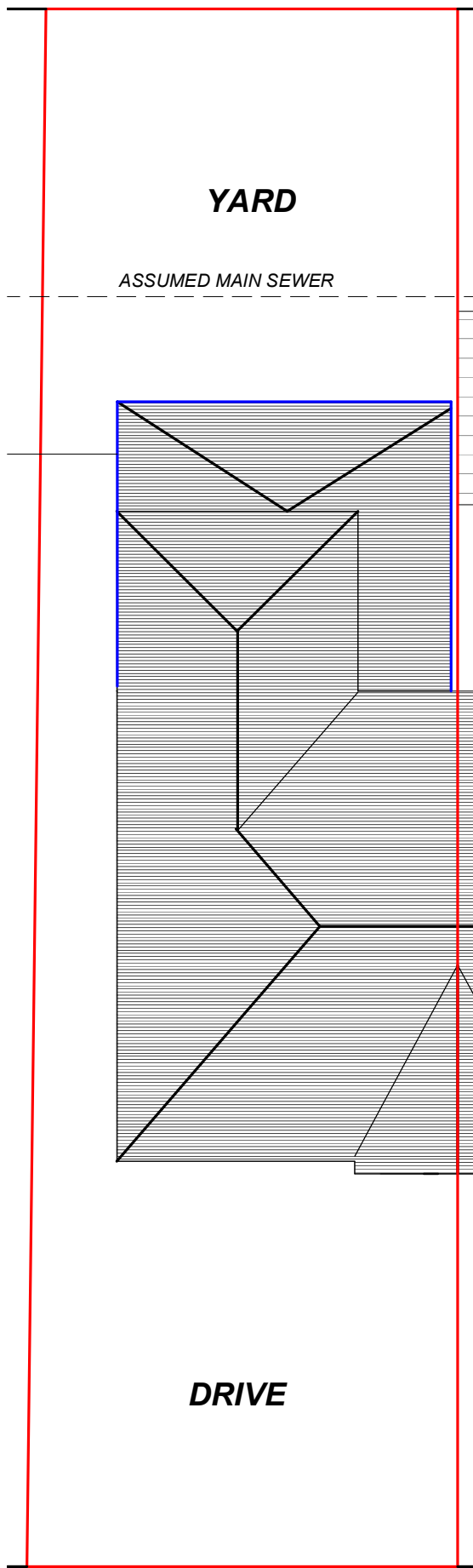




BLUE LINES INDICATE ACO DRAINS PROVIDED AROUND THE PERIMETER OF THE EXTENSION



Proposed Site / Roof Layout
1 : 100

GENERAL NOTES

- All highway or drainage works assumed to be private. Any works on adopted highways or drainage prior to issue of Technical Approval is entirely at the risk of the Contractor/Client.
- At the commencement of works on site the contractor is to carry out trial pits and false with Utility Companies in order to establish the exact position of all existing statutory utility plant in the vicinity of works and take adequate precautions for their protection.
- All manhole covers/valves/inspection covers in existing carriageway/verges to be adjusted where necessary to suit design levels.
- Where the works involve the obstruction of a footway, the Contractor shall provide an alternative safe footway properly signed, guarded and lit.
- The Contractor is to comply fully with the CDM Regulations 2015 in the course of constructing the works.
- The Contractor shall ascertain the CBR of the subgrade in order to determine the required sub-base/capping thickness.
- Prior to laying any material the subgrade must be inspected and any soft spots removed and filled with 6F2 capping material.
- Where the construction of any drainage works, the Contractor is to confirm the invert levels of existing manholes and sewers. Any variations from the designed levels shown on the drawings shall be reported to the Engineer in advance of construction works commencing.
- All drain and sewer pipes to be laid soffit to soffit, unless shown otherwise.
- Contractor to refer to Health & Safety Executive 'Note 47-Avoiding Danger from Underground Services' and 'Document G56 - Avoiding Danger from Overhead Electric Lines'.
- Where the deposits of debris and mud are unavoidable, warning signs must be exhibited whilst work is in progress and affected carriageways/footways must be regularly cleaned.
- All levels are in metres above Ordnance Datum.
- All foul and storm water drains which are not subject to adoption as public sewers must be constructed in accordance with the latest Building Regulations, BS8301, and, where appropriate, the relevant agreement certificates.
- Private drainage pipework to be 100mmØ unless shown otherwise on Engineering Layout Plans.

