

Hampshire Water Transfer and Water Recycling Project

Draft Statement of Common Ground - Eastleigh Borough Council

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from
**Southern
Water** 

The Southern Water logo consists of three stylized, wavy blue lines of varying lengths, positioned to the right of the text 'Southern Water'.

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1 Introduction

1.1 Overview of the project

- 1.1.1 Southern Water Services Limited (hereafter referred to as the 'Applicant') is developing proposals for the Hampshire Water Transfer and Water Recycling Project (the Project). The Project is a water supply scheme that will ensure the Applicant can maintain essential water supplies to customers, especially in a drought, while protecting the rare and sensitive River Test and River Itchen chalk streams.
- 1.1.2 The Project would use advanced treatment techniques to turn highly treated wastewater, that is usually pumped far out to sea, into purified recycled water at a new water recycling plant in Havant. This purified recycled water would be pumped via a pipeline to the Havant Thicket Reservoir where it would mix with spring water. Water from the reservoir would then be pumped along another pipeline to the Applicant's Otterbourne Water Supply Works where it would be treated to strict drinking water standards before being sent into supply.

1.2 Purpose of this Statement of Common Ground

- 1.2.1 The purpose of this Statement of Common Ground (SoCG) is to set out the areas of agreement and disagreement between the Applicant, and Eastleigh Borough Council (EBC) in relation to the Development Consent Order (DCO) application for the Project.
- 1.2.2 The role of EBC and the other host local authorities in the DCO process is to provide input on matters relating to local planning policy, land use, and the potential impacts of the Project on their administrative areas. This document aims to support the Examination process by setting out the areas of agreement and those requiring further discussion specifically in relation to matters within the local authorities' statutory remit.
- 1.2.3 This SoCG has been prepared with due regard to guidance issued under Section 50 of the Planning Act 2008 (PA 2008) concerning pre-application processes, including the Department for Levelling Up, Housing and Communities (2024) Planning Act 2008: Pre-application stage for Nationally Significant Infrastructure Projects ('Pre-application Guidance 2024').

1.3 Parties to this statement

- 1.3.1 This SoCG has been prepared by (1) Southern Water Services Limited as the Applicant and (2) Eastleigh Borough Council.
- 1.3.2 Collectively, Southern Water Services Limited and Eastleigh Borough Council are referred to as 'the parties'.

1.4 Terminology

1.4.1 Table 1-1 outlines the terminology in the status column of **Table 3-1**. It can be taken that any matters not specifically referred to in **Table 3-1** are not of material interest or relevance to the parties' representation and therefore have not been considered in this document.

Table 1-1: Status terminology

Term	Explanation
Matter agreed with other party	Indicates that both Southern Water and EBC have reached a consensus on the specific issue, with no disagreements.
Provisional agreement pending application evidence	Indicates that while consensus has been reached on certain issues, confirmation of agreement is contingent upon EBC reviewing and accepting the supporting evidence.
Matters subject to further discussion	Indicates that the specific issues are still under discussion, and no final agreement has been reached yet.
Matter not able to be agreed	Indicates that an agreement on the specific issue has not been reached, and it is unlikely that further discussions will resolve the disagreement.

2 Record of post DCO submission engagement

- 2.1.1 The Applicant has engaged with EBC throughout the development of the DCO application.
- 2.1.2 A comprehensive record of pre-application engagement, including statutory consultation carried out under section 42 of the PA 2008, is provided in the Statement of Engagement (Statement of Commonality appended) (Document reference 5.9, DCO Volume 5) and the Consultation Report (Document reference 5.1, DCO Volume 5).
- 2.1.3 This SoCG has been prepared for submission with a reporting cut-off date of 27 April 2026. Engagement with EBC has continued beyond this date and will remain ongoing throughout the Examination. Accordingly, while this submitted version reflects all engagement up to 27 April 2026, the SoCG will continue to evolve as a live document, with further updates provided as additional discussions take place and outstanding matters progress.
- 2.1.4 This version of the SoCG is submitted in draft and unsigned form. The content of this version has nevertheless been reviewed and agreed for submission by the relevant officer(s) at EBC. The Applicant confirms that at the reporting cut-off date, this version accurately reflects the matters discussed and the current position between the parties. Formal agreement and signing of the SoCG will be progressed as engagement continues during the Examination.
- 2.1.5 Since the reporting cut-off date, where necessary, bilateral engagement with EBC on unresolved matters from the pre-application phase, matters arising during Examination, and areas where further clarification is required has continued. Where engagement has occurred, any records relevant to these matters will be set out in future iterations of this section.

3 Statement of Common Ground

3.1.1 **Table 3-1** provides a summary of the key matters discussed between the Applicant and EBC in relation to the DCO application for the Project. Each matter is categorised according to its status, as defined in section 1.4. **Table 3-1** aims to clearly present the areas of agreement, those still under discussion, and any unresolved issues.

