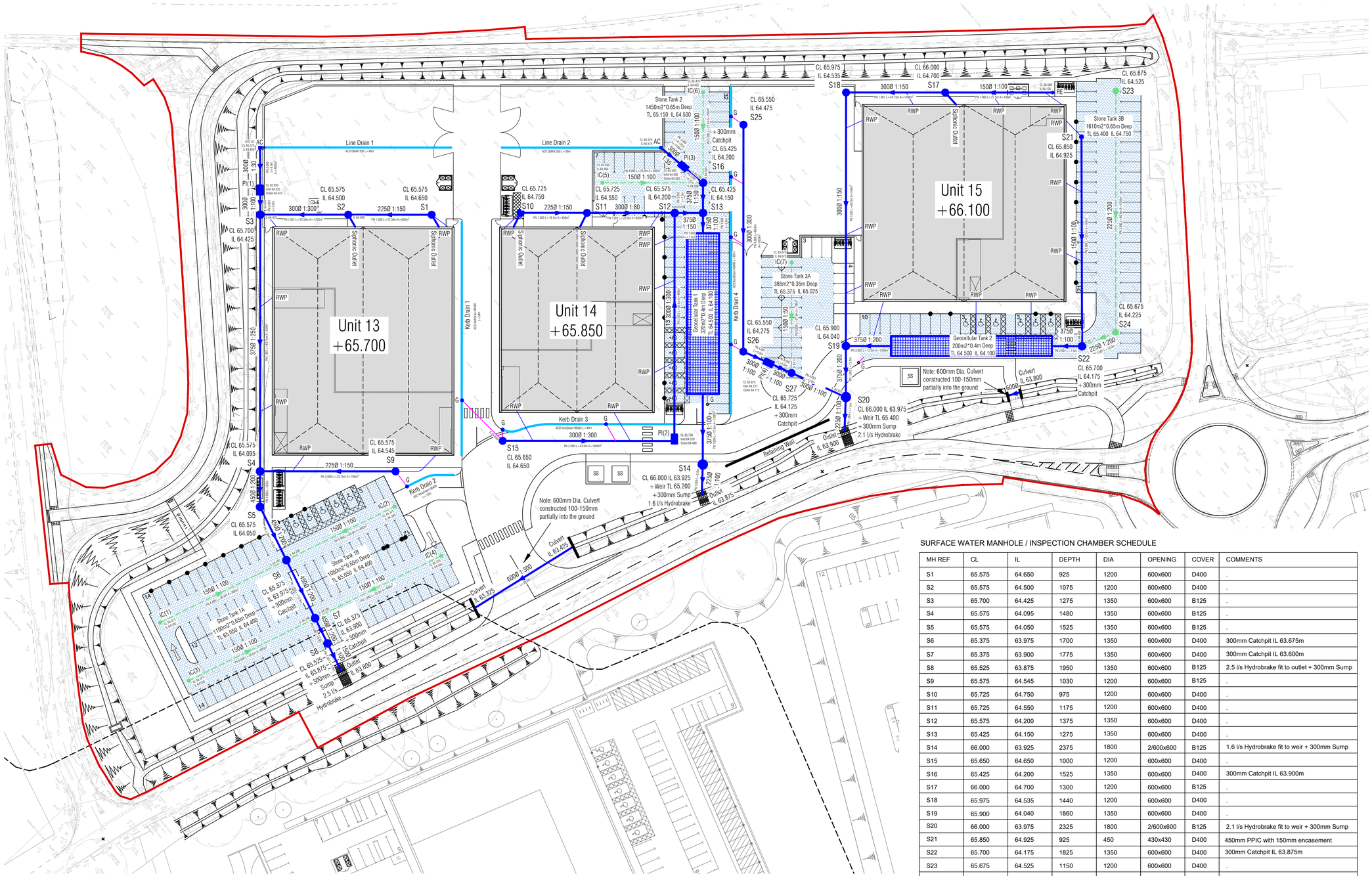

SW Drainage Layout 1:500

LEGEND

- INDICATES SURFACE WATER MANHOLES
- INDICATES SURFACE WATER PIPE RUNS
- INDICATES PERFORATED COLLECTION PIPES
- INDICATES LINEAR DRAINAGE CHANNELS
- INDICATES ROAD GULLIES / OUTLET GULLIES
- INDICATES UNBOUND CGA STONE TANK

