWPL network; and

[ii] Network Reinforcement charges – the charges for work that is required on the company's existing network to provide for new development-related growth. OFWAT intends that these will be recovered by water companies through Infrastructure Charge. The water companies will set their own Infrastructure Charges to recover the investment that is needed to provide sufficient capacity for growth over a rolling 5-year period.

The Charging Rules recognise differences between the larger regional water companies and "Small companies" (a.k.a. NAVs) such as VWPL. Some of the new rules do not apply in full to the

Insets and NAVs. Where the VWPL Charging Arrangements differ markedly from the Water UK guidance due to such variations these “key departures” will be noted in this Charging Arrangements Document.

One such key departure from the Rules is that VWPL is obliged to charge no more than the incumbent water company (referenced by OFWAT) in its published New Infrastructure Charges [new IC]. In doing so all parties acknowledge that the requirements of VWPL for development related growth cannot be realistically linked to those of incumbent. However, as there is currently no regulatory mechanism for catering for the actual financial requirements of VWPL, such tracking of the incumbent new IC is seen by OFWAT as the only viable option.

In all other respects VWPL will be publishing in this Charging Arrangement document its own Cost Reflective Charges for all services offered and these will not be directly linked in any way to those of Wessex Water, or any other regional water undertaker.

VWPL will levy Infrastructure Charges although the detailed rationale set out by those companies in their 2023 / 2024 Charging Arrangements is not reflected in the VWPL financial model. VWPL will also be tracking Incumbent approach to Income Offset incorporation into their Infrastructure Charges and not as part of water mains or sewer requisitions.

Developer Choice - Important information for all our Customers.

Applicants for Connections Services, whether Developers, Individuals or Self Lay Providers [SLP's] ("Applicants") have choices over who provides the infrastructure and over who owns those connection assets in the longer term.

Section 2 and Appendix B of the Water UK Guidance that the industry uses sets out in more detail how Competition in the Connections Markets will work and the generality of Contestable and Non Contestable areas of development work

Detailed Guidance Notes and Application Forms.

Guidance Notes and Application Forms for most commonly encountered developer activities are listed as Appendix 1 and for ease of reference within this Charges Arrangements Document each of the packages of Guidance and Application Forms are available for download from [our website](#) or can be sent to our customers by post on request.

If the service required is not listed in Appendix 1, please call our Developer Services Team who can discuss your requirements and advise on the best way forward to achieve the connection required.

Value Added Tax [VAT]

- VAT at the prevailing rate will apply to all construction work associated with industrial / commercial developments and connections made from existing domestic properties including conversions.
- Certain goods and services supplied in relation to new domestic residential development construction work will have zero rated VAT. For example this includes water main requisitions for mains used to connect new houses.
- All initial Application and / or Processing Fees will attract VAT at the applicable rate.

Construction Industry Scheme [CIS]

- Some of the construction work associated with industrial / commercial developments may fall under CIS and we have gross status for CIS purposes.
- From 1 March 2021, if the construction work associated with industrial / commercial developments falls under CIS, we will apply a domestic VAT reverse charge if you advise us that you are not the end user for CIS purposes.

Security Deposits

Where developers carry out work to be adopted VWPL will request a security sum which will be a percentage of the value of the works. This is to protect Veolia against incomplete or unsatisfactory works or cover any remedial works VWPL have to carry out. If the works are completed to a satisfactory standard, this security is repaid and therefore acts as a deposit.

In Section 104 and Section 51 agreements the security may be in the form of a surety with an appropriate body (e.g. NHBC), the determination of which is a matter for the customer and the appropriate body. On adoption of the assets, VWPL will confirm that the surety can be released.

VWPL will calculate interest on the deposit from the date that the agreement between us and the customer is signed, until the date that the assets are adopted. We will return the deposit and interest payable to the customer once the assets have been adopted. The calculation of interest will be consistent with Ofwat's guidance on this.

