



EXISTING SURFACE WATER OUTFALL FROM BUNGALOW TO BE INVESTIGATED FURTHER TO CONFIRM CONNECTIVITY. IF PROVEN TO BE DISCHARGING TO PUBLIC SURFACE WATER SEWERAGE EXISTING CONNECTION TO BE REUSED IF SUITABLE. NO RESTRICTED DISCHARGE RATE IS BEING PROPOSED AS THE TOTAL CARPARK IMPERMEABLE AREA IS LESS THAN THE AREA OF THE BUNGALOW PROVIDING A 10% BETTERMENT ON SURFACE WATER RUN-OFF.

CONNECTIVITY DOWNSTREAM OF CATCHPIT SUBJECT TO FURTHER INVESTIGATIONS.

POROUS BLOCK PAVING WITH TANKED SUB-BASE SHOWN TO PROVIDE FORM OF WATER QUALITY TREATMENT. PERFORATED PIPE LOCATED ON LOW SIDE OF SUB-BASE TO COLLECT RUN-OFF THROUGH SUB-BASE TO DISCHARGE DIRECTLY TO ADJACENT CATCHPIT.

EXISTING 225Ø SURFACE WATER 'OVERFLOW' SEWER. EXACT LOCATION & DEPTH IS UNKNOWN, ALIGNMENT IS BASED ON SEWER RECORDS. EXISTING 'OVERFLOW' SEWER TO BE INVESTIGATED FURTHER TO CONFIRM EXACT LINE, DEPTH & CONDITION PRIOR TO CONSTRUCTION.

DRAINAGE LEGEND:

STORM WATER

- STORM WATER DRAIN (100Ø UNLESS OTHERWISE STATED)
- DEEP INSPECTION CHAMBER & INVERT LEVEL (3000mm MAXIMUM DEPTH)
- CATCH-PIT & INVERT LEVEL (3000mm MAXIMUM DEPTH)
- PERFORATED PIPE LAID AT BASE OF PERMEABLE SUB-BASE (100Ø UNLESS OTHERWISE STATED)

GENERAL

- DEVELOPMENT BOUNDARY
- POROUS BLOCK PAVING WITH TANKED SUB-BASE
- EXISTING**
- EXISTING PUBLIC COMBINED SEWER & MH
- EXISTING PUBLIC STORM SEWER & MH
- ASSUMED DRAINAGE EASEMENT

The Contractor is to check and verify in conjunction with the Architects details all setting out points, building and site dimensions, levels and sewer invert levels at connection points and ensure that they are fully conversant with the contents and requirements of the site investigation report before work starts. The Contractor is to comply in all respects with current building legislation, British Standard Specifications, Building Regulations etc., whether or not specifically stated on this drawing.

This drawing is not intended to show details of ground conditions or ground contaminants. Each area of ground relied upon to support any structure depicted (including drainage) must be investigated by the Contractor any areas of formation for said structures which do not accord with the anticipated conditions as described in the site investigation report are to be immediately notified to the Engineer, where applicable. Any suspect fluid ground or ground contaminants on or within the ground should be further investigated by a suitable expert. Any earthworks shown indicate typical slopes for guidance only and should be investigated further by a suitable geotechnical expert.

Where existing trees are shown to be retained they should be subject to a full Arboricultural inspection for safety. All trees are to be planted so as to ensure they are a minimum of 5 metres from buildings and 3 metres from drainage and services, where applicable. A foundation is to be provided to accommodate the proposed tree planting, where applicable.

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-	First Issue	04/09/2025	LJ

Client

Project
**Bank End Primary School,
Barnsley**

Title
Drainage Strategy Plan

Drawing Status
PLANNING
SUBJECT TO BARNESLEY COUNCIL
APPROVAL. AMENDMENTS MAY THEREAFTER BE REQUESTED.

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Scale
1:250 @ A3

Date
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Drawn
LJ

Checked
DA

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