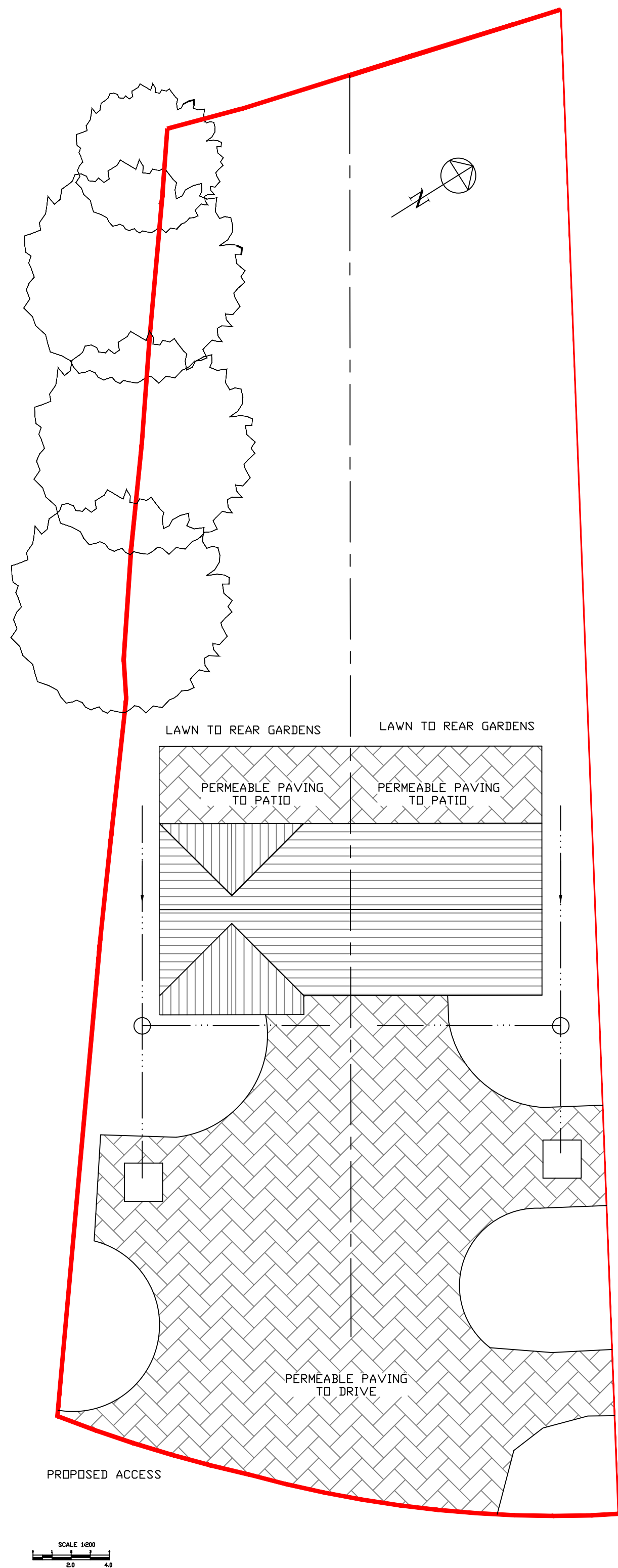
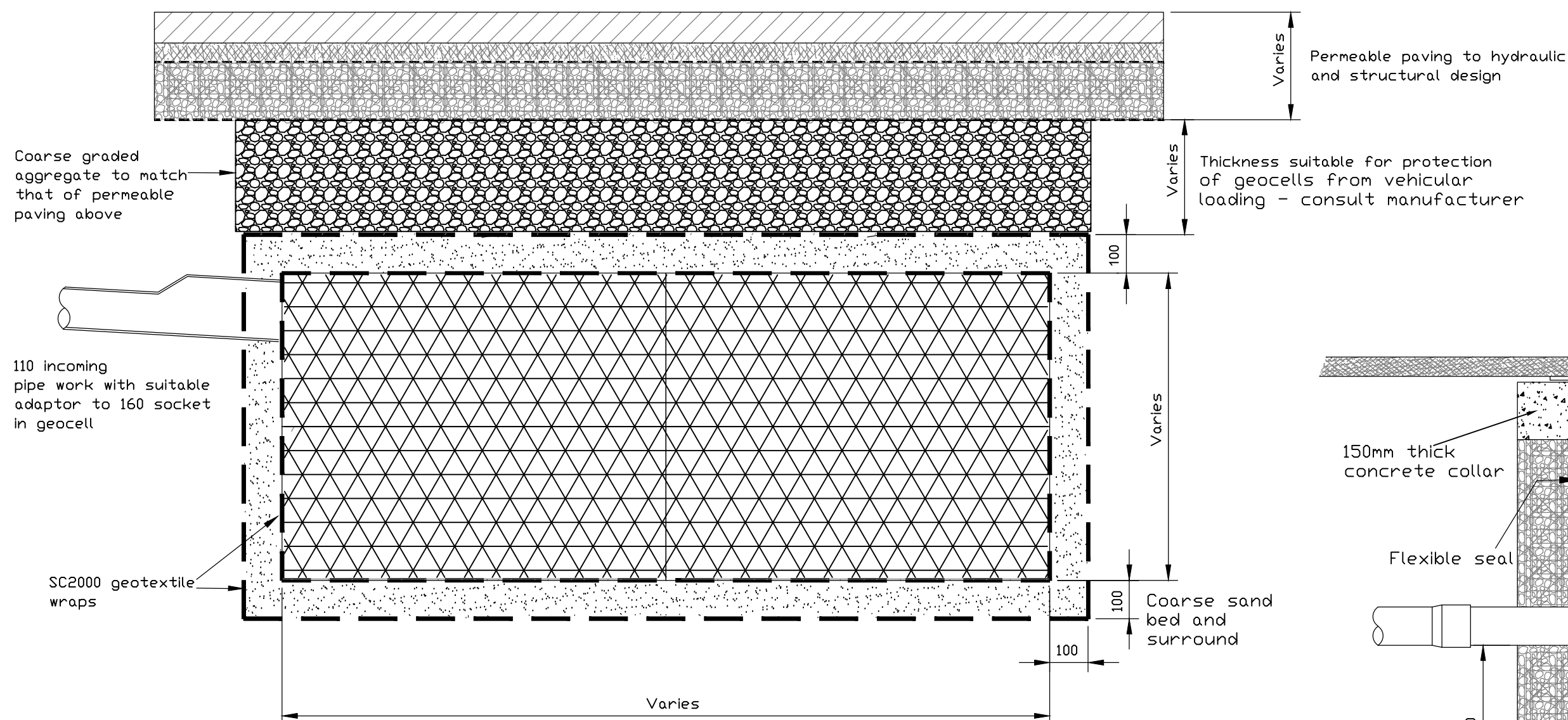
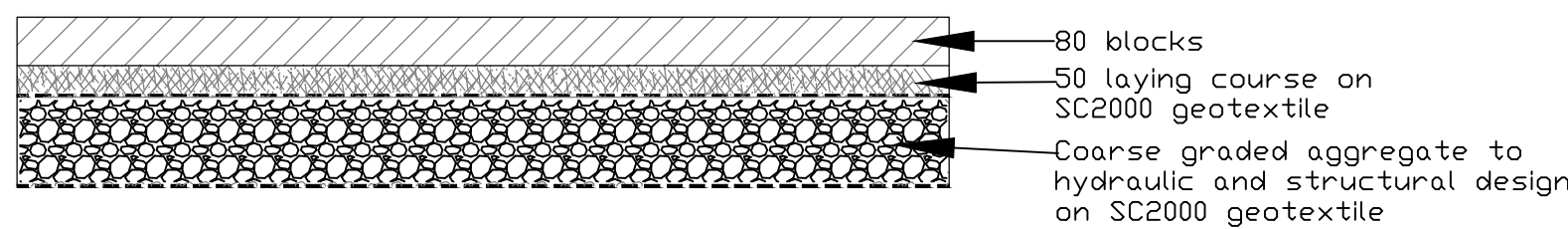




