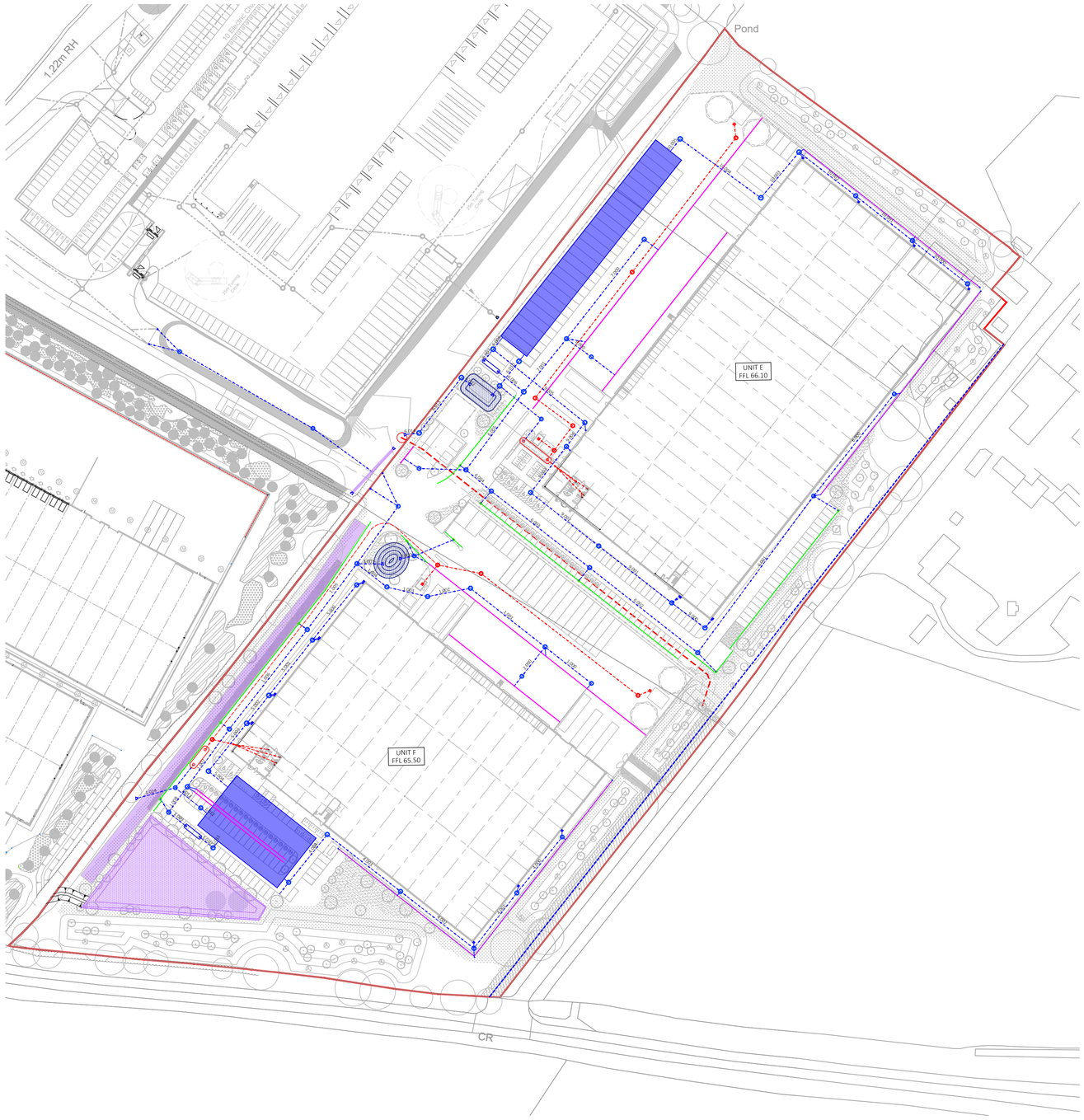

LEGEND

- FOUL WATER SEWER
- FOUL WATER MANHOLE
- FOUL WATER INSPECTION CHAMBER
- FOUL WATER CONNECTION
- SURFACE WATER SEWER
- SURFACE WATER MANHOLE
- SURFACE WATER INSPECTION CHAMBER
- SURFACE WATER SEWER (>600mm)
- SURFACE WATER RISING MAIN
- FOUL WATER RISING MAIN
- SURFACE WATER CHANNEL TO MANUFACTURER SPECIFICATION UNO
- G — GULLY
- RG — ROAD GULLY
- RE — SURFACE WATER RODDING EYE
- RWP — SURFACE WATER CONNECTION
- ATTENUATION BASIN/TANK
- BD — BACK DROP
- FG — PROPOSED FOUL WATER FLOOR GULLY
- LAND DRAIN (100mm DIAMETER PERFORATED PIPE)
- HEADWALL
- EXISTING SEWER/DRAINAGE FROM PREVIOUS PHASE
- KERB INLET DRAIN
- CLASS 1 FULL RETENTION SEPARATOR WITH ALARM
- FOUL TREATMENT WORKS
- SMALL ATTENUATION POND/BIO-RETENTION AREA
- SWALE
- x IL XX.XX — PIPE INVERT LEVEL
- FLOOD COMPENSATION BASIN