Table 3-1: Summary of matters

Row ID	Topic	Summary of EBC issue	Latest Position in Resolving the Issue	Application Document Reference	Status
DCO and planning					
EBC-2024-SC-0006	Consents and licences	EBC questioned whether the treatment process at Otterbourne Water Supply Works (WSW) would result in any reject water entering the River Itchen or any other watercourse, as ecological and geomorphological implications have not been considered if it would. EBC also questioned, if this aspect formed part of this application or would only be considered through other consents/permits.	<p>All reject water from the water recycling process will be treated and discharged via the Eastney Long Sea Outfall (LSO) in Havant. Water quality modelling results associated with the reject water are presented in ES Chapter 19 Water environment, Volume I (Document reference 6.1, DCO volume 6).</p> <p>The existing waste stream from Otterbourne passes to the existing sewage system and is pumped to Chickenhall Wastewater Treatment Works (WTW) in Eastleigh. The treated waste stream from Chickenhall WTW discharges to the River Itchen as per existing processes and using existing infrastructure. As removal of INNS is not guaranteed through the treatment process at Chickenhall WTW, Southern Water has included the INNS Treatment Facility as part of the planned upgrade works at Otterbourne, to remove all INNS from the waste flows passing from Otterbourne WSW to Chickenhall WTW.</p> <p>Any solid sludge arising from this process will be transferred to a suitable licensed disposal facility and any liquid waste arising from the wastewater treatment system will be sent back through the INNS Treatment Facility at Otterbourne WSW.</p> <p>The upgrade works, including the INNS Treatment Facility, form part of the existing construction programme and will be completed before the pipeline enters service. This will ensure that any INNS in the source water from Havant Thicket Reservoir are removed before entering the sewage system at Chickenhall WTW and do not pose any ecological threats to the River Itchen.</p> <p>SW's Environmental Permit for the Chickenhall WTW defines a maximum permitted discharge of 350 m³/day, and the new waste stream would be discharged within this permitted limit without the</p>	<p>ES Chapter 19 Water environment, Volume I (Document reference 6.1, DCO Volume 6).</p> <p>ES Chapter 8 Terrestrial and freshwater biodiversity, Volume I (Document reference 6.1, DCO Volume 6).</p> <p>ES Appendix 19.2 Water Environment Regulations compliance assessment, Volume II (Document reference 6.2, DCO Volume 6)</p> <p>ES Appendix 19.7 Nutrient assessment, Volume II (Document reference 6.2, DCO Volume 6)</p> <p>Habitats Regulations Assessment – Stage 2 Appropriate Assessment and Marine Conservation Zone – Stage 1 Assessment (Document reference 5.2, DCO Volume 5)</p>	Provisional agreement pending application evidence

Row ID	Topic	Summary of EBC issue	Latest Position in Resolving the Issue	Application Document Reference	Status
			<p>need to change the existing discharge infrastructure. However, if SW's ongoing review of the Otterbourne site identifies the requirement to reconfigure the discharge point, any new infrastructure would be subject to a new permitting process and would need to include measures to prevent adverse impacts on water quality and the geomorphology of the River Itchen.</p> <p>A Habitats Regulations Assessment – Stage 2 Appropriate Assessment and Marine Conservation Zone – Stage 1 Assessment (Document reference 5.2, DCO Volume 5) has been undertaken and risks to water body health have been assessed in the Compliance Assessment. Specific biodiversity impacts will be assessed and presented ES Chapter 8 Terrestrial and freshwater biodiversity, Volume I (Document reference 6.1, DCO Volume 6). Impacts related to nutrient loading and the geomorphology of the River Itchen are considered in ES Chapter 19 Water environment, Volume I (Document reference 6.1, DCO Volume 6), ES Appendix 19.2 Water Environment Regulations compliance assessment, Volume II (Document reference 6.2, DCO Volume 6) and ES Appendix 19.7 Nutrient assessment, Volume II (Document reference 6.2, DCO Volume 6).</p> <p>The treatment process at Otterbourne WSW has been explained to EBC, at a bilateral in February 2026, and is subject to agreement pending review of submission documents.</p>		
EBC-2025-SC-0002	Legacy and enhancements	<p>The wet grassland habitat enhancements proposed on the south side of the Bow Lake are supported (Design Refinement 24, as described in the Scheme Development Report (Document reference 5.1, DCO Volume 5)). However, given that the Bow Lake has been heavily modified and straightened in the past and is in poor ecological condition (Water Framework Directive status), EBC questions if there is scope to be more ambitious for the Bow Lake and make significant enhancements to the watercourse itself. As it is understood that one of the adjoining landowners would be supportive and this would help reach the Applicant's Biodiversity Net Gain (BNG) and corporate targets.</p> <p>The refinement states that the amended pipeline route is now marginally closer to the flood zones</p>	<p>Where the Order Limits are closer to Flood Zones 2 and 3 (north of Bow Lake), mitigation would be implemented to manage this, which is detailed in the Outline Construction Environmental Management Plan (CEMP) (Document reference 7.1, DCO Volume 7).</p> <p>The Applicant can confirm that open-cut sections (0.9m deep) will be at least 20m from the watercourse, and trenchless crossings will be at least 2.5m deep.</p> <p>Matter remains subject to agreement between the Applicant and EBC until the Outline CEMP (Document reference 7.1, DCO Volume 7) is reviewed at DCO submission.</p>	<p>Scheme Development Report (Document reference 5.1, DCO Volume 5).</p> <p>Outline CEMP (Document reference 7.1, DCO Volume 7).</p>	Provisional agreement pending application evidence

