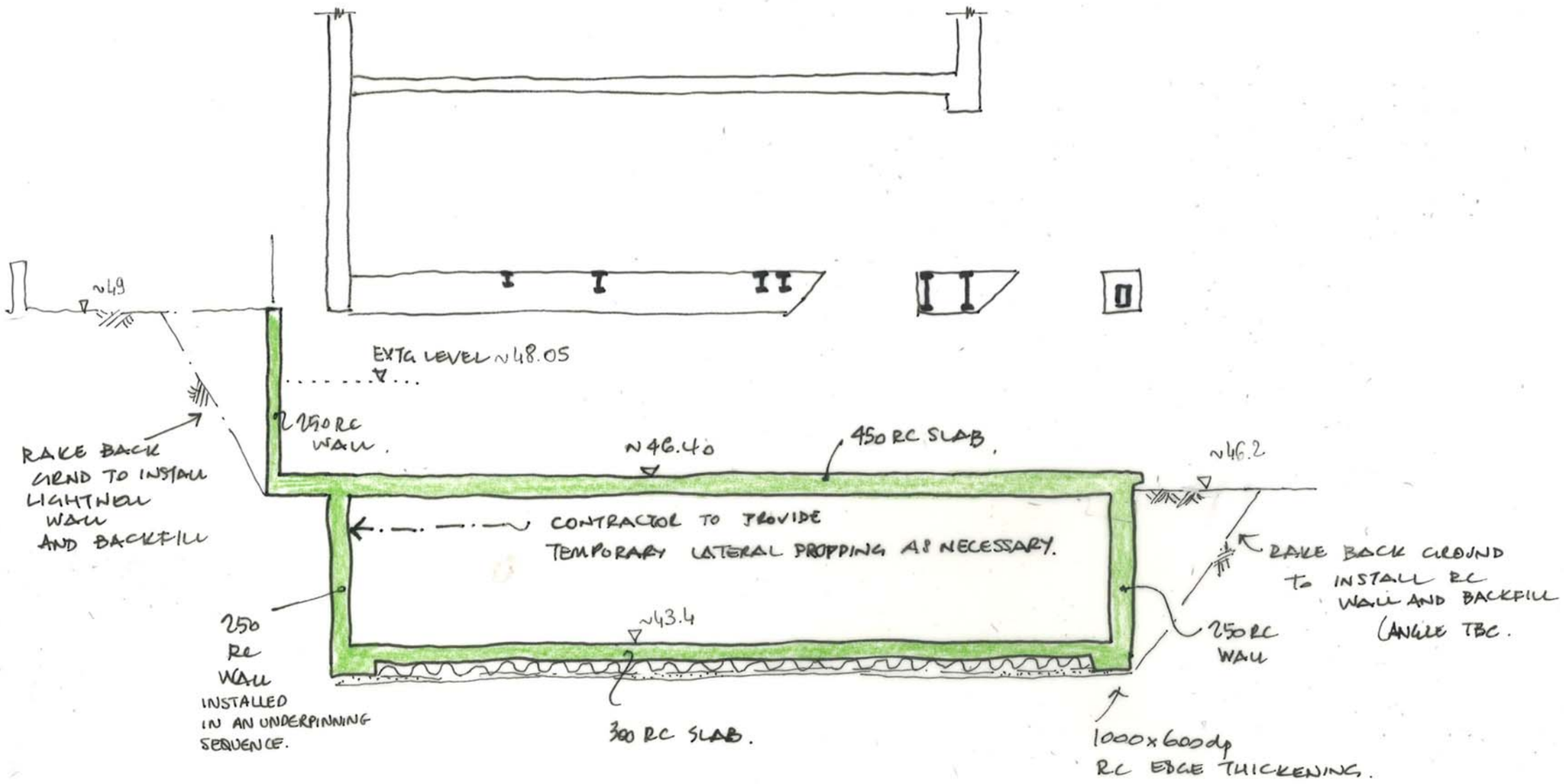


This drawing is to be read in conjunction with all relevant architects, engineers and specialists drawings and specifications.