NOTES

1. THIS DRAWING IS NOT TO BE SCALED.
2. TO BE READ IN CONJUNCTION WITH ALL RELEVANT DRAWINGS.
3. ALL DIMENSIONS ARE TO BE CHECKED ON SITE BEFORE THE COMMENCEMENT OF WORKS. ANY DISCREPANCIES ARE TO BE REPORTED TO THE ARCHITECT AND ENGINEER FOR VERIFICATION. FIGURED DIMENSIONS ONLY ARE TO BE TAKEN FROM THIS DRAWING.
4. 'MARKED UP' DRAWINGS ARE TO BE PROVIDED TO THE ENGINEER UPON COMPLETION TO ENABLE PRODUCTION OF 'AS BUILT' DRAWING IN ACCORDANCE WITH CONSTRUCTION (DESIGN & MANAGEMENT): 2015 REGULATIONS 22(j).
5. ALL LEVELS ARE TO TOPOGRAPHICAL SURVEY.
6. COVER LEVELS SHOWN ARE APPROXIMATE.
   COVER LEVELS FOR MANHOLES WITHIN LANDSCAPED AREAS SHOULD BE CHECKED WITH THE LANDSCAPE ARCHITECTS.
   COVERS SHOULD BE ADJUSTED TO MATCH SURROUNDING FINISH LEVELS.
7. DESIGN OF THE DRAINAGE CHANNELS, FOUL AND SURFACE CONNECTIONS IS INDICATIVE ONLY AND IS SUBJECT TO DETAILED DESIGN.
8. FOR DETAILS OF MANHOLE TYPES AND PIPE BEDDING ETC, SEE STANDARD DETAIL DRAWING(S).
9. CELLULAR STORAGE IS BASED UPON A PROPRIETARY PRODUCT AND IS SUBJECT TO DETAILED DESIGN.
10. SITE LAYOUT BASED ON LATEST ARCHITECT DRAWING "PROPOSED SITE PLAN" DRAWING REF. 4036-X3-001 Phase 3 Site Layout - 18-09-24 BY pHp Architects DATED 18.09.2024.

REVISIONS

Rev.	Revision Notes	Date	Drawn By	Checked | Approved
P02	REVISED PLANNING	20/11/24	AB	AB | CK
P01	PLANNING	19/09/24	MC	AB | CK

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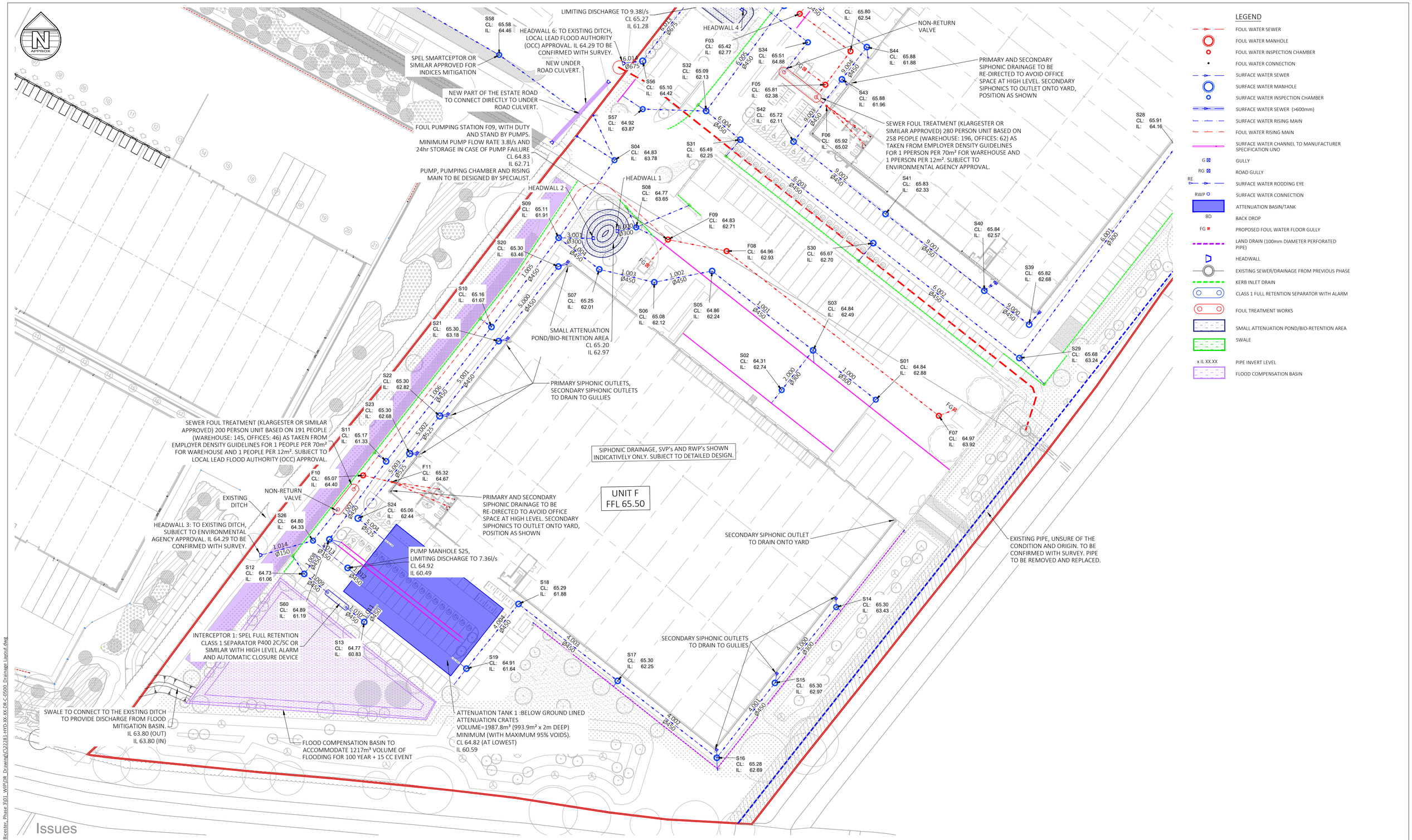
PROJECT
PHASE 3, BICESTER
SYMMETRY PARK

