



BELOW GROUND DRAINAGE NOTES

- THE LOCATION AND LEVEL OF EXISTING DRAINAGE CONNECTIONS AND EXISTING SERVICES IS TO BE CHECKED PRIOR TO COMMENCEMENT OF DRAINAGE WORKS. ANY VARIANCE TO THE DETAILS ON THIS DRAWING AND THE SCHEDULE IS TO BE BROUGHT TO THE ATTENTION OF THE ENGINEER.
- THE DESIGN IS BASED ON THE INFORMATION AVAILABLE ON THE DATE OF ISSUE FROM OTHER PARTIES (EG. ARCHITECT AND M & E ENGINEER). IT IS SUBJECT TO CHANGE RESULTING FROM UPDATES TO THE AVAILABLE INFORMATION FROM OTHERS.
- THE DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE NBS SPECIFICATIONS, ASSOCIATED MANHOLE SCHEDULE AND STANDARD DRAINAGE DETAIL DRAWINGS WHERE APPLICABLE.
- THE POSITIONS OF FOUL AND SURFACE WATER DRAINAGE POINTS ARE INDICATIVE ONLY. REFER TO THE ARCHITECTS DRAWINGS FOR SETTING OUT DETAILS.
- PRIVATE FOUL AND SURFACE WATER DRAINAGE IS TO BE CONSTRUCTED IN ACCORDANCE WITH BUILDING REGULATIONS PART H, BS EN752 AND BS EN12056.
- DRAINS AT BASEMENT LEVEL ARE TO BE CONSTRUCTED USING CAST IRON (EN58 OR EQUIVALENT) AND FLEXIBLY JOINTED TO BS 437.
- DRAINS AT GROUND LEVEL ARE TO BE CONSTRUCTED USING VITRIFIED CLAY PIPES TO BS EN 286-1 SUPER STRENGTH SPECIFICATION (HEPWORTH SUPERSLEVE) OR SIMILAR APPROVED.
- ALL SOIL CONNECTIONS UNDER BUILDINGS TO BE 100mm DIA LAID AT A MINIMUM GRADIENT OF 1:40 UNLESS NOTED OTHERWISE.
- ALL SURFACE WATER CONNECTIONS TO BE 150mm DIAMETER AND TO BE LAID AT A MINIMUM GRADIENT OF 1:80 UNLESS NOTED OTHERWISE.
- ALL SOIL CONNECTIONS AND RAINWATER PIPES SHOULD BE RODDABLE FROM GROUND LEVEL.
- WHERE DRAINS PASS THROUGH FOUNDATIONS OR OTHER RIGID STRUCTURES A LINTEL OR SLEEVE IS TO BE USED AND PROVISION FOR FLEXIBILITY IS TO BE MADE USING ROCKER PIPES.
- BACKFILLING OF DRAIN TRENCHES ADJACENT TO BUILDING OR OTHER STRUCTURES IS TO BE IN ACCORDANCE WITH DIAGRAM 8 OF THE BUILDING REGULATIONS.
- ANY PIPE OR GULLY OR OTHER FITTING OR DUCT PENETRATING THE BASEMENT SLAB OR WALL IS TO BE WATERPROOFED USING HYDROPHILIC STRIPS OR PUDDLE FLANGES TO ENSURE A WATER TIGHT JOINT. CONCRETE SURROUND TO DRAINAGE PIPES AND FITTINGS MAY BE REQUIRED IN CERTAIN CASES - REFER TO DETAILED DRAINAGE DRAWINGS AND RELEVANT STRUCTURAL DETAILS.
- EXISTING FOUNDATIONS AND RETAINING WALLS MUST NOT BE UNDERMINED BY NEW DRAINAGE RUNS UNLESS AGREED IN WRITING WITH THE STRUCTURAL ENGINEER. CONTRACTOR TO SUBMIT METHOD STATEMENTS AND TEMPORARY WORKS PROPOSALS TO THE STRUCTURAL ENGINEER FOR COMMENT PRIOR TO COMMENCEMENT OF WORKS.
- ALL DRAINAGE EXCAVATIONS SHOULD BE RISK ASSESSED BY THE CONTRACTOR TO ENSURE TRENCH SAFETY / STABILISATION MEASURES ARE CONSIDERED DURING THE CONSTRUCTION PERIOD. ANY EXCAVATIONS LEFT EXPOSED SHOULD BE INSPECTED BY A COMPETENT PERSON ON A DAILY BASIS. GROUND CONDITIONS SHOULD BE MONITORED AND TOOL BOX TALKS SHOULD INCLUDE SITE INVESTIGATION INFORMATION TO AID THE CONTRACTORS ONGOING RISK ASSESSMENT AND METHOD OF EXCAVATION. ALL EXCAVATIONS SHOULD BE ASSESSED BY A COMPETENT PERSON FOR CONFINED SPACES REQUIREMENTS.
- THE CONTRACTOR IS TO CONSIDER PHASING OF THE DRAINAGE INSTALLATION AND ARE TO PROVIDE TEMPORARY DRAINAGE MEASURES THEY DETERMINE ARE REQUIRED.
- SUDS ARE TO BE INSTALLED IN ACCORDANCE WITH THE RECOMMENDATIONS MADE WITHIN THE CIRIA SUDS MANUAL C753 (WITH PARTICULAR ATTENTION DRAWN TO CHAPTER 31) AND CIRIA GUIDANCE ON THE CONSTRUCTION OF SUDS C768. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CONSIDER CONSTRUCTION PROGRAMME OF SUDS.
- DETAILED DESIGN OF GEOCELLULAR ATTENUATION CRATES IS A CDP ITEM AND SHOULD BE BASED ON LEVEL, LAYOUT AND VOLUME DETAILS SHOWN. DETAILED DESIGN INFORMATION SHOULD BE PROVIDED TO THE CIVIL ENGINEER TO PASS COMMENT.

