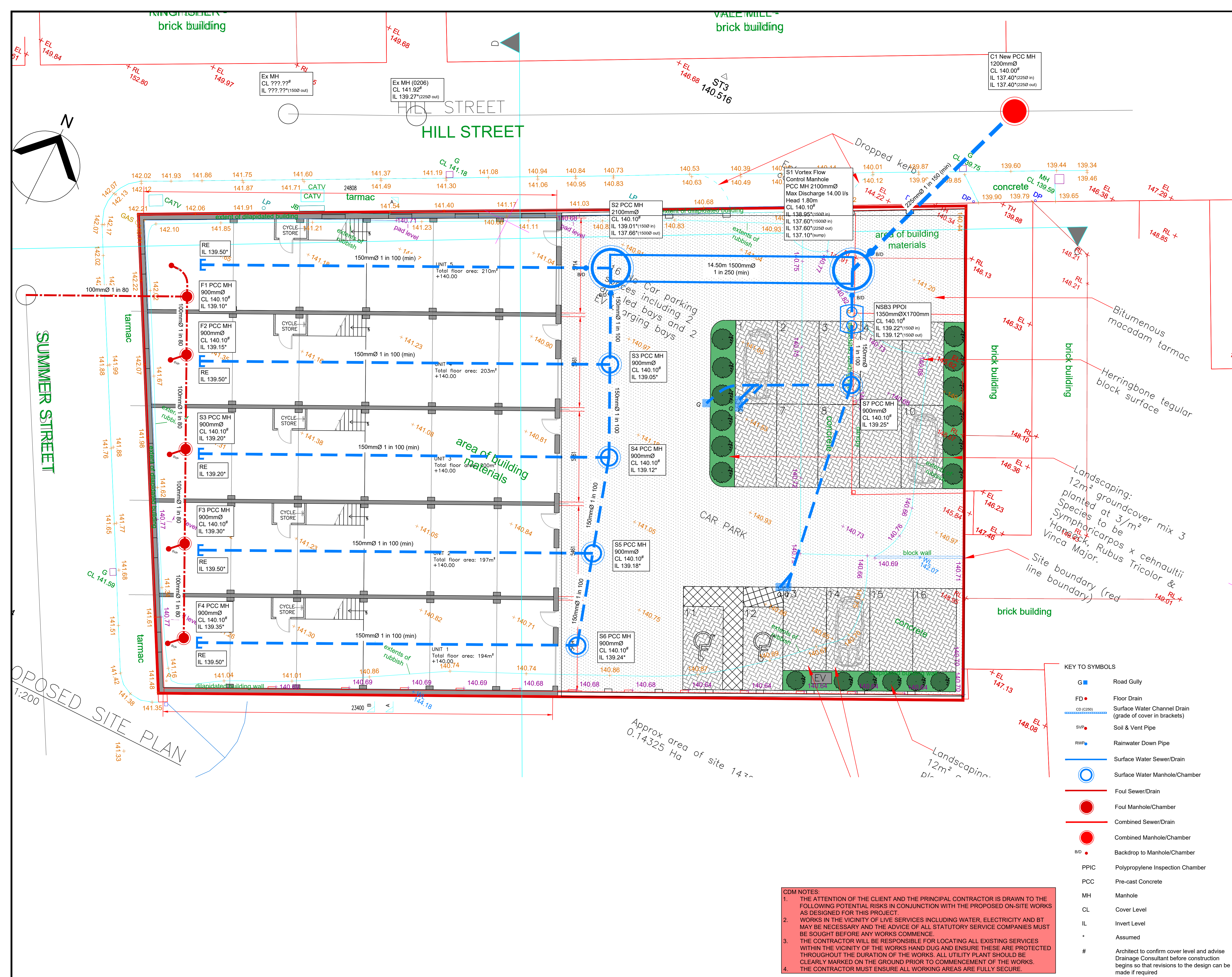




REVISIONS

No.	Description	Date	By
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GENERAL NOTES:

1. This drawing to be read in conjunction with all relevant drawings and documentation.

2. All works to be carried out in accordance with the latest building regulations.

3. All proposed inspection/manhole chamber levels subject change in accordance with the architects external works levels.

