DO NOT SCALE (A1)

NOTES

GENERAL NOTES

1. ALL MATERIALS AND WORKMANSHIP IS TO COMPLY WITH JPG CONSULTANTS STANDARD SPECIFICATION & ALL RELEVANT BRITISH & EUROPEAN STANDARDS.
2. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECTS, M & E CONSULTANTS AND JPG CONSULTANTS DRAWINGS.
3. ANY DISCREPANCIES SHOULD BE REPORTED TO THE ENGINEER IMMEDIATELY SO THAT CLARIFICATION CAN BE SOUGHT PRIOR TO COMMENCEMENT OF WORKS.

DRAINAGE NOTES

1. ALL BUILDING DRAINAGE WORKS SHALL BE CARRIED OUT IN ACCORDANCE WITH BS EN 752:2008 DRAINAGE AND SEWER SYSTEMS OUTSIDE BUILDINGS, THE CURRENT BUILDING REGULATIONS AND THE LOCAL AUTHORITY BUILDING CONTROL SPECIFICATIONS AND REQUIREMENTS.
2. ANY DRAINAGE TO BE PUT FORWARD FOR ADOPTION EITHER WITHIN THE SITE OR OUTSIDE SHALL BE CONSTRUCTED TO SEWERS FOR ADOPTION LATEST EDITION AND ANY SPECIFIC REQUIREMENTS OF THE ADOPTING SEWERAGE/WATER AUTHORITY.
3. THE LOCATION, SIZE AND DEPTH OF ALL EXISTING DRAINS/SEWERS AND SERVICES SHALL BE ESTABLISHED BY THE CONTRACTOR PRIOR TO THE COMMENCEMENT OF WORKS ON SITE. ANY DISCREPANCIES FROM THE INFORMATION INDICATED ON THESE DRAWINGS SHALL IMMEDIATELY BE BROUGHT TO THE ATTENTION OF THE ENGINEER.
4. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER SHOULD ANY EXISTING LIVE DRAINAGE BE FOUND WITHIN THE SITE BOUNDARY SERVING ADJACENT PROPERTIES.
5. ALL EXISTING DRAINAGE WITHIN THE SITE NOT REQUIRED FOR THE NEW DEVELOPMENT SHALL BE ABANDONED. DRAINS AND SEWERS LESS THAN 1.500m DEEP WHICH ARE IN OPEN GROUND SHOULD AS FAR AS IS PRACTICABLE BE FULLY REMOVED ALL OTHER PIPES SHOULD BE SEALED AT BOTH ENDS AND AT ANY POINT OF CONNECTION, AND BE GROUT FILLED TO ENSURE THAT RATS CANNOT GAIN ACCESS. LARGER PIPES 225Ø OR ABOVE SHOULD BE GROUT FILLED TO PREVENT SUBSIDENCE OR DAMAGE TO BUILDINGS OR SERVICES IN THE EVENT OF COLLAPSE.
6. THE CONTRACTOR SHALL ALLOW FOR THE PROTECTION, TEMPORARY AND PERMANENT SUPPORT AND DIVERSION WORKS AS NECESSARY, TO ALL EXISTING SERVICES TO THE SATISFACTION OF THE UTILITY COMPANIES.
7. THE CONTRACTOR SHALL ALLOW FOR DEALING WITH SURFACE WATER RUN OFF INTO EXCAVATIONS AND FROM GROUNDWATER BY MEANS OF SUMPS, PUMPING AND DE WATERING AS APPROPRIATE, IN ORDER TO KEEP THE EXCAVATION AS REASONABLY DRY AS POSSIBLE DURING THE CONSTRUCTION OF THE WORKS.
8. THE CONTRACTOR SHALL TAKE ALL NECESSARY SAFETY PRECAUTIONS IN LINE WITH CURRENT LEGISLATION WHEN WORKING IN/NEAR CONFINED SPACES, DEEP EXCAVATIONS AND MACHINERY.
9. THE CONTRACTOR SHALL ALLOW FOR OBTAINING ALL APPROVALS FROM THE RELEVANT AUTHORITIES WHEN WORKING IN THE PUBLIC HIGHWAY AND ON THE SEWERAGE SYSTEM.
10. THE CONTRACTOR SHALL SUITABLY PROTECT PEDESTRIANS AND VEHICLES FROM WORKING AREAS.
11. ALL MANHOLE/CHAMBER COVER LEVELS ARE APPROXIMATE AND SHALL BE ADJUSTED ON SITE TO SUIT THE PROPOSED FINISHED LEVELS.
12. ALL PIPES SHALL BE LAID WITH LEVEL SOFFITS AND ALL MANHOLE/INSPECTION CHAMBER INVERT LEVELS SHOWN ARE FOR THE OUT GOING PIPE UNO. ON THE DRAWING (NOTE THAT ALL PIPE GRADIENTS INDICATED ON THE DRAWING ARE APPROXIMATE ONLY).
13. ALL PIPE CONNECTION FROM DRAINAGE CHANNELS AND GULLIES SHALL BE 150Ø PIPES AT A MINIMUM GRADIENT OF 1:100 WITH CLASS Z BEDDING UNO. ON THE DRAWING.
14. ALL PIPE CONNECTIONS FROM RWP'S TO BE 100Ø AT 1:60 MIN. AND ALL PIPE CONNECTIONS FROM WPC'S TO FIRST CHAMBER SHALL BE 100Ø AT 1:40 MIN. WITH CLASS S BEDDING BENEATH THE BUILDING AND CLASS Z UNDER EXTERNALS WHERE COVER IS LESS THAN 1.20m UNO. ON THE DRAWING (LOCATION OF RWP'S AND WPC'S TO BE CONFIRMED BY THE ARCHITECT AND ARE SHOWN INDICATIVELY ONLY).
15. ALL SYPHONIC RWP SYSTEMS TO BE DESIGNED BY OTHERS. PIPEWORK FROM DOWN PIPE TO FIRST MANHOLE TO BE SIZED/ DESIGNED BY SYPHONIC SYSTEM DESIGNER. THE FIRST MANHOLE TO HAVE AN OPEN GRATE COVER SAINT GOBAIN WATERWAY 2000 - D400 OR SIMILAR APPROVED.
16. SUITABLY SIZED PETROL INTERCEPTORS MUST COMPLY WITH THE REQUIREMENTS OUTLINE IN PPG3 THESE INCLUDE SILT STORAGE CAPACITY AND HIGH LEVEL HYDROCARBON ALARM WIRED BACK TO A MANNED OFFICE.
17. UPON COMPLETION OF THE DRAINAGE WORKS THE CONTRACTOR SHALL CLEAN ALL DRAIN RUNS BY JETTING AND REMOVE ALL DEBRIS FROM SITE. NO DEBRIS SHALL BE PERMITTED TO ENTER THE PUBLIC SEWER AND/OR WATERCOURSE SYSTEM. ONCE THE DRAINAGE SYSTEM HAS BEEN FULLY CLEANED OUT A CCTV CAMERA CONDITION SURVEY SHALL BE UNDERTAKEN TO ALL CONSTRUCTED DRAINAGE AND SEWER PIPES WITH THE FOOTAGE ISSUED TO THE ENGINEER FOR VIEW. THE AS BUILT INVERT AND COVER LEVELS SHALL BE RECORDED BY THE CONTRACTOR AND PASSED ON TO THE ENGINEER FOR REVIEW.

