



GENERAL NOTES:

1. TOPOGRAPHICAL SURVEY WAS TAKEN FROM NGM SURVEYS DRAWING NUMBER 3167-01 DATED MARCH 2018, RECEIVED FROM SAVILLS ON 06.11.2018 AND FORMS THE BASE INFORMATION FOR THIS PLAN

LEGEND:

SITE BOUNDARY (AREA = 3,889m²)

EXISTING HARD LANDSCAPING (AREA = 2,133m²)

EXISTING SOFT LANDSCAPING (AREA = 1,756m²)

1 PLANNING ISSUE

12.12.18 HM PDS PDS

Mark Revision

Date Drawn Chkd Appd

SCALING NOTE: Do not scale from this drawing. If in doubt, ask.

UTILITIES NOTE: The position of any existing public or private sewers, utility services, plant or apparatus shown on this drawing is believed to be correct, but no warranty to this is expressed or implied. Other such plant or apparatus may also be present but not shown. The Contractor is therefore advised to undertake his own investigation where the presence of any existing sewers, services, plant or apparatus may affect his operations.

Drawing Issue Status

PLANNING

STATUS PARK, HEATHROW

EXISTING DRAINAGE CATCHMENTS

Client

MBH HEATHROW LTD

Date of 1st Issue

12.12.2018

Designed

HM

Drawn

HM

A1 Scale

1:125 A1 / 1:250 A3

Checked

PDS

Approved

PDS

Project Number

44303-PBA-XX-C-DR

Revision

1

Drawing Number

500-S0

pba

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Stantec

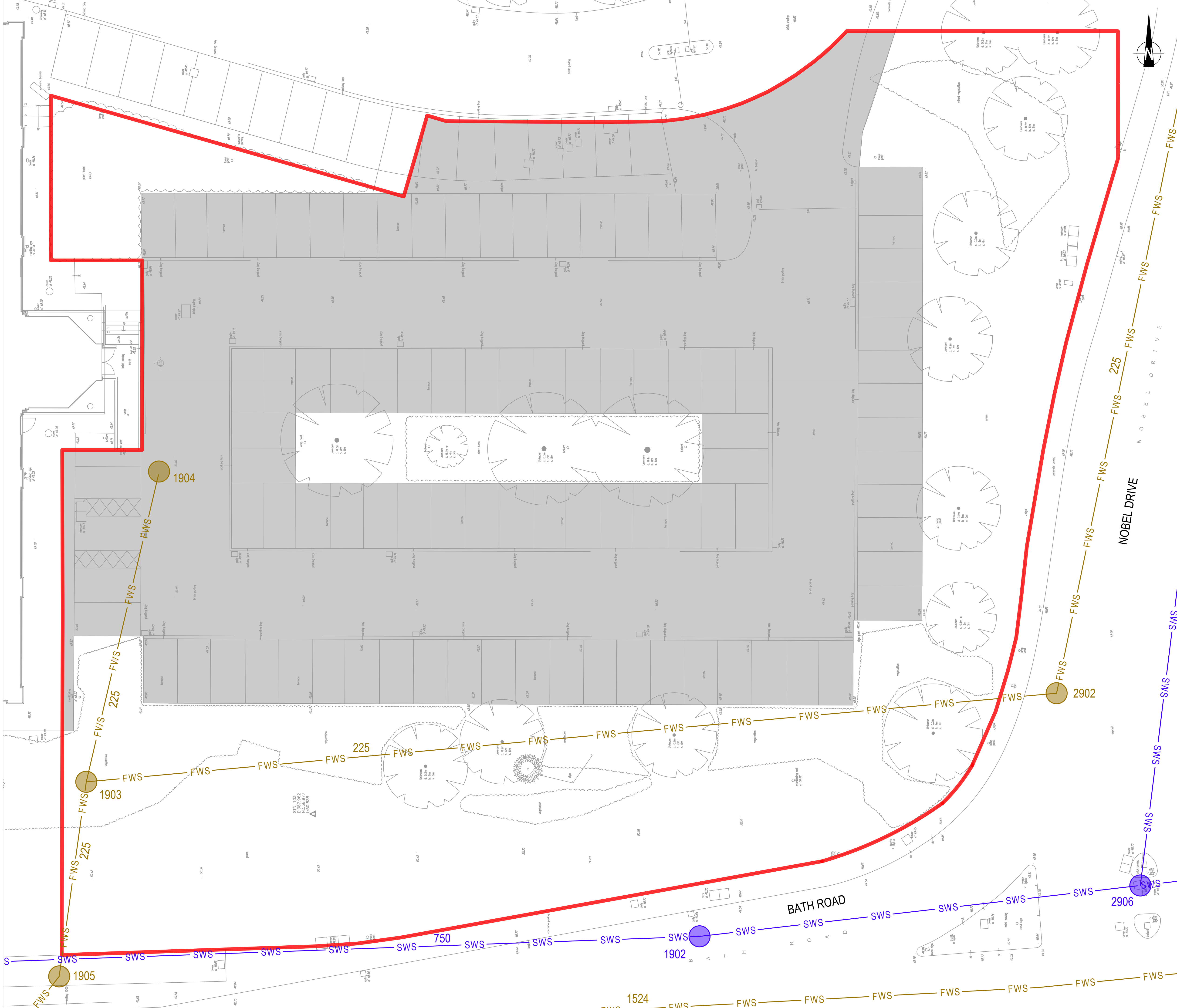
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J:\44303 Land Adjacent to Building 2 - Heathrow\5. Drawings & Models\CAD\Civils\44303-PBA-XX-C-DR-500-S0 - EXISTING DRAINAGE CATCHMENTS.dwg, 11/12/2018 17:12:08, DWG To PDF.pc3



