

Project

C15610

**Bleakholt Animal Sanctuary
Bury Old Road, Edenfield**

Title

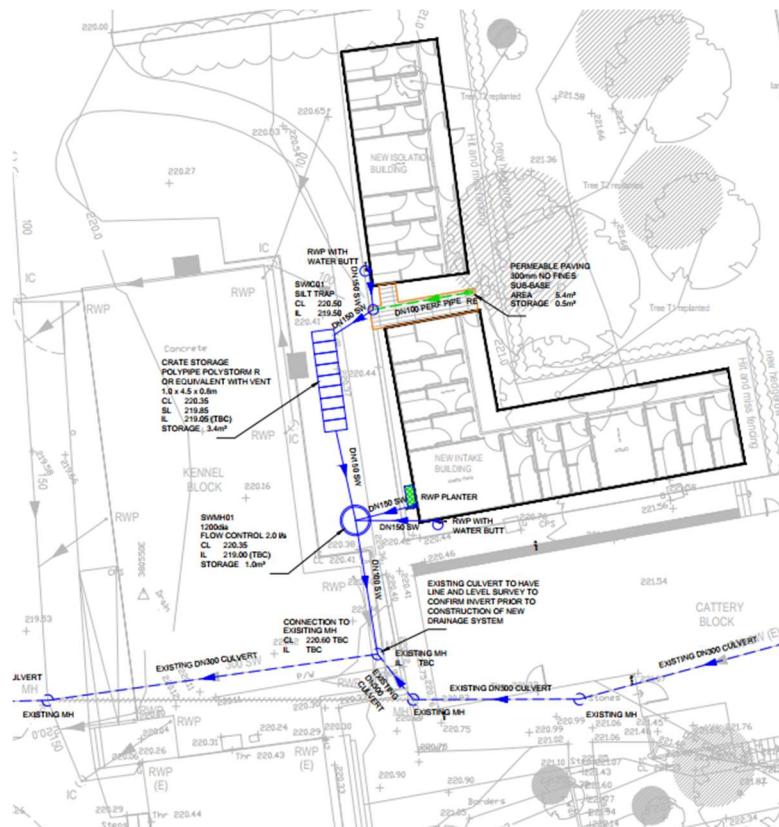
Drainage Maintenance Strategy

Date

March 2026

Revision

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1. Introduction

Northern Structural Services have been appointed by Bleakholt Animal Sanctuary to undertake a surface water drainage maintenance strategy. This Drainage Maintenance Strategy is to accompany the below ground drainage design.

The site is situated at Bleakholt Animal Sanctuary, Bury Old Road, Edenfield, Ramsbottom, Bury, BL0 0RX. The proposal is for a new-build intake and isolation building.

This report is solely for the use of Bleakholt Animal Sanctuary

2. SuDS Design

The surface water drainage strategy makes use of SuDS features to slow and convey all run-off before discharging to culverted watercourse via a suitable flow restriction. The proposed drainage system is comprised of the following components:

- Standard Rainwater Downpipes
- Permeable surfacing to patio areas
- Crate attenuation
- Flow control manhole

3. Maintenance Requirements

The extent of the drainage network and SuDS features for the development sites are shown on the below ground drainage layout drawing C14610/91.

Details of the maintenance required, and the parties to carry out the maintenance of all drainage aspects, to ensure that the SuDS methods are working affectively, and subsequently reducing the risk of flooding on the site are as follows:

Drainage Network

The management and maintenance of the pipes, inspection chambers, permeable surfacing and filter drains within the curtailment of the site will be by a private management company responsible for the wider landlord areas of the building.

Soakaway Tanks & Other Shared Elements

The management and maintenance of the shared attenuation tanks, drainage within the shared areas, permeable paving, and the flow control and outfall will be by a private management company responsible for the wider landlord areas of the building.

Drainage Network Maintenance

Operation	Frequency
Inspect and identify any areas that are not operating correctly, if required, take remedial actions	Monthly for 3 months, then six monthly
Debris removal from manholes (where may cause risk performance)	Monthly
Where rainfall into network from above, check surface or filter for blockage or silt, algae or other matter by jetting	As required, but at least twice a year
Remove sediment from pipework by jetting.	Annually or as required
Repair/check all inlets, outlets and overflow pipes	As required
Inspect/check all inlets, outlets, and overflow pipes to ensure that they are in good condition and operating as designed	Annually and after large storms

Shared Element Maintenance

Operation	Frequency
Inspect and identify any areas that are not operating correctly, if required, take remedial actions	Monthly for 3 months, then six monthly
Debris removal from attenuation tank (where may cause risk performance)	Monthly
Where rainfall into attenuation tank from above, check surface or filter for blockage or silt, algae or other matter by jetting	As required, but at least twice a year
Remove sediment from upstream surface water network by jetting.	Annually or as required
Repair/check all inlets, outlets and overflow pipes	As required
Inspect/check all inlets, outlets, and overflow pipes to ensure that they are in good condition and operating as designed	Annually and after large storms

Paving Maintenance

Operation	Frequency
Inspect and identify any areas that are not operating correctly, if required, take remedial actions	Monthly for 3 months, then six monthly
Debris removal from catchment surface on surface of paving (where may cause risk performance)	Monthly
Where rainfall infiltration into paving, check surface for blockage or silt, algae or other matter by jetting	As required, but at least twice a year

Linked and Further Maintenance

The maintenance of the drainage network and SuDS features are to be linked with the wider site maintenance for the landscaped / garden areas.

Maintenance Activities

A log of all maintenance activities is to be kept and made available on request.