



# PRELIMINARY ENGINEERING: General Notes.

1. Do not scale this drawing. If in doubt, ask.
2. This drawing is to be used for preliminary appraisal of proposed works only. It is not intended for construction use.
3. This drawing is to be read in conjunction with all other relevant Engineers, Architects and specialist design drawings and details.
4. All dimensions are in metres unless noted otherwise. All levels are in metres unless noted otherwise.
5. Highway design shown is indicative only and subject to Housing layout confirmation, planning approval and Section 38/278 technical approval.
6. Drainage design shown is indicative only and subject to Housing layout confirmation, planning approval and Section 104 technical approval.

NOTE: THIS DRAWING IS  
INTENDED FOR PLANNING  
PURPOSES ONLY

| REV | DESCRIPTION                                                                                      | DATE     | INITIAL |
|-----|--------------------------------------------------------------------------------------------------|----------|---------|
| A   | ENGINEERING DESIGN UPDATED TO INCLUDE<br>ADDITIONAL SUDS. DRAWING REFERENCE<br>NUMBER CORRECTED. | 28.07.26 | SC      |

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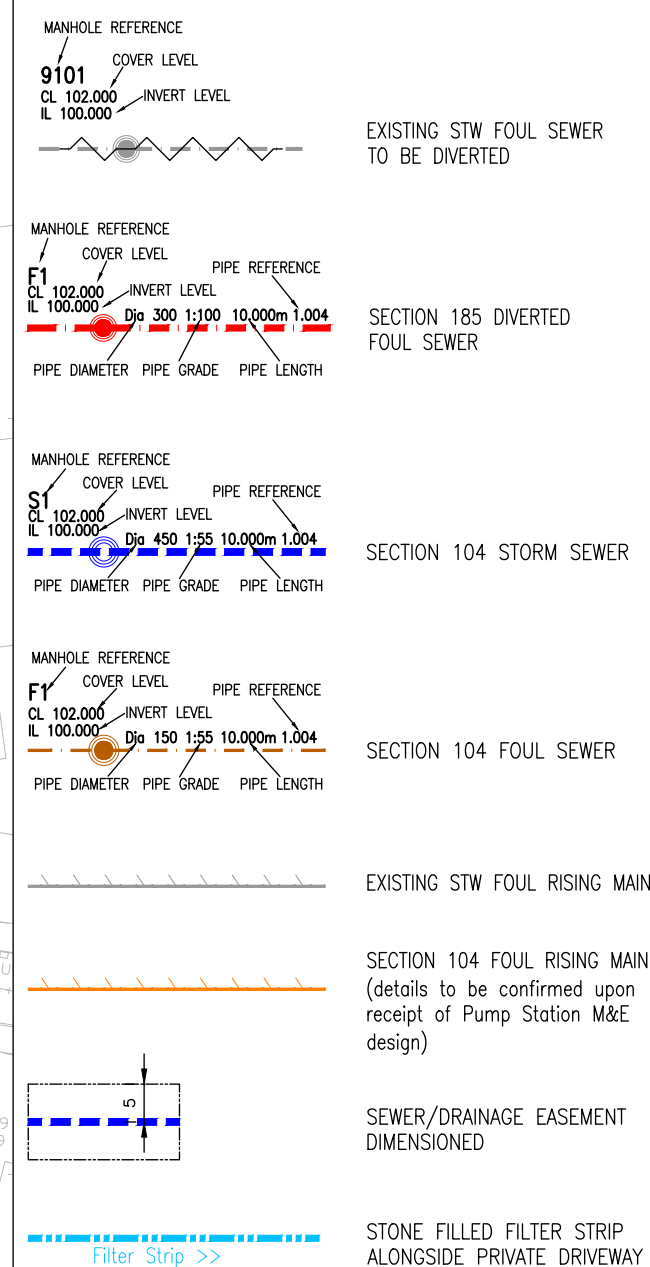
**Jelson**  
HOMES

