



NOTES

- Do not scale from this drawing
- This drawing should be read in conjunction with REC geo-technical site investigation report and PBA's 'Solution Feature Occurrence Assessment' figure 1.2, dated 24-10-16.
- Attenuation features located within moderate to moderately high risk geo-hazard areas will have no infiltration into the ground (lined features).
- Refer to Drawing 16-021-148-Development Catchment Plan for Land parcels where House soakaways are proposed
- Attenuation features are to be between 0.7m and 1.2m deep.
- This drawing must be read as indicative only and is subject to detailed development design.
- Designed depth and diameters will be subject to variation upon detailed development design.
- Designed strategy is subject to Thames Water approval.
- Stated cover levels are for hydraulic assessment and should not be relied upon.
- Refer to drawings 16-021/1005 to 1007 for Phase 1 surface water networks details.

LEGEND:

- Surface water drainage - Network 1
- ▨ Porous paving carpark/private drive - Network 1
- Surface water drainage - Network 2
- ▨ Porous paving carpark/private drive - Network 2
- Surface water drainage - Network 3
- ▨ Porous paving carpark/private drive - Network 3
- Surface water drainage - Network 4
- Surface water drainage - Network 5
- Surface water drainage - Network 6
- Surface water drainage - Network 7
- Deep bore soakaways (with 10m easement zone)
- Phase 1 boundary
- Site boundary

TYPICAL HOUSE SOAKAWAY DETAILS

HOUSE TYPE	STRUCTURE DETAILS	CHAMBER SIZE
Typical Detached House with Double Garage	1 No. Ring Soakaway - infiltration is proposed between 1-3.0m depth (TBC at detailed desing stage)	Ring=1.5mØ Pit=2.25mX2.25m
Typical Semi Detached House with Single parking space	1 No. Ring Soakaway - infiltration is proposed between 1-3.0m depth (TBC at detailed desing stage)	Ring=1.5mØ Pit=1.80mX1.80m
Typical Terrace House with Single parking space	1 No. Ring Soakaway - infiltration is proposed between 1-3.0m depth (TBC at detailed desing stage)	Ring=1.2mØ Pit=1.56mX1.56m

Rev	Description	By	Appr	Date	
D	Site boundary & masterplan amended	DK	SPS	GC	Dec 17
C	Revised to suit new Masterplan	DK	SPS	GC	Sept 17
B	Site Boundary added	DK	TSH	GC	July 17
A	Revised to suit new Masterplan	DK	TSH	GC	Jun 17
Rev	Amendments	Dm	Chk	Appr	Date

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Job Title
Land West of Hemel Hempstead

Drawing Title
Surface Water Network Overview Plan

Client
Taylor Wimpey Barratt Homes

Scale 1:2000 @ A1	Date May 2017	Designed TSH
Drawn DF	Checked TSH	Approved GAC
Job No 16-021	Drawing No 16-021/1004	Rev D