

# Herefordshire SuDS Handbook - Arrangements for Maintenance and Adoption of SuDS

## Maintenance Options

What SuDS Features are Included in my SuDS Scheme?	Who May Consider Maintaining my SuDS Scheme?	In What Circumstances Would They Consider This?	Who do I need to Contact?
Permeable Surfaces	Developers are encouraged to consider the use pervious surfaces on unadoptable highway and other hardstanding, such as shared driveways, private driveways, paths and patios. The maintenance of pervious surfaces on privately owned areas would fall to the land owner(s).		
	Property Owners (Commercial / Residential)	Owners of a property drained by SuDS which do not also drain any other properties Soakaways installed at private properties (including panels of pervious paving) need to be located within the curtilage of the respective properties, they must not be shared between neighbouring plots.	Future Property Owners show on Deeds
	Private Management Company	Where a Management company has been set up to manage public spaces on new developments. If extensive use of permeable paving is proposed, then the future access restrictions when paving is ultimate replaced need to be considered. The Maintenance Plan needs to include instructions for maintenance of the permeable paving.	
	Herefordshire Council Highway Authority	Permeable Paving is not adopted by Herefordshire Council. Common practice is for developers to build cul-de-sacs with sections of bituminous highway (to adoptable standards) that serve 6 or more houses. This prolongs the life of trafficked lengths of road.	
Green Roofs	Property Owners (Commercial / Residential)	Owners of a property drained by SuDS which do not also drain any other properties Where a SuDS feature is within the private curtilage of a property	Future Property Owners show on Deeds
Rain Gardens	Private Management Company	Where a Management company has been set up to manage the freehold of a building	
Rainwater Harvesting	Herefordshire Council	Rain Gardens are not adopted by Herefordshire Council.	

## Maintenance Options

What SuDS Features are Included in my SuDS Scheme?	Who May Consider Maintaining my SuDS Scheme?	In What Circumstances Would They Consider This?	Who do I need to Contact?
Soakaways	Property Owners (Commercial / Residential)	Owners of a property drained by SuDS which do not also drain any other properties Soakaways installed at private properties need to be located within the curtilage of the respective properties, they must not be shared between neighbouring plots.	Future Property Owners show on Deeds
	Private Management Company	Where a Management company has been set up to manage public spaces on new developments. The land must be jointly owned by the respective home owners, but maintenance can be delegated to a Management Company. For developments serving 6 or more houses, the highway drainage shall meet adoptable standards irrespective of whether the highway is offered for adoption.	
Infiltration Trenches	Dŵr Cymru Welsh Water Severn Trent Water	Welsh Water do not adopt soakaways Contact Severn Trent to clarify current policy	
	Herefordshire Council Highway Authority	Soakaways that accept water from adoptable highway only may be considered for adoption by the Council as the Highway Authority through the Section 38 (Highways Act 1990) process. A 60 year commuted sum will apply. The gullies, drains and catchpits serving the soakaways are normally adopted as Standard Items. Developers wishing to explore this option further must engage with the Highway Authority at an early stage to agree the site-specific requirements. Current policy only allows for the adoption of concrete ring soakaways and systems utilising perforated twin wall pipes. Geocellular soakaways are not adopted.	<a href="#">Herefordshire Council</a> <a href="#">Highway Authority</a>

## Maintenance Options

What SuDS Features are Included in my SuDS Scheme?	Who May Consider Maintaining my SuDS Scheme?	In What Circumstances Would They Consider This?	Who do I need to Contact?
Geocellular Storage	Private Management Company	Where a Management company has been set up to manage public spaces on new developments. The land must be jointly owned by the respective home owners, but maintenance can be delegated to a Management Company. For developments serving 6 or more houses, the highway drainage shall meet adoptable standards irrespective of whether the highway is offered for adoption.	
	Property Owners (Commercial / Residential)	Owners of a property drained by SuDS which do not also drain any other properties.	
Twin wall Pipe Banks			
Tank Sewers used with a flow control	Herefordshire Council Highway Authority	Tank Sewers and flow controls serving solely highways would be adopted as Standard Items under a Highways Act Section 38 or 278 road adoption.	<a href="#">Herefordshire Council</a> <a href="#">Highway Authority</a>
	Dŵr Cymru Welsh Water  Severn Trent Water	Subject to negotiation a 30 year tank and flow control may be adopted (Orifices are not adopted although Hydrobrakes may be adopted).  Contact Severn Trent to clarify current policy	

