

Drainage Strategy for Discharge of Planning Conditions 10 and 11

Project: 35 Liverpool Road, Manchester, M3 4NQ

Planning Ref: 131047/FO/2021

Conditions: 10 and 11

Date: 19 June 25

Introduction

This document is submitted in response to Conditions 10 and 11 of planning approval ref: 131047/FO/2021, relating to the drainage strategy for the approved development.

Foul and surface water drainage from the site will be managed through separate systems, in accordance with Manchester Core Strategy policies EN8 and EN14 and the guidance in the National Planning Policy Framework. This separation will be maintained throughout the site up to the point of discharge.

A new combined sewer connection will be made at the site boundary, in accordance with United Utilities' requirements. Although the final outfall is into a combined public sewer, foul and surface flows from the development will remain separated within the site, thereby fulfilling the policy objective of proper drainage design and reducing the risk of flooding and pollution.

Further details of the foul and surface water systems are provided in the following sections, including plans, discharge points, and flow control measures.

Site Context

The site is a mid terrace Grade II listed weavers cottage located within a densely built urban setting. The existing building is three stories above ground with a basement. The new rear extension will be two stories above ground with a basement. A lightwell at both the front and rear are planned. The site fronts onto Liverpool Road. At the rear there is a narrow ginnel.

Drainage Strategy Overview

Currently the property does not have a connection to the sewer. The building has been unoccupied for many years. When it was in use as an insurance office its drainage was connected through the rear facade to the drainage system of its neighbour at number 37. Number 37 was renovated a couple of years ago and the drainage connection was

removed. We will therefore be making a new connection to the combined public sewer at the front of the property that runs down Liverpool Road. An application has been approved by United Utilities. Please see the S106 part 1 Approval Notice below.

The proposed drainage system will maintain separation of foul and surface water within the site boundary. Both systems drop through the building to the basement where the below slab drainage runs out to the new combined sewer connection at the front on Liverpool Road.

In order to avoid pumps, the sewer connection is below the level of the basement. This has been confirmed by a sewer survey that measured the depth and position of the United Utilities sewer. Please see the measured survey drawing and report below. If required CCTV footage from inside the sewer is also available.

Foul Water Drainage

- Foul drainage from WCs, basins, showers and kitchen sinks will be collected via a network of 100mm diameter uPVC pipes.
- These will discharge into the combined sewer connection pipe at the front in the basement light-well where there's an inspection chamber.
- Gradients, venting, and rodding access will comply with Building Regulations Part H.

Surface Water Drainage

- Surface water from roofs, terraces and external areas will be collected via downpipes and linear drains.
- These will feed into the basement inspection chamber at the front where the combined sewer connection is.
- Flow rates will be minimised where possible, and separation from foul flow will be maintained to the point of discharge.

Compliance Statement

- The proposed drainage systems are fully separated up to the final outfall point.
- All works will comply with Building Regulations Part H.
- The system layout is designed to enable future maintenance, with an accessible inspection chamber and appropriately graded pipework.
- The final sewer connections are subject to Section 106 approval by United Utilities.

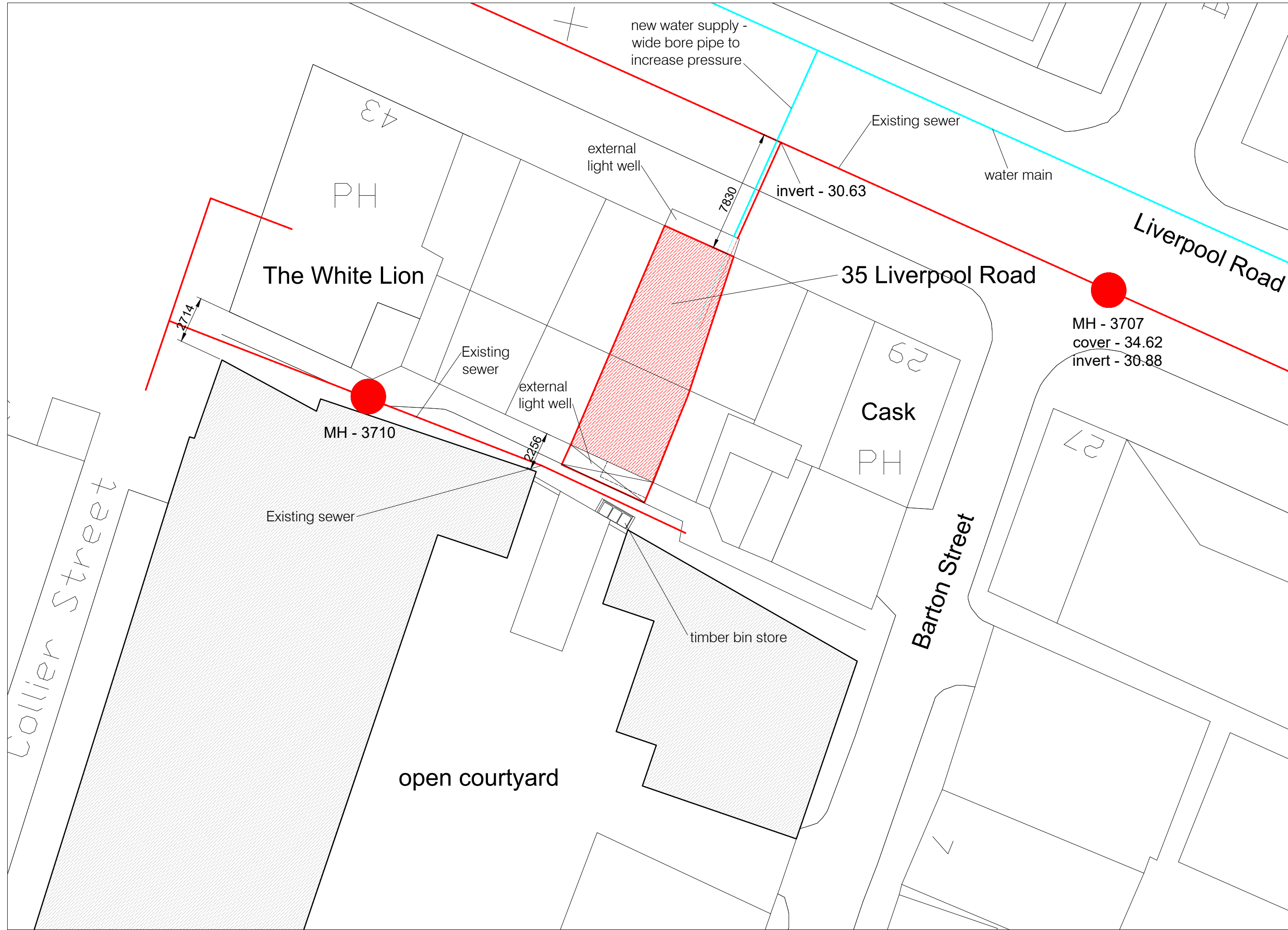
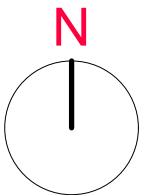
Supporting Information

The following documents are submitted in support:

- Drainage drawings: Drainage plans DR-00, Site Section SITE-00, Site Plan SITE-001.
- Survey Solutions sewer survey drawing showing sewer type, cover levels, sewer position and depth.
- CCTV sewer report (Survey Ref: 75242CCTV-01)
- United Utilities sewer plan of the area.
- United Utilities Section 106 Agreement - Approval of our plans to connect to the sewer on Liverpool road.

