

Wholesale Charges for 2018/19



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1. Introduction

Charges principles

- 1.1 This Wholesale Charges document is made by Wessex Water Services Ltd (the Company) pursuant to the provisions of the Water Industry Act 1991 (the Act) and of the Instrument of Appointment made under sections 11 and 14 of the Water Act 1989. By the Act and the Instrument of Appointment, the Company is authorised to fix, levy, demand and recover charges for any services provided in the course of carrying out its functions as a water undertaker and as a sewerage undertaker, including the reception and disposal of trade effluent.
- 1.2 The Wholesale Charges contained in this document are fixed by the Company and are effective from 1 April 2018 except where otherwise indicated. Normally, charges are based on a meter reading. Where a meter is not present charges will be calculated by reference to the rateable value of the premises or an Assessed Charge applied in accordance with the provisions of this document.
- 1.3 The provisions of this document do not apply to charges required by the Company from another water or sewerage undertaker (including any potential new or replacement undertaker within the contemplation of section 7 of the Act) for the supply of water in bulk or bulk removal of waste water. Such charges will be fixed by agreement between the parties having regard to sections 40 and 110A of the Act and any relevant Ofwat guidance.
- 1.4 The Wholesale Charges document fixes charges payable by the Retailer for wholesale water and sewerage services. There are two types of services:
 - (a) primary services related to the supply of water and the removal and treatment of foul sewerage, trade effluent, surface water drainage and highway drainage; and
 - (b) non-primary services for activities that are not directly related to the provision of primary services.
- 1.5 Water and sewerage services provided by the Company to the Retailer shall be in accordance with the Market Codes and the provisions of the Act.
- 1.6 To the extent that any provisions in this document are inconsistent with the provisions of the Act or the Market Codes, the provisions of the Act or the Market Codes will prevail.
- 1.7 Charges to Household Premises are fixed under the Household Charges Scheme and charges to Developers are fixed under the Charging Arrangements for Developer Services.
- 1.8 The Company's policy and charges for Accredited Entity providers can be found in the Accredited Entity Policy document.

Amount of charges

- 1.9 The scale of charges applying under each tariff set out in this document are set out in the Schedules to this document.
- 1.10 Notwithstanding this document, the Company has the right so far as compatible with any statutory constraints to fix charges for services provided either by way of agreement with the Retailer or under other statutory powers.

Value Added Tax (VAT)

- 1.11 Charges in this document are stated exclusive of VAT. VAT will be added at the appropriate rate where applicable.

Interest

- 1.12 Interest will be claimed on late payments in accordance with the Market Codes.

2. Further information

- 2.1 Further information or advice about any aspect of this document, the option to meter (including the Company's application forms), the Code of Practice for Retailers and the basis of charge for any Non-Household Premises may be obtained from:

Wessex Water Services Limited
Claverton Down Road
Claverton Down
Bath BA2 7WW
Telephone: 0330 123 112
Email: wholesaleservicedesk@wessexwater.co.uk

3. Charging policy

- 3.1 Under this document charges for supplies of water to Non-Household Premises and/or charges for the drainage of Non-Household Premises are calculated by reference to the volume of water passing through a meter. Where calculation on such basis is not reasonably practicable the Company may apply such other methods for calculating the charges as are notified to the Retailer (including the setting of charges at a fixed amount).
- 3.2 Charges for supplies of water and/or charges for the drainage of Non-Household Premises are payable by the Retailer in accordance with the Market Codes. Retailers should notify the Company of changes in occupancy of Non-Household Premises in accordance with the Market Codes.
- 3.3 Reference to rateable value means the figure published in the rating valuation list as at 31 March 1990. Where no rateable value exists, the Valuation Office Assessment provided by the United Kingdom Valuation Office Agency will be used.
- 3.4 All charges under the Wholesale Charges document are payable by the Retailer in accordance with the Market Codes.
- 3.5 Where a charge is claimed or referred to in this document the rates applicable are set out in this document's Schedules.
- 3.6 The discharge of trade effluent is charged for under the Act and in accordance with the Market Codes.

Powers to meter

- 3.7 With effect from 1 April 2005 the Company has resolved, as soon as reasonably practicable after their identification, to fix charges in respect of the category of Non-Household Premises referred to in Schedule 8 by reference to the volume of waste water recorded on a waste water meter and discharged to a sewer. Until the metering of the premises referred to in the Schedule 8, charges are raised in accordance with the general provisions of this document. Waste water meters installed pursuant to this policy will be at the expense of the Company.

- 3.8 With effect from 1 April 2005 the Company has resolved, as soon as reasonably practicable after their identification, to fix charges in respect of the category of Non-Household Premises referred to in Schedule 9 Part A by reference to volume. Until metering of the Non-Household Premises referred to Schedule 9 Part A, charges are raised in accordance with the general provisions of this document. Meters installed pursuant to this policy will be at the expense of the Company.
- 3.9 With effect from 1 April 2006 the Company has resolved, as soon as reasonably practicable after their identification, to fix charges in respect of the category of Non-Household Premises referred to in the Schedule 9 Part B by reference to volume. Until the metering of the Non-Household Premises referred to in the Schedule 9 Part B, charges are raised in accordance with the general provisions of this document. Meters installed pursuant to this policy will be at the expense of the Company.
- 3.10 No charge is made for the availability of the supply of water, or the water taken, for fire extinguishing or the testing of fire extinguishing apparatus.

Special category charge

- 3.11 The Special Category charge listed in Schedule 1 relates to those premises such as community groups and places of religious worship as defined in Schedule 5 of the Local Government Act 1988 that were eligible for mandatory or discretionary relief from non-domestic business rate.

Vacant premises

- 3.12 Charges will be payable by the Retailer save where the Non-Household Premises are identified as Vacant Premises (as defined in the Market Codes).

