

UPPER BOGNOR ROAD
BOGNOR REGIS
WEST SUSSEX

DRAINAGE SYSTEM
MAINTENANCE REQUIREMENTS.

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REVISION -

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1 INTRODUCTION

The purpose of this document is to set out the maintenance requirements for the drainage system at the site.

The surface water drainage system has been designed such that surface water flows falling on the roof and hard paved areas discharge to a surface water sewer. An attenuation tank in the form of cellular storage stores water up to the 1:100 +40% storm return period prior to discharging to the surface water sewer at a restricted rate.

The implications of not meeting the requirements set out within this document is the potential for flooding of open areas on the site.

2 RESPONSIBILITIES.

The site owners will be responsible for the maintenance of the system.

3 TIME TABLE FOR IMPLEMENTATION.

Following completion of the works the system will fall under a defects maintenance period for 1 year following sign off of the completed work. During this period any defects found will be rectified by the contractor.

Following the end of the defects maintenance period the system will fall under the responsibility of the site owner.

4 COMPONENTS OF THE SYSTEM

The following components form part of the system and need to be maintained as indicated within this document.

- Pipes, foul and surface water system. Clay or Plastic
- Channel drains and gullies
- Attenuation Tank
- Flow Control Manhole
- Inspection Chambers





5 MAINTENANCE SCHEDULES

The below sets out the requirements for maintenance of the system.

The maintenance requirements are based on durations and the occurrence of severe storms. However, should water be found ponding on any hard surface around channel drains, road gullies, the permeable block paving surface or foul drains become blocked then this visual identifier will trigger the requirements for investigation and maintenance.

If issues are found to be the cause of failure or lack of maintenance on parts of the drainage system that do not fall under the responsibility of the maintenance company, the maintenance company is to notify the third party responsible.

A severe storm is defined as any aspect of weather that poses risk to life, property or requires the intervention of authorities. Severe weather warnings will be issued by the Met Office.

The appointed maintenance company is to keep a log of all maintenance and remedial works carried out at the site. This log is to be passed on should the maintenance contract be given to another organisation.

5.1 PIPES, SURFACE WATER SYSTEM. PLASTIC

To be checked annually by CCTV survey and debris removed by high pressure jetting. A list of defects should be compiled with high, medium and low risk of failure. High risk defects should be fixed immediately, medium risk should be fixed within 6 months and low risk to be monitored annually.

5.2 CHANNEL DRAINS AND GULLIES

To be checked quarterly and debris removed.

5.3 ATTENUATION TANK, GEOCELLULAR SYSTEM

The attenuation tanks need to be maintained in accordance with Ciria C753 The SuDS Manual Table 21.3.





TABLE 21.3 Operation and maintenance requirements for attenuation storage tanks

Maintenance schedule	Required action	Typical frequency
Regular maintenance	Inspect and identify any areas that are not operating correctly. If required, take remedial action	Monthly for 3 months, then annually
	Remove debris from the catchment surface (where it may cause risks to performance)	Monthly
	For systems where rainfall infiltrates into the tank from above, check surface of filter for blockage by sediment, algae or other matter; remove and replace surface infiltration medium as necessary.	Annually
	Remove sediment from pre-treatment structures and/or internal forebays	Annually, or as required
Remedial actions	Repair/rehabilitate inlets, outlet, overflows and vents	As required
Monitoring	Inspect/check all inlets, outlets, vents and overflows to ensure that they are in good condition and operating as designed	Annually
	Survey inside of tank for sediment build-up and remove if necessary	Every 5 years or as required

5.4 FLOW CONTROL MANHOLE

To be checked annually and after a severe storm. Debris to be removed and outlets to be checked that they are free flowing.

5.5 INSPECTION CHAMBERS

To be checked annually and after a severe storm. Debris to be removed and outlets to be checked that they are free flowing.