Conclusion

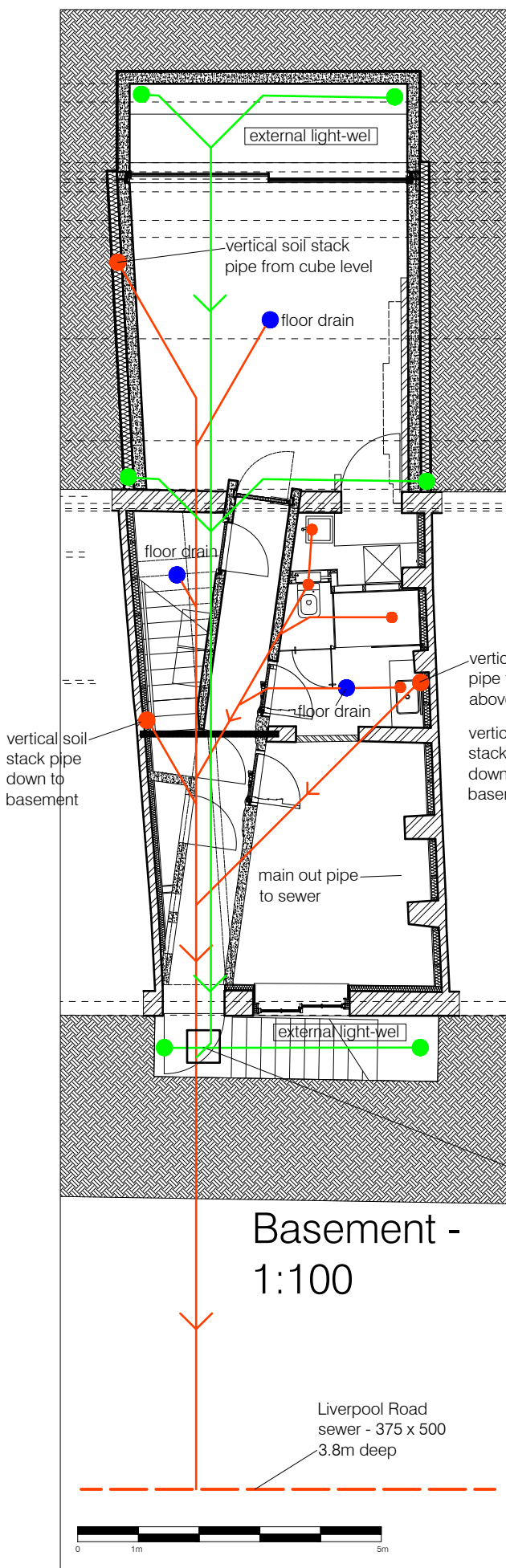
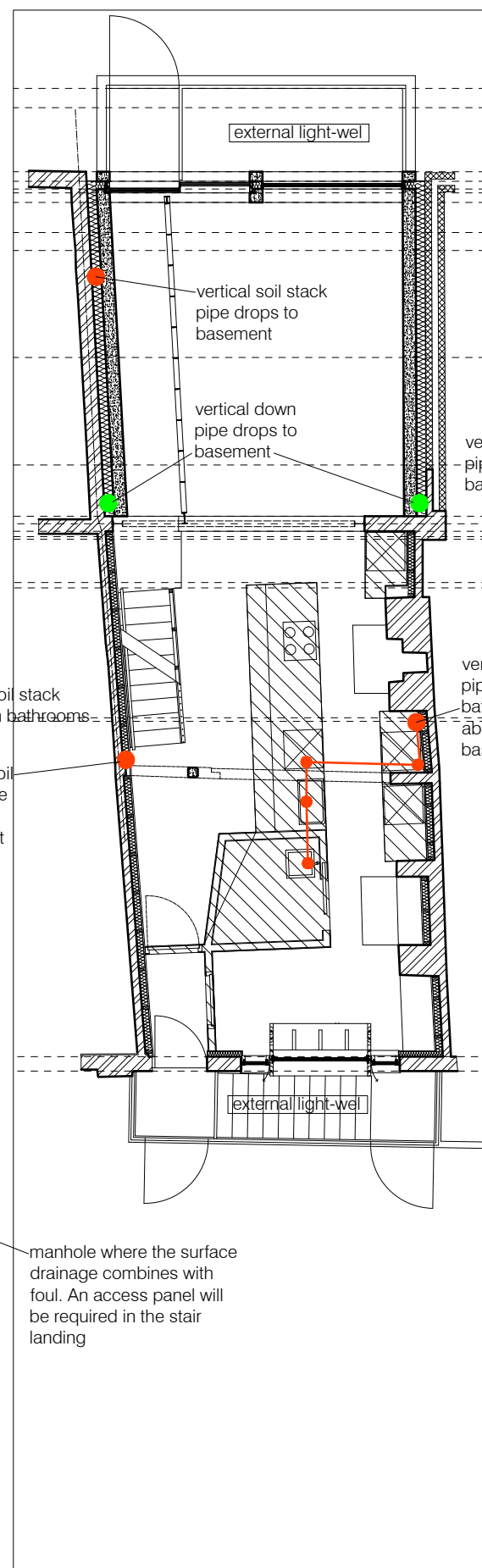
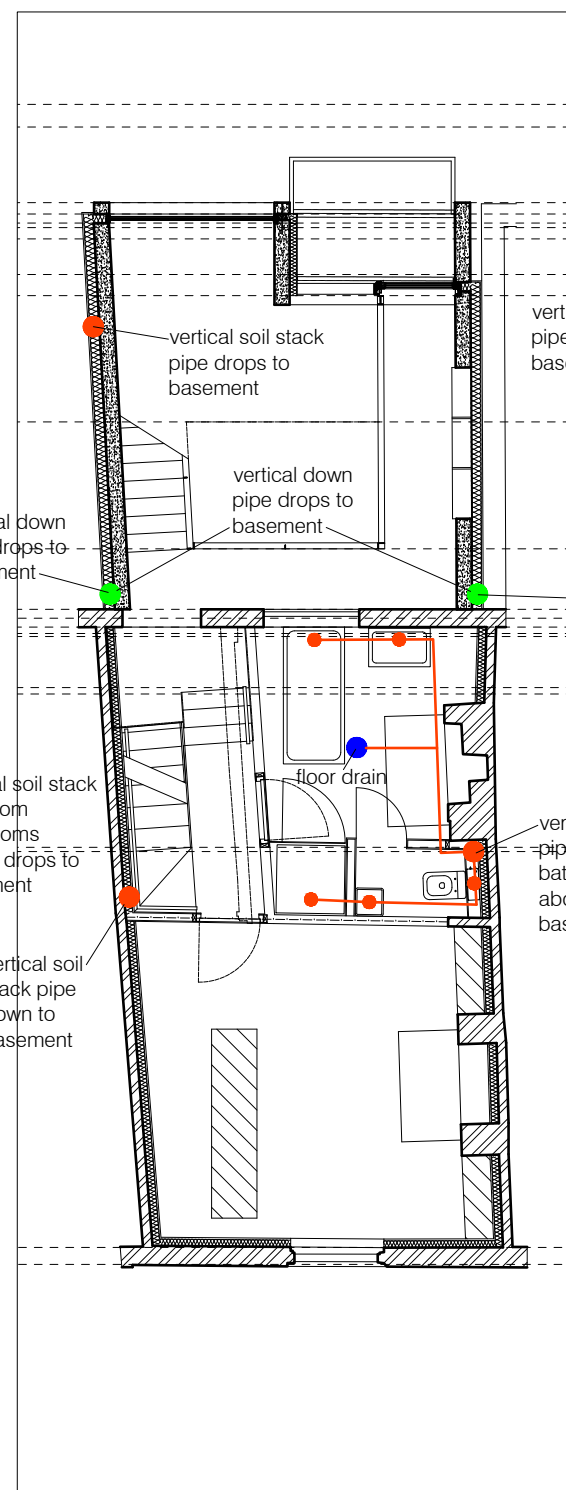
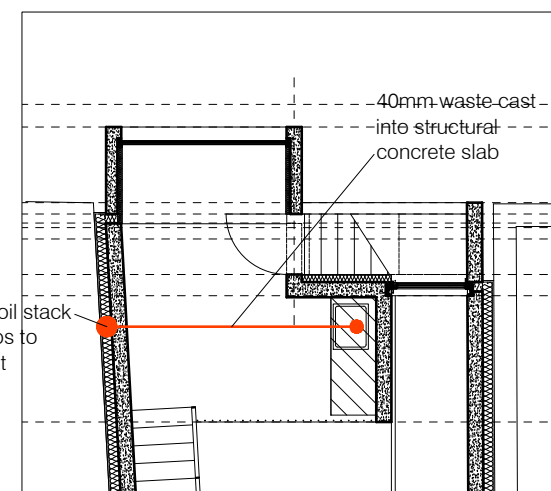
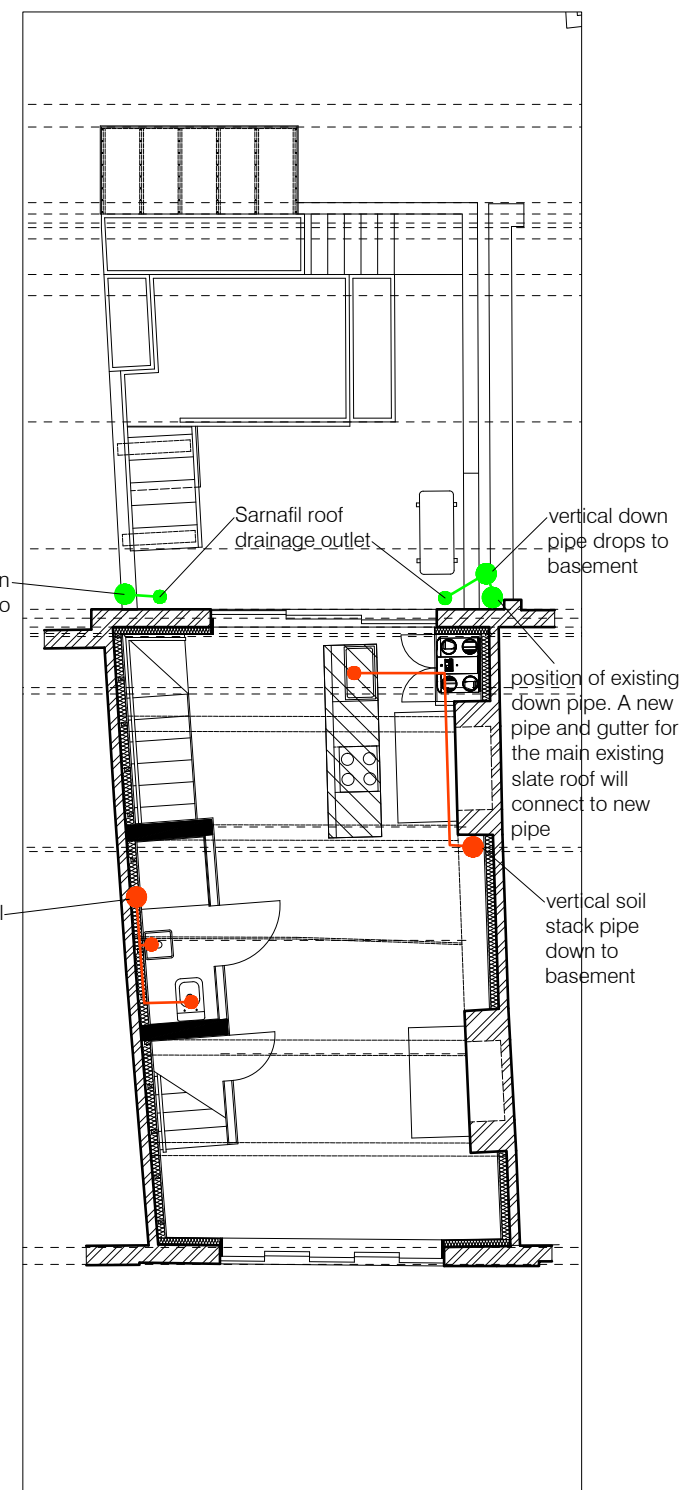
This drainage strategy has been prepared in accordance with national and local planning policy, and demonstrates a clear approach to foul and surface water separation and compliance. We therefore respectfully request discharge of Planning Conditions 10 and 11.



