



Developer Services Summary of Charges 2021/22

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1 Introduction

Affinity Water Developer Services provide advice and guidance, and if requested, delivery capability for the provision of new water services for developer customers, including self-lay providers and new appointments and variations. This document has been created to support all our customers, including smaller home builders, as a quick and easy reference document, which summarises our charges.

For more in-depth information in relation to our methodology for our services and fee's, including worked examples, please see our published [2021/22 Charges Arrangements document](#).

In accordance with the new connections charging rules, these charges are reviewed annually, and this document sets out the charges for the period **1st April 2021 to 31st March 2022**.

If you would like further information, including details on how to apply for a developer services activity, please see our website - <https://www.affinitywater.co.uk/developing>, or contact us using any of the methods shown in Section 9 of this document.

2 Pre-Development & Point of Connection Enquiries

We want to engage with our developer customers at the earliest opportunity, for us to understand how we can support development in our region and to ensure we can supply new homes with water at the right time.

We encourage developers and self-lay providers to request a pre-development/point of connection report to be completed by us, prior to any new mains, self-lay or diversion scheme. As indicated below, both the pre-development enquiry and point of connection enquiry are free of charge (FOC).

Pre-development/Point of Connection Enquiry Fee		
Item	Unit	£ Excluding VAT
Pre-development/Point of Connection Enquiry	per enquiry	FOC

3 Water Connections

3.1 New Water Supply Connections

When applying for a new water supply, whether off a new water main on a new development or an existing water main, the following application and administration fees will be applicable:

New Connections Application Fees		
Item	Unit	£ Excluding VAT
Application Fee – Connection off Existing Main (first property connected)	per application	120
Application Fee – Connection off Existing Main (each subsequent property connected)	per property/plot	30
Application Fee – Connection off New Main	per property/plot	40
New Connections Administration Fees		
Item	Unit	£ Excluding VAT
Administration Fee (each property connected)	per property/plot	80

Each new connection will be fitted with a meter. The cost of this is included in our water connection construction costs in Section 3.2. For self-lay, meter costs are defined in section 5.2.

Infrastructure charges and associated income offset will also be levied on all new domestic connections. To see a summary of these charges, please see Section 6 of this document.

Note: For replacement water connections - where there is a provision of a new water service pipe to a property that is already being supplied with water from us - it is most likely that the relevant water connection charges apply. However, in some cases, if the existing service pipe is lead, the replacement supply may be carried out free of charge. Please contact us if you think this affects you.

3.2 Water Connection Construction Costs

Installation of connections (MDPE/HPPE) (meters are included except where stated otherwise)					
Pipe Diameter	Unit	£ Excluding VAT			
		Surfaced Ground	Unmade Ground	Excavation / Reinstatement by Customer	Barrier Pipe Uplift (%)
Tap in & connection (MDPE/HPPE) only- (including up to 2 metre of pipe) – surface type is determined at the point of connection to the main					
25-32mm	Per connection Single:	1,250	584	365	15%
	2-port connections:	1,400	914	502	15%
50mm-63mm	Per connection Single (without meter):	1,650	938	658	15%
	3-port connections:	2,000	1,316	990	15%
	4-port connections:	2,100	1,366	1,137	15%
	5-port connections:	2,300	1,614	1,301	15%
	6-port connections:	2,400	1,664	1,351	15%
80-90mm	Per connection Single (without meter):	4,500	4,204	3,731	15%
100-130mm	Per connection Single (without meter):	4,800	4,327	3,801	20%
150-180mm	Per connection Single (without meter):	5,000	4,524	3,998	25%
190-260mm	Per connection Single (without meter):	5,500	5,000	4,500	30%

4 Water Mains Services

4.1 Application, Admin and Design Fees

When applying to Affinity Water for new water mains as part of your project, the following application, admin, and design fees will apply:

