



**MEC**  
Consulting Group

# UTILITIES



**Land East of Wrotham Road, Meopham**  
Utilities Assessment  
September 2025

Report Ref: 29473-UTIL-0702

# Land East of Wrotham Road, Meopham

## Utilities Assessment

### September 2025

**REPORT REF: 29473-UTIL-0702**

**CLIENT:** Richborough

**ENGINEER:** MEC Consulting Group Ltd  
The Old Chapel  
Station Road  
Hugglescote  
Leicestershire  
LE67 2GB

Tel: 01530 264 753  
Email [group@m-ec.co.uk](mailto:group@m-ec.co.uk)

#### REGISTRATION OF AMENDMENTS

Date	Rev	Comment	Prepared By	Checked By	Approved By
September 2025	-	First issue	Emma Harris Utilities Coordinator	Nathan Allen MEnvSci Associate Environmental Consultant	Alexander Bennett BSc(Hons) MCIHT MTPS Managing Director

#### COPYRIGHT

The contents of this document must not be copied or reproduced in whole or part without the written consent of MEC Consulting Group Ltd.

## CONTENTS

1.0	INTRODUCTION	4
2.0	EXISTING SERVICES	6
3.0	SERVICES SUPPLY	8
4.0	DIVERSIONS AND PROTECTION OF APPARATUS	10
5.0	SUMMARY	12

## APPENDICES

A.	SITE LOCATION PLAN
B.	PARAMETER PLAN
C.	SOUTHERN WATER – WASTE WATER
	SOUTHERN WATER – CLEAN WATER
D.	SOUTHERN GAS NETWORK – GAS
E.	UK POWER NETWORKS – ELECTRICITY
F.	OPENREACH – TELECOMS
	COLT – TELECOMS
	EXA – TELECOMS
G.	GTC – MULTI UTILITY
H.	UTILITY CONSTRAINTS PLAN – 29473_07_010_02

## 1.0 INTRODUCTION

- 1.1 MEC Consulting Group Ltd, has been commissioned by Richborough (hereafter referred to as 'the Client') to undertake a Utilities Assessment in support of a proposed residential development on Land East of Wrotham Road, Meopham (hereafter referred to as 'the Site'). A site location plan is provided in **Appendix A**.
- 1.2 The development proposals comprise:

*Outline application for the erection of up to 350 residential dwellings, public open space and associated works. Approval is sought for the principal means of vehicular access from Wrotham Road and all other matters are reserved*
- 1.3 A parameter plan is included in **Appendix A**.
- 1.4 This assessment seeks to establish how the proposed development will be serviced with key utility supplies, whether diversion or protection of existing apparatus may be required and estimated costs for service connection and diversion works, where available.
- 1.5 Consultation has been undertaken with key Statutory Undertakers to establish:
  - Available capacity within existing infrastructure;
  - Required capacity improvement works to accommodate the development;
  - Required diversions of infrastructure to accommodate the proposed development;
  - Any required easements;
  - Service connection locations; and
  - Service connection costs.
- 1.6 Consultation has been undertaken with the following Statutory Undertakers:
  - Southern Water (sewerage and clean water provider for Meopham);
  - Southern Gas Network (gas);
  - UK Power Networks (electricity);
  - Openreach (telecommunications);
  - GTC (multi utility connections).
- 1.7 Consultation responses received from Statutory Undertakers are included within **Appendices C-G**. A services constraints plan has been produced from the apparatus plans, and is provided in **Appendix H**.
- 1.8 Following this introductory Section of the report, Section 2.0 details the existing utilities infrastructure in the vicinity of the site, Section 3.0 details proposed future supply to the site and Section 4.0 provides details on requisite diversions and easements. A summary of information is provided within Section 5.0.

## Disclaimer

1.9 MEC has completed this report for the benefit of the individuals referred to in paragraph 1.1 and any relevant statutory authority which may require reference in relation to approvals for the proposed development. Other third parties should not use or rely upon the contents of this report unless explicit written approval has been gained from MEC.

1.10 MEC accepts no responsibility or liability for:

- The consequence of this documentation being used for any purpose or project other than that for which it was commissioned;
- The issue of this document to any third party with whom approval for use has not been agreed.

## 2.0 EXISTING SERVICES

2.1 Formal requests have been made to relevant utility companies for a copy of their existing asset plans for the proposed development area. The following table summarises the Statutory Undertakers that have been approached, their response and likely requirements for diversion or extra protection measures of any existing apparatus. Further information on the diversion and extra protection of the affected apparatus can be found in Section 4.0 of this report.

**Table 2.1 : Existing Services Summary**

Service	Statutory Undertaker	Response Received?	Area Affected?	Diversion/Protection Required?
Foul Water	Southern Water	Yes	No	No
Clean Water	Southern Water	Yes	Yes – Clean 6" SI and 5" CI within the carriageway and eastern verge of Wrotham Road. 200mm DI and 5" CI main within the carriageway of Green Lane.	Yes – Refer to <b>Section 4.0</b>
Gas	Cadent	Yes	Yes – medium pressure 125mm PE gas main within the eastern verge of Wrotham Road. Medium pressure 125mm PE gas main within the southern verge of Green Lane.	Yes – Refer to <b>Section 4.0</b>
Electricity	UK Power Networks	Yes	Yes – Underground and overhead LV cable enters the site boundary to the north crossing from west to east. Underground LV within the carriageway of Wrotham Road.	Yes – Refer to <b>Section 4.0</b>
Electricity/Gas	GTC	Yes	No	No
Telecoms	Openreach	Yes	Yes –Underground supply within the carriageway and eastern verge of Wrotham Road. Underground supply within the southern verge of Green Lane.	Yes – Refer to <b>Section 4.0</b>
Telecoms	EXA	Yes	Yes – Underground cable within the eastern verge of Meopham Road.	Yes – Refer to <b>Section 4.0</b>
Telecoms	Neos Network	Yes	Yes – Underground cable within the eastern verge of Meopham Road.	Yes – Refer to <b>Section 4.0</b>
Telecoms	Virgin Media	Yes	No	No
Telecoms	Sky	Yes	No	No
Telecoms	Verizon	Yes	No	No
Telecoms	Mobile Broadband Network	Yes	No	No
Telecoms	Sota	Yes	No	No
Telecoms	CityFibre	Yes	No	No

---

2.2 All apparatus is shown on the utilities constraints plan (drawing number 29473\_07\_010\_02) in **Appendix H** and is based on the records supplied by the statutory undertakers. The asset records are an approximate location and can be inaccurate, based on this it is recommended that a utilities survey is completed at an appropriate time.

## 3.0 SERVICES SUPPLY

### Foul Water

- 3.1 Southern Water (SW) has confirmed that the nearest feasible point of connection is the 150mm diameter foul sewer located at Manhole MH4801 within Green Lane.
- 3.2 SW has advised that this sewer currently lacks sufficient capacity to accommodate additional flows, and as such, off-site improvement works would be required to facilitate a connection at this location. SW aims to provide the reinforcement work within 24 months from the date of planning has been granted.
- 3.3 Confirmation of this can be found within the developer enquiry response in **Appendix C**.

### Clean Water

- 3.4 SW has confirmed that there is currently insufficient capacity within the existing clean water network to adequately supply the proposed development. As a result, reinforcement works will be necessary to support the additional demand.
- 3.5 SW has further advised that a Point of Connection (POC) assessment must be undertaken to determine the appropriate connection location and to assess the extent of infrastructure improvements required to ensure a suitable and reliable water supply to the development.
- 3.6 Confirmation of this can be found in the developer enquiry response in **Appendix C**.

### Gas

- 3.7 Southern Gas Network (SGN) have confirmed that there is sufficient capacity in the local medium pressure gas network to supply the development site and therefore reinforcements are not required. SGN have provided a budget cost of £479,500.00 to connect the proposed development to the low-pressure network. Connections are to be made to the 90mm PE gas main located within The Parade. A developer enquiry response and a plan showing the connection point can be found within **Appendix D**.

### Electricity

- 3.8 UK Power Networks (UKPN) have provided a budget estimate of £3,450,000.00 to connect the proposed development to their existing HV network. The point of connection will be from the Cobham Primary Substation. UKPN have advised that up to 3 substations will be required. This is for a total capacity of 2625kVA which is sufficient capacity for Air Source Heat Pumps (ASHPs) and Electric Vehicle Charging Points (EVCPs) at each dwelling. A budget quotation developer enquiry response can be found within **Appendix E**.
- 3.9 The typical plot of land required for a substation is 5m x 5m and 24/7 vehicle and pedestrian access will be required. A minimum of 9m clearance should be maintained between the substation and nearest residential dwelling in order to mitigate the risk of noise disturbance.

## Telecommunications

3.10 Openreach will deploy Fibre to the Premises (FTTP), free of charge, into all new housing developments of 20 or more homes. Openreach's FTTP infrastructure is open to all communication service providers to encourage greater adoption and customers can benefit from the faster speeds of up to 1Gbps. Openreach will supply all of the materials such as ducts and joint boxes required to build and install the network free of charge, however, it is the responsibility of the developer or their appointed contractor to install the on-site ducts and joint boxes to Openreach's specification. An asset map showing Openreach infrastructure within the area of the proposed development site is included in **Appendix F**.

## Multi Utility

3.11 GTC is an independent distribution network operator who has supplied a budget cost of £191,982.20 to supply electricity, clean water, waste water and fibre connections to the proposed development. This includes a rebate associated with the fibre connections and if fibre is provided by others the cost will increase to £372,232.20. A copy of the budget quote is included in **Appendix G**.

3.12 GTC have assumed water and waste connection points at the site entrance and have not included any allowance for barrier pipe for the new clean water mains. Clean water service connections are included.

3.13 GTC have allowed for a point of connection to the HV electricity network at the site boundary and included allowance for 2 substations within the development. This is based on a total capacity of 1074kVA which would be sufficient for ASHPs and EVCPs at each dwelling. It is to be noted that GTC do not calculate residential loads in the same way as UKPN and do not require additional capacity for EVCPs of 7.2kW or less.

## 4.0 DIVERSIONS AND PROTECTION OF APPARATUS

### Clean Water

4.1 The SW asset map shows a clean 6" SI and 5" CI within the carriageway and eastern verge of Wrotham Road. Further surveying is necessary to establish the precise location and depth, which will inform whether diversions are required. The asset map also shows a 200mm DI and 5" CI main within the carriageway of Green Lane. Diversion of these mains is not anticipated. The approximate route of the SW clean water mains is shown on the constraints plan in **Appendix H**.

### Gas

4.2 The SGN asset plan shows a medium pressure 125mm PE gas main within the eastern verge of Wrotham Road. Diversion of this main will be required in order to allow construction of the new site access. SGN have provided a cost of £35,000.00 to undertake the diversion works. The asset map also shows a medium pressure 125mm PE gas main within the southern verge of Green Lane. Diversion of this main is not anticipated. The approximate route of the SGN gas mains is shown on the constraints plan in **Appendix H**. The SGN diversion quote and a plan is shown in **Appendix D**.

### Electricity

4.3 The UKPN asset plans show an underground and overhead LV cable that enters the site boundary to the north crossing from west to east. Diversion of this cable is not anticipated but extra precaution should be taken when excavating in this area. The asset plans also show an underground LV cable within the carriageway of Wrotham Road. Further surveying is necessary to establish the precise location and depth, which will inform whether diversions are required. The approximate route of the UKPN cables is shown on the constraints plan in **Appendix H**.

### Telecommunication

4.4 The Openreach apparatus plans show an underground cable within the carriageway and the eastern verge of Wrotham Road. Diversion of the cable within the verge will be required to allow construction of the new site access. Openreach have provided a cost of £2,706.90 to undertake a site survey and produce a detailed diversion cost. The apparatus plans also show an underground cable within the southern verge of Green Lane. Diversion of this cable is not anticipated. The approximate route of the Openreach apparatus is shown on the constraints plan in **Appendix H**. The Openreach correspondence is shown in **Appendix F**.

4.5 The EXA asset map shows an underground cable within the eastern verge of Meopham Road. Diversion of this cable will be required in order to allow for construction of the new site access. EXA have advised that they require construction details in order to provide a diversion quote. The approximate route of the EXA cable is shown on the constraints plan in **Appendix H**. The EXA asset plan is shown in **Appendix F**.