ALL PIPES CONNECTED DIRECTY INTO GULLIES TO BE 150MM DIAMETER (COLOURED MAGENTA ON PLAN)

Note: - See BJH Section 278 Plans & Details for the off-site highway drainage to Wendlebury Road, A41 and associated cycle/footways

CATCHMENT UNIT 13	CATCHMENT UNIT 14	CATCHMENT UNIT 15
STONE 1A - 316 m3	STONE 2 - 405 m3	STONE 3A - 60 m3
STONE 1B - 293 m3	TANK 1 - 122 m3	STONE 3B - 467 m3
		TANK 2 - 76 m3
TOTAL = 609 m3	TOTAL = 527 m3	TOTAL = 603 m3
QBAR OUTLET = 2.5 l/s	QBAR OUTLET = 1.6 l/s	QBAR OUTLET = 2.1 l/s
IMP. AREA = 0.750 ha	IMP. AREA = 0.650 ha	IMP. AREA = 0.750 ha
TOTAL = 1.000 ha	TOTAL = 0.650 ha	TOTAL = 0.850 ha

Note: - Geocellular tanks to be Hewitech Variobox or similar approved. Tank is to be provided with geotextile protection fleece, impermeable geomembrane, air vents, inlets and outlets to specalist providers details. Tank is to be installed in strict accordance with manufactures instructions. Structural integrity to be checked and approved before construction.

SURFACE WATER MANHOLE / INSPECTION CHAMBER SCHEDULE

MH REF	CL	IL	DEPTH	DIA	OPENING	COVER	COMMENTS
S1	65.575	64.650	925	1200	600x600	D400	.
S2	65.575	64.500	1075	1200	600x600	D400	.
S3	65.700	64.425	1275	1350	600x600	B125	.
S4	65.575	64.095	1480	1350	600x600	B125	.
S5	65.575	64.050	1525	1350	600x600	B125	.
S6	65.375	63.975	1700	1350	600x600	D400	300mm Catchpit IL 63.675m
S7	65.375	63.900	1775	1350	600x600	D400	300mm Catchpit IL 63.600m
S8	65.525	63.875	1950	1350	600x600	B125	2.5 l/s Hydrobrake fit to outlet + 300mm Sump
S9	65.575	64.545	1030	1200	600x600	B125	.
S10	65.725	64.750	975	1200	600x600	D400	.
S11	65.725	64.550	1175	1200	600x600	D400	.
S12	65.575	64.200	1375	1350	600x600	D400	.
S13	65.425	64.150	1275	1350	600x600	D400	.
S14	66.000	63.925	2375	1800	2/600x600	B125	1.6 l/s Hydrobrake fit to weir + 300mm Sump
S15	65.650	64.650	1000	1200	600x600	D400	.
S16	65.425	64.200	1525	1350	600x600	D400	300mm Catchpit IL 63.900m
S17	66.000	64.700	1300	1200	600x600	B125	.
S18	65.975	64.535	1440	1200	600x600	D400	.
S19	65.900	64.040	1860	1350	600x600	D400	.
S20	66.000	63.975	2325	1800	2/600x600	B125	2.1 l/s Hydrobrake fit to weir + 300mm Sump
S21	65.850	64.925	925	450	430x430	D400	450mm PPIC with 150mm encasement
S22	65.700	64.175	1825	1350	600x600	D400	300mm Catchpit IL 63.875m
S23	65.675	64.525	1150	1200	600x600	D400	.
S24	65.675	64.225	1450	1200	600x600	D400	.
S25	65.550	64.475	1075	1200	600x600	D400	.
S26	65.550	64.275	1275	1200	600x600	D400	.
S27	65.725	64.125	1900	1200	600x600	D400	300mm Catchpit IL 63.825m
IC (1)	65.375	64.550	825	450	430x430	D400	450mm PPIC with 150mm encasement
IC (2)	65.375	64.500	875	450	430x430	D400	450mm PPIC with 150mm encasement
IC (3)	65.375	64.550	825	450	430x430	D400	450mm PPIC with 150mm encasement
IC (4)	65.375	64.550	825	450	430x430	D400	450mm PPIC with 150mm encasement
IC (5)	65.550	64.450	1100	450	430x430	D400	450mm PPIC with 150mm encasement
IC (6)	65.425	64.425	1000	450	430x430	D400	450mm PPIC with 150mm encasement
IC (7)	65.675	64.675	1000	450	430x430	D400	450mm PPIC with 150mm encasement

