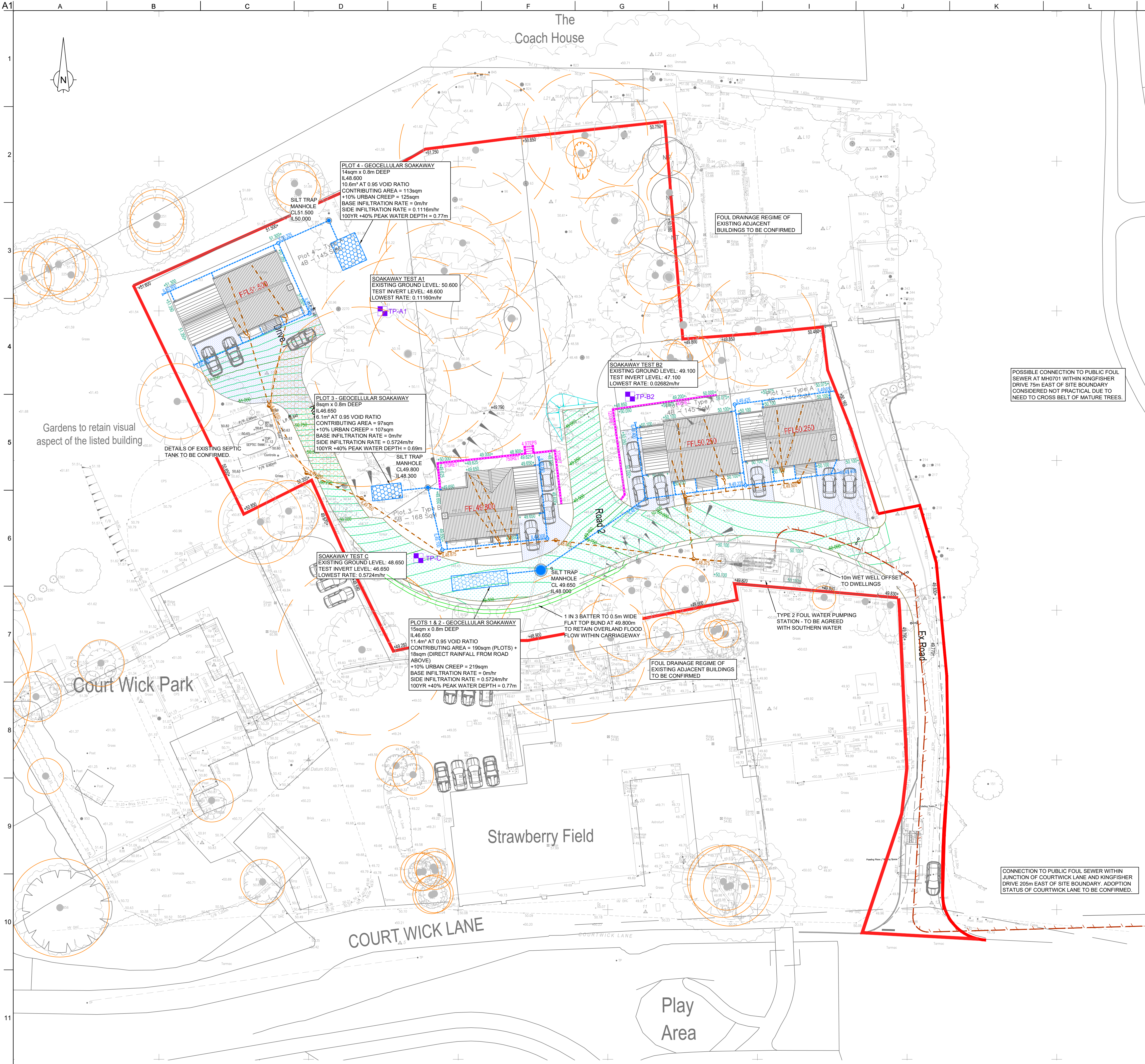




FOUL DRAINAGE OPTIONS

OPTION 1 - ADOPTED PUMPING STATION
ON-SITE ROADS TO REMAIN PRIVATE. SOUTHERN WATER MAY NOT PERMIT AN ADOPTED PUMPING STATION OFF A PRIVATE ROAD.

OPTION 2 - PRIVATE PUMPING STATION
MAINTAINED BY MANAGEMENT COMPANY INCLUDING RISING MAIN. A SECTION 50 LICENCE MAY BE REQUIRED TO LAY THE PRIVATE FOUL WATER OUTFALL WITHIN COURTWICK LANE WHICH IS ASSUMED TO BE ADOPTED. (STATUS OF COURTWICK LANE ADOPTION TO BE CONFIRMED).

OPTION 3 - TREATMENT PLANT & SOAKAWAY
SITE DOES NOT MEET THE GENERAL BINDING RULES THEREFORE AN ENVIRONMENT AGENCY PERMIT TO DISCHARGE TREATED DOMESTIC SEWAGE EFFLUENT FLOWS TO GROUND.

