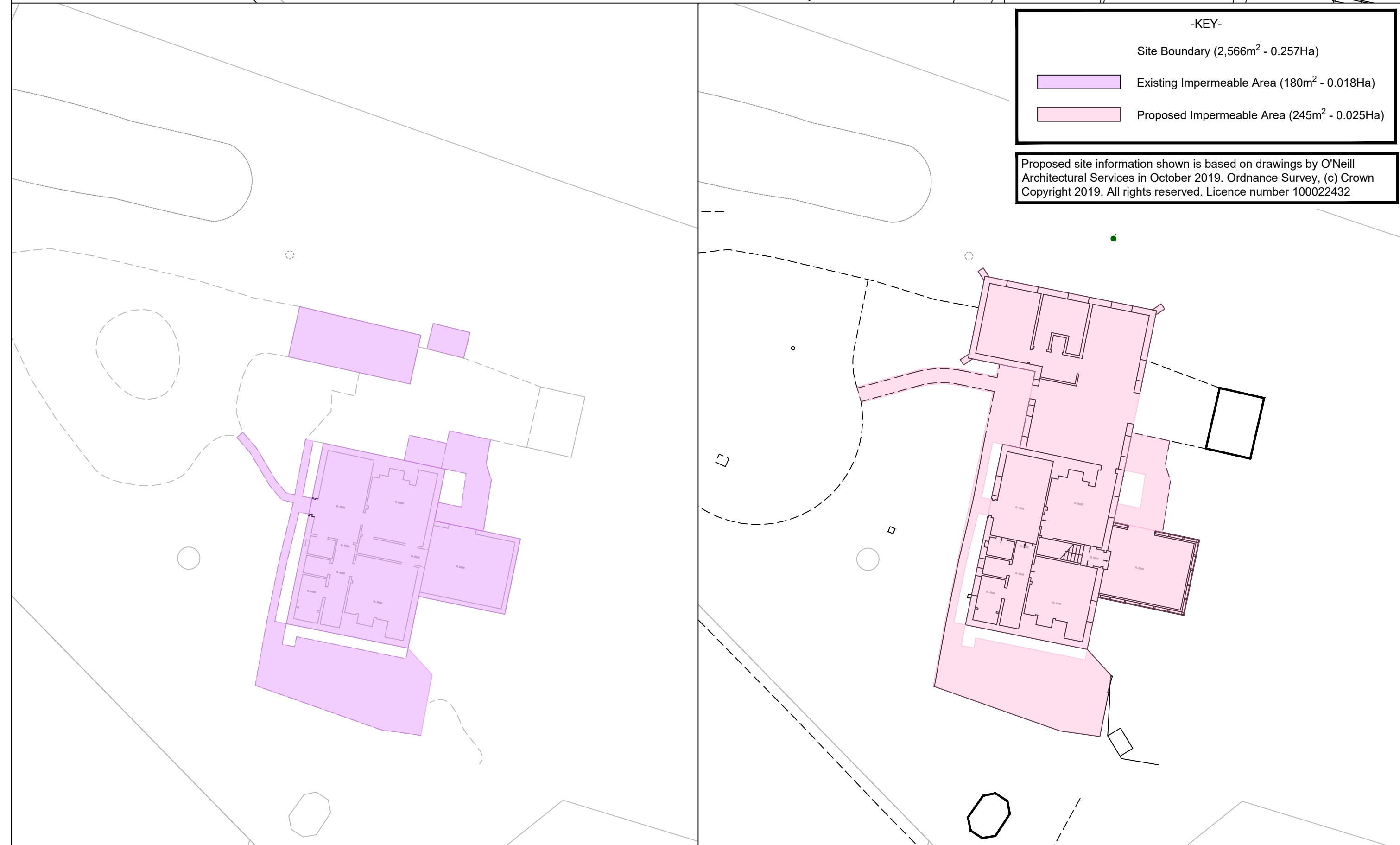
