

KEY

- 1-80.0 grad 100mm Foul drain
1-80.0 grad 100mm Surface Water drain
1-80.0 grad 150mm Foul drain
1-80.0 grad 150mm Surface Water drain
Foul connection.
Rainwater downpipe.
Foul shallow access.
Storm rodding eye.
Private foul manhole and drain.
Private storm manhole and drain.
Foul manhole over 1.2m deep.
Storm manhole over 1.2m deep.
Yard gully (100mm connection).
Road gully (150mm connection).

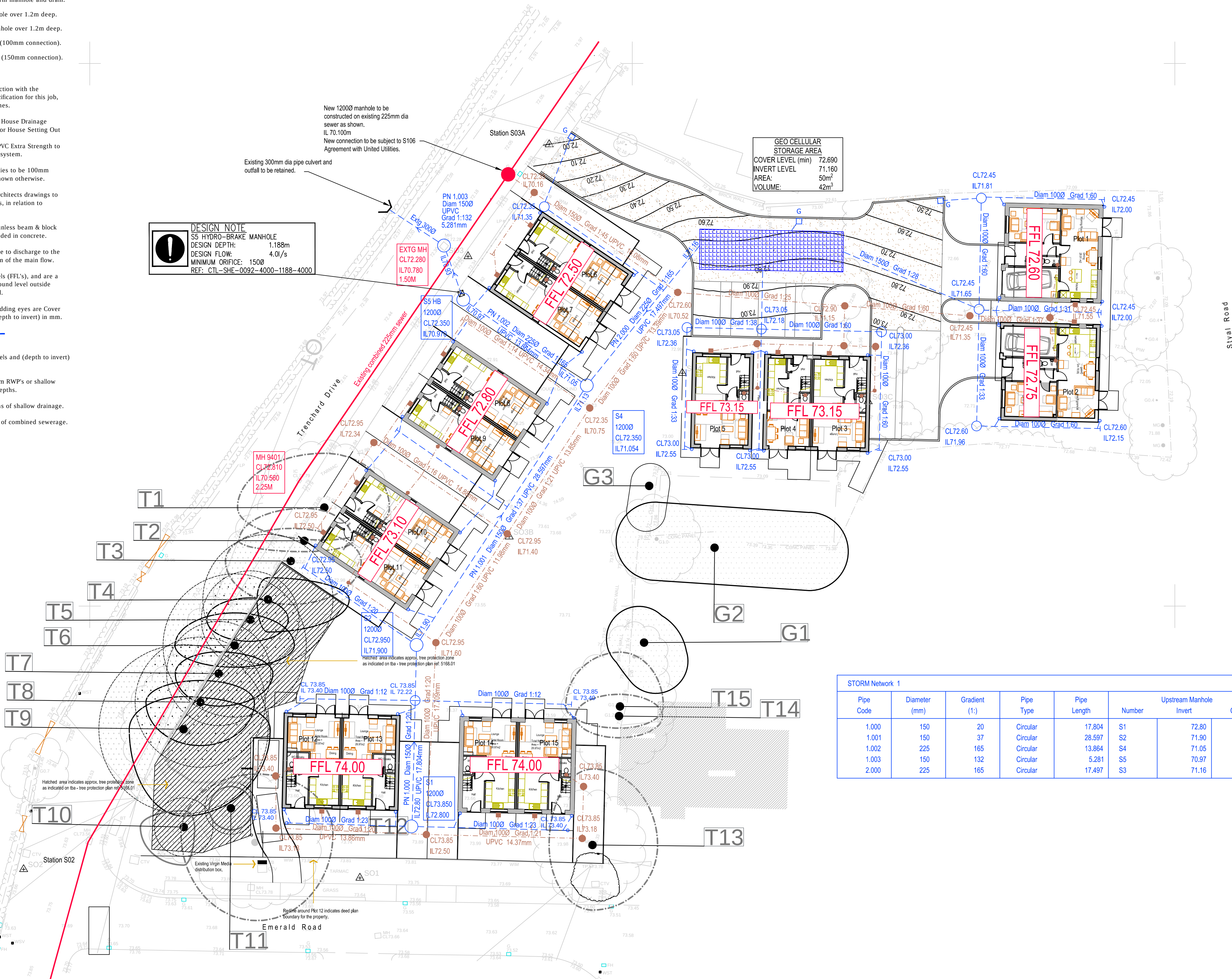
1. This drawing is to be read in conjunction with the Engineering Standard Details, the Specification for this job, and the Architects Drawings for roof lines.
2. This drawing has been prepared for House Drainage purposes only, and must not be used for House Setting Out
3. All pipes are to be either Vitrified UPVC Extra Strength to BS 65 or an approved plastic drainage system.
4. All drains serving up to 4no. properties to be 100mm diameter, 150mm thereafter, unless shown otherwise.
5. Reference should be made to the Architects drawings to determine exact location of down pipes, in relation to brickwork and eaves detailing.
6. Where pipes pass under buildings, unless beam & block floors are used, they are to be surrounded in concrete.
7. All branch drains, or connections, are to discharge to the collectors obliquely, and in the direction of the main flow.
8. House levels are Finished Floor Levels (FFL's), and are a minimum of 150mm above finished ground level outside except where tanking has been utilised.
9. Figures quoted next to manholes/rodding eyes are Cover Level & Invert Level in m AOD, and (depth to invert) in mm.
10. Where dropshafts occur, Invert levels and (depth to invert) of incoming pipes are given.
11. Dropshafts on short branches, (from RWP's or shallow IC's) may not show invert levels and depths.
12. Concrete surround required to areas of shallow drainage.
13. Trapped gullies to be used in areas of combined sewerage.