TITLE
DRAINAGE OVERVIEW
FOUL SEWER TREATMENT

HYDROCK PROJECT NO. 22281
SCALE @ A1 1:1000
STATUS DESCRIPTION SUITABLE FOR REVIEW & COMMENT
STATUS S3
DRAWING NO. 22281-HYD-XX-XX-DR-C-0500
REVISION P02



Issues

NOTES

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4. 'MARKED UP' DRAWINGS ARE TO BE PROVIDED TO THE ENGINEER UPON COMPLETION TO ENABLE PRODUCTION OF 'AS BUILT' DRAWING IN ACCORDANCE WITH CONSTRUCTION (DESIGN & MANAGEMENT): 2015 REGULATIONS 22(j).
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8. FOR DETAILS OF MANHOLE TYPES AND PIPE BEDDING ETC, SEE STANDARD DETAIL DRAWING(S).
9. CELLULAR STORAGE IS BASED UPON A PROPRIETARY PRODUCT AND IS SUBJECT TO DETAILED DESIGN.
10. SITE LAYOUT BASED ON LATEST ARCHITECT DRAWING "PROPOSED SITE PLAN" DRAWING REF. 4036-X3-001 Phase 3 Site Layout - 18-09-24 BY pHp Architects DATED 18.09.2024.

REVISIONS

Rev.	Revision Notes	Date	Drawn By	Checked | Approved
P02	REVISED PLANNING	20/11/24	AB	AB | CK
P01	PLANNING	19/09/24	MC	AB | CK

