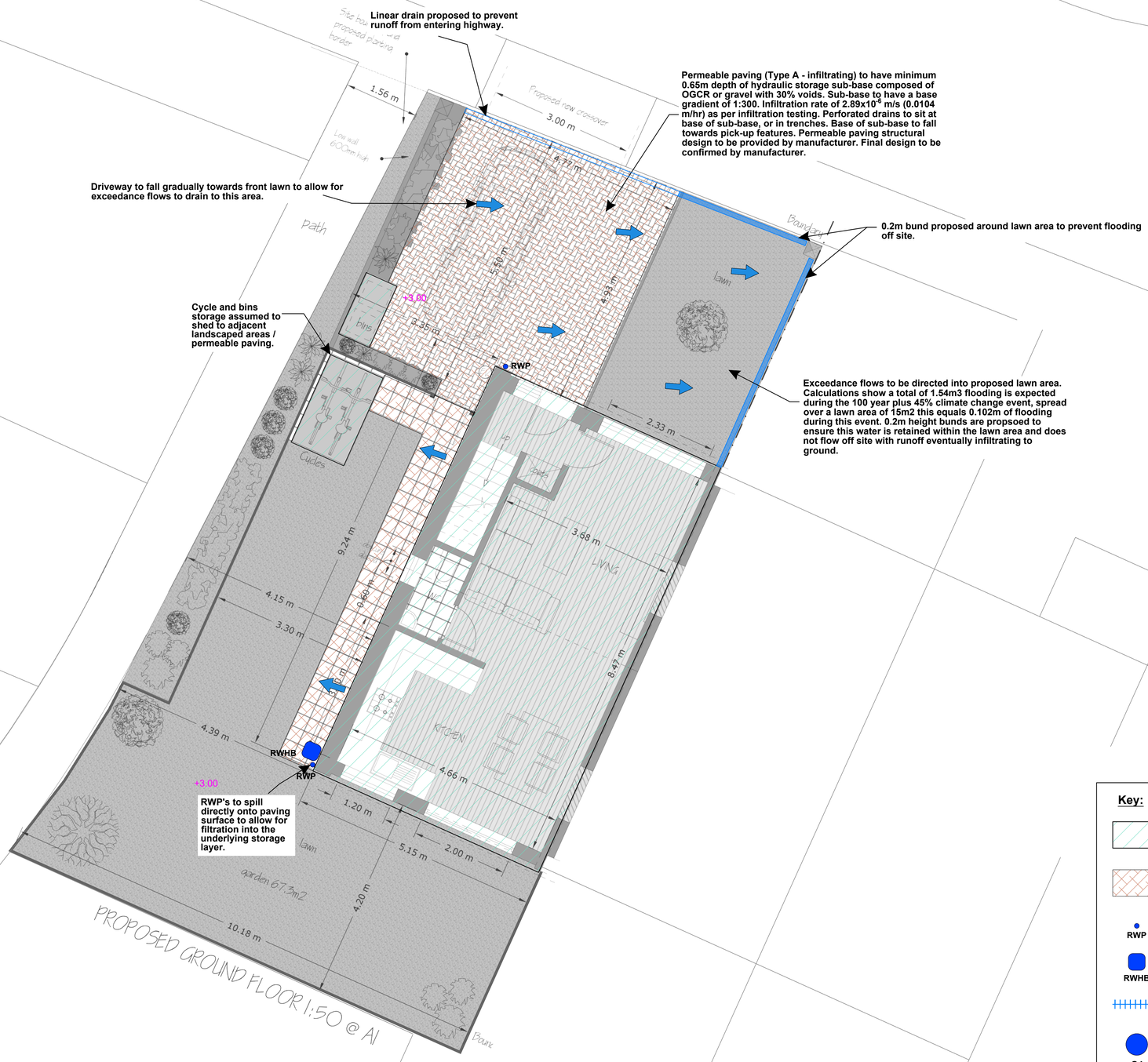


0 1m 2m 3m 4m 5m

10mm = 0.5m (1:50 @ A1)

Key:

- Building roof 51m² (100%)
- Permeable paving (Type A - infiltrating) 32m² (100%)
- RWP — Rainwater pipe
- RWHB — Rainwater harvesting butt
- Sub-base perforated pick-up drain
- Surface water manhole with: S1, CL 3.000, IL 2.250 — Reference number, Cover level, Invert level
- Exceedance flow routes
- +3.00 — Spot levels, assumed
- Linear drain
- Proposed bund

Notes:

1. Do not scale from this drawing.
2. All dimensions are in meters unless otherwise stated.
3. This drawing to be read in conjunction with all other relevant drawings and documents.
4. All drainage to be constructed to SSG Design and Construction Guidance, current British standards and building regulations and other relevant standards.
5. Exact locations of rain water downpipes and other internal drainage down pipes to be confirmed by architect / M&E engineer. Rain water pipes to discharge directly to permeable paving surface.
6. Contractor to confirm locations of existing services prior to commencement on site and to arrange for any necessary diversions, lowering or protection works as required.
7. All specialist drainage components such as permeable paving to be designed and installed as per manufacturers requirements.
8. All levels based on LiDAR data, to be confirmed following topographical survey.Cover levels to be confirmed by landscape architect. Cover levels and invert levels are in meters unless otherwise stated.
9. Infiltration features to be positioned at least 1m above ground water table and focused infiltration features to be positioned 5m from buildings and 10m from other infiltration systems unless otherwise specified by a structural / geotechnical engineer.
10. Private surface water pipes to be 100Ø with minimum fall of 1:100 unless otherwise stated.
11. Permeable paving and outlets to be as manufacturer design and recommendations.
12. Proposed ground levels will influence the storage capacity of the permeable paving and the position of the drainage pick up features. When proposed ground levels are complete the permeable paving design should be reviewed to ensure sufficient storage is provided and that the drainage pick up features are positioned correctly.
13. Permeable paving sub-base should fall towards the drainage pick up features. Perforated pick up drains should fall towards the discharge point.
14. Minimum cover to thermoplastic pipes in garden or patio areas 0.6m, in driveway 0.9m, in road 1.2m, otherwise concrete protection will be required.
15. Access chamber cover class A15 for garden and patio, B125 for driveway, C250 for lightly trafficked roads or small private carparks.
16. Design is for planning purposes only and not for construction. Design should be confirmed prior to construction to ensure all available information is considered and any assumed information should be verified.
17. Design should be reviewed in light of any additional information or on validation or otherwise of any assumptions.

Drainage Strategy:

- **Drainage strategy for new building consists of a rainwater harvesting butt and infiltration via permeable paving.**
- **Proposed driveway to fall gradually towards front lawn to allow exceedance flows to drain into the lawn area where they will be retained on site by bunds.**
- **Infiltration rate confirmed as 2.89x10^{-6} m/s (0.0104 m/hr) by infiltration testing to BRE365 undertaken by Ashdown Site Investigations in February 2025.**
- **Site investigation found no groundwater to a depth of 3m bgl.**

Rev	Date	Detail	Drwn	Chkd
P02	09.12.25	Added bund and drain	DS	DS
P01	23.05.25	Initial issue	DS	WW

Client: RDM Construction

Project: Freshbrook

Drawing Title: Proposed Surface Water Drainage Layout

GeoSmart Information
Suite 9-11, 1st Floor, Old Bank Buildings, Bellstone, Shrewsbury, SY1 1HU

Drawn by:	Checked by:	Date:
DS	WW	May 2025
Scale: 1:50 @ A1		Status: Preliminary
Drawing No: 84716 100		Issue: P02