DOMESTIC DRAINAGE NOTES

All domestic drainage to comply with the British Standard BS EN 752:2008 'Drain and Sewer Systems Outside Buildings' and Part H of the Building Regulations 2010(2015 Edition).

Domestic foul drainage to be 100mmØ UPVC laid at a minimum gradient of 1 in 80 with minimum of 1 x WC connection unless stated otherwise on the drawings. Domestic surface water to be 100mmØ UPVC laid at a minimum gradient of 1 in 100 unless stated otherwise on the drawings. Minimum cover to be 350mm (600mm for UpVC) unless concrete bed and surround is provided.

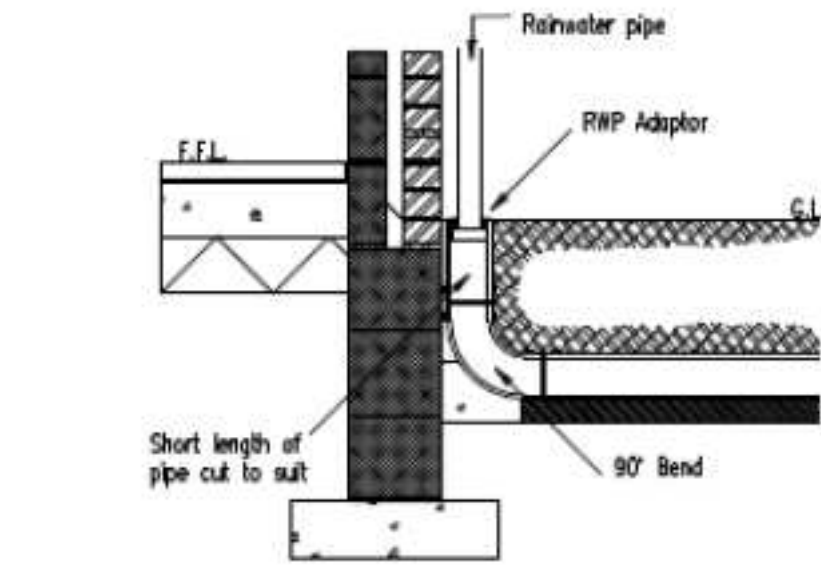
Pipe bedding as specified by the drainage manufacturer. All pipes that pass under buildings to have a minimum 100mm granular surround. Where drains pass through external walls the pipe is to be lintelled over with a minimum 50mm clear space around the pipe. The opening masked with rigid sheet material to prevent ingress of fill or vermin. It is important that the void is also filled with a compressible sealant to prevent ingress of gas.

Types of Inspection Chambers (Non-man access) and minimum internal dimensions to be as follows:-

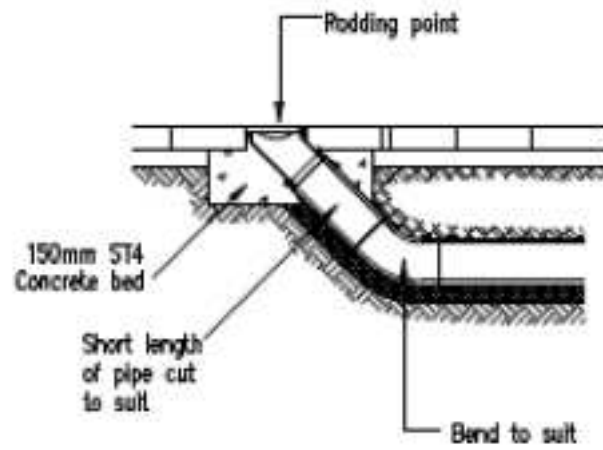
- 0 to 0.6m deep:-** Shallow Access Chamber: 225mm x 100mm rectangular or 225mmØ.
- 0.6m to 1.2m deep:-** Inspection Chamber: 450mm x 450mm square or 450mmØ.
- 1.2m to 3m deep:-** Inspection Chamber: 450mm x 450mm square or 450mmØ with access restricted to a maximum of 350mm.

Chamber Covers and Frames to comply with BS EN 124.

