Construction Notes:

1. Do not scale from this drawing.

2. All dimensions in metres.

3. All levels relate to ordnance datum.

4. This drawing is based on the latest Architectural planning layout and shall be read in conjunction with all other relevant longitudinal sections and construction drawings.

5. Any discrepancies with any of the drawings shall be reported to MJA Consulting Engineer.

6. The level and location of all existing services shall be verified on site by the Contractor before commencing any construction work.

7. Contractor must comply with all current legislation relating to CDM, Health and Safety and COSHH.

8. All material in excess of 20kg (i.e. kerbs, manhole units cover etc.) shall be mechanically lifted and laid where possible at all times.

9. Manholes, sewers, headwalls and other structures intended to convey surface water or sewerage are to be constructed in accordance with the Water Authorities Association specification "Sewers for Adoption" 6th edition and to Southern Water specification and addendum.

10. Gullies, gully connections, drains, manholes, catchpits, soakaways, headwalls and other drainage structures intended to convey highway water are to be constructed in accordance with the specification issued by West Sussex County Council.

11. All foul and storm water drains which are not to be adopted as public sewers under a section 104 agreement shall be constructed using uPVC pipes or similar approved, bedded and backfilled in accordance with the manufacturers instructions and to the Building Regulations Part H, BS EN 752 & B.R.E. SD1.

12. All building drainage to be 100mm dia. laid at a minimum gradient of 1 in 60 (FW) and 1 in 80 (SW) unless otherwise shown.

13. Sewers and drains of different diameters should be laid soffit to soffit

14. Inspection chambers on private drains shall be non-access preformed polypropylene.

Depth to invert	Minimum size
< 0.6m	DN300
> 0.6m	DN475

In accordance with the Building Regulations Part H & BS EN 752.

15. Position of soil pipes, stubstacks, WC outlets rainwater downpipes etc positions shall be checked against architects house type drawings to ensure compatibility.

16. SVP's to be positioned at head of all foul drainage runs in accordance with Building Regulations Part H, BS EN 752.

17. Where back inlet gullies are used they should be roddable (where utilised).

18. All stub stacks to be fitted with air admittance valve where branch drain exceeds 12m except at head of run.

19. Rainwater downpipes to be connected directly to drains via removable adapter to permit access for rodding.

20. Positions of yard and house gullies are nominal and may be adjusted on site, aco drains to be installed at the end of all drives falling towards the public highway. All gully gratings in drives and parking areas should be of sufficient strength to withstand vehicular loading.

21. Lintels or sleeves are to be provided for drains passing through foundation brickwork.

22. All gully connections to be 150 dia. uPVC ultrarib or similar and all connections other than at manholes to be "Y" junctions

23. All drain runs are to be flushed through and building materials removed where necessary at the time of final test by Building Inspector and prior to occupation.

24. All soakaways to be positioned a minimum of 5.0m from buildings (where utilised)

25. All finished floor levels are shown on the drawing for guidance only and may need to be adjusted on site. However there is to be no deviation without prior approval

26. All drives are to have a crossfall or gradient of 1:40 minimum. Maximum drive gradient on down slope to be 1 in 10 and 1 in 8 on up slopes.

27. Continuous edging to be laid at rear of service margin.

REV. No.	DATE	DESCRIPTION	INITIALS
M	17.03.11	Pond levels updated	AMc
L	07.07.10	Latest working house types added.	TC
K	14.06.10	Street lighting amended. S10 omitted.	TC
J	05.05.10	Engineering updated for plots 5 and 8.	WSR
H	14.04.10	Latest working house types added.	LJW
G	07.04.10	Manholes S51 & S52 repositioned.	WSR

Client: BARRATT

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Project: Phase 1
Felpham, Bognor Regis

Title: Engineering Layout
Sheet 2

Scale	Date	Drawing No.	Rev
1:250@A1	Jan '08	4222:02	M
Checked	Drawn TC		

ARUN DISTRICT COUNCIL FP/150/11/DOC