

Land Rear of Firgrove Gardens, Rochdale, OL16 3AF

Reference: 0207 - DD- 001

Oct-21

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DRAINAGE STRATEGY

Purpose of this report

- 1.1 The purpose of this statement is to accompany a full planning application for the Land Rear of Firgrove Gardens, Rochdale, OL16 3AF.
- 1.2 The NPPF also encourages developers to seek opportunities to reduce the overall level of flood risk through the layout of the development and the application of Sustainable Drainage Systems (SuDS). Adoption of these principles at early stages of the project can ensure that the developments take into account appropriate mitigation which is included within the detailed design of the schemes.
- 1.3 The Flood and Water Management Act aims to reduce the flood risk associated with extreme weather events. It provides a robust management of flood risk for people, homes and businesses and also encourages the use of SuDS for developments. A robust SuDS strategy takes into account the recommendations given in this Flood Risk Assessment.

Existing and Proposed Site

- 2.1 The estimated lifetime of this development is: 100 years
- 2.2 The distribution of catchment areas for existing and proposed site is as per table 1 below. See appendix A for details

Table 1 : Existing and Proposed catchment areas in hectares

Description	Existing Site	Proposed Site
Permeable Areas	0.000	0.055
Impermeable Areas	0.067	0.106
Grass	0.148	0.054
Area Draining away from development	0.000	0.000
Total Development Area	0.215	0.215

- 2.3 It has been assumed that the positively drained areas will have different runoff coefficients depending on the type of surface as follow:

Impermeable Surface	1.0
Permeable Surfaces	0.5
Grass Areas	0.3

Site Characteristics

2.5 The site background is clearly identified through answers to the questions below

TOPIC	QUESTION	ANSWER
Protected species or habitat	Is the site near to designated sites and priority habitats?	No
Flood Plain	Is the site located in the flood plain?	No
Soils and Geology	Soil permeability? - See appendix B for details	Yes
Space constraints	Space for SuDS components?	Yes
Topography	Sited on a flat site?	Yes
	Sited on a steep slope (5-15%)	No
	Sited on a very steep slope (>15%)	No
Groundwater	Is ground Water less that 3m bgl?- Likely to be very high	Unknown
Contaminated land	Are there contaminated soils on site?	Unknown
Existing Infrastructure	Are there underground utilities in the SuDS area?	No
Runoff characteristics	Is the development in a high risk flooding area?	Low

Evaluation of Discharge Point

2.6 The SuDS design takes into account Building Regulations Section H3. Rainwater from roofs and paved areas is carried away from the surface to discharge to one of the following in order of priority:

Discharge to:	Site Assessment
Adequate infiltration system	The site has potential for infiltration due to gravel and sand soil present in the site. Soakaways are recommended to be undertaken during detailed design. See appendix B
a watercourse	There are no watercourses in the proximity to the site
a surface water sewer	It is not know if there is a surface water public drains in the proximity to the site
a combined sewer system	The sewer system is separated

Peak Run-off Rate

- 3.1 The peak runoff rate for the existing site was calculated as per table 3. Calculation results are in table 5 and appendix C.

Table 3: Peak run-off rate calculation method for existing site

Method Used	Calculation Method
☐	This is a greenfield site, the Institute of Hydrology(IoH). Report124 Flood Estimation for Small Catchments method has been used.
☒	This is a brownfield site, runoff rates are calculated in accordance with best practice simulation modelling.
☐	This is a brownfield site where the pre-development drainage isn't known runoff rates are calculated using the Greenfield run-off with soil type 0.45

- 3.2 The runoff flow produced by the development will be controlled as per table 4.

Table 4: Runoff discharge rate control

Control Used	Description of runoff discharge
☒	Water will be discharged into the ground via a SuDS
☐	The peak discharge rate has been reduced to pre-development Qbar flow
☐	The limiting discharge rate requires a flow rate less than % of the current discharge rate
☐	The peak discharge rate is being agreed with the local water company to be 2 l/s

Run-off Volumes

- 3.3 Micro Drainage was used to calculate the size of the attenuation based on the available infiltration rate, the size of the soakaways are calculated for all events up to the 1 in 100 including an allowance for climate change of 40%. See table 5 for value and appendix C for calculations.

Table 5: Peak discharge rates and anticipated attenuation volumes for SuDS

Return Period Event	Peak Discharge Rate (l/s)		Infiltration Rate (m/hr)
	Existing	Proposed	
Qbar(1 in 2)	2.80	n/a	0.0360
1 in 30	5.40	n/a	0.0360
1 in 100	7.00	n/a	0.0360
1 in 100 + CC		n/a	0.0360

Drainage Hierarchy Evaluation

- 4.1 The drainage hierarchy evaluation is set up within the NPPF and the local SuDS documents of the Lead Local Flood Authority. The following drainage strategy is proposed by this development.

Table 6: Drainage Hierarchy Evaluation

Hierarchy	Feasible	Proposed
1 Store rainwater for later use	✓	✗
2 Use infiltration techniques, such as porous surfaces	✓	✓
3 Attenuate rainwater in ponds or open water features for gradual release	✗	✗
4 Attenuate rainwater by storing in tanks or sealed water features for gradual release	✗	✗
5 Discharge rainwater direct to a watercourse	✗	✗
6 Discharge rainwater to a surface water sewer/drain	✗	✗
7 Discharge rainwater to the combined sewer.	✓	✗

- 4.2 The location and details of the SuDS can be seen drainage layouts in appendix D. Calculations are in appendix C.
- 4.3 The drainage calculations demonstrate:
- The post development runoff volumes have been reduced to the pre-development runoff values by infiltrating all the run-off produced by the development.
 - No flooding occurs for the 1 in 30 storm events.
 - Any flooding for the 1 in 100 year +40% climate change event can be safely contained on site
- 4.4 The proposed drainage strategy presents one possible solution to demonstrate that the development can be sustainably drained, to comply with the requirements of the NPPF. Other solutions may be feasible and may prove to be better suited to the site. These will become apparent during the detailed design stage. The strategy above should not therefore be interpreted as the definitive scheme solution.

Management of Exceedance Flows

- 4.5 The drainage network has been designed to attenuate surface runoff for all events up to and including the 1% AEP + CC(1 in 100 years). However consideration has been given to what may happen when the design capacity of the surface water drainage network is exceeded. Surface water will flow to the lowest points within the site located to the front of the property. The flood risk to the buildings would therefore remain low. See appendix D.

Maintenance and Management plan responsibility

- 5.1 The SuDS will be maintained by The Owner the property

Maintenance and Management plan for proposed SuDS

- 5.2 The maintenance and Management Plan Guidance from the SuDS Manual, CIRIA C753 (CIRIA, 2015) is to be followed for the effective maintenance of the proposed SuDS techniques outlined above. The maintenance for SuDS structures are as follow:

Operation and maintenance requirements for pervious pavements		
Maintenance schedule	Required action	Typical frequency
Regular maintenance	Brushing and vacuuming (standard cosmetic sweep over whole surface)	Once a year, after autumn leaf fall, or reduced frequency as required, based on site-specific observations of clogging or manufacturer's recommendations – pay particular attention to areas where water runs onto pervious surface from adjacent impermeable areas as this area is most likely to collect the most sediment
Occasional maintenance	Stabilise and mow contributing and adjacent areas	As required
	Removal of weeds or management using glyphosate applied directly into the weeds by an applicator rather than spraying	As required – once per year on less frequently used pavements
Remedial Actions	Remediate any landscaping which, through vegetation maintenance or soil slip, has been raised to within 50 mm of the level of the paving	As required
	Remedial work to any depressions, rutting and cracked or broken blocks considered detrimental to the structural performance or a hazard to users, and replace lost jointing material	As required
	Rehabilitation of surface and upper substructure by remedial sweeping	Every 10 to 15 years or as required (if infiltration performance is reduced due to significant clogging)
Monitoring	Initial inspection	Monthly for three months after installation
	Inspect for evidence of poor operation and/or weed growth – if required, take remedial action	Three-monthly, 48 h after large storms in first six months
	Inspect silt accumulation rates and establish appropriate brushing frequencies	Annually
	Monitor inspection chambers	Annually

