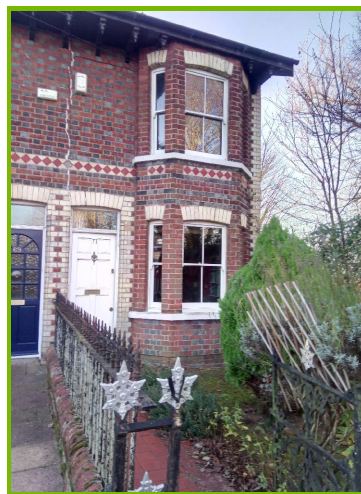


Drainage Investigation Report

71 Milman Road, Reading, Berkshire, RG2 0AZ

Auger Ref:

86056.2.1.ICC



Client Sedgwick International UK

Client ref 6846356

Visit date 09/01/2019

Report date 10/01/2019

Loss Adjuster Phil Cayton
Ground Floor Fountain Court
12 Bruntcliffe Way
Morely
LS27 0JG

Prepared by AS

Overview

Brief	Auger were commissioned by Sedgwick International UK to undertake a CCTV inspection survey of the below-ground drainage as instructed by the Loss Adjuster.
Action	We arrived and surveyed the below-ground drainage in the area of concern.

Findings

CCTV Survey

Line 4 - Rain water pipe 1 downstream

Our survey revealed that this line runs approximately 1.0m downstream before expelling directly into the ground.

Findings

Further Comments

1) Our survey of lines 1, 2 and 3 revealed water retention throughout the pipework which appears to be due to an underlying issue of poor falls. However, this is not currently affecting the function of the drains.

Recommendations

Private Works	We recommend the customer undertakes works on a private basis to have rain water pipe 1 re-routed into a new soakaway in the back garden. This should be located at least 5.0m away from the property in accordance with current building regulations. This is classed as betterment and would not normally be covered under the terms of the customer's policy.
----------------------	--

Photographs

Fig 1.1: Soil vent pipe

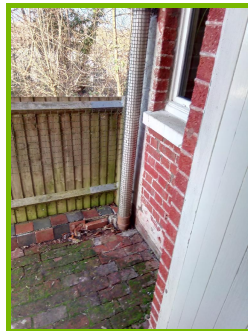


Fig 1.2: Manhole 1



Fig 1.3: Rain water pipe 1



RIGHTS OF ORIGINATOR

This report was for the sole use of the client. It must not be reproduced or transferred to any other third party without the express written consent of the author.

Upon the lapse of a 6-month period the report can only be re-issued following a full re-inspection, which will attract a full survey fee.

We reserve the right to refuse copies of the report to any third party (other than those named above). We also reserve the right to amend our opinions in the event of additional information being made available at some future date.