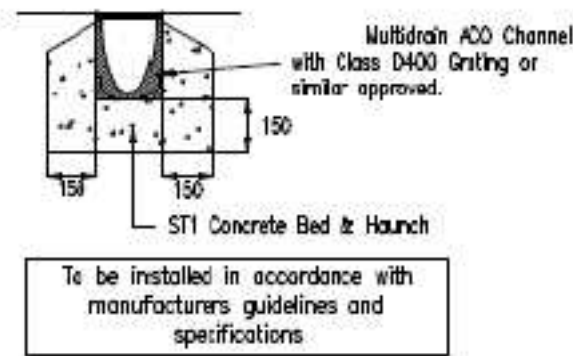
Class D400 for areas with frequent vehicular usage such as roads.
Class C250 for areas with light vehicular usage such as car parks.
Class B125 for pavements and pedestrian areas.
Class A15 for areas inaccessible to motor vehicles.



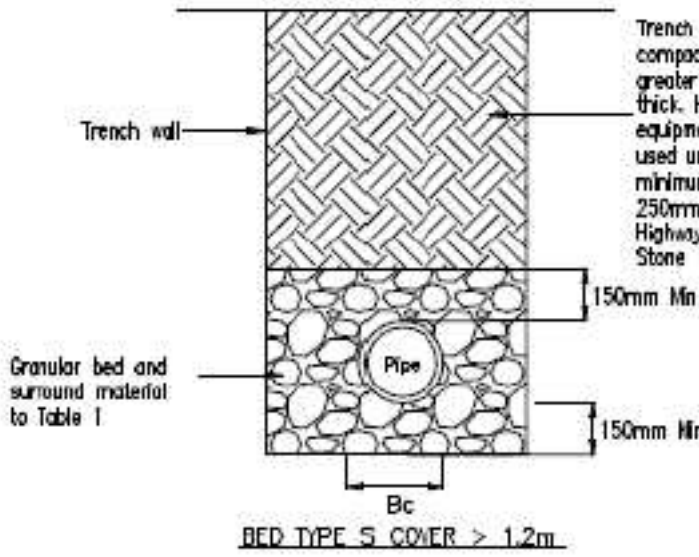
External Rainwater Pipe Connection Detail
N.T.S



