

GUIDANCE NOTES FOR CONNECTION TO A PUBLIC SEWER



Please read these guidance notes carefully before completing the attached form

Who makes the connection?

You will have to arrange for a contractor to do the work at your expense. It is essential that you use a suitably qualified and experienced contractor. We require that any new connection to the public sewer network be made to our high standards such that the integrity of the existing network is not compromised by the type or mode of connection.

Sewer connections can be made directly to a public sewer or indirectly to a private sewer / drain that in turn discharges to a public sewer. We will inspect the work on the public sewer at an agreed time to make sure that this is carried out to our standards.

It is a criminal offence under the Sewerage Act 1999 to connect to the public sewerage system without our written consent.

You will also need to comply with all relevant legal requirements. For example, all works in the street must comply with the provisions of the Highways Act 1986 and you will be responsible for the subsequent reinstatement. You are advised to consult with the Highway Services Division on these matters.

The granting of an approval to make a connection to a public sewer does not entitle the applicant or their contractors to enter land without the permission of the land owner; we will need to be satisfied that you have the consent of the relevant land owner to enter upon the land to carry out the required work.

Anyone making a connection is required by law to give 21 days notice.

Surface water and foul water connections

In accordance with the Sewerage Act 1999 foul water may not be connected to a surface water sewer and a surface water connection may not be connected to a foul water sewer without our consent. Such a connection may only be permitted when a 'combined' public sewerage system exists. If your proposal includes connection to a 'combined' public sewer, the site drainage should be separate and combined at a manhole at the property boundary.

The connection of ground water or land drainage flows is not permitted into any public surface water system.

All sewer connections must be gravity connections and must be inspected and approved by us before any concreting or backfilling. Connections to public sewers shall usually be made using junctions or saddles. Junctions shall be 'flexible' or other approved type of couplings. Rigid joints will not be permitted.

Flexible couplings must comply with the requirements of the Water Industry Specification 4-41-01 'Specification for flexible couplings for gravity sewer and drainage pipes'.

The use of saddle connections may be used on sewers 300mm diameter or greater. Saddle connections shall not be permitted where the diameter of the sewer is less than twice the diameter of the connection pipe. In all cases the hole cut in the public sewer must be approved by us before the saddle is fixed in place.

Failure to comply with this requirement may mean that the saddle will have to be removed for inspection before approval is given.

If a saddle connection is accepted in advance by us, then it must, where possible, be positioned at 10 o'clock or 2 o'clock and at an angle of 45 degrees to the direction of flow. A single hole in the Public Sewer must be made by diamond core drilling.

In all cases the integrity of the pipeline must be maintained and additional bed and surround, support and protection provided where deemed necessary by the Inspector. The edge of the hole for the connection must be at least 225mm from a collar or spigot. Connection must not be made to a pipe that has an existing connection.

A Closed Circuit Television survey (CCTV) will be required of any connection made to the public sewer.

Further advice on connections to existing public sewers is given in our 'Manx Sewer for Adoption' guide.

Health and Safety Considerations

It is a legal requirement that any contractor employed to work on the public sewer system is competent and suitably qualified in respect of current Health and Safety legislation. This includes certified personnel in respect of confined spaces working and provision of the necessary public indemnity insurances. Under no circumstances must any persons enter or

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connect to the public sewerage system without our permission.

Communication Charge

Any connection to a public sewer (directly or indirectly) is subject to a communication charge under Section 5 of the Sewerage Act 1999; this charge is currently set at £1,500.

Sewer Records

To obtain sewer records information please contact us.

Trade Effluent

The discharge of non-domestic effluent is not permitted unless we have issued a valid trade effluent consent. If anything other than domestic sewage is discharged into the public sewer without a trade effluent consent, an offence is committed and the applicant will be liable to the penalties contained in Section 17 of the Act.

Applicants should contact us prior to seeking a connection approval to discuss trade effluent consent and conditions of discharge.

Issuing Consent

We will inform you of a consent decision within 21 days of receipt of a completed application. We may refuse a connection to the public sewer where the mode of construction will be detrimental to the public sewer system.

If the proposed connection is acceptable, consent will be issued. In some cases, this consent may be subject to adjustments to your proposals, for example, whether the connection is by junction or manhole.

You are responsible for:

- providing all the information we require to approve the connection
- ensuring we are in receipt of the completed sewer connection application
- appointing a competent contractor
- obtaining planning approval for the proposed development
- obtaining permission from any third party land owners
- paying contractors charges for the cost of the drainage works
- paying the relevant communication fee to us

Your contractor is responsible for:

- meeting the competence criteria and obtaining prior approval from us to carry out work on the public sewerage system
- giving at least 21 days notice for inspection of the work on the public sewer
- confirming whether the Construction Design and Management Regulations apply to the work
- carrying out the sewer connection in accordance with our standards

We are responsible for:

- providing assistance with your application
- checking and approving your connection proposals
- advising your contractor of any known unusual hazards at the location of the proposed sewer connection over and above the normal hazards to be expected by a competent contractor when working with sewage and sewer systems
- undertaking inspections on site
- issuing of the relevant invoice for the communication charge

How can I get further information or advice?

Further information can be found on our website www.manxutilities.im alternatively contact our Customer Services Team on 687687.

If you have any practical needs where we could help - for example providing this information in another format (eg large print or in a different language) or are having difficulties completing application forms please contact our Customer Services Team on 687687, during our office hours.

Our office hours are 8:30am - 5:00pm Monday to Thursday and 8:30am - 4:30pm Friday.

On completion, please return the full application form to:

Manx Utilities • PO Box 177 • Douglas • Isle of Man • IM99 1PS
e: enquiries@manxutilities.im • t: 01624 687687 • www.manxutilities.im