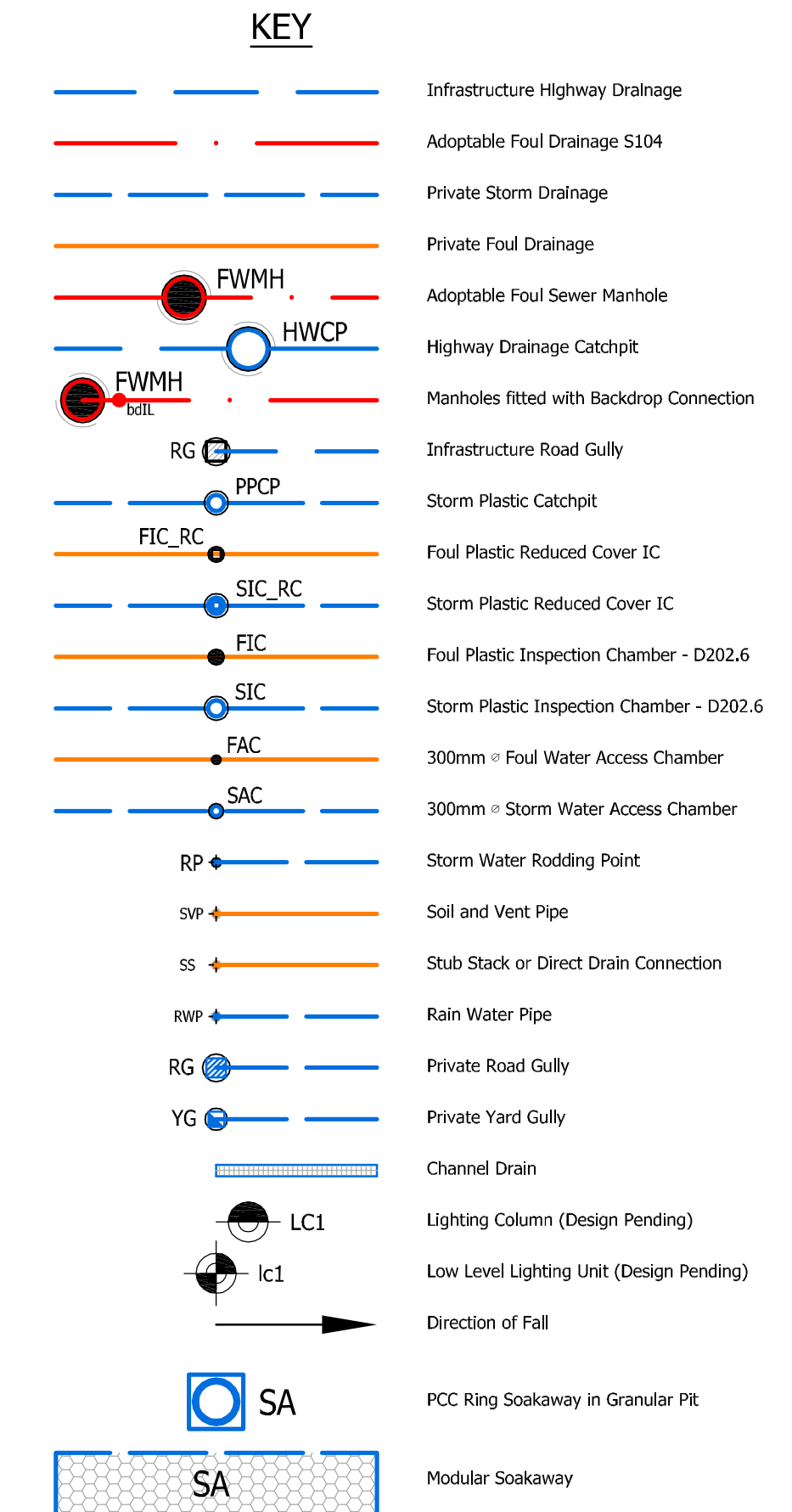


CONSTRUCTION NOTES

1. ALL ADAPTABLE HIGHWAY CONSTRUCTION WORKS SHALL BE CARRIED OUT TO THE STANDARD Laid DOWN IN THE WEST SUSSEX COUNTY COUNCIL SPECIFICATIONS, WITH A VIEW TO ADOPTION UPON COMPLETION. REFER TO **gta civils ltd** DRAWINGS, SERIES 4485 FOR ALL DETAILS OF ADAPTABLE HIGHWAY WORKS AND SPECIFICATIONS.
2. ALL ADAPTABLE SEWERS AND SHARED DRAINS SHALL BE CONSTRUCTED TO THE STANDARDS Laid DOWN IN "SEWERS FOR ADOPTION" 7th EDITION, AND SOUTHERN WATER SPECIFICATIONS, WITH A VIEW TO ADOPTION UPON COMPLETION. REFER TO **gta civils ltd** DRAWINGS, SERIES 4485 FOR ALL DETAILS OF ADAPTABLE INFRASTRUCTURE DRAINAGE.
3. BEFORE CONNECTIONS ARE MADE TO EXISTING DRAINAGE, ITS LEVEL IS TO BE CHECKED AND CONFIRMED AGAINST LEVELS SHOWN ON THIS DRAWING AND THIS OFFICE INFORMED OF ANY SIGNIFICANT DIFFERENCES.
4. ALL SEWERS WITH LESS THAN 1.2m OF COVER WHEN Laid BENEATH THE ROADS, OR 0.3m OF COVER IN OTHER AREAS, SHALL BE PROTECTED WITH CONCRETE IN ACCORDANCE WITH EITHER OF THE DETAILS SHOWN ON THE STANDARD DRAWING PROVIDED FOR BECOMING TYPE LOCATIONS, REFER TO SEWER SECTIONS.
5. THE MINIMUM SIZE OF PIPE CONNECTING GULLIES TO THE SOAKAWAYS SHALL BE 150mm DIA. Laid AT A MINIMUM GRADIENT OF 1 IN 80.
6. ALL SOAKAWAYS TO BE CONSTRUCTED TO THE MINIMUM DEPTHS SHOWN ON THIS DRAWING AND THOSE SHOWN ON THE "STANDARD DRAWINGS".
7. IN ORDER TO MAINTAIN THE SATISFACTORY FUNCTIONING OF SOAKAWAYS, ALL ROAD AND YARD GULLIES ARE TO BE "TRAPPED".
8. THE DESIGN IS SUCH THAT WATER FROM PRIVATE AREAS DOES NOT SHED TO ADAPTABLE AREAS AND VICE VERSA.
9. ALL PRIVATE SEWERS ARE TO BE 100mm DIA. UNLESS OTHERWISE STATED. THE PRIVATE DRAINAGE DESIGN ON THE PLAN HAS BEEN BASED ON THE PRINCIPLES OF A UPVC SYSTEM. IT CAN BE ADAPTED TO SUIT A STONEMWARE SYSTEM BUT REFERENCES SHOULD BE MADE TO THIS OFFICE BEFORE AMENDMENTS ARE MADE.
10. ALL PRIVATE DRAINAGE TO BE IN ACCORDANCE WITH THE BUILDING REGULATIONS APPROVED DOCUMENT "H" BRITISH STANDARD BS81, AND TO THE SATISFACTION OF THE BUILDING CONTROL SECTION.