Row ID	Topic	Summary of EBC issue	Latest Position in Resolving the Issue	Application Document Reference	Status
		adjacent to Bow Lake. It is not clear how close to the Bow Lake the pipeline would be, and the distance should be clarified. There is concern that if the pipeline route runs too close to the watercourse, then this may preclude/restrict any future river restoration (e.g. reinstatement to a more natural alignment). Ideally, river restoration would be delivered as part of this Project to remove the risk of precluding restoration, but failing that, sufficient room between the pipeline and the existing watercourse alignment must be provided.			
Design and construction					
EBC-2023-0002	Design and construction	Construction compound L-1 is a large compound and close to residential dwellings. Site layout and operation should be designed to minimise noise/dust impacts and lighting impacts.	<p>The approach to minimising impacts, in relation to L-1, was presented to EBC at a bilateral in November 2025, where this matter was subsequently agreed. This included the following:</p> <p>Proximity to residential properties has been considered in identifying sites for the construction compounds. For the Environmental Statement, the assessment assumes a reasonable worst-case layout for each temporary construction compound to ensure potential impacts are robustly captured. Management plans will also be developed to minimise impacts during the construction phase.</p> <p>The Outline CEMP (Document reference 7.1, DCO Volume 7) contains measures to be implemented to reduce light pollution (including backlight, up-light, and glare), reducing nuisance, disturbance, light trespass, and unnecessary energy use. However, where lighting is required for safety and security, it will be designed and managed to avoid excessive spill and reduce impacts on sensitive receptors.</p> <p>The Outline CEMP (Document reference 7.1, DCO Volume 7) also commits that the contractor responsible for the construction works will produce a Noise and Vibration Management Plan (NVMP), which will confirm the final details of the works and the noise mitigation measures that will be implemented. The NVMP will be submitted for Local Planning Authority approval prior to commencement of construction works. A detailed CEMP(s) will be produced by the Contractor and will set out plans and method statements substantially in accordance with the Outline</p>	Outline CEMP (Document reference 7.1, DCO Volume 7).	Matter agreed with other party

Row ID	Topic	Summary of EBC issue	Latest Position in Resolving the Issue	Application Document Reference	Status
			CEMP (Document reference 7.1, DCO Volume 7) for certain construction activities.		
Air quality and odour					
EBC-2024-SC-0002	Air quality and odour - mitigation	EBC stated that, considering the size of the project, it would be beneficial to review industry best practices published in the Construction Industry Research and Information Association (CIRIA) C741 Environmental Good Practice on Site Guide (Fourth Edition, 2015) and the Greater London Authority (GLA) Control of Dust and Emissions During Construction and Demolition Supplementary Planning Guidance (SPG, 2014).	<p>EBC has highlighted two key sources of good-practice guidance relevant to construction-phase environmental management:</p> <p>Greater London Authority (GLA) Control of Dust and Emissions During Construction and Demolition Supplementary Planning Guidance (SPG, 2014).</p> <p>Construction Industry Research and Information Association (CIRIA) C741 Environmental Good Practice on Site Guide (Fourth Edition, 2015 – now Fifth Edition, 2023).</p> <p>The Applicant has considered CIRIA guidance within Appendix F.29 Applicant’s response to feedback within the Consultation Report (Document reference 5.1, DCO Volume 5).</p> <p>The GLA guidance is based on an old version of the Institute of Air Quality Management (IAQM) guidance on the assessment of dust from demolition and construction. The IAQM guidance has since been updated (2024, which is the version the Applicant has used in the ES assessment and that was used at PEIR) and the GLA guidance says (in relation to risk evaluation considerations) “<i>The approach outlined below is based on the site evaluation process set out in the Institute of Air Quality Management’s (IAQM) 2014 Guidance on the Assessment of dust from demolition and construction. This guidance is periodically updated and, therefore, the latest version of the IAQM Guidance should be used.</i>” Furthermore, the best practice measures in the GLA guidance are almost identical to those found in the IAQM guidance upon which it is based.</p>	<p>Outline CEMP (Document reference 7.1, DCO Volume 7).</p> <p>ES Chapter 6 Air quality and odour, Volume I (Document reference 6.1, DCO Volume 6).</p> <p>ES Appendix 6.1, Construction dust and fine particulate matter assessment methodology, Volume II (Document 6.2, DCO Volume 6).</p> <p>Appendix F.29 Applicant’s response to feedback within the Consultation Report (Document reference 5.1, DCO Volume 5).</p>	Matter agreed with other party
Archaeology, cultural heritage and heritage settings					
EBC-2025-0002	Archaeology and cultural heritage - mitigation	EBC raised concern with the pipeline crossing below Winchester Road by Bow Lake and north of a Site of Importance for Nature Conservation (SINC) and asked that the Applicant consider trenchless at this point. EBC acknowledged that heritage assets here have generally been avoided.	Trenchless crossing diagonally across Winchester Road (B3354) is not possible due to the interface with an overhead electricity pylon and highway requirements that dictate utilities need to cross highways at perpendicular angles. The Applicant confirmed that construction works near the fishpond complex have been reduced as far as reasonably practicable, by reducing the size of		Matter agreed with other party

