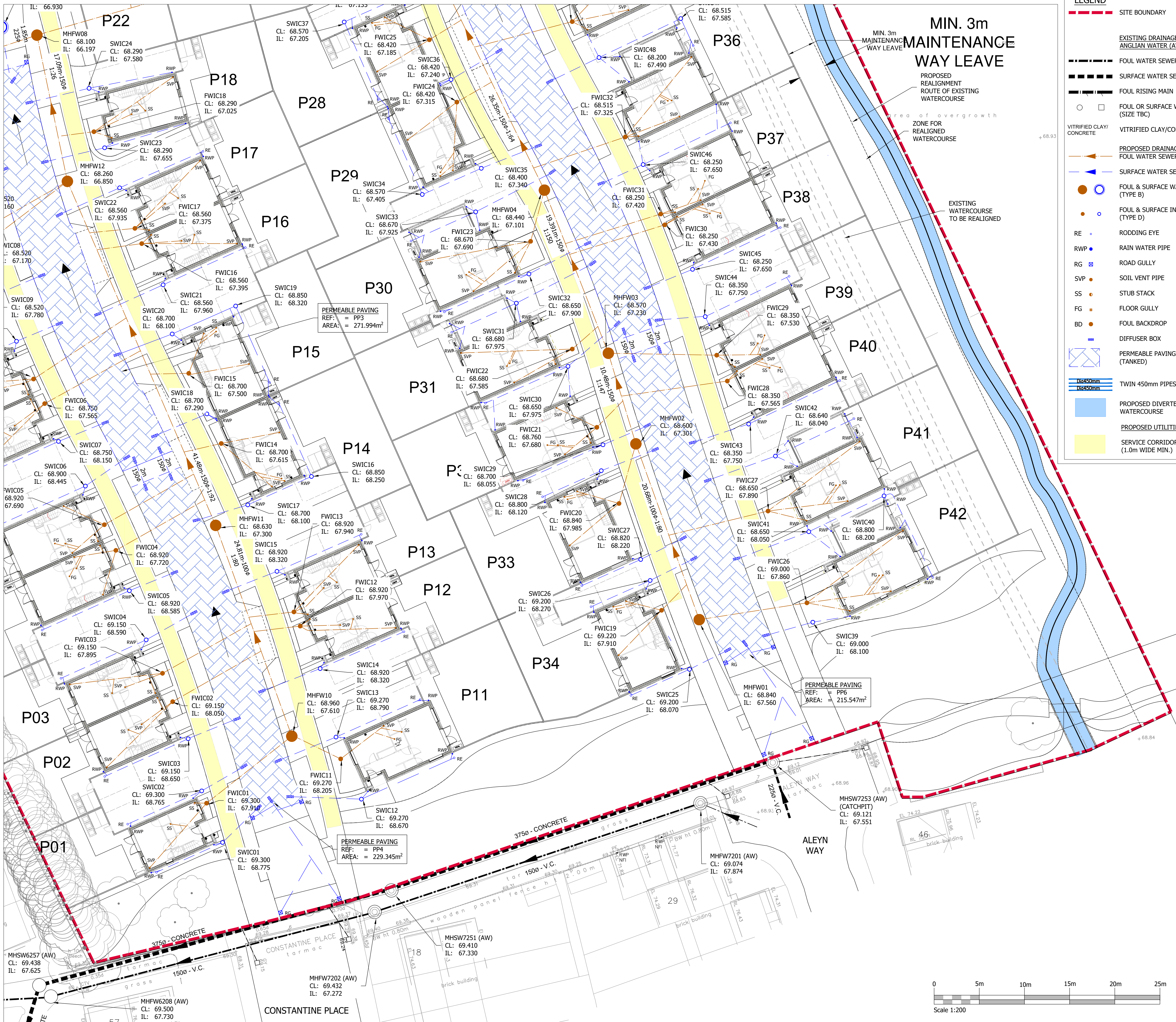
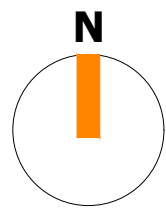




LEGEND

SITE BOUNDARY

- EXISTING DRAINAGE (PUBLIC) ANGLIAN WATER (AW)
- FOUL WATER SEWER/DRAIN
- SURFACE WATER SEWER/DRAIN
- FOUL RISING MAIN
- FOUL OR SURFACE WATER MANHOLES (SIZE TBC)
- VITRIFIED CLAY/ CONCRETE
- PROPOSED DRAINAGE: FOUL WATER SEWER/DRAIN (1000 u.n.o)
- SURFACE WATER SEWER/DRAIN (1000 u.n.o)
- FOUL & SURFACE WATER MANHOLE (TYPE B)
- FOUL & SURFACE INSPECTION CHAMBER (TYPE D)
- RE RODDING EYE
- RWP RAIN WATER PIPE
- RG ROAD GULLY
- SVP SOIL VENT PIPE
- SS STUB STACK
- FG FLOOR GULLY
- BD FOUL BACKDROP
- DIFFUSER BOX
- PERMEABLE PAVING (TANKED)
- TWIN 450mm PIPES FOR CULVERT
- PROPOSED DIVERTED WATERCOURSE
- PROPOSED UTILITIES: SERVICE CORRIDOR (1.0m WIDE MIN.)

