

Thank you for the below email, we would like to provide the following in response to the queries you have raised:

We have been engaged with the pre-application process for the site at Land adjoining Green Meadows, which as we understand is for 15 units. Having assessed the impact of the development on our network we are satisfied that the foul flows only can be accommodated without risk to our local customers or the environment.

In answer to the query regarding the capacity of our assets, we would like to advise that whilst there are maintenance issues that we're aware of at the SPS, based on our current assessment there are no hydraulic capacity issues and as such we can accommodate the foul flows from the proposed site. Surface water that will be generated by the proposed development will be dealt with by sustainable methods and will not impact the public sewerage system.

In reference to your point about sewerage being pumped directly to the river, we would like to advise that CSOs/storm overflows are a typical feature on sewerage networks in high rainfall events in order to protect customer properties from flooding. However we are continually investing in our networks in an effort to reduce the amount of environmental spills:

*Building upon the success of our Event Duration Monitor (EDM) installation programme (2019-2020) we are currently investing £42m across Wales in our **Storm Overflow Assessment Framework (SOAF)**. Over the next 5 years (2020-2025) this programme will use data from the EDM sites to prioritise wastewater assets for investigation, with the aim to reduce both the number and volume of storm water discharges to the environment. This will improve both watercourse amenity value and water quality overall.*

In relation to the effect the proposed development would have on the phosphate levels, this part of the Teifi is tidal and as such the NRW Planning Advice is not applicable.

We will continue to assess the the ability of our assets to accommodate proposed developments and will respond to any planning application consultations accordingly.

Kind Regards

Clare



Clare Powell

Development Control Officer | Developer Services
Dŵr Cymru Welsh Water



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From:

Sent: 03 December 2021 14:54

To: Services Developer <developer.services@dwrcymru.com>

Subject: for DCO for Pembs

***** External Mail *****

Hi ,My name is xxxxxxxxx and I am part of a group of people that live in the Village of St Dogmaels and as a group we are objecting to a developer building 15 ,3 and 4 bedroom luxury houses next to the river Tiefi on a site described as “ land adjoining Green Meadow ,there are many issues with this build and some relate to Welsh Water .

Our concern is that for many years we have heard that the sewerage and pumping systems at st Dogmaels are at capacity and there is nothing planned to increase the capacity. Currently we believe that sewerage has to be pumped directly into the river Tiefi several times a year ,which given the NRW report that came this year stating that phosphate levels in the Tiefi are to high and any building developments that could adversely affect this should not go ahead and planning should not be considered until 2033.

To add to this ,one mile downstream from the development site is the popular Poppit beach which currently has blue flag status and we believe if the development was to go ahead this would impact and the blue flag status with a great risk of it being lost .

There is also a smaller development within st Dogmaels that I believe when built will add around 8 more houses .

Our question to you is ,do you think that the additional demand of 15 large houses plus the other development will have an adverse effect on the Teifi and phosphate levels due to the potential of more raw sewerage being pumped into the river

Below are two links to articles on phosphate levels ,there are many more and I am sure you are well aware of this problem

<https://www.tivysideadvertiser.co.uk/news/19694187.development-plans-pause-data-gathered-phosphate-levels-river-teifi/?fbclid=IwAR1jtLyBy-2HrIX7miRuCohMaKC7jT2TxKjJOdZsZxFe9WrNvEuQ64avOqc>

<https://www.ceredigion.gov.uk/resident/planning-building-control-and-sustainable-drainage-body-sab/phosphates-on-the-teifi-river-sac/>

I look forward to your reply and advise given on this subject

Regards,

Dwr Cymru Welsh

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