Row ID	Topic	Summary of EBC issue	Latest Position in Resolving the Issue	Application Document Reference	Status
		Detailed consideration of impact on archaeological remains along the route through EBC has been given by the County Archaeology Service at Hampshire County Council (HCC) (up to April 2026).	<p>the compound east of Winchester Road and moving storage areas to the compound further south which is outside of the fishpond complex.</p> <p>The Applicant has undertaken background appraisal work for the pipeline crossing associated with the Project at Winchester Road, south of Fisher's Pond. The Applicant has prepared a technical note which outlined the appraisal work and considered the alternative proposed, further south of Winchester Road (B3354), by Winchester City Council and Hampshire County Council. The proposal was discussed through engagement, where it was agreed that the suggested alternative alignment is not practicable.</p>		
EBC-2026-0006	Archaeology and cultural heritage - mitigation	The Hampshire County Archaeological Service agrees with the Outline Written Scheme of Investigation (WSI) (Document reference 7.6, DCO Volume 7) principles. The County Archaeological Service understands and is satisfied that the topographic survey will be carried out in advance of any earthworks and is identified in the Outline WSI (Document reference 7.6, DCO Volume 7) for inclusion in the relevant SSWSI(s) for investigative fieldwork that forms part of the pre-commencement activities. The Hampshire County Archaeological Service also supports the identification of areas for watching brief or other archaeological intervention, being agreed with the HCC and Winchester City Council Archaeology Services, following completion of investigative fieldwork in any given area. The Hampshire County Archaeological Service understands and agrees with the sampling strategy in Appendix A of the Outline WSI (Document reference 7.6, DCO Volume 7).	The Applicant acknowledges the Hampshire County Archaeological Service's position.	Outline Written Scheme of Investigation (Document reference 7.6, DCO Volume 7).	Matter agreed with other party
EBC-2026-0007	Archaeology and cultural heritage - mitigation	The Hampshire County Archaeological Service requested to discuss the mitigation strategy.	The Applicant has engaged with the Hampshire County Archaeological Service to discuss the approach to archaeological mitigation at a bilateral meeting on 21 October 2025. The Applicant acknowledges the importance of signposting archaeological provisions across multiple documents, including the Indicative Environmental Masterplan appended to the Design Approach Document (Document reference 5.12, DCO Volume 5), the Outline LEMP (Document reference 7.5, DCO Volume 7) and Design Principles Document (Document reference 5.11, DCO Volume 5). This approach ensures that all relevant measures are clearly referenced and accessible for examination. The	<p>Outline Landscape and Ecology Management Plan (Document reference 7.5, DCO Volume 7).</p> <p>Design Principles Document (Document reference 5.11, DCO Volume 5).</p> <p>Design Approach Document (Document reference 5.12, DCO Volume 5).</p>	Matters subject to further discussion

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			Outline WSI (Document reference 7.6, DCO Volume 7) is secured through a DCO requirement. The Outline WSI (Document reference 7.6, DCO Volume 7) is to all intents and purposes a mitigation strategy signposting to the non-investigative mitigation measures requested by consultees but which are specified and secured through other means. This signposting is at Outline WSI (Document reference 7.6, DCO Volume 7) table 1-1. A version of the Outline WSI, incorporating stakeholders' comments, is submitted with the DCO application. However, a live version will continue to be engaged on through pre-examination in order to address any further comments from EBC and seek agreement on the version to be presented at examination.	Outline Written Scheme of Investigation (Document reference 7.6, DCO Volume 7).	
EBC-2026-0001	Archaeology and cultural heritage - baseline	The Hampshire County Archaeological Service has engaged throughout scheme development and confirmed that, at scoping stage, the precise ground impacts of the proposed tunnelling shafts and emerging IPS zones could not be fully assessed due to limited design detail. Further comment was therefore reserved pending detailed design.	The Applicant acknowledges the Hampshire County Archaeological Service's position. The Applicant has since shared locations of shafts, pipeline routes, AGP and construction compounds, and the Hampshire County Archaeological Service comments have informed scheme development through an iterative process. The scope of assessment, including change to setting, has been agreed and is reported in the ES Chapter 7 Archaeology and cultural heritage, Volume I (Document reference 6.1, DCO Volume 6). Archaeological and geoarchaeological surveys, trial trenching and GI monitoring have been undertaken in agreement with the County Archaeological Service, informing the baseline and assessment. An Outline WSI (Document reference 7.6, DCO Volume 7) accompanies the DCO application, with further post-consent survey, evaluation and mitigation to be secured through bespoke SSWSIs approved by the relevant archaeological advisors.	ES Chapter 7 Archaeology and cultural heritage, Volume I (Document reference 6.1, DCO Volume 6). Outline Written Scheme of Investigation (Document reference 7.6, DCO Volume 7).	Matter agreed with other party
EBC-2026-0002	Archaeology and cultural heritage - baseline	The Hampshire County Archaeological Service agrees with the proposed approach to baseline data collection and recommends inclusion of Hampshire Gardens Trust as a consultee, which has been confirmed by the Applicant. Relevant Hampshire archaeology strategies, datasets and guidance have been incorporated into the ES Chapter 7 Archaeology and cultural heritage, Volume I (Document reference 6.1, DCO Volume 6) and Outline WSI (Document reference 7.6, DCO Volume 7). The scope of further geophysical and intrusive survey has been discussed and progressed, and trial trenching and geophysical survey results have been shared for information. It is agreed that not all areas of archaeological	The Applicant acknowledges the Hampshire County Archaeological Service's position.	ES Appendix 7.1 Historic environment baseline study, Volume II (Document reference 6.2, DCO Volume 6). ES Chapter 7 Archaeology and cultural heritage, Volume I (Document reference 6.1, DCO Volume 6). Outline Written Scheme of Investigation (Document	Matter agreed with other party

