

Drainage Maintenance Schedule



The Civil Engineering Practice
11 Tungsten Building
George Street
Fishersgate
Sussex
BN1 1BA

Project	Manor Nursery, Angmering
Project Number	22995

By S Burgess

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1 Schedule of Maintenance

- 1.1 Once appointed the Contractor will prepare a site specific method statement for the control of silt and other pollutants during construction. CIRIA Report C532, Control of water pollution from construction sites, provides further guidance on this.
- 1.2 The Contractor will maintain the proposed drainage system during construction and until the handing over of the site.
- 1.3 Upon completion management of the shared drainage facilities (where not adopted) will be passed on to a Management Company appointed by the developer on behalf of the new residents.
- 1.4 In the event that the Management Company becomes unable to discharge its duties within two years of first appointment the developer will endeavour to appoint an alternative on behalf of the residents.
- 1.5 Maintenance of individual property drainage connections is the responsibility of the individual property owners.
- 1.6 The following maintenance schedule details the typical tasks to be undertaken at different intervals.

Maintenance Schedule	Required Action	Frequency
Regular Maintenance	Remove sediment and debris from silt trap chambers, channel drains and inlet chambers	6 monthly
	Remove silt and debris from petrol / oil interceptors where provided	When alarm indicates
	Litter and debris removal – catch pits	Monthly or as required
	Surface and foul water pipework – jetting / rodding	Every 2 years or as required
	Manage other vegetation and remove nuisance plants – aesthetics	As required

Maintenance Schedule	Required Action	Frequency
Corrective Maintenance	Remove debris / blockages to silt traps / channel drains	As required
	Repairs to access chambers / manhole covers	As required
	Surface, remedial works to any depressions or rutting	As required
	Inspect inlet, outlet from downpipe and gullies for blockages, standing water and clear	As required

Indicative Schedule of Maintenance for the Proposed Drainage System



- 1.7 Any parts, materials or products that require replacement or come to the end of the manufacturers recommended design life will be replaced by the Management Company as required.

2 Financing

- 2.1 The regular maintenance of all private drainage, channels, gutters, rainwater pipes and connections will be the responsibility of the individual homeowner.
- 2.2 The regular and corrective maintenance of all shared elements of the drainage system will be managed and funded through the Management Company on behalf of the Residents.

Inspection / Action Required	Gullies, Channels and Gutters	Catchpits	Petrol / Oil Interceptors	Surface Water Pipework
After leaf fall in Autumn	✓	✓		
6 Months	✓	✓		
1 Year				
2 Years				✓
When alarm indicates			✓	

Drainage System Maintenance Summary