## Maintenance Options

What SuDS Features are Included in my SuDS Scheme?	Who May Consider Maintaining my SuDS Scheme?	In What Circumstances Would They Consider This?	Who do I need to Contact?
Oil Interceptors	Private Management Company	Where a Management company has been set up to manage public spaces on new developments. The land must be jointly owned by the respective home owners, but maintenance can be delegated to a Management Company.	
	Property Owners (Commercial / Residential)	Owners of a pollution source drained by SuDS which do not also drain any other properties	
Sediment Separators	Herefordshire Council Highway Authority	Oil or Sediment interceptors may be considered for adoption by the Council as the Highway Authority through the Section 38 (Highways Act 1990) process. A 60 year commuted sum will apply. The gullies, drains and catchpits serving the Oil Interceptors are normally adopted as Standard Items. Developers wishing to explore this option further must engage with the Highway Authority at an early stage to agree the site-specific requirements. The Maintenance Plan submitted as part of the adoption package must include a work schedule	<a href="#">Herefordshire Council Highway Authority</a>

## Maintenance Options

What SuDS Features are Included in my SuDS Scheme?	Who May Consider Maintaining my SuDS Scheme?	In What Circumstances Would They Consider This?	Who do I need to Contact?
Swales Check Dams	Herefordshire Council	<p>Herefordshire Council have a policy of not adopting further Public Open Space. Under normal circumstances Herefordshire Council will not normally consider adopting any public open space and consequently any SuDS associated with it.</p> <p>However, dependant on location, Swales and Filter Strips that accept water from adoptable highway only (located in verges) may be considered for adoption by the Council as the Highway Authority through the Section 38 (Highways Act 1990) process. A 60 year commuted sum will apply because these items are regarded as Non-Standard items. The gullies, drains and catchpits serving the soakaways are normally adopted as Standard Items. Developers wishing to explore this option further must engage with the Highway Authority at an early stage to agree the site-specific requirements. The Maintenance Plan submitted as part of the adoption package must include a work schedule.</p> <p>Filter Drains have been installed on major highway schemes and accordingly Herefordshire Council Highways may consider adopting new Filter Drains to serve adoptable highway.</p>	<a href="#">Herefordshire Council</a> <a href="#">Highway Authority</a>
Filter Strips Filter Drains	Parish Council	<p>If the SuDS feature lies within or contributes to Public Open Space</p> <p>There have been cases within Herefordshire where public open space has been adopted by Parish Councils.</p>	Relevant <a href="#">Parish Council</a>
	Private Management Company	Where a Private Management Company has been set up to manage public spaces on new developments.	
	River Lugg Internal Drainage Board, or Lower Severn Internal Drainage Board	River Lugg IDB are willing to adopt attenuation basins or ponds that drain into IDB maintained channels. Accordingly if an attenuation feature were adopted then discussions could be held to establish their attitude to adopting upstream SuDS features. Strimming and clearance of swales is a maintenance task already completed by the River Lugg IDB maintenance contractor.	<a href="#">River Lugg Internal Drainage Board</a> , or <a href="#">Lower Severn Internal Drainage Board</a>
	Herefordshire and Gloucestershire Canal Trust	Where the Canal Trust is a stakeholder in a proposed development. The Canal Trust have generated an income stream from residential developments on trust land, they may consider extending a service to large third party developers.	<a href="#">Herefordshire and Gloucestershire Canal Trust</a>