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		potential can be trial trenched; accordingly, the Outline WSI (Document reference 7.6, DCO Volume 7) provides for archaeological monitoring during construction, including procedures for managing delays should significant remains be encountered, with advance trial trenching to be undertaken where necessary to avoid unacceptable disruption to works.		reference 7.6, DCO Volume 7).	
EBC--2026-0003	Archaeology and cultural heritage - baseline	The Hampshire County Archaeological Service endorses the approach to the priority boreholes. The Hampshire County Archaeological Service supports the programme of Ground Investigations (GI) works.	The Applicant acknowledges the Hampshire County Archaeological Service's position.		Matter agreed with other party
EBC-2026-0004	Archaeology and cultural heritage - baseline	The Hampshire County Archaeological Service supports the approach to data searches of the relevant Historic Environment Records (HERs) for Portsmouth, Winchester, and Hampshire that forms part of the ES Chapter 7 Archaeology and cultural heritage, Volume I baseline (Document reference 6.1, DCO Volume 6).	The Applicant acknowledges the Hampshire County Archaeological Service's position.	ES Chapter 7 Archaeology and cultural heritage, Volume I (Document reference 6.1, DCO Volume 6).	Matter agreed with other party
EBC-2026-0005	Archaeology and cultural heritage - assessment	The Hampshire County Archaeological Service endorsed the Phase 1 geophysics (ES Appendix 7.3 Detailed gradiometer survey report - Phase 1, Volume II, Document reference 6.2, DCO Volume 6) reporting and Phase 2 Geophysical Survey WSI. The Hampshire County Archaeological Service confirms that it has no comments on ES Appendix 7.8 Phase 2 Detailed gradiometer survey report - Phase 2, Volume II (Document reference 6.2, DCO Volume 6) or ES Appendix 7.9 Trial trenching report, Volume II (Document reference 6.2, DCO Volume 6). Both documents are welcomed and are considered valuable in informing any future archaeological mitigation.	The Applicant acknowledges the Hampshire County Archaeological Service's position.	ES Appendix 7.3 Detailed gradiometer survey report - Phase 1, Volume II (Document reference 6.2, DCO Volume 6). ES Appendix 7.8 Detailed gradiometer survey report - Phase 2, Volume II (Document reference 6.2, DCO Volume 6). ES Appendix 7.9 Trial trenching report, Volume II (Document reference 6.2, DCO Volume 6).	Matter agreed with other party
Habitats and ecology					
EBC-2024-SC-0010	Terrestrial and freshwater ecology - licencing	Please note that in EBC, Great Crested Newt (GCN) is present within the Zone of Influence (within 500m) and the draft Order Limits pass through red and amber zones.	At the EIA Working Group on 24 September 2024, the Applicant explained that the earlier comment about GCN being "likely absent" only referred to areas where the Local Planning Authority has not joined the District Level Licence. This applies to Havant Borough Council and East Hampshire District Council. For EBC, a District Licence for GCN will therefore be in place to ensure the potential for impacts to this species is fully mitigated.	Protected Species Licensing (Document reference 7.14, Volume 7).	Matter agreed with other party

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EBC-2024-SC-0011	Terrestrial and freshwater ecology - mitigation	<p>It is not clear what the active construction length will be at any one time nor for what the duration construction will be at any one location. The extent of temporary fencing is also unclear.</p> <p>The duration of construction should be kept to a minimum at the crossing points of important wildlife corridors such as hedgerows and treelines. These wildlife corridors should also be restored during inactive periods (e.g. night-time) by repositioning fencing and installing temporary crossing boards.</p>	<p>While the final detail on location specific construction durations will be refined at the detailed design stage (i.e. post DCO consent), the Outline CEMP (Document reference 7.1, DCO Volume 7) contains an indicative construction programme for the Project.</p> <p>The Outline CEMP also sets out how habitat fragmentation impacts will be reduced through the implementation of measures including reducing the working width to 10m, the use of dead hedging or fencing and camouflage netting to maintain connectivity for hazel dormouse and bats respectively.</p> <p>The design of hoardings fencing around construction activities shall include consideration of the character of the surrounding landscape. Fencing and hoarding shall be kept well maintained by the Contractor throughout construction. The Outline CEMP (Document reference 7.1, DCO Volume 7) provides further details on temporary fencing and wildlife corridors and commits the Project's temporary fencing to not restrict passage of wildlife. This was presented to EBC in November 2025.</p> <p>A detailed CEMP(s) will be produced by the Contractor and will set out plans and method statements substantially in accordance with the Outline CEMP (Document reference 7.1, DCO Volume 7) for certain construction activities.</p> <p>Matter on subject to agreement between the Applicant and EBC until the Outline CEMP (Document reference 7.1, DCO Volume 7) is reviewed at DCO submission.</p>	Outline CEMP (Document reference 7.1, DCO volume 7).	Provisional agreement pending application evidence
EBC-2025-0001	Terrestrial ecology - trees/woodland	<p>EBC will expect the Applicant to align the route to avoid trees and tunnel underneath biodiversity corridors and water courses and set out a hierarchy for tree removal, so that lower quality features are prioritised for removal. The loss of veteran or ancient trees would be opposed by EBC.</p> <p>EBC refer the Applicant to their Tree and Development Supplementary Planning Document, which details their tree replacement policy.</p> <p>Care will have to be taken not to impact the Root Protection Areas (RPA) of any tree, especially at compound boundaries where they are most likely to come close to significant trees. However, without</p>	<p>The site selection for the pipeline route has considered impacts to vegetation including trees, hedgerows and watercourses. Where potential impacts have been identified measures to reduce these through design of the project have been implemented, such as using reduced working widths and trenchless construction. Arboricultural and ecological surveys identified where, if potential impact cannot be avoided entirely via routeing, measures to protect such features will be set out in the Outline Landscape and Ecology Management Plan (LEMP) (Document reference 7.5, DCO Volume 7) and Outline CEMP (Document reference 7.1, DCO Volume 7).</p>	<p>Outline CEMP (Document reference 7.1, DCO Volume 7).</p> <p>Outline LEMP (Document reference 7.5, DCO Volume 7).</p> <p>ES Appendix 13.5 AIA, Volume II (Document reference 6.2, DCO Volume 6).</p>	Provisional agreement pending application evidence