- NOTES:
- TOPOGRAPHICAL SURVEY PROVIDED BY TERRAIN SURVEYS DATED SEPTEMBER 2020, (DRAWING NUMBER TS20-331-1).
 - PROPOSED SITE PLAN BY ARCHITECTS ROCK TOWNSEND, DRAWING NUMBER: RR-RTA-XX-XX-DR-A-00100, REVISION C02. DATED 05/03/2020.
 - PROPOSED - SETTING-OUT SITE PLAN - HARD LANDSCAPE, ZONES A&B PROVIDED BY ARCHITECTS ROCK TOWNSEND, DRAWING NUMBERS: RR-RTA-A-XX-DR-A-00356 AND, RR-RTA-B-XX-DR-A-00357, REVISIONS C03. DATED 26/02/2026.
 - PROPOSED - SETTING-OUT SITE PLAN - SUBSTRUCTURE + DRAINAGE + SERVICES ZONES A&B PROVIDED BY ARCHITECTS ROCK TOWNSEND, DRAWING NUMBERS: RR-RTA-A-00-DR-A-00350 AND, RR-RTA-B-00-DR-A-00351, REVISION C01. DATED 21/01/2026.
 - PROPOSED UTILITY CORRIDOR IS TO BE AGREED WITH APPOINTED M&E CONSULTANT BASED ON APPROVALS FROM APPOINTED UTILITY PROVIDERS. UTILITY PROVIDERS PROHIBIT THEIR ASSETS BEING LAID IN / BELOW PERMEABLE PAVING THEREFORE, THESE AREAS HAVE BEEN EXCLUDED FROM THE CALCULATED ATTENUATION VOLUMES.
 - ALL PROPOSED DRAINAGE IS TO BE PRIVATELY MAINTAINED.
 - IN PRINCIPLE, ATTENUATION WILL BE PROVIDED THROUGH THE PROVISION OF PERMEABLE PAVING AND OVERSIZED PIPES AS AGREED WITH THE LLFA REPRESENTATIVE. THE AGREED PRINCIPLE IS IDENTIFIED IN THE MINUTES OF MEETING UNDERTAKEN ON THE 18 AUGUST 2020.
 - DEVELOPMENT DISCHARGE RATE OF 2.1/s FOR ALL STORM EVENTS, WITH 40% CLIMATE CHANGE FOR THE 100YR EVENT.
 - PERMEABLE PAVING DESIGN BASED ON GROUND INVESTIGATION CARRIED OUT BY LEAP ENVIRONMENTAL (AUGUST 2019).
 - FURTHER INFILTRATION TESTING REQUIRED TO CONFIRM GROUND SUITABILITY FOR PROPOSED PERMEABLE PAVING DRAINING TO GROUND.
 - ANGLIAN WATER DRAINAGE UPDATED USING CCTV INFORMATION PROVIDED BY RSP UNDERGROUND SERVICES, DRAWING NUMBER: RSP1873, DATED 11/09/2025.

C04	12/03/26	GK/RJ	ARCHITECTS HARD LANDSCAPING PLAN UPDATED TO SHOW CORRECT REAR PATIO AREAS AND UPDATED WATERCOURSE LOCATION. NOTES AMENDED TO SUIT
C03	20/02/26	GK/RJ	DRAINAGE AND WATERCOURSE UPDATED AFTER REVIEWING COMMENTS RECEIVED
C02	18/02/26	GK/RJ	PERMEABLE PAVING UNDER RAMPS OMITTED AND GULLIES ADDED AT SITE ACCESSSES. SERVICE CORRIDOR HAS BEEN UPDATED TO SUIT LATEST M&E LAYOUT. TABLETOPS AT SOUTH OF SITE HAVE BEEN AMENDED TO SUIT GULLY POSITIONS. MANHOLE COVER LEVELS HAVE BEEN AMENDED TO SUIT REVISED LEVELS
C01	30/01/26	GK/RJ	ISSUED FOR CONSTRUCTION
P14	05/12/25	GK/RJ	SITE PLAN UPDATED AND DRAINAGE AMENDED TO SUIT
P01	07/05/21	AS/RJ	ISSUED FOR INFORMATION
REV	DATE	DRAWN/CHK	REVISION INFO

CONSTRUCTION

CLIENT:
CHALKDENE DEVELOPMENTS LTD

PROJECT:
ROYSTON ROAD (SITE 13)
BALDOCK
SG7 6TD

DRAWING TITLE:
PROPOSED DRAINAGE LAYOUT
(SHEET 3 OF 3)

JOB NUMBER:	SCALE AT A1:	REV. STATUS:
SE1877	1:200	A
DRAWING NUMBER:		REVISION:
RR-ISS-XX-XX-DR-C-3012		C04

LONDON 20 IRONMONGER LANE | LONDON | EC2V 8EP | UK
T: +44 (0)207 600 2912

BRISTOL 89-95 REDCLIFFE STREET | BRISTOL | BS1 6LU | UK
T: +44 (0)117 922 7039

www.iesigroup.com