

## Variation of Independent Water Networks Limited's appointment to include Rowden Park, Chippenham

On 5 June 2023, Ofwat began a [consultation](#) on a proposal to vary Independent Water Networks Limited's (“**Independent Water Networks**”) appointment to become the water and sewerage services provider for a development in Wessex Water Services Limited's (“**Wessex Water**”) water supply area and sewerage services area called Rowden Park, Chippenham in Wiltshire (“**the Site**”). Details of the application and our assessment of it were set out in the consultation document.

The consultation ended on 3 July 2023. During the consultation period, we received no representations. We also engaged directly with Wessex Water during the consultation to confirm our understanding in relation to properties located near to the Site that it serves; this correspondence is summarised in Section 1 of this document.

We will only make an appointment or variation if our assessment concludes that the application meets the criterion it has been made under; that customers or future customers on the site will be no worse off than if the site had been served by the existing appointee; and if the applicant will be able to finance the proper carrying out of its functions as a water and sewerage company. As set out in our consultation we are satisfied this is the case. Our correspondence with Wessex Water has not changed that view.

Having assessed Independent Water Networks' application and having received no responses to our consultation, we decided to grant a variation to Independent Water Networks' area of appointment to allow it to serve the Site for water and sewerage services. This appointment became effective on 27 July 2023.

The Site Maps for the variation can be found in Section 2 of this document.

The Variation Notice legally making the variation can be found in Section 3 of this document.

## 1. Consultation period

We received no responses to our public consultation on this proposed variation. During the consultation period we engaged with Wessex Water to confirm our understanding of the arrangements for a set of properties encircled by the Site that are currently served by Wessex Water.

The Site has a group of buildings, Milbourne Farm, cut out from the centre of the site area. Prior to our consultation, we asked Independent Water Networks to explain how these buildings will be served and what consideration it has given to any operational difficulties that may arise as a result of having the infrastructure of two different water companies in the same area.

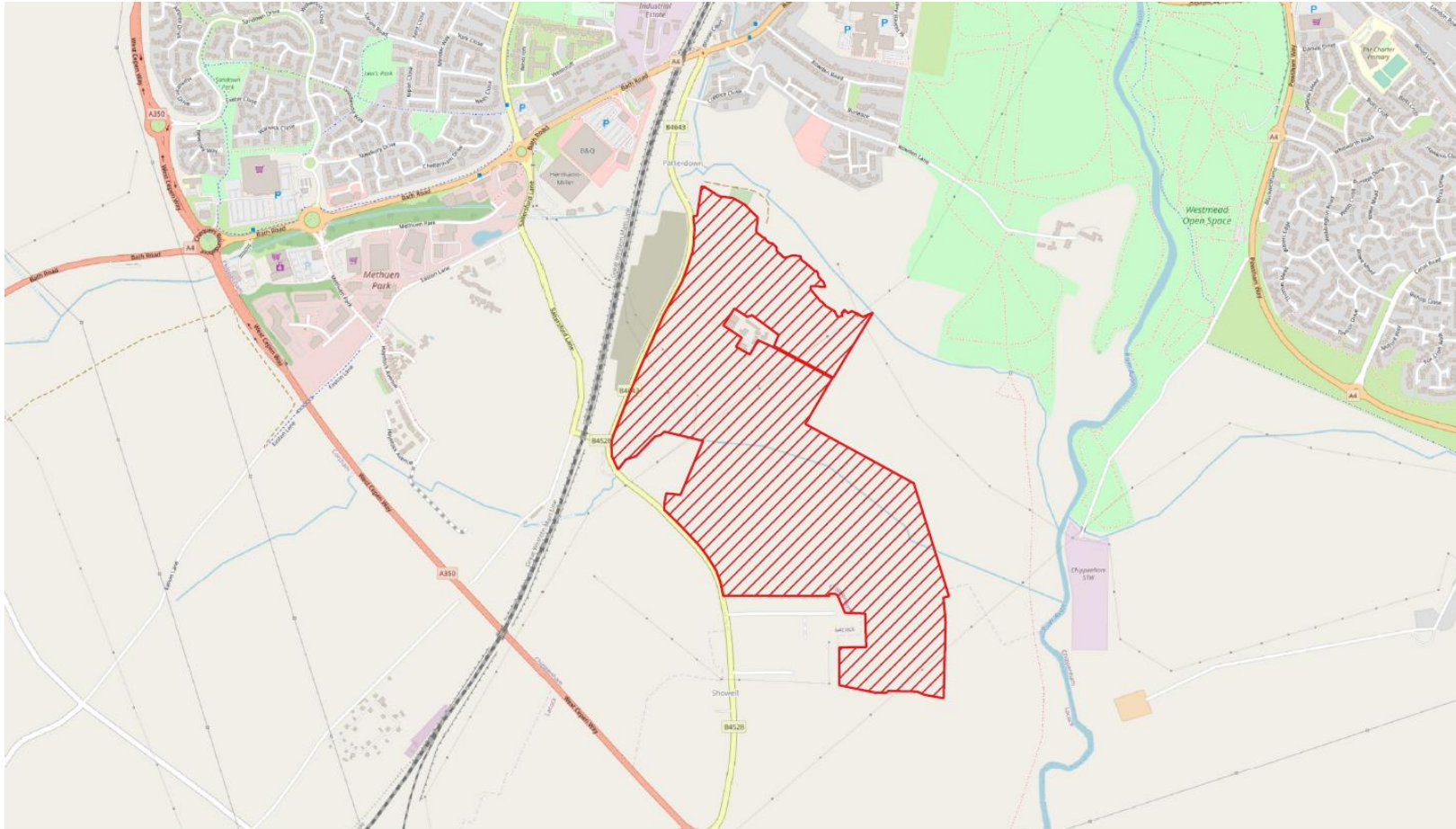
Independent Water Networks stated, in an email of 19 May 2023, that:

- The owners of Milbourne Farm have confirmed to it that their current intention is to leave their supply arrangements to continue with Wessex Water and therefore the buildings are excluded from the Site's boundary.
- The Wessex Water meter is at the boundary of the Site's development scheme and Milbourne Farm's private supply pipework runs across one of the green areas of the scheme. Therefore, it is completely separate to any new mains installed for the Site.
- Independent Water Networks does not anticipate any practical or operational difficulties nor customer impact arising on the Site as a result of carving out these buildings from the Site's boundary area, because Milbourne Farm retains its own access as part of the development, so essentially the Site's developers are building around them.
- Independent Water Networks confirmed that this working relationship has been agreed by the developers and the existing farm.

During the consultation we asked Wessex Water if it had any concerns regarding Independent Water Networks' proposed arrangements. Wessex Water confirmed, in an email of 12 June 2023, that it had been in contact with Independent Water Networks and Independent Water Networks had assured it that the farm buildings were excluded from the boundary of this variation and the supply would remain with Wessex Water.

## 2. Site Maps

### Water



PLAN REFERRED TO IN THE VARIATION OF THE APPOINTMENTS OF INDEPENDENT WATER NETWORKS LIMITED AND WESSEX WATER SERVICES LIMITED, AS WATER UNDERTAKERS, MADE BY THE WATER SERVICES REGULATION AUTHORITY ON ...  
26 July 2023

ADDRESS: ROWDEN PARK, PATTERNDOWN ROAD, CHIPPENHAM, WILTSHIRE, SN15 2NP  
OS GRID REFERENCE: 390866, 172097  
SCALE: 1:12000  
DRAWN BY: AD  
DATE: 15/03/2023