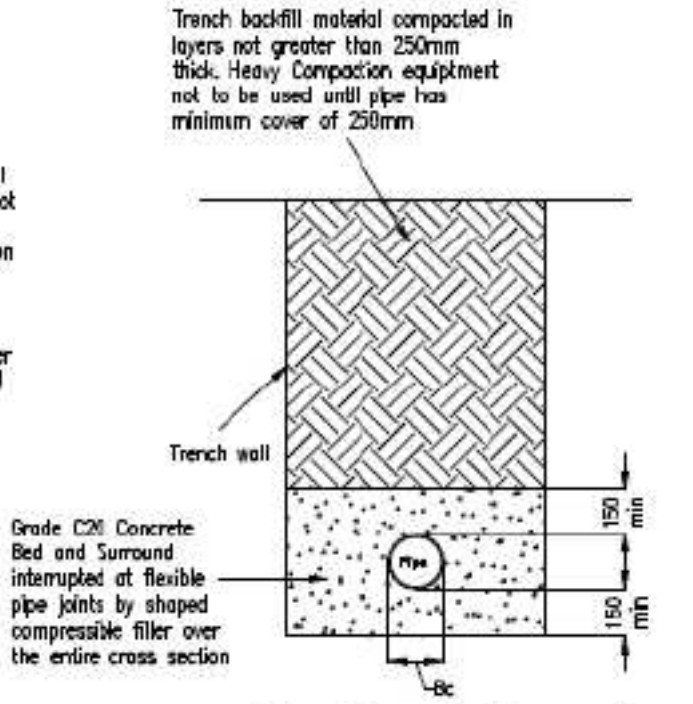
Rodding Point Installation Detail
N.T.S



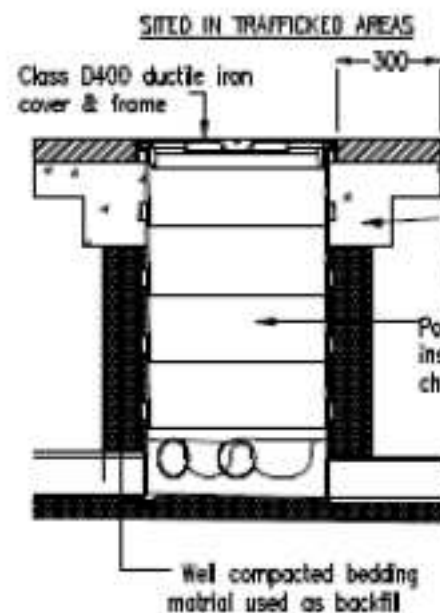
ACO Drain Detail
N.T.S



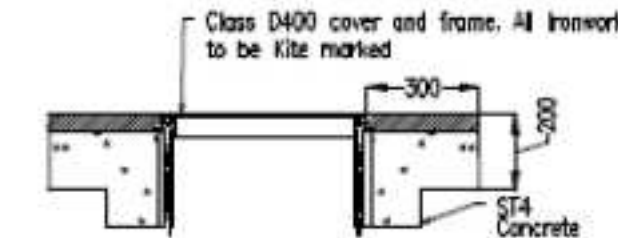
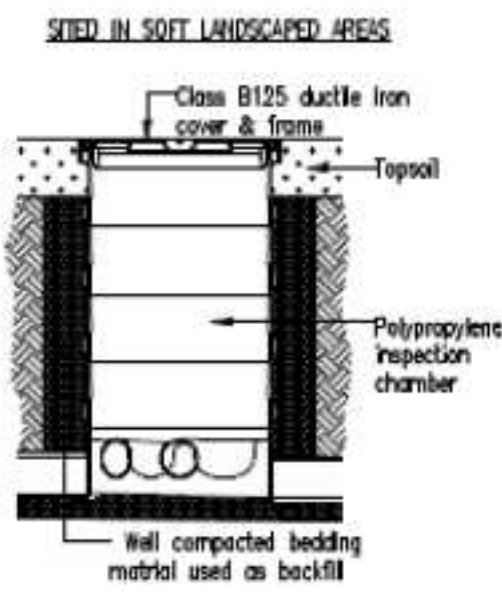
Pipe Bedding and Backfill Details
N.T.S



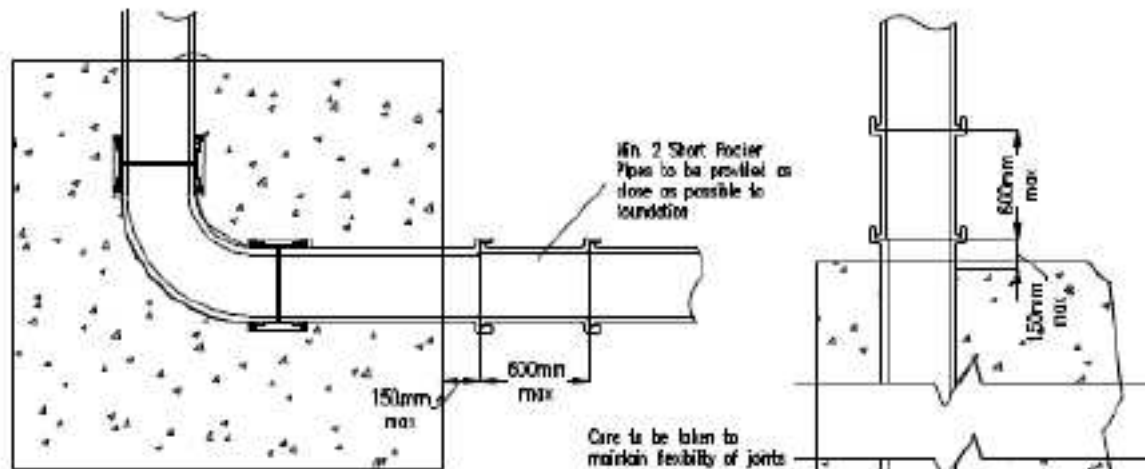
Pipe Concrete Surround
For use in trafficked areas with <1.2m cover