CHARGES SCHEDULES & FEES FOR FIXED PRICE ACTIVITIES 2023 / 2024

1. Water Service Connections

Water connection charges relate to site specific work carried out under **Sections 45 and 46 of the WIA 1991**.

Application Charges are payable at the time of submitting Application Forms unless otherwise stated.

Waste Water and Potable water Infrastructure charges will also apply to all new water connections when they are made. Where applicable, infrastructure credit will be applied where water supplies for domestic purposes existed on a site in the previous 5 years prior to the application.

Infrastructure Charges levied for new domestic premises connections will also include an Income Offset allowance to recognise future income that we will receive. For more details please see Section 8 - Infrastructure Charges.

1. [a] S 45 Water connection from an existing main - Non-contestable Application Fee

Water connection application fees are payable upon application and are non-refundable. This application 1[a], should not be used for S41 or S51 Mains Requisition related connections.

Water Connection Application Fee	Single connection	Each additional connection under same application at the same location
Processing of the application, operational investigations incl.site visit & preparing the fixed price quote. **	£92	£56

1. [b] S 45 Water connection from an existing main - Non-contestable Processing Fee

** Within our fixed price quote, a charge, as per the following table, is added for processing the connection work should the applicant accept the quote contained within the Offer Letter.

Water Connection Processing Fee	Single connection	Each additional connection under same application at the same location
Planning of the connection and all administration.	£46	£29

1. [c] S 45 Water Connections from a new main as part of a S41 mains Requisition Scheme - Non-contestable Application & Connection Fees.

A S45 [On-site] Application is to be made where water connections are required on site as part of a mains requisition scheme. The charges reflect the lower costs incurred in reviewing the agreed site layout and “taking-off” the service details from the plans to prepare the quotes.

The prices quoted assume Water Industry Approved Plumbers Scheme [WIAPS] accredited plumbers are employed on-site resulting in minimal attendance by VWPL Water Technicians.

Water Connection Application & Processing Fee	First connection	Each additional connection under same application at the same location
Processing of the application, review of site layout plans & preparing the fixed price quote. Planning of the connection and all administration	£85	£42

1. [d] S 45 Connection Charges - Contestable work undertaken by VWPL - New for 2022/23

The connection charges in the table below cover new 32mm diameter (or below) connections and cover the cost of providing all materials, labour and plant for:

- a trench inspection on the supply pipe laid by the developer
- laying up to two metres of Polyethylene (PE) communication pipe from the main to the boundary of the property
- installing a boundary stop tap box and meter
- connection to the water main
- reinstatement of surfaces (unless excavated by others)

These are payable on acceptance of the quote. An Infrastructure Charge (with an Income Offset allowance) is also normally payable for all new water service connections. This will be quoted separately within the offer letter and will also be due for payment before connection. For more details please see Infrastructure Charges at Section 8.

Connections are Contestable unless the work would present heightened risk to existing assets or could affect supplies to existing customers. Our definition of heightened risk is set out and reviewed annually as part of the Contestability Summary. This can be found in the “Design & Construction Specification” document.

Additional charges will apply for pipe lengths over two metres and Veolia will quote for these in addition to the standard charges if required.

Road opening notices and traffic management are excluded from the rates. Veolia will also quote for these in addition to the standard charges if required.

The above prices include the first site visit for our Technician to inspect the customer side pipe[s]. If re-inspection is required a site visit charge of £52.50 per visit will be made.

If the VWPL connection team is prevented from carrying out the physical service connection[s] by site conditions [E.G. utility congestion, unsuitable pre-excavation or other act or omission of the developer], then the actual costs incurred by VWPL will be charged to the developer.

