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Home Seller Drainage Survey Standard Report Prepared For:

A UKDP Customer

Property Address

Date of survey:
Engineer:



SAMPLE

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Drainage Survey Standard Home Seller

Weather conditions on the day of the survey:	Sunny
Type of property surveyed:	Detached
Property construction type:	Cottage
View of the front of the property:	
What is the year of build of the property:	Main Cottage - c.1857, fully extended and renovated in 2000.
Number of bedrooms:	4
Is the drainage system shared?	No
Type of drainage tank at the property:	Septic tank with clinker/filter bed
Is the system emptied/serviced regularly?	Yes.

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Photograph(s) of tank after the system was emptied:	
Tank empty photograph 2:	
Construction / design of the tank at the property:	A rectangle brick constructed tank with rendered internal surfaces
Number of zones in the existing tank:	1
Start of the drainage system:	The rear of the property
Location of tank:	The front left-hand side of the property
Age of the tank (if known):	Assumed to be constructed in the 1960's.
Maximum potential occupancy for the property:	6

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Dimensions of the tank:	Length - 1.8m Depth (to inlet) - 1.3m Width - 1.5m All internal measurements.
Depth (below ground level) of the inlet pipe into the tank:	0.4m
Depth (below ground level) of the outlet pipe from the tank (if applicable):	0.4m
Capacity of the tank (below the inlet pipe):	3,510 litres
Based on our calculations, is the tank adequately sized for the maximum potential occupancy of the property?	Yes
Is there a manhole chamber upstream of the tank?	Yes
Depth below ground level of the next upstream manhole chamber from the tank:	0.35m
Overall condition of the tank:	Good
On arrival was the effluent level within the tank at the expected operating level?	Yes
Was there any damage observed to the tank during the inspection?	No
When the tank was emptied, was there any water observed returning to the tank from the outlet?	No
Was the outlet pipework accessible from the tank in order to conduct a CCTV survey?	Yes
Was there confirmation of the discharge destination?	No
Were we able to confirm that the system discharges to the ground?	Yes
Have we confirmed the type and construction of the soakaway?	No

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Photograph of the general area of the tank:	
Are all parts of the drainage system within the boundary of the property?	Yes
Are there any wells at the property?	No
Are there any boreholes at the property?	No
Are there any watercourses or seasonal drainage ditches within the boundary of the property?	No
Are there any watercourses or seasonal drainage ditches in the local area?	No
Was a dye test carried out to the accessible upstream rainwater pipes?	Yes
Were there any cross connections found between the rainwater system and the foul system?	Yes
Where were the cross connections?	2 cross connections identified to the right hand elevation of the garage/office, 1 cross connection identified to the yard gully on the drive, 1 cross connection identified to the single storey outrigger at the rear of the property.
Guidance on cross connections from rainwater system to the foul drainage:	Cross connections from a rainwater system to a foul drainage system are not considered best practice and can hydraulically overload the system during periods of persistent or heavy rain fall. This can be a problem as it can raise the operating level within the tank, affecting the waste separation process which can ultimately lead to solid waste passing into the soakaway system. This can potentially cause it to fail prematurely.

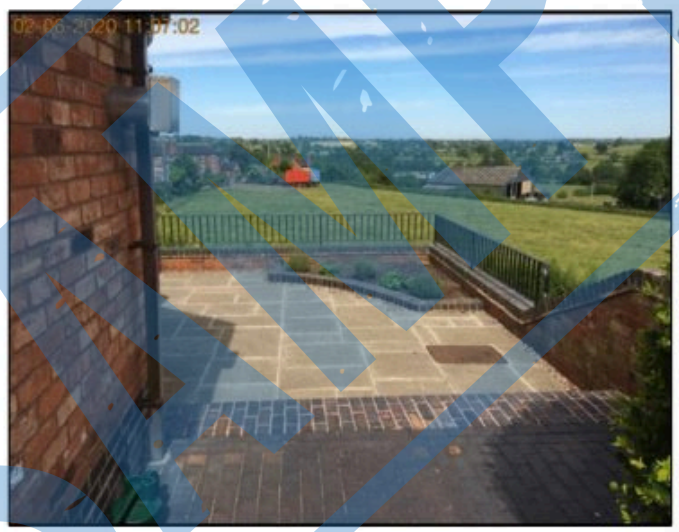
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Additional photograph for the report 2:



2 x cross connection to the garage and office,

Additional photograph for the report 3:



Cross connection at rear.

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Additional photograph for the report 4:



Rear boundary.

Additional photograph for the report 5:



Rear garden.

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