4. All dimensions in millimetres.

5. DO NOT scale from this drawing.

BUILDING DRAINAGE NOTES:

1. Building drainage shall comply with BS 8301 1985, BS EN 752 and the Building Regulations 2010 part H.

2. All connections to adoptable sewers shall be minimum 150mm diameter.

3. All building drainage shall be clayware to BS EN 295 or uPVC to BS 4560 with Class B or Class S bedding unless shown otherwise.

4. All pipes under buildings without suspended floors shall have Class S bedding.

5. Concrete protection shall be provided to all uPVC pipes with less than 600mm cover and to all clay pipes with less than 300mm cover.

6. Where a pipe passes through a wall an opening is to be formed through the wall to give at least 50mm clearance around the pipe. Brickwork over shall be supported by a lintel. The opening is to be masked each side of the opening with rigid sheet material. Pipes embedded in walls shall have a joint formed within 150mm of each wall face. A rocker pipe of maximum 600mm length shall be used to continue the pipework.

7. Where a pipe trench is within 1m of a building it is to be filled with concrete up to a level below the building equal to the distance from the building less 150mm.

8. Where the formation of a pipe trench is above original ground level levels are to be made up with well compacted DTP Type 2 material or better.

9. The invert level of an access chamber on a foul drain from a building is to be set 600mm below finished ground level unless otherwise shown.

10. The invert level of a rodding eye at the head of a surface water drain is to be set 450mm below finished ground level unless shown otherwise.

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SIMBA

CONSULTANTS LIMITED

CONSULTING CIVIL AND
STRUCTURAL ENGINEERS

PROPOSED DEVELOPMENT AT
SUMMER STREET, ROCHDALE

PROPOSED DRAINAGE LAYOUT

SCALES

1:100 @A1
1:200 @A3

DATE

MAR 2025

DRAWN BY

SJK

CHECKED BY

PSS

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DRAWING No.

24010/201

REVISION

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CDM NOTES:

- THE ATTENTION OF THE CLIENT AND THE PRINCIPAL CONTRACTOR IS DRAWN TO THE FOLLOWING POTENTIAL RISKS IN CONJUNCTION WITH THE PROPOSED ON-SITE WORKS AS DESIGNED FOR THIS PROJECT.
- WORKS IN THE VICINITY OF LIVE SERVICES INCLUDING WATER, ELECTRICITY AND BT MAY BE NECESSARY AND THE ADVICE OF ALL STATUTORY SERVICE COMPANIES MUST BE SOUGHT BEFORE ANY WORKS COMMENCE.
- THE CONTRACTOR WILL BE RESPONSIBLE FOR LOCATING ALL EXISTING SERVICES WITHIN THE VICINITY OF THE WORKS HAND DUG AND ENSURE THESE ARE PROTECTED THROUGHOUT THE DURATION OF THE WORKS. ALL UTILITY PLANT SHOULD BE CLEARLY MARKED ON THE GROUND PRIOR TO COMMENCEMENT OF THE WORKS.
- THE CONTRACTOR MUST ENSURE ALL WORKING AREAS ARE FULLY SECURE.

KEY TO SYMBOLS

G

Road Gully

FD

Floor Drain

CD (C250)

Surface Water Channel Drain
(grade of cover in brackets)

SVP

Soil & Vent Pipe

RWP

Rainwater Down Pipe

Surface Water Sewer/Drain

Surface Water Manhole/Chamber

Foul Sewer/Drain

Foul Manhole/Chamber

Combined Sewer/Drain

Combined Manhole/Chamber

B/D

Backdrop to Manhole/Chamber

PPIC

Polypropylene Inspection Chamber

PCC

Pre-cast Concrete

MH

Manhole

CL

Cover Level

IL

Invert Level

*

Assumed

#

Architect to confirm cover level and advise
Drainage Consultant before construction
begins so that revisions to the design can be
made if required