## Maintenance Options

What SuDS Features are Included in my SuDS Scheme?	Who May Consider Maintaining my SuDS Scheme?	In What Circumstances Would They Consider This?	Who do I need to Contact?
Swales Check Dams	Dŵr Cymru Welsh Water	Welsh Water will not accept discharge from land drainage features into public sewers Where a S104 surface water sewer discharges into a Swale, Welsh Water require that the Swale is adopted by a statutory authority such as a Local Authority or IDB.	
Filter Strips Filter Drains	Conservation Groups	For example, a Local Wildlife trust may take on the responsibility for a SuDS feature which has significant biodiversity interest. In this case the conservation group would need to be engaged by one of the above bodies.	<a href="#">Herefordshire Wildlife Trust</a>
Infiltration Basins Balancing Ponds	River Lugg Internal Drainage Board or Lower Severn Internal Drainage Board	River Lugg IDB are willing to adopt attenuation basins or ponds that drain into IDB maintained channels. Dŵr Cymru Welsh Water regard all IDBs to be Statutory Authorities and accordingly will adopt incoming surface water sewers.	<a href="#">River Lugg Internal Drainage Board</a> , or <a href="#">Lower Severn Internal Drainage Board</a>
Attenuation Basins	Herefordshire and Gloucestershire Canal Trust	Where the Canal Trust is a stakeholder in a proposed development. The Canal Trust have generated an income stream from residential developments on trust land, they may consider extending a service to large third party developers.	<a href="#">Herefordshire and Gloucestershire Canal Trust</a>
Bioretention Areas	Conservation Groups	For example, a Local Wildlife trust may take on the responsibility for a SuDS feature which has significant biodiversity interest. In this case the conservation group would need to be engaged by one of the above bodies.	<a href="#">Herefordshire Wildlife Trust</a>

## Maintenance Options

What SuDS Features are Included in my SuDS Scheme?	Who May Consider Maintaining my SuDS Scheme?	In What Circumstances Would They Consider This?	Who do I need to Contact?
Infiltration Basins	Herefordshire Council	<p>Infiltration Basins, Balancing Ponds or Attenuation Basins that accept water from adoptable highway only may be considered for adoption by the Council as the Highway Authority through the Section 38 (Highways Act 1990) process. A 60 year commuted sum will apply because this item is regarded as a Non-Standard item.</p> <p>Herefordshire Council have a policy of not adopting further Public Open Space. However if a Water Company is adopting the upstream drainage then the Herefordshire Council may adopt the Balancing Pond, outfall and flow control. Incoming highway drains are adopted under S38.</p> <p>Welsh Water will only adopt surface water drains upstream of a balancing pond if the pond is maintained by a statutory authority.</p> <p>Developers wishing to explore this option further must engage with the Highway Authority at an early stage to agree the site-specific requirements.</p>	<p><a href="#">Herefordshire Council</a> <a href="#">Highway Authority</a></p>
Balancing Ponds	Parish Council	<p>If the SuDS feature lies within or contributes to Public Open Space</p> <p>There have been cases within Herefordshire where public open space has been adopted by Parish Councils. A 60 year commuted sum will apply. The Maintenance Plan submitted as part of the adoption package must include a work schedule and planting schedules.</p> <p>Welsh Water will only adopt surface water drains upstream of a balancing pond if they are maintained by a statutory authority.</p>	Relevant <a href="#">Parish Council</a>
Attenuation Basins			
Bioretention Areas	Dŵr Cymru Welsh Water	<p>Welsh Water will not accept discharge from land drainage features into public sewers.</p> <p>Where a S104 surface water sewer discharges into a Detention Basin, Welsh Water require that the Detention Basin is adopted by a statutory authority. DCWW do not adopt ponds or basins.</p>	
	Private Management Company	<p>Where a Management company has been set up to manage public spaces on new developments</p> <p>The Maintenance Plan needs to define how maintenance will be completed and how often works will be implemented.</p> <p>For developments serving 6 or more houses, the highway drainage shall meet adoptable standards irrespective of whether the highway is offered for adoption.</p>	