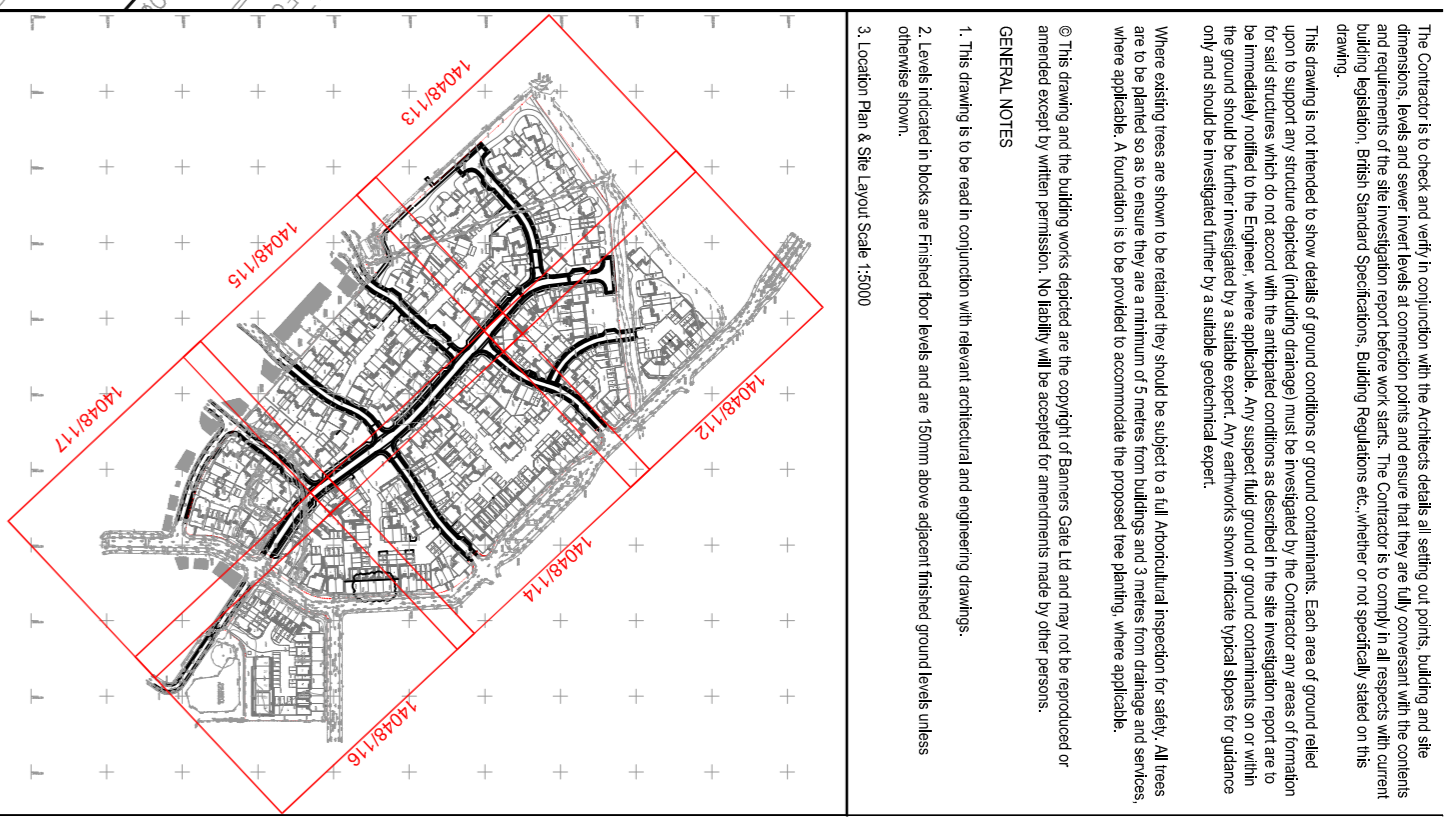
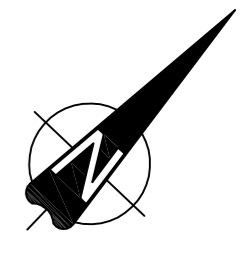
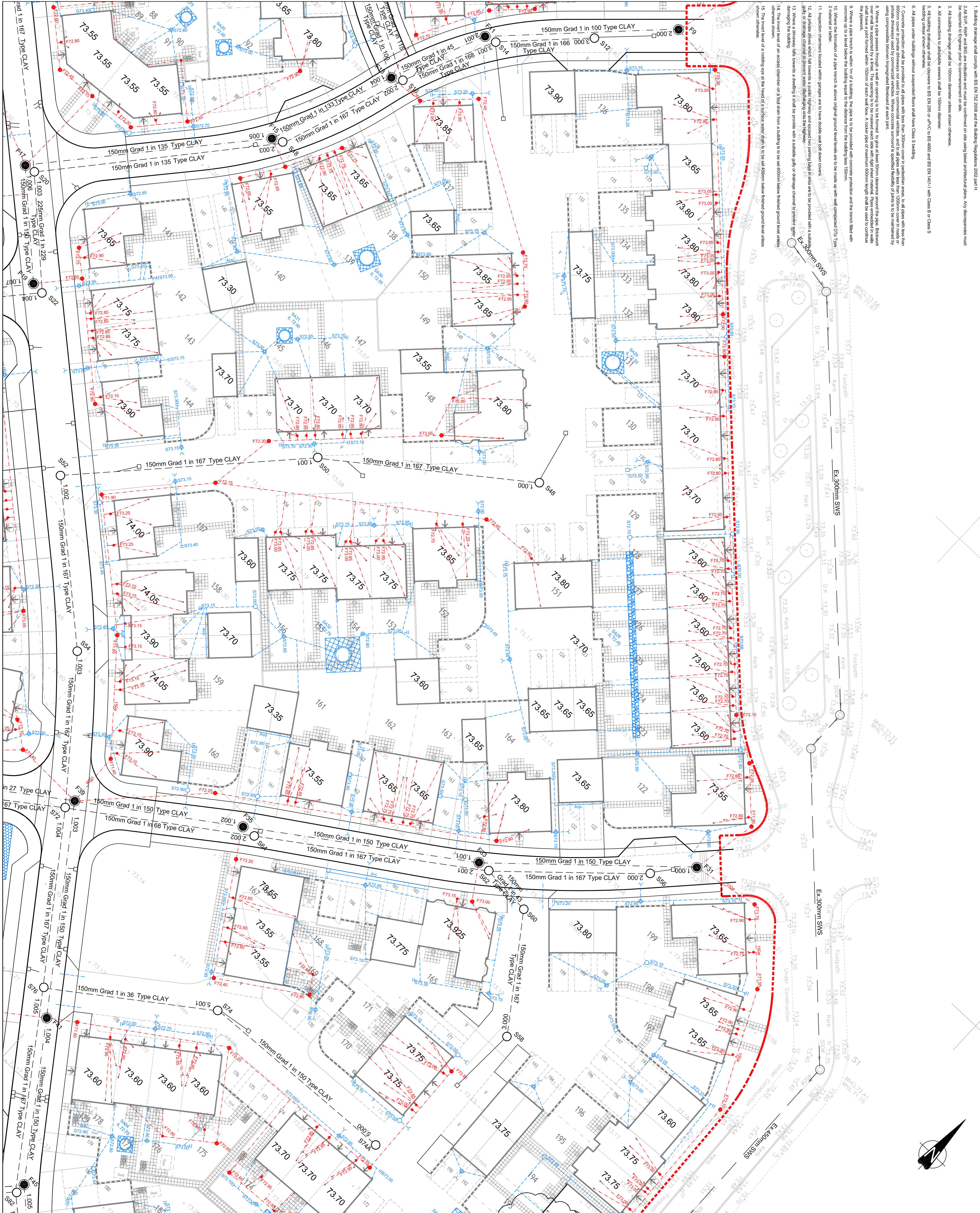