FOUL GENERAL BINDING RULES

(NOTE - YOU MUST COMPLY WITH ALL RULES OTHERWISE, AN ENVIRONMENTAL PERMIT WILL BE REQUIRED)

ESTIMATED FOUL FLOWS USING BRITISH WATER'S FLOWS & LOADS - 4

PLOT 1 - 4 BED (6 PERSONS)
PLOT 2 - 4 BED (6 PERSONS)
PLOT 3 - 5 BED (7 PERSONS)
PLOT 4 - 4 BED (6 PERSONS)

TOTAL = 23P

APPLY ADJUSTMENT FACTOR OF 0.9 FOR 13-25P AND ROUND UP
25 x 0.9 = 22.5
THEREFORE, 23P

ALLOW 150 LITRES PER PERSON PER DAY
150 x 23P = 3,450L (3.45m³)

REFER TO ENVIRONMENT AGENCY'S 'GENERAL BINDING RULES: SMALL DISCHARGE TO THE GROUND' (OCTOBER 2023)

RULE 1 - 'THE DISCHARGE MUST BE 2m² OR LESS PER DAY IN VOLUME'

PROPOSED DISCHARGE = 3.45m³ THEREFORE, **DOES NOT COMPLY - A PERMIT WILL BE REQUIRED**

RULE 5 - 'YOU MUST USE A SEPTIC TANK OR SMALL SEWAGE TREATMENT PLANT TO TREAT THE SEWAGE THEN DISCHARGE THE WASTE WATER TO GROUND THROUGH A DRAINAGE FIELD'

NOTE - NO SPACE IN LAYOUT FOR A DRAINAGE FIELD THEREFORE, **DOES NOT COMPLY - A PERMIT WILL BE REQUIRED**

RULE 7 - 'MAKE SURE THE DISCHARGE IS NOT IN A GROUNDWATER SOURCE PROTECTION ZONE 1' THE SITE IS NOT IN A SOURCE PROTECTION ZONE

RULE 15 - 'CHECK IF YOU CAN CONNECT TO A NEARBY PUBLIC SEWER' YOU CANNOT MEET THE RULES IF THE SEWER IS WITHIN 30m x NUMBER OF PROPERTIES (120m)

MH0701 APPROX 75m DIRECT DISTANCE FROM SITE BOUNDARY NOT CONSIDERED PRACTICAL DUE TO MATURE TREE BELT. MH2702 APPROX 205m DIRECT DISTANCE FROM SITE BOUNDARY.

RULE 18 - 'MAKE SURE THE DISCHARGE POINT IS NOT IN OR NEAR PROTECTED SITES' THE SITE IS NOT WITHIN A SSSI, SPECIAL PROTECTION AREA, SPECIAL AREA, RAMSAR SITE OR ANCIENT WOODLAND.

RULE 23 - 'MAKE SURE YOUR DISCHARGE IS NOT WITHIN 50m OF ANY OTHER EXEMPT SMALL SEWER DISCHARGE'

NOTE - CHECK DISTANCE AND DETAILS OF EXISTING SEPTIC TANK IDENTIFIED ON THE TOPOGRAPHIC SURVEY TO THE WEST AND ALL OTHER PROPERTIES ADJACENT TO THE SITE

Key

- Permeable Block Paving - Drives
- Porous Asphalt - Non-adopted roads
- Cellweb TRP - Tree Root Protection zones

Drainage Strategy Notes

- Soakaway design based on infiltration rates provided by Albury SI Ltd. Report dated February 2025.
- Enquiry to be submitted to Southern Water for disposal of foul water to existing public sewer.
- Further topographic survey including cover levels and invert levels of existing public foul sewer required to determine if gravity foul drainage outfall is feasible. Foul water pumping station may be required.
- If required, foul water pumping station to be 'Type 2', with the wet well located a minimum of 10m from habitable buildings.
- Final road levels and plot finished floor levels subject to detailed design.

P10	20.02.26	Site layout revised. Road and external works levels revised to retain flood water on-site. Drainage revised.	PB	PB	PB
P9	04.02.26	Soakaways resized to accommodate 100 year storm +40% climate change. Soakaway peak water level added.	PB	PB	PB
P8	23.01.26	Soakaway test locations added. Soakaway invert levels revised. Plot FFLs revised and external levels added. Road level contours added.	PB	PB	PB
P7	28.05.25	Layout updated. Drainage design revised following infiltration testing.	PB	PB	PB
P6	16.01.25	Revised architectural layout added. Drawing revised to suit.	PB	PB	RH
P5	20.06.23	Drawing revised following receipt of updated tree root zone information.	PB	PB	RH
P4	12.06.23	Revised architectural layout added. Drawing revised to suit.	PB	PB	RH
P3	15.05.23	Revised architectural layout added. Drawing revised to suit.	PB	PB	RH
P2	09.01.23	Drainage revised to suit new architectural site layout	PB	PB	RH
P1	08.10.21	Preliminary Issue	PB	PB	RH
Issue	Date	Description	By	Chkd	Appd

COAST
CONSULTING ENGINEERS

7 Silvertown Court, Northumberland Business Park, NE23 7RY
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Client

Caring Homes

Job Title

Courtwick Park
Courtwick Lane
Littlehampton

Drawing Title

Drainage Strategy
Sheet 1

Scale at A1

1:250

Drawing Status

PRELIMINARY

Job No	21090	Drawing No	200	Issue	P10
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