



Planning Inspectorate

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To the applicant
(By email only)

Case ref: WA010002

Date: 25 June 2026

Dear Ian Frost

Planning Act 2008 – section 51

Application by Southern Water Services Limited for an order granting development consent for the Hampshire Water Transfer and Water Recycling Project

Advice following issue of decision to accept the application for examination

On 25 June 2026 the Secretary of State decided that the application for the above project satisfied the acceptance tests under section 55 of the Planning Act 2008 (PA2008). The Planning Inspectorate's acceptance checklist and the application documents have been published and made available on the project page of our website.

In undertaking checks at the acceptance stage, the Inspectorate has made some initial observations in relation to the application. This letter comprises advice to the applicant provided under section 51 of the PA2008 in respect of these initial observations. The applicant should pay attention to its content and consider how appropriate action might be taken in response.

Minor errors and omissions

There are minor errors and omissions, as reflected in Box 30 of the acceptance checklist which require consideration by the applicant.

General

It is advised for all documents to include a document control sheet; they are necessary for tracking changes to documents during examination. The document control sheet should appear immediately after the cover sheet.

Additional general observations have been recorded in Box 30 of the acceptance checklist and require consideration by the application.

Draft Development Consent Order

Stated under the heading, 'The draft Development Consent Order' on [Nationally Significant Infrastructure Projects: Advice on the Preparation and Submission of Application Documents - GOV.UK](#) are supporting documents that should be submitted alongside a PDF version of the draft DCO in the SI template. The applicant is advised to provide the three missing supporting documents at the earliest opportunity.

Land Plans and Work Plans

The applicant is advised that, to avoid confusion, only categories that are reflected on the respective sheet should be present in the legend. They should also be clearly labelled on the sheet. It is recommended that a review of approaches is undertaken to ensure consistency across all plans. For example, on sheet 3 of Land Plans – 1 of 3 documents (Doc 2.2) the legend currently displays the 'pink' sector of land (freehold to be compulsorily acquired), with no corresponding plots on the sheet.

The applicant is further advised to check all plans to ensure details are consistent between the plans and the Book of Reference (BoR) and that there is sufficient labelling to identify all the relevant features.

Examples of inconsistencies and insufficient labelling can be found in Box 30 of the acceptance checklist for the applicant to consider.

Planning Policy Statement

Some of the references in the document are incorrect. The applicant is advised to review the document and address the errors. An example of such an error can be found at paragraph 5.1.2 "This is explained further in the Explanatory Memorandum (Document reference 3.2, Volume 3)". Where to find this explanation in the Explanatory Memorandum is not provided. The paragraph number should be provided to aid the reader.

Draft Statement of Common Ground

Article 46(10) and Schedule 8 of the draft DCO contain provisions that would modify the application of certain legislative provisions for the purposes of the authorised development and Havant Thicket Reservoir infrastructure. This is being constructed by Portsmouth Water under separate planning permissions but would be used by the proposed development. Schedule 8 includes provisions that would govern the form of abstraction licence(s) for Havant Thicket Reservoir providing for a minimum abstraction rate of 115 megalitres per day, abstraction from Bedhampton Springs and for abstraction licence(s) to remain in force until revoked.

The Explanatory Memorandum provides an explanation for the provisions.

Whilst the draft Statement of Common Ground (SoCG) with the Environment Agency (Document reference 5.8) (regulator of abstraction licences) acknowledges that an

abstraction licence would be required and applied for subsequent to DCO application, is silent on the matter of modification of the legislative provisions. The applicant is advised to provide an update draft SoCG with the EA that sets out the parties' positions on the proposed modifications.

Please pay close attention to the advice set out in this letter and act on it accordingly. It is requested that you action these points before the commencement of the preliminary meeting. This will contribute towards a more efficient examination and give any future Examining Authority comfort that the documentation is complete and accurate.

We trust you find this advice helpful, however if you have any queries on these matters please do not hesitate to contact our office using the contact details at the head of this letter.

Yours sincerely

Matthew Sheard
Case Manager

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