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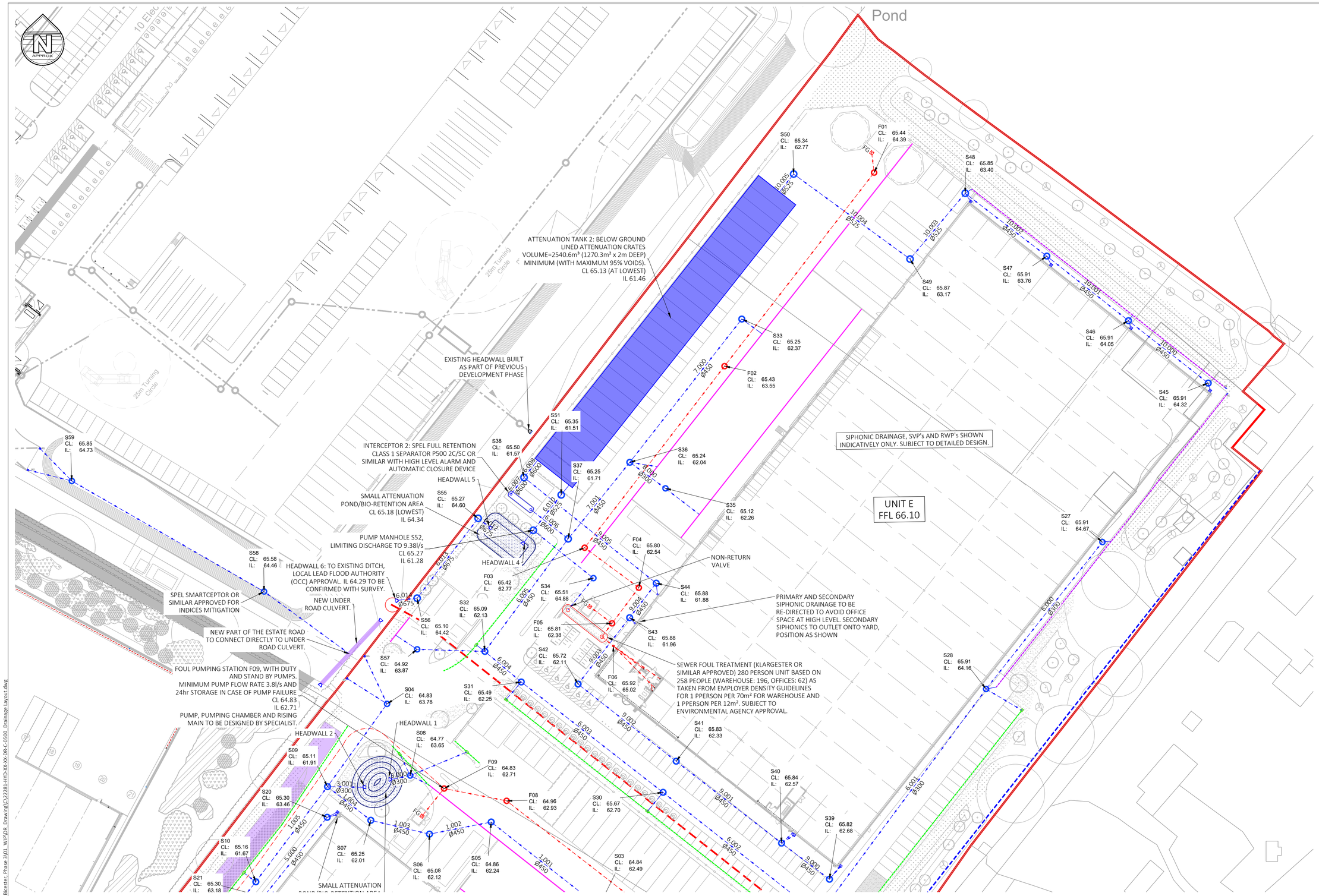
PROJECT
PHASE 3, BICESTER SYMMETRY PARK

TITLE
DRAINAGE FOUL SEWER TREATMENT SHEET 1

HYDROCK PROJECT NO. 22281
SCALE @ A1 1:500
STATUS DESCRIPTION SUITABLE FOR REVIEW & COMMENT
STATUS S3
DRAWING NO. 22281-HYD-XX-XX-DR-C-0501
REVISION P02

Filename: Z:\00 - Projects\Contracts\22281-SBLB Symmetry Park, Bicester, Phase 3\01 WIP\DR Drawing\C\22281-HYD-XX-XX-DR-C-0500 Drainage Layout.dwg



LEGEND

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- FOUL WATER INSPECTION CHAMBER
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10. SITE LAYOUT BASED ON LATEST ARCHITECT DRAWING "PROPOSED SITE PLAN" DRAWING REF. 4036-X3-001 Phase 3 Site Layout - 18-09-24 BY pHp Architects DATED 18.09.2024.

REVISIONS

Rev.	Revision Notes	Date	Drawn By	Checked | Approved
P02	REVISED PLANNING	20/11/24	AB	AB | CK
P01	PLANNING	19/09/24	MC	AB | CK

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PROJECT
PHASE 3, BICESTER
SYMMETRY PARK

TITLE
DRAINAGE FOUL SEWER TREATMENT
SHEET 2

HYDROCK PROJECT NO.	SCALE @ A1
22281	1:500

STATUS DESCRIPTION	STATUS
SUITABLE FOR REVIEW & COMMENT	S3

DRAWING NO.	REVISION
22281-HYD-XX-XX-DR-C-0502	P02

Filename: Z:\00 - Projects\Contracts\22281-SBIB Symmetry Park, Bicester, Phase 3\01 WIP\DR_Drawing\C\22281-HYD-XX-XX-DR-C-0500_Drainage Layout.dwg