LEGEND

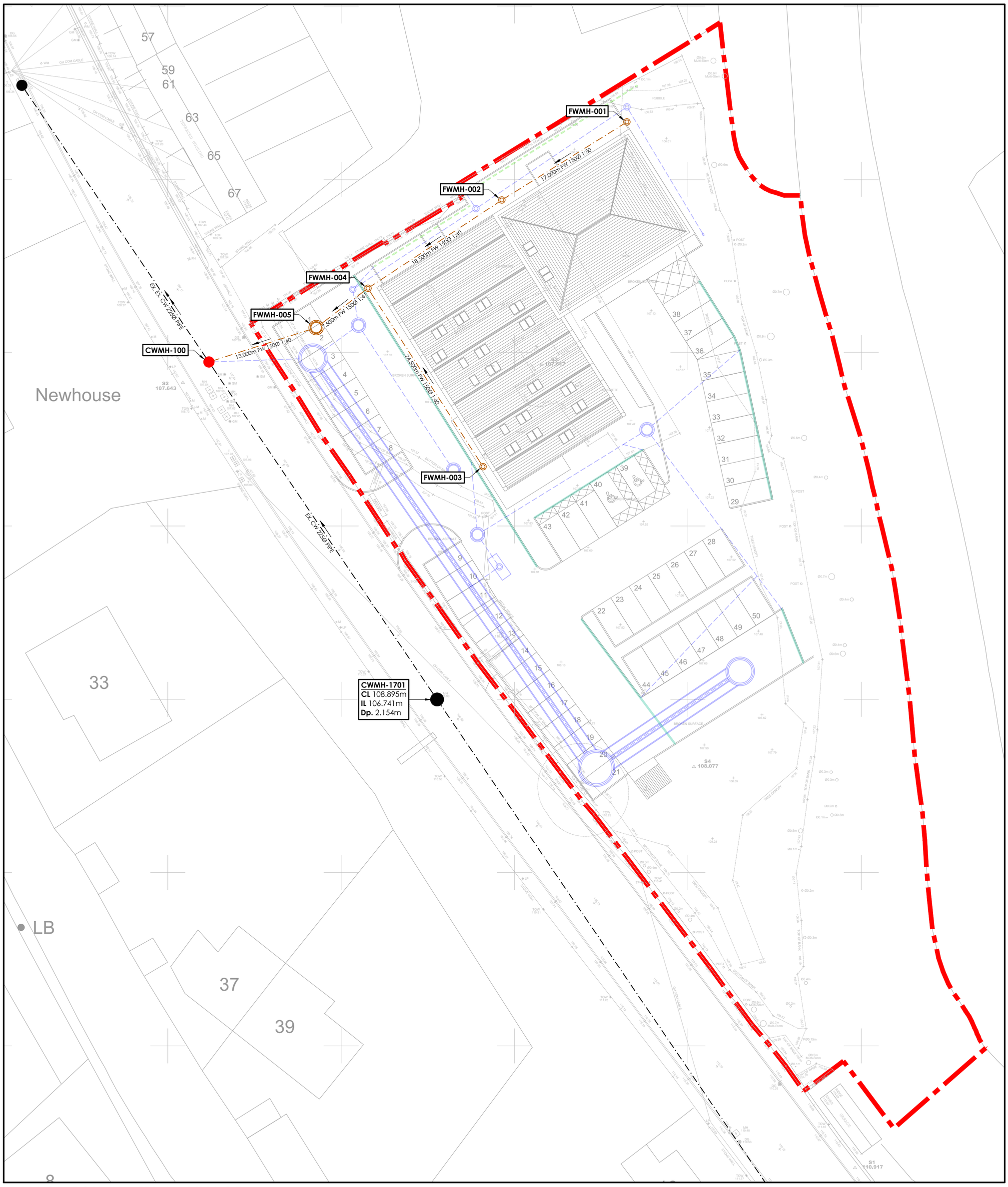
- PROPOSED FOUL WATER PIPE
- PROPOSED FOUL WATER MANHOLE
- EXISTING COMBINED WATER PIPE
- EXISTING COMBINED WATER MANHOLE
- PROPOSED SITE BOUNDARY