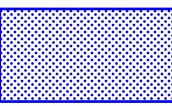
Operation and maintenance requirements for soakaways		
Maintenance schedule	Required action	Typical frequency
Regular maintenance	Inspect for sediment and debris in pre-treatment components and floor of inspection tube or chamber and inside of concrete manhole rings	Annually
	Cleaning of gutters and any filters on downpipes	Annually (or as required based on inspections)
	Trimming any roots that may be causing blockages	Annually (or as required)
Occasional maintenance	Remove sediment and debris from pre-treatment components and floor of inspection tube or chamber and inside of concrete manhole rings	As required, based on inspections
Remedial actions	Reconstruct soakaway and/or replace or clean void fill, if performance deteriorates or failure occurs	As required
	Replacement of clogged geotextile (will require reconstruction of soakaway)	As required
Monitoring	Inspect silt traps and note rate of sediment accumulation	Monthly in the first year and then annually
	Check soakaway to ensure emptying is occurring	Annually

Appendix A

Drawing Scale Bar		Drawing Scale Bar	
Drawing scale	Line length	Drawing scale	Line length
1:5	= 0.25 metres	1:200	= 10.0 metres
1:10	= 0.5 metres	1:250	= 12.5 metres
1:20	= 1.0 metres	1:500	= 25.0 metres
1:25	= 1.25 metres	1:1000	= 50.0 metres
1:50	= 2.5 metres	1:1250	= 62.5 metres
1:100	= 5.0 metres	1:2500	= 125 metres
Measure length of line above for checking of scale			

GENERAL NOTES

KEY

-  PERMEABLE AREAS
-  IMPERMEABLE AREAS
-  STUDY AREA

Rev	Details	Date	By	Chd

Drawing Status:
PRELIMINARY



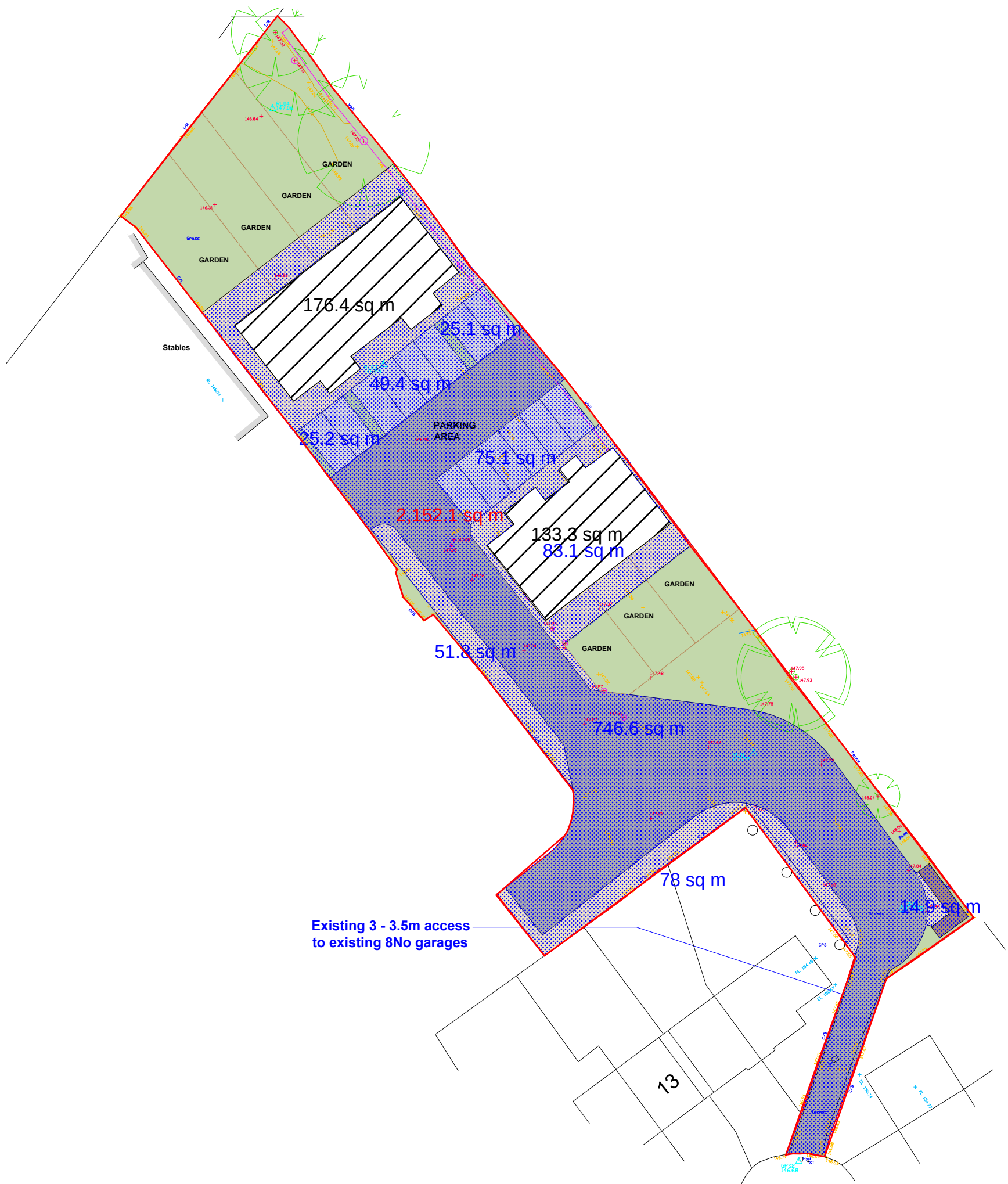
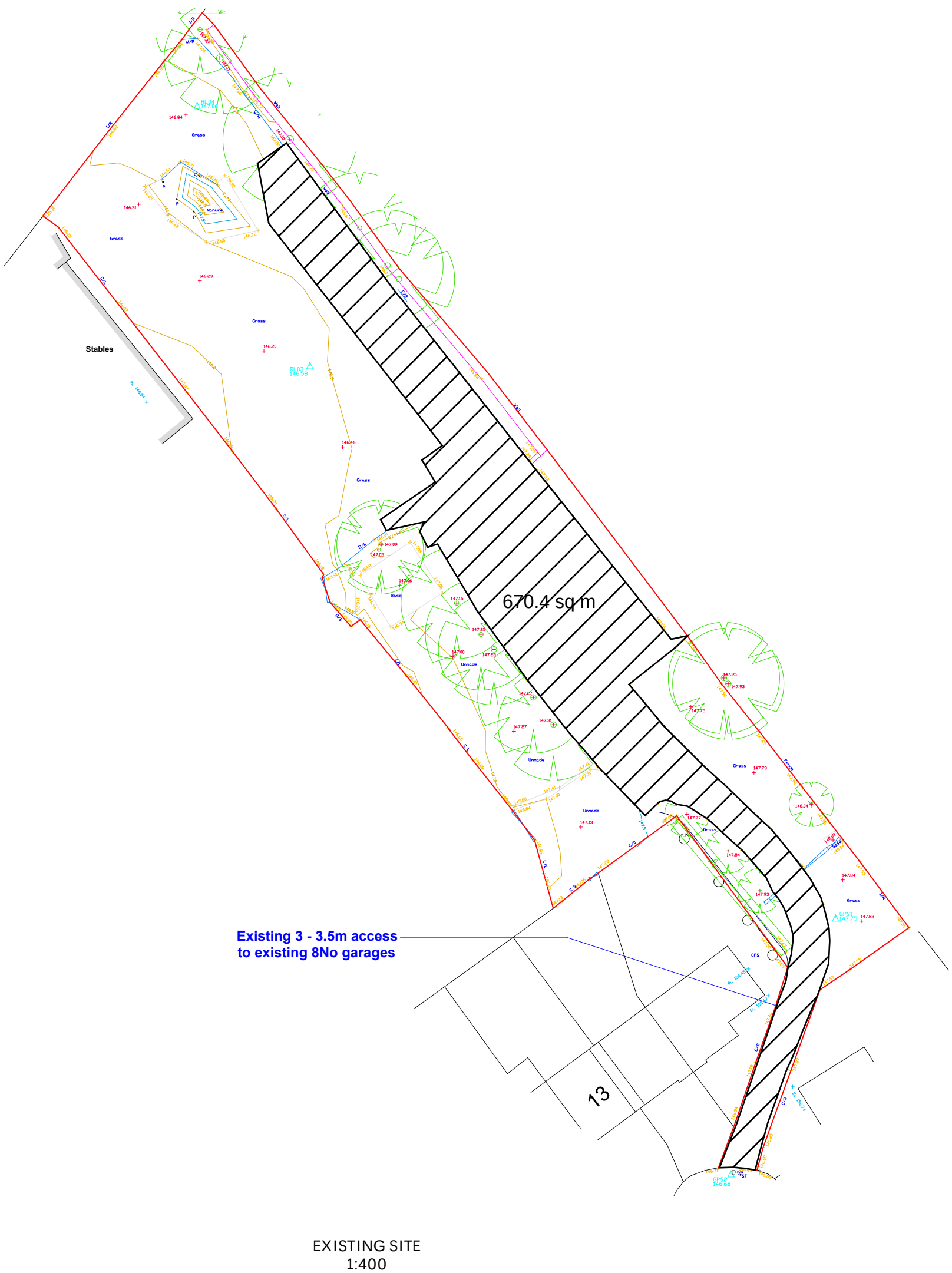
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e: info@rida-reports.co.uk
t: 01608 510 121
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Client:

Project:
Land Rear of Firgrove Gardens, Rochdale, OL16 3AF

Drawing:
**Existing and Proposed Areas
Permeable and Impermeable**

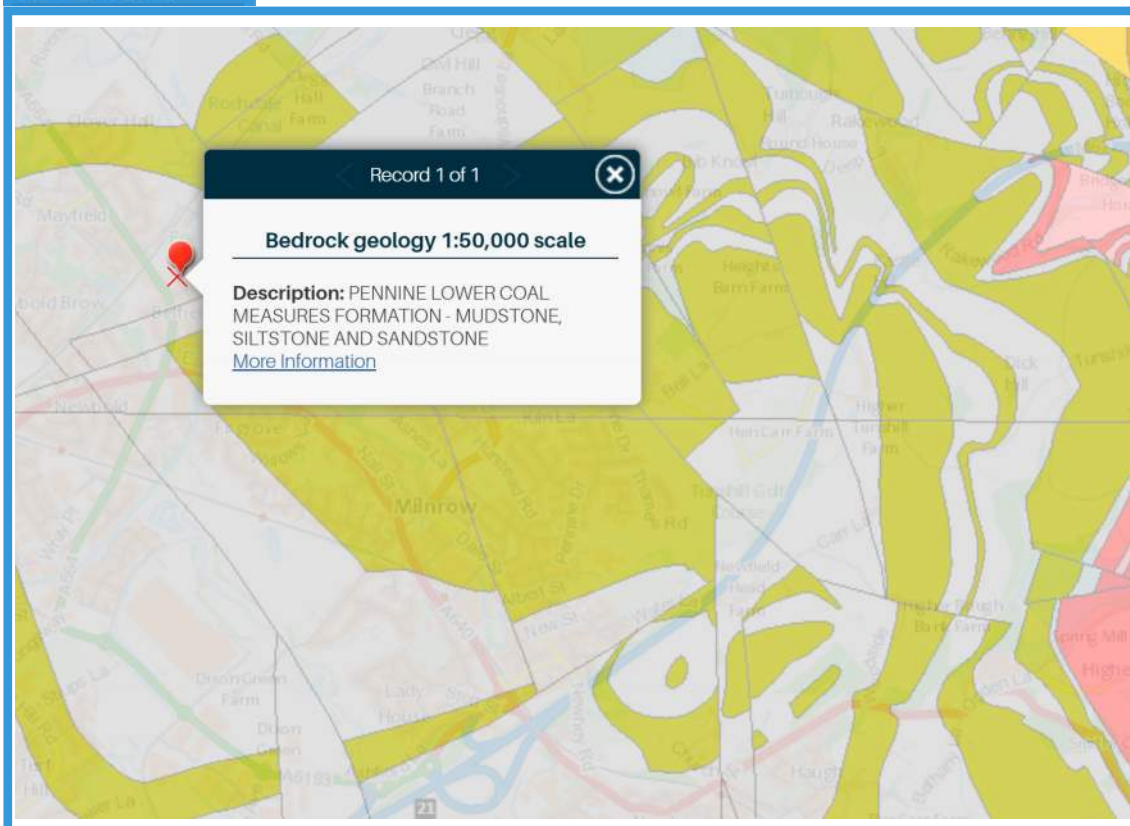
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A1	0270	002	P1



