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|---------------------------|---|--|
| 1. Project & Site Details | Project / Site Name (including sub-catchment / stage / phase where appropriate) | BY Kentish Town |
| | Address & post code | Alpha House, 24-27 Regis Road, Kentish Town NW5 3EQ |
| | OS Grid ref. (Easting, Northing) | E 528787 N 185143 |
| | LPA reference (if applicable) | |
| | Brief description of proposed work | It is proposed to demolish the existing building on the entire site and construct a five storey self-storage warehouse with a service yard area, car parking and with soft and hard landscaping. |
| | Total site Area | 3603 m ² |
| | Total existing impervious area | 2993 m ² |
| | Total proposed impervious area | 3046 m ² |
| | Is the site in a surface water flood risk catchment (ref. local Surface Water Management Plan)? | Group 3_003 |
| | Existing drainage connection type and location | surface water sewer to surface water sewer in Regis Road |
| | Designer Name | Jason Jensen |
| | Designer Position | Senior Civil Engineer |
| | Designer Company | CampbellReith |

| | | | |
|---|--|-----------------------------------|-----------------------|
| 2. Proposed Discharge Arrangements | 2a. Infiltration Feasibility | | |
| | Superficial geology classification | Nil | |
| | Bedrock geology classification | London Clay | |
| | Site infiltration rate | N/A | m/s |
| | Depth to groundwater level | N/A | m below ground level |
| | Is infiltration feasible? | No | |
| | 2b. Drainage Hierarchy | | |
| | | <i>Feasible (Y/N)</i> | <i>Proposed (Y/N)</i> |
| | 1 store rainwater for later use | N | N |
| | 2 use infiltration techniques, such as porous surfaces in non-clay areas | N | N |
| | 3 attenuate rainwater in ponds or open water features for gradual release | N | N |
| | 4 attenuate rainwater by storing in tanks or sealed water features for gradual release | Y | Y |
| | 5 discharge rainwater direct to a watercourse | N | N |
| | 6 discharge rainwater to a surface water sewer/drain | Y | Y |
| | 7 discharge rainwater to the combined sewer. | N | N |
| | 2c. Proposed Discharge Details | | |
| | Proposed discharge location | Surface Water Sewer in Regis Road | |
| Has the owner/regulator of the discharge location been consulted? | S106 connection application to be made | | |

| 3a. Discharge Rates & Required Storage | | | | |
|--|-----------------------------------|-------------------------------|--|-------------------------------|
| | Greenfield (GF) runoff rate (l/s) | Existing discharge rate (l/s) | Required storage for GF rate (m ³) | Proposed discharge rate (l/s) |
| Qbar | 0.558 | | | |
| 1 in 1 | 0.491 | 52.9 | | 2 |
| 1 in 30 | 1.264 | 102.4 | | 2 |
| 1 in 100 | 1.779 | 129.2 | | 2 |
| 1 in 100 + CC | | | | 2 |
| Climate change allowance used | | 40% | | |
| 3b. Principal Method of Flow Control | | Hydrobrake | | |
| 3c. Proposed SuDS Measures | | | | |
| | Catchment area (m ²) | Plan area (m ²) | Storage vol. (m ³) | |
| Rainwater harvesting | 0 | | 0 | |
| Infiltration systems | 0 | | 0 | |
| Green roofs | 235 | 235 | 0 | |
| Blue roofs | 0 | 0 | 0 | |
| Filter strips | 0 | 0 | 0 | |
| Filter drains | 536 | 10 | 3 | |
| Bioretention / tree pits | 1652 | 110 | 14.1 | |
| Pervious pavements | 390 | 104 | 9.3 | |
| Swales | 0 | 0 | 0 | |
| Basins/ponds | 0 | 0 | 0 | |
| Attenuation tanks | 498 | | 157 | |
| Total | 3311 | 459 | 183.4 | |

| 4a. Discharge & Drainage Strategy | | Page/section of drainage report |
|---|--|---------------------------------|
| Infiltration feasibility (2a) – geotechnical factual and interpretive reports, including infiltration results | | Section 4.1.1 |
| Drainage hierarchy (2b) | | Section 4.4.1 |
| Proposed discharge details (2c) – utility plans, correspondence / approval from owner/regulator of discharge location | | Appendix G |
| Discharge rates & storage (3a) – detailed hydrologic and hydraulic calculations | | Section 4.2.4 and Appendix G |
| Proposed SuDS measures & specifications (3b) | | Section 4.4.2 & Section 6.0 |
| 4b. Other Supporting Details | | Page/section of drainage report |
| Detailed Development Layout | | Appendix B |
| Detailed drainage design drawings, including exceedance flow routes | | Appendix G |
| Detailed landscaping plans | | Appendix B |
| Maintenance strategy | | Section 6.0 |
| Demonstration of how the proposed SuDS measures improve: | | |
| a) water quality of the runoff? | | Section 4.5 |
| b) biodiversity? | | Section 6.0 |
| c) amenity? | | Section 6.0 |