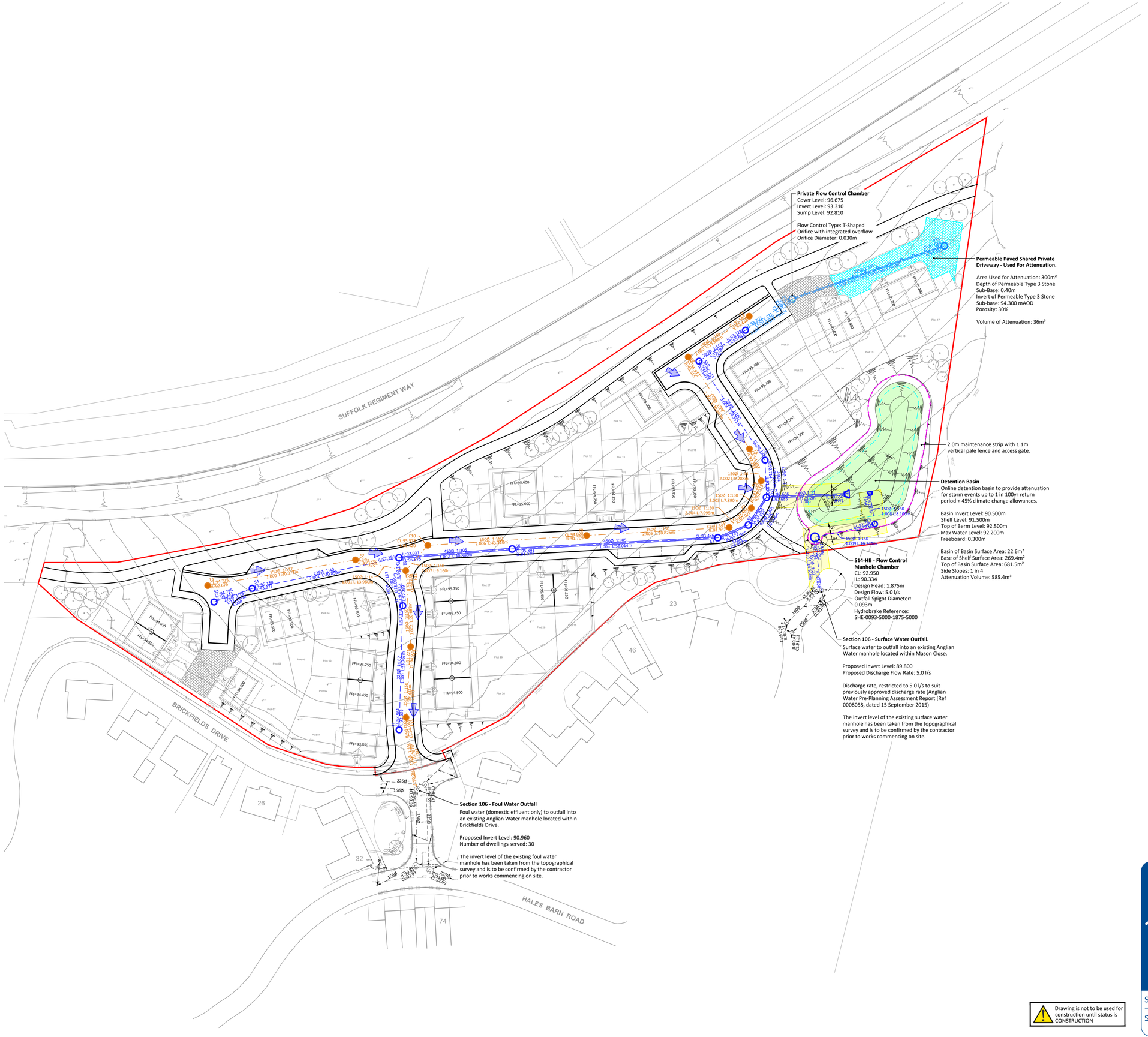


General Notes

1. All dimensions are in metres unless otherwise stated.
2. All levels are in metres.
3. This drawing is to be read in conjunction with all relevant Engineers and Architect's drawings, Specifications, Reports and Engineering Details.
4. Do not scale for construction purposes.

Drawing Key

- Site Boundary
- Adoptable Section 104 Surface Water Sewer
- Adoptable Section 104 Surface Water Sewer
- Adoptable Section 104 Headwall
- Private Surface Water Sewer
- Perforated Pipe
- FFL=00.000 — Finished Floor Levels +/- 0.5m subject to detailed design
- Section 104 Easement
- Permeable Block Paving (Attenuation & Treatment, Lined With Impermeable Membrane)
- Permeable Block Paving (Treatment Only, Lined With Impermeable Membrane)
- Extents of Detention Basin
- Banking
- 1.1m Vertical Pale Fence With Access Gate
- Surface Water Exceedance Flow Arrows

Drainage Strategy Summary

- This drawing has been prepared in support of the proposed Section 73 planning application and updates the approved drainage strategy to reflect the proposed amendments to the approved site layout.
- The revised drainage strategy has been developed in accordance with the drainage principles established under Outline Planning Permission DC/16/0473/OUT and Reserved Matters Approval DC/22/1398/RM, and maintains the approved surface water drainage strategy and associated hydraulic design criteria for the site.
- The proposed amendments comprise local revisions to the drainage layout to accommodate the amended development proposals, together with engineering refinements to improve the efficiency of the drainage network. The overall drainage strategy remains unchanged.
- Surface water runoff will continue to discharge via the approved outfall at a restricted rate of 5.0 l/s, with attenuation provided for the 1 in 100 year rainfall event including 45% climate change allowance.
- Surface water attenuation is provided by an online detention basin together with permeable paving beneath the shared private driveways.
- The revised drainage strategy maintains the approved standard of flood risk mitigation and will ensure there is no increase in flood risk on or off the site.
- The proposed drainage layout has been updated only where necessary to reflect the amended development proposals whilst maintaining the principles of the approved surface water drainage strategy for the site.

Health, safety & the environment

In accordance with the Construction (Design and Management) Regulations 2015, the designs and details on this drawing have been the subject of a Designers Risk Assessment, to identify risks in the construction, use, or demolition of the scheme.

It is not considered necessary for Designers to highlight obvious and/or common risks (such as deep excavations, manual handling and working around heavy plant) which Contractors should be familiar with, and be able to control by good management and site practice.

So far as is reasonably practicable, the risks inherent in the design have been eliminated. Where it has been considered that elimination of a risk (or part of a risk) is not reasonably practicable, it has been reduced.

Significant unusual residual risks are identified on the drawings by use of a yellow caution marker, beside the measures which have been adopted to eliminate them.

This drawing has been based/developed using the following external drawings

Type	Company	Drawing date	Drawing title	Date received	Rev
Site Layout	James Garner Architecture	June 2026	26005 0102-P04 Proposed Site Layout.dwg	30.06.2026	P04
Topographical survey	Utility Mapping	June 2026	UM26-4113-MIN Brickfields Drive, Haverhill (Sheets 1 - 4)	24.06.2026	2

Drawing is not to be used for construction until status is CONSTRUCTION

The JPP Group
- Infrastructure Design
- Highways
- Structural Engineering
- Development Planning
- Geotechnical & Environmental
- Surveying
- Construction Management

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Client	Minster Property Group
Project	Brickfields Drive Haverhill
Title	Drainage Strategy Layout

Scale at A1	1:500	Drawn by	EM	Checked by LC	Date June 2026
Status	**FOR PLANNING**	Project ref	31698	Drawing no.	102
					Revision -