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		<p>detailed arboricultural information (Tree Survey, Arboricultural Impact Assessment, Arboricultural Method Statement and Tree Protection Plan) it is not possible to assess the impact and, therefore, mitigation and protection measures.</p>	<p>ES Appendix 13.5 Arboricultural Impact Assessment (AIA), Volume II (Document reference 6.2, DCO Volume 6) addresses trees and woodland in more detail. It outlines best practice measures to protect trees, including their canopies and root protection areas. The Landscape and Visual Impact Assessment (LVIA) in ES Chapter 13 Landscape and visual, Volume I (Document reference 6.2, DCO Volume 6) and ES Appendix 13.5 Arboricultural Impact Assessment (AIA), Volume II (Document reference 6.2, DCO Volume 6) has informed the iterative design and opportunities for environmental enhancement.</p> <p>The Applicant can confirm that all ancient woodland has been avoided. Natural England has confirmed the location of all ancient woodlands that will be designated in the current review of the Hampshire inventory within 500m of the Project and these are all being avoided. The Outline CEMP (Document reference 7.1, DCO Volume 7) includes a measure to prioritise the loss of lower quality features where tree loss cannot be avoided.</p> <p>EBC has confirmed that this matter will remain live until the Tree Surveys and ES Appendix 13.5 AIA, Volume II (Document reference 6.2, DCO Volume 6) are available to review at DCO submission and impacts are understood.</p>	<p>ES Appendix 13.2 LVIA methodology, Volume II (Document reference 6.2, DCO Volume 6).</p> <p>ES Chapter 13 Landscape and visual, Volume I (Document reference 6.2, DCO Volume 6)</p>	
Carbon and climate change					
EBC-2024-SC-0013	Carbon and climate change - mitigation	<p>It is considered that the proposals follow industry standard assessment methods and the mitigation for reducing emissions during construction stage is reasonable but needs to be agreed.</p> <p>Regarding the use of solar panels, reference is made to the efficiency/cost of using the grid compared to installing and maintaining themselves. There is no guarantee that the grid will decarbonise as forecast and the cost and payback period for solar installations makes them a viable option.</p> <p>If the Applicant is to move towards Net-Zero by 2035 as planned then it would be much better to install solar and thus guarantee low carbon electricity as it removes reliance from the grid, of which, the project has no control over.</p>	<p>The energy source(s) for the Project will be considered as part of the ongoing design process, which includes the development of an Energy Strategy, which will be embedded into the procurement process, as stated in the Outline Carbon Management Plan (CMP) (Document reference 7.8, DCO Volume 7). The Project will also aim to reduce its operational emissions from power consumption by selecting appropriate energy supply sources and energy procurement methods. The Outline CMP (Document reference 7.8, DCO Volume 7) concludes that the energy procurement routes most efficient to achieve optimal decarbonisation of power demand were the procurement of power through renewable Power Purchase Agreements (PPAs) and the purchase of Renewable Energy Guarantees of Origin (REGO) backed power.</p>	<p>Outline CMP (Document reference 7.8, DCO Volume 7).</p>	<p>Provisional agreement pending application evidence</p>