4.6 The Neos Network asset plan shows an underground cable within the eastern verge of Meopham Road. Diversion of this cable will be required in order to allow for construction of the new site access. Neos Networks have provided a cost of £2,167.50 to undertake a site survey and provide a detailed diversion cost. The

approximate route of the Neos Networks asset is shown on the constraints plan in **Appendix H**. The Neos Networks correspondence can be found in **Appendix F**.

4.7 It is to be noted that telecommunications providers typically utilise the same ducts and location. As such, when diversions are required, the associated costs are generally shared among the relevant service providers. This approach can help to reduce individual utility diversion expenses and minimise disruption.



## 5.0 SUMMARY

5.1 This report has been produced to support a proposed residential use development at Wrotham Road, Meopham. A summary of all findings to date is provided in Table 5.1 below.

**Table 5.1 : Summary**

Service and/or Provider	Capacity Available?	Point of Connection	Budget Costs Provided?	Are Diversions / Extra Protection Measures Required?	Additional Comments
Foul Drainage (Southern Water)	No – Reinforcement required	150mm diameter foul sewer located at Manhole MH4801 within Green Lane	Developer to construct and offer for adoption.	No	SW developer enquiry confirms that there is insufficient capacity within the local network therefore reinforcement work is required.
Clean water (Southern Water)	No – Reinforcement required	POC assessment required	Received upon receipt of formal quotation.	Yes – Clean 6" SI and 5" CI within the carriageway and eastern verge of Wrotham Road. 200mm DI and 5" CI main within the carriageway of Green Lane.	SW developer enquiry confirms that there is insufficient capacity within the local network therefore reinforcement work is required.
Gas (SGN)	Desktop study	Low pressure 90mm PE gas main within The Parade	<u>New Connection</u> £479,500.00  <u>Diversion</u> £35,000.00	Yes – medium pressure 125mm PE gas main within the eastern verge of Wrotham Road. Medium pressure 125mm PE gas main within the southern verge of Green Lane.	SGN have provided a budget cost to connect to their low-pressure network.
Electricity (UKPN)	Yes	Cobham Primary Substation	<u>New Connection</u> £3,450,000.00	Yes – Underground and overhead LV cable enters the site boundary to the north crossing from west to east. Underground LV within the carriageway of Wrotham Road.	UKPN have confirmed that there is capacity within the local HV network.

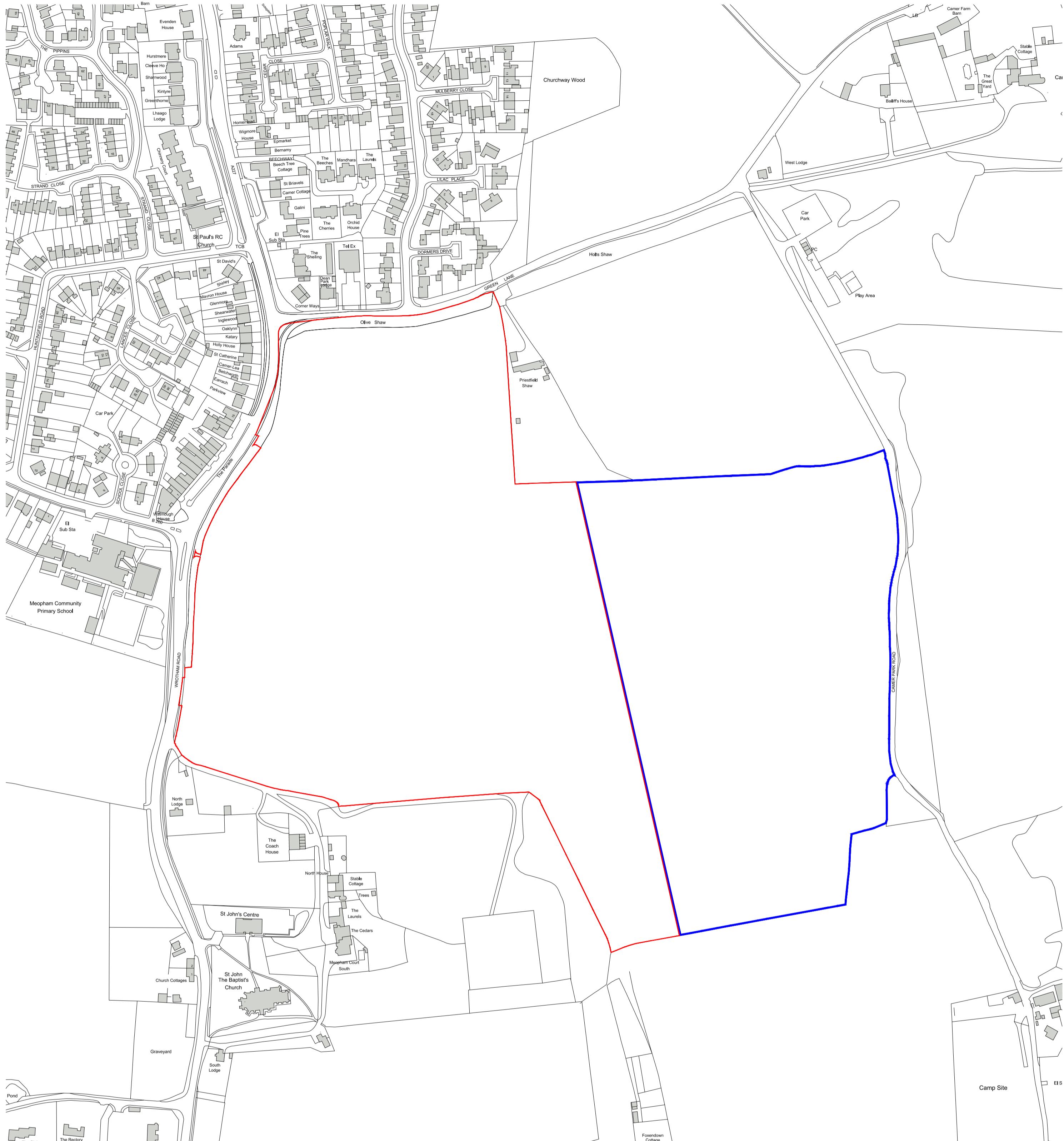
Service and/or Provider	Capacity Available?	Point of Connection	Budget Costs Provided?	Are Diversions / Extra Protection Measures Required?	Additional Comments
Telecoms (Openreach)	N/A	N/A	<u>Site Survey</u> £2,706.90	Yes – Underground supply within the carriageway and eastern verge of Wrotham Road. Underground supply within the southern verge of Green Lane.	Openreach will deploy FTTP, free of charge, into all new housing developments of 20 or more homes. No proposals have therefore been sought.
Telecoms (EXA)	N/A	N/A	N/A	Yes – Underground cable within the eastern verge of Meopham Road.	EXA require detailed construction information in order to provide a diversion quotation.
Telecoms (Neos Networks)	N/A	N/A	<u>Site Survey</u> £2,167.50	Yes – Underground cable within the eastern verge of Meopham Road.	Neos Networks have provided a cost to undertake a site survey to produce a detailed diversion cost.
Multi Utility (GTC)	N/A	Assumed at site entrance	<u>New Connections Inc</u> <u>Fibre</u> £191,982.20  <u>New Connections Exc</u> <u>Fibre</u> £372,232.20	N/A	GTC have provided a budget cost to supply electricity, clean water and waste water to the proposed development with an option to provide fibre.



# APPENDICES



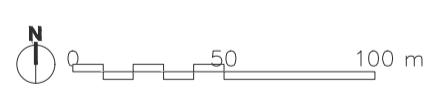
## APPENDIX A



#### KEY

SITE LOCATION  
15.84 HECTARES / 39.14 ACRES

OTHER LAND IN OWNERSHIP  
9.93 HECTARES / 24.54 ACRES



REV A : RLB UPDATED. 01.09.25 (SB )  
REV B : RLB UPDATED. 17.09.25 (RL )

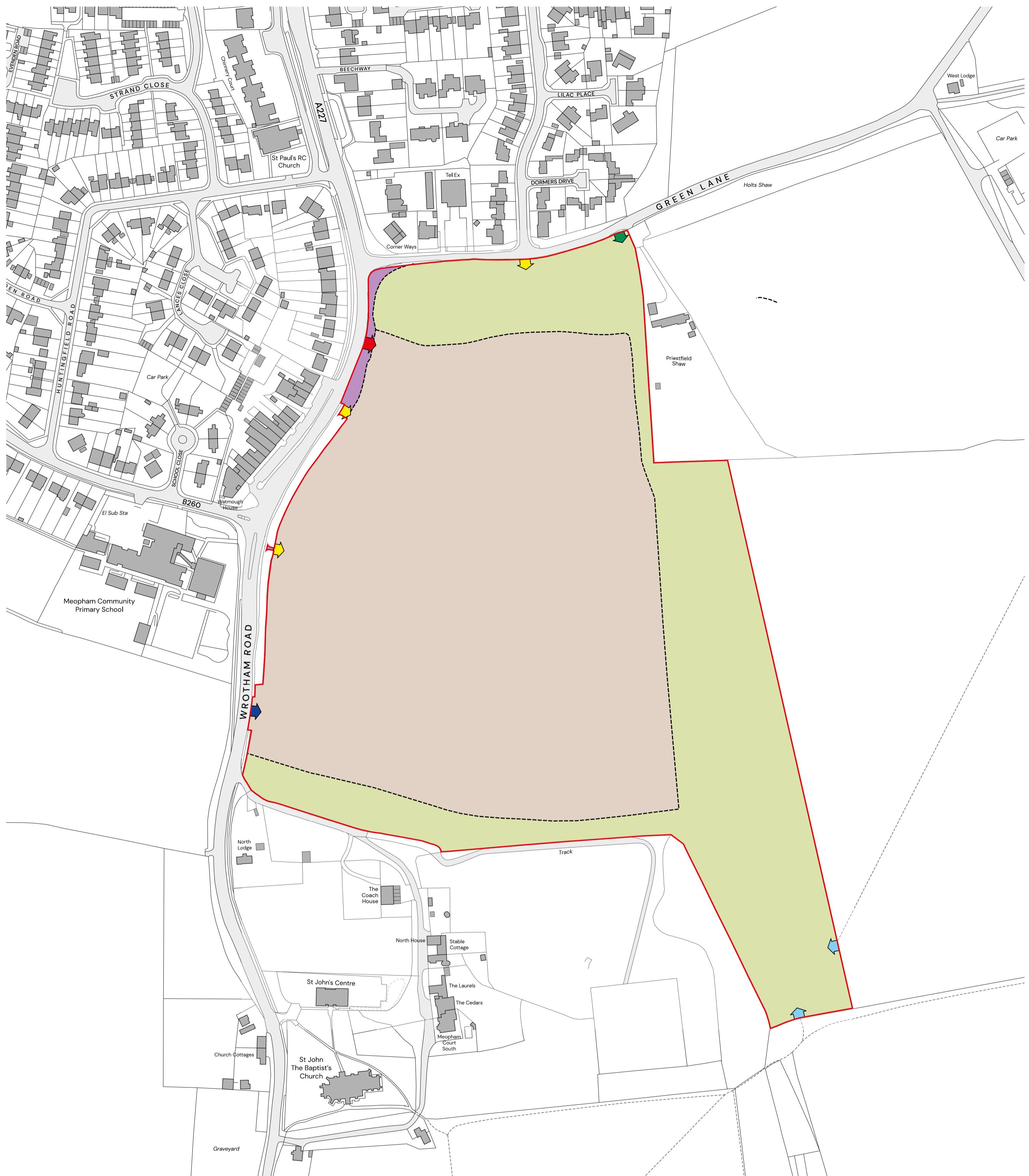
#### WROTHAM ROAD, MEOPHAM – SITE BOUNDARY



# APPENDICES



## APPENDIX B



#### LEGEND

<span style="border: 1px solid red; display: inline-block; width: 15px; height: 15px;"></span>	Site boundary
<b>LAND USE PARAMETERS</b>	
<span style="background-color: #800080; display: inline-block; width: 15px; height: 15px;"></span>	Indicative area of land required for the proposed access, not within the residential land use (subject to detailed design)
<span style="background-color: #C0C0C0; display: inline-block; width: 15px; height: 15px;"></span>	Proposed residential development (Use Class C3) including roads, footpaths, private drives, amenity and incidental open space and other associated infrastructure, subject to detailed design
<span style="background-color: #A0D080; display: inline-block; width: 15px; height: 15px;"></span>	Proposed open space including roads, footpaths, children's play provision, allotments, orchard, landscaping, footpaths, drainage and other associated infrastructure, subject to detailed design
<b>ACCESS PARAMETERS</b>	
<span style="color: red; font-weight: bold;">➡</span>	Proposed access/egress for all modes (subject to detailed design)
<span style="color: blue; font-weight: bold;">➡</span>	Existing public right of way access retained
<span style="color: yellow; font-weight: bold;">➡</span>	Potential access/egress for cyclists and pedestrians only (subject to detailed design)
<span style="color: darkblue; font-weight: bold;">➡</span>	Potential emergency access for emergency vehicles and access/egress for cyclists and pedestrians (subject to detailed design)
<span style="color: green; font-weight: bold;">➡</span>	Potential access/egress for pedestrians only (subject to detailed design)

Note: All features and areas are subject to detailed design and to a tolerance of 10m.

