

Project name	Mc Donalds – Pontardawe		
Document reference	315297-HnS-XX-TN-C-0010		
Author	Meurig Hughes		
Revision	P02		
Date	21 July 2025	Approved	√

Offsite Foul Connection Summary

Introduction:

A new McDonalds restaurant with a drive-through lane is approved within the existing Tesco Pontardawe store car park and Hydrock now Stantec have been asked to provide a summary of the work required for the dedicated offsite foul connection.

The proposed McDonalds restaurant requires a suitable foul water drainage connection point support receive the new foul drainage flow from the restaurant building, which is kitchen, toilet and cleaning wastewater.

Having formerly conducted an investigation into the existing privately owned drainage within the Tesco site which consists of a pump station and rising main that crosses the River Tawe utilising a pipe bridge. It was recommended that due to the condition, capacity and liability issues, a new independent foul drainage system was required to service the proposed McDonald development.

Following a feasibility review of the local connection points, two options were highlighted. The first circa 300m to the North-East crossing a busy section of the A4067 and the second circa 400m to the South-West passing through the Tesco development and a section of unused & overgrown private land. Due to a recent acquisition, McDonalds are now in the process of purchasing this section of land and as a result of this the favoured second option to the South-West is now being progressed as part of the planning amendments and subsequently an S104 application with Dŵr Cymru/Welsh Water.

Summary of the Proposed Works:

This project works involves the installation of a new 80mm foul rising main circa 472m to serve the proposed development, running mainly within the Tesco delivery/service road and subsequently a largely vegetated plot of land to the S-W following an unnamed track, discharging to the existing public combined sewer at chamber Ref SN72030225) (See Appendix A for S104 Foul Drainage Plan.)

The offsite section of the proposed rising main which sits outside of the site boundary will be adopted by Dŵr Cymru / Welsh Water under a Section 104 Agreement. As a result, the onsite pump chamber and small section of rising main will remain private and operated and maintained by McDonalds.

The proposed route comprises of 4 distinct sections:

Section 1: Private (Within Site Boundary) –A minimum 1.2m cover to pipe construction depth has been proposed under the hard landscaping of the proposed development and which should also allow sufficient clearance above the existing Coal Authority culvert at chainage circa 22m.

Section 2: Adopted (Within Highway Authority Land) –Works within NPT Highway Land, will follow a route through the footpath and highway and is proposed to be installed at 1.2m cover to pipe. Some services crossings are likely and a bus stop to avoid this section will include a second crossing of Coal Authority culvert at changing circa 57m again will sufficient clearance.

Section 3: Adopted (Within Tesco Delivery Road) – Work to be coordinated with Tesco and construction to remain in one lane (outgoing) only, with a washout chamber within the highway at chainage circa 275m. Minimum 1.2m cover to pipe where possible Route to avoid existing surface water, water main, Gas and HV road crossings.

Section 4: Adopted (Unused Plot of land) – Within McDonalds private land, the rising main will route through the cleared yard area and along the unnamed track, minimising any vegetation clearance and crossing under a small un-registered watercourse before discharging to the proposed break chamber immediately upstream of the connection point. Minimum 0.9 m cover is proposed outside ay areas which may be trafficked

See Appendices B for Pre-Development Route through adjacent plot of land.

Brief Method Statement:

Pre-Start Works:

- Secure Section 104 technical approval and relevant consents (e.g., Section 50, Coal Authority).
- Conduct utility surveys and scans, ecological assessments, and stakeholder engagement (e.g. Tesco, NPT local authority).

Pipe Installation: Sequence to be confirmed by approved contractor

Section 1: Private (Within Site Boundary): Work to be installed as part of the onsite construction ground works prior to any surfacing and landscaping and in conjunction with Private Pump chamber installation. Rising main to maintenance constant fall.

Section 2: Adopted (Within Highway Authority Land): Trenching works through footpath and highway under traffic management, minimum width 0.45m and 1.3m depth, avoiding local services. Excavation to be done in suitable sections with pipe then laid, bedded and surround then back filled /reinstated suitably as per highway authority specification. Rising main to maintain constant fall.

Section 3: (Tesco Delivery Road): Coordinate works to minimise disruption to deliveries but suitable length sections to be excavated, laid, bedded and backfilled/reinstated suitably under traffic management as agreed with Tesco. Rising main to maintain a constant fall to the washout chamber location at chainage circa 275m, and then constant rise from washout chamber onwards. Minimum trench width 0.45m and depth 1.3m.

Section 4: Adopted (Unused Plot of land): Work to be undertaken within private McDonalds land with site to be suitably secured. Trenching to depth of between 1-1.3m and Minimum width of 0.45m

following the route proposed. Work at water crossing to be undertaken at a suitable time according to the weather forecast, with bunded and over pumping to be diverted enabling excavation, pipe crossing and concrete surround, reinstatement of banks and bed with erosion control works. Rising main to be installed with constant rise to the break chamber before final gravity section, and final connection by breaking into and making good of the existing manhole chamber.

