

## Variation of Independent Water Networks Limited's appointment to include Tilstock Road, Whitchurch, (Water) Shropshire

On 31 August 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 Severn Trent Water Limited's ("**Severn Trent Water**") water supply area and Dŵr Cymru Cyfyngedig's ("**Dŵr Cymru**") sewerage services area called Tilstock Road, Whitchurch in Shropshire ("**the Site**"). Details of the application and our assessment of it were set out in the consultation document.

The consultation ended on 2 October 2023. During the consultation period, we did not receive any representations or comments in response to our proposal.

On 14 December 2023, Independent Water Networks asked to consider granting the variation for the water services aspect of this application ahead of that for sewerage services as water connections are due to be made on the Site in January. This is due to delays regarding finalising how Independent Water Networks would serve the Site for sewerage services. On this occasion Ofwat has agreed to progress the water services ahead of the sewerage services therefore this decision document relates only to water services on this Site. We will progress the decision for the sewerage services on Site in a separate decision following engagement between Independent Water Networks and Dŵr Cymru concluding on this.

We will notify the relevant stakeholders that this decision relates only to the water services on the Site.

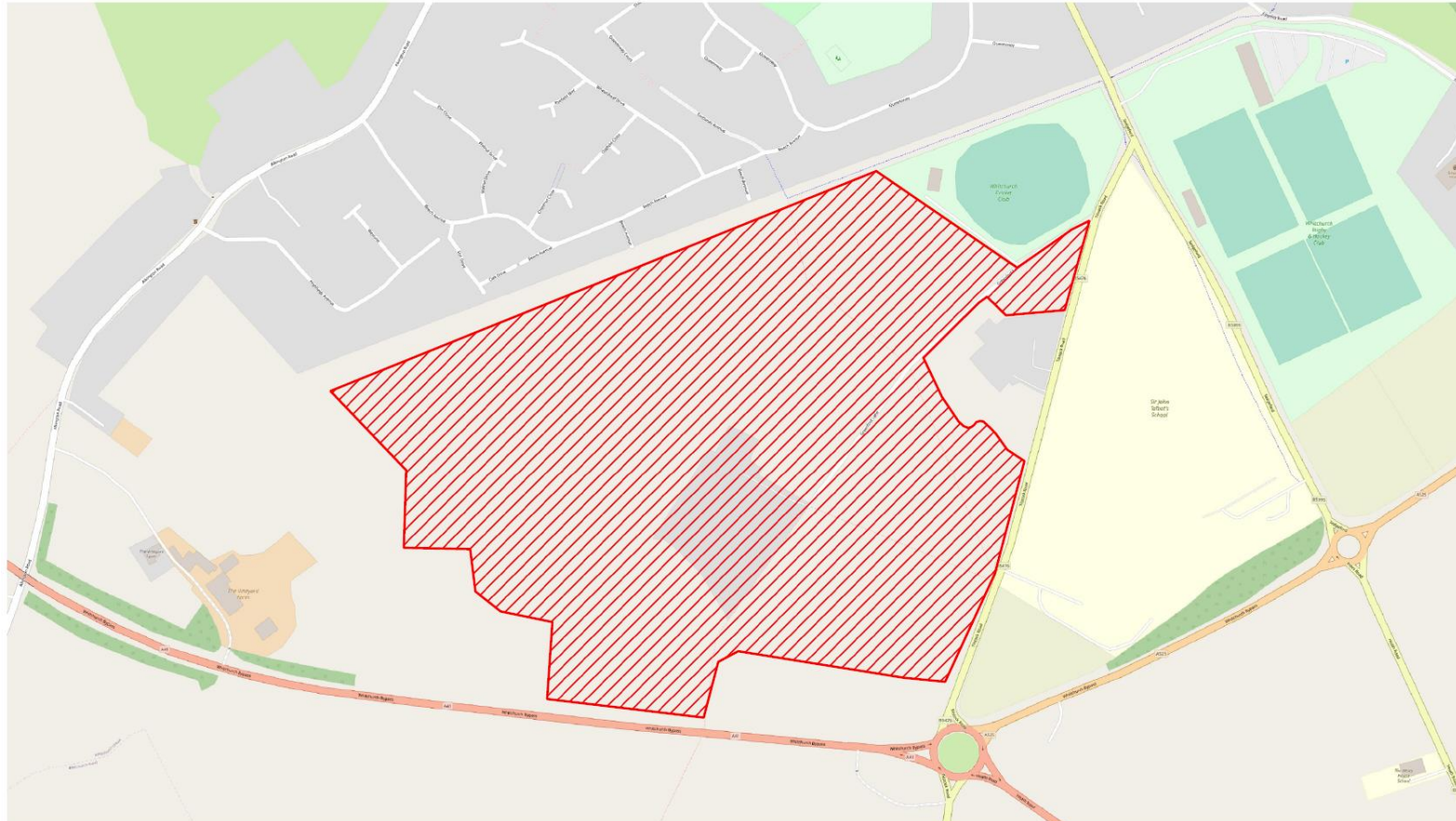
We will only make an appointment or variation if our assessment concludes that the application meets the criterion it has been made under; that customers or future customers on the site will be no worse off than if the site had been served by the existing appointee; and if the applicant will be able 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.