PROJECT  
PROPOSED RESIDENTIAL DEVELOPMENT AT  
**SAPCOTE ROAD,  
BURBAGE  
SOUTH SITE**

**DRAINAGE GENERAL  
ARRANGEMENT PLAN**  
SHEET 3 OF 3

|                              |                  |                                                                                                                                                   |
|------------------------------|------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| DRAWN<br>SC                  | DATE<br>29-06-26 | PURPOSE OF ISSUE<br><input checked="" type="checkbox"/> PRELIMINARY<br><input type="checkbox"/> APPROVAL<br><input type="checkbox"/> CONSTRUCTION |
| SCALE<br>1/500               | SIZE<br>A1       | REV.<br>A                                                                                                                                         |
| DWG NO.<br><b>E409-00-23</b> |                  |                                                                                                                                                   |

## PRELIMINARY ENGINEERING KEY:



**NETWORK 3  
SITE DESIGN TO CATER FOR THE FIRST 5mm OF RAINFALL**  
SITE IMP AREA = 16,400m<sup>2</sup>  
EQUIVALENT VOLUME OF 82m<sup>3</sup>  
  
DETENTION BASIN BED (exc FOREBAY)  
BED AREA = 403m<sup>2</sup>  
TREATMENT FACTOR  $\times 5 = 2,015m^3$  OF DEVELOPMENT  
EQUIVALENT VOLUME OF 10.1m<sup>3</sup>  
  
REMAINING CATCHMENT TO BE ACCOMMODATED 14,385m<sup>3</sup>  
DETENTION BASIN FOREBAY  
212m<sup>2</sup>  $\times$  0.35m DEEP = 74.2m<sup>3</sup>  
  
5mm RAINFALL SUMMARY  
• SITE REQUIRES 82m<sup>3</sup> TO BE CATERED FOR  
• DETENTION BASIN CATERERS FOR 10.1m<sup>3</sup>  
• FOREBAY CATERERS FOR 74.2m<sup>3</sup>  
  
TOTAL 84.3m<sup>3</sup>

**S18-FLOW CONTROL**  
• MAX. DISCHARGE RATE 7.0 l/s  
• DESIGN HEAD 1.165m  
• 121mm $\phi$  HYDROBRAKE FLOW CONTROL  
model SHE-0121-7000-1165-7000  
  
**DETENTION BASIN 3 - ONLINE**  
• 1,000m<sup>3</sup> STORAGE VOLUME  
• BED LEVEL 99.13m  
• MAX TWL 100.28m  
• BANK LEVEL 100.58m (min)  
• 300mm FREEBOARD  
• DESIGNED FOR 100yr+40cc+10%UC  
• POND SLOPES 1 IN 3

FLOOD COMPENSATION WORKS AS PER DESIGNS SHOWN ON JBA DRAWINGS REF:  
- PIB-JBA-XX-XX-DR-C-0001-General\_Arrangement (Overall)  
- PIB-JBA-XX-XX-DR-C-0002-General\_Arrangement (Sheet 1 of 2)  
- PIB-JBA-XX-XX-DR-C-0003-General\_Arrangement (Sheet 2 of 2)  
- PIB-JBA-XX-XX-DR-C-0004-Construction\_Details  
- PIB-JBA-XX-XX-DR-C-0006-Embankment\_Sections\_Sheet\_1\_of\_3  
- PIB-JBA-XX-XX-DR-C-0007-Embankment\_Sections\_Sheet\_2\_of\_3  
- PIB-JBA-XX-XX-DR-C-0008-Embankment\_Sections\_Sheet\_3\_of\_3

| STN | EASTINGS   | NORTHINGS  | LEVEL   | DESCRIPTION    |
|-----|------------|------------|---------|----------------|
| PS1 | 444756.398 | 893010.367 | 106.163 | Wooden Peg     |
| PS2 | 444705.891 | 893036.215 | 107.257 | Pipe Nail      |
| PS3 | 444634.701 | 893069.035 | 107.312 | Phillips Screw |
| PS4 | 444672.844 | 893110.465 | 105.353 | Pipe Nail      |
| PS5 | 444744.194 | 893110.465 | 105.319 | Pipe Nail      |