GENERAL NOTES:

- PROPOSED ARCHITECTURAL LAYOUT AND SITE BOUNDARY RECEIVED FROM COLLARDO COLLINS ARCHITECTS (18032 P1-100 REV P6) ON 06.12.2018
- PROPOSED LANDSCAPE LAYOUT (BD 0205 SD801 R02) RECEIVED FROM BD LANDSCAPE ARCHITECTS 28.11.2018
- TOPOGRAPHICAL SURVEY WAS TAKEN FROM NGM SURVEYS DRAWING NUMBER 3167-01 DATED MARCH 2018, RECEIVED FROM SAVILLS ON 06.11.2018

EXISTING DRAINAGE NOTES:

- FULL TOPOGRAPHICAL SURVEY IS SHOWN ON THIS PLAN
- DRAINAGE SHOWN WAS TAKEN FROM THAMES WATER ASSET LOCATION SEARCH (PBA REF 44303) ALS/ALS Standard/2018_3835252, SEARCH DATE 13 JULY 2018

LEGEND:

- SITE BOUNDARY
- SWS EXISTING SURFACE WATER DRAINAGE FROM ASSET RECORDS
- FWS EXISTING FOUL WATER DRAINAGE FROM ASSET RECORDS
- EXISTING HARD LANDSCAPING

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1	PLANNING ISSUE	12.12.18	HM	PDS	PDS
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Drawing Issue Status

PLANNING

STATUS PARK, HEATHROW

EXISTING DRAINAGE LAYOUT

Client

MBH HEATHROW LTD

Date of 1st Issue	Designed	Drawn
12.12.2018	HM	HM
A1 Scale	Checked	Approved
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Project Number	Revision	
44303-PBA-XX-C-DR	1	
Drawing Number		
501-S0		

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GENERAL NOTES:

- PROPOSED ARCHITECTURAL LAYOUT AND SITE BOUNDARY RECEIVED FROM COLLARDO COLLINS ARCHITECTS (18032 P1-100 REV P6) ON 06.12.2018
- PROPOSED LANDSCAPE LAYOUT (BD 0205 SD801 R02) RECEIVED FROM BD LANDSCAPE ARCHITECTS 28.11.2018
- TOPOGRAPHICAL SURVEY WAS TAKEN FROM NGM SURVEYS DRAWING NUMBER 3167-01 DATED MARCH 2018, RECEIVED FROM SAVILLS ON 06.11.2018

PROPOSED DRAINAGE CATCHMENT NOTES:

- TOPOGRAPHICAL SURVEY IS ONLY SHOWN OUTSIDE OF THE SITE BOUNDARY
- ALL CATCHMENTS BASED ON PROPOSED ARCHITECTURAL LAYOUT RECEIVED FROM COLLARDO COLLINS ARCHITECTS (18032 P1-100 REV P3) ON 06.11.2018

LEGEND:

- SITE BOUNDARY (AREA = 3,889m²)
- PROPOSED BUILDINGS (AREA = 875m²)
- PROPOSED HARD LANDSCAPING (AREA = 1,269m²)
- PROPOSED SOFT LANDSCAPING (AREA = 1,745m²)

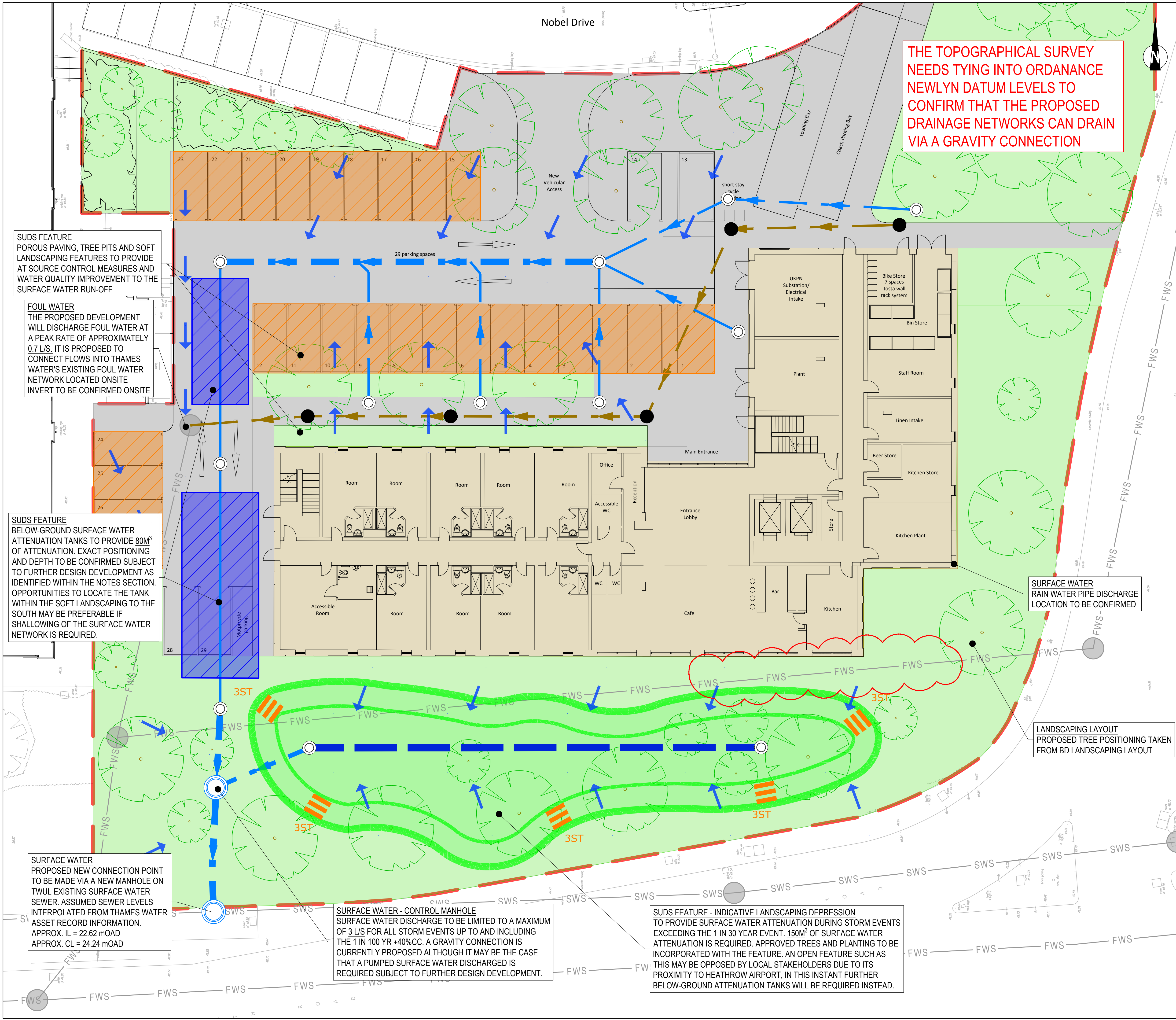
1	PLANNING ISSUE	12.12.18	HM	PDS	PDS
Mark	Revision	Date	Drawn	Chkd	Appd

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Drawing Issue Status
PLANNING