Commercial leakage policy

- 3.13 Water lost through unidentified leaks of water from service pipes supplying Non-Household Premises will be charged for save where relief is granted under the provisions of the Company's Wholesale Service Guarantee Scheme to Retailers applying from time to time.

Promotion of efficient water use

- 3.14 The Company is, by virtue of section 93A of the Act, under a duty to promote the efficient use of water by those to whom it provides services and considers that the Retailer and its customers should attend promptly to the repair of leaks. Accordingly:
- (a) non return to sewer allowances will not be given for water not returning to sewer due to leaks in service pipes as service pipes should be kept in repair to avoid a breach of section 73 of the Act; and
 - (b) the Company reserves the right, during a charging year, to withdraw the availability of the tariffs described at paragraph 11 if service pipes are not repaired promptly.
- 3.15 The cost of surface water and highway drainage is included and recovered for measured customers through the measured sewerage standing charges in Schedules 3 and 4. For unmeasured customers the cost of surface water and highway drainage is included and recovered through the Rateable Value charge.

Swimming pools

- 3.16 Effluent emanating from a swimming pool is weaker in strength than average domestic sewage. Where discharges of effluent to a public sewer contain more than 20% by volume of waste water emanating from a swimming pool, the Retailer may apply for a reduced return to sewer allowance under paragraph 6.3 below. A reduced return to sewer allowance will be applied being that which would have applied but for application of this paragraph multiplied by the difference between 1 and 40% of the proportion by volume of swimming pool derived waste water of the total volume of effluent discharged to sewer. This is represented by the following formula:

Revised return to sewer allowance = $Y \times (1 - (40\% \text{ of } Z))$

Where:

Y = return to sewer allowance applying without application of this paragraph

Z = proportion of swimming pool derived waste water by volume of total effluent discharged to sewer

- 3.17 To recognise the volume of water of a swimming pool that is evaporated and not returned to the sewer, the Company provides an adjustment of 7.646 litres per day for each square metre of uncovered pool area. The Company may vary this value based on the individual circumstances in each case.
- 3.18 To recognise an allowance for water removed that is not returned to the sewer, the Company provides an allowance of 0.75 litres as an approximation per bather per year.
- 3.19 In order to be considered for a reduced return to sewer allowance in respect of discharges of effluent from a swimming pool the Company requires the Retailer to make available accurate information as to the volume of water supplied to the swimming pool itself. Normally this information will need to be provided from monthly sub-meter readings taken over a period of not less than 12 months.

Assessment of appropriate tariff

- 3.20 The calculation of the volume of water supplied to Non-Household Premises or the volume of sewage effluent discharged from Non-Household Premises for the purpose of establishing which tariff in Schedules 2 or 4 applies is undertaken on the basis of the occupation of a single site occupied by a single Non-Household.
- 3.21 The calculation of such volumes by the Company will be assessed taking into account the volume of water registered as consumed or effluent discharged (where such effluent passing to sewer is directly measured) by any meter serving the Non-Household Premises in the previous charging year after due adjustment for any special factors that make the volumes consumed or discharged unrepresentative (for example, leaks that have been repaired).
- 3.22 The Company reserves the right to re-assess the tariff in which the Non-Household Premises has been placed at any time and adjust charges back to the start of the charges year in which the re-assessment has been made.
- 3.23 In the case of new Non-Household Premises, where there is no representative historic information available, a reasonable assessment will be made by the Company of the annual anticipated consumption or discharge. A Retailer may, in accordance with the provisions of the Market Code, apply to have the volumes re-assessed for the purpose of establishing the relevant tariff in Schedules 2 or 4 by the Company taking into account actual meter readings after the first six months meter reading.

4. Primary wholesale water supply charges

Measured supplies

- 4.1 Metered water supplies are provided subject to the provisions of the Act and any regulations made by the Secretary of State.
- 4.2 A standing charge is payable calculated by reference to the size of meter.

- 4.3 The charging year for measured Non-Household Premises is 1 April to 31 March in the following year (the charging year).
- 4.4 The rates of charge applying to Non-Household Premises served are set out in Schedule 2.

Meter testing

- 4.5 If a request is received to test a meter, a charge is only payable by the Retailer if the meter is found by the Company to be recording within the tolerances referred to in the Water (Meters) Regulations 1988 (the Regulations).
- 4.6 Where a meter is shown to have registered incorrectly (or not at all) the Company may charge on the basis of consumption shown from the previous meter readings in the market where the meter was operating correctly in accordance with the Regulations. Any charges demanded or paid will be adjusted in accordance with the Regulations and the Market Codes.

Damage to meter apparatus

- 4.7 Where a water meter fitted inside Non-Household Premises fails to register correctly (whether due to accidental damage, deliberate damage, unauthorised removal or otherwise) and the Retailer or its customer prevents access for the purpose of its replacement the Company shall be entitled to recover charges for water consumed at such premises until the meter is replaced or repaired in accordance with paragraph 4.8 below.

Incorrect registering of metered consumption

- 4.8 An account shall be taken of the sums payable by the Company or by the Retailer for any period during which the meter has or is deemed to have registered incorrectly; and the balance shall be paid or allowed by the Company or paid by the Retailer, as the case may be.
- 4.9 Where a meter which is connected to a supply of water to Non-Household Premises is proved to have registered less than the volume of water supplied to the Non-Household Premises (or not registered at all in the case of damage or unauthorised removal), the balance payable by the Retailer shall not exceed an amount reflecting the charge for the volume of water which would ordinarily have been supplied to the Non-Household Premises during the six months preceding the last occasion on which the Company or any person duly authorised by them last read the meter for the purpose of ascertaining the volume of water supplied to the Non-Household Premises, less any sums already paid in respect of that period. Where there has been a change in the occupier or occupiers of the Non-Household Premises since the meter was last read and registered correctly, the Company may use the number of occupants at the Non-Household Premises and average use of water to assess the volume of water used.