GENERAL

1. THIS DRAWING TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECTS, DRAINAGE AND SERVICES ENGINEERS DRAWINGS, AND WITH THE PROJECT SPECIFICATION.
2. SETTING-OUT OF MASONRY, DPC, DPM AND INSULATION DETAILS TO BE IN ACCORDANCE WITH ARCHITECTS DRAWINGS.
3. WHERE WORK RELATES TO OR ADJOINS EXISTING BUILDINGS OR STRUCTURES, THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS PRIOR TO COMMENCEMENT OF CONSTRUCTION.

SITE PREPARATION

1. TOPSOIL, TREES AND SHRUBS TO BE REMOVED AND LEVELS REDUCED AS REQUIRED. EXISTING SLABS, FOUNDATIONS AND SUBSTRUCTURES TO BE BROKEN OUT WHERE NECESSARY.
2. FORMATIONS FOR GROUND BEARING SLABS TO BE PROOF ROLLED AND AREAS OF SOFT OR UNSUITABLE MATERIAL TO BE REPLACED WITH COMPACTED HARDWARE.
3. HARDWARE TO BE WELL GRADED GRANULAR MATERIAL NOT EXCEEDING 75mm, PLACED AND COMPACTED IN LAYERS NOT EXCEEDING 150mm AND BLINDED WITH FINES.



PRELIMINARY DRAWING.
NOT FOR CONSTRUCTION.

P1	ISSUED FOR APPROVAL	JL	EDJ	17.09.20
Rev	Details	Drawn By	Ckd/App By	Date

Client:
KEYWORKER HOMES

Project:
TRENCHYARD DRIVE
MANCHESTER

Title:
PROPOSED DRAINAGE
LAYOUT

Issued For:
APPROVAL

Reid Jones partnership
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Scale:	1:200 @	(A1)
Project No:	10420	Drawing No:
		10
		Issue:
		P1

DO NOT SCALE - USE FIGURED DIMENSIONS ONLY.
This drawing is confidential and is the property of Reid Jones Partnership.
It must not be disclosed to any third party, copied or lent without prior written consent.
The contractor is to check all dimensions on site prior to commencement of works.