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 services. This appointment became effective on 18 January 2024.

The Site Map for the variation can be found in Section 1 of this document.

The Variation Notice legally making the variation can be found in Section 2 of this document.

# 1. Site Map



PLAN REFERRED TO IN THE VARIATION OF THE APPOINTMENTS OF INDEPENDENT WATER NETWORKS LIMITED AND SEVERN TRENT WATER LIMITED, AS WATER UNDERTAKERS, MADE BY THE WATER SERVICES REGULATION AUTHORITY ON

17 January 2024

ADDRESS: TILSTOCK ROAD, WHITCHURCH, SY13 3JG  
OS GRID REFERENCE: 354170, 340419

SCALE: 1:5000  
DRAWN BY: SC  
DATE: 23/06/2023

0 100 200 m



**TILSTOCK ROAD  
INSET WATER BOUNDARY MAP 1**

## 2. Variation Notice

### WATER SERVICES REGULATION AUTHORITY

### WATER INDUSTRY ACT 1991, SECTIONS 6 TO 9

#### Variation of the Appointments of Independent Water Networks Limited and Severn Trent Water Limited as Water Undertakers

Made on 17 January 2024

Coming into effect on 18 January 2024

1. Independent Water Networks Limited ("Independent Water Networks") and Severn Trent Water Limited ("Severn Trent Water") hold Appointments as water undertakers for their respective areas ("the Appointments").<sup>1</sup> The areas to which the Appointments of Independent Water Networks, and Severn Trent Water as water undertakers relate ("Water Supply Area") are set out in their Instruments of Appointment.
2. The site called Tilstock Road, Whitchurch in Shropshire, which is shown edged in red on the plan attached to this variation, ("the Site") is within Severn Trent Water's Water Supply Area. The Site is being developed by BDW Trading 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 undertaker to include the Site and for a consequential variation of Severn Trent 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 BDW Trading Limited, the Water Services Regulation Authority **varies**–
  - (a) the Appointment of Independent Water Networks as a water undertaker so that the Site is included in Independent Water Networks' Water Supply Area; and

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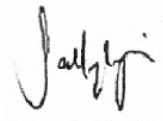
<sup>1</sup> Severn Trent Water's original Appointment as a water undertaker was made by the Secretary of State for the Environment under sections 11 and 14 of the Water Act 1989, now replaced by sections 6 and 11 of the Water Industry Act 1991. Independent Water Networks' original Appointment was made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

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(b) the Appointment of Severn Trent Water as a water undertaker so that the Site  
is excluded from Severn Trent Water's Water Supply Area.

**Signed for and on behalf of the Water Services Regulation Authority**

A handwritten signature in black ink, appearing to read 'Sally Irgin', is positioned above the printed name and title.

**Sally Irgin**  
**Director of Enforcement**