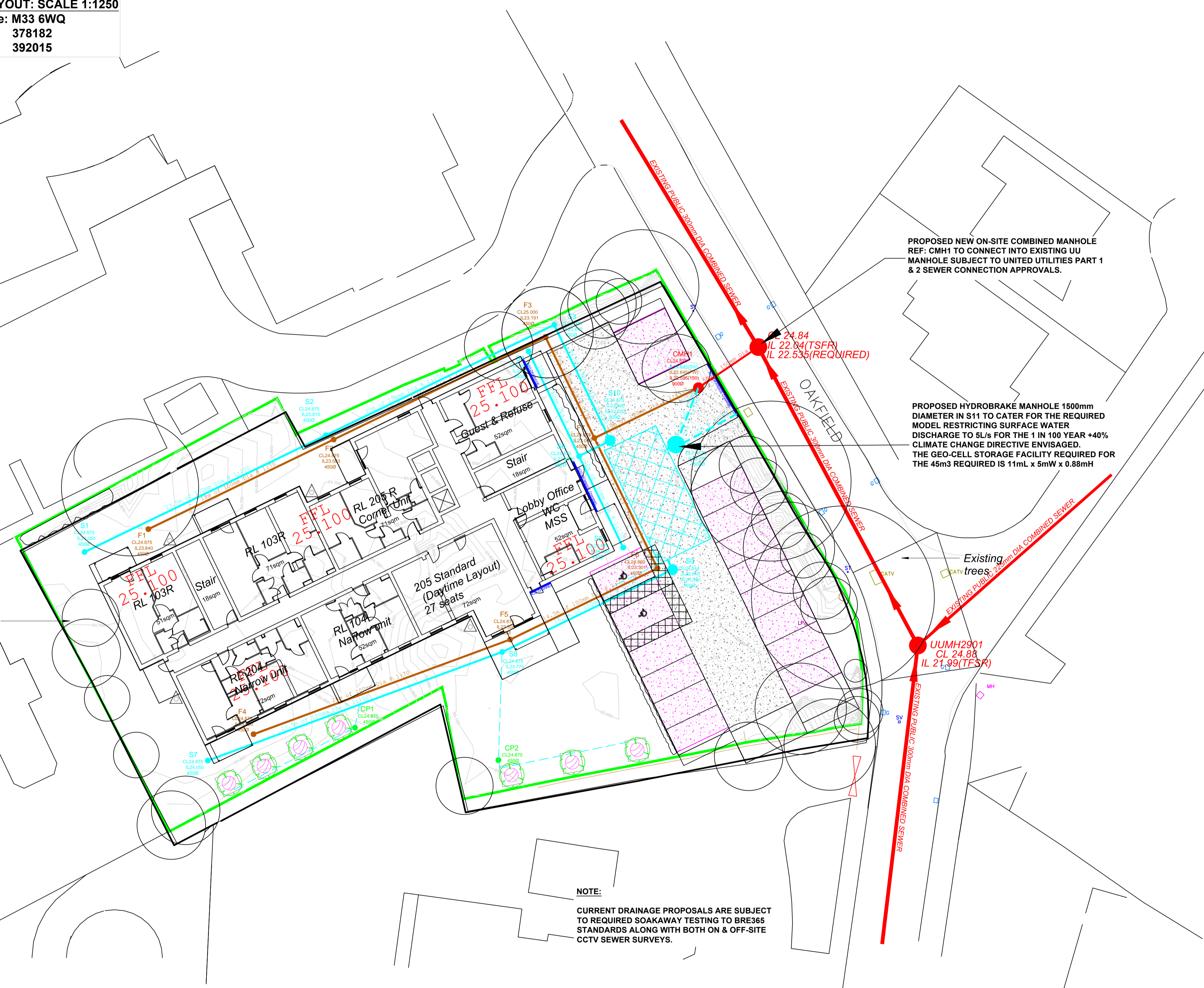


PLAN LAYOUT: SCALE 1:1250
 Post Code: M33 6WQ
 Easting: 378182
 Northing: 392015

Existing trees

SITE LAYOUT: SCALE 1:200
 Post Code: M33 6WQ
 Easting: 378182
 Northing: 392015



NOTE:
 CURRENT DRAINAGE PROPOSALS ARE SUBJECT TO REQUIRED SOAKAWAY TESTING TO BRE365 STANDARDS ALONG WITH BOTH ON & OFF-SITE CCTV SEWER SURVEYS.

PROPOSED NEW ON-SITE COMBINED MANHOLE REF: CMH1 TO CONNECT INTO EXISTING UU MANHOLE SUBJECT TO UNITED UTILITIES PART 1 & 2 SEWER CONNECTION APPROVALS.

PROPOSED HYDROBRAKE MANHOLE 1500mm DIAMETER IN S11 TO CATER FOR THE REQUIRED MODEL RESTRICTING SURFACE WATER DISCHARGE TO SLs FOR THE 1 IN 100 YEAR +40% CLIMATE CHANGE DIRECTIVE ENVISAGED. THE GEO-CELL STORAGE FACILITY REQUIRED FOR THE 45m3 REQUIRED IS 11mL x 5mW x 0.88mH

REVISIONS		
Rev.	Date	By
A	15-07-2022	DMS

- KEY:**
- Site Boundary 0.215Ha ——
 - Proposed Finished Floor Level - Apartments **FFL 25.100**
 - Existing Public UU Combined Sewer ●—
 - Proposed Private Foul water Sewer, Manhole, pipe size, CL/IL ●—
 - Proposed Private Surface water Sewer, Manhole, pipe size, CL/IL ●—
 - Proposed Geo-storm Cell ■
 - Proposed Catchpit Manhole with SL (Sump Level) ● S16 CL30.000 IL23.000 S25.000 IL23.700 (Sump Level)
 - Proposed Tree Harvesting Catchpit Manhole & Diameter ● CP1 CL24.875
 - Proposed Drainage Channel —— Drainage Channel
 - Existing Contours ——
 - Proposed Porous Block Paving, stone & Membrane Blanket surround ■
 - Proposed Porous Bitmac Surface, stone & Membrane Blanket surround ■
 - Proposed Tree Pits ○
 - Proposed Water Butt △

Project Title
 Land off Oakfield
 Site
 Manchester
 M33 6WQ

Drawing Title
 Proposed Drainage
 Layout

Scale 1:200@A1 Date 15 July 2022
 Drawn: DMS Checked:
 Drawing No. **McC&S-OR-S-DEV-100-003** A

© McCarthy & Stone Retirement Lifestyles Limited
 All rights reserved. The reproduction of all or any part of this drawing without the prior written consent of McCarthy & Stone Retirement Lifestyles Limited is prohibited.

ALL DIMENSIONS TO BE CHECKED ON SITE. WORK TO FIGURED DIMENSIONS ONLY. REPORT DISCREPANCIES TO THE ARCHITECT AT ONCE BEFORE PROCEEDING.