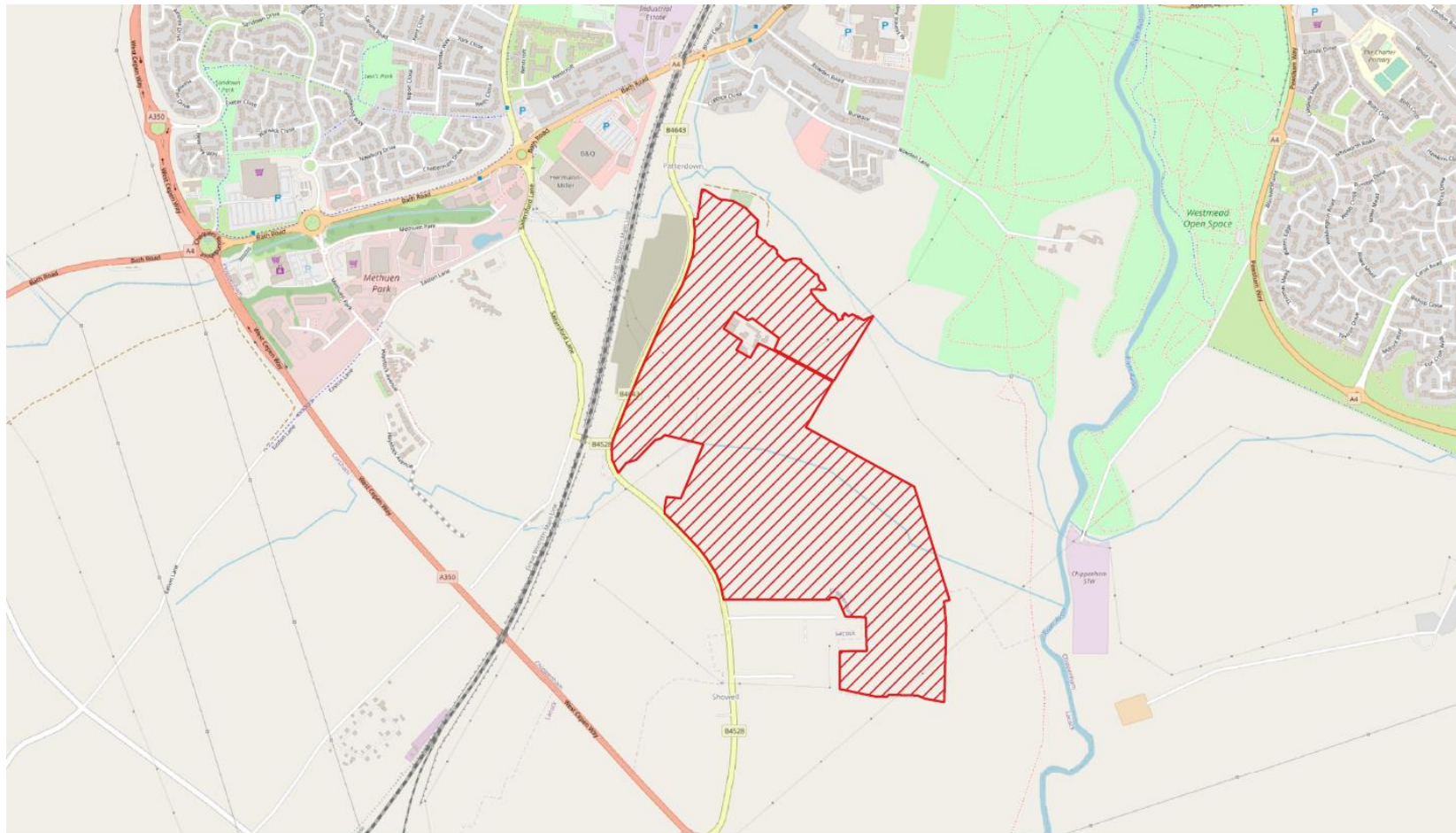


**ROWDEN PARK INSET WATER MAP 1**



Variation of Independent Water Networks Limited's appointment to include Rowden Park, Chippenham

Sewerage



PLAN REFERRED TO IN THE VARIATION OF THE APPOINTMENTS OF INDEPENDENT WATER NETWORKS LIMITED AND WESSEX WATER SERVICES LIMITED, AS SEWERAGE UNDERTAKERS, MADE BY THE WATER SERVICES REGULATION AUTHORITY ON ...  
26 July 2023

ADDRESS: ROWDEN PARK, PATERDOWN ROAD, CHIPPENHAM, WILTSHIRE, SN15 2NP  
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SCALE: 1:12000  
DRAWN BY: AD  
DATE: 15/03/2023

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**ROWDEN PARK INSET SEWERAGE  
MAP 1**



### 3. Variation Notice

WATER SERVICES REGULATION AUTHORITY  
WATER INDUSTRY ACT 1991, SECTIONS 6 TO 9

**Variation of the Appointments of Independent Water Networks Limited and Wessex Water Services Limited as Water and Sewerage Undertakers**

Made on 26 July 2023

Coming into effect on 27 July 2023

1. Independent Water Networks Limited ("Independent Water Networks") and Wessex Water Services Limited ("Wessex Water") hold Appointments as water and sewerage undertakers for their respective areas ("the Appointments").<sup>1</sup> The areas to which the Appointments of Independent Water Networks and Wessex Water as water and sewerage undertakers relate ("Water Supply Area" and "Sewerage Services Area") are set out in their Instruments of Appointment.
2. The site called Rowden Park, Chippenham in Wiltshire, which is shown edged in red on the plan attached to this variation, ("the Site") is within Wessex Water's Water Supply Area and Sewerage Services Area. The Site is being developed by Crest Nicholson Operations Limited and Redcliffe Homes Limited.
3. Independent Water Networks has applied under section 7(4)(b) of the Water Industry Act 1991 ("the Act") for a variation of its Appointment as a water and sewerage undertaker to include the Site and for a consequential variation of Wessex Water's Appointment to exclude the Site.
4. On 27 June 1995, the Secretary of State for the Environment and the Secretary of State for Wales acting jointly and pursuant to sections 6(1) and 7(2) of the Act authorised the Director General of Water Services<sup>2</sup> to make variations such as those contained in paragraph 5 below. After public consultation, as required by section 8 of the Act, the Water Services Regulation Authority has decided that it should grant Independent Water Networks' application.
5. Therefore, as provided by sections 7(2) and 7(4)(b) of the Act, and with the agreement of Crest Nicholson Operations Limited and Redcliffe Homes Limited, the Water Services Regulation Authority **varies**–

<sup>1</sup> Wessex Water's original Appointment as a water and sewerage undertaker was made by the Secretary of State for the Environment under sections 11 and 14 of the Water Act 1989, now replaced by sections 6 and 11 of the Water Industry Act 1991. Independent Water Networks' original Appointment was made by the Water Services Regulation Authority under sections 6 and 11 of the Water Industry Act 1991.

<sup>2</sup> With effect from 1 April 2006 the functions of the Director General of Water Services were transferred to the Water Services Regulation Authority in accordance with section 36 of, and Schedule 3 to, the Water Act 2003.

- (a) the Appointment of Independent Water Networks as a water and sewerage undertaker so that the Site is included in Independent Water Networks' Water Supply Area and Sewerage Services Area; and
- (b) the Appointment of Wessex Water as a water and sewerage undertaker so that the Site is excluded from Wessex Water's Water Supply Area and Sewerage Services Area.

Signed for and on behalf of the Water Services Regulation Authority



Sally Irgin  
Director of Enforcement