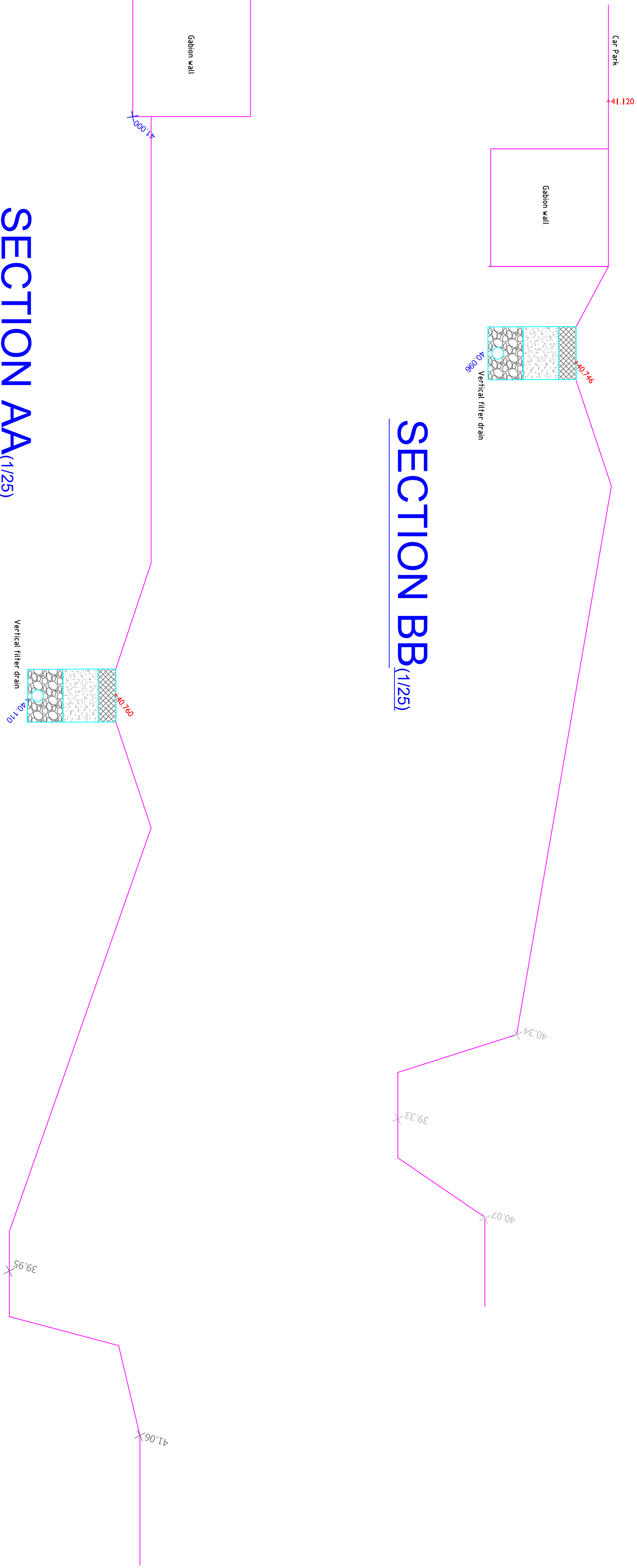


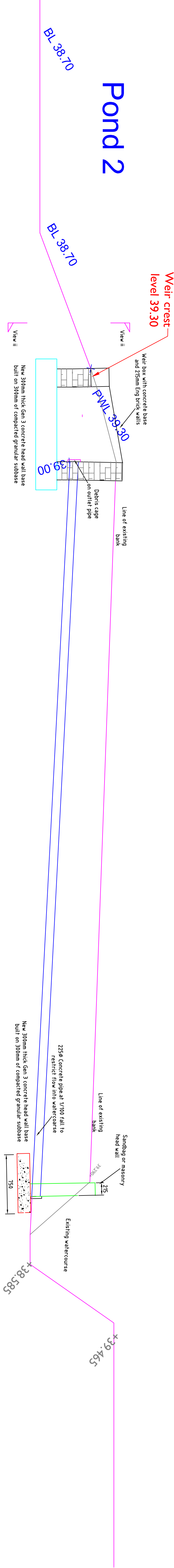
NOTES

- STANDARD NOTES:
- This drawing is to be read in conjunction with all other Cowan Consultancy drawings, and all dimensions are to be in millimetres unless otherwise stated.
 - No dimensions are to be scaled from this drawing. Unless noted otherwise, all dimensions are in millimetres and all levels are in metres from the site datum. All dimensions to be checked on site. All details and dimensions relating to sub-Contractors work must be checked and agreed between the sub-Contractor or supplier and the general Contractor.
 - The electronic information from this drawing cannot be guaranteed as dimensionally drawn and is for reference only. The Contractor is responsible for the design of all temporary works, and is also responsible for the safe maintenance and stability of existing buildings at all times.
 - The main Contractor is responsible for the mitigation of all occurrences of ground water during the construction period.
 - Any information given regarding existing underground services is given in good faith after consultation with the utility authorities, however accuracy is not guaranteed. The main Contractor is responsible for checking all dimensions and services prior to work commencing and taking due care and attention whilst undertaking the works.
 - The contractor must comply with all current legislation relating to Health & Safety.
- DRAINAGE NOTES:
- All works to be conducted in strict accordance with specification of the Local Authority.
 - All work to be carried out in accordance with the Building Regulations 2000 Part H4. Where a pipe is within 1m of a foundation the trench shall be filled with class GEN3 concrete up to the lowest level of the foundation. Where the trench is further than 1m from the foundation, the trench shall be filled with class GEN3 concrete to a level below the lowest level for the foundation equal to the distance from the foundation less 150mm. In both cases the pipe shall be bedded and surrounded in 150mm thick class GEN3 concrete.
 - Where a pipe, under a carriageway, has a depth of cover of less than 1.2m the pipe shall be laid in a class Z bedding.
 - Where pipes are bedded and surrounded in concrete, flexible joints should be provided.