Access to read meters

- 4.10 The Retailer will take reasonable steps to secure access to the Non-Household Premises for the Company to repair or replace a meter that has been removed without authority or one that is defective or incorrectly registering. Once a meter fitted inside the Non-Household Premises is repaired or replaced charges from that date will be based on the readings obtained from the meter until such time as it is proved to have registered incorrectly. If a meter within Non-Household Premises cannot be economically replaced or replacement would in the opinion of the Company cause disproportionate damage to fixtures and fittings the Company may elect to base charges on the basis described under paragraph 4.9.

5. Miscellaneous and non-primary wholesale water charges

Measured supplies

- 5.1 In addition to the primary charges listed in section 4 above, the Company fixes and recovers other miscellaneous and non-primary wholesale charges as set out in Schedule 7.

6. Primary wholesale sewerage charges

- 6.1 The Company levies a charge (the sewerage charge) for sewerage and sewage disposal services for both foul and surface water for all Non-Household Premises connected directly or indirectly to a sewer or sewerage treatment works vested in the Company. The Company levies a separate charge for the service of draining discharges from highways, common areas and infiltration.
- 6.2 The rates of charge applying to Non-Household Premises and payable by the Retailer are set out in Schedules 3 and 4.

Non-return to sewer

- 6.3 Where the water supply is measured, the sewerage charge is based on a standing charge and a volume charge assessed by reference to the recorded water supply. Normally, 95% of the recorded water supply consumption will be assessed as returning to the sewer as foul water unless an individual allowance for non-return has been agreed in writing between the Company and the Retailer. Any agreement for a reduced return to sewer below 100% will be effective from the date of approval and shall not affect charges raised in earlier charging years. Agreement will only be reached where the Retailer is able to show that when taking one year with another, consistently less than 95% of the recorded water supply consumption is returned to sewer as foul water. Where practically possible the retailer should install a sub-meter to accurately measure the volume that is not returned to sewer. No additional allowances will be given for dry summers.

Unmeasured charges

- 6.4 Where the water supply is not measured, sewerage charges are calculated as a rate in the £ applied to the rateable value of premises at 31 March 1990.
- 6.5 Premises not having a rateable value at 31 March 1990 and receiving an unmeasured supply are, subject to paragraph 3.7 above, charged for sewerage on the basis of the Assessed Charge.

Sewerage billing in other water supply areas

- 6.6 Where the measured supply is received from another water company within the sewerage area of the Company, charges for sewerage services are based on meter readings provided by the Retailer in accordance with section 205 of the Act and the Market Codes unless circumstances make it impracticable or inappropriate.

Trade effluent

- 6.7 Where any water received is discharged as trade effluent, this will be calculated in accordance with the Market Codes. Trade effluent is subject to separate charges – see paragraph 9 and Schedule 5. Different arrangements apply where Non-Household Premises have availed themselves of the provisions of paragraph 10.

Meter reading

- 6.8 The Company reserves the right to read meters in Non-Household Premises and to claim charges as it considers fit.

Surface water drainage rebates

- 6.9 Where surface water is disposed other than to the Company's public sewers the Retailer may, in accordance with the Market Codes, apply to the Company for an abatement. Such claim must be supported with information from the Retailer giving reasonable evidence that surface water is disposed of otherwise than to a public sewer. In the case of both measured and unmeasured Non-Household Premises, abatements will apply from the later of 1 April 2012, the date on which the Retailer became responsible for charges for the Non-Household Premises, or the date on which the Non-Household Premises was disconnected from the Company's sewerage system. In the case of measured Non-Household Premises the abatement will be 100% of the surface water drainage element of the standing charge. For the avoidance of doubt, Non-Household Premises with a connection to a sewer vested in the Company who qualify for a surface water abatement, will still contribute towards the service of draining highways, common areas and sewer infiltration.

Waste water meters

- 6.10 Retailers may apply to the Company for Non-Household Premises to be charged by the volume of surface water disposed to the sewer through a waste water meter. On receiving a Retailer's written application the Company will install and fit the waste water meter.

- 6.11 The cost of the meter and its installation (including any reconfiguration of the drains of the Non-Household Premises to capture the total flow of waste water from the Non-Household Premises) will be at the Retailer's expense. Charges will be assessed on the following basis:

X = 95% of the measured water supply (or such other return to sewer allowance as may be set by the Company in accordance with paragraph 6.3.2 plus in the case of a discharge of trade effluent the separately measured volume of trade effluent passing to sewer

Y = the volume of waste water (including surface water and trade effluent (if any)) measured on the meter as passing to sewer

Z = the difference in volume between X and Y.

Z will be charged for volumetrically with reference to the R and V rates set out in Schedule 5.

- 6.12 In addition, standard sewerage charges and trade effluent charges will be paid in accordance with paragraph 6.3 and Schedule 4, and paragraph 9 and Schedule 5.

- 6.13 The Measured Sewerage Charge in Schedule 4 will apply on the abated basis.

- 6.14 Where pursuant to paragraph 3.7 the Company installs a waste water meter to measure discharges of waste water from Non-Household Premises to a Company sewer, the sewerage charge will be fixed by reference to the relevant paragraphs of this document.

Surface water only charge

- 6.15 Where no election has been made under paragraph 6.9 and surface water only is discharged to a public sewer the Company will levy a surface water only sewerage charge.

7. The assessed charge

7.1 For Non-Household Premises that:

- (a) do not have a valid rateable value (including for the purposes of this document where a property or properties have undergone re-construction, alteration, division, subdivision or amalgamation); and
- (b) are used in part as a home and are eligible for a free meter option under the Act; and
- (c) cannot sensibly be metered due to the cost exceeding £1,000 ("the Limit") and the Retailer has declined to pay the additional expense over the Limit, then

the Company may fix and collect charges for water and sewerage services via the Assessed Charge. This is a charge based on an assessed volumetric consumption applicable to the Non-Household Premises, the details of which are set out in Schedules 1 and 3.

