

Surface Water Management Statement for Development at Eric Wall Nursery, Lake Lane, Barham-Issue 1

Client Redrow Homes Southern Counties.

This statement outlines the proposed surface water Drainage Management Plan for the Sustainable Drainage components incorporated within the proposed residential development at Eric Wall Nursery, Lake Lane, Barnham.

A Management Company is to be established to ensure the Plan is enacted.

The maintenance of the positive surface water drainage element of system is outlined in Table 1 below: -

Gully and drainage channels are to be provided to allow surface water runoff to enter the below ground piped drainage network. The following table provides guidance on the recommended type and frequency of maintenance requirements for the positive drainage network.

Schedule	Action	Recommended Frequency
Monitoring	Inspect gully's and drainage channels	Monthly during the first year post-construction and thereafter annually
Regular Maintenance	Remove sediment	As required based on inspections
Remedial Actions	Drain jetting and CCTV Survey if deemed necessary	If blockage occurs

Table 1: Operation and Maintenance requirements for positive drainage network

The following SuDS components are proposed:

- Ponds (see Table 2)

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Table 2– Recommended operation and Maintenance requirements for Ponds

Schedule	Action	Recommended Frequency
Monitoring	Inspect inlets, outlets, banksides	Monthly
	Inspect permanent water body for signs of poor quality	Monthly (May-October)
	Inspect silt accumulation	Monthly during the first year post-construction and bi-annually thereafter
	Flow Control Structure/Device	Monthly during the first year post-construction and bi-annually thereafter
Regular Maintenance	Remove litter and debris	Monthly (as required)
	Grass cutting	Monthly (as required)
	Submerged and emergent aquatic plant cutting	Annually
	Sediment removal	Every 5 years, or as required
	Repair erosion	
Remedial Actions	Replant	As required
	Pond aeration	

John Byrne
Director
For and on behalf of Banners Gate Ltd