Surface Water Manhole Schedule

Manhole Reference	Type	Diameter (mm)	Cover Level (m)	Invert Level (m)	Depth (m)	Cover	Easting	Northing
S01	B	1200	64.84	62.88	1.96	E600	460702.841	220578.057
S02	B	1200	64.31	62.74	1.57	E600	460675.286	220580.861
S03	B	1350	64.84	62.49	2.35	E600	460684.469	220592.502
S04	B	1200	64.83	63.78	1.05	E600	460626.295	220648.223
S05	B	1350	64.86	62.24	2.62	E600	460654.894	220615.757
S06	B	1350	65.08	62.12	2.96	E600	460637.954	220612.450
S07	B	1350	65.25	62.01	3.24	B125	460621.830	220616.240
S08	C	1200	64.77	63.65	1.12	B125	460632.659	220628.529
S09	B	1350	65.11	61.91	3.20	C250 (R)	460609.943	220625.491
S10	A	1350	65.16	61.67	3.49	C250 (R)	460590.254	220599.345
S11	A	1350	65.17	61.33	3.84	C250	460559.389	220559.964
S12	CP	1350	64.73	61.06	3.67	C250	460535.394	220526.999
S13	A	1350	64.77	60.83	3.94	C250	460552.991	220512.916
S14	B	1200	65.30	63.43	1.87	B125	460691.254	220517.248
S15	B	1350	65.30	62.97	2.33	B125	460673.295	220495.055
S16	B	1350	65.28	62.69	2.59	B125	460656.270	220473.124
S17	B	1350	65.30	62.25	3.05	B125	460627.235	220495.656
S18	B	1350	65.29	61.88	3.41	B125 (R)	460598.201	220518.188
S19	CP	1350	64.91	61.64	3.27	C250 (R)	460582.921	220499.238
S20	C	1350	65.30	63.46	1.84	B125 (R)	460609.857	220617.062
S21	B	1350	65.30	63.18	2.12	B125 (R)	460592.357	220595.202
S22	B	1500	65.30	62.82	2.48	B125 (R)	460575.108	220573.273
S23	B	1500	65.30	62.68	2.62	B125 (R)	460566.316	220562.238
S24	CP	1500	65.06	62.44	2.62	C250 (R)	460551.161	220543.295
S25	PS	1350	64.92	60.49	4.43	C250	460548.106	220528.748
S26	C	1200	64.80	64.33	0.47	C250 (R)	460537.970	220536.739
S27	C	1200	65.91	64.67	1.24	B125	460822.749	220692.671
S28	C	1200	65.91	64.16	1.75	B125	460790.816	220652.304
S29	B	1350	65.68	63.24	2.44	C250 (R)	460744.905	220590.237
S30	B	1350	65.67	62.70	2.97	C250 (R)	460702.098	220623.909
S31	B	1350	65.49	62.25	3.24	C250 (R)	460663.158	220654.232
S32	B	1350	65.09	62.13	2.96	E600	460653.155	220662.627
S33	B	1350	65.25	62.37	2.88	E600	460723.721	220753.922
S34	B	1200	65.51	64.88	0.63	C250	460682.970	220682.754
S35	B	1200	65.12	62.26	2.86	E600	460702.749	220707.421
S36	B	1350	65.24	62.04	3.20	E600	460692.967	220714.579
S37	CP	1500	65.25	61.71	3.54	E600	460676.025	220693.545
S38	CP	1500	65.50	61.57	3.93	E600	460663.924	220710.397
S39	B	1350	65.82	62.68	3.14	B125 (R)	460747.792	220600.050
S40	B	1350	65.84	62.57	3.27	C250	460734.630	220609.963
S41	A	1350	65.83	62.33	3.50	C250	460705.710	220632.457
S42	A	1350	65.72	62.11	3.61	C250	460678.753	220653.654
S43	A	1350	65.88	61.96	3.92	E600	460692.913	220671.905
S44	A	1350	65.88	61.88	4.00	C250	460700.220	220681.369
S45	C	1350	65.91	64.32	1.59	B125	460851.808	220736.335
S46	C	1350	65.91	64.05	1.86	B125	460829.912	220753.479
S47	B	1350	65.91	63.76	2.15	B125	460807.492	220771.199
S48	B	1500	65.85	63.40	2.45	E600	460785.070	220788.480
S49	B	1500	65.87	63.17	2.70	E600	460769.918	220770.397
S50	CP	1500	65.34	62.77	2.57	E600	460737.967	220793.746
S51	A	1500	65.35	61.51	3.84	E600	460674.126	220705.611
S52	PS	1500	65.27	61.28	3.99	B125	460666.463	220695.906
S55	C	1500	65.27	64.60	0.67	B125	460651.306	220699.190
S56	B	1500	65.10	64.42	0.68	B125	460634.550	220677.251
S57	B	1200	64.92	63.87	1.05	C250	460634.563	220663.193
S58	B	1200	65.58	64.46	1.12	D400	460592.520	220679.077
S59	C	1200	65.85	64.73	1.12	D400	460539.728	220709.456
S60	B	1350	64.89	61.19	3.70	D400	460542.777	220537.142

