



**H/L DROP DOWN SCHEDULE**

DROP DOWN	INVERT LEVEL 1	INVERT LEVEL 2
DAB1	19.350	19.100
DAB2	19.475	19.100
DAB3	19.275	19.000
DAB4	19.650	19.175
DAB5	18.925	18.575
DAB6	18.925	18.925
DAB7	19.225	18.650
DAB8	19.225	18.650
DAB9	19.500	19.000

**Surface Water MHIC Schedule**

Manhole Ref	Cover Level	Invert Level	Depth to Pipe Invert (mm)	Type	Cover Grade	Comments
S1	19.600	18.760	840	CP	B125	
S2	19.600	18.675	925	CP	B125	
S3	19.600	18.575	1025	CP	B125	
S4	19.500	18.325	1175	3F	D400	
S5	19.500	18.270	1230	CC	D400	BRICK CONTROL CHAMBER(1240x675) MANIFOLD MANHOLE
S6	19.575	18.400	1175	CP	B125	
S7	20.150	18.475	1675	3F	A15	
S8	20.175	19.400	775	3F	A15	
S9	20.175	18.625	1550	3F	A15	
S10	20.175	19.000	1175	3F	A15	
S11	20.100	18.550	1550	3F	D400	
S12	20.275	18.825	1450	3F	A15	
S13	20.175	18.695	1480	3F	A15	
S14	20.100	18.725	1375	3F	D400	
S15	20.150	18.950	1200	3F	A15	
S16	20.000	19.100	900	3F	B125	
S17	19.950	18.400	1550	3F	A15	
S18	19.900	18.250	1650	3F	B125	
S19	19.875	18.125	1750	CP	D400	MANIFOLD MANHOLE
S20	19.850	17.900	1950	CP	D400	MANIFOLD MANHOLE
S21	19.800	17.650	2150	B	D400	
S22	19.850	17.250	2600	CC	D400	CONTROL CHAMBER 1200 DIA
S23	19.900	18.400	1500	4F	A15	
S24	19.925	18.625	1300	4F	A15	
S25	19.775	18.125	1650	CP	D400	MANIFOLD MANHOLE
S26	19.925	19.100	825	3F	A15	
S12A	20.400	18.975	1425	4F	A15	
S13A	19.800	18.665	1135	3F	A15	
S14A	20.175	19.000	1175	3F	A15	
S15A	20.175	19.075	1100	3F	A15	
S17A	19.925	18.600	1325	3F	A15	
S17B	19.850	18.650	1200	4F	A15	

**Foul Water MHIC Schedule**

Manhole Ref	Cover Level	Invert Level	Depth to Pipe Invert (mm)	Type	Cover Grade	Comments
F1	19.850	18.350	1500	3F	A15	
F2	19.875	18.200	1675	3F	A15	
F3	19.775	18.425	1350	3F	D400	
F4	19.925	18.900	1025	3F	A15	
F5	19.850	18.500	1350	3F	B125	
F6	20.700	19.100	1600	3F	B125	
F7	20.175	18.950	1225	3F	B125	
F8	20.200	18.425	1775	3F	D400	
F9	20.175	18.725	1450	3F	A15	
F10	20.100	18.660	1440	3F	D400	
F11	20.150	19.000	1150	3F	B125	
F12	20.175	18.335	1840	3F	A15	
F13	20.175	19.300	875	3F	A15	
F14	20.175	19.300	875	3F	A15	
F15	20.175	19.075	1100	3F	A15	
F16	20.175	19.225	950	3F	A15	
F17	20.175	19.225	950	3F	B125	
F18	20.175	19.300	875	3F	A15	
F19	19.925	18.550	1375	3F	A15	

**Key:**

- AF1 — Indicates adoptable foul sewer
- F1 — Foul private water inspection chamber/manhole
- S1 — Storm private water inspection chamber/manhole
- Sump pump from basement drainage
- H/L DAB1 — Suspended high level foul (Basement)
- H/L DAB1 — Suspended high level storm (Basement)
- Indicates Back drop
- Foul/storm water shallow access chamber - Type 4F
- ⊕ Rainwater down pipe
- ⊕ Soil vent pipe/internal drainage point
- 1000/13 — Pipe diameter / Pipe gradient
- Denotes direction of surface fall
- Yard gully
- 'ACO' channel drain or similar approved, Channel to incorporate silt trap at outfall & heel guard grating.
- 18.44 — Existing ground level
- FFL 19.925 — Proposed building finished floor level
- 10.020 — Proposed finished level
- 125KE — Proposed kerb face
- Retaining wall
- Permeable Tanked Surfacing
- 150x300mm Granite Edging