STATUS PARK, HEATHROW PROPOSED DRAINAGE CATCHMENTS

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Date of 1st Issue 12.12.2018	Designed HM	Drawn HM	
A1 Scale 1:125 A1 / 1:250 A3	Checked PDS	Approved PDS	
Project Number 44303-PBA-XX-C-DR		Revision 1	
Drawing Number 510-S0			



THE TOPOGRAPHICAL SURVEY NEEDS TYING INTO ORDANANCE NEWLYN DATUM LEVELS TO CONFIRM THAT THE PROPOSED DRAINAGE NETWORKS CAN DRAIN VIA A GRAVITY CONNECTION

SUDS FEATURE
POROUS PAVING, TREE PITS AND SOFT LANDSCAPING FEATURES TO PROVIDE AT SOURCE CONTROL MEASURES AND WATER QUALITY IMPROVEMENT TO THE SURFACE WATER RUN-OFF

FOUL WATER
THE PROPOSED DEVELOPMENT WILL DISCHARGE FOUL WATER AT A PEAK RATE OF APPROXIMATELY 0.7 L/S. IT IS PROPOSED TO CONNECT FLOWS INTO THAMES WATER'S EXISTING FOUL WATER NETWORK LOCATED ONSITE INVERT TO BE CONFIRMED ONSITE

SUDS FEATURE
BELOW-GROUND SURFACE WATER ATTENUATION TANKS TO PROVIDE 80M³ OF ATTENUATION. EXACT POSITIONING AND DEPTH TO BE CONFIRMED SUBJECT TO FURTHER DESIGN DEVELOPMENT AS IDENTIFIED WITHIN THE NOTES SECTION. OPPORTUNITIES TO LOCATE THE TANK WITHIN THE SOFT LANDSCAPING TO THE SOUTH MAY BE PREFERABLE IF SHALLOWING OF THE SURFACE WATER NETWORK IS REQUIRED.

SURFACE WATER
PROPOSED NEW CONNECTION POINT TO BE MADE VIA A NEW MANHOLE ON TWUL EXISTING SURFACE WATER SEWER. ASSUMED SEWER LEVELS INTERPOLATED FROM THAMES WATER ASSET RECORD INFORMATION. APPROX. IL = 22.62 mOAD APPROX. CL = 24.24 mOAD

SURFACE WATER - CONTROL MANHOLE
SURFACE WATER DISCHARGE TO BE LIMITED TO A MAXIMUM OF 3 L/S FOR ALL STORM EVENTS UP TO AND INCLUDING THE 1 IN 100 YR +40%CC. A GRAVITY CONNECTION IS CURRENTLY PROPOSED ALTHOUGH IT MAY BE THE CASE THAT A PUMPED SURFACE WATER DISCHARGED IS REQUIRED SUBJECT TO FURTHER DESIGN DEVELOPMENT.

SUDS FEATURE - INDICATIVE LANDSCAPING DEPRESSION
TO PROVIDE SURFACE WATER ATTENUATION DURING STORM EVENTS EXCEEDING THE 1 IN 30 YEAR EVENT. 150M³ OF SURFACE WATER ATTENUATION IS REQUIRED. APPROVED TREES AND PLANTING TO BE INCORPORATED WITH THE FEATURE. AN OPEN FEATURE SUCH AS THIS MAY BE OPPOSED BY LOCAL STAKEHOLDERS DUE TO ITS PROXIMITY TO HEATHROW AIRPORT, IN THIS INSTANT FURTHER BELOW-GROUND ATTENUATION TANKS WILL BE REQUIRED INSTEAD.

