



LEGEND

	Proposed rainwater butt connected to downpipe and surface water drain
	Existing foul public sewer (to be removed/ground up)
	Proposed combined manhole and sewer
	Proposed foul water manhole and sewer
	Proposed foul water rising main
	Proposed surface water manhole and sewer
	Proposed surface water rising main
	Catch pit manhole
	Proposed surface water lateral drain
	Proposed surface water drain with manhole deeper than 1.2m
	Proposed surface water inspection chamber and invert level
	Proposed surface water gully
	Proposed rainwater down pipe
	Proposed rodding eye
	Proposed ACO channel drain
	Proposed ditched channel and gully
	Proposed surface water back drop

LEGEND

	Proposed foul water lateral drain
	Proposed foul water drain with manhole deeper than 1.2m
	Proposed foul water inspection chamber and invert level
	Proposed foul water access chamber, max. 0.6m deep
	Proposed soil vent pipe/back inlet gull
	Proposed foul back drop
	Proposed retaining wall
	Proposed additional facing bricks below F.F.L.
	Proposed F.F.L. level
	Proposed ground level
	Existing ground level
	Proposed street lighting

**DRAFT ISSUE
AWAITING CLIENT RESPONSES TO RED
CLOUDED AREAS**

CONSTRUCTION RISKS

CONSTRUCTION RISKS	MAINTENANCE RISKS	DEMOLITION RISKS
Deep excavations/collapse of excavations.	Caution should be exercised when working in and adjacent to the surface water storage tank.	No future abnormal demolition risks associated with Roads and Sewers.
Un-charted buried existing services.		
Working on live sewers.		
Working in and adjacent to the public highway.		

In addition to the hazards/risks normally associated with this type of work detailed on this drawing take note of the above. ID Civils Design are only required to provide information about any significant risks associated with the design.

- NOTES:**
- Manholes, sewers etc. and any other part of the works intended for adoption under a Section 104 agreement or similar are to be constructed in accordance with the N.A. specification "Sewers for Adoption" 6th Edition, and to any requirements of the Adopting Authority and the Local Council.
 - Unadopted F.W and S.W drainage is to be constructed in accordance with the Building Regulations, BS 8301 and relevant Agreement Certificates.
 - All private drainage to be 100mm unless indicated otherwise. All connections from private to adoptable manholes/sewers to be 150mm(min).
 - Private drainage with less than 0.5m of cover in drives and car parking areas to have maximum 150mm concrete bed and surround.
 - Private Drains are to be constructed using flexible-jointed verified clay pipes to BS 65 "Super Strength" specification and BS EN 252 (i.e. a Hepworth SuperStreve or similar) or uPVC Building Drainage system pipe work to EN 1401-1, bedded and back filled in accordance with the manufacturers instructions and the specifications listed in Note 2.
 - Backfilling of drain trenches adjacent to dwellings or other structures to be in accordance with BS 8301-Fig.9.
 - Access fittings and inspection chambers less than 1m deep are to be dayware or pre-formed polypropylene as appropriate to the depth and number of connections. Chambers greater than 1.2m deep are to be of pre-cast concrete construction with 150mm in-situ concrete surround, or polypropylene reduced access system. Inspection chamber access are to be in accordance with Table 8 of BS 8301.
 - Cover levels indicated on the drawing are nominal and may be adjusted to suit finished ground levels as necessary. Private inspection chamber covers should be Grade B in areas accessible to wheeled vehicles and Grade C elsewhere.
 - Rainwater down pipes to be connected direct to drain using an appropriate adapter and removable section of down pipe to permit rodding access.
 - Where drains pass through foundations or other rigid structures, a lintel or sleeve is to be used and provision for flexibility is to be made with "rocker pipes".
 - The positions of SVPs, stub-stacks, W.C. outlets etc. and rainwater down pipes are to be accurately located from the house-type working drawings.
 - Gullies situated in areas accessible to wheeled vehicles are to be of suitable construction. Typically Hepworth square gully ref. SG2/1 with driveway grating ref. 1H2C for a single private drive. For communal parking areas refer to the detail shown on ID Civils Design Drawing number 3882-C-023-01.
 - Drains within areas of "made ground" to be constructed by first making up the area to approx. finished level and then excavating through the material into undrained ground. The drain trench is then to be back filled to formation level using suitable granular fill material well compacted in layers not exceeding 225mm.
 - Drains to be constructed under dwellings with suspended floor slabs should either be installed using a proprietary larger system where "beam and pot" or similar construction is used, or should be cast into local slab thickening where reinforced concrete ground slabs are to be poured in situ.
 - Finished ground levels have been prepared assuming that the level threshold to the building, in accordance with part 14 of the building regulations, is at the front of the property unless otherwise stated.
 - For all details of fences/walls and enclosures refer to architect for details.

Rev	Description	By	Date
F	Crib retaining wall height increased to 4400 at plot 66.	DL	29.07.16
E	External works levels amended to Plots 78-95 following planning amendments.	DL	14.07.16
D	External levels amended on Plot 85 to achieve following planning amendments.	DL	26.05.16
C	Bin stores removed and re-adjustment of external works.	DL	10.07.15
B	External works amended to accommodate bin stores.	DL	08.05.15
A	External works amended following road vertical alignment amendments as agreed with Barbara Wilson following meeting at Barnsley council on 12.01.15.	DL	05.02.15

**Persimmon Homes
West Yorkshire**

Project Title:
Wombwell

Drawing Title:
**1:200 Engineering Layout
Sheet 3.**

Scale	Date	
1:200 @ A0	23/05/14	
Drawing No	Revision	Status
3882-C-D1-06	F	Tender

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