Row ID	Topic	Summary of EBC issue	Latest Position in Resolving the Issue	Application Document Reference	Status
			<p>The Applicant's commitments to carbon and climate change are also included in the Outline CMP (Document reference 7.8, DCO Volume 7) outlines the strategic carbon objective for the Project to reduce emissions to as low as reasonably practicable.</p> <p>Matter remains subject to agreement pending review of the Outline CMP (Document reference 7.8, DCO Volume 7) as part of the DCO application.</p>		
Biodiversity and nature conservation					
EBC-2024-SC-0012	Biodiversity Net Gain / Environmental Net Gain	<p>EBC has recently acquired several parcels of land within the Borough for environmental mitigation which can also potentially provide BNG for this Project.</p> <p>EBC has other sites which could also potentially deliver BNG as part of the water transfer scheme which EBC will also be happy to discuss. EBC is in positive talks with a third-party provider to create a considerable number of grassland/woodland/scrub units within the Borough.</p>	<p>The Applicant had a meeting with EBC regarding the BNG opportunities on 17 September 2024 and 2 February 2026. The Applicant explained the Project's approach to BNG and explored potential opportunities within EBC.</p> <p>The Applicant is very keen to and continues to work with EBC on securing BNG units on land the Council owns or controls and will continue to engage with them to do so.</p>	<p>Biodiversity Gain Plan (Document reference 7.11, DCO Volume 7).</p> <p>Environmental Net Gain Statement (Document reference 7.12, DCO Volume 7).</p>	Matters subject to further discussion
Contamination and land quality					
EBC-2024-SC-0014	Land quality and ground conditions - assessment	<p>Chapter 11 of the Preliminary Environmental Information Report references a CS3 designation (due to ground gas concentrations); however, this seems to be not applicable to the section that is crossing Eastleigh Borough. The report indicates that further investigation is being undertaken and an updated report will be produced once the new data becomes available. EBC would wish to review this report.</p> <p>However, it is expected that any further ground investigation works would include details on the ground conditions for the proposed new pipeline route, new access via Church Lane and construction compounds. Similarly, the CEMP should be updated to include additional mitigation measures in relation to the proposed changes where necessary and the Council would wish to comment on an updated CEMP in due course.</p>	<p>Ground gas monitoring undertaken as part of the pre-consent project-specific ground investigations did not identify Characteristic Situation 3 conditions within land under EBC's authority.</p> <p>Pre-consent project specific ground investigations have now been completed with interpretative reports provided within ES Appendix 11.2 Geotechnical and geo-environmental reports, Volume II (Document reference 6.2, DCO Volume 6) of ES Chapter 11 Land quality and ground conditions, Volume I (Document reference 6.1, DCO Volume 6).</p> <p>The Outline CEMP (Document reference 7.1, DCO Volume 7) has been updated to reflect any changes following since the PEI Report. Extracts of the Outline CEMP (Document reference 7.1, DCO Volume 7) were shared with EBC in December 2025 which showed the Project's approach to mitigation.</p>	<p>ES Chapter 11 Land quality and ground conditions, Volume I (Document reference 6.1, DCO volume 6).</p> <p>ES Appendix 11.2 Geotechnical and geo-environmental reports, Volume II (Document 6.2, DCO Volume 6).</p> <p>Outline CEMP (Document reference 7.1, DCO Volume 7).</p>	Provisional agreement pending application evidence

Row ID	Topic	Summary of EBC issue	Latest Position in Resolving the Issue	Application Document Reference	Status
Noise and vibration					
EBC-2023-0010	Noise and vibration - methodology	Concern that the monitoring location won't be representative of the property facades impacted by the noise from the compound, and that 24 hours of monitoring is rather short to capture representative sound levels.	The Applicant considered the feedback as part of assessment methodology and EBC agreed to the baseline survey locations and methodology during direct engagement and the surveys are now complete.		Matter agreed with other party
EBC-2025-0003	Noise and vibration - assessment	EBC queried whether the noise from night-time access construction work approach is acceptable. EBC questions whether there would be nighttime working and what mitigation measures would be in place if so.	<p>The Applicant engaged directly with each affected Local Planning Authority to seek written agreement that night-time access construction works can be excluded from the noise assessment scope, on the basis that they will be of short duration such that effects would not be significant.</p> <p>The Outline CEMP (Document reference 7.1, DCO Volume 7) includes a list of mitigation measures to minimise impacts from noise and lighting and commits that the Contractor responsible for the construction works will produce a Noise and Vibration Management Plan (NVMP), this will confirm the final details of the works and the noise mitigation measures that will be implemented. The NVMP will be submitted for Local Planning Authority approval prior to commencement of construction works.</p> <p>EBC confirmed that this approach is acceptable.</p>	Outline CEMP (Document reference 7.1, DCO Volume 7).	Matter agreed with other party
EBC-2024-SC-0017	Noise and vibration - mitigation	The proposed construction compound L3 is sited across the road from Hillview Manor Park, which is a park home site. As such this would be a particularly sensitive location, due to the poorer sound insulation of park homes compared to conventional builds with modern double glazing and brick construction. The main concerns relate to any significant activity in the compound occurring at night. If there is expected to be much activity on this site at night then consideration should be given to an alternative location for this compound.	Hillview Manor Park is identified as R128 (a noise and vibration receptor (NVSR) with a 'high' sensitivity) and construction noise and vibration impacts on this NVSR are reported in ES Chapter 15 Noise and vibration, Volume I (Document reference 6.1, DCO Volume 6). The closest construction compound to this receptor is L-4 (a minimum distance of about 12m away), L-5 and L-6 are about 80 and 100m to the north, respectively. Night-time works are not proposed in any of these compounds. The worst-case predicted impacts on this NVSR are moderate (during the daytime) and major (Saturday afternoons) due to the operation of compound L-4. Noise levels are not expected to exceed the SOAEL (75 dB LAeq,T during the daytime) but are expected to exceed the LOAEL (65 dB LAeq,T during the daytime). Hence, mitigation is proposed, including boundary screening, enclosures and careful layout of compounds to minimize noise impacts (locate noisy activities to maximize distance and utilize existing or proposed screening to block line of sight to	ES Chapter 15 Noise and vibration, Volume I (Document reference 6.1, DCO Volume 6).	Matter agreed with other party

