

NOTES

- Contractor must check all dimensions on site. Only figured dimensions are to be worked from. Discrepancies must be reported to the Architect or Engineer before proceeding.
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- Unit technical approval has been obtained from the relevant construction. Should the Contractor commence site work prior to approval being given it is entirely at his own risk.
- Adoptable road works have been designed in accordance with Street Works Regulations 2007 and should be used for all Street Works.
- Adoptable Drains have been designed using Sewers for Adoption 6th Edition with additional Arsenic Water standards and Private Drainage has been designed in accordance with NHRC guidance.

SAFETY, HEALTH AND ENVIRONMENTAL

In addition to the hazards, risks normally associated with the type of work detailed on this drawing, note the following significant risks and information.

Construction:

- Live services below and above ground.
- Retention of pedestrian routes. (S278 Works)
- Works in vicinity of existing protected trees.
- Stability of deep excavations.
- Works to live sewers.
- Possible presence of buried live explosives.

For information relating to end use, maintenance and demolition, see the health and safety file.

It is assumed that all works will be carried out by a competent Contractor, where appropriate, to an approved method statement.

BUILDING DRAINAGE

- All connections to adoptable manholes from private building drainage in accordance with BS5922.
- All house drains to be 100mm dia. unless otherwise stated, and laid in accordance with current Building Regulations and BS5301:1985.
- All private drainage products are to be Polypropylene or similar approved.
- Pipe bedding material is to be Class S with 150mm minimum thickness surround.
- Base gully is to be with selector fill (free of stones larger than 40mm, matter, any gravel, broken, timber, plaster, masonry material and ligament).
- Pipe protection of house drainage runs is required in accordance with BS5922 and shall be 100mm dia. unless otherwise stated, and laid in accordance with current Building Regulations and BS5301:1985.
- Include a rubber gully, 80mm in length.
- Brickwork to chambers shall be Class B Engineering to BS3921.
- Rainwater pipes are to be sited on side elevations whenever possible.
- All retaining walls with a height of 600mm or greater are to include 1.2m high posts and all retaining walls located in rear gardens. Similar retaining walls in rear gardens are to include 900mm high posts.
- All flights of steps to primary level access, with more than 2 steps are more apart.
- Front retaining walls are to be used in preference to gravel boards for front garden areas.
- Drainage and road design subject to Water and Highway Authority approval.
- Edge restraint to private blockwork - 2 stretcher course (unless noted otherwise).

ADAPTABLE SEWERS

- Proposed Adoptable Foul Sewer
- Proposed Adoptable Surface Water Sewer
- Highway Gully (Existing)
- Drainage Run to be Abandoned
- Adoptable Drainage Easement
- Highway Easement
- Coriutory Tactile Paving
- Pedestrian/Pram Crossing Tactile Paving
- Proposed Swales Headwall location

PRIVATE DRAINS

- Small Foul L.C. (450mm dia. Depth to invert 600-800mm)
- Non-Entry L.C. (500mm dia. Depth to invert 1000-2000mm)
- Large Foul L.C. (1200x750mm or PC rings. Depth to invert 1000-1800mm)
- Medium Surface Water L.C. (450mm dia. Depth to invert 1000-1800mm)
- Large Surface Water L.C. (1200x750mm or PC rings. Depth to invert 1000-1800mm)
- Large gully Channet to be ACO MultiDrain MD or similar approved
- Roading Eye
- Existing tree Root Protection Zone

HOUSE TYPES & DRAINAGE UPDATED

AT JF 23.11.22
 AT AF 09.05.21
 AT AF 04.03.21
 H PHASE 1 FULL SITE LIFT AND UPDATE
 H PHASE 2 FULL SITE LIFT AND UPDATE
 F SWALE BANNING GRADIENTS ADDED AT JF 28.10.20