Do not scale from this drawing.

P1	11.8.11	GP		
ISSUED FOR PRELIM COSTING.				

revision	date	by	checked	approved

elliottwood

elliott wood partnership llp, 241 the broadway, london sw19 1sd
consulting structural and civil engineers. www.elliottwood.co.uk
tel: (020) 8544 0033 fax: (020) 8544 0066 info@elliottwood.co.uk

job title

16 DALEHAM GARDENS

drawing title

A-A

scale(s)	date	drawn
N1:100	11.8.11	GP

drawing status

PRELIMINARY

job no	drawing no	revision
211338	5/22	P1

Civil Engineering Notes

Below ground drainage

Existing condition

Thames Water sewer records indicate that a 965 x 610mm combined public sewer runs in Daleham Gardens.

A CCTV drainage survey of the existing below ground drainage network has been carried out. It showed that the existing private system is combined and discharges into the combined public sewer in Daleham Gardens.

The existing amount of hardstanding area (roof plus external paved areas) represents approximately 233m^2.

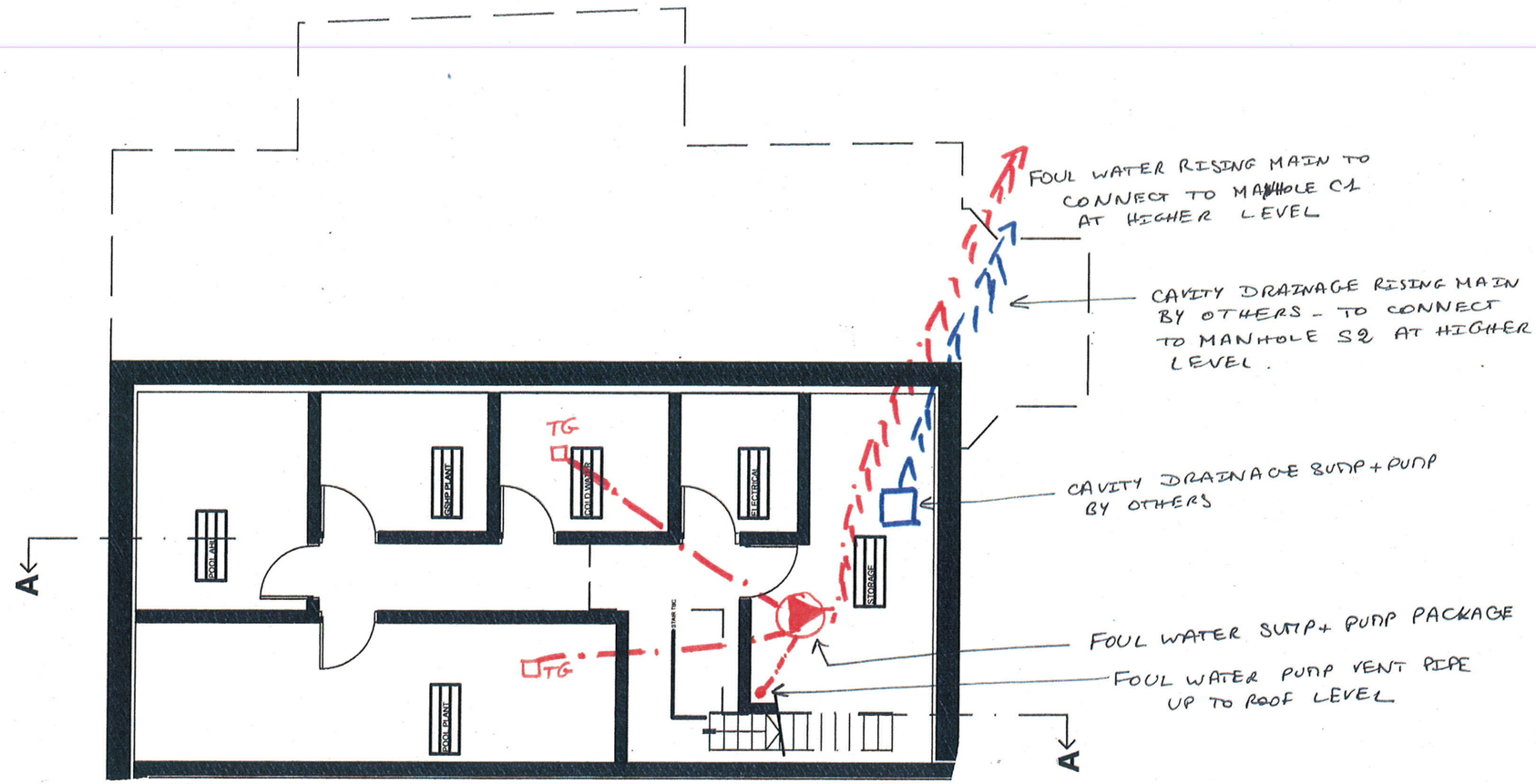
Proposed development

A new private and separate below ground drainage network will be installed. Only the existing combined drain connecting the public sewer will be retained. A demarcation chamber will be installed just before the site boundary to allow for inspection of the public owned drain.

The addition of a terrace at ground floor at the rear of the house will increase the amount of hardstanding area to 287m^2. This represents an increase of approximately 54m^2 of hardstanding area.
As the site is not suitable for infiltration techniques (permeable pavement, soakaway), attenuation is provided within the new surface water system by an oversized pipe to restrict the new surface water discharge rates to the existing ones (please refer to the attached Surface flow and flood risk Impact Assessment report carried out by Water Environment).

.

Proposed Below Ground Drainage Strategy Drawings



This drawing is to be read in conjunction with all relevant architects, engineers and specialists drawings and specifications.

Do not scale from this drawing.

