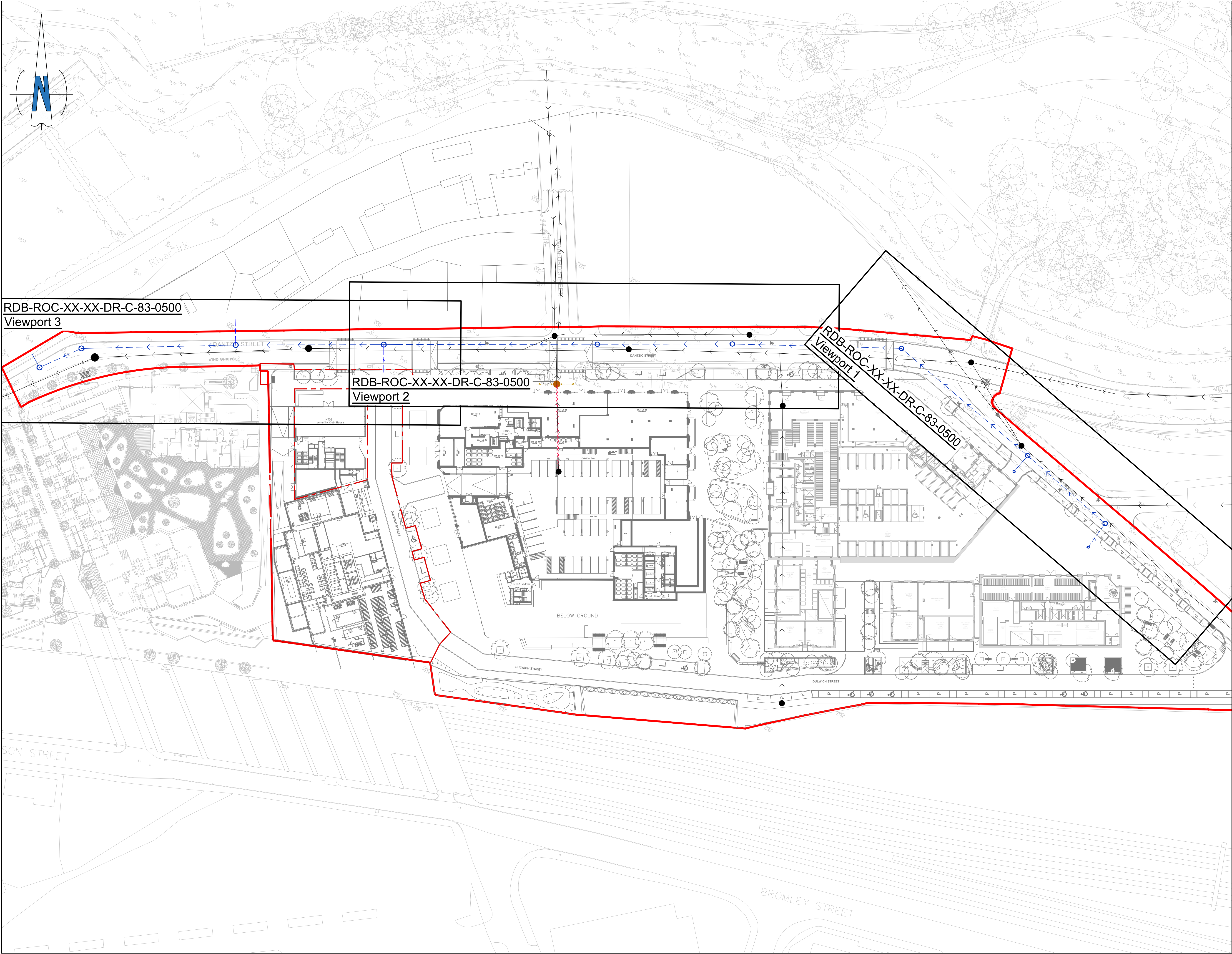




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NOTES

- ALL DIMENSIONS ARE IN METRES UNLESS STATED OTHERWISE.
- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL ARCHITECTS, ENGINEERS AND SPECIALIST DRAWINGS AND SPECIFICATIONS.
- ANY DISCREPANCIES SHOULD BE REPORTED TO THE ENGINEER IMMEDIATELY SO THAT CLARIFICATION CAN BE SOUGHT PRIOR TO THE COMMENCEMENT OF WORK.
- BEFORE STARTING ANY WORKS, CONTRACTOR TO CHECK INVERT LEVELS AND POSITIONS OF EXISTING DRAINS, SEWERS, INSPECTIONS CHAMBERS AND MANHOLES AGAINST INFORMATION SHOWN ON THIS DRAWING.
- ROCKER PIPES ARE TO BE PROVIDED AT ALL CONCRETE CASED INTERFACES
- CLASS 2 CONCRETE SURROUND TO BE PROVIDED FOR PIPES WITH COVER LESS THAN 1.2m ABOVE THE CROWN OF THE PIPE FOR ROADS AND 0.8m FOR SOFT AND PEDESTRIAN AREAS ONLY AND UNDER ALL FOUNDATIONS AND WHERE PIPES LAID WITHIN 1m OF FOUNDATIONS.
- CONNECTIONS TO EXISTING PUBLIC SEWERS IN ACCORDANCE WITH UNITED UTILITIES REQUIREMENTS, TO BE APPROVED / AGREED WITH THE WATER AUTHORITY.
- PROPOSED COVER LEVELS ARE APPROXIMATE AND SHALL BE CHECKED BY THE CONTRACTOR ON SITE TO SUIT THE EXACT FINISHED LEVEL AND GRADIENT.
- ALL DRAINAGE WORKS SHALL BE CARRIED OUT IN ACCORDANCE WITH THE REQUIREMENTS OF THE LOCAL AUTHORITY AND IN CONJUNCTION WITH ALL RELEVANT BRITISH STANDARDS, CODES OF PRACTICE AND SEWERS FOR ADOPTION 7th EDITION.
- ACCESS COVERS AND FRAMES SHALL COMPLY WITH THE LOADINGS SPECIFIED AND TO BS EN 124
- THE PROPOSED BUILDING LAYOUTS SHOWN ON THIS DRAWING ARE FOR INFORMATION ONLY. REFER TO ARCHITECTS PLANS FOR PRECISE LOCATION SETTING OUT INFORMATION AND DETAILS