SITE-001

35 Liverpool Road
Site plan
Scale 1:200 @ A3
20 June 25

Site Location Plan 1:200

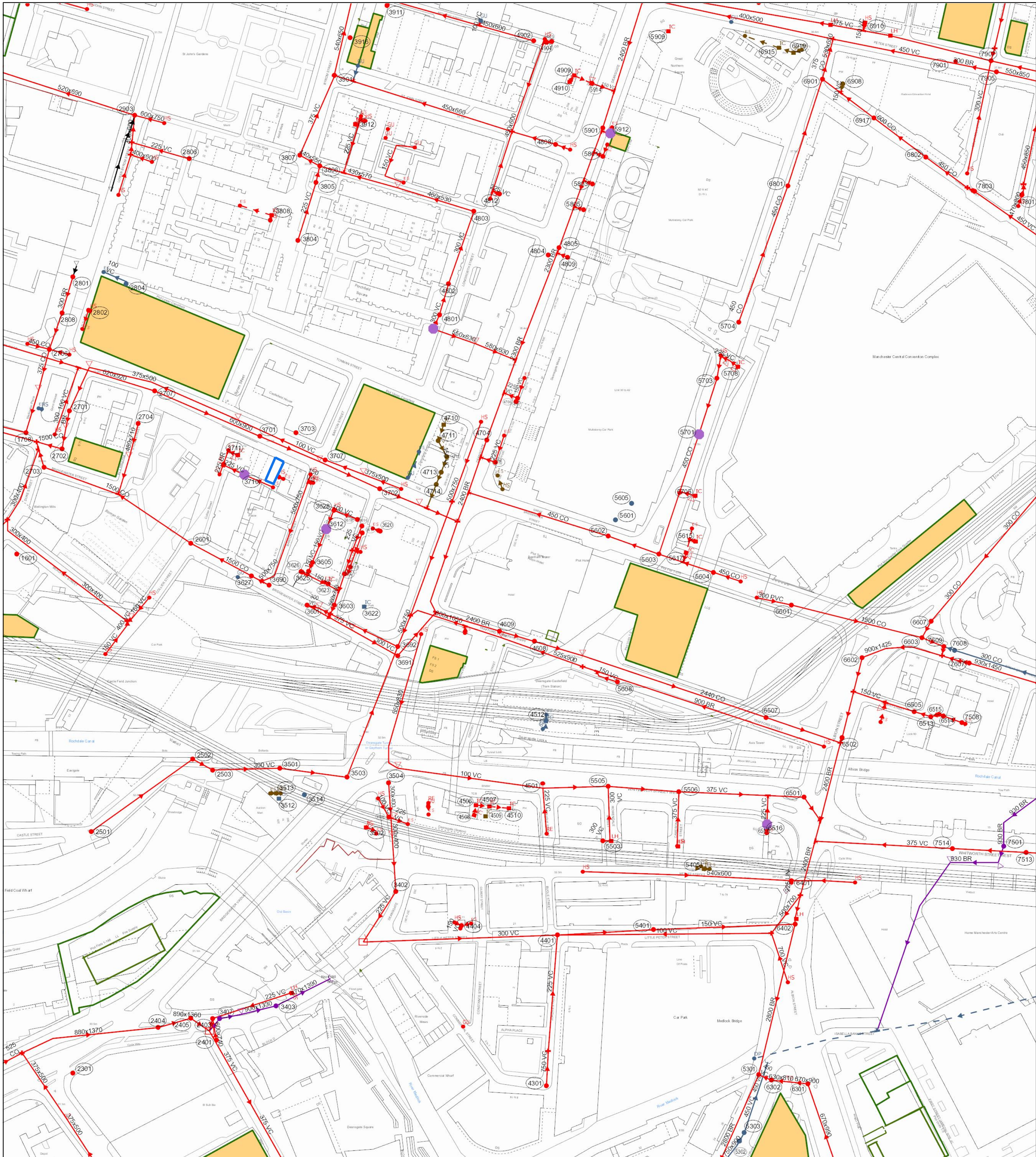


Notes:
The drainage is Contractor Designed - Drainage layout is indicative only. Final drainage design, including gradients, pipe sizing, venting, rodding access, manholes and compliance with Building Regulations (Part H), is to be by contractor. All installations must conform to current Building Regulations and be fully accessible for maintenance. Where possible connect with 30 degree 'Y' branches in the direction of flow.

Drainage pipes on the ground and first floors will be exposed and seen - must be installed neatly and painted dark grey matt. Layout drawings to be approved by CA before installation.

The horizontal drain in the concrete cube is cast into the concrete slab.

1. This drawing is the property of Studio Maurice Shapero and must not be copied or otherwise reproduced. Copyright is reserved by them and the drawings issued on condition that it is not copied either wholly or in part without the consent in writing of Studio Maurice Shapero.
2. All drawings to be read in conjunction with Structural Engineer's details and any relevant sub-contractors details.
3. All works to comply with current Building Regulations, British Standards and Codes of Practice.
4. The Main Contractor must familiarize themselves with the site and measure all areas affecting their work. All dimensions must be verified on site prior to manufacture of any joinery or works on or off site.
5. All dimensions must be checked on site prior to construction. All dimensions to be in millimetres. No dimensions to be scaled from this drawing. Verify all dimensions on site and report any discrepancies.
6. Contractor to ensure that all work meets requirements of the EHO, Building Control, Fire Authority and all other statutory bodies and comply with current health and safety legislation.
7. Studio Maurice Shapero is not responsible for the accuracy of information received from others.



Reho	Cover	Func	Invert	Size x	Size y	Shape	Mat	Length	Grad
3599	CO		0	450			VC	22.7214	
3615	CO		0	225			VC	6.17599	
3518	CO		150				VC	2.171577	
4401	CO	23.99	0	450			VC	53.09464	
5803	CO		0	150			VC	5.173639	
4712	CO		0	150			VC	8.006532	
5701	CO	35.76	32.7	450			CO	69.57011	1 in 240
4201	CO	28.73	25.33	750			VC	19.5823	1 in 299
2501	CO	31.09	24.95	300			VC	68.8186	
8514	CO		0	300			VC	4.853019	
2706	CO	32.91	29.87	375			CO	23.76973	
6603	CO	37.02	31.39	1500			CO	3	1 in 10
2503	CO	32.16	24.69	300			VC	37.01351	
3604	CO		0	600			VC	18.12296	
6802	CO	14.43	0	600			VC	35.72596	
4609	CO		0	2400			BR	19.89052	
5704	CO		0	450			VC	79.71198	
5506	CO	34.08	25.16	375			VC	69.05333	1 in 83
2701	CO	33.05	28.12	300			BR	10.18044	
2703	CO	33.04	25.9	1800			CO	14.58341	
6602	CO	36.37	22.74	900			BR	19.39703	1 in 129
3710	CO		0	225			VC	12.82427	
2802	CO		0	150			VC	10.86096	
5503	CO	33.4	30.87	300			VC	34.01666	
3503	CO	32.24	20.49	300			VC	77.25283	1 in 8
7514	CO		0	375			VC	75.83414	
4504	CO		0	150			VC	2.75273	
6302	CO	32.33	25.48	450			VC	7.815773	1 in 3
2903	CO	32.21	25.15	500			BR	77.7946	1 in 37
5505	CO	33.83	26.55	375			VC	39.11522	
5912	CO		0	150			VC	5.011758	
4802	CO	34.21	31.75	300			VC	42.37954	1 in 202
4008	CO		0	2400			BR	27.80496	
6601	CO	35.88	32.13	1500			CO	74.2159	1 in 100
3602	CO	33.74	0	500			BR	41.14608	
6303	CO		0	450			VC	41.10961	
2707	CO	33.5	22.19	600			BR	63.15853	1 in 1263
7606	CO	37.12	30.06	1500			CO	1.05952	
6607	CO	38.01	0	300			CO	10.29593	
2901	CO	33.75	26.77	1500			CO	91.91747	1 in 919
2806	CO	33.42	31.38	225			VC	32.69855	
7607	CO	37.09	23.12	900			BR	5.05902	
5401	CO		0	150			VC	78.97607	
3701	CO	34.12	22.12	600			BR	35.8469	1 in 3665
2404	CO	30.4	23.08	800			BR	18.67653	
5301	CO	32.32	21.17	2800			BR	100.7224	1 in 124
5805	CO		0	150			VC	5.59293	
7803	CO	36.37	34.88	450			VC	4.472136	
6903	CO		0	150			VC	3.124853	
7513	CO		0	375			VC	40.74337	
6802	CO	18.46	0	600			VC	35.8743	
6801	CO		0	450			CO	81.86387	
2808	CO		0	30.28	375		CO	21.19962	1 in 54
6602	CO	35.48	31.92	450			CO	80.65358	
7905	CO	37.89	34.47	300			BR	25.4951	1 in 67
4404	CO		0	150			VC	1.612099	
4704	CO	35.36	21.81	2400			BR	137.6483	
4803	CO	34.44	31.43	400			BR	43.9699	1 in 92
6401	CO	33.64	31.43	225			UN	1.098778	
2702	CO	33.12	25.87	1500			CO	14.90022	
3901	CO	33.28	29.58	540			BR	48.27007	
5801	CO		0	150			VC	5.380916	
4711	CO		0	150			VC	10.15574	
6513	CO		0	150			VC	9.622863	
6402	CO	33.36	0	2800			BR	80.37564	
6502	CO	36.02	0	2400			BR	3.162275	
4714	CO		0	150			VC	14.23242	
3501	CO	32.11	28.33	150			VC	37.33631	1 in 4
3805	CO	33.63	31.01	225			VC	9.215444	1 in 33
7508	CO		0	150			VC	10.76888	
6517	CO		0	225			VC	15.95629	
8507	CO	9.01	0	2440			BR	43.34346	
4805	CO	35.27	0	2300			BR	113.3019	1 in 872
6301	CO	32.03	28.18	670			BR	10.04988	1 in 32
3402	CO	28.41	25.86	225			VC	33.14796	1 in 104
4801	CO	34.39	31.94	300			BR	17.72005	1 in 104
5901	CO	34.79	21.81	2400			BR	70.2382	1 in 780
5703	CO	17.87	0	450			CO	32.57299	
4802	CO		0	450			VC	102.8635	
3807	CO	33.44	30.27	375			VC	48.00018	
4707	CO		0	225			VC	8.214025	
4706	CO		0	150			VC	2.107917	
4713	CO		0	150			VC	7.194736	
6515	CO		0	150			VC	2.519304	
6501	CO	34.91	0	375			VC	15.81139	
5302	CO	32.45	25.84	450			VC	9.06258	
3806	CO	33.49	30.48	440			BR	12.52996	
6901	CO	36.84	34	375			CO	11.40175	
4501	CO	33.52	26.52	375			VC	38.01586	
3691	CO	33.4	0	300			VC	31.89044	
2502	CO	29.53	24.7	300			VC	12.52996	
7608	CO	37.09	34.32	300			CO	6.324555	1 in 17
3804	CO	34.07	33.04	225			VC	33.52611	1 in 17
4812	CO		0	225			VC	4.046647	
6505	CO	35.94	35	1500			VC	35.10999	
2801	CO	33.17	30.67	300			BR	20.88061	1 in 54
1708	CO	32.57	25.15	600			CO	56.75385	
5604	CO	35.71	32.67	450			CO	31.62278	1 in 126
4809	CO		0	150			VC	6.213545	
3603	CO		0	600			BR	5.385165	
4808	CO	35.15	31.85	450			BR	25	
3601	CO	34.38	26.9	375			VC	28.8531	
7501	CO	33.14	27.85	900			BR	9.486833	
2401	CO	29.43	26.45	600			BR	8.082763	1 in 4
7801	CO	39.53	36.62	440			BR	3.162275	
3707	CO	34.62	30.88	100			VC	52.80151	
4905	CO		0	150			VC	1.887158	
3911	CO	34.7	22.08	600			BR	3.22371	
3702	CO		0	600			BR	22.76973	
4715	CO		0	225			VC	8.51484	
2704	CO	33.44	30.36	460			BR	19.64688	
5608	CO		0	150			VC	13.54424	
7907	CO	37.82	34.09	450			VC	66.28725	
6910	CO		0	30.14	375		VC	191.7135	1 in 342
3904	CO	31.9	30	300			VC	4.026583	
3625	CO		0	150			VC	30.06659	1 in 15
3605	CO		0	150			VC	2.138609	
3626	CO		0	150			VC	5.241848	
3616	CO		0	150			VC	3.779219	
2804	CO		0	225			VC	14.49733	
6516	CO		0	100			VC	15.09844	
3617	CO		0	225			VC	2.670431	
3620	CO		0	150			VC	19.80538	
5914	CO		0	150			VC	4.310457	
3627	CO		0	150			VC	12.92552	
3690	CO	34.2	27.14	1500			CO	37.87158	
2403	CO	29.24	23.16	225			VC	10.89503	1 in 238
3407	CO		0	600			BR	7.142109	
2405	CO		0	800			BR	12.6221	
3403	CO	28.38	22.35	870			BR	12.44435	
3628	CO		0	150			BR	33.54102	
3618	CO		0	100			VC	11.36182	
								13.98245	