7.2 The Company retains the discretion to offer an alternative tariff in circumstances where it is agreed that the occupancy is not a true reflection of the usage that is likely to occur at the Non-Household Premises.

7.3 Where Non-Household Premises do not have a valid rateable value and cannot sensibly be metered for the reasons set out in paragraph 7.1 above, the Assessed Charge will be payable from the date of occupation.

8. Charge for the disposal of cesspit, septic tank and tankered waste

8.1 Such charges are not part of the Company's appointed business. Charges for the disposal and treatment of tankered waste (including cesspit and septic tank waste) are calculated by the strength and volume of the waste. Information about these charges is available at: <http://www.geneco.uk.com/>

9. Primary wholesale trade effluent charges

9.1 Charges are made in respect of the reception, conveyance, treatment and disposal of trade effluent discharged from trade premises pursuant to a trade effluent consent.

9.2 Where the Retailer is providing services to trade premises, trade effluent charges are payable at the time the discharge of trade effluent is made except where provision to the contrary is made by any agreement between the Retailer and the Company.

9.3 Where trade effluent is discharged from trade premises into a public sewer, whether directly or indirectly through any intermediate sewer or drain, charges shall be based on the following formula using representative samples taken of the discharge by and at the expense of the Company. The frequency of such sampling is to be determined by the Company in the context of the particular type of Non-Household.

$$C = R + T$$

Where:

C = total charge per cubic metre of trade effluent

R = reception and conveyance charge per cubic metre

T = treatment charge per cubic metre

T comprises:

where treatment is primary or where a process is applied producing a similar quality of treated effluent

$$V + \left(\frac{St}{Ss} x S \right)$$

where treatment is secondary or where a process is applied producing a similar quality of treated effluent

$$V + \left(\frac{Ot}{Os} x B \right) + \left(\frac{St}{Ss} x S \right)$$

Where:

V = primary treatment (including preliminary treatment) charge per cubic metre

B = the oxidation charge per cubic metre of deemed standard strength settled foul sewage

S = treatment and disposal charge of primary sludges per cubic metre of deemed standard strength foul sewage

Ot = the Chemical Oxygen Demand, COD, of the trade effluent, in mg/l after one hour quiescent settlement

Os = the COD of deemed standard strength settled foul sewage, in mg/l

St = the total suspended solids in the trade effluent, in mg/l, at pH7.0 or at the pH of the mixed sewage

Ss = the total suspended solids of deemed standard strength foul sewage in mg/l.

Where trade effluent is discharged to a sewage disposal works other than by a public sewer or other pipe vested in the Company, the above formula is amended to C = T.

- 9.4 The charges appearing in Schedule 5 in respect of the elements in sub-paragraph 9.3 will be levied for trade effluent discharged at the deemed standard strength of foul sewage. The deemed standard strength of foul sewage is 802 mg/l COD and 313 mg/l suspended solids.

Measured service charge

- 9.5 Where the retailer requests a measured service, in addition to the trade effluent charges described above the Company will levy a Measured Service Charge to cover the cost of sampling, analysis and compliance as appearing in Schedule 5.

Sampling

- 9.6 The Retailer may submit results of samples carried out by themselves which the Company may at its absolute discretion, use in addition to samples taken by the Company, for the purpose of assessing charges.

Non-return to sewer

- 9.7 Where trade effluent charges are assessed by reference to the recorded water supply to trade premises, it is the responsibility of the Retailer, in accordance with the Market Codes, to apply to and agree with the Company an allowance for the non-return to sewer of the water supplied. Any application or agreement for an allowance only relates to and is effective from the start of the charging year in which the application is made and shall not affect charges raised in earlier charging years.

10. The optional sewerage tariff

- 10.1 Where the Retailer is providing Non-Household Premises with a measured water supply, whether from the Company or otherwise, and where trade effluent or foul water as referred to in section 106 of the Act (effluent) is discharged to one of the Company's sewage disposal works, (whether by public sewer or by some other pipe not vested in the Company) then the Retailer is, subject to meeting the thresholds set out in Schedule 4, entitled to make an application in writing to the Company to have the entirety of the Non-Household Premises' discharge charged for by reference to the provisions of paragraph 9 and on the following conditions of this paragraph 10 in respect of the effluent (the Optional Sewerage).

Sampling of effluent strength

- 10.2 By opting to pay charges in respect of the effluent in accordance with the Optional Sewerage Tariff, a sampling charge of £500 is payable by the Retailer to the Company. Subsequent sampling requests by the Retailer will be charged at £500 per site.
- 10.3 On receiving the Retailer's written application for Non-Household Premises to pay for disposal of effluent in accordance with the Optional Sewerage Tariff (including for the avoidance of doubt the £500 sampling charge payable by the Retailer), the Company will undertake sampling at the Non-Household Premises in order to establish the strength of effluent being discharged. Representative samples normally of a composite nature will be taken over a period not usually exceeding 5 days. Where there is more than one point of discharge of effluent from the Non-Household Premises to the sewerage system, the results of an appropriate number of representative samples and associated flows will be aggregated to produce a weighted average.
- 10.4 The Company reserves the right, at its expense, to carry out further sampling during the charging year for the purposes of reviewing and if appropriate increasing charges being levied under the Optional Sewerage Tariff. Where there is a refusal to allow further sampling at the Non-Household Premises, the Optional Sewerage Tariff will cease to apply. In these circumstances charges in accordance with the Optional Sewerage Tariff remain payable until the date the Optional Sewerage Tariff ceases to apply (which for the avoidance of doubt is the date on which the Company is refused access for the purposes of carrying out further sampling) and for the remainder of the charging year measured sewerage charges as appearing in Schedule 4 will apply.
- 10.5 The decision of the Company as to the strength of effluent, whether it be determined following sampling under paragraph 10.3 above or paragraph 10.4 above, are final. However, in the event that samples taken in accordance with paragraph 10.4 are of a strength greater than those obtained under paragraph 10.3 and this would have an adverse effect on the Non-Household Premises' bills,

the Retailer may inform the Company that the Non-Household Premises will revert to payment of measured sewerage charges as appearing in Schedule 4.