Charge Item	Charge
New connection in unmade ground	£1092
New connection in grass	£1237
New connection in footpath	£1509
New connection in carriageway	£1693
New connection in excavation by others	£829

Each additional connection in the same excavation	£432
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FREQUENTLY ASKED QUESTIONS	
Can I connect to an existing private service pipe?	No – a separate connection is required direct from our public water mains.
How can I find out what pipe size and flow rates I require?	You will need to seek the advice of a suitably qualified plumber/engineer.
Do you lay all the pipework to my property?	No – we are responsible for making a connection to the public water main and laying a pipe from the main to the boundary of your property. You are responsible for laying the length of pipe from your property to the boundary.
Can I lay my pipe in the same trench as other utilities?	Yes – provided adequate clearance is provided between the water pipe and other utilities. Please see National Joint Utilities Group (NJUG) guidelines for requirements.
Where will my water meter be located?	Normally, the meter will be located at the boundary of your site or at the location of our water main.
What are water regulation fittings?	These are national requirements for the design, installation and maintenance of the internal water fittings (i.e., heating system, sinks, WCs etc). Their purpose is to prevent inefficient use of water and to prevent contamination.

1. [e] Disconnection Charges

VWPL will not make a charge for a permanent disconnection of a water supply from any household premises. We will make the disconnection at the water main once we have been informed in writing by the premises owner that a permanent disconnection is required.

We consider it appropriate that we take this approach as it encourages customers to highlight the requirement at no cost to themselves and allows us to reduce potential water quality problems associated with dead pipes being left connected to our network.

Should a temporary disconnection be required, customers should contact our Customer Services Team who will discuss the most appropriate method of disconnection and advise of any charges that may be due.

1. [f] S 45 Building Water

For Commercial / Industrial Developments we will install a temporary building water supply through the above S45 process and table of fees

Subsequently we will charge for building water on a volumetric basis through a water meter. This Application for a building supply would normally be made by the developer's Retailer*.

*For more information on the Non-household Retail market and the requirement by OFWAT for Non Household business to be conducted through the Water Retail Market please see the VWPL Customer Billing section of the VWPL web site or visit the OFWAT web site through the following link:

<https://www.OFWAT.gov.uk/regulated-companies/markets/business-retail-market/>

For Domestic Premises Developments we will install a temporary building supply through the above S 45 process and table of fees.

Ongoing charges for building water usage associated with the construction of domestic houses & flats etc will normally be based on the number of houses / units, as below, unless VWPL decide a meter is more appropriate. In those cases we will inform the developer at the earliest possible stage and explain any Non household Retail Market options as above *

The domestic property building water usage charge for 2023/2024 is set at £63 per connection + VAT. Included in this price will be the site welfare and office accommodation water usage for up to 20 employees and it is fixed for the duration of the development up to 30 months.

Above 20 employees or if the active site development is set to continue for more than 30 months VWPL reserve the right to install a water meter and charge on a volumetric basis.

2. Other Water Act Section Charges

In the framework of its Inset of Appointment, VWPL processes a very low number of applications relating to other sections of the Water Industry Act relevant to New Connection Services.

As OFWAT does not required Small Company (such as VWPL) to publish one or more of the charges covered by the Charging Rules for New Connection Services (or a methodology for calculating them) where it would be unreasonable to expect the company to do so (having had regard to the number of requests for the relevant services that the company would reasonably expect to receive), Veolia has opted to revise its published charges since 2021/22 and remove those where the number of requests received did not enable VWPL to calculate a representative average charge.

There is guidance below on the affected types of Water Act activity. More detailed guidance can also be found in the Guidance Notes and Application Forms listed at Appendix 1 and available on the [VWPL website](#).

2. [a] Requisitions - S185 diversions, S98 sewers and S41 water mains

VWPL have the skills and experience to provide bespoke prices for all elements of contestable and non-contestable Requisition works for new sewers (S98) water mains (S41) and diversions of the existing apparatus (S185). Charges will be calculated upon application.

In line with the earlier statement on Developer choice, all Contestable Work can be undertaken by a Self Lay Provider from design through to mainlaying. Developers can opt to apply for a Requisition and at any point in the process amend their Application [on receipt of the bespoke fee] to that of a Self Lay Scheme.