REV C: Amended access and red line boundary  
REV B: Amended land use areas  
REV A: Amended access and land use areas  
FIRST ISSUE: For client comment

19/09/2025 CM  
04/09/2025 CM  
03/09/2025 CM  
27/08/2025 CM

**PEGASUS**  
GROUP

**Expertly Done.**

DESIGN | ECONOMICS | ENVIRONMENT | HERITAGE | LAND & PROPERTY | PLANNING | TRANSPORT & INFRASTRUCTURE

TEAM/DRAWN BY: CM | APPROVED BY: JW | DATE: 27/08/2025 | SCALE: 1:2000 @ A2 | DRAWING REF: P25-0485\_DE\_1006 | SHEET: 1 | REV: C | CLIENT: RICHBOROUGH

Copyright Pegasus Planning Group Ltd. Crown copyright. All rights reserved. 2025. Ordnance Survey Copyright Licence number 100042093. Promap Licence number 100020449.


Pegasus accepts no liability for any use of this document other than for its original purpose, or by the original client, or following Pegasus' express agreement to such use. T 01285 641717 www.pegasusgroup.co.uk



# APPENDICES



## APPENDIX C



Manhole Reference	Liquid Type	Cover Level	Invert Level	Depth to Invert
1001	F	127.39	124.31	
1001	F	104.13	103.08	
1002	F	104.17	103.27	
1101	F	124.96	123.42	
1102	F	125.91	124.40	
2001	F	103.79	100.83	
2003	F	104.41	101.55	
2004	F	104.47	101.89	
2005	F	105.89	107.52	
2006	F	106.60	107.56	
2009	F	108.86	107.68	
2101	F	123.97	122.14	
2102	F	123.75	122.32	
2601	F	0.00	0.00	
2701	F	0.00	0.00	
2702	F	0.00	0.00	
2703	F	0.00	0.00	
2704	F	109.46	107.65	
2705	F	0.00	0.00	
2706	F	0.00	0.00	
2707	F	0.00	0.00	
2708	F	0.00	0.00	
2709	F	0.00	0.00	
2710	F	0.00	0.00	
2712	F	0.00	0.00	
2713	F	0.00	0.00	
2801	F	0.00	0.00	
2802	F	0.00	0.00	
2901	F	104.45	102.02	
2903	F	0.00	0.00	
2904	F	0.00	0.00	
2905	F	0.00	0.00	
2906	F	0.00	0.00	
3001	F	128.41	126.24	
3001	F	0.00	0.00	
3004	F	102.41	99.81	
3101	F	124.46	121.84	
3201	F	121.01	119.80	
3202	F	121.21	120.15	
3301	F	122.15	119.29	
3302	F	121.80	120.59	
3401	F	120.21	117.87	
3501	F	115.85	113.99	
3502	F	117.82	115.58	
3601	F	110.11	108.49	
3602	F	113.34	111.46	
3701	F	107.01	105.81	
3702	F	0.00	0.00	
3704	F	0.00	0.00	
3801	F	104.16	102.69	
3803	F	105.65	104.05	
3803	F	0.00	0.00	
3804	F	0.00	0.00	
3805	F	0.00	0.00	
3806	F	0.00	0.00	
3807	F	0.00	0.00	
3808	F	0.00	0.00	
3809	F	0.00	0.00	
3901	F	100.85	99.03	
3902	F	102.17	100.12	
3903	F	103.22	101.69	
3904	F	0.00	0.00	
3905	F	0.00	0.00	
4002	F	100.22	97.90	
4101	F	125.27	123.73	
4102	F	126.11	123.11	
4301	F	0.00	0.00	
4801	F	105.67	103.96	
4802	F	104.18	102.69	
4803	F	106.94	105.81	
4804	F	0.00	0.00	
4901	F	102.01	100.05	
4902	F	0.00	0.00	
4903	F	102.03	100.64	
4904	F	103.10	102.06	
5004	F	108.34	0.00	
5006	F	0.00	0.00	
5301	F	123.90	122.64	
5302	F	0.00	0.00	
5303	F	0.00	0.00	
5801	F	106.59	105.09	
5802	F	106.71	105.48	
5901	F	106.75	106.08	
5902	F	0.00	0.00	
6901	F	107.44	103.76	
6902	F	0.00	0.00	





from  
**Southern Water** 

Emma Harris  
The Old Chapel  
Hugglescote  
Leicestershire  
LE67 2GB

Your ref  
19966

Our ref  
DSA000042604

Date  
15 July 2025

Contact  
Tel 0330 303 0119

Dear Mrs Harris,

### Level 1 Capacity Check Enquiry: Wrothem Road, Hook Green, Meopham, Gravesham, DA13 0JW.

We have completed the capacity check for the above development site and the results are as follows:

#### **Foul Water**

The enquiry has been reassessed to determine the capacity available for 3.16 l/s at manhole reference TQ64664801 Grid Reference: 564498, 166875.

There is currently inadequate capacity within the foul sewerage network to accommodate a foul flow of 3.16 l/s for the above development at manhole reference TQ64664801. The proposed development would increase flows to the public sewerage system which may increase the risk of flooding to existing properties and land. Additional off-site sewers or improvements to existing sewers will be required to provide sufficient capacity to service the development. Southern Water has a duty to provide Network capacity from the point of practical connection (point of equivalent or larger diameter pipe) funded by the New Infrastructure Charge.

Southern Water aim to provide this within 24 months following the date that planning has been granted for developments not identified as strategic sites in our current business plan. Strategic sites are larger developments and will often take longer than 24 months for a full solution to be provided.

The nearest point where capacity is currently available is at Northfleet WwTW. Rights are not issued for a direct connection to Wastewater Treatment Works (WTW). Please note that connection to the WTW will have to be agreed by Southern Water Services before being carried out.

Please note: the assessment was also undertaken at 50% and 20% of the requested flow rate which resulted in a NO to capacity due to new flooding predicted in downstream network at TQ64674002 and detriment to existing flooding in the surrounding network.

## New Infrastructure Charging

Please note as of 1st April 2018 we have moved to the “New Connections Services Charging Arrangements”. We understand that this may cause uncertainty for customers, particularly where they may have already committed to a development based on previous charging arrangements. We have worked with our stakeholders and Water UK to agree a set of principles by which we will base our charges. Please read through our new charging arrangement documents available at the following link: [Connecting Charging Arrangements - Southern Water](#)

Alternatively, New Appointees and Variations (NAVs), also known as ‘inset’ companies, can provide new connection services or take ownership of the new water and wastewater connection infrastructure provided for a new development. NAVs are appointed by Ofwat and replace the regional water company. It is for the developer to choose whether to use a NAV or the regional water company to supply services for new sites, according to certain legal criteria.

## Connecting to our network

It should be noted that this information is only a hydraulic assessment of the existing sewerage network and does not grant approval for a connection to the public sewerage system. A formal Sewer Connection (S106) application is required to be completed and approved by Southern Water Services. To make an application visit: [developerservices.southernwater.co.uk](#)

Please note the information provided above does not grant approval for any designs/drawings submitted for the capacity analysis. The results quoted above are only valid for 12 months from the date of issue of this letter. **Any revisions in flow rate or alternative point of connection will require a new Pre-Planning Application to be submitted.**

Please get in touch via the Get Connected customer dashboard if you have any queries.

Should it be necessary to contact us please quote our above reference number in all communications relating to this application by email at [southernwaterplanning@southernwater.co.uk](mailto:southernwaterplanning@southernwater.co.uk)

Yours sincerely,

Future Growth Planning Team  
Developer Services

[southernwater.co.uk/developing-building/planning-your-development](http://southernwater.co.uk/developing-building/planning-your-development)



from  
**Southern Water** 

Emma Harris  
The old chapel  
Hugglescote  
Leicestershire  
LE67 2GB

Your ref  
19965  
Our ref  
DSA000042603  
Date  
02 July 2025  
Contact  
Tel 0330 303 0119

Dear Mrs Harris,

**Level 1 Capacity Check Enquiry: Wrotham Road, Hook Green, Meopham, Gravesham, DA13 0JW.**

We have completed the pre-planning assessment for the above development site and the results are as follows:

### **Water Supply**

The enquiry has been reassessed to determine the capacity available for 2.76 l/s at the 5 inch CI main in Wrotham Road at junction of Longfield Road, Grid Reference: 564408, 166676.

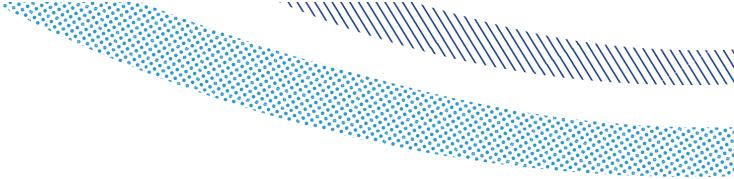
There is insufficient capacity at the 5 inch CI main in Wrotham Road at junction of Longfield Road to serve the proposed development's demand of 2.76 l/s.

Please note: There is only capacity for 0.55 l/s. Although this is slightly higher than the 0.5m pressure drop as per Southern Water guidelines, there is enough head to provide 20% of the original requested flow.

It is recommended that a Point of Connection assessment is undertaken to determine the likely level of infrastructure improvement required to enable this development to be served. To make a Point of Connection application please visit our [Water Connection](#) webpage and find the application form under the 'Step 1 – Pre-Planning Enquiry' heading.

### **New Infrastructure Charging**

Please note as of 1st April 2018 we have moved to the "New Connections Services Charging Arrangements". We understand that this may cause uncertainty for customers, particularly where they may have already committed to a development based on previous charging arrangements. We have worked with our stakeholders and Water UK to agree a set of principles by which we will base our charges. Please read through our new charging arrangement documents available at the following link: [Connecting Charging Arrangements - Southern Water](#)



Alternatively, New Appointees and Variations (NAVs), also known as 'Inset' companies, can provide new connection services or take ownership of the new water and wastewater connection infrastructure provided for a new development. NAVs are appointed by Ofwat and replace the regional water company. It is for the developer to choose whether to use a NAV or the regional water company to supply services for new sites, according to certain legal criteria.