Application

- 10.6 Where Non-Household Premises have not in the preceding charging year opted to pay charges in accordance with the Optional Sewerage Tariff, the Retailer must, for the tariff to be effective for the full charging year, make a written application to the Company by 31 March in any charging year.
- 10.7 Where the Retailer has applied for Non-Household Premises to be charged in accordance with the Optional Sewerage Tariff and the Company having accepted the application, the Retailer must continue to pay charges in respect of the disposal of effluent in accordance with the Optional Sewerage Tariff for the remainder of the charging year. Retailers will not have to reapply for Non-Household Premises to pay charges in accordance with the Optional Sewerage Tariff in a following charging year. Where Retailers have in the preceding charging year paid charges for Non-Household Premises in accordance with the Optional Sewerage Tariff and wish to revert to paying measured sewerage charges in accordance with Schedule 4, the Retailer must, for the tariff to be effective for the full charging year, make a written application to the Company by 31 March in any charging year.

Eligibility

- 10.8 The Optional Sewerage Tariff is only available where the Non-Household Premises consists of a single site occupied by a single customer that receives services from the Retailer. The Company's decision as to eligibility is final.

11. Managed Demand Tariff

- 11.1 Where Non-Household Premises receive a measured water supply, the Retailer is entitled to make an application in writing to the Company to pay charges in accordance with the tariff described as the Managed Demand Tariff as appearing in Schedule 2 on the conditions set out in this paragraph.
- 11.2 Non-Household Premises that opt for the Managed Demand Tariff may be required by the Company to limit consumption sourced from the Company to an hourly flow of 10% of the average hourly usage in the preceding charging year for a specified period (except for any water needed for fire-fighting or other such emergency purposes). The duration of the period of limited consumption will be no longer than four hours. Twenty-four hours' notice of the requirement to limit consumption will be given in writing to the Retailer via first class post, email, facsimile or hand.

Eligibility

- 11.3 For Non-Household Premises to be eligible for the Managed Demand Tariff, the Retailer will need to demonstrate to the Company the existence of either:
- (a) an adequate water storage capability, which for indicative purposes the Company would expect to be not less than equivalent to 50% of the Non-Household Premises' daily average use based on consumption over the previous charging year, or
 - (b) an alternative source of water other than one supplied by the Company which yields sufficient water to satisfy the said condition, or
 - (c) a combination of the above two conditions 11.3(a) and 11.3(b).
- 11.4 The Company will be entitled to enter the Non-Household Premises in order to verify that a notice to limit consumption has been or is being complied with. The Company will be entitled to fit necessary

logging devices to the water supply pipes of the Non-Household Premises in order to capture the necessary data.

- 11.5 If the terms of this paragraph 11 or a notice to limit consumption, are not complied with, the Retailer will be liable to pay charges for water consumed by reference to the water registered on the meter or meters serving the Non-Household Premises in accordance with the standard measured volumetric rate shown in Schedule 2.

Charging arrangements

- 11.6 Sewerage and trade effluent charges are unaffected by the Managed Demand Tariff and will be recovered in accordance with the general provisions of this document.
- 11.7 The Managed Demand Tariff will be effective from the date of the next meter reading after receipt of the written application from the Retailer, provided the application is accepted by the Company. Written applications from Retailers must be made to the Company by 31 March in any charging year.
- 11.8 Where the Retailer has applied for Non-Household Premises to be charged in accordance with the Managed Demand Tariff and the Company having accepted the application, the Retailer must continue to pay charges in accordance with the tariff for the remainder of the charging year. Retailers will not have to re-apply for Non-Household Premises to pay charges in accordance with the tariff in a following charging year. Where Retailers have in the preceding charging year paid charges for Non-Household Premises in accordance with the tariff and wish to revert to paying charges on and for a non-interruptible service in accordance with Schedule 2, the Retailer must make written application to the Company do so, such application to be received by the Company by 31 March in any charging year.

12. Reservation tariff

- 12.1 Non-Household Premises connected to the Company's water distribution network and metered supply of water being a Non-Household Premises with a source of water other than that supplied by the Company ("the Alternative Source of Water") the Company reserves the right to charge the Retailer in accordance with this paragraph and Schedule 6.
- 12.2 The Company may give notice to the Retailer asking whether a standby supply of water for the Non-Household Premises is required. Where such a supply is requested the Retailer must give notice in writing to the Company and provide the Non-Household Premises' maximum required daily volume of water (the "Reserved Capacity").
- 12.3 If in the view of the Company the Reserved Capacity cannot be supplied (and a revised Reserved Capacity cannot be agreed within a reasonable period) the Company shall so advise the Retailer and the Reserved Capacity shall be deemed to be nil.
- 12.4 Where the Retailer fails to give such notice, the Company shall be entitled to conclude that a standby supply is not required and deem the Reserved Capacity to be nil.

Logging of volume

- 12.5 The Company will be entitled to fit logging devices to the water supply pipes of the Non-Household Premises in order to record the volume of water supplied on a daily basis.

Charging arrangements

- 12.6 The Retailer shall pay Reserved Capacity Charges shown in Schedule 6, according to the Reserved Capacity irrespective of whether any water is supplied by the Company at tariff Option 1, 2, 3 or 4 rates.