Foul Water Manhole Schedule

Manhole Reference	Type	Diameter (mm)	Cover Level (m)	Invert Level (m)	Depth (m)	Cover	Easting	Northing
F01	C	1200	65.44	64.39	1.05	E600	460760.066	220794.150
F02	B	1200	65.43	63.55	1.88	E600	460718.976	220740.981
F03	B	1200	65.42	62.77	2.65	E600	460680.571	220691.118
F04	A	1200	65.80	62.54	3.26	E600	460695.446	220680.141
F05	A	1200	65.81	62.38	3.43	E600	460688.085	220670.342
F06	D2	450	65.92	65.02	0.90	B125 (R)	460688.457	220664.125
F07	C	1200	64.97	63.92	1.05	E600	460721.311	220573.338
F08	B	1200	64.96	62.93	2.03	E600	460659.143	220621.588
F09	PS	1200	64.83	62.71	2.12	E600	460641.965	220624.971
F10	C	1200	65.07	64.40	0.67	C250 (R)	460552.664	220555.871
F11	D2	450	65.32	64.67	0.65	B125 (R)	460561.061	220553.939

CP - DENOTES CATCH PIT
R - DENOTES COVER TO BE RECESSED TO ACCOMMODATE BLOCK PAVING
PS - DENOTES PUMPING STATION

NOTES:

1. THIS DRAWING IS NOT TO BE SCALED.
2. THE CONTRACTOR SHALL CHECK ALL DIMENSIONS AND LEVELS ON SITE.
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4. THE CONTRACTOR SHALL ALLOW FOR THE PROTECTION, TEMPORARY AND PERMANENT SUPPORT AND DIVERSION WORKS AS NECESSARY, TO ALL EXISTING SERVICES TO THE SATISFACTION OF THE PUBLIC UTILITIES.
5. THE CONTRACTOR SHALL ALLOW FOR DEALING WITH SURFACE WATER RUN-OFF INTO EXCAVATION AND FROM GROUNDWATER BY MEANS OF SUMPS, PUMPING AND DE-WATERING AS APPROPRIATE, IN ORDER TO KEEP THE EXCAVATION AS REASONABLY DRY AS POSSIBLE DURING THE CONSTRUCTION OF THE WORKS,
6. ALL EXTERNAL DRAINAGE WORKS SHALL BE CONSTRUCTED IN ACCORDANCE WITH 'CIVIL ENGINEERING SPECIFICATION FOR THE WATER INDUSTRY' 7th EDITION FOR ADOPTABLE DRAINAGE, AND TO THE RELEVANT PROJECT SPECIFICATION AS DIRECTED BY THE ENGINEER FOR PRIVATE DRAINAGE.
7. PIPE MATERIAL SHALL BE AS FOLLOWS:
   100Ø TO 225Ø - CLAYWARE TO BS EN 295
   300Ø AND ABOVE - CONCRETE TO BS EN 1916.

   CONCRETE PIPES TO BE USED WITHIN ESTATE ROAD

   N.B PVCu PIPES TO BE EN 1401-1:2009 MAY BE USED SUBJECT TO THE APPROVAL OF THE ENGINEER. PIPES OF LESS THAN 400MM DIAMETER TO HAVE A JETTING RESISTANCE OF 4000 PSI.
8. ALL FOUL PIPES ARE TO BE 100Ø UNLESS STATED OTHERWISE OR TO SUIT ABOVE GROUND PIPEWORK. SURFACE WATER PIPE DIAMETERS ARE AS INDICATED

   PIPE GRADIENTS UNLESS SHOWN ARE:

   FOUL:
   MINIMUM GRADIENT WITHOUT W.C. TO BE 1:40,
   MINIMUM GRADIENT WITH W.C. TO BE 1:80,

   SURFACE WATER:
   MINIMUM GRADIENT 1:80.
9. CLAY AND CONCRETE PIPES SHALL BE BEDDED ON CLASS S BEDDING UNLESS COVER IS LESS THAN 1.2m IN TRAFFICKED AREAS, THEN CLASS Z BEDDING.
10. UPVC PIPES SHALL BE BEDDED ON CLASS P BEDDING UNLESS COVER IS LESS THAN 1.2m IN TRAFFICKED AREAS, THEN CLASS Q OR Z BEDDING.
11. INTERNAL DRAINAGE BELOW BUILDING AREA TO HAVE CONCRETE BED AND SURROUND.
12. BACKFILL TO TRENCHES TO BE SUITABLE EXCAVATED MATERIAL.WELL COMPACTED IN 300mm LAYERS.
13. ROAD GULLY CONNECTIONS SHALL BE 150mm DIAMETER AND WITH CLASS Z BEDDING.
14. ROAD GULLIES SHALL BE TRAPPED 450mm DIAMETER x 900mm DEEP WITH CLASS D400 FRAME AND GRATING TO BS EN 124.
15. DESIGN OF THE DRAINAGE CHANNELS IS INDICATIVE ONLY. DETAILED DESIGN SHALL BE UNDERTAKEN BY THE CONTRACTOR'S PREFERRED CHANNEL MANUFACTURER/ SUPPLIER. INSTALLATION TO MANUFACTURES REQUIREMENTS.
16. ALL MANHOLE AND DRAINAGE CHANNEL COVERS SHALL COMPLY WITH BS EN 124. FOR DETAILS OF COVER TYPE & LOCATION, PLEASE REFER TO THE MANHOLE SCHEDULE. MANHOLE COVERS WITHIN BLOCK PAVED AREAS & BUILDINGS SHALL BE RECESSED, DOUBLE SEALED WITHIN BUILDING.
17. ALL LIGHT LIQUID SEPARATORS SHALL BE VENTILATED BY VENTILATION PIPEWORK TO MANUFACTURER'S RECOMMENDATIONS AND FITTED WITH AN ALARM TO PPG3 REQUIREMENTS.
18. VENTILATION SHALL BE PROVIDED AT THE HEAD OF FOUL DRAINAGE RUNS.
    FOR SETTING OUT OF SOIL AND RAINWATER PIPES, SEE ARCHITECT'S LAYOUT.
19. ACCESS FOR RODDING/ JETTING SHALL BE PROVIDED TO ALL SOIL AND RAINWATER DOWNPIPES ABOVE FINISHED FLOOR LEVEL.
20. FOR DETAILS OF MANHOLE TYPES AND PIPE BEDDING ETC, SEE STANDARD DETAIL DRAWING(S).
21. COVER LEVELS SHOWN ARE APPROXIMATE.
    COVER LEVELS FOR MANHOLES WITHIN LANDSCAPED AREAS SHOULD BE CHECKED WITH THE LANDSCAPE ARCHITECTS.
    COVERS SHOULD BE ADJUSTED TO MATCH SURROUNDING FINISH LEVELS.
22. THE CONTRACTOR IS TO PROTECT EXISTING BURIED PIPES (PARTICULARLY SHALLOW PIPES) AND TREE ROOTS FROM DAMAGE CAUSED BY LOADS IMPOSED BY CONSTRUCTION.
23. WHERE FOUL OR SURFACE WATER PIPES CROSS WITHIN 300mm OF EACH OTHER THE JUNCTION IS TO BE CONCRETE ENCASED AS PER THE TYPICAL CROSS OVER DETAIL.
24. MANHOLES WITHIN BLOCK PAVING TO BE RECESSED WITH MATCHING BLOCK PAVING INSERTS.
25. UPON COMPLETION OF THE DRAINAGE AND AFTER CLEANING, A CCTV SURVEY SHALL BE CARRIED OUT ON ALL BELOW GROUND DRAINAGE. A COPY OF DVD TO BE INCLUDED WITH H+S FILE.
26. SIPHONIC GULLIES TO BE SURROUNDED BY PRECAST CONCRETE UPSTAND OR SIMILAR APPROVED
27.

REVISIONS

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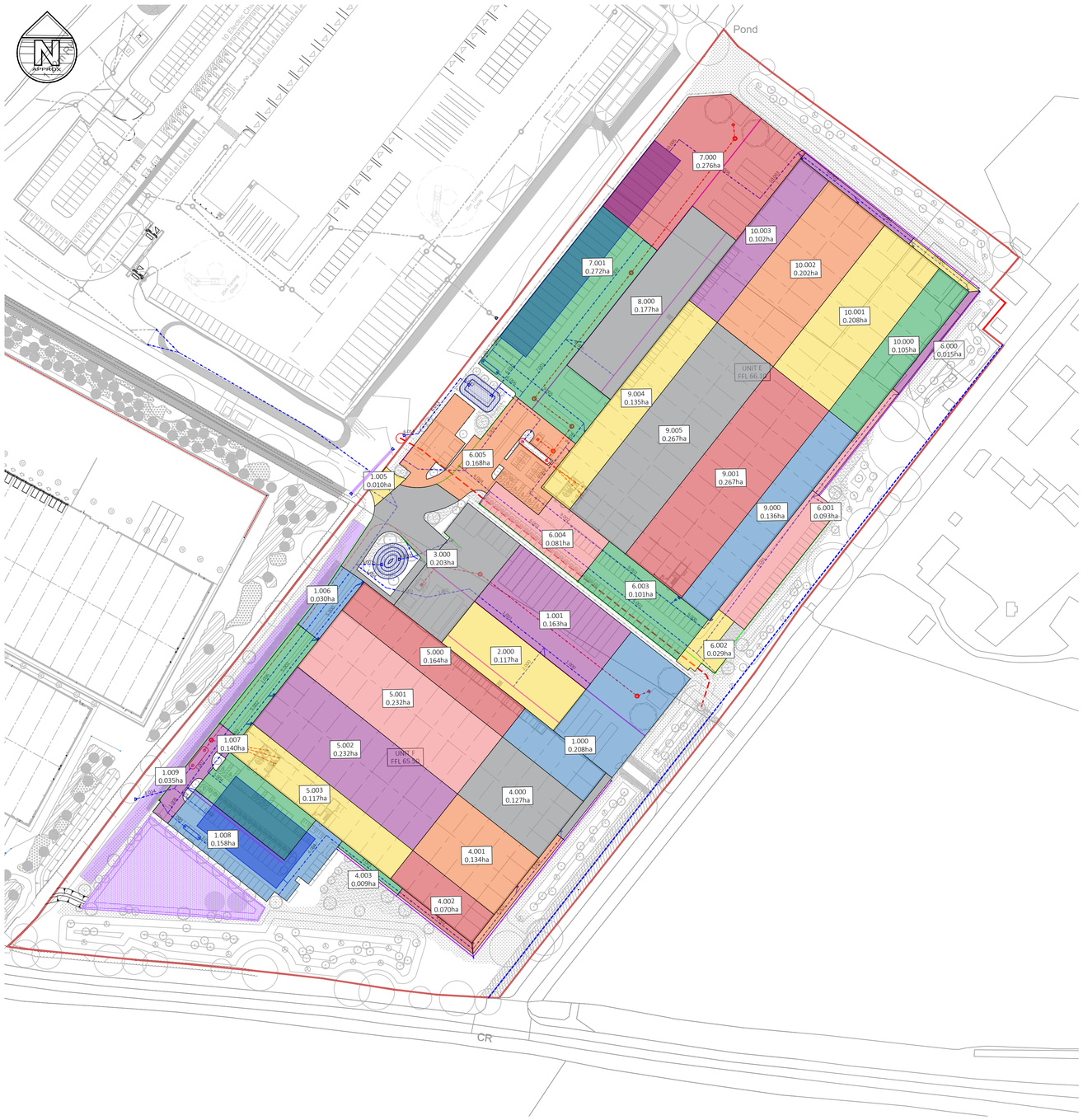
PROJECT
PHASE 3, BICESTER SYMMETRY PARK