LEGEND

Abandoned

Foul

Surface Water

Combined

Public Sewer

Private Sewer

Section 104

Rising Main

Sludge Main

Overflow

Water Course

Highway Drain

All point assets follow the standard colour convention:
red - combined
brown - foul
blue - surface water
purple - overflow

Manhole

Head of System

Extent of Survey

Rodding Eye

Inlet

Discharge Point

Vortex

Penstock

Washout Chamber

Valve

Air Valve

Non Return Valve

Soakaway

Gully

Cascade

Flow Meter

Hatch Box

Oil Interceptor

Summit

Drop Shaft

Orifice Plate

Side Entry Manhole

Outfall

Screen Chamber

Inspection Chamber

Bifurcation Chamber

Lamp Hole

T Junction / Saddle

Catchpit

Valve Chamber

Vent Column

Vortex Chamber

Penstock Chamber

Network Storage Tank

Sewer Overflow

Ww Treatment Works

Ww Pumping Station

Septic Tank

Control Kiosk

DNM Network Monitoring Point

Change of Characteristic

MANHOLE FUNCTION

FO Foul

SW Surface Water

CO Combined

OV Overflow

SEWER SHAPE

CI Circular

TR Trapezoidal

EG Egg

AR Arch

OV Oval

BA Barrel

FT Flat Top

HO HorseShoe

RE Rectangular

UN Unspecified

SQ Square

SEWER MATERIAL

AC Asbestos Cement

BR Brick

PE Polyethylene

RP Reinforced Plastic Matrix

CO Concrete

CSB Concrete Segment Bolted

CSU Concrete Segment Unbolted

CC Concrete Box Culverted

PSC Plastic / Steel Composite

GRC Glass Reinforced Plastic

DI Ductile Iron

PVC Polyvinyl Chloride

CI Cast Iron

SI Spun Iron

ST Steel

VC Vitrified Clay

PP Polypropylene

PF Pitch Fibre

MAC Masonry, Coursed

MAR Masonry, Random

U Unspecified

Address or Site Reference:

HILTON HOTEL 303 DEANSGATE,
MANCHESTER,
M3 4LQ

Scale: 1:1250 Date: 25/11/2024

Sheet: 1 of 1

Printed by: Property Searches

SEWER
RECORDS

Water for the North West

The position of the underground apparatus shown on this plan is approximate only and is given in accordance with the best information currently available. United Utilities Water will not accept liability for any loss or damage caused by the actual position being different from those shown.

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PAS 128:2022 QUALITY LEVEL GUIDE				
Q-LEVEL	DESCRIPTION	ACCURACY	Q-LEVEL	DESCRIPTION
Q-L0	Visual inspection	±100mm	Q-L2	Ground Penetrating Radar
Q-L1	Visual inspection with probe	±50mm	Q-L3	Ground Penetrating Radar with depth
Q-L4	Visual inspection with probe and CCTV	±25mm	Q-L5	Ground Penetrating Radar with depth and CCTV
Q-L6	Visual inspection with probe, CCTV and GPR	±10mm	Q-L7	Visual inspection with probe, CCTV, GPR and LIDAR
Q-L8	Visual inspection with probe, CCTV, GPR, LIDAR and LiDAR	±5mm	Q-L9	Visual inspection with probe, CCTV, GPR, LIDAR, LiDAR and LiDAR

DETECTION METHOD

IN ACCORDANCE WITH PAS 128:2022 SURVEY TYPE B

Drainage Survey
All accessible Manholes and Inspection chambers have had their respective covers lifted with pipe sizes, inverts, chamber sizes/types and service data recorded from ground level. All connections from GPs, Culverts, Drains, VP's, RE's and lampshades have been proven wherever possible using audible connections (AC) and/or audio instrumentation where applicable. Where these methods have proved unsuccessful then assumed (AR) straight line connections will be shown.

CCTV Drainage Survey
All accessible Manholes and Inspection chambers have had their respective covers lifted with pipe sizes, inverts, chamber size/type and service data recorded from ground level. Pipework has been traced, accessed and collected for post processing. Drainage layout, including manhole covers not located by topographical survey, may be taken from CCTV drainage and will be shown as indicative only.

Electricity
Electric cables will have been predominantly located using EML methodology with electronically derived depths shown. GPR techniques will be employed to achieve greater quality levels as required.

Broadband
BT cables will have been predominantly located using EML methodology with electronically derived depths shown. GPR techniques will be employed to achieve greater quality levels as required. Due to current laws and legislation protecting all BT apparatus, cabling can only be located remotely. Via therefore cannot be at all. Telecom findings against record information to produce the final service layout. In some instances, where high amount of cable ducts are present, we may only be able to identify a linear centre point signal rather than identifying all the individual duct positions. For further information regarding Telecom apparatus, please contact Openreach directly.

Cable TV & CTV
Cable TV and CTV cables will have been predominantly located using EML methodology with electronically derived depths shown. GPR techniques will be employed to achieve greater quality levels as required.

Fibre Optic
FO cables will have been predominantly located using GPR methodology. This is due to the materials used within fibre optic cabling. In some rare instances, tracer cabling or conductive non fibre optic cabling will be present within some or all ducting. When this is the case, both EML and GPR methodology will be combined to identify service network and achieve greater quality levels.

Lighting
L.C. To and/or Sec cables will have been predominantly located using EML methodology with electronically derived depths shown. GPR techniques will be employed to achieve greater quality levels as required.

Gas & Water Inc. Fuel Pipes and Hot Water Pipes
GAS/GP and/or MMS/MS pipe work will have been attempted and located using both EML & GPR methodology with electronically derived depths shown for the former and depths to crown levels shown for the latter. When the Gas/Water pipe work is constructed using conductive materials, then we are able to employ multiple geophysical techniques to identify service network and achieve greater quality levels. When a non conductive material is used, GPR methodology will be employed to locate and plot the final service layout.

Ground Penetrating Radar
GPR methodology is used to identify and locate all non metallic, non conductive piping and cabling. We also employ GPR to obtain a greater accuracy levels on EML located services. The GPR has a greater success rate on pipe or service diameter upward of 800mm, as size increments increase, so does the chance of detection. The GPR can produce varying results and as such, wouldn't be used as an independent utility surveying instrument.

Unidentified Traces
All LUTs will have been predominantly located using EML methodology with electronically derived depths shown. GPR techniques will be employed to achieve greater quality levels as required. Every effort has been made to identify the service but in this instance, it is not achievable. We recommend excavation work to determine identity and depth where applicable.

Scanning (Q-L0)
Scanning has been identified on site with a potential of an undetectable service present.

Assumed Routes (AR)
Assumed routes (AR) are shown if there is evidence that a service exists but we are unable to trace it whilst on site. The surveyor will attempt to locate various manholes/valves/registers (service evidence) etc. around the area to successfully determine an assumed route between these points. If there is little evidence on site but they believe a service is still present, then a common sense approach to an assumed route shall be employed.

GENERAL SYNOPSIS

This survey has been carried out in accordance with PAS 128:2022 & our version of the Royal Institution of Chartered Surveyors (RICS) specification for Measured Surveys of Land, Buildings and Utilities. Our survey extents have been agreed and confirmed with formal acceptance of 75242 from Calum McGowan. If you have any queries regarding the final services layout, please may we ask you to carefully read all the information within this title block in its entirety before continuing to do so.

TOPOGRAPHICAL DRAWING INFORMATION		
Survey Type	Supplied By	Date
Topo	Client	14/05/2025

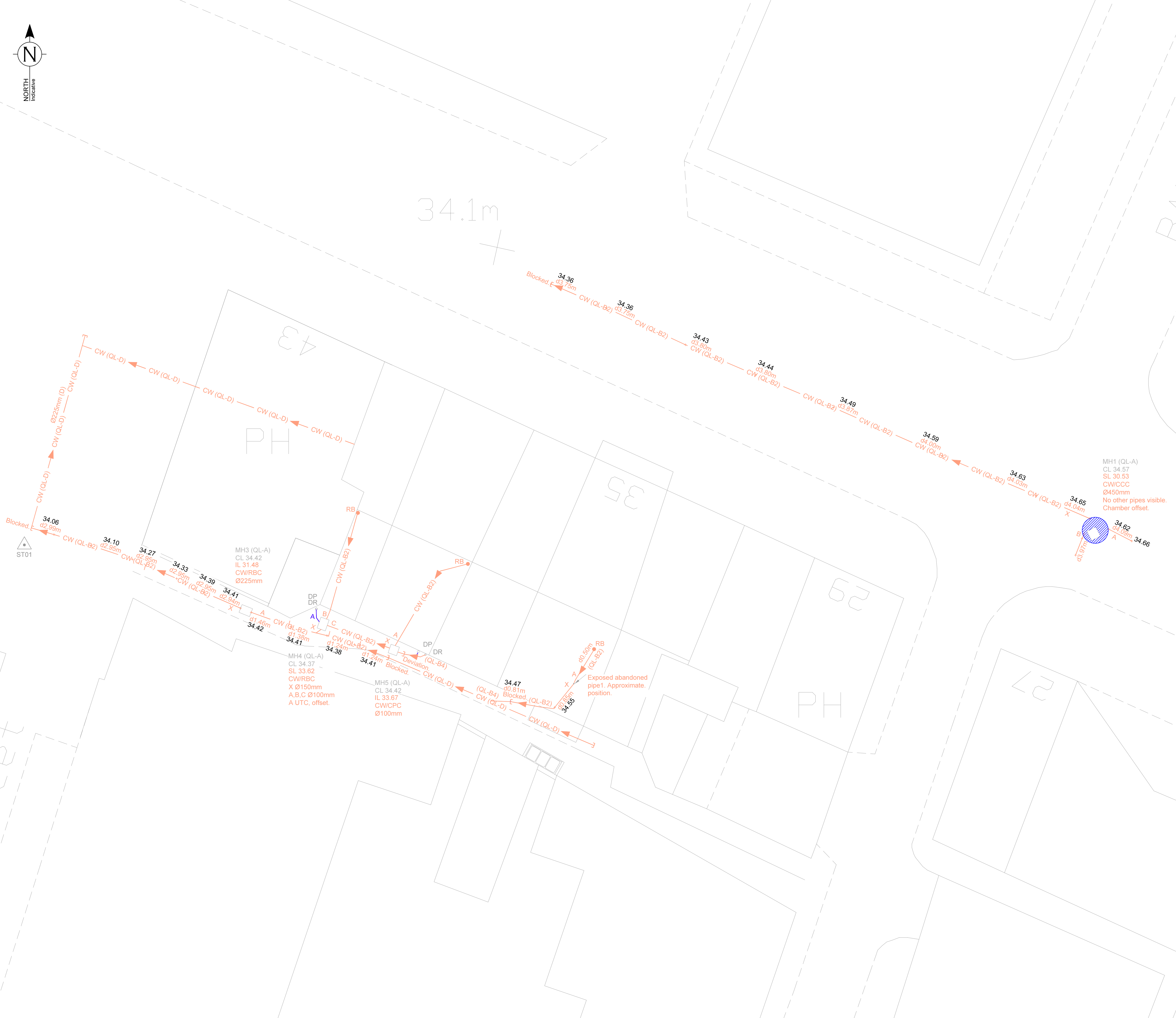
GENERAL SITE CONDITIONS		
Average	Effect on Survey Results	