- 12.7 The Retailer shall additionally pay for water supplied by the Company at the Capacity Usage Charges detailed in Schedule 6. The Retailer shall pay Capacity Usage Charges at the same Option as that chosen for Reserved Capacity Charges. The Retailer shall also pay a Measured Service Charge as detailed in Schedule 6.
- 12.8 Where the Non-Household Premises wishes to exceed the Reserved Capacity the Retailer shall give to the Company no less than 24 hours' notice of desire to take an increased maximum daily amount of water from the Company. Subject to the Company confirming the availability of water to the Retailer without putting the Company's general customers at risk, the Non-Household Premises may take the additional amount of water agreed by the Company and the Retailer shall pay for the volume of water used but not reserved at the Above Capacity Charge rate and at the Capacity Usage Charge rate in Schedule 6.
- 12.9 Where a nil maximum required volume has been or is deemed to be notified the Retailer shall give to the Company no less than 24 hours' notice of desire to take a maximum daily amount of water from the Company. Subject to the Company confirming the availability of water to the Retailer without putting the Company's general customers at risk, the Non-Household Premises may take the amount of water agreed by the Company and the Retailer shall pay for the volume of water used at the Above Capacity Charge Rate and the Capacity Usage Charge rate in Schedule 6. If the Company identifies that supplies to customers generally could be put at risk in circumstances where a Reserved Capacity is exceeded the Company reserves the right to downsize the relevant meter or meters to a size appropriate for the Reserved Capacity.
- 12.10 Where the Retailer demonstrates to the Company's satisfaction that the Company supply cannot be used to augment or replace the Alternative Source of Water, charges to the Retailer will be recovered in accordance with the general provisions of this document.
- 12.11 Retailers will not have to reapply to reserve a supply of water for the following charging year. Unless the Company is advised by the Retailer otherwise, or unless the Reserved Capacity in the year has been exceeded, it will assume the Reserved Capacity for the following charging year will remain the same as in the current charging year. Where a Reserved Capacity has been exceeded in a charging year, unless the Company is advised by the Retailer otherwise, it will assume that the Reserved Capacity for the following charging year will be the Reserved Capacity used in the previous charging year. In that following charging year the Retailer will pay Reserved Capacity Charges according to the assumed or newly advised Reserved Capacity.
- 12.12 Sewerage and trade effluent charges payable by Retailers are unaffected and will be recovered in accordance with the general provisions of this document.

13. Glossary

- 13.1 Words and expressions used in this document have the meanings prescribed to them by the Act, Instrument of Appointment or Market Codes save where the context otherwise requires.
- 13.2 The definitions used in this document are:
- “Act” means the Water Industry Act 1991 (as amended).
- “Assessed Charge” has the meaning ascribed in paragraph 7 of this document.
- “Non-Household Premises” means those premises that are not Household Premises, that qualify as Eligible Premises (as defined in the Wholesale Retail Code) and where services are provided by a Retailer.

“Household Premises” means premises in which, or in any part of which, a person has his home and the principal use of the premises is as a home.

“Instrument of Appointment” means the appointment of the Company as a water and sewerage undertaker pursuant to the Act.

“Market Codes” means all codes issued by Ofwat under sections 66DA and 117F of the Act including, without limitation, the Wholesale Retail Code, the Wholesale Contract and the Market Arrangements Code and any changes to those codes from time to time.

“Ofwat” means the Water Services Regulation Authority.

“Premises” includes land, rights or interests in land, buildings, parts of buildings, dwellings and any parts thereof.

“Retailer” means the holder of a Water and/or Sewerage Supply Licence providing water and sewerage services to Non-Household Premises.

“Surface Water” means rainwater draining from roofs of buildings and yards and other hardstanding areas appurtenant to buildings.

“Trade effluent consent” means any consent given or agreement entered into by the Company or any of its predecessor bodies under or in pursuance of any provision of the Act or of any other Act or subordinate legislation whereby the discharge of trade effluent to the public sewer or a sewage disposal works (whether directly or indirectly through any intermediate sewer or drain) is authorised.

14. Assurance

This document was approved by the Board pursuant to a resolution of the Board of Directors of Wessex Water Services Limited dated 27 November 2017 and made by the Company on 21 December 2017.

Andy Pymer Managing Director

Leigh Fisher-Hoyle Company Secretary

Schedule 1 Unmeasured wholesale water charges

Category of charge	£
Water supply charges	
Unmetered fixed charges (£ per annum)	
Sprinkler fee	93
Special category	65
Unmetered variable charges (£ per RV)	
Rateable value charge	1.8370
Other unmetered charges (£ per annum)	
Assessed Band 1	122
Assessed Band 2	201
Assessed Band 3	252
Assessed Band 4	301
Assessed Band 5	351
Assessed Band 6	396
Assessed Band 7	439
Assessed Band 8	483

Schedule 2 Measured wholesale water charges

For a non-interruptible supply of metered water

Non-household premises using (m ³ /annum) of water service	0 - 19,999	20,000 - 161,999	162,000 - 341,999	≥ 342,000
Meter charge <25mm (£ per annum)	4			
Meter charge ≥25mm (£ per annum)	46			
Site based charge (£ per annum)		95	133	214
Volume charge ≤20,000m ³ (£ per m ³)	2.1750	2.1750	2.1750	2.1750
Volume charge >20,000m ³ ≤100,000m ³ (£ per m ³)	1.7821	1.7821		
Volume charge >100,000 ≤150,000m ³ (£ per m ³)			1.2745	
Volume charge >150,000m ³ (£ per m ³)				1.0396

Where the Non-Household Premises elects for an interruptible supply the above metered based charges will be payable by the Retailer save for those that are varied as per the Managed Demand tariffs as follows

Non-household premises using (m ³ /annum) of water service	5,000 - 19,999	≥ 20,000
Meter charge <25mm (£ per annum)	145	
Meter charge ≥25mm (£ per annum)	187	
Site based charge (£ per annum)		346
Volume charge ≤20,000m ³ (£ per m ³)	2.0428	2.0428
Volume charge >20,000m ³ (£ per m ³)	1.6744	1.6744