VWPL fully endorses and employs all appropriate principles enshrined in the Water UK Self Lay suite of documents including the Model Agreement and Water Sector Guidance and its Appendices.

Construction Charges in relation to Requisition work will be those calculated as site specific and necessary for the supply and installation of a water or sewerage to the site and its domestic properties. They will include all on-site apparatus and those new off-site mains, sewers associated with the Practical Point of Connection necessary to supply or drain the site in accordance with the Water UK Guidance.

These Charges will be specific and individual to each site scheme design and the details of the cost make up are available to the developer on request. Please refer to section 4 for information on how the Income Offset for a requisition scheme is calculated.

2. [b] Water Self Lay Schemes (S51)

Please read this section in conjunction with our statement in the Developer Choice section of the Introduction to these Charging Arrangements.

Self Lay Schemes referred to in these Charging Arrangements relate to developer choices exercised in line with S51 of the WIA 1991. Self Lay applications and charges may be accepted from developers or their appointed Self Lay Provider [SLP] also known as Self Lay Organisation or SLO. In this section we will use the term SLP to cover any suitably qualified applicant.

VWPL fully endorses and employs all appropriate principles enshrined in the Water UK Self Lay suite of documents including the Model Agreement and Water Sector Guidance and its Appendices.

The SLP will be charged for any Veolia activities either by request or default during the course of the project.

VWPL can provide bespoke, site-specific charges to carry out design works or to review Developer designs. Fees covering preparation of a Self-Lay Agreement will be issued on technical acceptance of the overall scheme offer. Veolia can also provide Contestable charges applicable to Water Quality matters.

Construction

Construction Charges in relation to Self Lay schemes are only related to the installation of certain works [designed by the SLP or VWPL] which are deemed site specific and fall under the principle of Non Contestable Works. These may include, but are not limited to, new off-site mains and associated apparatus to the Practical Point of Connection or mains connections where the existing main is considered a critical asset.

These Construction Charges are specific and individual to each site scheme design and the details of the cost will be available to the SLP on request.

They will be subject to an Income Offset allowance from the Infrastructure Charges where the water is supplied for domestic purposes. This replaces the statutory commuted sum.

The Contestable and Non-contestable elements of the above charge choices will be identified separately in the Offer Pack we send to the SLP applicant if initially requested through the S41 process.

Meters

All meters fitted must be sourced directly from our nominated supplier (details available on request) to ensure that all meters meet our specifications.

All new premises must be fitted with a water meter and Veolia will require meter information to be sent to us within five business days of installation using the form we supply.

Prices for Veolia to supply the meters (or to supply and install the meters) are available on request. Veolia only holds a small number of meters in stock at any time so there may be a significant lead time to supply meters for larger developments. We recommend advising Veolia as early in the process as possible if you would like Veolia to supply meters.

Administration Charges

Where an SLP carries out a service connection and meter installation, a charge will apply to reflect the costs incurred in administration of the new self-laid service connection.

A charge for each new self-laid service connection will be payable when you notify us that the connections have been made using the form supplied.

2. [c] Sewerage Adoption (S104)

Developers have the right under S104 of the WIA 1991 to have new sewers laid on-site at their expense and to the correct specification adopted as public sewers. The specification is set out in the Code for Adoption (available from the Water UK website) The process around VWPL adopting such sewers is described in more detail in the S104 Application Form and its associated Guidance Notes available from our website.

Adoption Application fees and subsequent Process and Inspection fees are payable on a Site Specific basis. These will be charged at 2.5% of the Veolia estimate for constructing the adoptable sewers.