Mains Application Fees				
Item	Unit	£ Excluding VAT		
Application Fee for Mains (0-49 Properties)	per application	450		
Application Fee for Mains (50-100 Properties)	per application	500		
Application Fee for Mains (100+ Properties)	per application	550		
Design Fees				
Item	Unit	£ Excluding VAT		
		Design Fee	Minor Design Change	Major Design Change
0-49 properties	per scheme / phase	750	FOC	375
50-100 properties	per scheme / phase	1,000	FOC	500
101+ properties	per scheme / phase	1,200	FOC	600
Review design prepared by developer or self-lay provider. The first submitted design will be reviewed free of charge. Should we require any changes to be made at this point, we will also complete the first review of the amended design free of charge.	per scheme / phase	Free of Charge for the first design submission and first amended design if required		
Mains Administration Fees				
Item	Unit	£ Excluding VAT		
Mains Administration Fee 0-49 Properties	per application	1,000		
Mains Administration Fee 50-100 Properties	per application	1,100		
Mains Administration Fee 100+ Properties	per application	1,200		

4.2 Water Mains Construction Costs

Charges for laying water mains:

Laying of water mains – Includes accessories specified in our design and construction standards					
Item	Unit	£ Excluding VAT			
		Surfaced Ground	Unmade Ground	Excavation / Reinstatement by Customer	Barrier Pipe Uplift (%)
Lay Pipe (50-100mm)	Per linear metre	270	100	59	15%
Lay Pipe (101-130mm)		280	110	62	21%
Lay Pipe (131-190mm)		350	130	83	26%
Lay Pipe (191-260mm)		400	180	130	31%
Lay Pipe (261-320mm)		500	240	172	36%

Installation of accessories on water mains:

Installation of Accessories – Hydrants & Washouts (MDPE / HPPE & Barrier Pipe)				
Item	Unit	£ Excluding VAT		
		Surfaced Ground	Unmade Ground	Excavation / Reinstatement by Customer
Fire Hydrant or Wash Out (<u>In-line</u> , 50-190mm pipe)	Per accessory	1,074	936	880
Fire Hydrant or Wash Out (<u>In-line</u> , 191-320mm pipe)		1,477	1,468	1,388
Fire Hydrant or Wash Out (<u>End type</u> , 50-190mm pipe)		930	784	730
Fire Hydrant or Wash Out (<u>End type</u> , 191-320mm pipe)		1,144	1,107	1,055

Charges for connection water mains into our supply system:

Connecting Water Mains into Supply System (MDPE / HPPE & Barrier Pipe).				
Item	Unit	£ Excluding VAT		
		Surfaced Ground	Unmade Ground	Excavation / Reinstatement by Customer
Under Pressure Connection / Branch Connection (50-190mm diameter parent main)	Per connection	1764	1,482	1,300
Under Pressure Connection / Branch Connection (191-260mm diameter parent main)	Per connection	2,352	1,960	1,780
Under Pressure Connection / Branch Connection (261 - 320mm diameter parent main)	Per connection	2,862	2,385	2,018

5 Self-Lay Services

5.1 Water Mains Fees

When applying to Affinity Water for new self-lay water mains as part of your project, the following application, admin, and design fees will apply to self-lay projects:

Self-lay water mains Application Fees				
Item	Unit	£ Excluding VAT		
Application Fee for self-lay mains (1-49 Properties)	per application	350		
Application Fee for self-lay mains (50-100 Properties)	per application	400		
Application Fee for self-lay mains (101+ Properties)	per application	450		
Self-lay Water Mains Administration Fees				
Item	Unit	£ Excluding VAT		
Administration Fee 1-49 Properties	per application	500		
Administration Fee 50-100 Properties	per application	550		
Administration Fee 100+ Properties	per application	600		
Additional Site Visit	per visit	102		
Design Fees				
Item	Unit	£ Excluding VAT		
		Design Fee	Minor Design Change	Major Design Change
0-49 properties	per scheme / phase	750	FOC	375
50-100 properties	per scheme / phase	1,000	FOC	500
101+ properties	per scheme / phase	1,200	FOC	600
Review design prepared by developer or self-lay provider. The first submitted design will be reviewed free of charge. Should we require any changes to be made at this point, we will also complete the first review of the amended design free of charge.	per scheme / phase	Free of Charge for the first design submission and first amended design if required.		

Self-Lay design fees are free of charge for the first design submission and first amended design if required. We will always work with our customers to ensure the quality of design submission is of a high standard to negate the need for further submissions, however where a further amended design is requested, a charge equating to 50% of the appropriate major design change fee will be levied.