Schedule 3 Unmeasured wholesale sewerage charges

Category of charge	£
Sewerage charges	
Unmetered fixed charges (£ per annum)	
SWD only	36
Unmetered variable charges (£ per RV)	
Rateable value charge	1.5464
Rateable value charge including surface water drainage rebate	1.4218
Other unmetered charges (£ per annum)	
Assessed Band 1	120
Assessed Band 2	181
Assessed Band 3	217
Assessed Band 4	256
Assessed Band 5	294
Assessed Band 6	329
Assessed Band 7	365
Assessed Band 8	395

Schedule 4 Measured wholesale sewerage charges

Charges for a metered sewerage service		
Volume charge (£ per m ³)	1.7513	
Subject to a minimum annual charge of £20,000 and a one off sampling fee of £500 payable by the Retailer, Non-Household Premises may, on application by the Retailer, elect to pay sewerage charges based on the actual strength of effluent discharged.		
In this case the volume charges above will be those set out under R, V B and S under the schedule of Trade Effluent Charges.		
Drainage charges		
Where water use is ≤20,000m ³	Full £/annum	Including surface water drainage rebate £/ annum
Non-household meter <25mm	42	21
Non-household meter ≥25mm <30mm	214	107
Non-household meter ≥30mm <40mm	350	175
Non-household meter ≥40mm <50mm	480	240
Non-household meter ≥50mm <65mm	880	440
Non-household meter ≥65mm <80mm	1,280	640
Non-household meter ≥80mm <100mm	2,250	1,125
Non-household meter ≥100mm <125mm	3,900	1,950
Non-household meter ≥125mm <150mm	5,300	2,650
Non-household meter ≥150mm <200mm	8,000	4,000
Non-household meter ≥200mm	10,600	5,300
Where water use is >20,000m ³ or where waste is charged on the basis of strength	Full £/annum	Including surface water drainage rebate £/annum
Where water use is above 20,000m ³ and below 162,000m ³	2,650	1,325
Where water use is above 162,000m and below 342,000m ³	6,650	3,325
Where water use is > 342,000m	10,600	5,300
Where waste is charged on the basis of strength	5,300	2,650
Where the Non-Household Premises is primarily made up of houses	Full £/annum	Including surface water drainage rebate £/annum
Or where the Non-Household Premises served is primarily made up of houses	£42/house	£21/house

Schedule 5 Primary wholesale trade effluent charges

Non-Household Premises discharging (m ³ per annum) of trade effluent service	0 - 24,999	25,000 - 49,999	≥ 50,000
Measured service charge (£ per annum)	302	427	604
R (reception & conveyance) ≤80 MI of total waste discharge (£ per m ³)*	0.7396		
R (reception & conveyance) >80 MI of total waste discharge (£ per m ³)*			0.3103
V (primary treatment) charge (£ per m ³)	0.3048		
B (secondary treatment charge) ≤80MI of total waste discharge (£ per m ³)*	0.4380		
B (secondary treatment charge) >80MI of total waste discharge (£ per m ³)*			0.3723
S (sludge treatment and disposal charge) (£ per m ³)	0.2106		
* In cases where Non-Household Premises have elected to pay sewerage on the basis of the strength of effluent the "total waste discharge" will be the addition of foul sewerage and trade effluent volumes.			
B Charges are stated at the assumed standard strength of	802	mg/l	
S Charges are stated at the assumed standard strength of	313	mg/l	

Schedule 6 Reservation water tariff

Tariff option	Reserved Capacity (m ³ /day)	Measured service charge (£ per annum)	Reserved Capacity charge (£ per m ³ /day)	Capacity usage charge (£ per m ³)	Above capacity charge (£ per m ³)
1	>55 m ³ /day	346	255.3	1.3099	1.7821
2	>137 m ³ /day	346	235.9	1.2107	1.7821
3	>444 m ³ /day	346	171.1	0.8778	1.2745
4	>937 m ³ /day	346	138.5	0.7109	1.0396

Schedule 7 Non-primary charges

General water, sewerage and trade effluent	£
Verification of service provision and site inspections	61
Where the Retailer requests the Company to visit a Non-Household Premises to ascertain the correctness of market data, the charge will be payable by the Retailer where the market data is found to be correct. Where the market data is found to be incorrect no charge will be payable.	
Inspections to ascertain misuse under WIA 1991	91
Where the Retailer requests the Company to visit a Non-Household Premises to provide a water fitting regulations inspection, the charge will be payable by the Retailer.	
Abortive visit (any service)	65
Where the Retailer fails to notify the Company in advance that any appointment made between the Company and the Retailer to carry out works at the Non-Household Premises cannot be carried out, the charge will be payable by the Retailer.	
Damage to apparatus to be charged at cost	At cost
Where a third party damages assets belonging to the Company, all costs incurred associated with all activities required to replace and reinstate the asset will be recovered from the Retailer.	

Water	£
Disconnection	
Survey for temporary disconnection (either non-payment or bylaw breach) or survey for permanent disconnection (at retailer's request)	73
Where a disconnection is requested for a Non-Household Premise connected to the Company's network, the Company will undertake a site survey to assess the viability of carrying out a temporary disconnection. The Retailer will be responsible for ensuring the Company has the required access to the Non-Household Premises in order to carry out the survey.	
Temporary or permanent disconnection (either non-payment or by-law breach)	73
Where a disconnection is requested and a site survey has found the disconnection to be viable, the charge will be payable by the Retailer for the Company undertaking the activities required to disconnect the Non-Household Premises.	
Reconnection post temporary disconnection	73
Where a reconnection of supply is requested to a Non-Household Premises, the charge will be payable by the Retailer for the Company undertaking the activities to reconnect the Non-Household Premises. Infrastructure charges may be payable in addition to the published charge.	