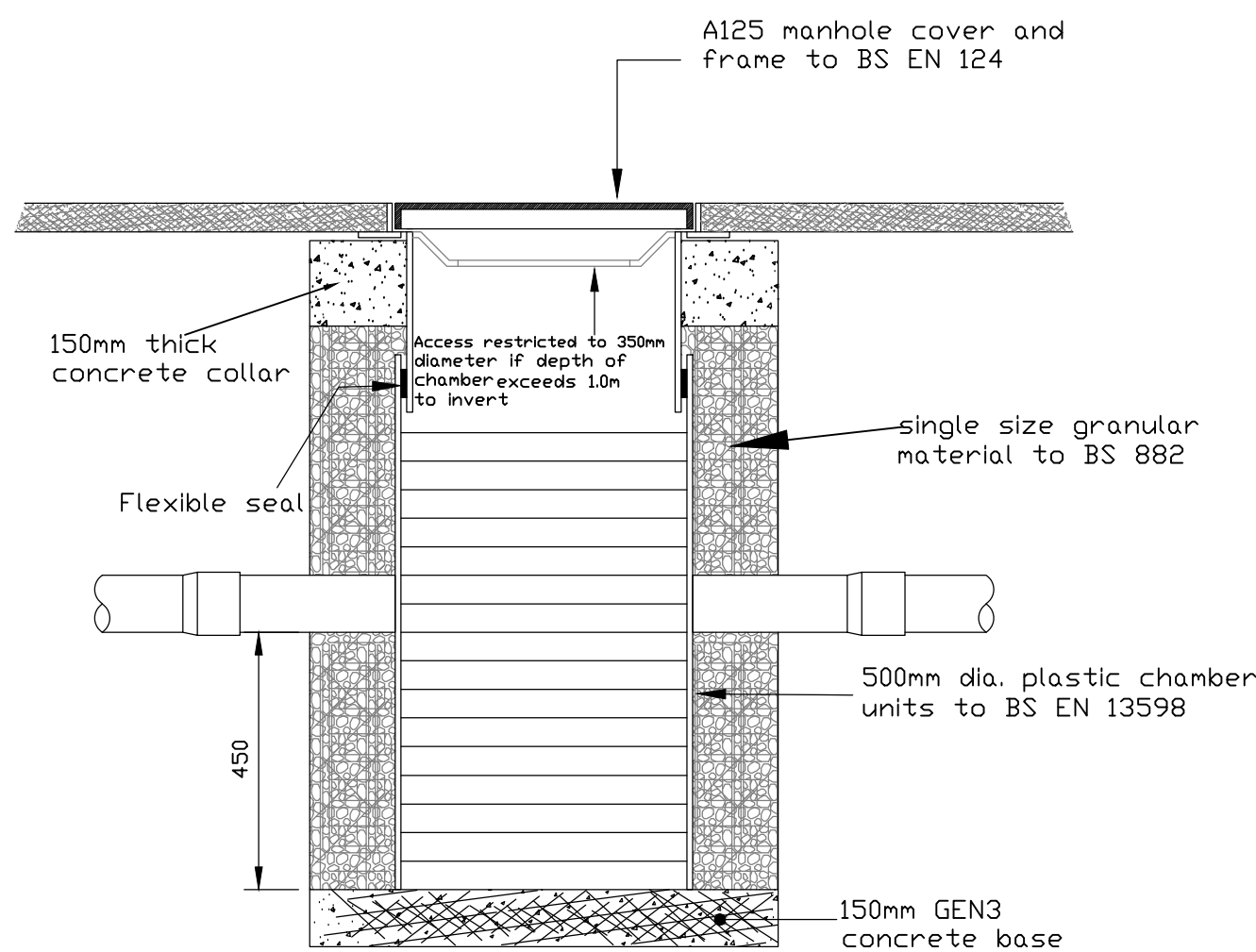
PROPOSED SITE PLAN PURSUANT TO CONDITION 3
SCALE 1:200