### **Connecting to our network**

It should be noted that this information is only a hydraulic assessment of the existing water network and does not grant approval for a connection to the public water supply. A formal Water Supply (S45) application is required to be completed and approved by Southern Water Services. To make an application visit: [developerservices.southernwater.co.uk](http://developerservices.southernwater.co.uk)

Please note the information provided above does not grant approval for any designs/drawings submitted for the capacity analysis. The results quoted above are only valid for 12 months from the date of issue of this letter. **Any revisions in flow rate or alternative point of connection will require a new Pre-Planning Application to be submitted.**

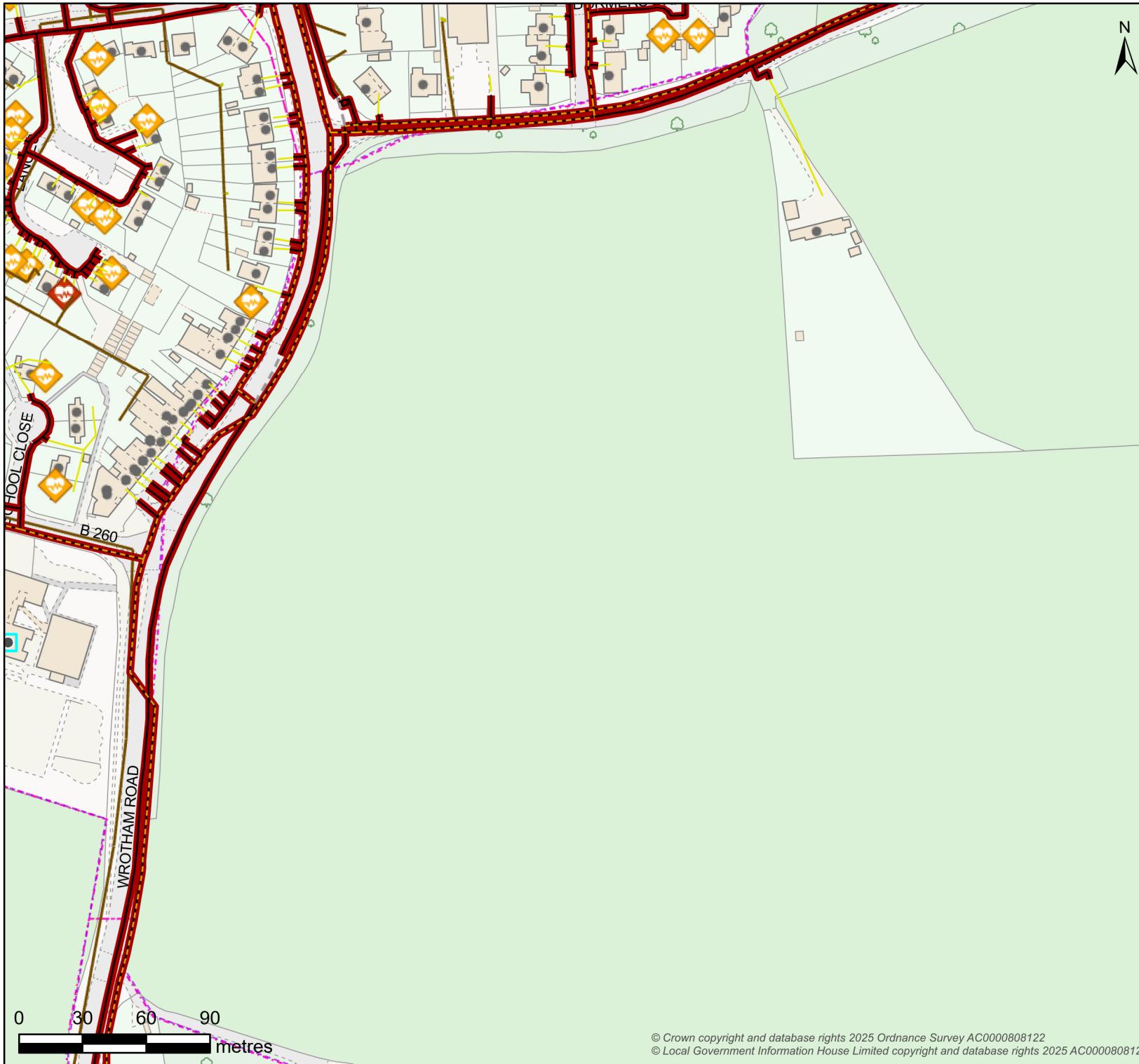
Please get in touch via the Get Connected customer dashboard if you have any queries.

Should it be necessary to contact us please quote our above reference number in all communications relating to this application by email at [southernwaterplanning@southernwater.co.uk](mailto:southernwaterplanning@southernwater.co.uk)

Yours sincerely,

Future Growth Planning Team  
**Developer Services**

[southernwater.co.uk/developing-building/planning-your-development](http://southernwater.co.uk/developing-building/planning-your-development)



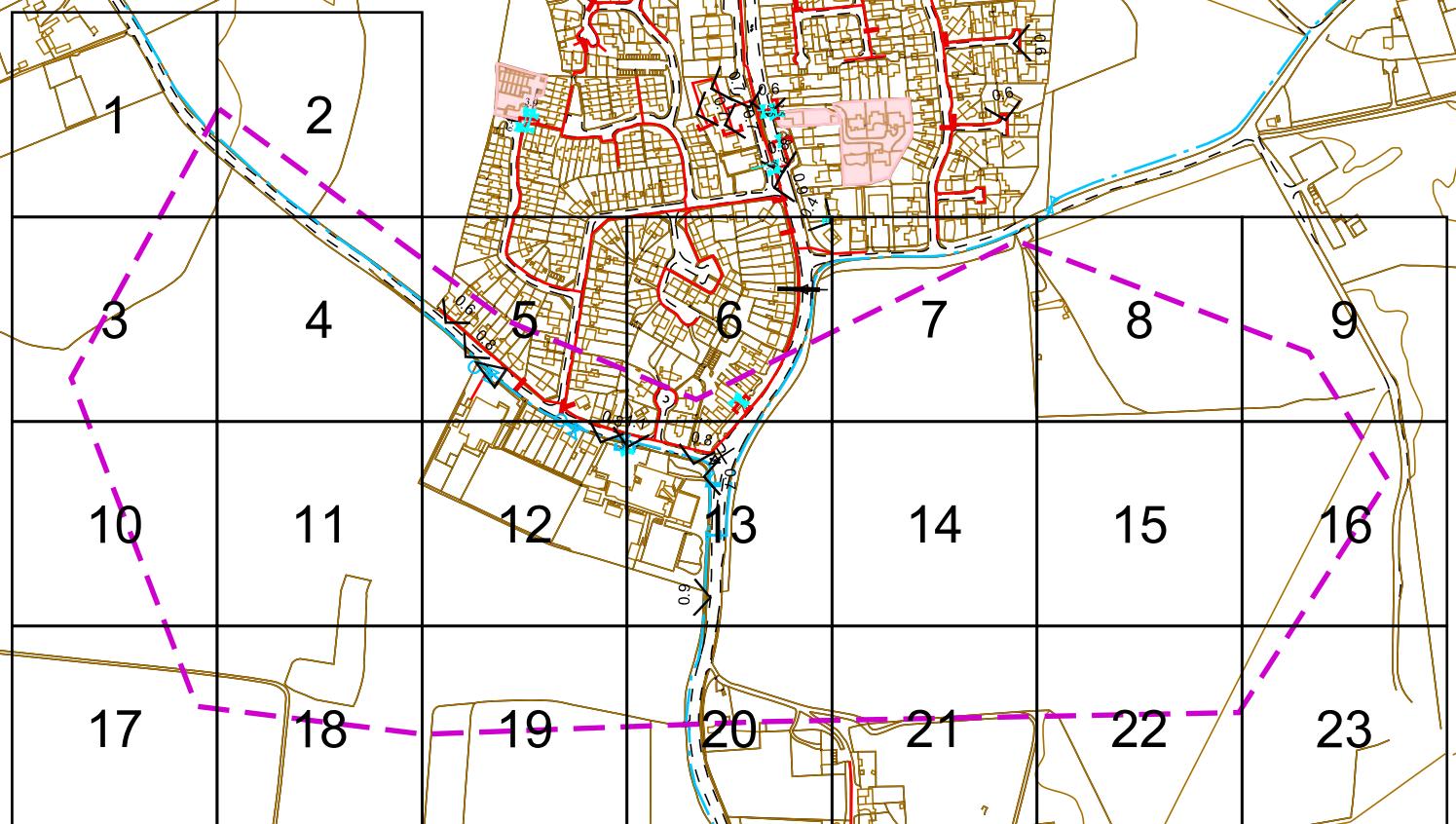


# APPENDICES



## APPENDIX D

# Overview map of worksite



Warning: PDF designed for A4 colour print only with no page scaling



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
Job Reference: 36535573  
Site Location: 564405 166685  
Requested by: Mrs Emma Harris  
Your Scheme/Reference: 29473

Scale: 1:7175 (When plotted at A4)

Low Pressure Mains	—	Digsites:
Medium Pressure Mains	—	Line: <input type="checkbox"/> Area: <input type="checkbox"/>
Intermediate Pressure Mains	—	LAs: <input type="checkbox"/>
High Pressure Mains	—	GTs: <input type="checkbox"/> SSSIs: <input type="checkbox"/>
H100 Hydrogen Network	—	
Some Examples Of Plant Items		
Valve	☒	Depth of Cover
Syphon	○	Diameter Change
	▼	Material Change



This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.

# Melliker Farm

Path (um)

1

180 PF MP (IN 0°C)

B 260

**Warning: PDF designed for A4 colour print only with no page scaling**



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk

Low Pressure Mains		Digsites:	
Medium Pressure Mains		Line:	
Intermediate Pressure Mains		Area:	
High Pressure Mains		GTs	
H100 Hydrogen Network		SSSIs	
Some Examples Of Plant Items			
Valve		Depth of Cover	
Syphon			
		Diameter Change	
		Material Change	

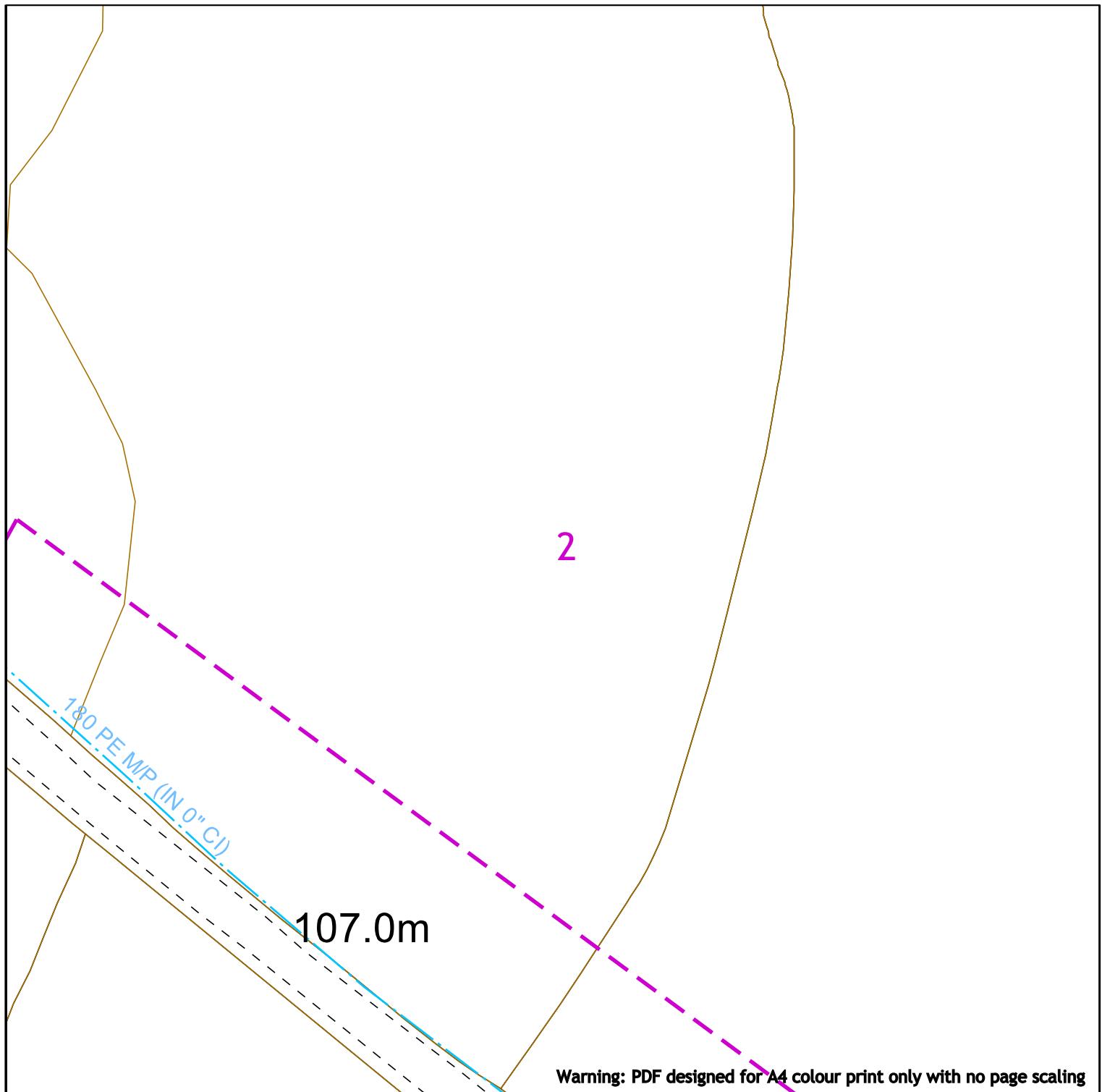


This information is given as a guide only and its accuracy cannot be guaranteed.