Row ID	Topic	Summary of EBC issue	Latest Position in Resolving the Issue	Application Document Reference	Status
			<p>receptors). With this mitigation in place, residual effects on this receptor are not significant.</p> <p>EBC confirmed that with the proposed mitigation, the noise levels would meet the required criteria, and the parties agreed that the assessment and restrictions are acceptable.</p>		
Flood risk and water environment					
EBC-2024-SC-0018	Traffic and transport - mitigation	<p>During construction, it should be possible to put in place appropriate traffic management plans to ensure that disruption to public transport and motor traffic is minimised. Appropriate advanced warning and signage to warn of construction traffic and site accesses should be installed prior to the commencement of construction works.</p> <p>The project documentation should acknowledge that Bishopstoke Lane and Church Road are unsuitable for HGV traffic and HGV routing agreements should be put in place to ensure that site traffic uses the most appropriate routes. In addition, EBC supports the comments of Hampshire County Council as local highway authority in relation to concerns about access to construction compounds via Bishopstoke Lane.</p>	<p>The Framework Construction Traffic Management Plan (CTMP) (Document reference 7.2, DCO Volume 7) and Traffic Management Strategy (TMS) (Document reference 7.3, DCO Volume 7) detail the measures proposed to manage the impact of construction activities on the local transport network. Prior to DCO submission, draft plans were issued to Hampshire County Council for comment which led to further design development. As a result, the temporary site compound access from Bishopstoke Lane has been removed. Access is however required from Church Lane.</p> <p>Matter discussed on 18 September 2025, EBC agreed that the new location is preferable in principle, but that final acceptance depends on detailed assessment of vegetation and ecological impacts, as detailed in ES Chapter 8 Terrestrial and freshwater biodiversity, Volume I and ES Chapter 13 Landscape and visual, Volume I (DCO reference 6.1, Volume 6).</p>	<p>ES Chapter 8 Terrestrial and freshwater biodiversity, Volume I (DCO reference 6.1, Volume 6).</p> <p>ES Chapter 13 Landscape and visual, Volume I (DCO reference 6.1, Volume 6).</p> <p>Framework CTMP (Document reference 7.2, DCO volume 7).</p> <p>Traffic Management Strategy (Document reference 7.3, DCO Volume 7).</p>	Provisional agreement pending application evidence
Cumulative and in-combination effects					
EBC-2024-0009	Cumulative effects - methodology	EBC noted in Autumn 2025 that more applications should be considered in the cumulative effects assessment.	<p>The Applicant reviewed additional applications provided by EBC on 18 October 2025 for inclusion in ES Appendix 20.1 List of 'other developments' – longlist and shortlist, Volume II (Document reference: 6.2, DCO Volume 6). These were reviewed against the assessment methodology and the Zone of Influence (Zoi). The longlist of projects considered for the Cumulative Effects Assessment is major developments located within 3km of the Order Limits, housing developments with at least 50 units and employment sites over 1,000sqm. The longlist also includes Emerging Development Plan Allocations located within 3km of the draft Order Limits and other schemes suggested by Local Planning Authorities during engagement.</p>	ES Appendix 20.1 List of 'other developments' – longlist and shortlist, Volume II (Document reference: 6.2, DCO Volume 6).	Matter agreed with other party

Row ID	Topic	Summary of EBC issue	Latest Position in Resolving the Issue	Application Document Reference	Status
Multiple issues					
EBC-2024-SC-0001	General Comment	EBC welcomes the proposed infrastructure investment and supports the principle of water recycling, while encouraging the Applicant to enhance the scheme's sustainability through temporary renewable energy measures and further efforts to reduce embodied carbon during construction. EBC stresses the importance of maintaining high water quality standards through robust monitoring and maintenance.	<p>The Applicant welcomes EBC's support for the Project. ES Chapter 10 Carbon and climate change, Volume I (Document reference 6.1, DCO Volume 6) details the assessment of the likely significant effects on carbon and climate change from the construction, operation and decommissioning of the Project. In addition, the energy source(s) for the Project will be considered as part of the ongoing design process. The Project's renewable energy strategy sits within the Outline Carbon Management Plan (CMP) (Document reference 7.8, DCO Volume 7) which aims to reduce the Project's operational emissions from power consumption by selecting appropriate energy supply sources and energy procurement methods. This will form part of the wider Energy Strategy being developed for the Project and will be embedded into the procurement process.</p> <p>ES Appendix 19.9 Outline Water Monitoring Plan (WMP), Volume II (Document reference 6.2, DCO Volume 6), details the water monitoring plan prior to and during construction to monitor local hydrological and hydrogeological behaviour across the Project.</p>	<p>ES Chapter 10 Carbon and climate change, Volume I (Document reference 6.1, DCO Volume 6).</p> <p>ES Appendix 19.9 Outline WMP, Volume II (Document reference 6.2, DCO Volume 6).</p> <p>Outline CMP (Document reference 7.8, DCO Volume 7).</p>	Matter agreed with other party

4 Signatories

4.1.1 This SoCG is agreed between Southern Water Services Limited (the Applicant) and EBC on the date below.

Signed for EBC
Name
Position
Date
Duly authorised for and on behalf of EBC

Signed for Southern Water Services Limited
Name
Position
Date
Duly authorised for and on behalf of Southern Water Services Limited



from
Southern
Water. 

The Southern Water logo graphic consists of three white, stylized wavy lines that resemble water waves, positioned to the right of the word "Water".