NOTES

- PROPOSED ARCHITECTURAL LAYOUT AND SITE BOUNDARY RECEIVED FROM COLLARDCOLLINS ARCHITECTS (P1-100 REV P6) ON 06.12.2018
- PROPOSED LANDSCAPE LAYOUT (BD 0205 SD801 R02) RECEIVED FROM BD LANDSCAPE ARCHITECTS 28.11.18
- TOPOGRAPHICAL SURVEY WAS TAKEN FROM NGM SURVEYS DRAWING NUMBER 3167-01 DATED MARCH 2018. RECEIVED FROM SAVILLS ON 06.11.2018
- THE TOPOGRAPHICAL SURVEY AND PROPOSED LAYOUTS HAVE NOT BEEN PROVIDED TO A GLOBAL COORDINATE SYSTEM, THEREFORE PBA HAVE LOCATED THEM BASED ON COMMON POINTS THE ACCURACY OF WHICH NEED VERIFICATION
- THE LOCATION AND SIZE OF THE SURFACE WATER ATTENUATION FEATURES, SUDS AND THE SURFACE WATER DRAINAGE NETWORK ARE INDICATIVE ONLY AND SUBJECT TO FURTHER DESIGN DEVELOPMENT AND COORDINATION WITH THE DESIGN TEAM
- EXISTING AND PROPOSED UTILITIES AND DRAINAGE WILL REQUIRE COORDINATION AT THE NEXT STAGE. DIVERSIONS OF EXISTING SERVICES MAY BE REQUIRED
- IT IS PROPOSED TO DISCHARGE SURFACE WATER (AT A PROPORTION OF THE SITE'S GREENFIELD RUN-OFF RATE) TO A NEW THAMES WATER (TWUL) SURFACE WATER MANHOLE CONSTRUCTION WITHIN BATH ROAD'S NORTHERN FOOTWAY
- THE DEVELOPMENT'S SURFACE WATER ATTENUATION REQUIREMENT IS 240M³ BASED ON A THREE TIMES GREENFIELD DISCHARGE RATE OF 3.0 L/S FOR THE 1 IN 100 ANNUAL PROBABILITY STORM EVENT + 40% CC. CALCULATIONS ARE BASED ON AN INNOVYZE MICRODRAINAGE MODEL, USING AN IMPERMEABLE AREA OF 0.223 HA
- SURFACE WATER RUN-OFF IS PROPOSED TO BE ATTENUATED WITHIN THE PIPE NETWORK, BELOW-GROUND ATTENUATION GRATES AND LANDSCAPING DEPRESSION. THE SURFACE WATER STRATEGY LOOKS TO CONVEY AND ATTENUATE SURFACE WATER RUN-OFF DURING THE 1 IN 30 YEAR STORM WITHIN THE BELOW GROUND NETWORK
- NEXT STEPS WORKING TOWARDS STAGE 3 DESIGN:
 - CCTV DRAINAGE SURVEY TO CONFIRM EXISTING DRAINAGE EXTENTS AND CONNECTION LOCATIONS. EXACT LOCATION OF TWUL'S ADAPTABLE DRAINAGE NETWORK ONSITE TO BE CONFIRMED
 - DEVELOPMENT OF SITE'S PROPOSED EXTERNAL TO ASSESS IF A GRAVITY SURFACE WATER OUTFALL CAN BE IMPLEMENTED
 - SOAKAWAY TESTING TO BE CARRIED OUT (BRE 365)

LEGEND

- SITE BOUNDARY
- SWS EXISTING SURFACE WATER SEWER
- FWS EXISTING FOUL WATER SEWER
- PROP. PRIVATE SURFACE WATER DRAIN
- PROP. PRIVATE FOUL WATER DRAIN
- PROP. FILTER DRAIN
- OVERLAND SURFACE WATER FLOW DIRECTION
- BELOW-GROUND SURFACE WATER ATTENUATION CRATES
- POROUS PARKING AREAS
- 3ST STEPS
- POSSIBLE BUILD-OVER AGREEMENT TO BE DISCUSSED WITH THAMES WATER. LATERAL DRAINAGE / ADAPTABLE SEWERS TO BE LOCATED 1.5M FROM PILE FOUNDATION (OUTSIDE FACE TO OUTSIDE FACE)

LANDSCAPING DEPRESSION

INSPECTION CHAMBER AND OUTFALL

BASE OF THE DEPRESSION LAID TO GENTLE FALLS TOWARDS INFILTRATION TRENCH

BANK (1:3.5 SLOPE)

FILTER DRAIN (LINED GRANULAR FILLED TRENCH)

ACCESS STEPS (OR LANDSCAPED RAMP (5m & 1:10))

2	PLANNING	12.12.18	HM	KG	PDS
1	DRAFT FOR COMMENTS	28.11.18	HM	PDS	-
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Drawing Issue Status

PLANNING

STATUS PARK, HEATHROW

PROPOSED DRAINAGE STRATEGY

Client

MBH HEATHROW LTD

Date of 1st Issue	Designed	Drawn
28.11.18	HM	HM
A1 Scale	Checked	Approved
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