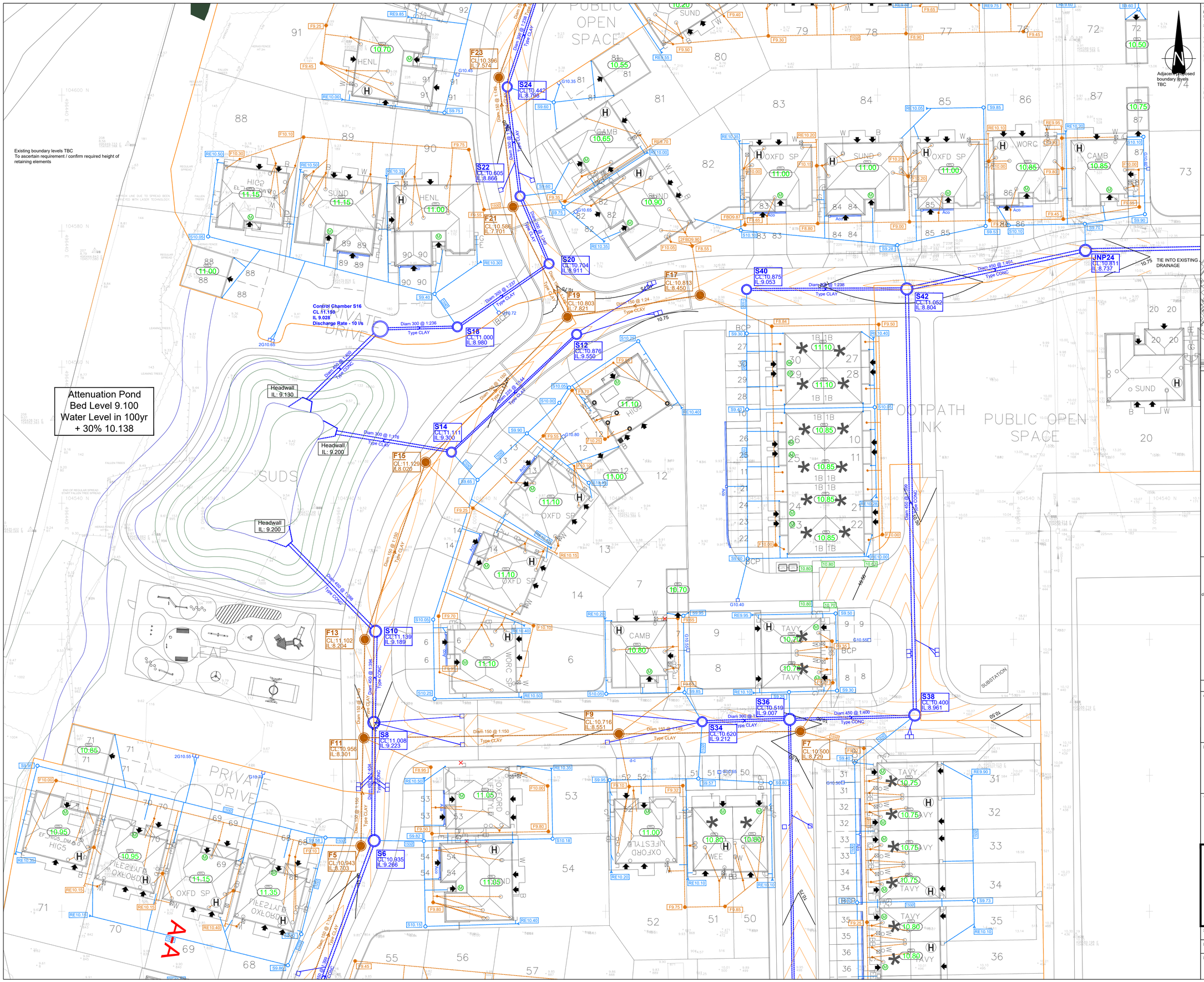

The Contractor is to check and verify in conjunction with the Architects details all setting out points, building and site dimensions, levels and sewer invert levels at connection points and ensure that they are fully conversant with the contents and requirements of the site investigation report before work starts. The Contractor is to comply in all respects with current building legislation, British Standard Specifications, Building Regulations etc.,whether or not specifically stated on this drawing.