FOUL WATER DESIGN FLOW CALCULATION

USE	L/DAY	AREA m²	TOTAL L/DAY
OFFICES	750 PER 100m²	736.986	5527.395
DESIGN FLOW= (6xDWF+10%)		36480.807l/Day	
DESIGN FW FLOW=		0.422l/s	

NOTE
WASTE POINT CONNECTIONS SUBJECT TO DETAILED DESIGN

0m 6.25m 12.5m
SCALE 1:250



PLAN ON FOUL WATER DRAINAGE

SCALE 1:200

6369-FW-DRAINAGE_NETWORK MANHOLE SCHEDULE

REF.	COVER LEVEL	INVERT LEVEL	SUMP DEPTH	DEPTH	EASTING	NORTHING	DIAMETER	TYPE	COVER	NOTES
001	107.849m	107.090m - 150Ø OUT	0.000m	0.759m	414192.954	411846.608	450Ø	PPIC	450x450 - CLASS B125	-
002	107.956m	106.750m - 150Ø IN 106.750m - 150Ø OUT	0.000m	1.206m	414178.535	411837.602	450Ø	PPIC	300x300 - CLASS B125	-
003	107.827m	106.898m - 150Ø OUT	0.000m	0.930m	414176.364	411806.836	450Ø	PPIC	450x450 - CLASS B125	-
004	107.817m	106.285m - 150Ø IN 106.285m - 150Ø IN 106.285m - 150Ø OUT	0.000m	1.532m	414163.085	411827.426	450Ø	PPIC	300x300 - CLASS B125	-
005	107.761m	106.100m - 150Ø IN 106.100m - 150Ø OUT	0.000m	1.661m	414157.114	411822.888	1200Ø	TYPE B	600x600 - CLASS C250	-
CWMH 100	107.427m	105.775m - 225Ø IN 105.775m - 150Ø IN 105.775m - 225Ø OUT	0.000m	1.652m	414144.737	411818.913	1200Ø	TYPE C	600x600 - CLASS D400	INVERT LEVELS ASSUMED

REV	DESCRIPTION	DATE	CHK	BY
P05	UPDATED COVER LEVELS TO SUIT REVISED FINISHED LEVELS.	28.04.25	RMR	LSG
P04	PROPOSED OUTFALL TO EXISTING HIGHWAY NETWORK	05.09.24	RMR	SMS
P03	UPDATED TO SUIT SURFACE WATER LAYOUT	09.08.24	RMR	SMS
P02	UPDATED TO SUIT YORKSHIRE WATER COMMENTS	18.07.24	RMR	SMS
P01	ISSUED FOR INFORMATION	28.05.24	JDM	SMS

Project
DONALDSON'S VETS
HONLEY

Drawing Title
FOUL WATER DRAINAGE STRATEGY

INFORMATION

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6369-JPG-ZZ-ZZ-DR-D-1401 | S2 | **P05**