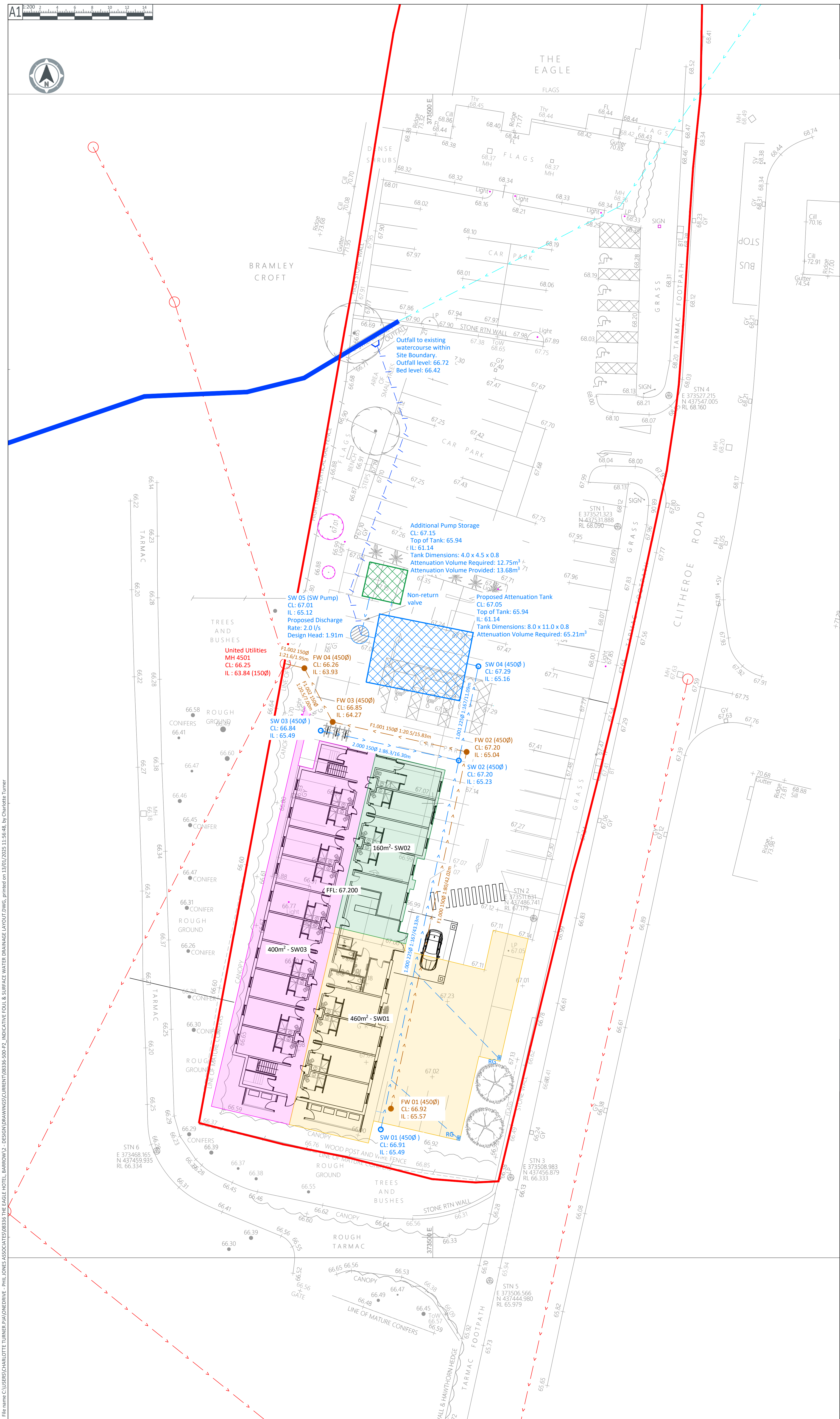




CDM Note

These drawings have been produced with reference to the CDM Regulations 2015. Please note that these are pre-construction phase drawings and should be subject to further design risk management as required in accordance with Regulation 9.

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- No assessment of earthworks has been undertaken at this stage.
- The site may be subject to ground re-profiling, to be reviewed at a later design stage.
- No considerations of utilities or ecology has been undertaken at this stage.
- Drawing should be read in conjunction with all other relevant scheme drawings.
- Drawing Includes:
 - Site Layout provided by Frank Belshaw Building Surveyors in November 2024.
 - Topographic survey provided by Frank Belshaw Building Surveyors May 2023.
 - Location of United Utilities Combined Water Manhole based on United Utilities Sewer Records dated August 2024.
- Surface Water Drainage Strategy based on:
 - Assumed 100% impermeable area for additional proposed building, parking and footways
 - Existing impermeable area of parking areas to be retained excluded from calculations
 - FEH 22 Rainfall Data and CV value of 1.0.
 - Discharge limited to 2.0 l/s for all events up to and including the 1 in 100 year plus 50% climate change event.
- Foul Water Drainage Layout Design based on:
 - 38 Room Hotel with no on-site dining/conference room facilities.
- Additional pump storage provided in a separate attenuation tank in accordance with Design and Construction Guidance (125m³ of storage to be provided per 1 ha of impermeable area).
- The exact location, depth and condition of all sewers is to be confirmed via survey prior to detailed design.
- Drainage Strategy subject to review and approval by the LLFA and United Utilities

Key:

- Site Boundary
- Proposed Foul Water Sewer
- Proposed Surface Water Sewer
- Proposed Attenuation Tank
- Additional Pump Storage Attenuation Tank
- Private Package Pumping Station
- Proposed Gully
- Proposed Headwall
- Proposed Foul Manhole
- Proposed Surface Water Manhole
- Existing Watercourse
- Private Surface Water Sewer
- United Utilities Combined Water Sewer
- Catchment A- 400m2
- Catchment B- 160m2
- Catchment C- 460m2

P2	13/01/2025	Revised Key	CT	KW	KW
P1	07/01/25	Updated site plan & Drainage Strategy	AB	KW	KW
P0	12/11/24	FIRST ISSUE	GC	KW	KW
Rev	Date	Revision Note	Drw	Chk	App

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Client

Mr. K. Berkins

Project

The Eagle at Barrow
Clitheroe Road, Clitheroe

Title

Indicative
Foul & Surface Water
Drainage Layout

Drawing Issue Status
For Planning

PJA Ref 08336	Scale @ A1 1:200	Date 07/01/2025
Drawing No. 08336-WR-0500		Revision P2
Primary Contact kerry.whitehouse@pja.co.uk		