11. MANHOLES SITUATED WITHIN AREAS ACCESSIBLE TO MOTOR VEHICLES ARE TO BE FITTED WITH SUITABLE STRENGTH COARDS AND FRAMES.
12. WHERE DRAINS PASS THROUGH FOUNDATIONS, A FLEXIBLE JOINT SHOULD BE PROVIDED WITHIN 150mm OF THE FACE OF THE STRUCTURE, WHERE TYPE 2 MANHOLES ARE EMPLOYED OR CONCRETE SURROUND IS ADDED TO OTHER MANHOLES A HOODER PIPE OF MAX 900mm IN LENGTH SHALL BE PROVIDED EITHER SIDE OF THE MANHOLE Laid AT A SUFFICIENT STEEP GRADIENT TO ALLOW FOR SETTLEMENT.
13. FLUE STACKS FITTED WITH AIR ADMITTANCE VALVES MAY BE USED INSTEAD OF SOIL AND VENT PIPES, SUBJECT TO THE ARCHITECTS APPROVAL. EXCEPT WHERE THE DRAINAGE CONNECTION EXCEEDS 10m BEFORE CONNECTING WITH ANOTHER VENTILATED DRAIN OR INSPECTION CHAMBER OR MANHOLE, HEAD OF DRAIN VENT PIPES MUST NOT BE FITTED WITH AIR ADMITTANCE VALVES.
14. SHALLOW PRIVATE DRAINS MAY REQUIRE PROTECTION USING CONCRETE SURROUND OR PAVING SLABS REDUCING THE TRENCH SUBJECT TO THE BUILDING INSPECTIONS REQUIREMENTS.
15. APPROPRIATE MEASURES (TO BE AGREED WITH THE BUILDING CONTROL SECTION) ARE TO BE TAKEN TO DISCOURAGE ROBBOT ENTRY INTO THE PROPERTIES.
16. WHERE DRAIN RUNS CLOSE TO BUILDINGS OR THEIR INVERT LEVELS ARE BELOW FOUNDATION LEVEL, THEN THE TRENCHES ARE TO BE BACKFILLED IN ACCORDANCE WITH THE STANDARD DETAIL PROVIDED.
17. REFERENCE SHOULD BE MADE TO THE STRUCTURAL ENGINEERS DETAILS FOR ALL ASPECTS OF FOUNDATION DESIGN AND CONSTRUCTION.
18. BEFORE DETERMINING THE AMOUNT OF FACE BRICKWORK TO EACH UNIT, CONSIDERATION MUST BE GIVEN TO THE PROPOSED FINISHED GROUND LEVELS IN THE VICINITY OF THE PROPERTY. THE LEVELS SHOWN ON THIS DRAWING HAVE BEEN DESIGNED UPON THE PARAMETERS SET DOWN IN THE APPROVED DOCUMENT "H" OF THE BUILDING REGULATIONS 2000 (2004 EDITION).
19. THE CONTRACTOR IS TO KEEP A RECORD OF ANY VARIATIONS MADE ON SITE, INCLUDING THE RELOCATION OF SEWERS OR DRAINS, SO THAT AN AS CONSTRUCTED DRAWING CAN BE PREPARED UPON COMPLETION OF THE PROJECT.
20. THE CONTRACTOR SHOULD CHECK ALL DIMENSIONS ON SITE.
21. IT IS THE SUBCONTRACTORS RESPONSIBILITY TO ENSURE COMPLIANCE WITH CURRENT BUILDING REGULATIONS AND CODES OF PRACTICE.