PETROL INTERCEPTOR SCHEDULE

TANK REF	DRAIN AREA	PRODUCT	LENGTH	DIAMETER	INLET	OUTLET	COMMENTS
PI(1)	2000m2	NSBP006*	2254mm	1354mm	64.525m	64.475m	300mm Concrete Encased + Alarm
PI(2)	1400m2	NSBP006*	2254mm	1354mm	64.510m	64.460m	300mm Concrete Encased + Alarm
PI(3)	1100m2	NSBP006*	2254mm	1354mm	64.400m	64.350m	300mm Concrete Encased + Alarm
PI(4)	1850m2	NSBP006*	2254mm	1354mm	64.225m	64.175m	300mm Concrete Encased + Alarm

*Product range from Marsh Industries Hydroil Bypass Separator Range or similar approved

A1

DRAINAGE NOTES

1. This drawing is to be read in conjunction with all relevant Architects and Bailey Johnson Hayes drawings and specifications.
2. Do not scale. Work only to figured dimensions.
3. All dimensions and condition of existing drainage to have invert levels confirmed on site prior to commencement of work.
4. Proposed Site & Finishes Plan from Cornish Architects:- Drawing Ref: 23022 - TP - 002 Rev - Topographical Survey by MK Surveys: Drawing Ref: 33239 Rev 1
5. All works to Adopted Sewers to be carried out in accordance with the requirements of Sewers for Adoption in the Sewerage Sector Guidance v2.2 (2022) and the Adopting authority requirements.
6. All private drainage is to be constructed in accordance with the Building Regulations as current at construction.
7. Drains to be 'Hepworth Supersleeve' or similar approved Laid in Class S Bedding to BS 882 1983: Table 4, or to BS 8301 1985: Appendix D. 450mm Diameter Drains and above are to be Hepworth Concrete Pipes Class H or similar approved drains within the site may be different main accordance with Sewerage Sector Guidance v2.2 (2022).
8. All trenches within trafficked areas to be backfilled with 75mm down graded stone fill, placed and compacted in 150mm layers. All pipes in Roadways / Parking, less than 900mm deep to pipe crown to be encased in concrete and flexible joints provided at 3000mm centres.
9. All drains to have Class S granular bed and surround, except where:
   a) Cover beneath roads or hardstanding is less than 900mm to Pipe Crown or,
   b) Cover beneath landscaping is less than 600mm in which case Class Z (Concrete) bedding / surround is required.
10. All Manholes greater than 1.5m to soffit to be constructed in Precast Concrete Rings to BS 5911: Part 1. Rings to be bedded in sealant strips unless otherwise noted in Manhole Schedule.
11. Manholes in footpaths or landscaped areas to be backfilled with 40mm down graded stone fill, compacted in layers not exceeding 150mm thick. All manholes beneath roads and parking areas to be cased in minimum 150mm concrete surround.
12. All connections to rain water pipes to be provided with Rodding access.
13. All road gullies to be Hepworth Road Gullies, Ref 214 RGR4 with 150mm diameter outlets or similar approved. Gullies to be encased in minimum 150mm concrete.
14. Drains under buildings and within 300mm of the underside of floor slab to be encased in 150mm concrete. Casing to incorporate flexible fibre board joints at spacing's as recommended by the pipe manufacturer. Drains under buildings
15. Architect is to provide final rain water pipe positions for construction.
16. All Pipes to enter manhole with Soffits Level unless otherwise stated. See manhole details drawings for further clarity of connections.

SCALE

10m 5m 0 10m 20m 30m

Scale 1:500 @A1

TOWN PLANNING

Rev	Date	Revision Description
D	09.05.24	Issued for Planning Submission
C	26.04.24	Vegetation retained + Ditches updated
B	19.04.24	Issued for Planning Submission

Revision Schedule

Project Title
Catalyst Bicester Phase 4, Wendlebury Road, Bicester

Client
ALBION LAND

Drawing Title
SW Drainage Layout

BAILEY JOHNSON HAYES
Consulting Engineers
ST.ALBANS: Suite 4, Phoenix House, 63 Campfield Rd, ST.ALBANS, Herts AL1 5FL

Scale	1:500 @A1
Date	03.04.24
Drawn	JNG
Drawing Number	S1502-02 D