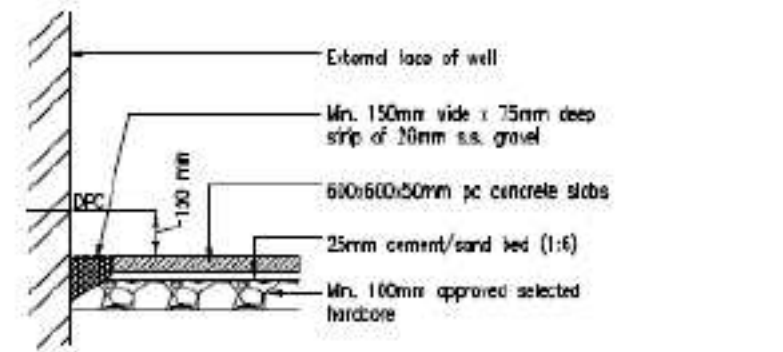
Polypropylene Inspection Chamber Installation Detail
N.T.S



Cover in Trafficked Areas Detail
N.T.S



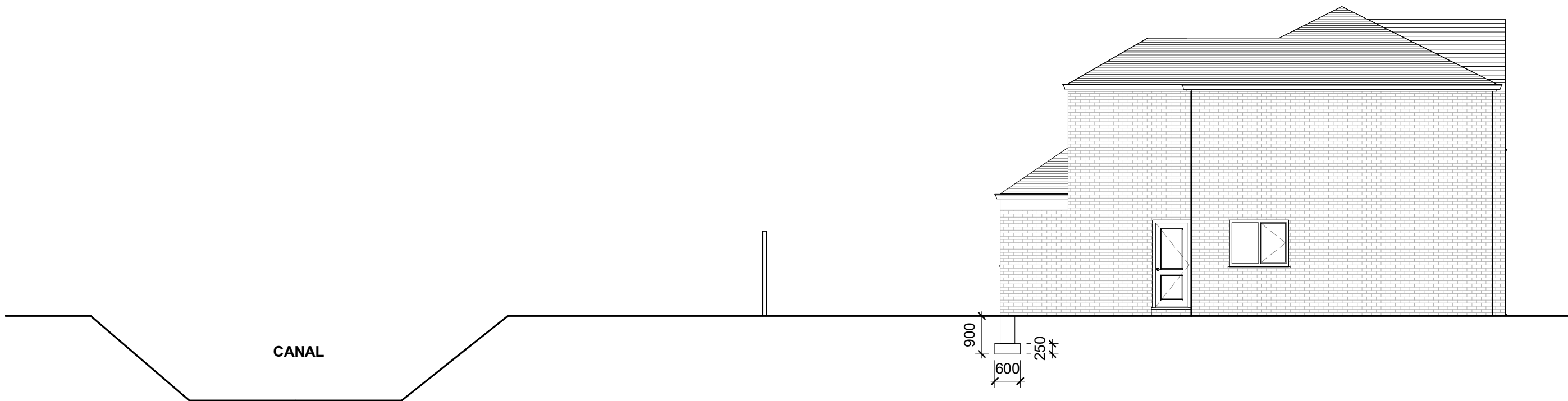
Rocker Pipe Detail For Drainage
Passing Through Foundations
N.T.S