The VWPL S104 Adoption process, whilst similar to the approach taken by most Water Undertakers and set out in our Guidance Notes, can become protracted if applicants are unfamiliar with the requirements. We would recommend discussions with us at the Pre-development stage if possible. This will ensure that applicants have in place the necessary compliant technical design submissions in line with the current edition Code for Adoption, and can make a comprehensive initial submission thus avoiding delays and additional costs in VWPL granting Technical Approval of the design

Once VWPL is satisfied that the design is compliant and acceptable for adoption when laid correctly on-site, a Technical Approval letter is issued and the administration process progresses to creating a Legal Agreement in readiness for adoption after the required Maintenance Period.

On site, the Engineering Assessment and Inspecting of the on-going sewer installation [and pumping station if applicable] by VWPL will follow periodically once work on site commences after Technical Approval.

The latter two exercises, which are carried out from the start of site sewer works, through the issuing of the Interim Certificate to the commencement of the Maintenance Period and to the Vesting stage [see the S104 Guidance Notes for full details] are covered in the Processing Fee.

Any installation work carried out on-site before the Technical Approval letter is issued is done solely at the developers risk and may not be deemed compliant or may be subject to retrospective inspection at the developers cost.

2. [d] Sewerage Connections (S106)

Under S106 of the WIA 1991 customers / developers must make an application to VWPL for permission to carry out their new sewer connection[s] to the public sewer to drain their property following an application to VWPL.

Charges relating to connections to the VWPL public sewer are payable upon application which requests VWPL approval of the design and method of construction to make the connection. Unless stated to the contrary, all sewerage work is considered Contestable.

Infrastructure charges will also apply to all new sewer connections and these will usually be invoiced to the applicant upon connection to the water network as sewer connections are required when water is supplied.

VWPL must give formal approval for any new connection to the public sewer. An Application form is available for this purpose.

3. Building Over Public Sewers

This section primarily applies to applications to build over or near [usually within 3 metres] smaller diameter public sewers and lateral drains most typically in association with house extensions, conservatories etc.

Where public sewers / lateral drains are located in private land / gardens we still need to be consulted and give our permission for such work. We will not charge for this first approach and if we give our agreement in principle then fees will apply upon formal application.

Our website has an Application Form to allow developers / landowners to formally tell us about their proposals and if we approve the design etc we will issue a Buildover Agreement.

4. Infrastructure Charges and Income Offset allowances

4. [a] Rationale

New for 2023 / 2024

Infrastructure charges are payable in accordance with S146(2) of the WIA 1991. They are payable when premises become connected to a water supply and / or sewerage system for domestic purposes for the first time. They are not related to the cost of the physical connection which is payable in accordance with the above sections of this document.

The rationale underpinning infrastructure charges is that each new connection imposes an additional demand on the overall capacity of the existing water or wastewater networks and that the charge should be used to fund the reinforcements necessary to cater for that extra demand.

VWPL will not exceed the Infrastructure Charges of the incumbent water companies referenced by OFWAT. There are separate Infrastructure Charges for supply of water and for sewerage services.

The incumbent water company Infrastructure charges are set using their forecast of the investment required on their networks as a result of new development in their areas and the forecast number of new connections expected in that area of supply in the next five years. More information on how the incumbents set their charges can be found in:

- [Wessex Water Charging Arrangements](#) document for 2023/24
- [Southern Water Charging Arrangements](#) document for 2023/24

Likewise, to satisfy legislative requirements, the incumbents are required to forecast their expected revenue from those new connections to calculate Income Offsets [or previously also the Asset Payment for SLP's]. From April 2020 the incumbents have applied the Income Offset to Infrastructure Charges rather than this being calculated in requisition estimates. VWPL will mirror the approach of the incumbent water companies referenced by OFWAT to Income Offset and this will not be offered as a discount on requisition scheme estimates.

In certain circumstances where water is used for purposes other than flats or houses, as in commercial or non-household premises, schools, hotels etc, the infrastructure charge is calculated using the number and type of water fittings installed in the premises – known as the relevant multiplier (RM). The RM is calculated by adding up the loading units for all water fittings in the property and dividing by 24 (the total number of loading units for a standard dwelling). The RM is multiplied by the current water and sewerage infrastructure charges to arrive at the total charges for the property.