REV DESCRIPTION DRN CHD DATE

PRELIMINARY INFORMATION TENDER

CONSTRUCTION AS BUILT

SCALE 1:200 @ A0 DATE APRIL 2019

DRAWN CG CHK AT

DRAWING NO. HEYIF-5-1258 REV L

TITLE CAMP ROAD UPPER HEYFORD

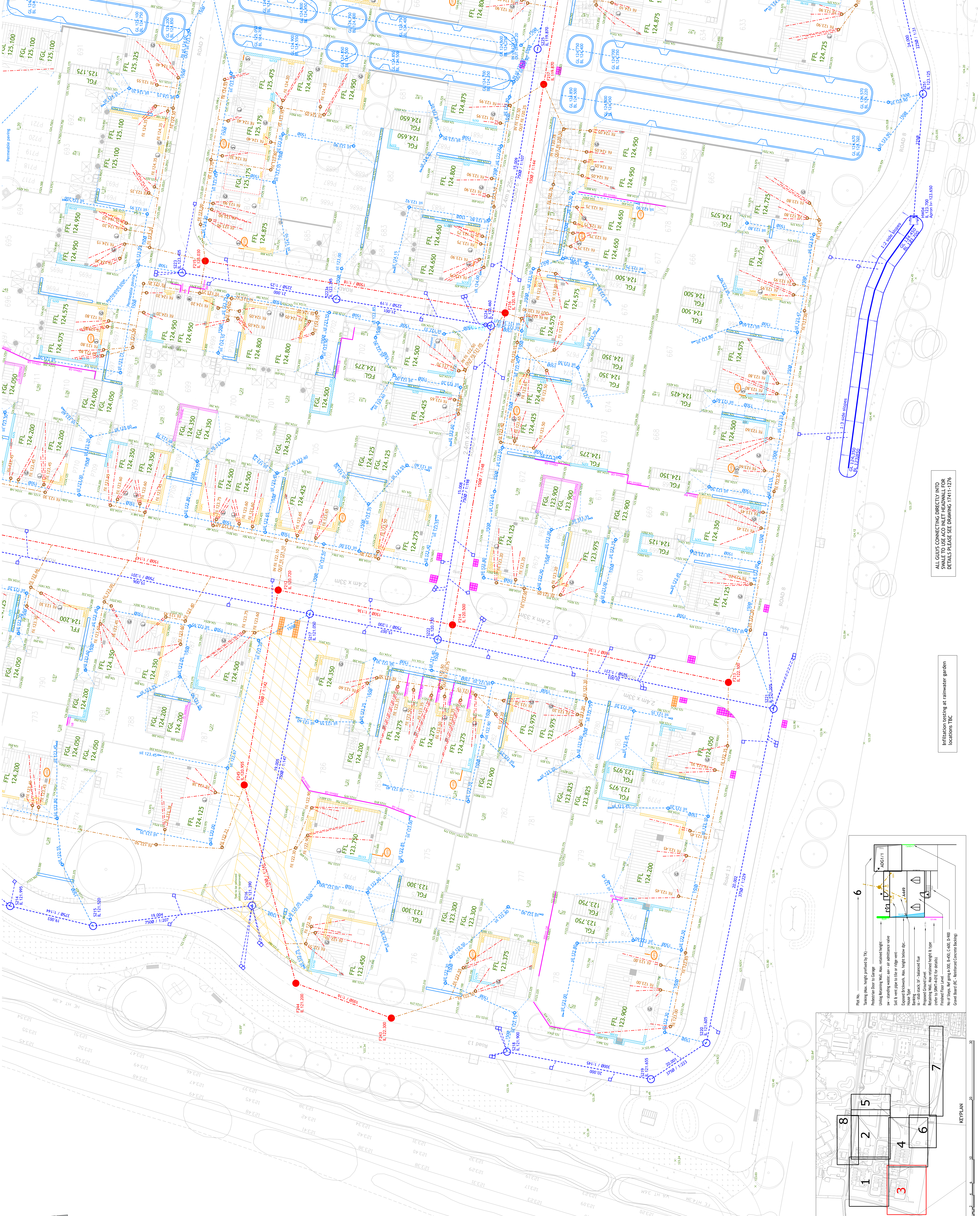
DETAILS PHASE 9 ENGINEERING LAYOUT SHEET 3

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PLEASE CONSIDER THE ENVIRONMENT BEFORE PRINTING THIS DRAWING



ALL GULLIES CONNECTING DIRECTLY INTO SWALE TO USE ACO INLET HEADWALL FOR DETAILS PLEASE SEE DRAWING 17411-1276

Infiltration testing at rainwater garden locations TDC

