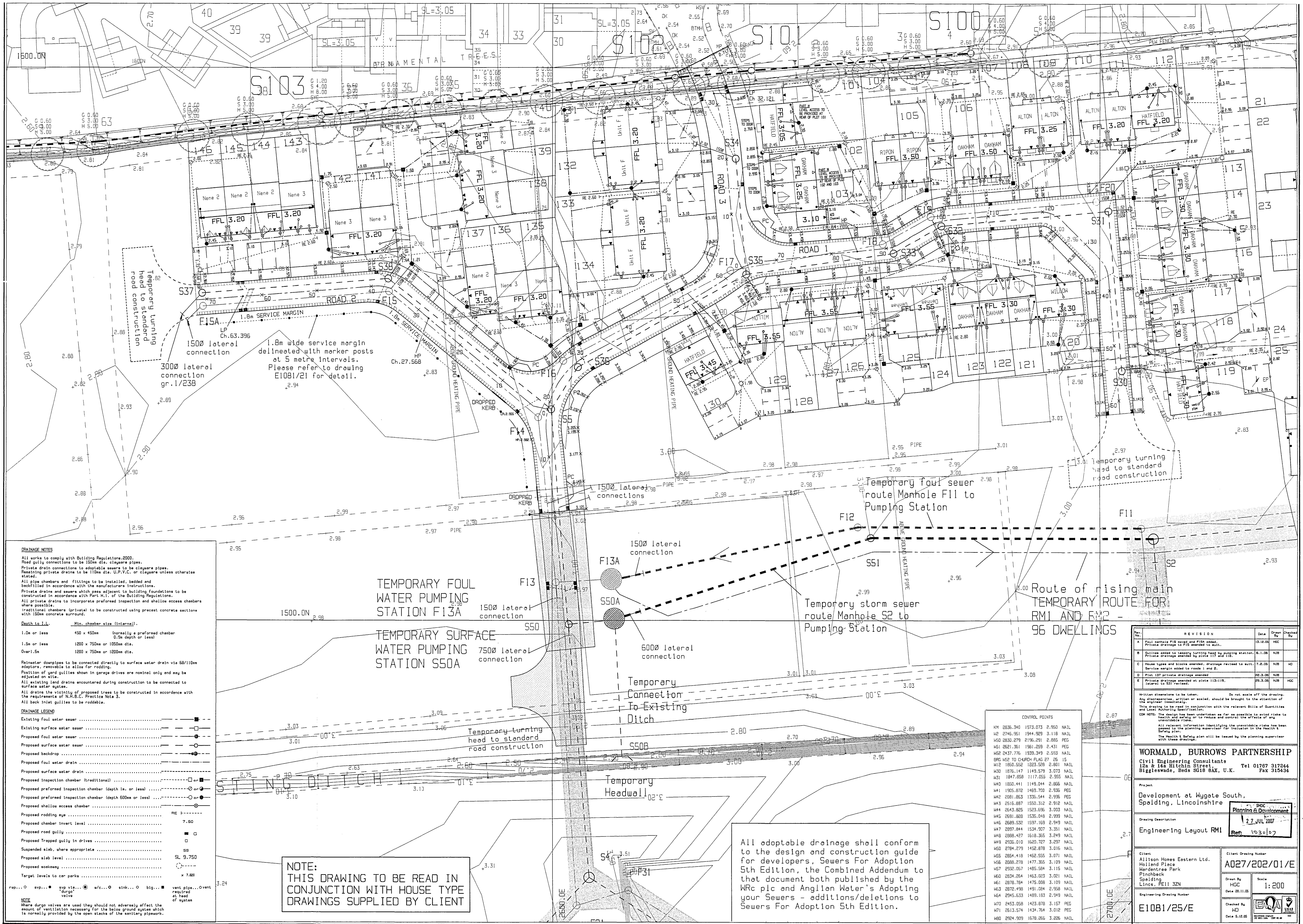




DRAINAGE NOTES

All works to comply with Building Regulations, 2000.
Road gully connections to be 150mm dia. clayware pipes.
Private drain connections to adoptable sewers to be clayware pipes.
Residential private drains to be 110mm dia. U.P.V.C. or clayware unless otherwise stated.
All pipe chambers and fittings to be installed, bedded and backfilled in accordance with the manufacturers instructions.
Private drains and sewers which pass adjacent to building foundations to be constructed in accordance with Part H.1. of the Building Regulations.
All private drains to incorporate preformed inspection and shallow access chambers where possible.
Traditional chambers (private) to be constructed using precast concrete sections with 150mm concrete surround.

Depth to I.L. **Min. chamber size (Internal)**

1.0m or less	450 x 450mm	(normally a preformed chamber 0.5m depth or less)
1.5m or less	1200 x 750mm or 1050mm dia.	
Over 1.5m	1200 x 750mm or 1200mm dia.	