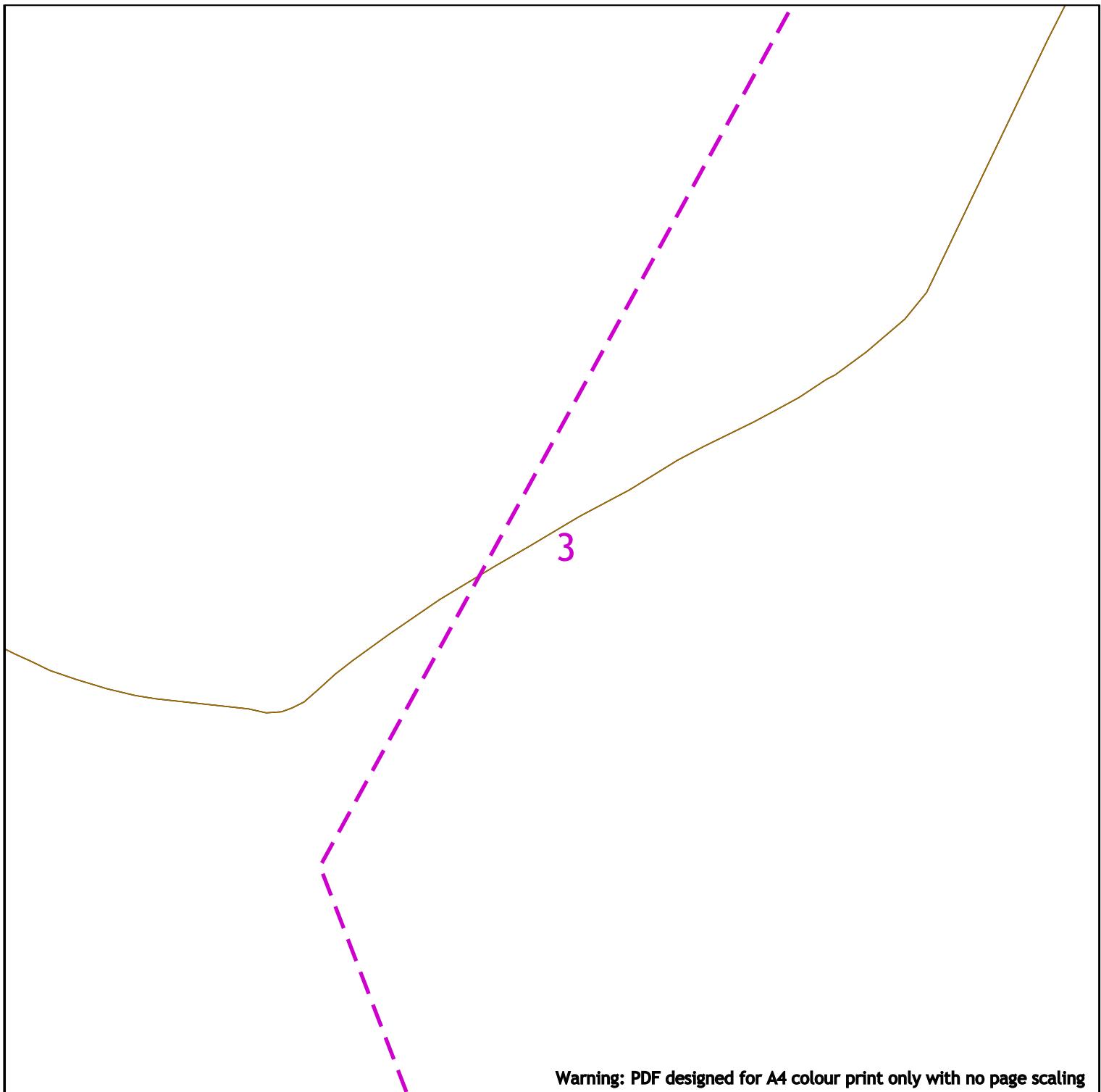
This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

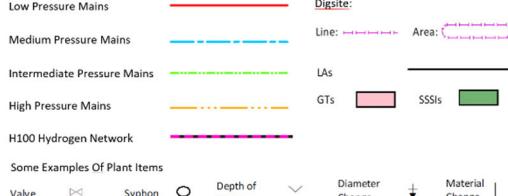


**Warning: PDF designed for A4 colour print only with no page scaling**

 <p><b>Contact Us</b>  <b>SGN Safety Admin Team:</b>  0800 912 1722  <b>Email:</b>  plantlocation@sgn.co.uk</p>	<p>Low Pressure Mains</p> <p>Medium Pressure Mains</p> <p>Intermediate Pressure Mains</p> <p>High Pressure Mains</p> <p>H100 Hydrogen Network</p> <p>Some Examples Of Plant Items</p> <p>Valve</p> <p>Syphon</p> <p>Depth of Cover</p> <p>Diameter Change</p> <p>Material Change</p>	<p>Digsite:</p> <p>Line:</p> <p>Area:</p> <p>LA's</p> <p>GT's</p> <p>SSSIs</p>	 <p>This information is given as a guide only and its accuracy cannot be guaranteed.</p>
			
<p>This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.</p>			
<p><b>Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA</b></p> <p><b>0800 111 999</b></p>			
<p>Scale: 1:1000 (When plotted at A4)</p> <p>This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.</p>			



**Warning: PDF designed for A4 colour print only with no page scaling**

 <p><b>Contact Us</b>  <b>SGN Safety Admin Team:</b>  0800 912 1722  <b>Email:</b>  plantlocation@sgn.co.uk</p>		 <p>This information is given as a guide only and its accuracy cannot be guaranteed.</p>
		
<p>This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.</p>		
<p><b>Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA</b></p> <p><b>0800 111 999</b></p>		
<p>Scale: 1:1000 (When plotted at A4)</p> <p>This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.</p>		

B 260

MD5007-1

180° PE MD (10" C)

4

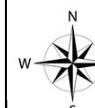
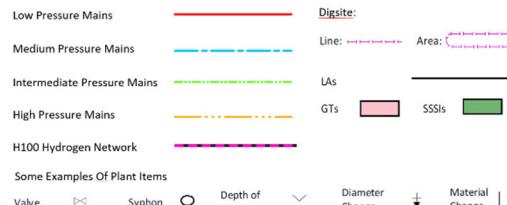
**Warning: PDF designed for A4 colour print only with no page scaling**



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
Job Reference: 36535573  
Site Location: 564405 166685  
Requested by: Mrs Emma Harris  
Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)



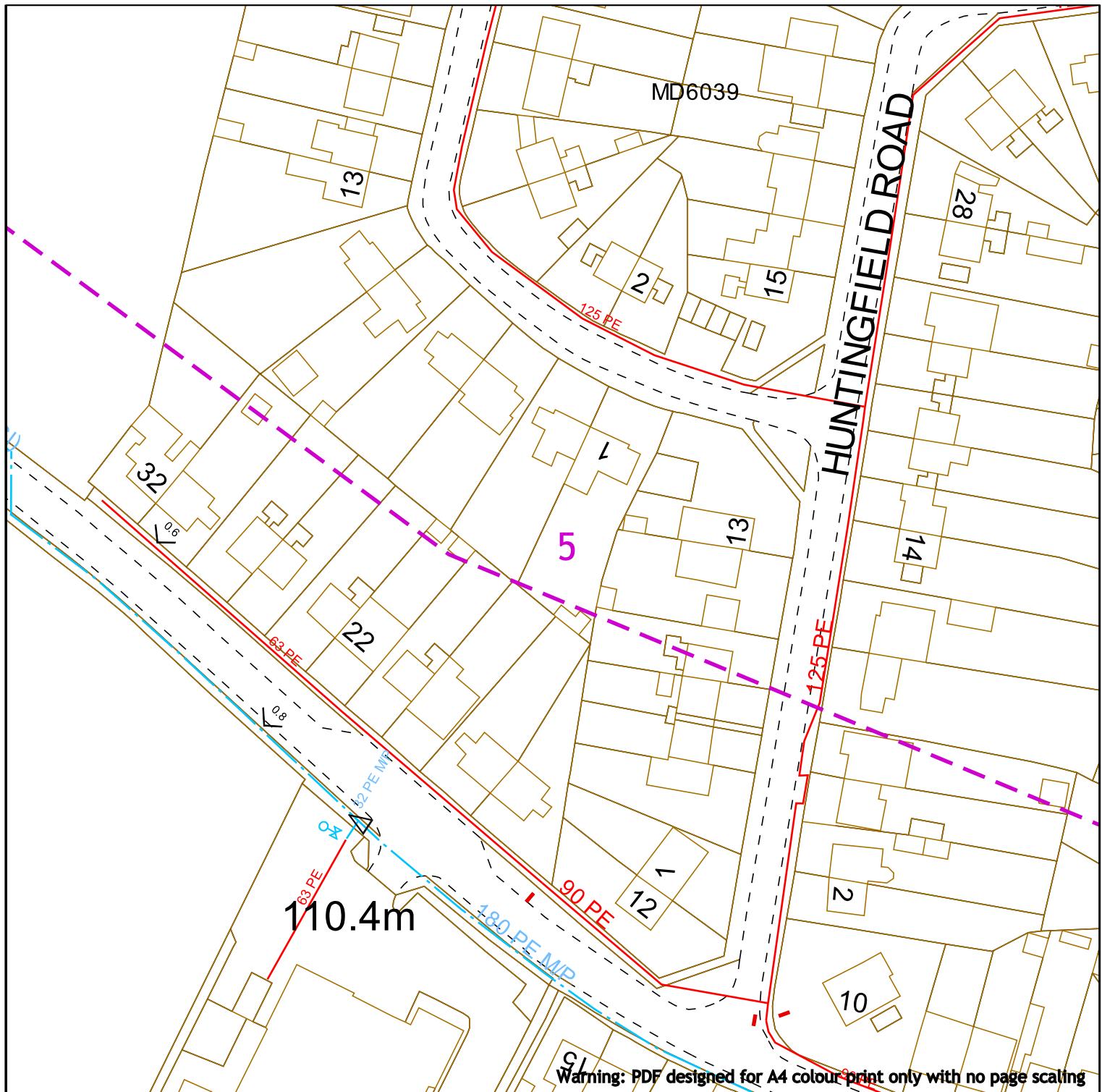
This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.



Warning: PDF designed for A4 colour print only with no page scaling



**Contact Us**  
**SGN Safety Admin Team:**  
 0800 912 1722  
**Email:**  
 plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
 Job Reference: 36535573  
 Site Location: 564405 166685  
 Requested by: Mrs Emma Harris  
 Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)

Low Pressure Mains	—	Digsites:
Medium Pressure Mains	—	Line: <input type="checkbox"/> Area: <input type="checkbox"/>
Intermediate Pressure Mains	—	IAS: <input type="checkbox"/>
High Pressure Mains	—	GTs: <input type="checkbox"/> SSSIs: <input type="checkbox"/>
H100 Hydrogen Network	—	
Some Examples Of Plant Items		
Valve	☒	Depth of Cover
Syphon	○	Diameter Change
	▼	Material Change