DESKTOP UTILITY RECORDS (PAS 128:2022 SURVEY TYPE D)		
PREREQUISITE FOR PAS 128:2022 SURVEY TYPE D	COMMISSIONED	NO

UTILITY	AVAILABILITY	UTILITY COMPANY PROVIDER
SEWER	YES	UNITED UTILITIES
WATER MAIN	NA	WU
GAS MAIN	NA	NA
TELECOM	NA	NA
CABLE TV	NA	NA
ELECTRICITY	NA	NA
OL/PPES	NA	NA
FIBRE	NA	NA
OTHER	NA	NA

SURVEY RECOMMENDATIONS

An up to date topographical survey drawing to overlay PAS utility information onto. The sewers with high levels of silt or blockages to be jetted to extend the CCTV drainage survey, if any of these areas are deemed critical or of high importance. Due to the geophysical nature of subsurface technology, we always recommend excavation works to be carried out within critical areas for verification and to eliminate the possibility of undetectable services present.



CCTV Report



Project

35 LIVERPOOL ROAD,
MANCHESTER, GREATER MANCHESTER, M3 4NQ.

Survey Date

30/05/2025

Client

CALUM McGOWAN

Surveyor

HH

Job Number

75242CCTV-01

Issue Date

02/06/2025

Checked By

DWR

Revision

High Pressure Jetting & Resurvey

Maintenance Visits

Following the initial investigations completed on site we would recommend a quarterly re-survey of the drainage network in order to monitor the ongoing pipework condition, especially within the areas of historic damage & deterioration that this report identifies.

System Maintenance Survey:

Quarterly Assessment of Existing Defects Due – 30/08/2025

Annual Full System Re-survey Due – 30/05/2026

High Pressure Jetting Required:

(5% - 30%) – MH1 X, MH5 A, MH5 X, PIPE 1 A.

(35 % - 60%) –

(65% - 95%) – MH3 A, MH3 X, PIPE 1 X.

Project-information

 Project name:
35 Liverpool Road

 Contract number:
75242

 Contact:
Calum McGowan

 Date:
02/06/2025

Client **Calum McGowan**
 Contact: **Calum McGowan**
 Position:
 Road **Liverpool Road**
 Town **Manchester**
 County **Greater Manchester**
 Telephone:
 Fax:
 Mobile: **07956 912209**
 E-Mail: **Calum.mcgowan@yahoo.co.uk**

Site **35 Liverpool Road**
 Contact: **Calum McGowan**
 Position:
 Road **Liverpool Road**
 Town **Manchester**
 County **Greater Manchester**
 Telephone:
 Fax:
 Mobile: **07956 912209**
 E-Mail: **Calum.mcgowan@yahoo.co.uk**

Contractor **Survey Solutions**
 Contact: **Harry Haywood**
 Position: **Senior Surveyor**
 Road **Riverside Buisness Park, Bollin Walk**
 Town **Wilmslow**
 County **Cheshire**
 Telephone: **01625 533444**
 Fax:
 Mobile:
 E-Mail: **manchester@survey-solutions.co.uk**

Defect Grade Description

 Project name:
35 Liverpool Road

 Contract number:
75242

 Contact:
Calum McGowan

 Date:
02/06/2025
1:
 Brick: No Structural Defects
 Pipe: No Structural Defects

Acceptable Structural Condition
2:
 Brick: Minor cracking, Surface mortar loss, Spalling slight, wear slight
 Pipe: Circumfrential crack, Moderate joint defects, Spalling slight, Wear slight

Minor collapse risk in short term but potential for further deterioration
3:
 Brick: Total mortarloss without other defects, single brick displaced, Deformation up to 5%, Spalling medium, Wear medium
 Pipe: Fractures with deformation up tp 5%, Longitudinal cracking or mulitple cracking, Minor loss of level, More severe joint defects, Spalling medium, Wear medium

! Collapse unlikely in near future but future deterioration likely !
4:
 Brick: Total mortarloss with deformation greater than 10%, Deformation up to 10% and fractured, Displaced/hanging brickwork, Small number of missing bricks
 Pipe: Broken, Deformation up to 10% and broken,, Fractured with deformation 5 - 10%, Multiple fractures, Serious loss of level, spalling large, wear large

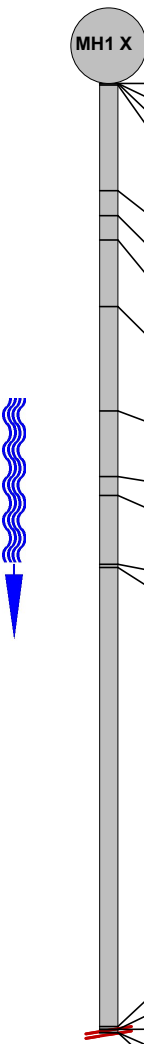
!! Collapse likely in foreseeable future !!
5:
 Brick: Already Collapsed, Missing invert, Deformation over 10% and fractured, Displaced/hanging brickwork and deformation over 10%, Extensive missing bricks
 Pipe: Already collapsed, Deformation over 10% and broken, Extensive areas of fabric missing, Fractured with deformation over 10%

!!! Collapsed or collapse imminent !!!

Inspection report

Date: 02/06/2025	Job N°: 75242	Weather: Dry	Operator: HH	section number: 1	PLR: X
Present:	Vehicle:	Camera: Solo Pro	Preset:	Cleaned: No	Grade:

Road: Liverpool Road	Division:	start MH: MH1 X
Place: 35 Liverpool Road	District:	end MH:
Location:	Tape No.:	Total length: 34.5 m
Purpose: Asset condition	Shape/Size: Circular dia 450 mm	
Use: Combined	Material: Vitrified clay	Pipe length:
Catchment:	Lining:	
	Category:	
Comment:		
Location details:		

1:275	position	code	observation	counter	photo	grade
	0.00	MH	Manhole Remark: MH1 X	00:00:00		(Constr) 0
	0.00	ST	Start of Survey	00:00:00		(Misc) 0
	0.00	WL	Water level, 10 % height/diameter	00:00:00		(Serv) 0
	0.05	DE	Debris, 5 % cross-sectional area loss	00:00:00	4_4a	(Serv) 1
	3.90	DE	Debris, 10 % cross-sectional area loss	00:00:00	5_5a	(Serv) 1
	4.80	JDM	Joint displaced. Medium	00:00:00	6_6a	(Struct) 1
	5.70	GP	General Condition photograph	00:00:00	7_7a	(Misc) 0
	8.10	GP	General Condition photograph	00:00:00	9_8a	(Misc) 0
	11.90	GP	General Condition photograph	00:00:00	10_9a	(Misc) 0
	14.30	JDM	Joint displaced. Medium	00:00:00	11_10a	(Struct) 1
	15.00	GP	General Condition photograph	00:00:00	17_11a	(Misc) 0
	17.50	JDM	Joint displaced. Medium	00:00:00	1_12a, b	(Struct) 1
	17.60	S1 CU	Camera Underwater, Start, Remark: Loss of vision.	00:00:00		(Misc) 0
	34.30	GP	General Condition photograph	00:00:00	1_14a	(Misc) 0
	34.40	F1 CU	Camera Underwater, Finish, Remark: Loss of vision.	00:00:00		(Misc) 0
	34.40	WL	Water level, 5 % height/diameter	00:00:00		(Serv) 0
	34.50	JDM	Joint displaced. Medium	00:00:00	1_17a	(Struct) 1
	34.50	SA	Survey abandoned, Remark: Unable to survey beyond this point due to joint displacement.	00:00:00	1_18a	(Misc) 0

Structural Defects

Constructional Features

Service Defects

Miscellaneous Features

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 1	PLR: X
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Photo: 4_4a, 00:00:00
0.05m, Debris, 5 % cross-sectional area loss



Photo: 5_5a, 00:00:00
3.9m, Debris, 10 % cross-sectional area loss



Photo: 6_6a, 00:00:00
4.8m, Joint displaced. Medium



Photo: 7_7a, 00:00:00
5.7m, General Condition photograph

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 1	PLR: X
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Photo: 9_8a, 00:00:00
8.1m, General Condition photograph



Photo: 10_9a, 00:00:00
11.9m, General Condition photograph



Photo: 11_10a, 00:00:00
14.3m, Joint displaced. Medium



Photo: 17_11a, 00:00:00
15m, General Condition photograph

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 1	PLR: X
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Photo: 1_12a, 00:00:00
17.5m, Joint displaced. Medium



Photo: 1_12b, 00:00:00
17.5m, Joint displaced. Medium



Photo: 1_14a, 00:00:00
34.3m, General Condition photograph



Photo: 1_17a, 00:00:00
34.5m, Joint displaced. Medium

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 1	PLR: X
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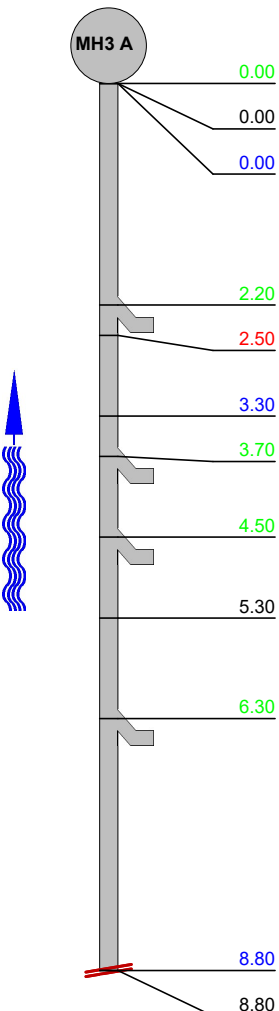
Photo: 1_18a, 00:00:00

34.5m, Survey abandoned, Remark: Unable to survey beyond this point due to joint displacement.