Rainwater downpipes to be connected directly to surface water drain via 60/110mm adaptors, removable to allow for rodding.
Position of yard gullies shown in garage drives are nominal only and may be adjusted on site.
All existing land drains encountered during construction to be connected to surface water system.
All drains the vicinity of proposed lines to be constructed in accordance with the requirements of N.H.B.C. Practice Note 3.
All back inlet gullies to be roddable.

DRAINAGE LEGEND

Existing foul water sewer	—■—
Existing surface water sewer	—□—
Proposed foul water sewer	—●—
Proposed surface water sewer	—○—
Proposed backdrop	—○—
Proposed foul water drain	—○—
Proposed surface water drain	—○—
Proposed inspection chamber (traditional)	—□—
Proposed preformed inspection chamber (depth 1m or less)	—○—
Proposed preformed inspection chamber (depth 600mm or less)	—○—
Proposed shallow access chamber	—○—
Proposed rodding eye	—○—
Proposed chamber invert level	7.50
Proposed road gully	■
Proposed trapped gully in drives	■
Suspended slab, where appropriate	SS
Proposed slab level	SL 9.750
Proposed soakaway	○
Target levels to car parks	x 7.80

rap...○ syp...● syp via...○ w/c...○ sink...○ big...○ vent pipe...○ vent
"durg" valve at head of system

NOTE
Where durg valves are used they should not adversely affect the amount of ventilation necessary for the below ground system which is normally provided by the open stacks of the sanitary pipework.

NOTE:
THIS DRAWING TO BE READ IN CONJUNCTION WITH HOUSE TYPE DRAWINGS SUPPLIED BY CLIENT

All adoptable drainage shall conform to the design and construction guide for developers, Sewers For Adoption 5th Edition, the Combined Addendum to that document both published by the WRc plc and Anglian Water's Adopting your Sewers - additions/deletions to Sewers For Adoption 5th Edition.

CONTROL POINTS

KM 2836.340	1973.073	2.560	NAIL
M2 2746.951	1944.929	3.118	NAIL
M50 2830.279	2196.291	2.885	PEG
M51 2621.351	1981.259	2.431	PEG
M52 2437.776	1939.349	2.593	NAIL
690 M52 TO CHURCH FLAG 27	26	15	
M12 1850.552	1223.528	2.801	NAIL
M30 1876.147	1149.579	3.073	NAIL
M31 1847.658	1117.052	2.955	NAIL
M40 1850.441	1149.044	2.866	NAIL
M41 1905.872	1469.700	2.936	PEG
M42 2081.853	1336.544	2.996	PEG
M43 2515.897	1550.312	2.918	NAIL
M44 2643.825	1523.696	3.003	NAIL
M45 2691.829	1535.049	2.999	NAIL
M46 2689.532	1597.169	2.949	NAIL
M47 2897.844	1534.977	3.351	NAIL
M48 2868.427	1518.355	3.249	NAIL
M49 2335.010	1520.727	3.297	NAIL
M50 2784.279	1452.878	3.016	NAIL
M55 2854.418	1462.555	3.071	NAIL
M56 2888.278	1477.355	3.109	NAIL
M57 2932.057	1485.584	3.115	NAIL
M60 2834.264	1463.023	3.021	NAIL
M61 2876.784	1475.008	3.109	NAIL
M63 2872.498	1491.084	2.958	NAIL
M64 2945.533	1489.183	2.949	NAIL
M70 2453.058	1423.878	3.157	PEG
M71 2613.574	1434.764	3.012	PEG
M80 2824.909	1678.265	3.206	NAIL

Rev. No.	REVISION	Date	Drawn	Checked
A	Foul manhole F13 moved and F13A added. Private drainage to F13 amended to suit.	13.10.05	HGC	
B	Gullies added to Leasing turning head by pumping station. Private drainage amended by plots 137 and 138.	6.1.06	NJB	
C	House types and blocks amended, drainage revised to suit.	7.8.06	NJB	MD
D	Plot 137 private drainage amended.	22.3.06	NJB	
E	Private drainage amended at plots 113-119. (laterals to S51 revised).	29.3.06	NJB	HGC

Written dimensions to be taken. Do not scale off the drawing. Any discrepancies, written or scaled, should be brought to the attention of the engineer immediately. This drawing to be read in conjunction with the relevant Bill of Materials and Local Authority Specification. **CDM NOTE:** The design has been undertaken as far as possible to avoid risks to health and safety or to reduce and control the effects of and unavoidable risks.

All relevant information identifying the unresolvable risks has been included in the Health & Safety plan. The Health & Safety plan will be issued by the planning supervisor with these drawings.

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12a & 14a Hitchin Street, Biggleswade, Beds SG18 8AX, U.K. Tel 01767 317244 Fax 315434

Project: Development at Wygate South, Spalding, Lincolnshire

Drawing Description: Engineering Layout RM1

Client: Alliston Homes Eastern Ltd. Holland Place, Hordentree Park, Pinchbeck, Spalding, Lincs, PE11 3ZN

Client Drawing Number: A027/202/01/E

Drawn by: HGC Date: 08.11.05

Checked by: MD Date: 5.12.05

Scale: 1:200

Ref: 1030107

27 JUL 2007

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