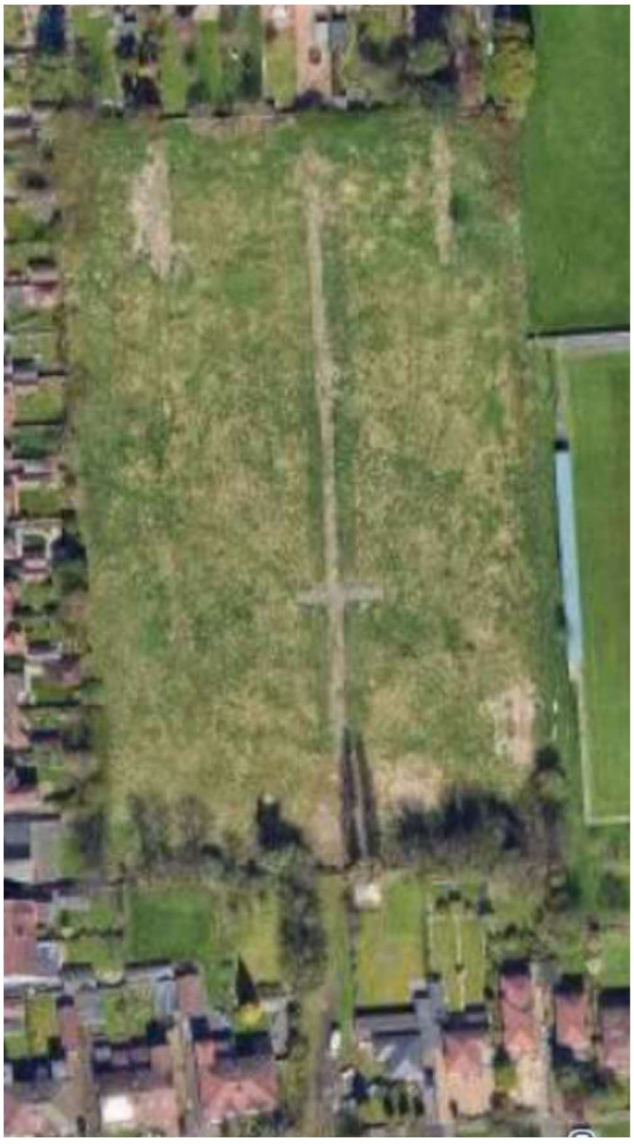
SUDS MAINTENANCE AND MANAGEMENT PLAN

Site at Dalton Fields, Wilbraham Road, Chorlton, Manchester



Rev. 1.0

12th November 2025

SuDS Maintenance and Management

The site is limited in terms of SUDS drainage opportunities as infiltration is not viable due to the cohesive soils. The drainage design includes discharge to the existing United Utilities combined sewer located in Wilbraham Road via a below ground surface water piped storage system.

Drainage has been constructed in accordance with the approved layouts and photo records are included Appendix 1

- 40-23 S104 Agreement Plan
- 40-01 Adoptable Drainage plan
- 40-03 Longitudinal Sections
- 40-21 Section through Attenuation

The various SUDS/drainage features that require maintenance and management from United Utilities include:

- Below ground conveyance pipe network and associated manholes
- Surface water flow control manhole

The various SUDS/drainage features that require maintenance and management from Manchester City Council include:

- Highway Gully pots

The various SUDS/drainage features that require maintenance and management from an independent management company as shown on drawing 40-23 S104 Agreement Plan include:

- Attenuation cellular storage

Maintenance activities can be broadly defined as: 1) regular, 2) occasional and 3) remedial maintenance. It is proposed that maintenance regime for all elements follow the CIRIA 753 SuDS Manual guidance.

Contact Information for Maintenance Company:

Trustgreen,

Unit 7 Portal Business Park,

Eaton Lane Tarporley,

Cheshire,

CW6 9DL

[redacted]

Below ground conveyance pipe network

There are below ground surface water pipes for conveyance, sized to convey flows up to the 100-year return period storm event with an allowance for climate change; pipe sizes range from 225-1050mm diameter.

This asset is to be adopted and maintained by United Utilities.

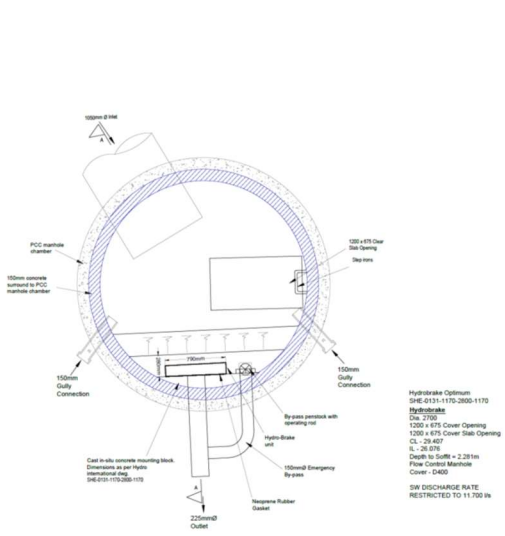
Table 2 Maintenance regime for below ground pipes and manholes.