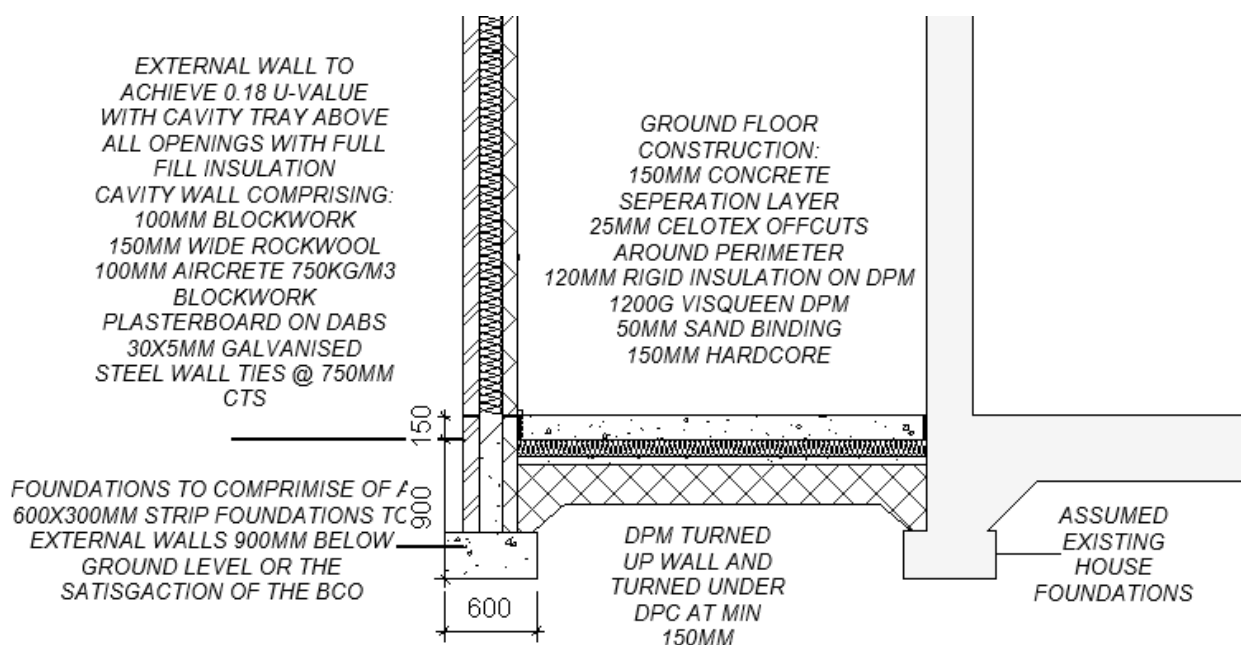
Footpath/Patio Construction
N.T.S

TABLE 1: PROCESSED AND AS-USE GRANULAR BEDDING AND BACKFILL MATERIALS FOR ROAD PIPES					
Pipe material size (mm)	Minimum nominal size (mm)	Class of bedding (see note 1)	Minimum CF value for compaction (see note 2)	Materials specified in British Standards (see note 3)	Other materials specified in British Standards (see note 4)
100	10	C	0.15	10mm nominal single-size	
		B	0.15		
		H	0.15		
Over 100 to 150	10	A	0.15	10mm or 10mm nominal single-size or 10mm to 10mm graded	
		B	0.15		
		H	0.15		
Over 150 to 300	20	A	0.15	10, 14 or 20mm nominal single-size or 10mm to 20mm graded or 20 to 20mm graded	
		B	0.15		
		H	0.15		
Over 300 to 500	20	A	0.15	10mm or 20mm nominal single-size or 10mm to 20mm graded or 20 to 20mm graded	
		B	0.15		
		H	0.15		
Over 500 to 600	40	A	0.15	10, 20 or 40mm nominal single-size or 10mm to 40mm graded or 40 to 40mm graded	
		B	0.15		
		H	0.15		

- Notes:
- Processed granular materials to include aggregates to BS EN 12620.
 - Compaction fraction value (CF), see Appendix B of the EN 12620-1.
 - The nominal maximum particle sizes apply, both to processed and unprocessed materials (see Section 1 of BS EN 12620-1:2002).
 - Materials specified in British Standards (see note 3) are to be used in preference to other materials.



Proposed Section View
1 : 100



Foundation / Slab Detail

CONDITIONS 3 & 4

Please note that these drawings are for the purpose of obtaining Building Control Approval and Planning Consent and is not a working drawing. All dimensions are guides only and it is the contractor's responsibility to check all measurements on site prior to or during the course of construction. The contractor is to be responsible for all setting out.

The owner has a duty to serve a party wall notice to any adjoining owner if works are to be carried out to a party wall, structure, or line of junction; or if work involves excavation within 3m of a neighbouring building, a party wall agreement/award should be formalised before commencement of the works.

CDM Regulations all parties must abide by the construction design and management regulations 2007. It is the clients responsibility to appoint a competent CDM co-ordinator on all projects that are notifiable to the H&S executive 9 more than 500 man hours or longer than 30 days. Domestic clients are not notifiable but CDM regulations do still apply.

ALL DOORS, WINDOWS, ROOF AND WALL APPEARANCE TO MATCH THE EXISTING OF THE BUILDING

BOUNDARY LINE

Double & Single Storey Rear Extension

Proposed

48 Mentmore Road, Rochdale, Lancashire, OL16 3AE

Page Size A1

Date 16/09/2024

Client Boshir Ahmed

MEN-02-20

Scale 1 : 100