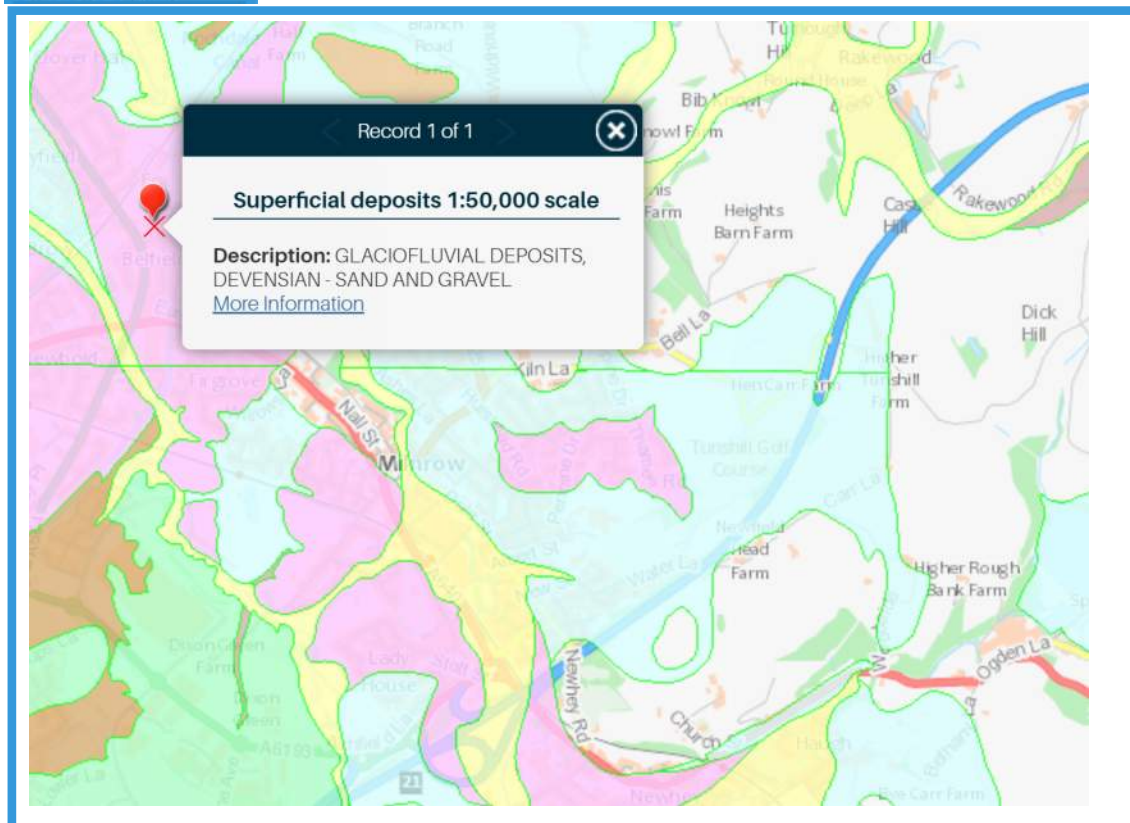
Appendix C

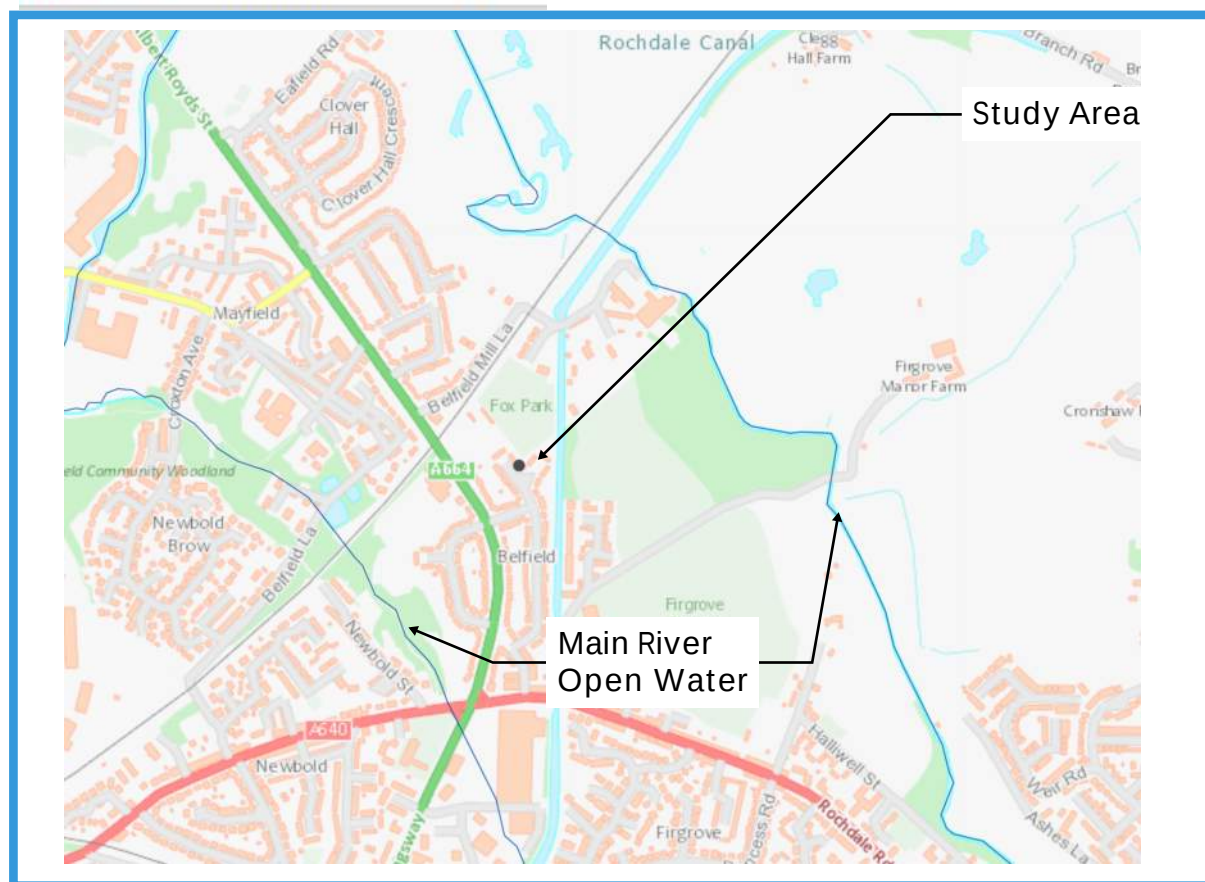


GEOLOGY - BEDROCK - SILT STONE SAND STONE FORMATION



GEOLOGY - SUPERFICIAL DEPOSITS - SAND AND GRAVEL



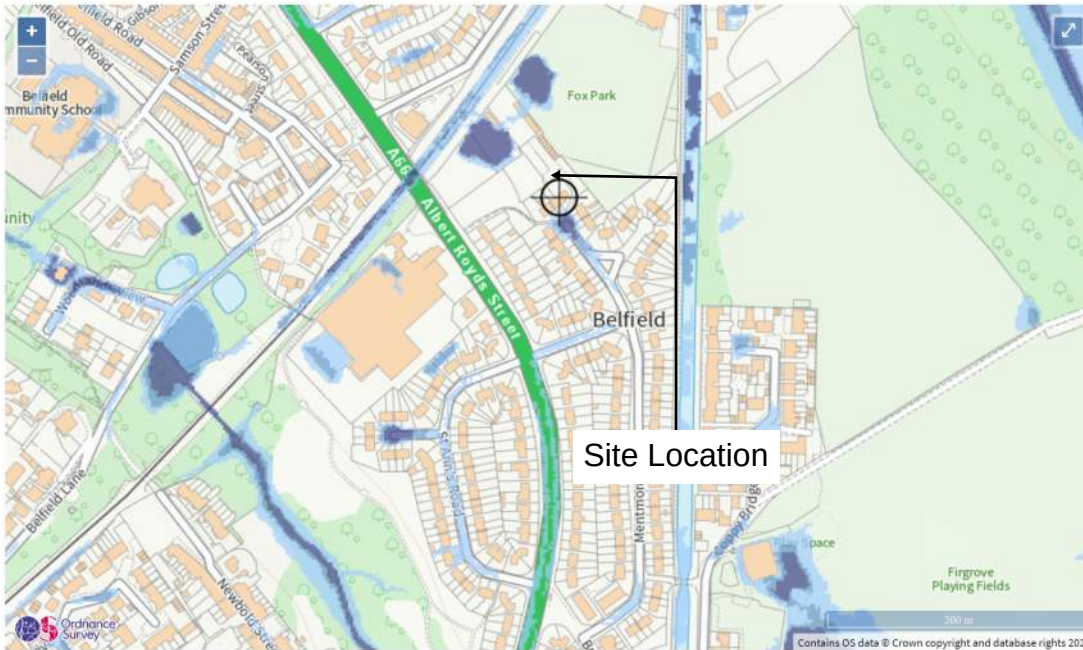


SITE FLOOD RISK

 **Flood risk from surface water**

 **Extent of flooding**

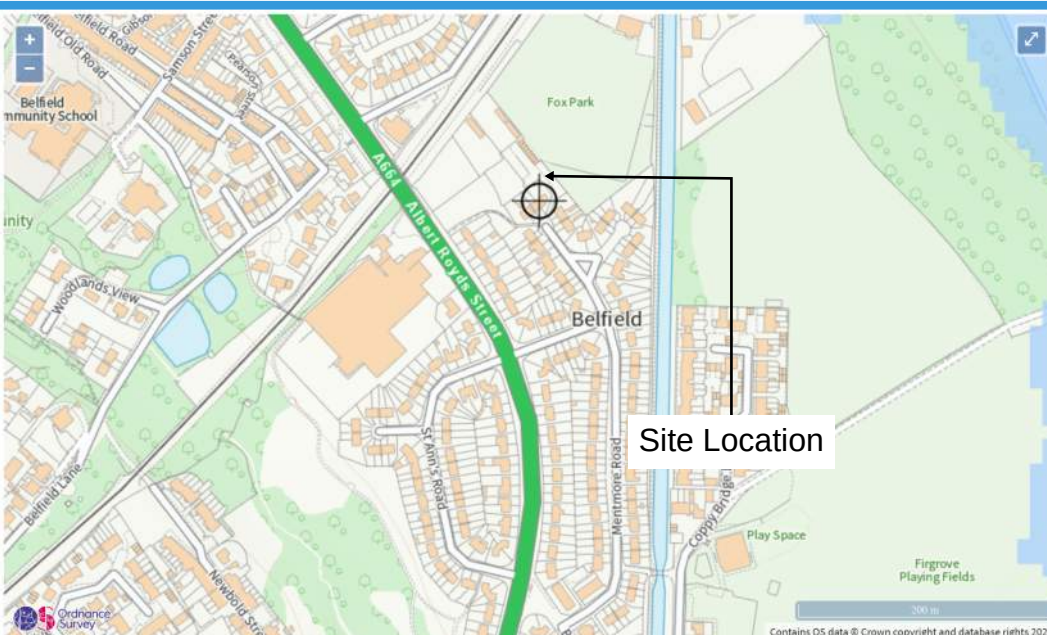
High risk means a chance of flooding greater than 3.3% (1:30)
 Medium risk means a chance of flooding of btw 1% (1:100) and 3.3%
 Low risk means a chance of flooding of btw 0.1% (1:1000) and 1%
 Flooding from surface water is difficult to predict as rainfall location and volume are difficult to forecast. In addition, local features can greatly affect the chance and severity of flooding