rev	date	by	chk	description
P1	11.08.11	ST	~~ARS~~	Issued for Planning

drawing title
PROPOSED BELOW GROUND DRAINAGE STRATEGY BASEMENT

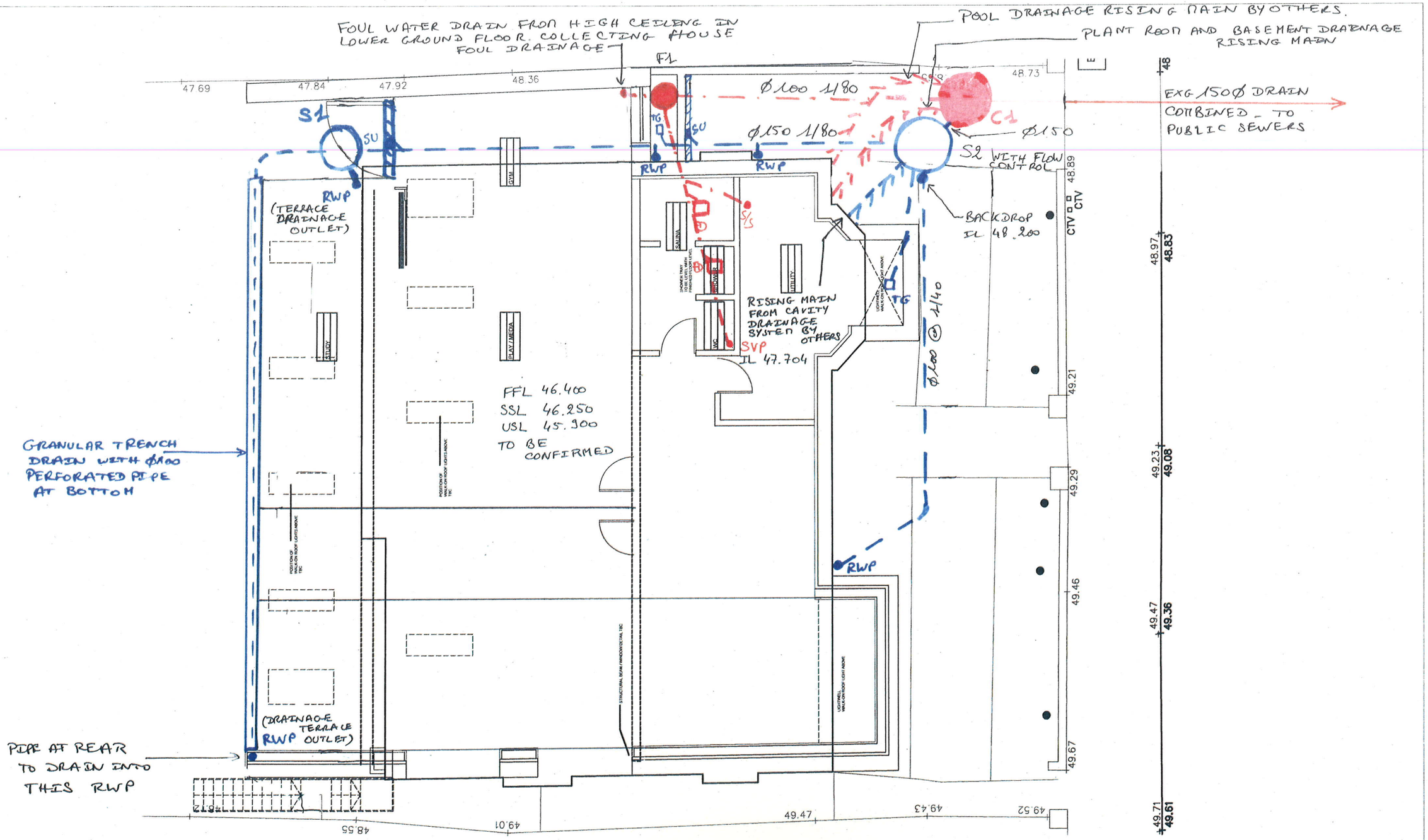
scale(s) 1:100 @ A3 | date Aug '11 | drawn ST

drawing status
PRELIMINARY

elliottwood
4 john prince's street, london w1g 0jl
consulting structural and civil engineers www.elliottwood.co.uk
tel: (020) 7499 5888 fax: (020) 7499 5444 info@elliottwood.co.uk

job title
16 DALEHAM GARDENS
LONDON NW3

job no	drawing no	revision
211338	D001	P1



This drawing is to be read in conjunction with all relevant architects, engineers and specialists drawings and specifications.

Do not scale from this drawing.

rev	date	by	chk	description
P1	11.08.11	ST	PRS	Issued for Planning

drawing title
PROPOSED BELOW GROUND DRAINAGE STRATEGY LOWER GROUND FLOOR

scale(s) 1:100@A3 | date Aug '11 | drawn ST

drawing status
PRELIMINARY

elliottwood
4 john prince's street, london w1g 0jl
consulting structural and civil engineers www.elliottwood.co.uk
tel: (020) 7499 5888 fax: (020) 7499 5444 info@elliottwood.co.uk

job title
16 DALEHAM GARDENS
LONDON NW3

job no	drawing no	revision
211338	D/002	P1

Wimbledon
241 The Broadway
London
SW19 1SD

tel. (020) 8544 0033
fax. (020) 8544 0066

Central London
4 John Prince's Street
London
W1G 0JL

tel. (020) 7499 5888
fax. (020) 7499 5444

Nottingham
Halifax House
Halifax Place
Nottingham
NG1 1QN

tel. 0870 460 0061
fax. 0870 460 0062

email: info@elliottwood.co.uk
www.elliottwood.co.uk

elliott wood partnership llp
structural and civil engineers