This drawing is not intended to show details of ground conditions or ground contaminants. Each area of ground relied upon to support any structure depicted (including drainage) must be investigated by the Contractor any areas of formation for said structures which do not accord with the anticipated conditions as described in the site investigation report are to be immediately notified to the Engineer, where applicable. Any suspect fluid ground or ground contaminants on or within the ground should be further investigated by a suitable expert. Any earthworks shown indicate typical slopes for guidance only and should be investigated further by a suitable geotechnical expert.

Where existing trees are shown to be retained they should be subject to a full Arboricultural inspection for safety. All trees are to be planted so as to ensure they are a minimum of 5 metres from buildings and 3 metres from drainage and services, where applicable. A foundation is to be provided to accommodate the proposed tree planting, where applicable.

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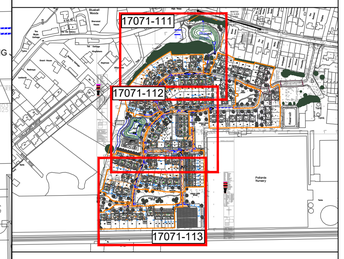
GENERAL NOTES

1. This drawing is to be read in conjunction with relevant architectural and engineering drawings.

2. Levels indicated in blocks are Finished floor levels and are 150mm above adjacent finished ground levels unless otherwise shown.

3. Levels of the existing road at the point of tie-in with proposed site road must be checked prior to commencement of works.

4. Any discrepancies between the details shown and actual on site conditions to be reported immediately to the engineer prior to commencement of works.



Drainage Legend:

General

140.00	Proposed Finished Floor Level		Site Boundary
139.65	Proposed Garage Slab Level		

Private Drainage

	Foul Water Sewer (1000mm unless otherwise stated)		Storm Water Sewer (1000mm unless otherwise stated)
F44.50	Foul Water 525mm Inspection Chamber (Max Depth 3000mm)	S44.50	Storm Water 525mm Inspection Chamber (Max. Depth 3000mm)
F44.50	Foul Water 300mm Inspection Chamber (Max. Depth 750mm)	S44.50	Storm Water 300mm Inspection Chamber (Max. Depth 750mm)
FBD44.50	Foul Water Backdrop (& Incoming Invert Level)	SBD44.50	Storm Water Backdrop (& Incoming Invert Level)
1000 / 2000	Foul Water Pipe Diameter	RE44.50	Storm Water Rodding Eye & Level (Max. Depth 750mm)
Aco	Aco Drain	1000 / 2000	Storm Water Pipe Diameter
d-c	Dished Channel	•	RWP Added
G58.40	Gully & Level	×	RWP Removed

FOR CONSTRUCTION

Please note whilst these drawings may be used for tender purposes, drawings are subject to client approval as part of ongoing consultations and design check. Amendments may therefore be requested.

Rev.	Description	Date	By
E	Junction of Road 5 amended to create low spot and road gullies amended to suit	28.11.17	TB
D	Plot 12 layout amended to suit clients request and private drainage amended accordingly	03.11.17	TB
C	Pond amended to suit revised layout.	09.08.17	JE
B	Layout updated to exclude foul pumping station	04.07.17	TB
A	Drawing updated to For Construction.	14.06.17	JE
-	First issue.	12.05.17	TB

Client

REDROW

Project

Barnham
Phase 2

Title

Private Drainage Layout
Sheet 2 of 3

BANNERS GATE
CIVIL, STRUCTURAL & ARCHITECTURAL DESIGN SERVICES
10-11 Birmingham Street, Halesowen, West Midlands B63 3HN
Tel: 0121 687 1500 Fax: 0121 687 1501
E-mail: mail@bannersgate.com

Scale	1:250 @ A1	Drawn	TB
Date	May 2017	Checked	JB
File	17071/dwgs/civils/current	Drawing	17071 - 112 E

ARUN DISTRICT COUNCIL BN59318DOC