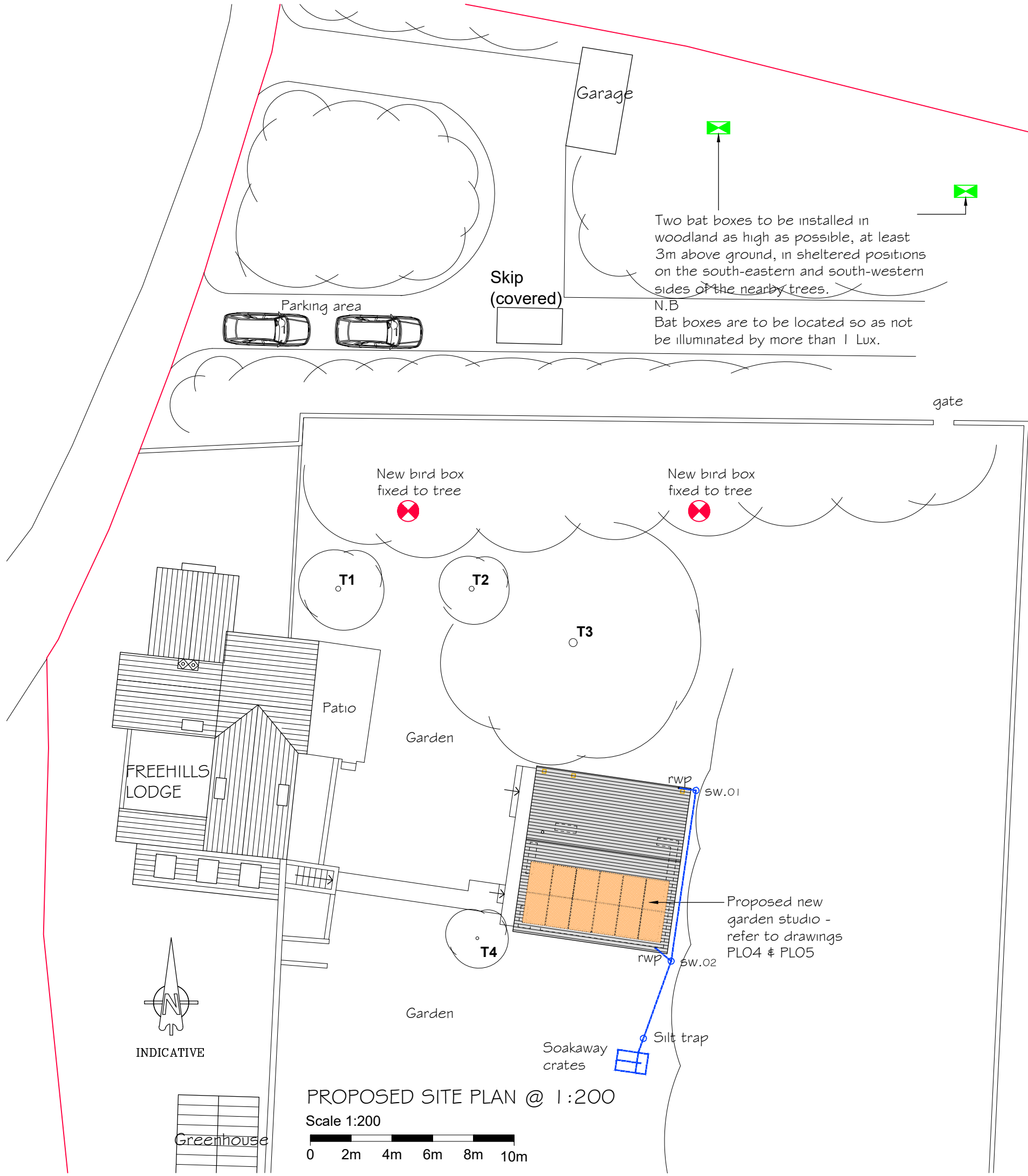




SURFACE WATER DRAINAGE

All rainwater to drain via 112mm black plastic half round guttering and 68mm diameter circular down pipes to connect directly to below ground drainage runs. New below ground drainage to consist of 100mm dia Osma pipe or similar approved to BS EN 1401 + with fully flexible joints and laid to falls (1:100 min) to discharge to a new soakaways situated a minimum of 5m from any building. Inspection chambers to be proprietary uPVC.

Pipes to be laid in 5 - 10mm pea shingle surround min 100mm all round the drain, in accordance with AD H & BS 6367 and BS 8301. Drain runs with less than 600mm cover in garden areas to be protected by concrete slabs.

Access points to be provided on or near the head of each drain run. At a bend and or change in gradient.

Soakaway to be constructed using 'Polypipe Polystorm Cells' 1000x500x400 (LxWxH) or similar approved wrapped in a permeable geotextile with a minimum 100mm encasement of selected granular material (100% passing a 5mm sieve). Depth of soakaway to be as per manufacturers recommendations.

A 'Polypipe Ridgistorm' silt trap is to be incorporated upstream of soakaway in accordance with manufacturers recommendations.

Ecological Enhancements to be read in conjunction with Philips Ecology - Extended Phase 1 Ecological Assessment.

- The provision of new bird nesting opportunities in the form of two bird boxes comprising a mix of hole and open fronted nest boxes to be installed on the nearby trees.

- The provision of bat boxes. Two boxes to be installed as high as possible, at least 3m above ground, in sheltered positions on the south-eastern and south-western sides of the nearby trees or on the existing dwelling.

NOTES:

ALL DIMENSIONS TO BE CHECKED ON SITE AND VERIFIED PRIOR TO COMMENCING WORKS/MANUFACTURE. ANY DISCREPANCIES TO BE REPORTED TO NOUVEAU ARCHITECTURE

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ISSUED FOR PLANNING PURPOSES ONLY

Rev	Date	Description
B	06.03.25	Proposed location of bat and bird boxes added. Plan updated to show existing parking area.
A	13.01.25	Surface water drainage added. Building moved 0.5m to the East. Ecological Enhancement information added.
Rev	Date	Description
Revisions		

CLIENT:

Mr J Brooks & Mrs C Fairbairn
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Bursledon
SO31 1AB

PROJECT:

New Garden Studio
Freehills Lodge
Doddwell Lane
Bursledon
SO31 1AB

DRAWING TITLE:

Proposed Site Plan

PLANNING APPLICATION

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SCALE:	As shown @ A3		
DATE:	September 2024		
DRAWN:	ASW		
CHECKED BY:			
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