Charges for connecting adopted water mains into our supply system:

Connecting Self-Lay Water Mains into Supply System (MDPE / HPPE & Barrier Pipe).				
Item	Unit	£ Excluding VAT		
		Surfaced Ground	Unmade Ground	Excavation / reinstatement by Customer
Under Pressure Connection / Branch Connection (50-190mm diameter parent main)	Per connection	1,764	1,482	1,300
Under Pressure Connection / Branch Connection (191-260mm diameter parent main)	Per connection	2,352	1,960	1,780
Under Pressure Connection / Branch Connection (261 - 320mm diameter parent main)	Per connection	2,862	2,385	2,018

Charges for other services provided:

Other services provided under adoption agreement for water mains		
Item	Unit	£ Excluding VAT
Take Water Sample / Additional site visit	per sample	102
Review Water Sample Analysis	per sample	19

5.2 Service Connections Fees

When applying to Affinity Water for new self-lay service connections as part of your project, the following fees will apply to self-lay projects:

Self-lay Service Connections Application Fees			
Item	Unit	£ Excluding VAT	
Application Fee Service Connections	per property / plot	20	
Self-lay Administration Fees			
Item	Unit	£ Excluding VAT	
Administration Fee (all properties connected)	per connection	40	
Supply of Meters			
Item	Meter Size	Unit	£ Excluding VAT
15MM MANIFOLD AMR METER / AQP15MSB315VMEE31	15MM	per item	45
15MM INLINE AMR METER COMPLETE WITH UNIONS AND WASHERS	15MM	per item	49
20MM INLINE AMR METER COMPLETE WITH UNIONS AND WASHERS	20MM	per item	67
25MM INLINE AMR METER COMPLETE WITH UNIONS AND WASHERS	25MM	per item	133
40MM INLINE AMR METER COMPLETE WITH UNIONS AND WASHERS	40MM	per item	187
WOLTEX 50MM METER FITTED WITH EVER BLU WE050HI200-C1PP-AF	50MM	per item	224
WOLTEX DN80 FITTED WITH EVERBLU WE080II200 - C1PP-AF	80MM	per item	275
WOLTEX DN100 FITTED WITH EVERBLU WE100KK250-C1PP-AF	100MM	per item	323
METER WOLTEX 150mm WE150MK300-C1PP-AF	150MM	per item	468
WOLTEX DN200 PN16 Q3 With Pressure Plug	200MM	per item	559
WOLTEX DN250 PN16 Q3 With Pressure Plug	250MM	per item	755

6 Developer Diversions

6.1 Diversions of Existing Water Mains

When applying to Affinity Water for diversions of existing water mains as part of your project, the following fees will apply:

Diversions Application Fees		
Item	Unit	£ Excluding VAT
Application Fee for diversion	per application	300
Diversions Design Fees		
Item	Unit	£ Excluding VAT
Diversions of a main up to 315mm diameter	per design	1,000
Diversions re-design fee	per design	500
Diversions Administration Fees		
Item	Unit	£ Excluding VAT
Diversions Administration Fee	per application	800

Cutting and capping existing water main				
Item	Unit	£ Excluding VAT		
		Made Ground	Unmade Ground	Excavation / Reinstatement by Customer
Cut and Cap Existing Main (50-100mm diameter pipe)	Per item	1,200	900	720
Cut and Cap Existing Main (101mm -130mm diameter pipe)		1,450	1,050	801
Cut and Cap Existing Main (131-190mm diameter pipe)		1,600	1,150	887
Cut and Cap Existing Main (191-260mm diameter pipe)		1,800	1,200	900
Cut and Cap Existing Main (261-315mm diameter pipe)		1,900	1,250	950

7 Infrastructure Charge & Income Offset

7.1 Infrastructure Charge

The infrastructure charge is applicable to the following:

- Building of a new domestic premise,
- Conversion of existing building into additional units/dwellings,
- New commercial and industrial units.

The infrastructure charge was introduced to reflect the cost of network reinforcement work as defined by the charging rules. The change is now set using a forecasted cost of network reinforcement work required to meet the demands of growth within the region.