BUILDING DRAINAGE

1. Building drainage shall comply with BS EN 12056 and the Building Regulations 2010 Part H.
2. All SWS, RWP and BGS are indicated and must be confirmed on site using latest architectural plans. Any discrepancies must be reported to the Engineer prior to commencement on site.
3. All building drainage shall be 100mm diameter unless shown otherwise.
4. All connections to adjacent sewers shall be 150mm diameter.
5. All building drainage shall be 150mm diameter.
6. All pipes under buildings without suspended floors shall have Class S bedding.
7. Concrete protection shall be provided for all pipes with less than 300mm cover in pedestrian areas, to all pipes with less than 150mm cover in vehicle areas and to all pipes with less than 100mm cover in areas where there is a risk of damage from heavy machinery. Where concrete is used, it shall be reinforced with 2mm diameter steel reinforcement bars spaced at 150mm centres.
8. Where a pipe passes through a wall an opening is to be formed to give at least 50mm clearance around the pipe. Backwork over the pipe shall be formed with a brick. The opening is to be finished with a brick or concrete. Pipes embedded in walls shall be supported by a brick. The opening is to be finished with a brick or concrete. Pipes embedded in walls shall be supported by a brick. The opening is to be finished with a brick or concrete.
9. Where a pipe passes through a wall an opening is to be formed to give at least 50mm clearance around the pipe. Backwork over the pipe shall be formed with a brick. The opening is to be finished with a brick or concrete. Pipes embedded in walls shall be supported by a brick. The opening is to be finished with a brick or concrete.
10. Where the formation of a pipe trench is above original ground level there is to be made up with well compacted D15 Type 2 material or better.
11. Inspector chambers located within trenches are to have double seal ball cover.
12. All private drains which take away a garage, driveway and second parking space are to be provided with a suitable gully or drainage channel to prevent water discharging onto the highway.
13. Where a driveway takes away a driveway a suitable gully or drainage channel to prevent water discharging onto the highway.
14. The level of an access chamber on a lead drain from a building is to be set 600mm below finished ground level unless otherwise shown.
15. The level of a rodding eye at the head of a surface water drain is to be set 600mm below finished ground level unless otherwise shown.



PRIVATE DRAINAGE DETAILS LEGEND

- Private Fall Water Sewer
- Private FWS Chamber 300mm Dia Max Depth 0.75m
- Private FWS Inspection Chamber 450mm Dia Max Depth 3.0m
- Private Storm Water Sewer
- Private SWS Inspection Chamber 300mm Dia Max Depth 0.75m
- Private SWS Inspection Chamber 450mm Dia Max Depth 3.0m
- Private SWS Inspection Chamber 450mm Dia Max Depth 3.0m
- Private SWS Inspection Chamber 450mm Dia Max Depth 3.0m
- Private Storm Gully & Level
- Private Storm Rodding Eye & Level
- Disinfectant Chamber
- Agd Drain
- Infiltration Trench Soakaway
- Lineal Soakaway
- Cellular Storage Soakaway

PRELIMINARY

For Information

Linden HOMES

KMA & KMB Kingsmere Bicester

Private Drainage Layout Sheet 3 of 6

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The Contractor is to ensure that all construction is in accordance with the Architect's details and any other drawings, including any amendments, which are issued during the construction process. They are all to be confirmed on site using the latest architectural plans. Any discrepancies must be reported to the Engineer prior to commencement on site.