- ALL DRAINAGE PIPEWORK SHOWN SHALL BE 100mm DIAMETER FOR FOUL AND 150mm FOR SURFACE WATER UNLESS NOTED OTHERWISE. ALL DRAINAGE PIPEWORK SHALL BE LAID SOFFIT TO SOFFIT UNLESS OTHERWISE STATED.
- ALL PRIVATE DRAINAGE PIPEWORK FOR FOUL AND SURFACE WATER SYSTEMS HAVE BEEN DESIGNED ON THE BASIS OF UPVC TO BS EN 1401-1, UNLESS NOTED OTHERWISE.
- CONCRETE ENCASEMENT OF THE PIPEWORK SHALL BE REQUIRED WHERE THE VERTICAL CLEARANCE BETWEEN TWO PIPES CROSSING IS LESS THAN 300MM.
- ALL NEW DRAINAGE INSTALLATIONS TOGETHER WITH ANY EXISTING DRAINAGE RETAINED SHALL BE JETTED AND CCTV SURVEYED UPON COMPLETION. CONTRACTOR TO ENSURE THAT THE DRAINAGE SYSTEM IS FULLY OPERATIONAL, FREE OF EXCESS DEBRIS/SILT AND ALL IDENTIFIED FAULTS RECTIFIED.

PLANNING BOUNDARY

NT02 BOUNDARY

EXISTING COMBINED SEWER

SURFACE WATER DRAIN

FOUL WATER DRAIN

S104 SW SEWER & MANHOLE

S104 FW SEWER & MANHOLE

P01	12/09/25	FIRST ISSUE	ARJ	PAW
REV	DATE	DETAILS	DRN	CHK

DRAWING STATUS

PRELIMINARY

RIBA STAGE

STAGE 4

RcC

CONSULTING

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DRAWN	DATE	SCALES
ARJ	SEP 25	1:500
CHECKED	DATE	THE ABOVE SCALES APPLY WHEN PLOTTED AT A1 SIZE -DO NOT SCALE--
PAW	SEP 25	
APPRVD.	DATE	EMAIL FOR DRAWINGS
JAS	SEP 25	info@rococonsulting.com

CLIENT

FAR EAST CONSORTIUM INTERNATIONAL LTD

PROJECT TITLE

REDBANK DEVELOPMENT

DRAWING TITLE

SURFACE WATER DRAINAGE

S104 LOCATION PLAN

DANTZIC STREET

DRAWING No.

RDB/ROC/XX/XX/DR/C/83/0500

REV.

P01

4328

RgCp Ltd.