Geocellular soakaway Unit
(for use in permeable paved areas)



Typical Concrete Block Permeable Paving



Silt Trap Inspection Chamber Detail
(for use in landscaped areas and footways)

- Proposed storm drainage
- Proposed silt trap inspection chamber
- Proposed geocellular soak away
4 sq.m of 0.8m deep geocells
- ▨ New roof area to connect to
geocellular soaka way
- ▧ Permeable paving laid on coarse
graded aggregate to manufacturer's
recommendations - see Notes

Surface Water Drainage Design Notes

Ground conditions here comprise Topsoil over Head Deposits (soft to firm clays, silts, sands and gravels) over London Clay. The Head Deposits were found at 0.15 to 0.25m below ground level and were found to comprise compact clayey silts with some grit and gravel and occasional large sub-angular flints. The London Clay was not encountered but some chalk was found at depth. A little groundwater was found at the base of a borehole in the lowest part of the site at 1.96m below ground level during the investigations in March 2017.

The drainage design is based on percolation tests carried out to BRE365 principles in four test holes in April 2017. Soil infiltration rates varied considerably from 1.166x10⁻⁶ m/s through to 1.226x10⁻⁴ m/s in a shallow test pit.

Permeable paving is being used throughout the access and drives together with rectangular geocellular soakaways into which the roofs will be directly connected. The geocells will each be 2m x 2m x 0.8m high, which will be suitable to drain a roof area of 90 sq.m without flooding on a 1 in 100 year rainfall event + 40% climate change addition. The permeable paving will only need to have 65mm depth of coarse graded aggregate for hydraulic storage but will need more for structural strength (to be determined by others)

RAIN WATER DRAINS
100mm half round UPVC guttering taken to 75mm down pipe discharging in to 100mm dia underground pipe with rodable gully at ground level. Underground pipe to be bedded and haunched with 100mm pea shingle and laid to a fall of 1:40 to soak away

GENERAL NOTES:
All works to comply with relevant Codes of Practice and British Standards.
All site particulars, dimensions and levels of existing and proposed structures to be checked on site with the drawings and structural report by the contractor and any discrepancies reported prior to commencement of any work, do not scale from this drawing
All drain positions are approximate, they relate only to our survey of the property. Client and Contractor to ensure compliance with the Party Wall etc Act 1996 Town and Country Planning Act, Building Regulations Act and local water authority requirements where applicable. The attention of the Contractor is directed to the requirements of the Factories Act 1961, The Offices, Shops & Railway Premises Act 1963, the Health & Safety at Work Act 1974, The Construction Design and Management Regulations 2007 and all amendments thereto. In addition to the requirements of the Asbestos Regulations 1969, the Contractors attention is drawn to the Control & Safety guidelines issued by the Asbestos Research Council and the Asbestos Information Committee and all amendments thereto.

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PROJECT
2'No FOUR BEDROOM
SEMI-DETACHED DWELLINGS

SCALE: 1:200
DATE: JUN 21

DRG NO:
CHI/210060/P
1 OF 2