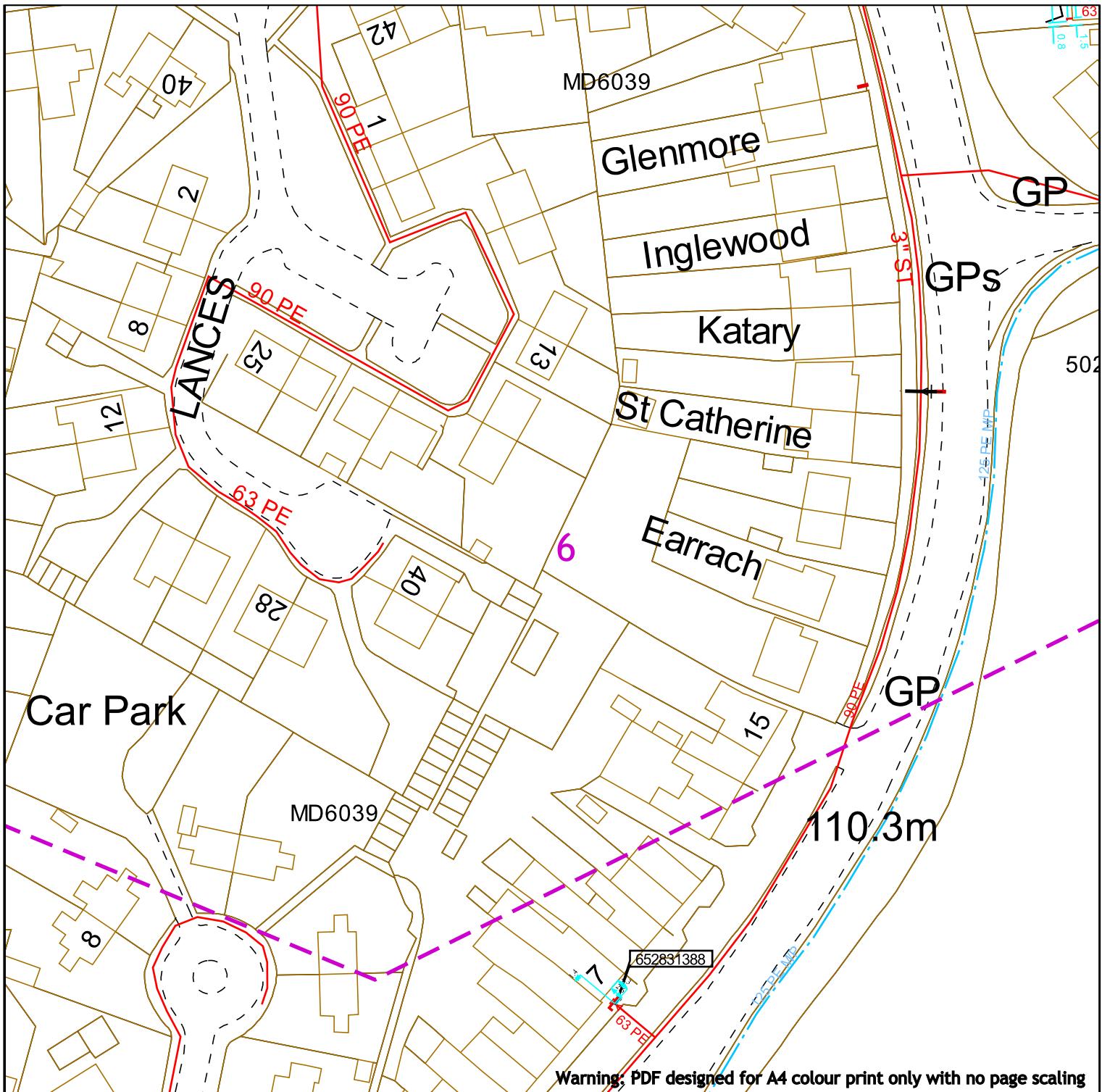
This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.



**Warning: PDF designed for A4 colour print only with no page scaling**

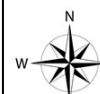


**Contact Us**  
**SGN Safety Admin Team:**  
 0800 912 1722  
**Email:**  
 plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
 Job Reference: 36535573  
 Site Location: 564405 166685  
 Requested by: Mrs Emma Harris  
 Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)

Low Pressure Mains	—	Digsites:	—
Medium Pressure Mains	—	Line:	—
Intermediate Pressure Mains	—	Area:	—
High Pressure Mains	—	—	—
H100 Hydrogen Network	—	—	—
Some Examples Of Plant Items	—	—	—
Valve	—	Depth of Cover	—
Syphon	—	—	—
—	—	Diameter Change	—
—	—	Material Change	—



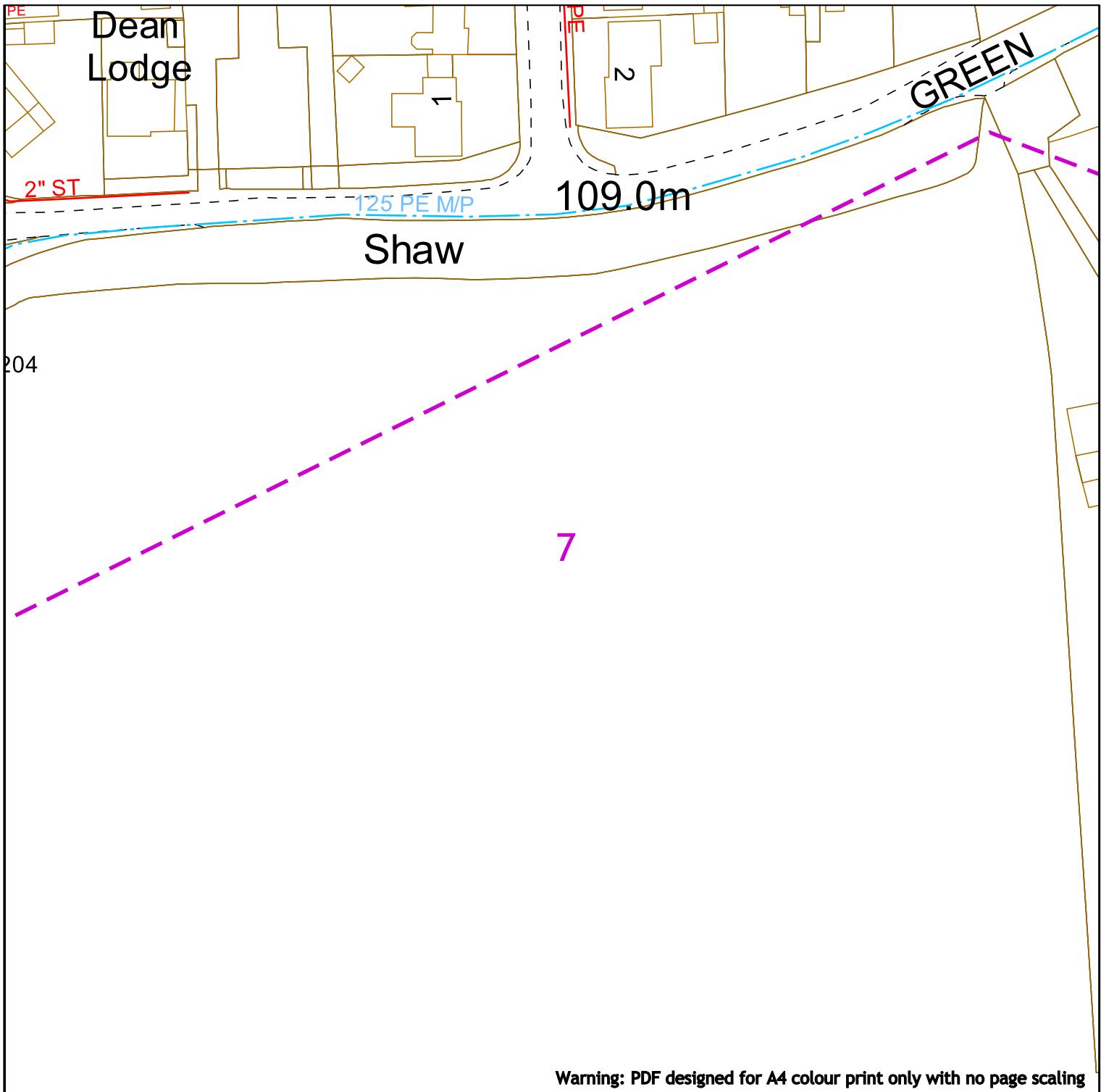
This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.

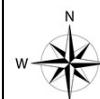


**Warning: PDF designed for A4 colour print only with no page scaling**



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk

Low Pressure Mains	—	Digsites:	
Medium Pressure Mains	—	Line:	Area:
Intermediate Pressure Mains	—	IAS:	
High Pressure Mains	—	GTs	SSSIs
H100 Hydrogen Network	—		
Some Examples Of Plant Items			
Valve	☒	Syphon	○
Depth of Cover	▼	Diameter Change	↓
		Material Change	↓



This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

Date Requested: 06/03/2025  
Job Reference: 36535573  
Site Location: 564405 166685  
Requested by: Mrs Emma Harris  
Your Scheme/Reference: 29473  
Scale: 1:1000 (When plotted at A4)

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.

Shaw

8

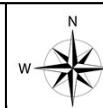
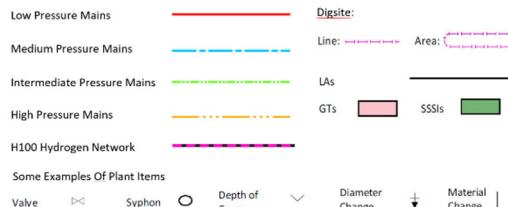
**Warning: PDF designed for A4 colour print only with no page scaling**



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
Job Reference: 36535573  
Site Location: 564405 166685  
Requested by: Mrs Emma Harris  
Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)



This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.

# Play Area

9

Warning: PDF designed for A4 colour print only with no page scaling



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
Job Reference: 36535573  
Site Location: 564405 166685  
Requested by: Mrs Emma Harris  
Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)

Low Pressure Mains		Digsites:	
Medium Pressure Mains		Line:	
Intermediate Pressure Mains		Area:	
High Pressure Mains		GTs	
H100 Hydrogen Network		SSSIs	
Some Examples Of Plant Items			
Valve		Depth of Cover	
Syphon			
○			
Depth of Cover		Diameter Change	
		Material Change	



This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.

10

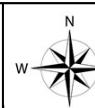
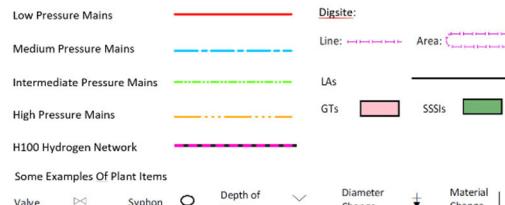
**Warning: PDF designed for A4 colour print only with no page scaling**



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
Job Reference: 36535573  
Site Location: 564405 166685  
Requested by: Mrs Emma Harris  
Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)



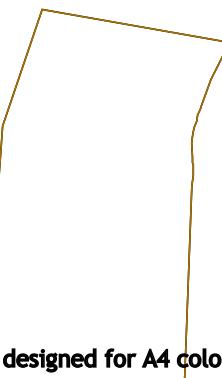
This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.



**Warning: PDF designed for A4 colour print only with no page scaling**

 <p><b>Contact Us</b>  <b>SGN Safety Admin Team:</b>  0800 912 1722  <b>Email:</b>  plantlocation@sgn.co.uk</p>	  	 <p>This information is given as a guide only and its accuracy cannot be guaranteed.</p>
		
<p>This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.</p>		
<p><b>Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA</b></p> <p><b>0800 111 999</b></p>		
<p>Scale: 1:1000 (When plotted at A4)</p> <p>This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.</p>		

# The School

MD6039

25 PE MP

El  
Sub Sta

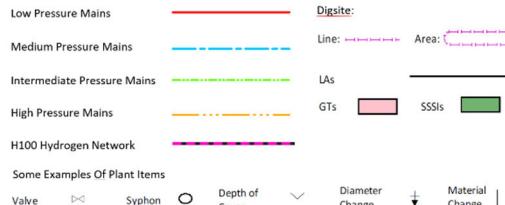
12



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
Job Reference: 36535573  
Site Location: 564405 166685  
Requested by: Mrs Emma Harris  
Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)