GENERAL NOTES

1. The location, size, depth and identification of existing services that may be shown or referred to on this drawing have been assessed from non intrusive observations, record drawings or the like. The contractor shall safely carry out intrusive investigations, trial holes or soundings prior to commencing work to safely himself that it is safe to proceed and that the assessments are accurate, any discrepancies shall be notified to gta prior to work commencing.
2. Tender or billing drawings shall not be used for construction or the ordering of materials.
3. Do not scale. All dimensions and levels to be site confirmed.
4. This drawing shall be read in conjunction with all relevant architects, consultants drawings and specifications, together with H&S plan requirements.
5. Copyright : This drawing must not be copied, amended nor reproduced without the prior written agreement of gta.
6. All drawings specifications and recommendations made by gta are subject to Local Authority and other relevant Statutory Authorities approval. Any works or services made otherwise due to the client proceeding prior to these approvals is considered wholly at the clients risk, gta hold no responsibility for resulting adverse works or costs.



SOAKAWAY SCHEDULE

REF	COVER	TOP	BASE	DEPTH	TOTAL	INTERNAL	MAX	INVERT	SIZE
(m)	LEVEL	LEVEL	LEVEL	(m)	(m)	(m)	STORED	(m)	

REF	COVER	BASE	DEPTH	INTERNAL	MAX	INVERT	CHAMBER	PIT
(m)	AREA	LEVEL	(m)	(m)	(m)	(m)	(m)	(m)

CONSTRUCTION

Bellway

PHASE 4a / 4b
Courtwick Lane, Littlehampton

DRAINAGE LAYOUT
SHEET 4 OF 4
PLOTS 448 - 466

DATE: JUNE 2014
SCALE: 1:200

CLIENT: gta civils ltd
CONSULTING ENGINEERS
101 Oldfield Road, Littlehampton, West Sussex, PO15 5AA
Tel: 01444 871444 Fax: 01444 871441 Web: www.gtacivils.co.uk

Drawing Number: 4650/2064
Rev: C