Our Infrastructure charge for 2021/22 has been set at **£249** for each additional property/dwelling connection to our network. This standard water infrastructure charge will apply except in the case of:

- houses subject to a common billing agreement where the infrastructure charge for each house will be the standard water infrastructure charge multiplied by the relevant multiplier for that house; and
- premises other than houses to which water is provided by a supply pipe above the standard size (25mm) where the infrastructure charge for the premises will be the standard water infrastructure charge multiplied by the relevant multiplier for those premises.

For information on how to calculate the infrastructure charge in the above scenarios, please see Section 16.5 of our [charging arrangements document](#).

7.2 Income Offset

An income offset payment is paid by Affinity Water to a developer customer for all new connections where an infrastructure charge is applicable. The income offset is placed against the infrastructure charge.

Income Off-Set Calculation		
Description	Percentage Uplifts	£ Excluding VAT
Total Income Offset / Asset payments for period 19/20		4,237,323
Total number of valid domestic connections to New Mains for the period 19/20		11,002
Calculated income Offset Value		385.14
CPIH Increase November 2020	0.55%	2.12
Calculated Income Asset Value for 1 April 2021		387.26

As we are balancing off the infrastructure charge and income offset payment in our 2021/22 charges, this means we will levy £138 against the total cost of the works, for each connection where both charges are applicable.

8 Traffic Management

8.1 Traffic Management Charges

Where applicable traffic management charges will be detailed on a cost advice we issue as part of your project. Traffic management fees are set as follows:

Traffic Management		
Item	Unit	£ Excluding VAT
2 Way Traffic Lights (Automated)	Each (In Working Hours)	840
3 Way Traffic Lights (Automated)	Each (In Working Hours)	926
4 Way Traffic Lights (Automated)	Each (In Working Hours)	1,006
1 Person – Manually Operated Stop/Go	Per Day	1,375
2 Person – Manually Operated Stop/Go	Per Day	1,687
Road Closure (Small – up to 10 Signs)	Each	2,271
Road Closure (Medium – up to 20 Signs)	Each	2,299
Road Closure (Large – up to 30 Signs)	Each	2,558

9 Miscellaneous Charges

These charges are associated with miscellaneous services that can be provided alongside any scheme:

Miscellaneous Charges		
Item	Unit	£ Excluding VAT
Approved Plumber or Groundworker Discount (external pipework only)	Per plot connection	(15)
Water regulations inspection (where Affinity Water inspects service connections laid by others).	Per inspection	102
Site Visit: To provide additional guidance and advice.	One technician for one hour	102
Supervision of traffic management where required by local authority (or other such organisation).	Per person per hour	102
Aborted work	per application	50% of appropriate Admin fee

8 Payment Information

8.1 Payment Methods

We are happy to accept payment for your new water service using the following methods:

- Credit/Debit Card – Online payments can be made through the 'My Payments' section of our online customer portal.
- BACS - Payable to our Barclays account: Reference 80542903 - Sort Code 20 05 03. When asked for a description of the payment, please write your Application Reference Number (starts with DS).
- Cheque – Payable to Affinity Water Limited and sent to our head office address; Affinity Water Limited, Tamblin Way, Hatfield, AL10 9EZ. When sending in a cheque please include your Application Reference Number (this starts with 'DS').

Following payments being processed your 'My Payments' section of our online customer portal will be updated to confirm and reflect received payments.

9 Contact Us

If you have any questions relating to our charges, or anything else, please contact us via the methods below and we will be happy to help.



Online

Log in and fill out the enquiry form on our customer portal affinitywater.custhelp.com



Webchat

Log into our customer portal to speak to us on webchat. Open 9am-4pm, Monday to Friday affinitywater.custhelp.com/app/chat/chat_launch



Post

Developer Services,
Affinity Water Ltd, Tamblin Way,
Hatfield, Herts, AL10 9EZ.



Email

ds@affinitywater.co.uk



Call

0345 357 2428, Monday to Thursday 8:30am - 5:00pm, Friday 8:30am - 4:30pm (Calls are recorded for training and monitoring purposes)



Affinity Water Limited

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