- Notes:**
- For adopted foul sewer diversion refer to drawing No. C6475-CE7.
  - For drainage construction details refer to drawing No. C6475-CE5 & CE8.
  - For pavement construction details refer to drawing No. C6475-CE4.
  - All pipe runs are to be 100mm nominal drainage unless otherwise stated.
  - The contractor is responsible for maintaining existing flows during all phases of diversionsary drainage works.
  - For information and setting out of internal drainage points refer to Architects layout drawings.
  - The contractor is responsible for providing gullies at all low spots in private areas.
  - All chamber cover levels given are approximate to +/- 50mm.
  - All lateral pipe connections encountered as part of diversionsary works are considered to be live unless stated otherwise on the drawing, and should therefore be connected back into the new drainage system.
  - For details of external finishes refer to Architects layout plans.
  - All existing manholes & pipe work to remain in situ.
  - All suspended drainage is to be fitted with rodding access points as close to the head of the run as possible, at any change in direction and at no more than 12m centres.
  - Traps are to be provided to all new surface water down pipes.
  - Pipe gradients are for guidance only. For precise invert levels of manholes, please refer to manhole schedule.
  - All redundant private pipework to be broken out and connections stopped up.
  - All private drainage beneath adoptable carriageway shall be verified clay extra strength and with concrete bed and surround should cover depth be less than 1.2m.
  - All level entrances with no channel drain indicated to have level threshold drain installed to architects detail, discharging to granular pit underneath.

REV	DATE	AMENDMENT	BY	CHKD
K	26.04.16	Levels/drainage updated	DMB	DMB
J	14.12.15	Additional parking bay added.	DMB	DMB
H	11.12.15	Updated to suit the latest landscape plan	DMB	DMB
G	01.10.15	Updated to suit the latest landscape plan	DMB	DMB
F	01.05.15	IC F12 updated, S5 relocated	DMB	DMB
E	05.13.15	Manhole AF4 moved, drainage revised to suit crane bases, drainage points added/removed as indicated.	DMB	DMB
D	18.12.14	Drainage updated as indicated following review of external service ducts.	DMB	DMB
C	12.12.14	Block 1 drainage points updated, DAB4 level & IC F6 level revise, rising main outfalls updated.	DMB	DMB
B	28.11.14	Drainage updated to suit the latest architect's Gas and drainage points issued for construction.	DMB	DMB
A	29.07.14	FFLs adjusted following architects comments	LRW	DMB

STATUS **CONSTRUCTION**

PROJECT **BOURNE ESTATE LONDON**



DRAWING **DRAINAGE & EXTERNAL LEVELS LAYOUT**

DATE 04.07.14 DRAWN BY **DMB**  
 SCALES (A1)-1:200 CHECKED BY  
 DRG NO. **C6475 - CE6.U**

**walkerassociates**  
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IMPERMEABLE AREAS BETWEEN BUCKRIDGE, KIRKEBY & LONEY BUILDING HAVE NOT BEEN TAKEN INTO ACCOUNT FOR THE DRAINAGE DESIGN.

SECTION 278 HIGHWAY WORKS TO BE CARRIED OUT BY L.B. OF CAMDEN COUNCIL. DETAILS TO BE AGREED.  
 HIGHWAY BOUNDARY TO BE DELINEATED BY METAL STUDS AS REQUIRED BY L.B. OF CAMDEN COUNCIL.  
 CONTROL CHAMBER FLOW RATE: 10L/S HEAD: 2.000m TYPE: HYDROBRAKE MD5 'SW ONLY' 108#  
 CROSSOVER DETAILS TO BE AGREED WITH L.B. OF CAMDEN COUNCIL.

U	01.02.11	School boundary line updated.	DME	RW
S	30.01.17	Edgings and notes updated as clouded.	DME	RW
S	06.01.17	Updated as clouded following meeting with highways.	DME	RW
R	02.12.16	Highway boundary kerbs added.	DME	RW
P	23.11.16	Layout updated to suit the latest plan.	DME	RW
N	22.11.16	MUGA layout updated to suit the latest plan.	DME	RW
M	29.07.16	Block 1 attenuation tank dimensions revised.	DME	RW
L	12.07.16	Levels/footway updated, as clouded.	EB	DMB