TITLE
MANHOLE SCHEDULE & NOTES

HYDROCK PROJECT NO. 22281
SCALE @ A1 N/A
STATUS DESCRIPTION SUITABLE FOR REVIEW & COMMENT
STATUS S3
DRAWING NO. 22281-HYD-XX-XX-DR-C-0520
REVISION P02



9.000
xxxxha

PIPE NUMBER& CATCHMENT AREA APPLIED TO THAT PIPE (ha)

LEGEND

- FOUL WATER SEWER
- FOUL WATER MANHOLE
- FOUL WATER INSPECTION CHAMBER
- FOUL WATER CONNECTION
- SURFACE WATER SEWER
- SURFACE WATER MANHOLE
- SURFACE WATER INSPECTION CHAMBER
- SURFACE WATER SEWER (>600mm)
- SURFACE WATER RISING MAIN
- FOUL WATER RISING MAIN
- SURFACE WATER CHANNEL TO MANUFACTURER SPECIFICATION UNO
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- RG — ROAD GULLY
- RE — SURFACE WATER RODDING EYE
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- SMALL ATTENUATION POND/BIO-RETENTION AREA
- SWALE
- x IL XX.XX — PIPE INVERT LEVEL
- FLOOD COMPENSATION BASIN

NOTES

1. THIS DRAWING IS NOT TO BE SCALED.
2. REFER TO NOTES ON DRAWING 22281-HYD-XX-XX-DR-C-0520.
3. ALL DIMENSIONS ARE TO BE CHECKED ON SITE BEFORE THE COMMENCEMENT OF WORKS. ANY DISCREPANCIES ARE TO BE REPORTED TO THE ARCHITECT AND ENGINEER FOR VERIFICATION. FIGURED DIMENSIONS ONLY ARE TO BE TAKEN FROM THIS DRAWING.
4. 'MARKED UP' DRAWINGS ARE TO BE PROVIDED TO THE ENGINEER UPON COMPLETION TO ENABLE PRODUCTION OF 'AS BUILT' DRAWING IN ACCORDANCE WITH CONSTRUCTION (DESIGN & MANAGEMENT): 2015 REGULATIONS 22(j).

REVISIONS

Rev.	Revision Notes	Date	Drawn By	Checked | Approved
P02	REVISED PLANNING	20/11/24	AB	AB | CK
P01	PLANNING	19/09/24	MC	AB | CK

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CLIENT
TRITAX BIG BOX

PROJECT
PHASE 3, BICESTER SYMMETRY PARK

TITLE
CATCHMENT PLAN

HYDROCK PROJECT NO.: 22281
SCALE @ A1: 1:1000
STATUS DESCRIPTION: SUITABLE FOR REVIEW & COMMENT
STATUS: S3
DRAWING NO.: 22281-HYD-XX-XX-DR-C-0530
REVISION: P02

Filename: Z:\00 - Projects\Contracts\22281-SBIR Symmetry Park, Bicester, Phase 3\01_WIP\DR_Drawing\C\22281-HYD-XX-XX-DR-C-0500_Drainage Layout.dwg