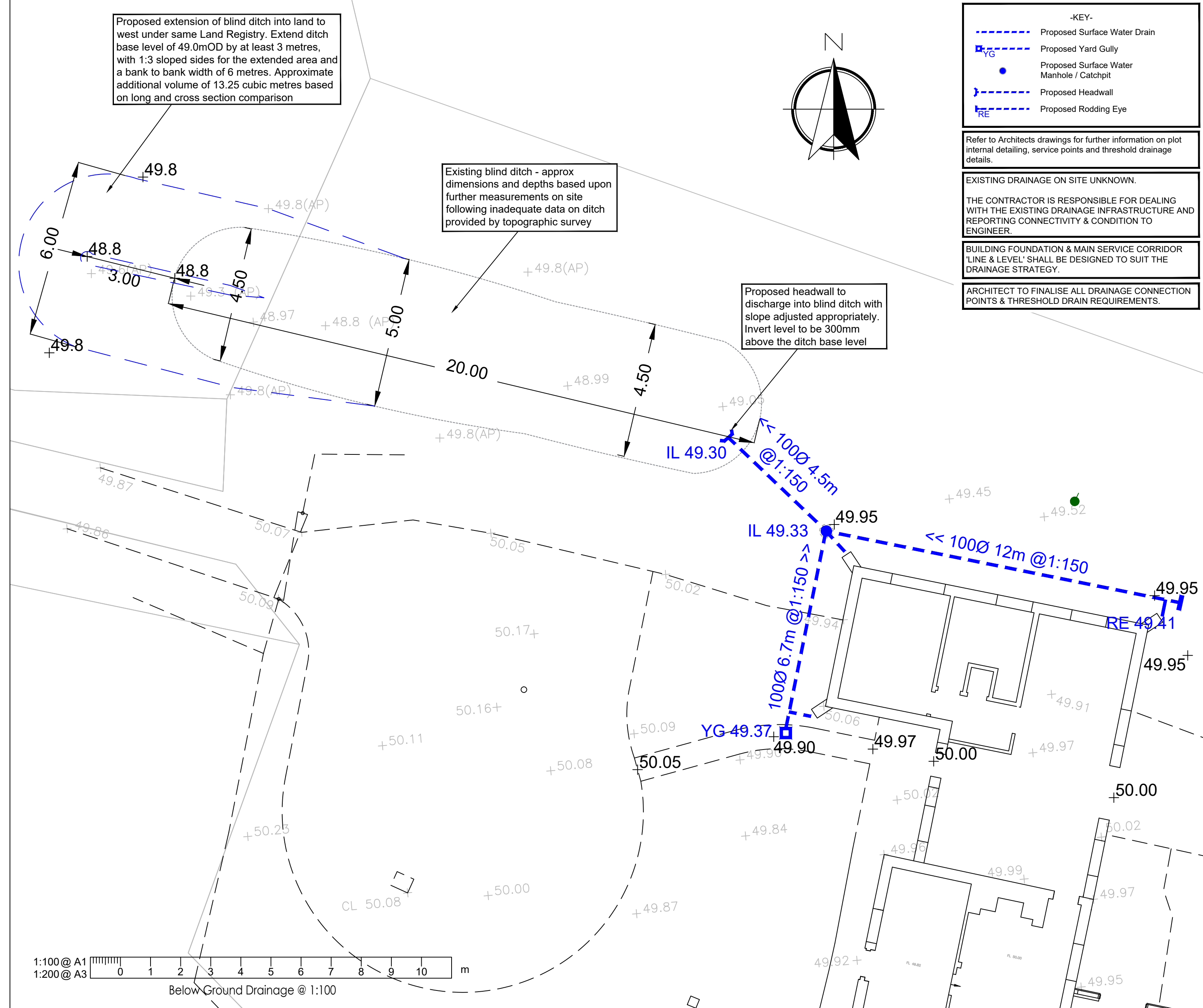