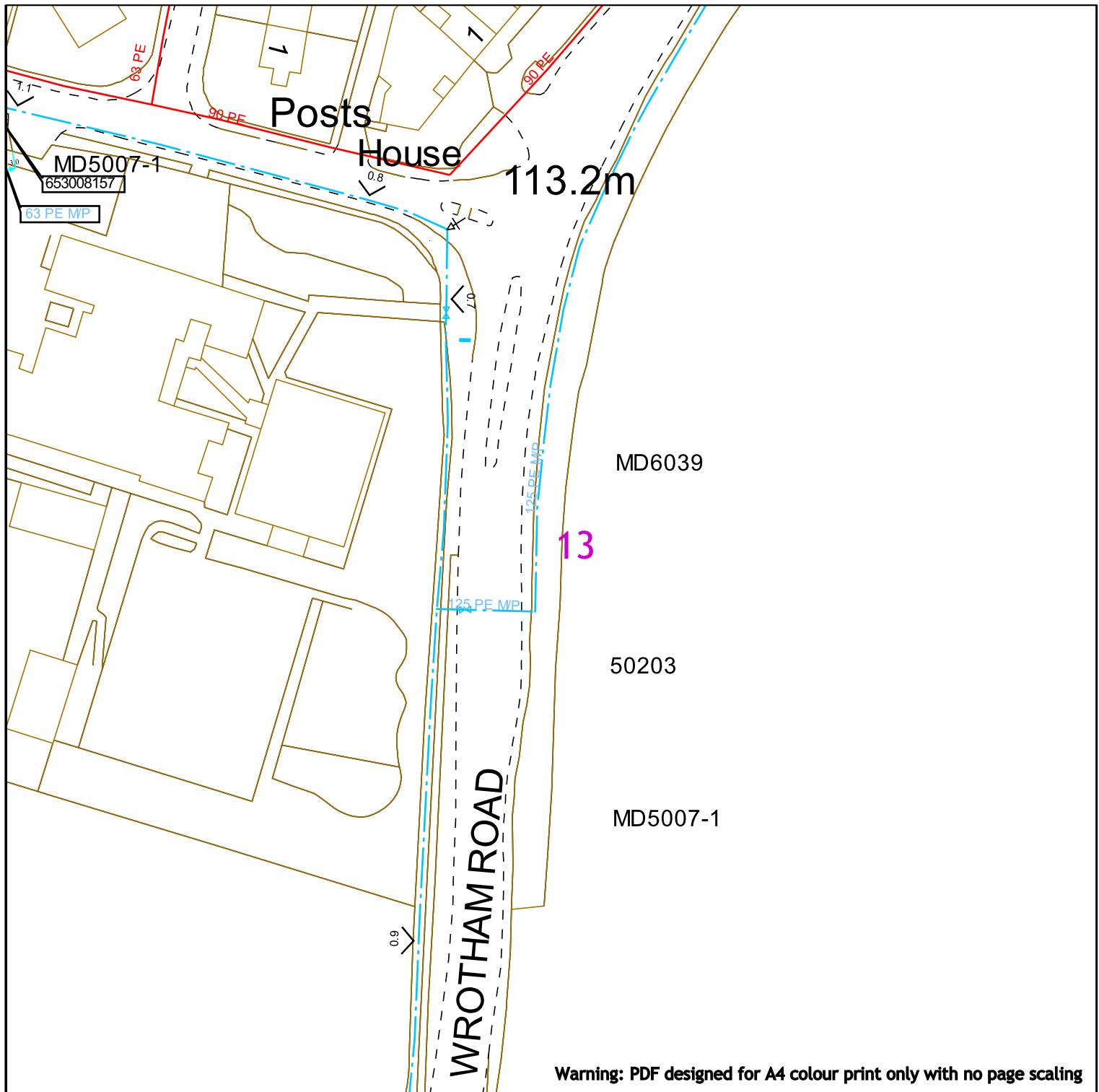
This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.



**Warning: PDF designed for A4 colour print only with no page scaling**



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
Job Reference: 36535573  
Site Location: 564405 166685  
Requested by: Mrs Emma Harris  
Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)



This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
0800 111 999

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.

**Warning: PDF designed for A4 colour print only with no page scaling**

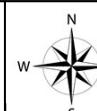
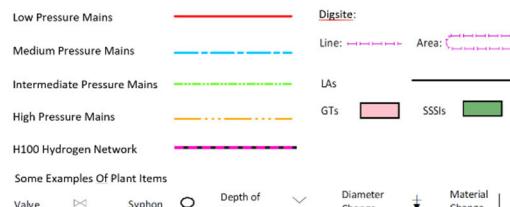
 <p><b>Contact Us</b>  <b>SGN Safety Admin Team:</b>  0800 912 1722  <b>Email:</b>  plantlocation@sgn.co.uk</p>	  	 <p>This information is given as a guide only and its accuracy cannot be guaranteed.</p>
		
Date Requested: 06/03/2025 Job Reference: 36535573 Site Location: 564405 166685 Requested by: Mrs Emma Harris Your Scheme/Reference: 29473	<p>This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.</p>	<p><b>Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA</b>  <b>0800 111 999</b></p>
Scale: 1:1000 (When plotted at A4)	<p>This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.</p>	

**Warning: PDF designed for A4 colour print only with no page scaling**

**Contact Us**  
**SGN Safety Admin Team:**  
 0800 912 1722  
**Email:**  
 plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
 Job Reference: 36535573  
 Site Location: 564405 166685  
 Requested by: Mrs Emma Harris  
 Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)



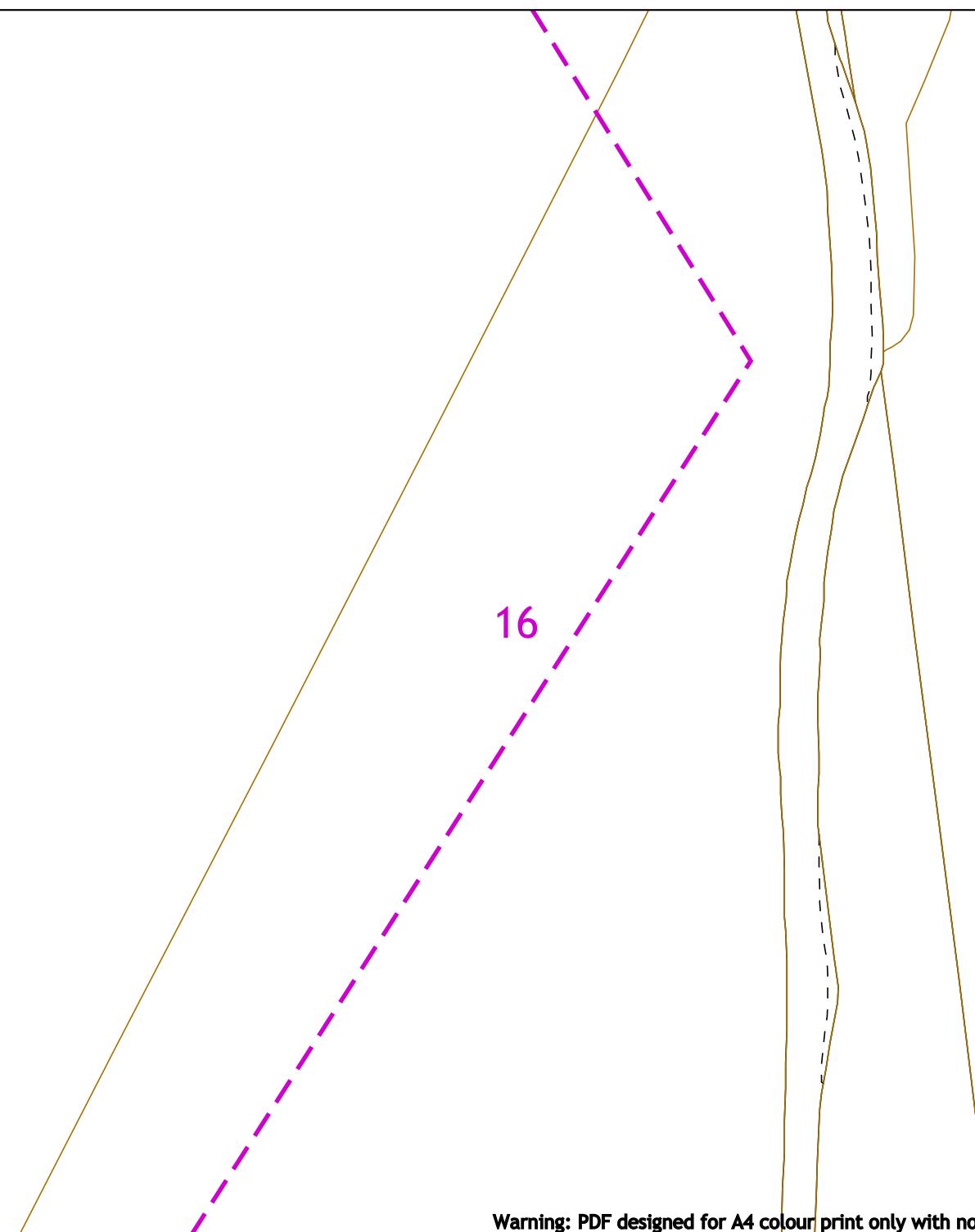
This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

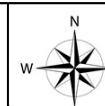
This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.



**Warning: PDF designed for A4 colour print only with no page scaling**



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk



This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

Scale: 1:1000 (When plotted at A4)

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.

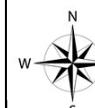
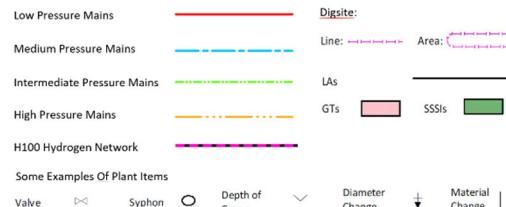
**Warning: PDF designed for A4 colour print only with no page scaling**



**Contact Us**  
**SGN Safety Admin Team:**  
 0800 912 1722  
**Email:**  
 plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
 Job Reference: 36535573  
 Site Location: 564405 166685  
 Requested by: Mrs Emma Harris  
 Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)



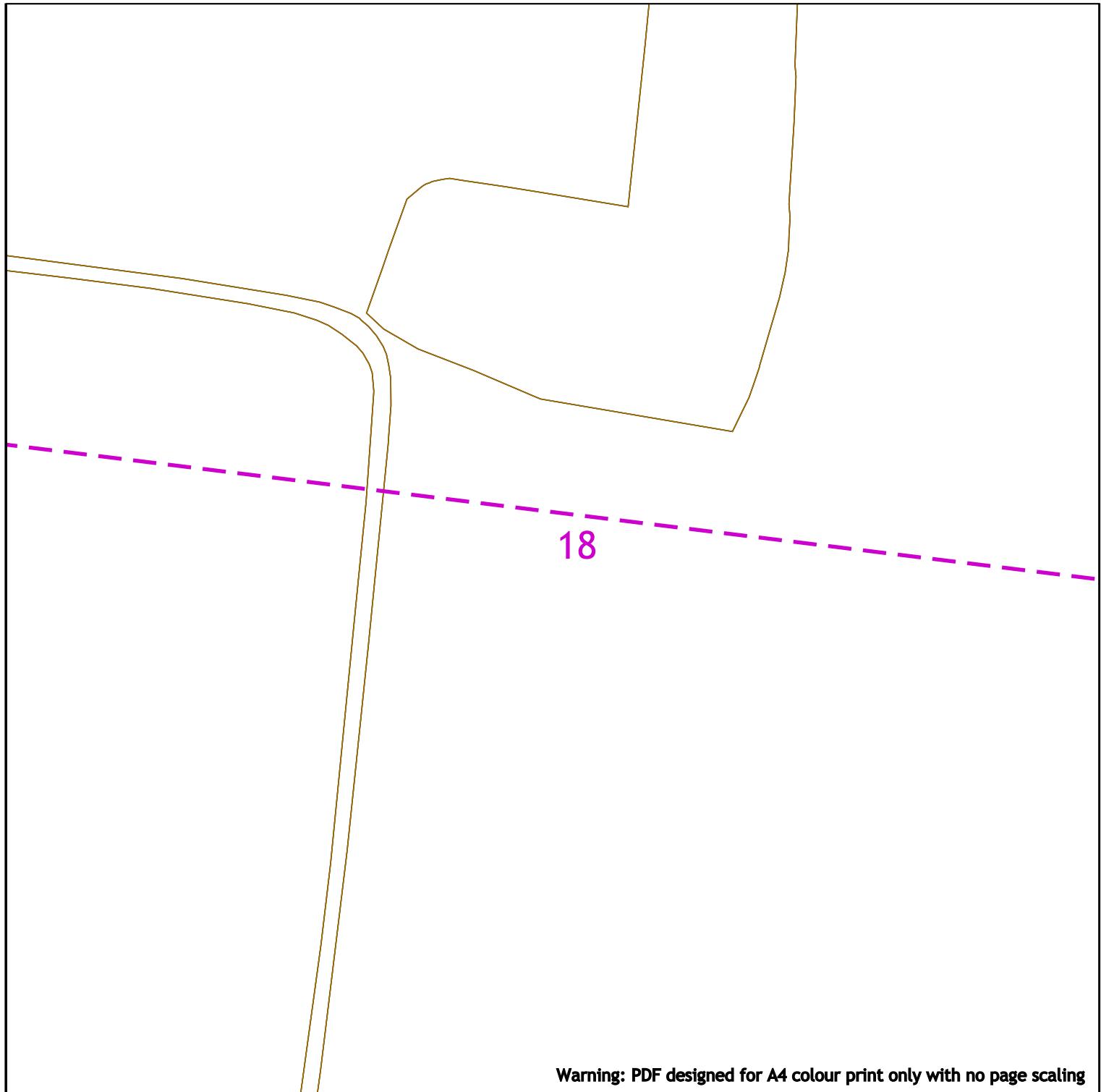
This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