Inspection report

Date: 02/06/2025	Job N°: 75242	Weather: Dry	Operator: HH	section number: 2	PLR: X
Present:	Vehicle:	Camera: Solo Pro	Preset:	Cleaned: No	Grade:

Road: Liverpool Road	Division:	start MH: MH3 A
Place: 35 Liverpool Road	District:	end MH:
Location:	Tape No.:	Total length: 8.8 m
Purpose: Asset condition	Shape/Size: Circular dia 225 mm	
Use: Combined	Material: Vitrified clay	Pipe length:
Catchment:	Lining:	
	Category:	
Comment:		
Location details:		

1:75	position	code	observation	counter	photo	grade
						
	0.00	MH	Manhole Remark: MH3 A	00:00:00		(Constr) 0
	0.00	ST	Start of Survey	00:00:00		(Misc) 0
	0.00	WL	Water level, 5 % height/diameter	00:00:00		(Serv) 0
	2.20	JN	Junction at 09 o'clock, dia 150 mm	00:00:00	24_4a	(Constr) 0
	2.50	JDM	Joint displaced. Medium	00:00:00	25_5a	(Struct) 1
	3.30	DE	Debris, 10 % cross-sectional area loss	00:00:00	26_6a	(Serv) 1
	3.70	JN	Junction at 09 o'clock, dia 150 mm	00:00:00	27_7a, b	(Constr) 0
	4.50	JN	Junction at 09 o'clock, dia 150 mm	00:00:00	28_8a	(Constr) 0
	5.30	GP	General Condition photograph	00:00:00	29_9a	(Misc) 0
	6.30	JN	Junction at 09 o'clock, dia 150 mm	00:00:00	30_10a	(Constr) 0
	8.80	DE	Debris, 95 % cross-sectional area loss	00:00:00	31_11a, b	(Serv) 1
	8.80	SA	Survey abandoned, Remark: Unable to survey beyond this point due to blockage.	00:00:00	32_12a	(Misc) 0
Structural Defects				Constructional Features		
Service Defects				Miscellaneous Features		

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 2	PLR: X
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Photo: 24_4a, 00:00:00
2.2m, Junction at 09 o'clock, dia 150 mm



Photo: 25_5a, 00:00:00
2.5m, Joint displaced. Medium



Photo: 26_6a, 00:00:00
3.3m, Debris, 10 % cross-sectional area loss



Photo: 27_7a, 00:00:00
3.7m, Junction at 09 o'clock, dia 150 mm

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 2	PLR: X
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Photo: 27_7b, 00:00:00
3.7m, Junction at 09 o'clock, dia 150 mm



Photo: 28_8a, 00:00:00
4.5m, Junction at 09 o'clock, dia 150 mm



Photo: 29_9a, 00:00:00
5.3m, General Condition photograph



Photo: 30_10a, 00:00:00
6.3m, Junction at 09 o'clock, dia 150 mm

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 2	PLR: X
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Photo: 31_11a, 00:00:00
8.8m, Debris, 95 % cross-sectional area loss



Photo: 31_11b, 00:00:00
8.8m, Debris, 95 % cross-sectional area loss



Photo: 32_12a, 00:00:00
8.8m, Survey abandoned, Remark: Unable to survey beyond this point due to blockage.



Inspection report

Date: 02/06/2025	Job N°: 75242	Weather: Dry	Operator: HH	section number: 3	PLR: MH3 X X
Present:	Vehicle:	Camera: Solo Pro	Preset:	Cleaned: No	Grade:

Road: Liverpool Road	Division:	start MH: MH3 X
Place: 35 Liverpool Road	District:	end MH:
Location:	Tape No.:	Total length: 11.9 m

Purpose: Asset condition	Shape/Size: Circular dia 225 mm
Use: Combined	Material: Vitrified clay Pipe length:
Catchment:	Lining:
	Category:

Comment:

Location details:

1:100	position	code	observation	counter	photo	grade
	0.00	MH	Manhole Remark: MH3 X	00:00:00		(Constr) 0
	0.00	ST	Start of Survey	00:00:00		(Misc) 0
	0.00	WL	Water level, 5 % height/diameter	00:00:00		(Serv) 0
	5.40	GP	General Condition photograph	00:00:00	3_4a	(Misc) 0
	5.80	JN	Junction at 09 o'clock, dia 225 mm	00:00:00	3_5a	(Constr) 0
	6.00	WL	Water level, 60 % height/diameter	00:00:00	38_6a	(Serv) 0
	6.10	S1	CU Camera Underwater, Start, Remark: Loss of vision.	00:00:00		(Misc) 0
	11.90	F1	CU Camera Underwater, Finish, Remark: Loss of vision.	00:00:00		(Misc) 0
	11.90	SA	Survey abandoned, Remark: Unable to survey beyond this point due to assumed blockage. Line flooded.	00:00:00		(Misc) 0

Structural Defects

Constructional Features

Service Defects

Miscellaneous Features

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 3	PLR: MH3 X X
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Photo: 3_4a, 00:00:00
5.4m, General Condition photograph



Photo: 3_5a, 00:00:00
5.8m, Junction at 09 o'clock, dia 225 mm



Photo: 38_6a, 00:00:00
6m, Water level, 60 % height/diameter



Inspection report

Date: 02/06/2025	Job N°: 75242	Weather: Dry	Operator: HH	section number: 4	PLR: X
Present:	Vehicle:	Camera: Solo Pro	Preset:	Cleaned: No	Grade:

Road: Liverpool Road	Division:	start MH: MH4 B
Place: 35 Liverpool Road	District:	end MH:
Location:	Tape No.:	Total length: 6.2 m
Purpose: Asset condition	Shape/Size: Circular dia 100 mm	
Use: Combined	Material: Vitrified clay	Pipe length:
Catchment:	Lining:	
	Category:	
Comment:		
Location details:		

1:50	position	code	observation	counter	photo	grade
	0.00	MH	Manhole Remark: MH4 B	00:00:00		(Constr) 0
	0.00	ST	Start of Survey	00:00:00		(Misc) 0
	0.00	WL	Water level, 5 % height/diameter	00:00:00		(Serv) 0
	0.30	LU	Line of Sewer deviates up	00:00:00		(Serv) 0
	0.50	LL	Line of Sewer deviates left, Remark: Deviates slightly.	00:00:00		(Serv) 0
	4.60	GP	General Condition photograph	00:00:00	47_6a	(Misc) 0
	6.20	LU	Line of Sewer deviates up	00:00:00		(Serv) 0
	6.20	FH	Finish Survey, Remark: Rest bend reached.	00:00:00		(Misc) 0

Structural Defects

Constructional Features

Service Defects

Miscellaneous Features

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 4	PLR: X
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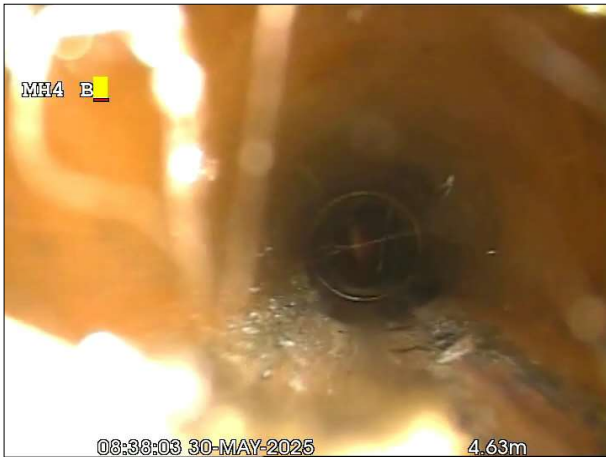


Photo: 47_6a, 00:00:00
4.6m, General Condition photograph

Inspection report

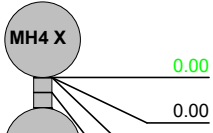
Date: 02/06/2025	Job N°: 75242	Weather: Dry	Operator: HH	section number: 5	PLR: MH4 X X
Present:	Vehicle:	Camera: Solo Pro	Preset:	Cleaned: No	Grade:

Road:	Liverpool Road	Division:	start MH:	MH4 X
Place:	35 Liverpool Road	District:	end MH:	
Location:		Tape No.:	Total length:	0.1 m

Purpose:	Asset condition	Shape/Size:	Circular dia 150 mm
Use:	Combined	Material:	Vitrified clay Pipe length:
Catchment:		Lining:	
		Category:	

Comment:

Location details:

1:25	position	code	observation	counter	photo	grade
	0.00	MH	Manhole Remark: MH4 X	00:00:00		(Constr) 0
	0.00	ST	Start of Survey	00:00:00		(Misc) 0
	0.00	WL	Water level, 5 % height/diameter	00:00:00		(Serv) 0
	0.05	GP	General Condition photograph	00:00:00	53_4a	(Misc) 0
	0.10	FH	Finish Survey, Remark: Drops into sewer line.	00:00:00	54_5a	(Misc) 0

Structural Defects	Constructional Features
Service Defects	Miscellaneous Features

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 5	PLR: MH4 X X
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Photo: 53_4a, 00:00:00
0.05m, General Condition photograph



Photo: 54_5a, 00:00:00
0.1m, Finish Survey, Remark: Drops into sewer line.