This drawing is to be read in conjunction with all relevant architects, engineers and specialists drawings and specifications.

Do not scale from this drawing.

LEGEND

	COMBINED WATER MANHOLE
	FOUL WATER MANHOLE
	SURFACE WATER MANHOLE
	EXISTING COMBINED WATER
	PROPOSED COMBINED WATER
	PROPOSED FOUL WATER
	PROPOSED SURFACE WATER
	PROPOSED FOUL WATER PACKAGED PUMPING STATION
	PROPOSED FOUL WATER RISING MAIN
	PROPOSED THRESHOLD DRAIN WITH BRICK SLOT UPSTAND
	TRAPPED YARD GULLY
	TRAPPED FLOOR DRAIN
	SOIL VENT PIPE
	RAIN WATER PIPE
	GEOCELLULAR SURFACE WATER ATTENUATION (TO CONTRACTOR DESIGN)
	FLOW CONTROL CHAMBER
	EXISTING BUILDING
	PROPOSED BUILDING
	PLANNING BOUNDARY
	BASEMENT LINE UNDERNEATH

NOT FOR CONSTRUCTION

rev	no	date	by	chk	description
P5	S2	06.03.23	ARa	TKe	Issued for Information
P4	S2	25.08.22	ARa	TKe	Issued for Information
P3	S2	09.05.22	ARa	TKe	Issued for Information
P2	S2	13.04.22	ARa	TKe	DRAFT - Issued for Comment
P1	S2	07.03.22	ARa	TKe	Issued for Information



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Project
 13 Netherhall Gardens
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Drawing title
 Proposed Below Ground Drainage Layout

Scale (s)	Date	Drawn				
1:100@ A1; 1:200@ A3	February 2022	ARa				
Drawing status		Status Revision				
Preliminary		S2 P5				
Project no.	Originator	Zone	Level	Type	Role	File no.
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