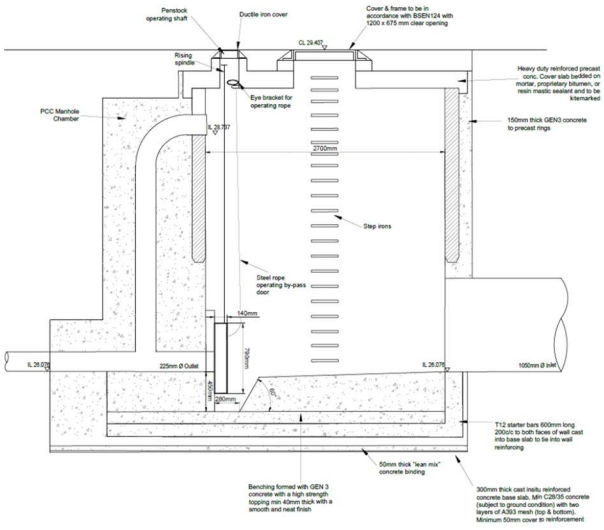
Below ground conveyance pipe network	
Regular Maintenance	*Frequency*
Manholes and Inspection Chambers Remove cover and inspect, ensuring that water is flowing freely and that the exit route for water is unobstructed. Remove debris and silt. Undertake inspection after leaf fall in autumn.	Annually
Remedial actions	*Frequency*
Repair physical damage if necessary	As required
Undertake jetting of the system, if necessary, undertake root-cutting, if necessary, repair physical damage if necessary.	As required
Regular maintenance	*Frequency*
Pipes Following inspection in manholes, if flow is impeded then arrange for CCTV inspection, if significant debris is observable within manholes or inspection chambers then jetting may be required prior to CCTV survey.	Annually

Surface water flow control manhole

Flow is attenuated by a vortex flow control device (HydroBrake) located in the final manhole before out falling into the existing sewer.

The asset is to be adopted and maintained by United Utilities.





Gully pots

This asset is to be maintained by the Adopting Highways authority (Manchester City Council).

Gully pots contain silt traps which require emptying periodically to maintain effective silt removal and to further minimise the risk of silt deposits within the system. The maintenance regimes for these assets are detailed in the table below.

Table 3 Maintenance regime for gully pots.

Gully pots	
Regular maintenance	*Frequency*
Empty the gully pots bi-annually, ideally in spring and late autumn to remove the leaf litter and debris. Note areas where debris is significant or lesser and the schedule can be adjusted accordingly. Inspect for physical damage.	Spring and autumn
Remedial work	*Frequency*
Repair physical damage if necessary	As required

Attenuation cellular storage

The cellular storage is to be adopted by Trust Green management company.

Regular inspection and maintenance are required to ensure the effective long-term operation of below-ground storage systems. Maintenance responsibility for systems should be placed with a responsible organisation. Guidance on the operation and maintenance requirements that may be appropriate are outlined below; the list is not exhaustive, and some actions may not always be required.

Table 4 Maintenance regime for attenuation cellular storage.

Cellular storage tanks	
Regular Maintenance	*Frequency*
Inspect and identify any areas that are not operating correctly. If required, take remedial action.	Monthly for 3 months then annually
Remove debris from the catchment surface (where it may cause risks to performance).	Monthly
Remove sediment from pre-treatment structures and internal forebays.	Annually, or as required
Remedial actions	*Frequency*
Repair/rehabilitate inlets, outlets, overflows and vents.	As required
Monitoring	*Frequency*
Inspect/Check all inlets, outlets, vents and overflows to ensure that they are in good condition and operating as designed.	Annually
Survey inside of tank for sediment build-up and remove if necessary	Every 5 years or as required

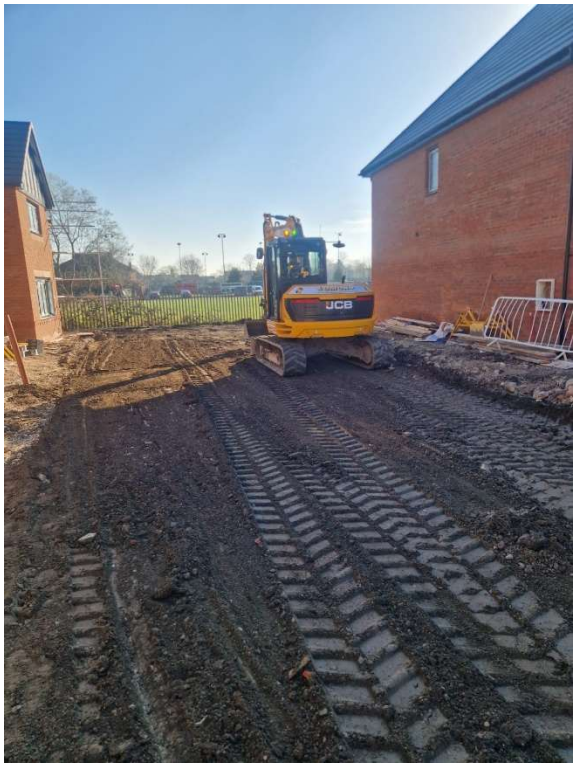
APPENDIX 1 – Drainage Construction Photos

Plots 24-26 Attenuation









Plots 15-16 Attenuation