NOTES

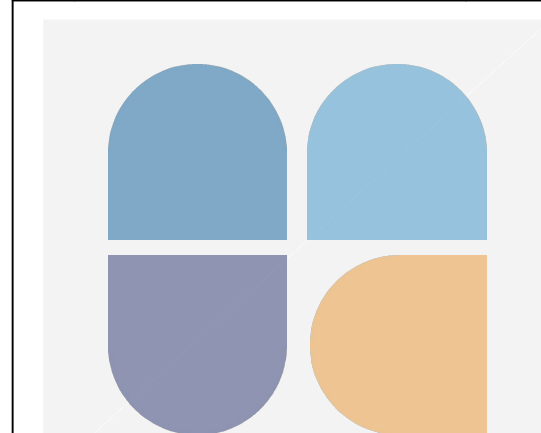
- This drawing is to be read in conjunction with all other Bright Plan drawings, and with all relevant Architect's and Engineer's drawings and specification. Any discrepancies found are to be reported immediately to the Engineer.
- Bright Plan accepts no responsibility for inaccuracies in data provided by third parties such as topographic surveys or Ordnance Survey mapping.
- Do not scale, work to figured dimensions only. All dimensions are in millimeters unless noted otherwise and all levels are in metres from the topographic survey datum.
- Any information given regarding existing underground services is given in good faith after consultation with the relevant authority, however accuracy is not certain.
- All dimensions to be checked on site. All details and dimensions relating to sub-contractors work must be checked and agreed between the sub-contractor or supplier and the general contractor.
- The electronic information from this drawing can not be guaranteed as dimensionally drawn exact. Figured dimensions must be used for setting out and detailing. BPC logos and company information must be removed from copies if information is re-used.
- The main contractor is responsible for the design of all temporary works, and is also responsible for the safe maintenance and stability of existing buildings at all times.
- The main contractor is responsible for dealing with all occurrences of ground water during the construction period.
- The contractor must comply with all current legislation relating to health & safety.
- All products specified shall be installed in strict accordance with the manufacturers recommendations and instructions. If there are discrepancies between that information and the details on any BPC drawings, the manufacturers instructions must be used.
- Contractor to confirm all invert levels where connections are proposed prior to commencing any drainage works. Contractor to commence drainage works at the point of discharge.

DRAINAGE NOTES:

- All drainage works to be constructed in strict accordance with specification of the local authority, building regulations, sewers for adoption, BS8301 & BSEN 752-1.
- For location and setting out of building drainage points refer to architects drawings.
- All pipe runs near buildings to comply with the Building Regulations Part H1. Where a pipe is within 1m of a foundation the trench shall be filled with class GEN3 concrete up to the lowest level of the foundation. Where the trench is further than 1m from the foundation, the trench shall be filled with class GEN3 concrete to a level below the lowest level for the foundation equal to the distance from the foundation less 150mm. In both cases the pipe shall be bedded and surrounded in 150mm thick class GEN3 concrete.
- Where pipes, external to the structures, have a depth of soffit from ground level of less than 450mm they shall have a class GEN3 concrete encasement (150mm thick).
- Where a pipe, under a carriageway, has a depth of cover of less than 1.2m the pipe shall be laid with a concrete bed and surround.
- In any circumstances where pipes are bedded and surrounded in concrete flexible joints should be provided. Compressible boards (fibreglass or polystyrene) shall be provided at a maximum of 8m centres (conforming with pipe joints). The boards shall be pre-cut to pipe diameter and to a height and width equal to the concrete cross section. A board thickness of 18mm for pipes up to 450mm nominal diameter and 30mm for pipes over 450mm nominal diameter.
- All private building drainage shall be constructed in strict accordance with BS8460 and BS5481 as appropriate and shall be laid in accordance with the manufacturer's specification.
- All pipes, bends and junction for private building drainage shall be UPVC conforming to BS460 and BS5481 as appropriate and shall be laid in accordance with the manufacturer's specification.
- All gully connections other than at manholes to be 'Y' junctions. All roof gully connections to be 150mm diameter.
- All stub stacks to be filled with air admittance valves where branch drain exceeds 12m except at the head of the run. Soil vent pipes located at the head of a run to terminate to fresh air.
- All connections to be soffit to soffit unless otherwise noted.
- All concrete and concrete products to be in accordance with BRE 963 for sulphates.
- The locations and sizes of all sips and reps shall be cross referenced against the architects drawings during setting out.
- The precise depth and location and size of existing pipes or manholes where connections or diversion are proposed must be confirmed and reported to the engineer prior to commencement.

FOR APPROVAL

B	Revised Issue	07/07/2020
A	Original Issue	28/05/2020
Rev.	Amendments	Date



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Drawing Status: FOR APPROVAL

Client: Lara Mackendrick

Project: Rookery Cottage, Hoe Lane
Flansham, Bognor Regis PO22 8NT

Drawing Title: Engineering Layout - Drainage & Level Design

Scale: VARIES Date: July '20 Drawn By: DJL Checked By: LDF

Drawing No.: D1828-002 Rev.: B