



LEGEND

- Existing Thames Water foul water sewer
- Proposed foul water sewer
- Proposed surface water sewer
- Foul water rising main
- Surface water rising main
- SVP
- RWP
- IC
- Soil Vent Pipe
- Rain Water Pipe
- Inspection Chamber
- Drainage from ground floor and above, refer to m&e engineers specification

- Notes:**
- All dimensions are in millimetres unless otherwise stated.
 - All levels are in metres unless otherwise stated.
 - This drawing should be read in conjunction with all relevant architects, structural engineers and m&e engineers drawings and specification.
 - For setting out of rainwater and foul water drain points refer to architects and M.E.P. drawings.
 - All above ground pipework to MEP specification and design. Refer to MEP package for information. When transitioning materials between above and below ground, use Flexseal flexible drain coupling or other suitable coupling.
 - All stacks and rest bends are CAST IRON to BS EN 844.
 - All pipes below building slab to be CAST IRON to BS EN 844.
 - All pipes external to building and those not below the structural slab to be CLAY to BS EN 295, EXCEPT when passing through structure. Any pipe passing through structure to be Cast Iron with appropriate Rocker pipe detailing.
 - All stacks/sw/rwp are 1000Ø U.N.O.
 - All pipes are 1000Ø unless noted otherwise.
 - All internal manholes to have lockable & sealed cover.
 - All 1000Ø pipes to have minimum gradient 1:40 for foul drainage and 1:60 for storm drainage U.N.O. All 150Ø pipes to have minimum gradient of 1:60 foul and 1:80 storm U.N.O.
 - All pipes below slab to have concrete surround with hangers and lacers as per details provided.
 - All drains are to be laid in a constant gradient between manhole chambers.
 - New connection onto existing sewer to be in accordance with Thames Water requirements.
 - All road openings within the public highway to be agreed with the local authority.
 - All buried concrete products and mortars are to contain class 2 sulphate resisting cement.
 - Existing sewers which are or will be disused are to be traced, and any drain which shows signs of flow should be investigated to establish its origin and authenticity, and reported to the engineer.
 - no sewer shall be abandoned until the contractor has confirmed that there are no further/live connections remaining.
 - upon completion of the works a full set of test records for water tightness and integrity of the whole underground drainage system shall be issued to the employers agent.
 - five days prior to practical completion the contractor shall also include for arranging and providing a full closed circuit television (cctv) video record on cd showing the condition of the entire below ground drainage system, as installed. a copy of the cd shall be handed to the employers agent. this shall be presented as a separate cost item, all to be agreed with the client.
 - all private drainage to be in accordance with the building regulations approved document "h", british standard bs en752, and to the satisfaction of nhbc/local building control section.

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GROUND FLOOR LAYOUT
DRAINAGE LAYOUT

Status :		INFORMATION	
Scales : 1: 75 @ A1		Date : JUN 23	
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