

**NOTES**

- DO NOT SCALE THIS DRAWING. WORK TO FIGURES AND ELEVATIONS ONLY. ALL DIMENSIONS ARE IN MILLIMETRES (mm) UNLESS NOTED OTHERWISE.
- This drawing is to be read in conjunction with all relevant Architect's, Engineer's and Specialist's drawings and their respective Specifications.
- All works to comply with the relevant British Standards, Codes of Practice and the Building Regulations.
- Any discrepancies between all working drawings, specifications and schedules of all disciplines to the relevant codes and to CTP for clarity, shall be resolved in accordance with the relevant codes.
- All private drainage works shall be constructed in accordance with Building Regulations Approved Document H (rated edition) and BS EN 752.
- Prior to commencement of the works the contractor shall liaise with all relevant authorities to obtain their requirements, work method approval when appropriate and for details of existing site conditions and bench marks.
- Prior to commencement of works the contractor shall liaise with all relevant authorities to locate, protect and where necessary divert all existing services affected by the works.
- The contractor shall ensure the stability of all excavations is maintained and all times and all excavations shall be kept free of standing water.
- All works in, on or under the highway shall be in accordance with the requirements of the Highway Authority. The contractor shall obtain all necessary licences required to work on the public highway.
- All works to new or existing public sewers shall be to the approval of the local water authority and in accordance with Sewerage Sector Guidance - Latest Edition.
- Prior to commencement of the works all drainage outfall points, whether existing sewer, drain or watercourse, shall be verified on site by the contractor and outfalls found to be at a level higher than the invert level shown on the drawings then the design gradient shall be notified immediately (significant redesign of drainage and levels may be necessary). Prior to commencement of construction on-site the contractor shall install all off-site drainage connections, or satisfied relevant authorities that no obstructions or other issues from the drainage network can not be resolved.
- All cover levels shown on this drawing are approximate, exact levels of new covers and frames are to be determined on site to match level and profile of finished surface.
- The location of all existing chambers, gullies and their covers, gratings and frames to be improved, repaired or replaced as necessary to suit their location within the finished development.
- All covers, gratings and frames to chambers, gullies, channels etc., shall be of the correct class to suit the location.
Load Class A125: pedestrian areas (not accessible by vehicles)
Load Class B125: Private drives
Load Class C250: Basements / parking bays / lightly trafficked roads
Load Class D400: Main roads
- All existing drainage channels, pipes and other drainage apparatus shall be protected from damage during the works. The contractor shall take all necessary measures to ensure that no material enters the drains (other than that which is intended to be carried).
- Refer to individual drainage sections for existing ground conditions and any special requirements for buried concrete (special requirements for buried concrete shall include all pre-cast and in-situ concrete and mortars). Where appropriate refer to CTP's drainage design manual.
- All pre-cast and in-situ concrete and mortars used in the construction of foul drains and sewers shall be made from sulphate resisting cement.
- Unless noted otherwise all pipework shall be constructed from 'super strength' vinyl, to BS 65, BS EN 295 or UPVC to BS EN 1401 bedded and backfilled as per the manufacturer's recommendations and the above listed publications.
- The contractor's attention is drawn to the 7 and 8 parts of Building Regulations Approved Document H showing details of drainage levels and rates to be adopted. Where ground levels are used, their level shall be set to avoid clashing with drain connections.
- Exact location of gullies to be determined on site to suit low points, the contractor shall ensure that all finished surfaces are laid to falls that are sufficient for all drainage to be carried with no flooding.
- For the exact location of soil pipes, stubstacks, W.C.'s and other drainage connections refer to the large scale architectural building plans.
- Rainwater downpipes that do not connect directly to an access point, shall be inverted.
- All drainage channels to be ACO or similar and to be of a type, size and capacity suitable for their location.
- Private access fittings, inspection chambers and manholes shall be constructed in accordance with the relevant codes and Building Regulations Approved Document H and from the materials listed in Table 14. Access points, inspection chambers and manholes shall be constructed from products designated for the location in which they are to be used. They shall be installed in accordance with the manufacturer/supplier's recommendations.
- Prior to commencement of any works the existing drainage must be traced to ensure that no 'live' connections remain, any such connections must be reported to the contract administrator, prior to diversion into the new drains.
- Pipes shall be laid in a minimum gradient of 1:40 (1:80 if minimum 1 WC is connected), unless proposed invert levels indicate otherwise.
- Pipes shall be at a min. gradient 1:40 (1:80 if minimum 1 WC is connected), unless proposed invert levels indicate otherwise.

Key:

Exceedance route from surcharging of the surface water network for events more severe than a 1:100 year event + 45% climate change allowance.

FOR APPROVAL

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|----------|-------------------|----------|-------|--------|
| P3 | Landscape Update | 10.12.24 | AM | LB |
| P2 | Layout Updated | 29.11.24 | SP | LB |
| P1 | Preliminary Issue | 07.08.24 | AM | LB |
| Revision | Amendments | Date | Rev'd | Disc'd |

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Project Title: Hook Meadows Westergate

Drawing Title: Drainage Exceedance Plan

Drawing Number: B0457-1550

Scale: @A1
Unless Noted Otherwise
P3