Inspection report

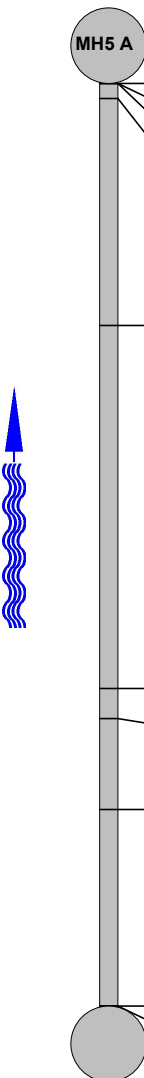
Date: 02/06/2025	Job N°: 75242	Weather: Dry	Operator: HH	section number: 6	PLR: X
Present:	Vehicle:	Camera: Solo Pro	Preset:	Cleaned: No	Grade:

Road: Liverpool Road	Division:	start MH: MH5 A
Place: 35 Liverpool Road	District:	end MH:
Location:	Tape No.:	Total length: 6.1 m

Purpose: Asset condition	Shape/Size: Circular dia 100 mm
Use: Combined	Material: Vitrified clay Pipe length:
Catchment:	Lining:
	Category:

Comment:

Location details:

1:50	position	code	observation	counter	photo	grade
	0.00	MH	Manhole Remark: MH5 A	00:00:00		(Constr) 0
	0.00	ST	Start of Survey	00:00:00		(Misc) 0
	0.00	WL	Water level, 5 % height/diameter	00:00:00		(Serv) 0
	0.10	DEG	Debris grease, from 05 to 07 o'clock, 5 % cross-sectional area loss	00:00:00	58_4a	(Serv) 1
	1.60	DEG	Debris grease, from 05 to 07 o'clock, 10 % cross-sectional area loss	00:00:00	59_5a	(Serv) 1
	4.00	DEG	Debris grease, from 04 to 08 o'clock, 20 % cross-sectional area loss	00:00:00	60_6a	(Serv) 1
	4.20	GP	General Condition photograph	00:00:00	64_7a	(Misc) 0
	4.80	LR	Line of Sewer deviates right	00:00:00		(Serv) 0
	6.10	LU	Line of Sewer deviates up	00:00:00		(Serv) 0
	6.10	FH	Finish Survey, Remark: Rest bend reached.	00:00:00		(Misc) 0

Structural Defects

Constructional Features

Service Defects

Miscellaneous Features

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 6	PLR: X
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Photo: 58_4a, 00:00:00
0.1m, Debris grease, from 05 to 07 o'clock, 5 %
cross-sectional area loss



Photo: 59_5a, 00:00:00
1.6m, Debris grease, from 05 to 07 o'clock, 10 %
cross-sectional area loss



Photo: 60_6a, 00:00:00
4m, Debris grease, from 04 to 08 o'clock, 20 %
cross-sectional area loss



Photo: 64_7a, 00:00:00
4.2m, General Condition photograph

Inspection report

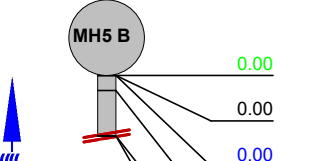
Date: 02/06/2025	Job N°: 75242	Weather: Dry	Operator: HH	section number: 7	PLR: X
Present:	Vehicle:	Camera: Solo Pro	Preset:	Cleaned: No	Grade:

Road:	Liverpool Road	Division:	start MH:	MH5 B
Place:	35 Liverpool Road	District:	end MH:	
Location:		Tape No.:	Total length:	0.2 m

Purpose:	Asset condition	Shape/Size:	Circular dia 100 mm
Use:	Combined	Material:	Vitrified clay Pipe length:
Catchment:		Lining:	
		Category:	

Comment:

Location details:

1:25	position	code	observation	counter	photo	grade
	0.00	MH	Manhole Remark: MH5 B	00:00:00		(Constr) 0
	0.00	ST	Start of Survey	00:00:00		(Misc) 0
	0.00	WL	Water level, 5 % height/diameter	00:00:00		(Serv) 0
	0.05	GP	General Condition photograph	00:00:00	70_4a	(Misc) 0
	0.20	LU	Line of Sewer deviates up	00:00:00		(Serv) 0
	0.20	SA	Survey abandoned, Remark: Unable to survey beyond this point due to deviation.	00:00:00	69_6a	(Misc) 0

Structural Defects	Constructional Features
Service Defects	Miscellaneous Features

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 7	PLR: X
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Photo: 70_4a, 00:00:00
0.05m, General Condition photograph

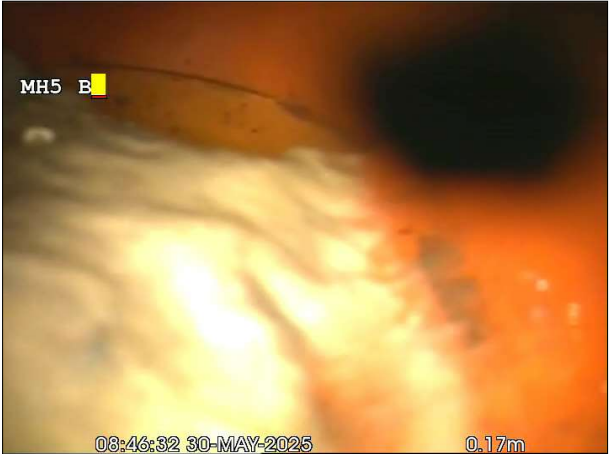


Photo: 69_6a, 00:00:00
0.2m, Survey abandoned, Remark: Unable to survey beyond this point due to deviation.

Inspection report

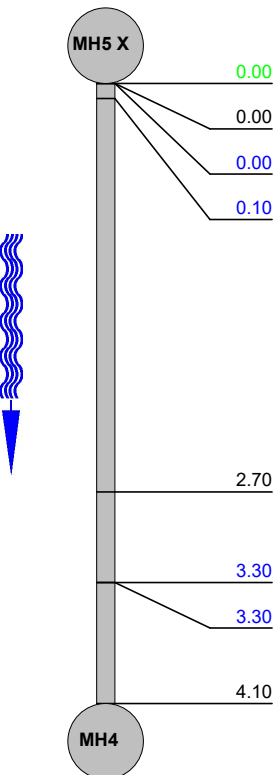
Date: 02/06/2025	Job N°: 75242	Weather: Dry	Operator: HH	section number: 8	PLR: MH5 X X
Present:	Vehicle:	Camera: Solo Pro	Preset:	Cleaned: No	Grade:

Road: Liverpool Road	Division:	start MH: MH5 X
Place: 35 Liverpool Road	District:	end MH: MH4
Location:	Tape No.:	Total length: 4.1 m

Purpose: Asset condition	Shape/Size: Circular dia 100 mm
Use: Combined	Material: Vitrified clay Pipe length:
Catchment:	Lining:
	Category:

Comment:

Location details:

1:50	position	code	observation	counter	photo	grade
	0.00	MH	Manhole Remark: MH5 X	00:00:00		(Constr) 0
	0.00	ST	Start of Survey	00:00:00		(Misc) 0
	0.00	WL	Water level, 5 % height/diameter	00:00:00		(Serv) 0
	0.10	DEG	Debris grease, from 05 to 07 o'clock, 5 % cross-sectional area loss	00:00:00	74_4a	(Serv) 1
	2.70	GP	General Condition photograph	00:00:00	75_5a	(Misc) 0
	3.30	LD	Line of Sewer deviates down	00:00:00		(Serv) 0
	3.30	LL	Line of Sewer deviates left, Remark: Deviates slightly.	00:00:00		(Serv) 0
	4.10	FH	Finish Survey, Remark: MH4 reached.	00:00:00	78_8a, b	(Misc) 0

Structural Defects

Constructional Features

Service Defects

Miscellaneous Features

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 8	PLR: MH5 X X
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Photo: 74_4a, 00:00:00
0.1m, Debris grease, from 05 to 07 o'clock, 5 % cross-sectional area loss



Photo: 75_5a, 00:00:00
2.7m, General Condition photograph



Photo: 78_8a, 00:00:00
4.1m, Finish Survey, Remark: MH4 reached.



Photo: 78_8b, 00:00:00
4.1m, Finish Survey, Remark: MH4 reached.

Inspection report

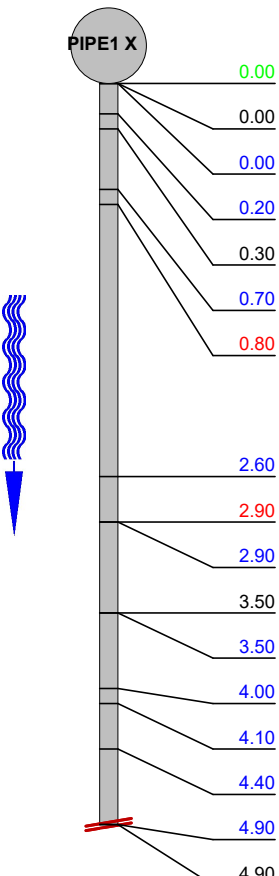
Date: 02/06/2025	Job N°: 75242	Weather: Dry	Operator: HH	section number: 9	PLR: X
Present:	Vehicle:	Camera: Solo Pro	Preset:	Cleaned: No	Grade:

Road: Liverpool Road	Division:	start MH: PIPE1 X
Place: 35 Liverpool Road	District:	end MH:
Location:	Tape No.:	Total length: 4.9 m

Purpose: Asset condition	Shape/Size: Circular dia 100 mm
Use: Surface water	Material: Vitrified clay Pipe length:
Catchment:	Lining:
	Category:

Comment:

Location details:

1:50	position	code	observation	counter	photo	grade
	0.00	MH	Manhole Remark: Pipe1 X	00:00:00		(Constr) 0
	0.00	ST	Start of Survey	00:00:00		(Misc) 0
	0.00	WL	Water level, 0 % height/diameter	00:00:00		(Serv) 0
	0.20	DE	Debris, 20 % cross-sectional area loss	00:00:00	82_4a	(Serv) 1
	0.30	GP	General Condition photograph	00:00:00	95_5a	(Misc) 0
	0.70	DE	Debris, 40 % cross-sectional area loss	00:00:00	9_6a	(Serv) 1
	0.80	SSL	Surface damage, spalling large, from 10 to 02 o'clock	00:00:00	9_7a	(Struct) 4
	2.60	LR	Line of Sewer deviates right	00:00:00		(Serv) 0
	2.90	JDL	Joint displaced. Large	00:00:00	9_9a	(Struct) 2
	2.90	LD	Line of Sewer deviates down	00:00:00		(Serv) 0
	3.50	GO	General Observation, Remark: Drops into sewer line.	00:00:00	9_11a	(Misc) 0
	3.50	LR	Line of Sewer deviates right	00:00:00		(Serv) 0
	4.00	DE	Debris, 30 % cross-sectional area loss	00:00:00	9_13a	(Serv) 1
	4.10	DE	Debris, 40 % cross-sectional area loss	00:00:00	9_14a	(Serv) 1
	4.40	DE	Debris, 80 % cross-sectional area loss	00:00:00	9_15a, b	(Serv) 1
	4.90	DE	Debris, 95 % cross-sectional area loss	00:00:00	9_16a	(Serv) 1
	4.90	SA	Survey abandoned, Remark: Unable to survey beyond this point due to blockage.	00:00:00	9_17a	(Misc) 0

Structural Defects

Constructional Features

Service Defects

Miscellaneous Features

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 9	PLR: X
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Photo: 82_4a, 00:00:00
0.2m, Debris, 20 % cross-sectional area loss



Photo: 95_5a, 00:00:00
0.3m, General Condition photograph



Photo: 9_6a, 00:00:00
0.7m, Debris, 40 % cross-sectional area loss



Photo: 9_7a, 00:00:00
0.8m, Surface damage, spalling large, from 10 to 02 o'clock

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 9	PLR: X
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Photo: 9_9a, 00:00:00
2.9m, Joint displaced. Large



Photo: 9_11a, 00:00:00
3.5m, General Observation, Remark: Drops into sewer line.