Map taken from:
<https://flood-warning-information.service.gov.uk/long-term-flood-risk/map?eastings=384177&northings=255346&address=10000852442&map=RiversOrSea>
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 **Flood risk from reservoirs**

 **Extent of flooding**



Map taken from:
<https://flood-warning-information.service.gov.uk/long-term-flood-risk/map?eastings=384177&northings=255346&address=10000852442&map=RiversOrSea>
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Flood map for planning

Your reference
OL16 3AF

Location (easting/northing)
391594/413754

Created
25 Oct 2021 22:16

Your selected location is in flood zone 1, an area with a low probability of flooding.

This means:

- you don't need to do a flood risk assessment if your development is smaller than 1 hectare and not affected by other sources of flooding
- you may need to do a flood risk assessment if your development is larger than 1 hectare or affected by other sources of flooding or in an area with critical drainage problems

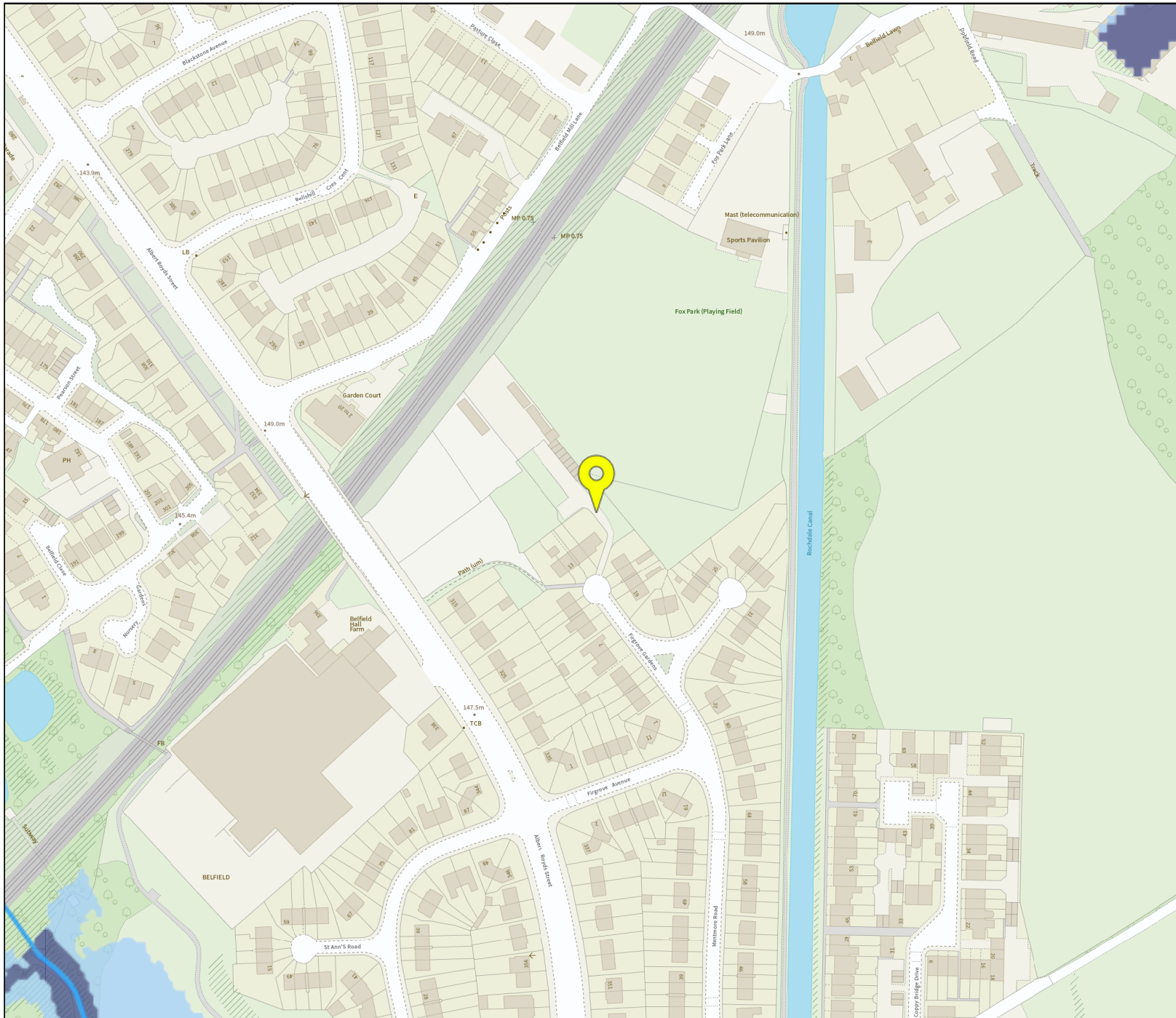
Notes

The flood map for planning shows river and sea flooding data only. It doesn't include other sources of flooding. It is for use in development planning and flood risk assessments.

This information relates to the selected location and is not specific to any property within it. The map is updated regularly and is correct at the time of printing.

Flood risk data is covered by the Open Government Licence which sets out the terms and conditions for using government data. <https://www.nationalarchives.gov.uk/doc/open-government-licence/version/3/>

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Flood map for planning

Your reference

OL16 3AF

Location (easting/northing)

391594/413754

Scale

1:2500

Created

25 Oct 2021 22:16

-  Selected point
-  Flood zone 3
-  Flood zone 3: areas benefitting from flood defences
-  Flood zone 2
-  Flood zone 1
-  Flood defence
-  Main river
-  Flood storage area

0 20 40 60m

Appendix C

RIDA Reports		Page 1
- - -		
Date 25/10/2021 22:48 File Existing Site.SRCX	Designed by Argemiro Checked by	
Innovyze	Source Control 2018.1.1	
ICP SUDS Mean Annual Flood Input Return Period (years)2Soil0.450 Area (ha) 0.215Urban0.000 SAAR (mm)892Region NumberRegion 10 Results1/s QBAR Rural1.3 QBAR Urban1.3 Q2 years1.2 Q1 year1.1 Q30 years2.1 Q100 years2.6		
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Date 25/10/2021 23:21	Designed by Argemiro	
File Proposed.MDX	Checked by	
Innovyze	Network 2018.1.1	
Simulation Criteria for Storm Volumetric Runoff Coeff 0.750 Additional Flow - % of Total Flow 0.000 Areal Reduction Factor 1.000 MADD Factor * 10m³/ha Storage 2.000 Hot Start (mins) 0 Inlet Coeffiecient 0.800 Hot Start Level (mm) 0 Flow per Person per Day (l/per/day) 0.000 Manhole Headloss Coeff (Global) 0.500 Run Time (mins) 60 Foul Sewage per hectare (l/s) 0.000 Output Interval (mins) 1 Number of Input Hydrographs 0 Number of Storage Structures 1 Number of Online Controls 1 Number of Time/Area Diagrams 0 Number of Offline Controls 0 Number of Real Time Controls 0 Synthetic Rainfall Details Rainfall Model FSR Profile Type Summer Return Period (years) 2 Cv (Summer) 0.750 Region England and Wales Cv (Winter) 0.840 M5-60 (mm) 18.000 Storm Duration (mins) 30 Ratio R 0.352		
©1982-2018 Innovyze		

