

1. Project & Site Details	Project / Site Name (including sub-catchment / stage / phase where appropriate)	Liddell Road - Phase 2
	Address & post code	Light Industrial Estate Redevelopment Site, Liddell Road, London, NW6 1PL
	OS Grid ref. (Easting, Northing)	E 525087 N 184829
	LPA reference (if applicable)	2021/4856/P & 2021/4852/P
	Brief description of proposed work	Phase 2 consists of three new buildings, providing 106 residential units and 3,700 sqm of mixed commercial use space.
	Total site Area	5800 m ²
	Total existing impervious area	5750 m ²
	Total proposed impervious area	5330 m ²
	Is the site in a surface water flood risk catchment (ref. local Surface Water Management Plan)?	No
	Existing drainage connection type and location	To CW public sewer in Maygrove Road & ex. drainage in the NW corner of the site.
	Designer Name	Kirsty Burwood
	Designer Position	Associate Civil Engineer
	Designer Company	Price & Myers LLP

2. Proposed Discharge Arrangements	2a. Infiltration Feasibility		
	Superficial geology classification	None (made ground)	
	Bedrock geology classification	London Clay	
	Site infiltration rate	0	m/s
	Depth to groundwater level	1.04	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	Y	Y
	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	N	N
	7 discharge rainwater to the combined sewer.	Y	Y
	2c. Proposed Discharge Details		
	Proposed discharge location	Combined water sewer in Maygrove Road. Block A&B in SW, and Block C in SE	
Has the owner/regulator of the discharge location been consulted?	Yes, approval from TW has been received for discharge rates. S106 was agreed during Phase 1		

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	2.11	 	 	
1 in 1	1.79	39.9	55	6.5
1 in 30	4.85	98	120	6.5
1 in 100	6.72	129.4	160	6.5
1 in 100 + CC	 	 	235	6.5
Climate change allowance used		40%		
3b. Principal Method of Flow Control		Hydrobrake (Area is based on 4350, as 980 is an ex. road, drained as part of Ph1)		
3c. Proposed SuDS Measures				
	Catchment area (m ²)	Plan area (m ²)	Storage vol. (m ³)	
Rainwater harvesting	360	 	0	
Infiltration systems	0	 	0	
Green roofs	0	0	0	
Blue roofs	0	0	0	
Filter strips	0	0	0	
Filter drains	0	0	0	
Bioretention / tree pits	0	0	0	
Pervious pavements	38	38	2	
Swales	0	0	0	
Basins/ponds	0	0	0	
Attenuation tanks	3952	 	222	
Total	4350	38	224	

3. Drainage Strategy

4a. Discharge & Drainage Strategy		Page/section of drainage report
Infiltration feasibility (2a) – geotechnical factual and interpretive reports, including infiltration results		Refer to original FRA - Section 2.4
Drainage hierarchy (2b)		Original FRA - Section 5 & Discharge condition report - Section 3
Proposed discharge details (2c) – utility plans, correspondence / approval from owner/regulator of discharge location		Discharge condition report - Appendices
Discharge rates & storage (3a) – detailed hydrologic and hydraulic calculations		Discharge conditions report - Section 4 & Appendices
Proposed SuDS measures & specifications (3b)		Discharge conditions report - Section 4 & Appendices
4b. Other Supporting Details		Page/section of drainage report
Detailed Development Layout		Refer to Architects plans
Detailed drainage design drawings, including exceedance flow routes		Discharge conditions report - Appendices
Detailed landscaping plans		Refer to Landscape Plans
Maintenance strategy		Discharge conditions report - SC 3
Demonstration of how the proposed SuDS measures improve:		Discharge conditions report - SC 3
a) water quality of the runoff?		Discharge to CW sewer
b) biodiversity?		permeable paving
c) amenity?		permeable paving

4. Supporting Information