

Encyclis Limited

# Newhurst ERF

## Private Foul Sewer Connection – Cost Estimate

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### 1 Introduction

The purpose of this technical note is to provide a breakdown of the estimated costs in constructing a foul sewer connection from the Newhurst ERF site to the private sewer pumping station on Ashby Road. This technical note should be read in conjunction with the proposed route plan, refer to Appendix A.

### 2 Conclusion

The proposed route shown on drawing 2939-8310-0018, comprises of two sections.

1. A 300m long pumped main within the Newhurst ERF site boundary. This collects foul water from the admin block of the ERF facility and discharges it into a manhole at the north end of the site. It is proposed that the existing pumping station F12 is utilised to transfer this flow. The route primarily follows grass verges and footpaths.
2. A 290m long gravity sewer outside the site boundary, terminating at an existing private foul sewer pumping station. A manhole collects the flow discharged from the proposed pumped main, and the effluent from package treatment plant 1. This then gravitates to the existing pumping station through a series of manholes at changes in direction. The proposed route is beneath road/pavement as recommended by Sewerage Sector Guidance.

The total estimated cost, including legal fees, for this foul sewer pipeline is £192,500.

### 3 Cost Estimate

The cost estimate detailed in this technical note comprises of two main items:

1. The legal fees associated with accessing and discharging into a private sewer, Section 3.1.
2. The construction costs of laying the foul sewer, Section 3.2.

#### 3.1 Legal and Admin Fees

Encyclis Ltd has engaged with one of the leaseholders, Biffa, to produce an estimate for the legal fees associated with granting leases and engaging in negotiations. This produced an estimated legal fee of £16,000. Assuming similar negotiations will be required, and similar, for all three leaseholders, a total legal fee cost of £50,000 is estimated.

An additional £500 is estimated for fees to Severn Trent, to cover sewer application fees and infrastructure charges that may be necessary.

Legal Fees : £50,500.

### 3.2 Construction Costs

A cost estimate for the construction of the foul sewer pipeline is provided below, primarily using unit rates from SPON'S Civil Engineering and Highway Works, 2024.

The items costed are:

- General site clearance = £1,020.
- Laying of 150mm diameter pipe in trench. Including excavation, surround and backfill (average depth (2-3.5m)). = £94,430.
- Type S granular surround for pipe under carriageway = £14,561.
- 4 No. 1200 Dia x 1.5m deep precast concrete manholes = £8,648.
- Connection to existing pumping station = £3,000.
- Making good carriageway surface = £3,800.
- Design cost, including check on capacity of existing pumping station. Taken as 3% of construction cost = £3,764.
- Preliminaries, including traffic safety and management, diversions, etc. Taken as 10% of construction cost = £12,546.

This provides a total construction cost associated with the installation of a connection to the foul sewer of approximately £141,767.

## A Indicative Sewer Connection Routing Plan