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Date 25/10/2021 23:21 File Proposed.MDX	Designed by Argemiro Checked by	
Innovyze	Network 2018.1.1	
Online Controls for Storm Pump Manhole: Soakaway, DS/PN: 1.001, Volume (m³): 0.1 Invert Level (m) 145.515 Depth (m) Flow (l/s) 2.0000.0000		
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Analysis Timestep Fine Inertia Status OFF																													
DTS Status ON																													
Profile(s) Summer and Winter																													
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Return Period(s) (years) 2, 30, 100																													
Climate Change (%) 0, 0, 40																													
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Design Criteria for Storm

FSR Rainfall Model - England and Wales				
Return Period (years)	2		PIMP (%)	100
M5-60 (mm)	18.000	Add Flow / Climate Change (%)		0
Ratio R	0.352	Minimum Backdrop Height (m)		0.200
Maximum Rainfall (mm/hr)	50	Maximum Backdrop Height (m)		1.500
Maximum Time of Concentration (mins)	30	Min Design Depth for Optimisation (m)		0.500
Foul Sewage (l/s/ha)	0.000	Min Vel for Auto Design only (m/s)		1.00
Volumetric Runoff Coeff.	0.750	Min Slope for Optimisation (1:X)		500

Time Area Diagram for Storm

Total Pipe Volume (m³) = 0.265

PN	Length (m)	Fall (m)	Slope (1:X)	I.Area (ha)	T.E. (mins)	Base Flow (l/s)	k (mm)	HYD SECT	DIA (mm)	Section	Type	Auto Design
1.000	5.000	0.085	58.8	0.021	6.00	0.0	0.600	o	150	Pipe/Conduit		
1.001	5.000	0.085	58.8	0.021	0.00	0.0	0.600	o	150	Pipe/Conduit		
1.002	5.000	0.085	58.8	0.000	0.00	0.0	0.600	o	150	Pipe/Conduit		

PN	Rain (mm/hr)	T.C. (mins)	US/IL (m)	E I.Area (ha)	E Base Flow (l/s)	Foul (l/s)	Add Flow (l/s)	Vel (m/s)	Cap (l/s)	Flow (l/s)
1.000	50.00	6.06	145.600	0.021	0.0	0.0	0.0	1.31	23.2	2.8
1.001	50.00	6.13	145.515	0.042	0.0	0.0	0.0	1.31	23.2	5.6
1.002	50.00	6.19	145.430	0.042	0.0	0.0	0.0	1.31	23.2	5.6

Outfall Pipe Number	Outfall Name	C. Level (m)	I. Level (m)	Min I. Level (m)	D, L (mm)	W (mm)
1.002		146.200	145.345	0.000	0	0

RIDA Reports		Page 2
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Date 25/10/2021 23:34	Designed by Argemiro	
File External Surfaces.MDX	Checked by	
Innovyze	Network 2018.1.1	
Simulation Criteria for Storm Volumetric Runoff Coeff 0.750 Additional Flow - % of Total Flow 0.000 Areal Reduction Factor 1.000 MADD Factor * 10m³/ha Storage 2.000 Hot Start (mins) 0 Inlet Coeffiecient 0.800 Hot Start Level (mm) 0 Flow per Person per Day (l/per/day) 0.000 Manhole Headloss Coeff (Global) 0.500 Run Time (mins) 60 Foul Sewage per hectare (l/s) 0.000 Output Interval (mins) 1 Number of Input Hydrographs 0 Number of Storage Structures 1 Number of Online Controls 1 Number of Time/Area Diagrams 0 Number of Offline Controls 0 Number of Real Time Controls 0 Synthetic Rainfall Details Rainfall Model FSR Profile Type Summer Return Period (years) 2 Cv (Summer) 0.750 Region England and Wales Cv (Winter) 0.840 M5-60 (mm) 18.000 Storm Duration (mins) 30 Ratio R 0.352		
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RIDA Reports		Page 4																								
- - -																										
Date 25/10/2021 23:34 File External Surfaces.MDX	Designed by Argemiro Checked by																									
Innovyze	Network 2018.1.1																									
Storage Structures for Storm Porous Car Park Manhole: Access Road, DS/PN: 1.001 <table><tr><td>Infiltration Coefficient Base (m/hr)</td><td>0.03600</td><td>Width (m)</td><td>40.0</td></tr><tr><td>Membrane Percolation (mm/hr)</td><td>1000</td><td>Length (m)</td><td>10.0</td></tr><tr><td>Max Percolation (l/s)</td><td>111.1</td><td>Slope (1:X)</td><td>0.0</td></tr><tr><td>Safety Factor</td><td>2.0</td><td>Depression Storage (mm)</td><td>5</td></tr><tr><td>Porosity</td><td>0.30</td><td>Evaporation (mm/day)</td><td>3</td></tr><tr><td>Invert Level (m)</td><td>145.600</td><td>Cap Volume Depth (m)</td><td>0.400</td></tr></table>			Infiltration Coefficient Base (m/hr)	0.03600	Width (m)	40.0	Membrane Percolation (mm/hr)	1000	Length (m)	10.0	Max Percolation (l/s)	111.1	Slope (1:X)	0.0	Safety Factor	2.0	Depression Storage (mm)	5	Porosity	0.30	Evaporation (mm/day)	3	Invert Level (m)	145.600	Cap Volume Depth (m)	0.400
Infiltration Coefficient Base (m/hr)	0.03600	Width (m)	40.0																							
Membrane Percolation (mm/hr)	1000	Length (m)	10.0																							
Max Percolation (l/s)	111.1	Slope (1:X)	0.0																							
Safety Factor	2.0	Depression Storage (mm)	5																							
Porosity	0.30	Evaporation (mm/day)	3																							
Invert Level (m)	145.600	Cap Volume Depth (m)	0.400																							
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RIDA Reports				Page 5					
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Date 25/10/2021 23:34				Designed by Argemiro					
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Innovyze				Network 2018.1.1					
2 year Return Period Summary of Critical Results by Maximum Level (Rank 1) for Storm									
Simulation Criteria Areal Reduction Factor 1.000 Additional Flow - % of Total Flow 0.000 Hot Start (mins) 0 MADD Factor * 10m³/ha Storage 2.000 Hot Start Level (mm) 0 Inlet Coefficient 0.800 Manhole Headloss Coeff (Global) 0.500 Flow per Person per Day (l/per/day) 0.000 Foul Sewage per hectare (l/s) 0.000 Number of Input Hydrographs 0 Number of Storage Structures 1 Number of Online Controls 1 Number of Time/Area Diagrams 0 Number of Offline Controls 0 Number of Real Time Controls 0									
Synthetic Rainfall Details Rainfall Model FSR Ratio R 0.352 Region England and Wales Cv (Summer) 0.750 M5-60 (mm) 18.200 Cv (Winter) 0.840 Margin for Flood Risk Warning (mm) 10.0 Analysis Timestep 2.5 Second Increment (Extended) DTS Status OFF DVD Status ON Inertia Status ON Profile(s) Summer and Winter Duration(s) (mins) 15, 30, 60, 120, 240, 360, 480, 960, 1440 Return Period(s) (years) 2, 30, 100 Climate Change (%) 0, 0, 40									
PN	US/MH Name	Storm	Return Period	Climate Change	First (X) Surcharge	First (Y) Flood	First (Z) Overflow	Overflow Act.	
1.000	All Plots	15 Winter	2	+0%					
1.001	Access Road	240 Winter	2	+0%	100/30 Summer				
1.002	Permeable Surf	240 Winter	2	+0%	2/15 Summer				
PN	US/MH Name	Water Level (m)	Surcharged Depth (m)	Flooded Volume (m³)	Flow / Cap.	Overflow (l/s)	Pipe Flow (l/s)	Status	Level Exceeded
1.000	All Plots	145.641	-0.109	0.000	0.17		3.0	OK	
1.001	Access Road	145.618	-0.047	0.000	0.00		0.1	OK	
1.002	Permeable Surf	145.618	0.038	0.000	0.00		0.0	SURCHARGED	
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- - -									
Date 25/10/2021 23:34				Designed by Argemiro					
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Innovyze				Network 2018.1.1					
<u>30 year Return Period Summary of Critical Results by Maximum Level (Rank 1)</u> <u>for Storm</u>									
<u>Simulation Criteria</u>									
Areal Reduction Factor 1.000 Additional Flow - % of Total Flow 0.000									
Hot Start (mins) 0 MADD Factor * 10m³/ha Storage 2.000									
Hot Start Level (mm) 0 Inlet Coefficient 0.800									
Manhole Headloss Coeff (Global) 0.500 Flow per Person per Day (l/per/day) 0.000									
Foul Sewage per hectare (l/s) 0.000									
Number of Input Hydrographs 0 Number of Storage Structures 1									
Number of Online Controls 1 Number of Time/Area Diagrams 0									
Number of Offline Controls 0 Number of Real Time Controls 0									
<u>Synthetic Rainfall Details</u>									
Rainfall Model FSR Ratio R 0.352									
Region England and Wales Cv (Summer) 0.750									
M5-60 (mm) 18.200 Cv (Winter) 0.840									
Margin for Flood Risk Warning (mm) 10.0									
Analysis Timestep 2.5 Second Increment (Extended)									
DTS Status OFF									
DVD Status ON									
Inertia Status ON									
Profile(s) Summer and Winter									
Duration(s) (mins) 15, 30, 60, 120, 240, 360, 480, 960, 1440									
Return Period(s) (years) 2, 30, 100									
Climate Change (%) 0, 0, 40									
PN	US/MH Name	Storm	Return Period	Climate Change	First (X) Surcharge	First (Y) Flood	First (Z) Overflow	Overflow Act.	
1.000	All Plots	15 Winter	30	+0%					
1.001	Access Road	120 Winter	30	+0%	100/30 Summer				
1.002	Permeable Surf	120 Winter	30	+0%	2/15 Summer				
PN	US/MH Name	Water Level (m)	Surcharged Depth (m)	Flooded Volume (m³)	Flow / Cap.	Overflow (l/s)	Pipe Flow (l/s)	Status	Level Exceeded
1.000	All Plots	145.658	-0.092	0.000	0.31		5.7	OK	
1.001	Access Road	145.643	-0.022	0.000	0.01		0.2	OK	
1.002	Permeable Surf	145.643	0.063	0.000	0.00		0.0	SURCHARGED	
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Appendix D

