



OS GRID REFERENCE
413988, 412074

EASTGATE

9

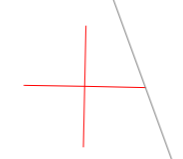
15

31

106.4m

102.1m

Bin Collection



- NOTES:**
- 1. All dimensions & levels to be checked by the contractor prior to commencement of work, any discrepancy shall be reported immediately to AVE Consulting Ltd
 - 2. All work shall be carried out in accordance with Local Authority, statutory authority, health & safety requirements and regulations.
 - 3. The drawings shall be read in accordance with all other contract documents relevant at that time of issue and during the period of the contract.
 - 4. The contractor must ensure the overall stability of the works is adequate at all stages of the construction.
 - 5. The proposed conversion will create a detached dwelling. In accordance with Flood and Loads, published by British Water, the domestic foul discharge has been assessed as 300 litres per day.
 - 6. Domestic foul flows from the dwelling are proposed to be collected and conveyed to a package treatment plant with the effluent from the package treatment plant being discharged to ground via a drainage field designed in accordance with BS6597.
 - 7. The foul drainage system is subject to detailed design following planning approval and confirmation of the external level of the proposed dwelling.
 - 8. The package treatment plant is subject to selection of an appropriate supplier and detailed design.
 - 9. The drainage field is subject to detailed design following completion of in situ testing of the infiltration capability of the natural soils in the area of the proposed drainage field.
 - 10. The discharge of treated domestic foul effluent to ground will be subject to a permit from the Environment Agency. The anticipated level of discharge is low enough for a permit through the General Binding Rules, but a full assessment will need to be undertaken to apply for a permit.

→ FLOOD ROUTE

PLANNING ISSUE

POO	Issue Issue	JC	TC	11.06.2026
Rev	Details	By	CHK	Date
 6 Killingbeck Court, Killingbeck Office Village, Killingbeck Drive, Leeds LS14 6FD, Tel: 0113 249 7416 www.ave-consulting.co.uk				
Client	ACUMEN			
Project	Coach and Horses, Honley			
Title	Proposed Flood Exceedance Plan			
Drawn	JC	Checked	TC	Date
Scale	1:100	Original Scale	AD	
Drawing Number	P4734-08			
Rev	P00			