 - Compressible boards (fibreglass or polystyrene) shall be provided as a maximum of 8m length to support the pipe and bedding. The bedding shall be 150mm thick and 180mm high and width shall be 180mm. A board shall be used for pipes up to 450mm nominal diameter and 36mm for pipes over 450mm nominal diameter.
 - All private building drainage shall be constructed in strict accordance with BS EN 752-1.
 - Unless otherwise specified, building drainage to be 100mm internal diameter.
 - Minimum gradient for 100mm surface drainage pipes is 1:60, and 1:150mm is 1:100.
 - Minimum gradient for 150mm drainage pipes: 1:100mm: 1:78 where flow is 11% or greater, or where up to 5Np, W/Cs are connected. 1:150mm: 1:35 where flow is 5% or greater, or where up to 5Np, or more W/Cs are connected. 1:150mm: 1:35 where flow is 11% or greater, or where up to 5Np, W/Cs are connected.
 - All gullies not connected to inspection chambers are to be roddable.
 - All gully connections other than those at manholes are to be made via 1 junction.
 - Where a pipe is connected to a manhole, the pipe shall be 150mm diameter.
 - All road gully connectors to be 150mm diameter.
 - All stub stacks to be fitted with air admittance valves where branch drain exceeds 12m except at the head of the run. Soil vent pipes located at the head of a run to be installed with roof tile vent.
 - All connectors to be made from soffit to soffit.
 - All excavations exceeding 1.2m depth to be supported by trench shields or trench boxes.
 - Sewers are to be constructed in single sections between manholes only. Trenches to be bedded prior to excavating the succeeding sewer run.
 - All concrete and concrete products to be in accordance with BRE 363 for subbases.
 - Where sewer or drains are to be abandoned they shall be removed or filled by grouting class C25.

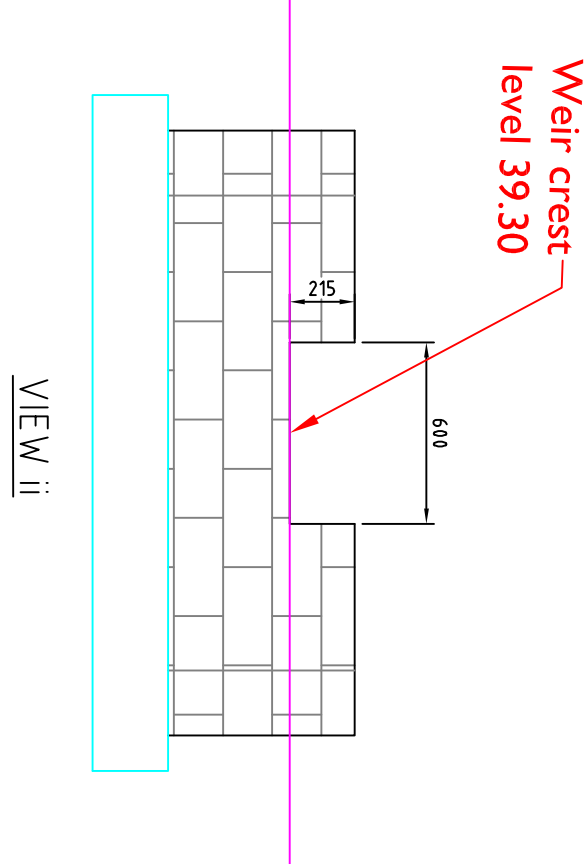
SECTION BB (1/25)



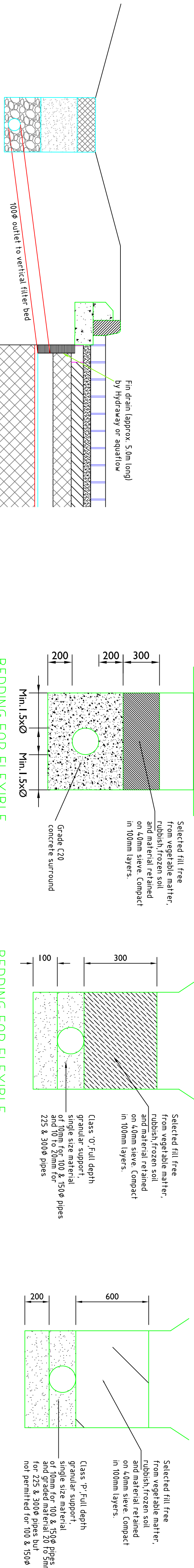
SECTION AA (1/25)



Pond 2



SECTION EE (1/25)



BEDDING FOR FLEXIBLE PIPES LESS THAN 900mm COVER UNDER ROADS

Scale 1:20

BEDDING FOR FLEXIBLE PIPES UNDER ROADS 900 TO 1200mm DEEP

Scale 1:10

BEDDING FOR OTHER FLEXIBLE PIPES

Scale 1:10

APPROVAL



Also at:
Londgroud Manor, Road
Isle of Wight
PO37 7JB
Tel: 01489 577488
Fax: 01489 579873
Email: consultants@cowanconsult.co.uk
www.cowanconsult.co.uk

Client: Parsons Construction

Project: DEVELOPMENT AT KNOWLE LANE
FAIR OAK

DRAINAGE DETAILS 2 of 2

Date	Scale	1/200 @ A1	Dwg. No.
MAR 2020	Scale	1/200 @ A1	Dwg. No.
Drawn	CHK'd	EG	EG
CNW	EG	EG	EG