Meters	£
Meter accuracy test (25mm or less)	134
Where the Retailer requests the Company to perform a meter accuracy test at a Non-Household Premises connected to the Company's network and the meter is 25mm or less, the charge will be payable by the Retailer if the meter is found to be recording accurately. If it is found that the meter is not reporting accurately no charge will be payable.	
Meter accuracy test (greater than 25mm)	Quote
Where the Retailer requests the Company to perform a meter accuracy test at a Non-Household Premises connected to the Company's network and the meter is greater than 25mm, the Company will provide a quote for carrying out the work if the meter is found to be recording accurately. If it is found that the meter is not reporting accurately no charge will be payable.	
Survey for assessment of installing or replacing a meter	70
Where the Retailer requests the installation, replacement or resizing of a meter connected to the Company's network the Company will levy the charge for performing a site survey to assess the viability of the activity. The Retailer will be responsible for ensuring the Company has the required access to the Non-Household Premises in order to carry out the survey.	
New meter installation, replacement or resizing where modification of infrastructure not required (25mm or less)	94
Where the Retailer requests the installation, replacement or resizing of a standard meter sized 25mm or less and no infrastructure modification is required the charge will be payable by the Retailer for carrying out the works. The Retailer will be responsible for ensuring the Company has the required access to the Non-Household Premises in order to carry out the works. Infrastructure charges may be payable in addition to the published charge.	
New meter installation, replacement or resizing where modification of infrastructure not required (greater than 25mm)	Quote
Where the Retailer requests the installation, replacement or resizing of a standard meter sized greater than 25mm or a non-standard meter of any diameter and no infrastructure modification is required, a quote will be provided by the Company for carrying out the works. The Retailer will be responsible for ensuring the Company has the required access to the Non-Household Premises in order to carry out the works. Infrastructure charges may be payable in addition to the published charge.	

Meters	£
New meter installation, replacement or resizing where modification of infrastructure required (25mm or less)	387
Where the Retailer requests the installation, replacement or resizing of a standard meter sized 25mm or less and infrastructure modification is required the charge will be payable by the Retailer for the Company carrying out the works. The Retailer will be responsible for ensuring the Company has the required access to the Non-Household Premises in order to carry out the works. Infrastructure charges may be payable in addition to the published charge.	
New meter installation, replacement or resizing where modification of infrastructure required (greater than 25mm)	Quote
Where the Retailer requests the installation, replacement or resizing of a standard meter sized greater than 25mm or a non-standard meter of any diameter and infrastructure modification is required the Company will provide a quote for carrying out the works. The Retailer will be responsible for ensuring the Company has the required access to the Non-Household Premises in order to carry out the works. Infrastructure charges may be payable in addition to the published charge.	
Survey for third party logger installation	70
Where the Retailer requests the installation of a logger at a Non-Household Premises connected to the Company's network the Company will perform a survey to assess the viability of installation. The Retailer will be responsible for ensuring the Company has the required access to the Non-Household Premises in order to carry out the survey.	
Make meter ready for third party logger installation where meter is in situ with no modification of infrastructure	190
Where the Retailer requests the installation of a third party logger and no modification of infrastructure is required, the Company will carry out the works and the charge will be payable by the Retailer.	
Make meter ready for third party logger installation where meter is not in situ or modification of infrastructure is required	Quote
Where the Retailer requests the installation of a third party logger and modification of infrastructure is required, the Company will carry out the works and the charge will be payable by the Retailer.	

Unmeasured charges and third party supplies	£
Unmeasured cattle troughs	298
Where a cattle trough is not connected to a measured supply, an annual fixed sum will be payable by the Retailer.	
Unmeasured standpipes	172
Where the Retailer requests access to the water distribution network via an approved standpipe the charge will be payable by the Retailer for a standpipe of size up to 25mm.	
Portable standpipes up to 25mm	
Where the Retailer requests access to the water distribution network via an approved standpipe the following charges will be payable by the Retailer for a standpipe of size up to 25mm.	
Deposit	150
Monthly rental (minimum 1 month)	17
Assessed consumption per month	35
Portable standpipes 25mm and greater	Quote
Where the Retailer requests access to the water distribution network via an approved standpipe of size 25mm and greater, the Company will provide a quote.	
Flow and pressure test for fire sprinkler system	At cost
Where the Retailer requests the Company to perform a flow and pressure test for a fire sprinkler system at a Non-Household Premises connected to the Company's network, this activity will be charged at cost of providing the works.	

Trade effluent	£
Application for discharge consent or agreement	453
Where the Retailer requests a new trade effluent discharge consent or agreement, the following charge applies for activities involving initial sampling, testing and administration.	

Methodology for quote-based charges	£
Where the non-primary charge is based on a quote, the calculated charge will include the following items (where applicable):	
<ul style="list-style-type: none"> • labour • plant • materials • road closure and highway disruption 	

Non-standard activities	£
Where the Retailer requests a non-standard activity not described in the above charges that incurs disproportionate effort on the part of the Company, this will be recovered at cost according to the above methodology.	

Schedule 8

Properties eligible for metering from 1 April 2005

All premises, other than domestic premises, where the discharge of waste water to a sewer exceeds the volume of water supplied by the Company or by an appointed water undertaker or a licensed water supplier operating in the Company's area of appointment as an appointed sewerage undertaker.

Schedule 9

Part A

Properties eligible for metering from 1 April 2005

All Non-Household Premises where water is or is to be used at the Non-Household Premises for watering a garden or other outdoor area, other than by hand, by means of any apparatus.

Part B

Properties eligible for metering from 1 April 2006

All Non-Household Premises where water is or is to be used at the Non-Household Premises for automatically replenishing a pond, or a swimming pool, with a capacity greater than 10,000 litres.