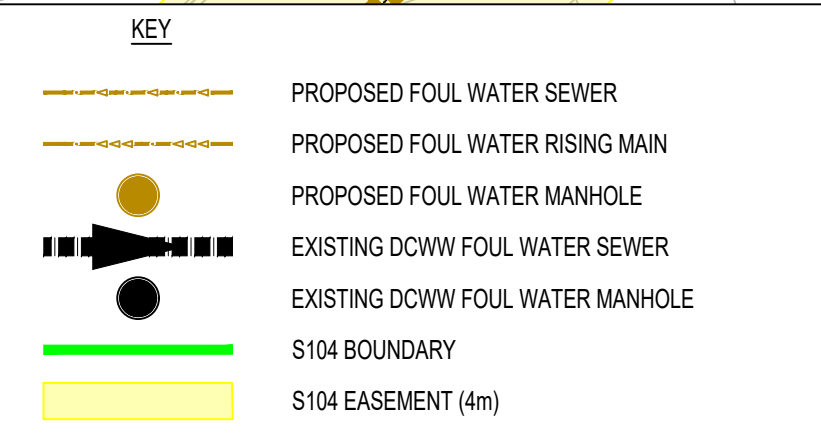
Testing and Inspection:

Testing and Inspections to be coordinated with DC/WW inspection team with final as-built information is submitted for their records.

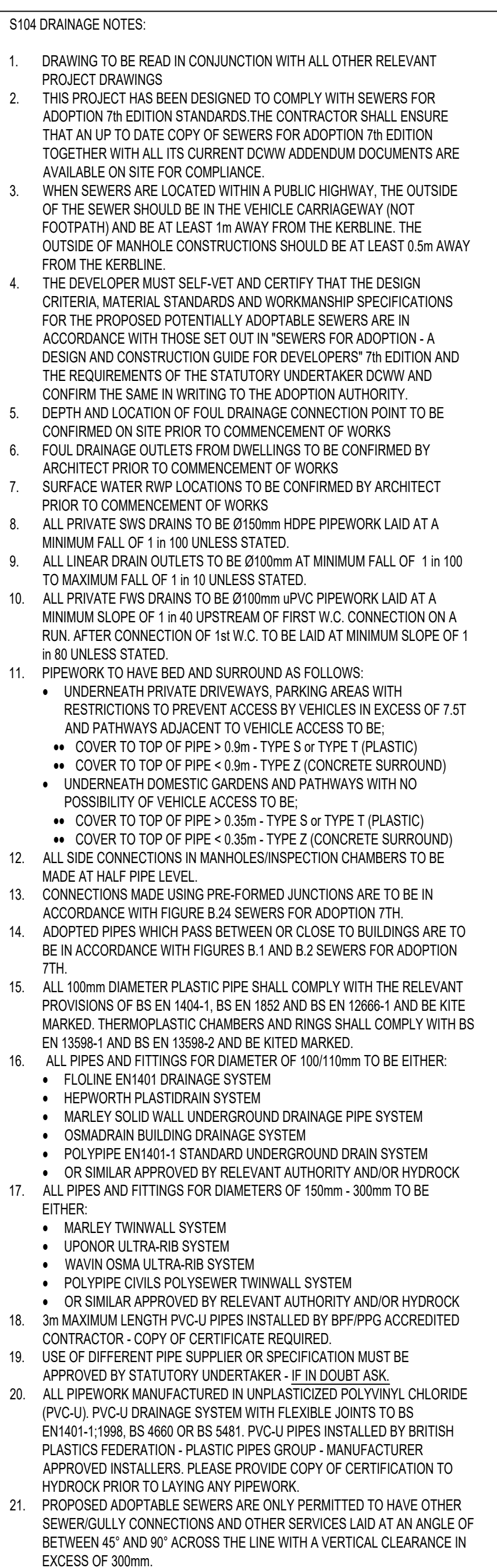
Appendix A – S104 Foul Drainage Plan

SCALE 1:100

SCALE 1:100



SCALE 1:200



1:1000 @ A1
1:2000 @ A3



0 10 20 30 40 50 60 m

REVISIONS

04	Notes amended	08/07/25	IMH	IMH RB
03	Route amended	02/07/25	IMH	IMH RB
02	Updated following further Topo	08/01/25	IMH	CD RB
01	First Issue	21/11/23	HV	JH RB
Rev.	Revision Notes	Date	Drawn By	Checked Approved

Hydrock
now
Stantec

Third Floor, Wharton Place
13 Wharton Street
Cardiff
CF10 1GS
t: +44(0)2920 023665
e: cardiff@hydrock.com

CLIENT

MCDONALDS RESTAURANTS LTD

PROJECT _____

416

MCDONALDS PONTARDAWE

SECTION 104

FOUL DRAINAGE LAYOUT

HYDROCK PROJECT NO.	SCALE @ A1
0-15000	1" = 1000'

C-15297	1:1_1000	
STATUS DESCRIPTION		STATUS

SUITABLE FOR REVIEW & COMMENT	S3
DRAWING NO.	REVISION

PNT-HYD-XX-XX-DR-C-3011	P04
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VIEWPORT 03

SCALE 1:100

Appendix B – Pre-development Route photos



Photo 1: View into Plot of land



Photo 2 – View into Plot of land towards track



Photo 3: Track travelling S-W



Photo 4: Track Looking N-E



Photo 5: Small Watercourse Crossing



Photo 6: Small Watercourse Crossing Looking East



Photo 7: Small Watercourse Looking N-W



Photo 8: Existing Watercourse Crossing



Photo 9: Track Looking N-E



Photo 10: Connection Point Overgrown



Photo 11: Connection Point Uncovered



Photo 12: Connection & Overground Section