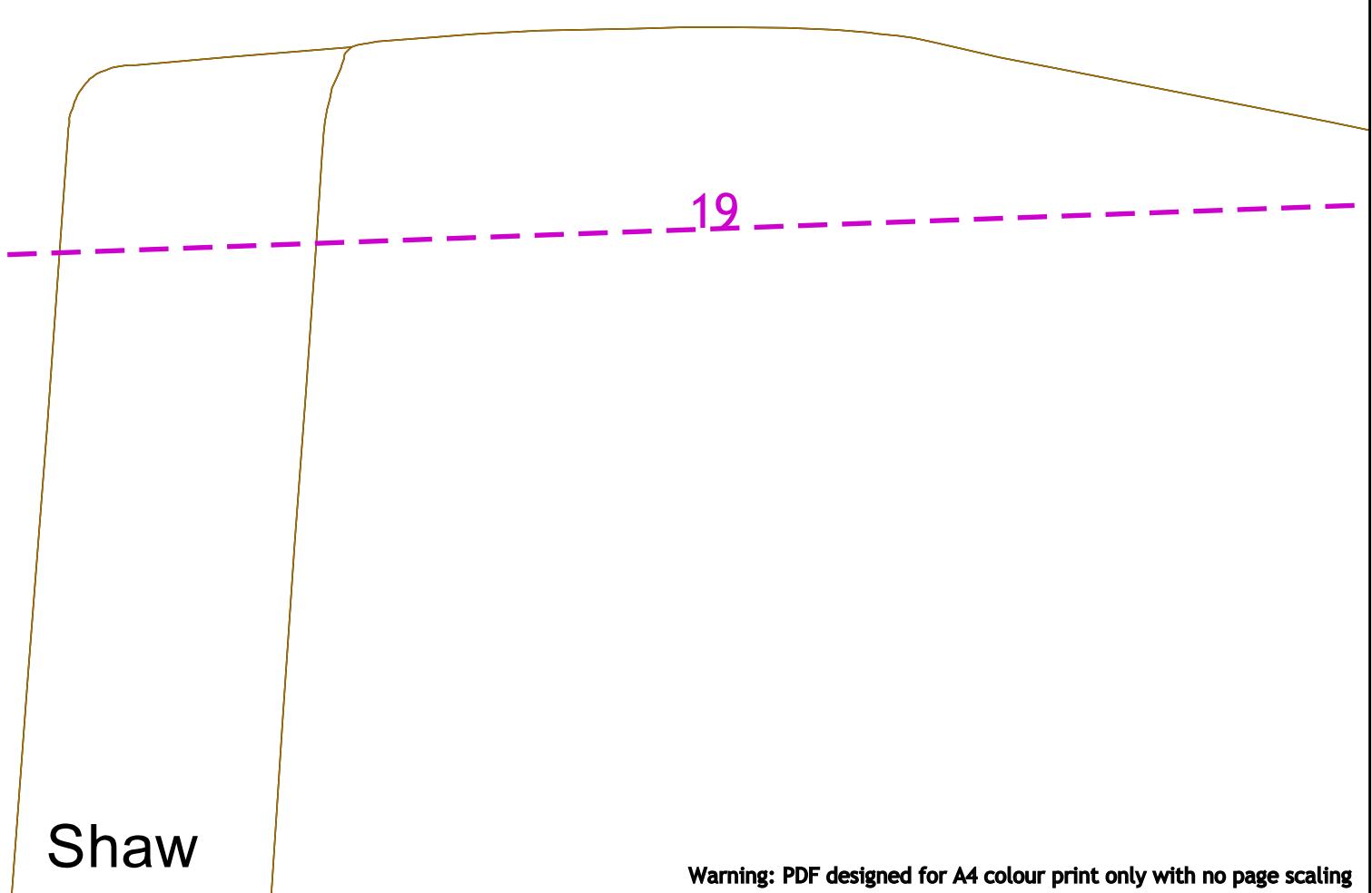
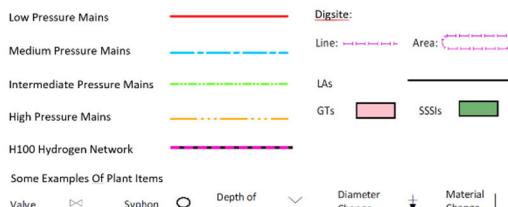
This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.



**Warning: PDF designed for A4 colour print only with no page scaling**

 <p><b>Contact Us</b>  <b>SGN Safety Admin Team:</b>  0800 912 1722  <b>Email:</b>  plantlocation@sgn.co.uk</p>		 <p>This information is given as a guide only and its accuracy cannot be guaranteed.</p>		
				
<p>This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.</p>				
<p><b>Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA</b></p> <p><b>0800 111 999</b></p>				
<p>Scale: 1:1000 (When plotted at A4)</p> <p>This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.</p>				

# Shaw

 <b>Contact Us</b> <b>SGN Safety Admin Team:</b> 0800 912 1722 <b>Email:</b> plantlocation@sgn.co.uk		<p><b>Warning: PDF designed for A4 colour print only with no page scaling</b></p> 	 <p>This information is given as a guide only and its accuracy cannot be guaranteed.</p>
 <b>Contact Us</b> <b>SGN Safety Admin Team:</b> 0800 912 1722 <b>Email:</b> plantlocation@sgn.co.uk		 <p>Low Pressure Mains: Solid red line Medium Pressure Mains: Dashed blue line Intermediate Pressure Mains: Dashed green line High Pressure Mains: Dashed orange line H100 Hydrogen Network: Dashed magenta line Some Examples Of Plant Items: Valve (triangle), Syphon (circle), Depth of Cover (square), Diameter Change (down arrow), Material Change (vertical bar)</p>	
<p>This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.</p>			
<p><b>Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA</b> <b>0800 111 999</b></p>			
<p>This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.</p>			
<p>Scale: 1:1000 (When plotted at A4)</p>			

118.8m

North Lodge

20

The House

St. John's Centre

Warning: PDF designed for A4 colour print only with no page scaling



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
Job Reference: 36535573  
Site Location: 564405 166685  
Requested by: Mrs Emma Harris  
Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)

Low Pressure Mains

—

Digsites:

Medium Pressure Mains

—

Line: Area:

Intermediate Pressure Mains

—

IAS:

High Pressure Mains

—

GTs: SSSIs:

H100 Hydrogen Network

—

Some Examples Of Plant Items

Valve



Syphon



Depth of Cover



Diameter Change



Material Change



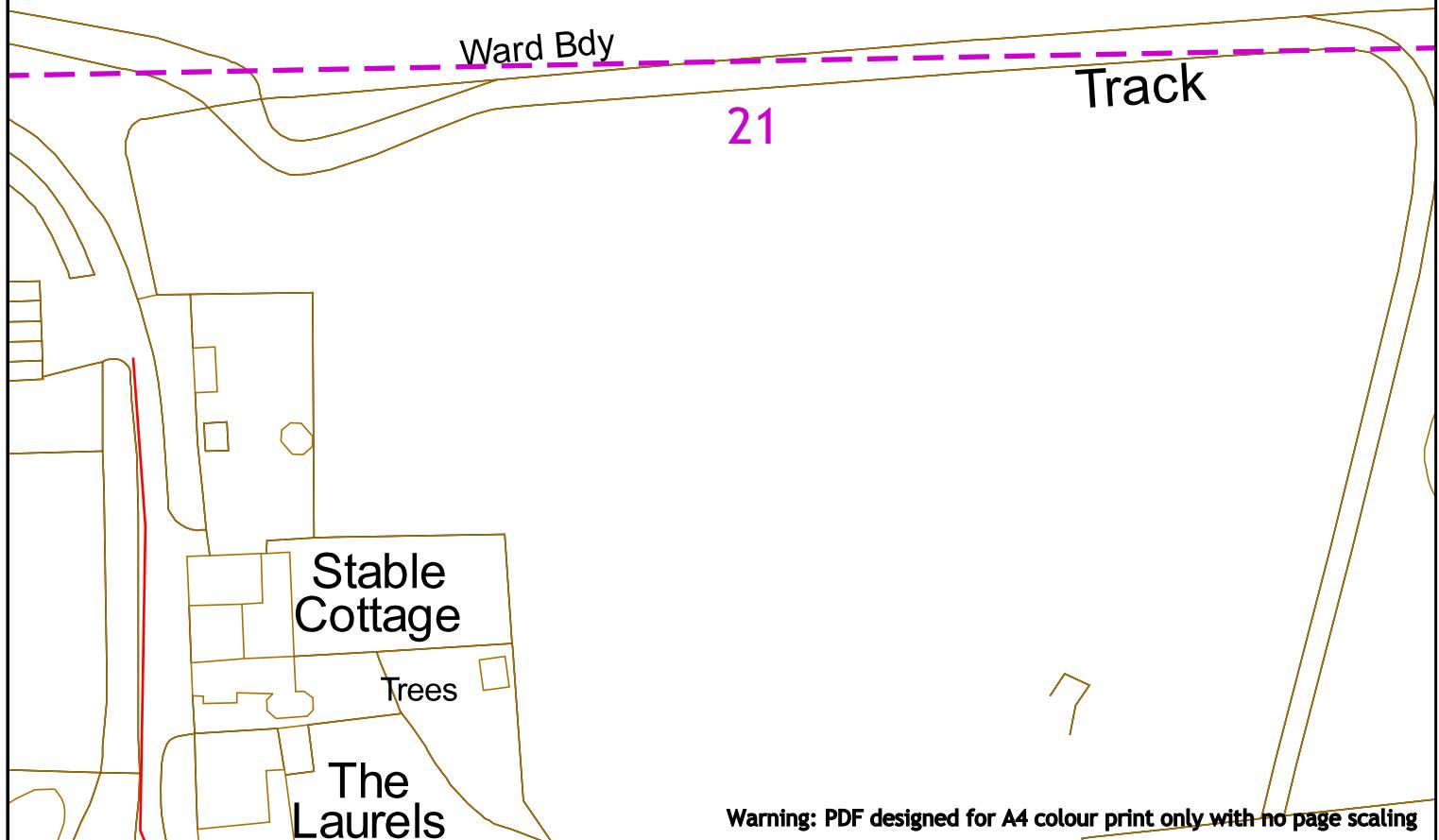
This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.



Warning: PDF designed for A4 colour print only with no page scaling



**Contact Us**  
**SGN Safety Admin Team:**  
0800 912 1722  
**Email:**  
plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
Job Reference: 36535573  
Site Location: 564405 166685  
Requested by: Mrs Emma Harris  
Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)

Low Pressure Mains		Digsites:	
Medium Pressure Mains		Line:	Area:
Intermediate Pressure Mains		IAS:	
High Pressure Mains		GTs:	SSSIs:
H100 Hydrogen Network			
Some Examples Of Plant Items			
Valve		Depth of Cover	
Syphon			



This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.

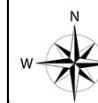
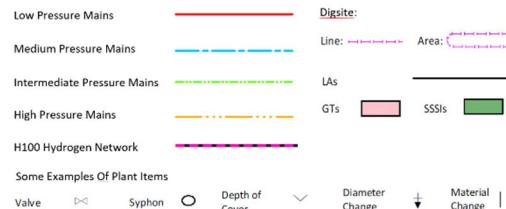
**Warning: PDF designed for A4 colour print only with no page scaling**



**Contact Us**  
**SGN Safety Admin Team:**  
 0800 912 1722  
**Email:**  
 plantlocation@sgn.co.uk

Date Requested: 06/03/2025  
 Job Reference: 36535573  
 Site Location: 564405 166685  
 Requested by: Mrs Emma Harris  
 Your Scheme/Reference: 29473

Scale: 1:1000 (When plotted at A4)



This information is given as a guide only and its accuracy cannot be guaranteed.



This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

**Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA**  
**0800 111 999**

This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.