Drawing Scale Bar			
Drawing scale	Line length	Drawing scale	Line length
1:5 = 0.25 metres		1:200 = 10.0 metres	
1:10 = 0.5 metres		1:250 = 12.5 metres	
1:20 = 1.0 metres		1:500 = 25.0 metres	
1:25 = 1.25 metres		1:1000 = 50.0 metres	
1:50 = 2.5 metres		1:1250 = 62.5 metres	
1:100 = 5.0 metres		1:2500 = 125 metres	
Measure length of line above for checking of scale			

GENERAL NOTES

- All dimensions are in millimetres and levels in m AOD unless stated otherwise.
- Do not scale. If in any doubt, consult Engineer.
- Read in conjunction with the architects and engineers schedule drawings.
- Check inverts and sizes of existing pipes prior to the commencement of any work. Report any discrepancies to the engineer and await instructions.
- The location of services is shown as indicative. This drawing should be read in conjunction with the utilities drawings. No warranty to their accuracy can be given. The contractor shall take all necessary measures to satisfy himself as to the location of the existing services and connection points. Excavation should be undertaken in compliance with HSG47.
- Concrete structures design sulphate class and ACEC concrete class unknown.
- Pipework to be 110mm Thermoplastics U-PVC (Polypipe or similar) installed at levels marked on this drawing. Pipe bedding should be class Z in pipes within 1.5m of the building or shallower than 700mm below ground level. For all other areas the pipe bedding should be class S.
- Joints and fittings for gravity sewers shall comply with the relevant provisions of BS EN 1401-1, BS EN 1852 and BS EN 12666-1. Pipes shall have a limit of 6% deformation. Pipes shall be SN8 ring stiffness and stamped accordingly. Pipe sections shall not be longer than 3m.
- Plastic chambers and rings, including demarcation chambers, shall comply with BS EN 3598-1 or BS EN 13598-2 as appropriate.
- Inspection chamber covers and frames shall comply with the relevant provisions of BS EN 124 and should be double sealed.
- All inspection chamber covers shall be the non-ventilating type and shall have closed keyways.
- Testing of pipelines should be as follow:
Gravity Pipework: Air pipe testing. Pipework should withstand a pressure of 100mm water gauge and this should not fall by more than 25mm in a 5minute period. However where traps or gullies are connected they should withstand a pressure of 50mm water gauge and this should not fall by more than 12mm in a 5minute period. It is recommended that pipework installations are tested in sections rather than waiting to complete in one operation.
- Manhole covers to be set square to the building. Covers of existing manholes to be adjusted to match final ground levels.
- Granular Bedding for pipes shall be constructed by spreading and compacting granular bedding material over the full width of the pipe trench. After the pipes have been laid, additional granular material shall, if required, be placed and compacted equally on each side of the pipes and, where practicable, this shall be done in sequence with the removal of the trench supports.

Rev	Details	Date	By	Chd

Drawing Status:
PRELIMINARY



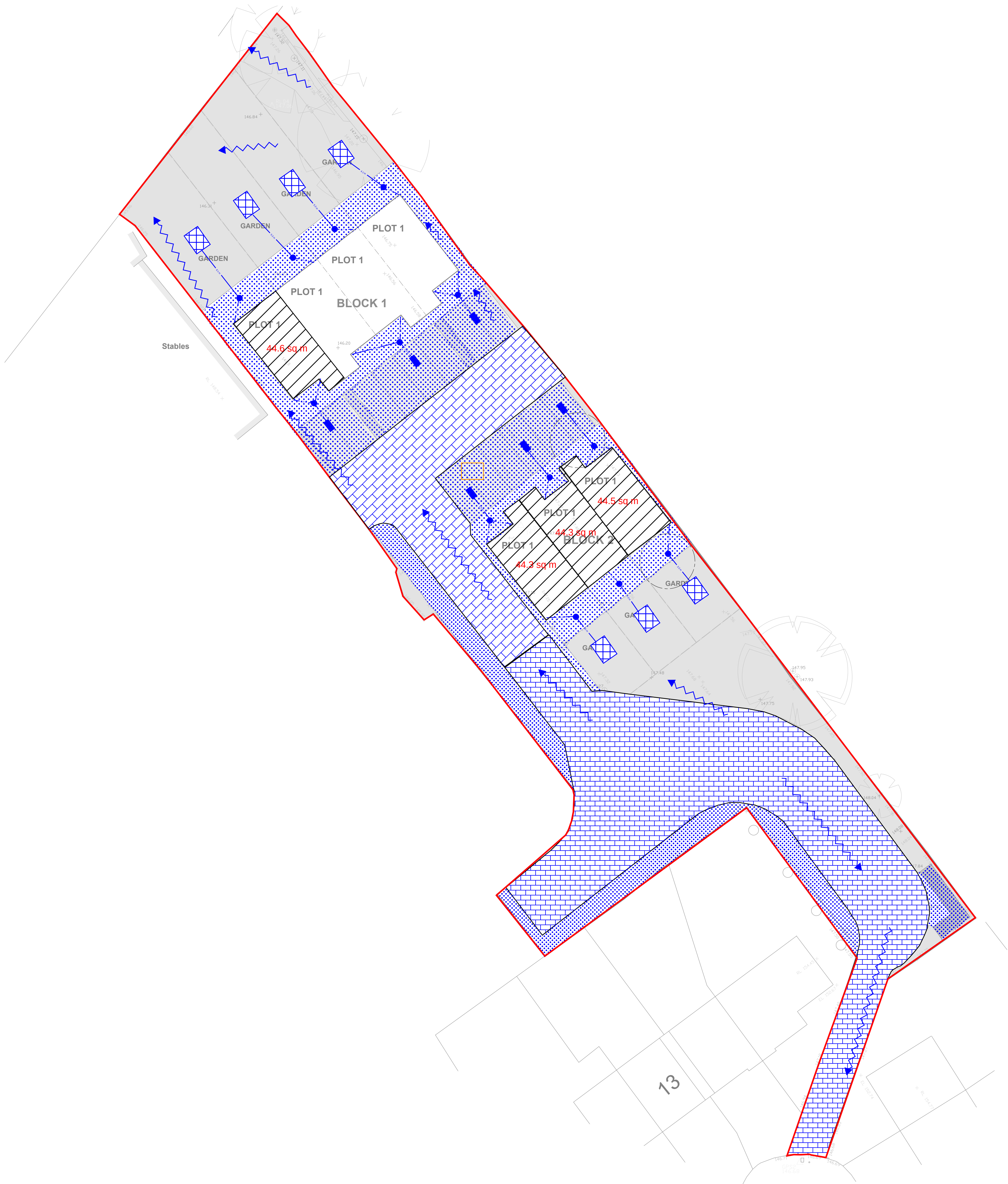
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t: 01608 510 121
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Client:

Project:

Land Rear of Firgrove Gardens, Rochdale, OL16 3AF

Drawing:
Proposed Drainage Strategy

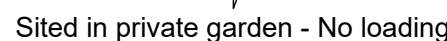
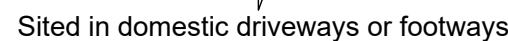
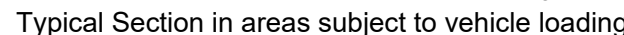


- KEY**
- Proposed Surface Water Sewer
 - Exceedance Flows
 - Crate Soakaway
2mx1.5m x 0.8m
 - Sump and Dispersion Unit
 - Permeable Surface Build-up
Permeable Topmix
Tarmac Finish
400mm Type 3



1. Permeable modular storage cell with 95% minimum void ratio. Maximum load 20 tonnes/m².
2. Installation of units as per supplier recommendations.
3. Ground may heave due to clay content in the as dug material. Contractor to level ground where required.
4. The area of the infiltration unit and the minimum total storage volume should be as per approved by the local planning authority documents.

Cellular Infiltration System - Landscape Area



Notes:

1. Refer to drawing 8193 for base layouts.

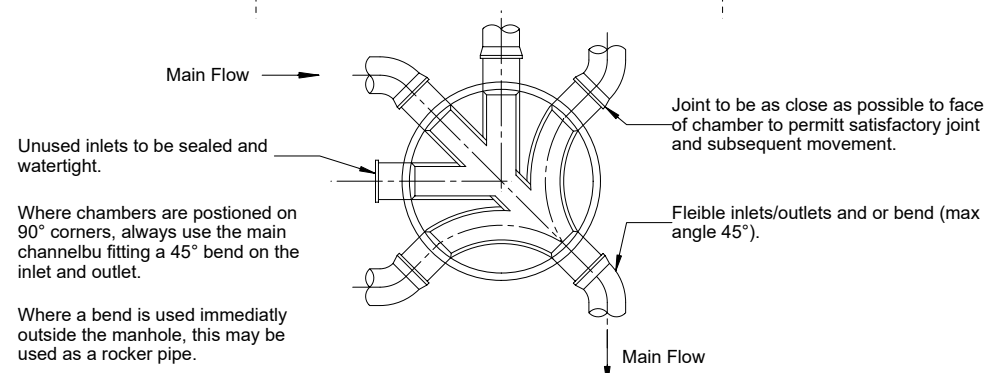
Silt Trap Plastic



NOTES:

1. The vertical angle between the connecting pipe and the horizontal should be greater than 0° and not more than 60°.
2. Where the connection is being made to a sewer with a nominal internal diameter of 300 mm or less, connections should be made using 45° angle, or 90° angle, curved square junctions.
3. Connections made with junction fittings should be made by cutting the existing pipe, inserting the junction fitting and jointing with flexible repair couplings or slip couplers.

Lateral Connection to private sewer

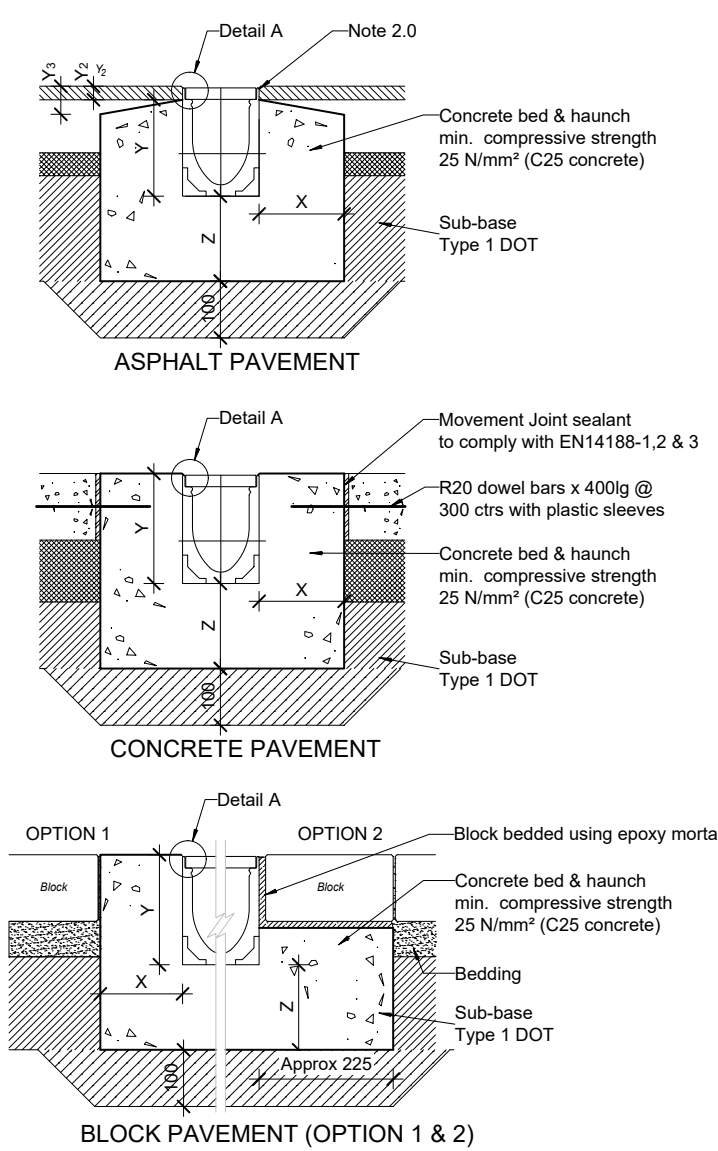


Chamber Type 3 Base Layouts



1. This details shows the standard generic arrangement.
2. The pipe and connector details will be different for each manufacturer of the components. They are to be installed in accordance with the manufacturers recommendations.

8250 - External Rainwater (High Level)



Minimum Dimensions of Concrete Surround

Load Class		A15	B125	C250	D400*	F900
Minimum	X	100	150	150	250	300
Dimensions (mm)	Y	Full Channel Height <i>(Less Y2 where necessary)</i>				
	Z	100	150	150	250	300
Maximum	Y ₂	35	35	35	35	35
Dimensions (mm)	Y ₁	300	60	60	60	35

8341 - Linear Drainage Channel Detail (Steel)

Drawing scale	Line length	Drawing scale	Line length
1:5 = 0.25 metres		1:200 = 10.0 metres	
1:10 = 0.5 metres		1:250 = 12.5 metres	
1:20 = 1.0 metres		1:500 = 25.0 metres	
1:25 = 1.25 metres		1:1000 = 50.0 metres	
1:50 = 2.5 metres		1:1250 = 62.5 metres	
1:100 = 5.0 metres		1:2500 = 125 metres	

Measure length of line above for checking of scale

GENERAL NOTES

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Drawing

Standard Details