Photo: 9_13a, 00:00:00
4m, Debris, 30 % cross-sectional area loss



Photo: 9_14a, 00:00:00
4.1m, Debris, 40 % cross-sectional area loss

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 9	PLR: X
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Photo: 9_15a, 00:00:00
4.4m, Debris, 80 % cross-sectional area loss



Photo: 9_15b, 00:00:00
4.4m, Debris, 80 % cross-sectional area loss



Photo: 9_16a, 00:00:00
4.9m, Debris, 95 % cross-sectional area loss

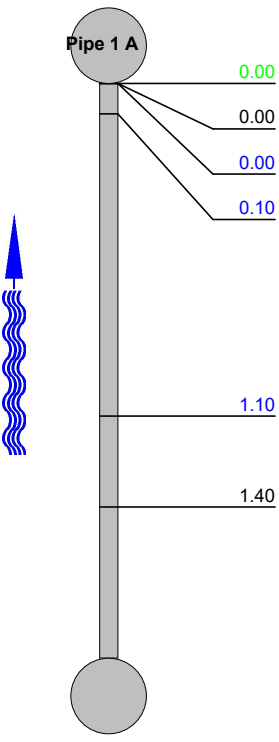


Photo: 9_17a, 00:00:00
4.9m, Survey abandoned, Remark: Unable to survey beyond this point due to blockage.

Inspection report

Date: 02/06/2025	Job N°: 75242	Weather: Dry	Operator: HH	section number: 10	PLR: X
Present:	Vehicle:	Camera: Solo Pro	Preset:	Cleaned: No	Grade:

Road: Liverpool Road	Division:	start MH: Pipe 1 A
Place: 35 Liverpool Road	District:	end MH:
Location:	Tape No.:	Total length: 1.9 m
Purpose: Asset condition	Shape/Size: Circular dia 100 mm	
Use: Surface water	Material: Vitrified clay	Pipe length:
Catchment:	Lining:	
	Category:	
Comment:		
Location details:		

1:25	position	code	observation	counter	photo	grade
						
	0.00	MH	Manhole Remark: Pipe 1 A	00:00:00		(Constr) 0
	0.00	ST	Start of Survey	00:00:00		(Misc) 0
	0.00	WL	Water level, 0 % height/diameter	00:00:00		(Serv) 0
	0.10	LR	Line of Sewer deviates right, Remark: Deviates slightly.	00:00:00		(Serv) 0
	1.10	DE	Debris, 10 % cross-sectional area loss	00:00:00	100_5a	(Serv) 1
	1.40	GP	General Condition photograph	00:00:00	101_6a	(Misc) 0
Structural Defects			Constructional Features			
Service Defects			Miscellaneous Features			

Inspection photos

Place: 35 Liverpool Road	Road: Liverpool Road	Date: 02/06/2025	section number: 10	PLR: X
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Photo: 100_5a, 00:00:00
 1.1m, Debris, 10 % cross-sectional area loss



Photo: 101_6a, 00:00:00
 1.4m, General Condition photograph



Photo: 103_8a, 00:00:00
 2.2m, Finish Survey, Remark: Rest bend reached.

S106 Part 1 'Application to connect to a public sewer' Approval Notice



United Utilities Reference Number:		07066935					
Applicant details							
Applicant name		Calum McGowan					
Applicant address (including postcode)		Apartment 318, 73 Liverpool Road, Manchester. M3 4AQ					
Applicant email		calum.mcgowan@yahoo.co.uk					
Site details: The site / property which is proposed for connection to the public sewer							
Site address (including postcode)		35 Liverpool Road, Castlefield, Manchester M3 4NQ					
<h2>APPROVED</h2> <p>Your application for connection to the public sewer has been approved, to be made via a new connection:</p>							
To a private drain		☐	You may appoint your contractor and advise your appointed building control body (who should inspect the work). United Utilities should be advised when this work is complete.				
Direct to the public sewer		☒	<u>Further action required.</u> You may now appoint an appropriately qualified contractor. Your appointed contractor is responsible for obtaining authorisation to work on a public sewer. (The S106 Part 2 application form ' Request for permission to work on a public sewer ' is available on our website; Sewer connections - United Utilities).				
Mode of connection approved		Other - please see comments box					
Sewer connection type		Foul	☐	Surface water	☐	Combined	☒
<p>This approval is valid for 12 months from the date below.</p> <p>This approval does not grant access to third party land, permission should be sought if required between applicant and landowner. If the new connection renders access unsafe or is otherwise detrimental to the manhole or sewer, a new/upgraded manhole will be requested.</p>							
Comments							
<p><u>Renovated weavers cottage to a townhouse</u></p> <p>Approval for a 150mm combined connection to the existing 375x500mm combined sewer in Liverpool Road as per your drainage drawing below.</p> <p>If this section of sewer is proven to be a 100mm as per our sewer records, then your connection must be reduced to a 100mm and be made via a junction connection. (we cannot accept a larger connection to a smaller receiving sewer)</p> <p>If this section of sewer is proven to be a 375x500mm then a saddle can be used</p> <p>Our sewer records show this length of combined sewer in Liverpool Road to be mapped as upstream 375x500mm to a 100mm then downstream 375x500mm</p> <p>The preformed junction should be a 'Y' type laid in the direction of flow. 'T' type junctions are not acceptable. Please see details included in the Sewer Connection Pack.</p>							

Saddle connections should be core drilled with care taken to ensure the core does not fall into the public sewer. Please see details included in the Sewer Connection Pack.

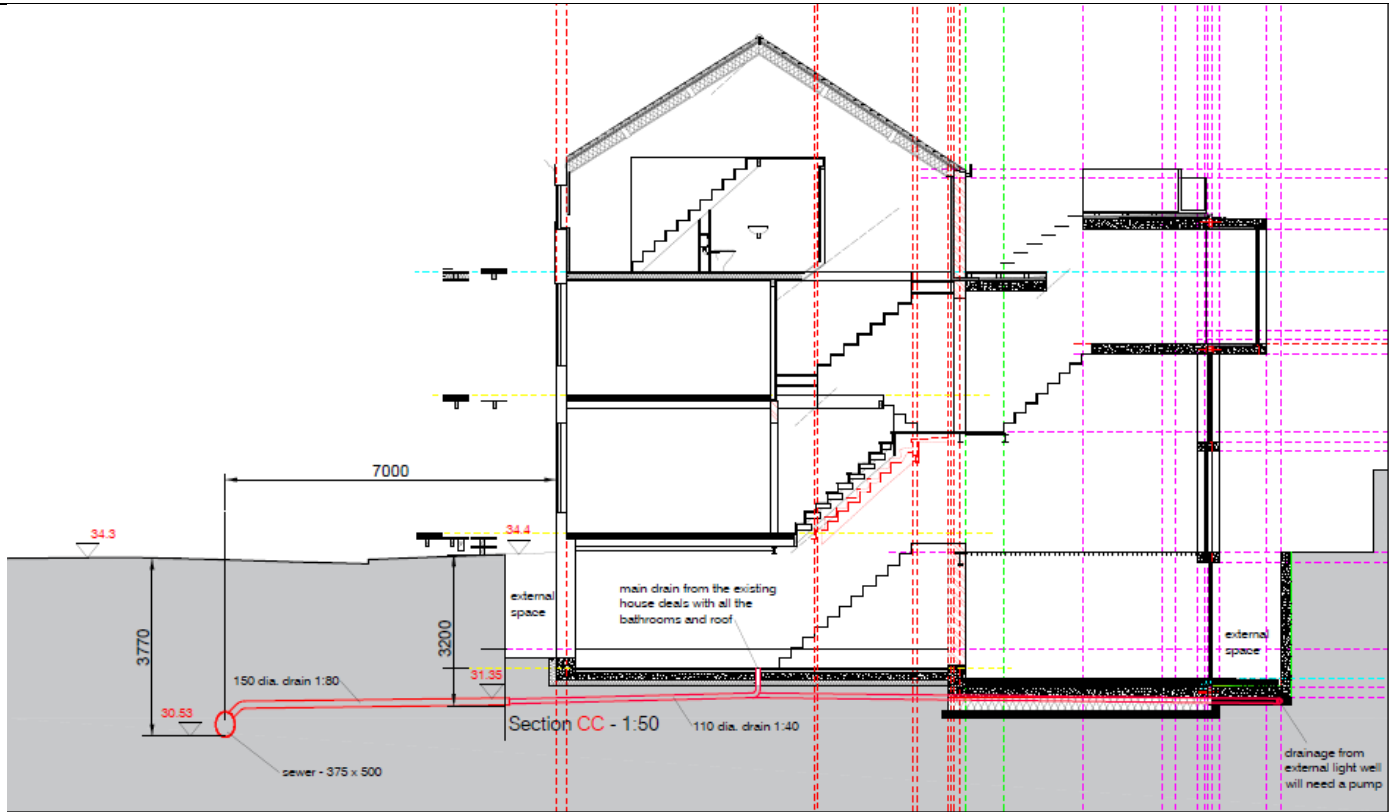
For low-lying sites, (where the ground level of the site or the level of a basement is below the ground level at the point where the drainage connects to the public sewer), care should be taken to ensure that the property is not at increased risk of flooding. If these circumstances exist it could affect the detailed design of your site and result in the need to incorporate appropriate mitigating measures in your drainage scheme.

Please note, if you are proposing to connect to an existing, uncharted drain or sewer then it is the developer's responsibility to confirm that it communicates with the Public Sewer

Connections may be made to private lateral drains or to existing neighbouring drain. A part 1 approval does not give permission to access third party land. The applicant must seek permission from the relevant landowner.

Please note, if you have not already done so, we would still expect you to get your drainage conditions discharged from the Local Planning Authority as any decision they make may supersede this approval.





Developer Services Inspector	Lynne Berry
Contact number	07881 034558
Date	25/02/2025