Infrastructure charges are usually incorporated into the Section 45 Application processes detailed in this document.

4. [b] Infrastructure Charges table - (Wessex Water)

INFRASTRUCTURE CHARGE DESCRIPTION	CHARGE
<p>Water (Wessex Water) - per property</p> <p>Infrastructure charges due for the development</p> <p>(£174 with 49% income offset)</p>	<p>£89</p>
<p>Sewerage (Wessex Water) - per property</p> <p>Infrastructure charge due for development (no surface water abatement)</p> <p>(£744 with 17% income offset)</p>	<p>£618</p>
<p>Sewerage (Wessex Water) - per property (including SUDS scheme)</p> <p>Infrastructure charge for schemes with the inclusion of an agreed SuDS scheme that attenuates the flow of surface water into our existing or proposed network</p> <p>(£372 with 17% income offset)</p>	<p>£309</p>
<p>Sewerage (Wessex Water) - per property (No surface water)</p> <p>Infrastructure charge for schemes that commit to zero surface water discharge into our existing or proposed network.</p> <p>(£74 with 17% income offset)</p>	<p>£61</p>

4. [c] Infrastructure Charges table - (Southern Water)

INFRASTRUCTURE CHARGE DESCRIPTION	CHARGE
Water (Southern Water) - per property Infrastructure charges due for the development (£150 with 100% income offset)	£0
Sewerage (Southern Sewerage) - per property (£563 with 23% income offset)	£434

Ofwat have recently determined that water companies shall not provide an income offset by 2025. Southern Water consulted with their customers on introducing an enhanced offering of environmental incentives to replace the income offset. These incentives encourage developers to design and install sustainable solutions in new developments.

Wastewater Incentives: Southern Water has introduced a wastewater neutrality incentive to offset the discharge from new developments.

This incentive provides a discount on the infrastructure charge where the developer retrofits sustainable drainage on existing non-permeable sites. The reduction in surface water offsets the wastewater discharge from the new development. Southern Water has introduced this incentive to minimise the impact of heavy rainfall and reduce the risk of flooding or storm overflow discharge.

The incentive is a full discount on the wastewater infrastructure charge. Where SuDS have been employed on the new development, Southern Water remediation requirements will be less, reflecting the reduced discharge to be offset.

APPENDIX 1

LIST OF ALL CURRENT DEVELOPER SERVICES APPLICATIONS AND GUIDANCE AVAILABLE ON OUR WEB SITE.

- APPLICATION FOR CAPACITY CHECK - Optional service to assist developers in identifying any possible constraints associated with servicing larger development sites.
- SECTION 41 APPLICATION - Used for applying for water mains on development sites, usually containing a substantial number for properties. On request VWPL will undertake the work making it primarily **Non Contestable**.
- SECTION 45A - Water / Service Connections [usually smaller diameters and few in number] from existing water mains. VWPL will undertake the work making it primarily **Non-Contestable**.
- SECTION 45B - Water Connections [usually small diameter and numerous similar connections] from new mains on site. VWPL will undertake the work making it primarily **Non-Contestable**.
- SECTION 51 - Self Lay request by the Applicant [or his representative] for water mains and / or Services on site. The Developer / Customer undertakes the work for VWPL to adopt making the activity **Contestable Work**.
- SECTION 104 - Foul Water sewer adoption process. Sewer laid by the Developer / Customer and offered to VWPL as an adoptable public sewer making the work **Contestable work**.
- SECTION 185 - Request for the diversion of existing VWPL Assets. May be **Contestable or Non Contestable** depending upon location and criticality.
- SECTION 106 - Request by Customer or Developer to make a connection to the public foul water system. **Contestable work**.
- SECTION 98 - Requisition of a public Foul Sewer. **Contestable work**.
- BUILD OVER OF PUBLIC SEWERS guidance and application process.