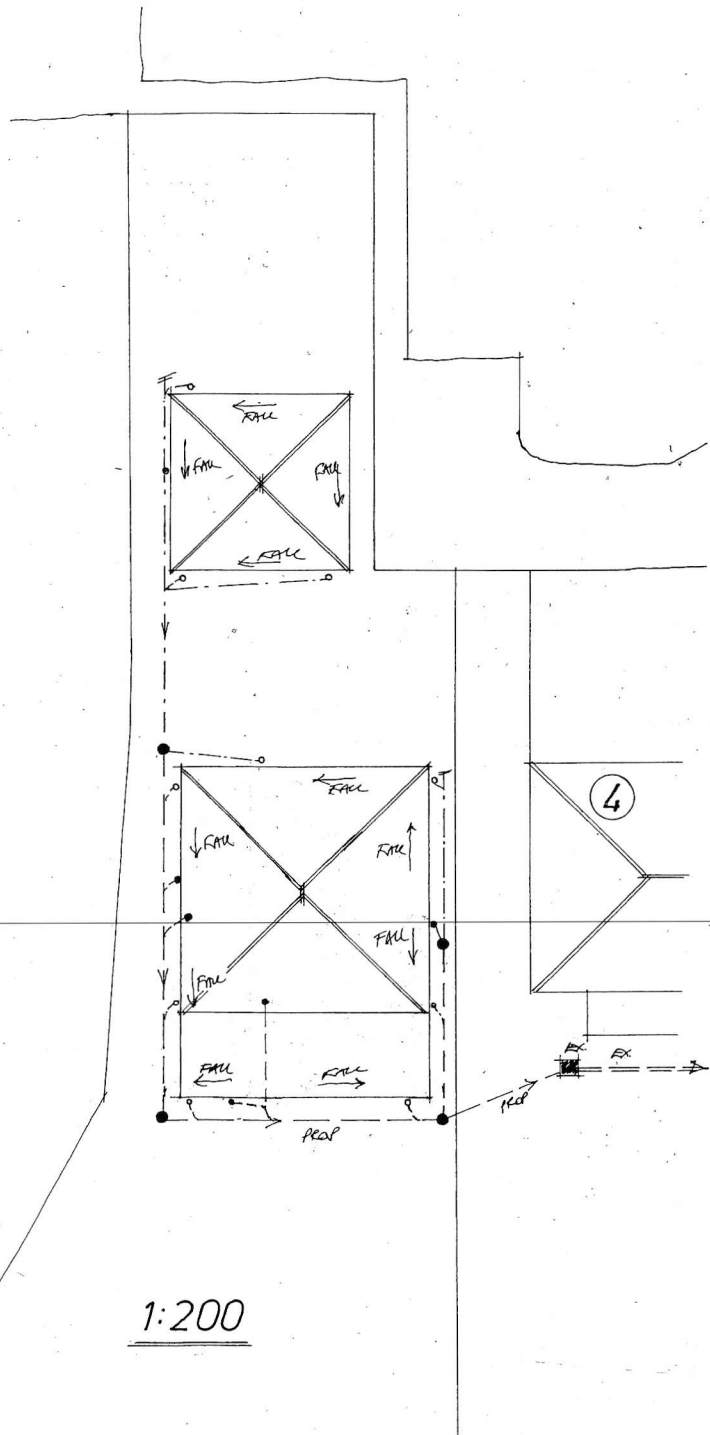




- — — — — Foul outlet and drain.
- — — — — Surface water outlet and drain.
- — — — — F.W. Inspection chamber.
- — — — — S.W. Rodding access
- — — — — S.W. Inspection chamber

Table 11 Minimum dimensions for access fittings and inspection chambers

Type	Depth to invert from cover level (m)	Internal sizes		Cover sizes	
		Length x width (mm x mm)	Circular (mm)	Length x width (mm x mm)	Circular (mm)
Rodding eye		As drain but min 100			Same size as pipework ¹
Access fitting small	150 diam	0.6 or less, except where situated in a chamber	150	150 x 100 ¹	Same size as access fitting
large	225 x 100		225	225 x 100 ¹	
Inspection chamber shallow	0.6 or less	225 x 100	190		190 ²
	1.2 or less	450 x 450	450	Min 430 x 430	430
deep	> 1.2	450 x 450	450	max 300 x 300 ³	Access restricted to max 350 ³

Notes:

¹ The clear opening may be reduced by 20 mm in order to provide proper support for the cover and frame.

² Drains up to 150mm.

³ A larger clear opening cover may be used in conjunction with a restricted access. The size is restricted for health and safety reasons to deter entry.

Table 12 Minimum dimensions for manholes

Type	Size of largest pipe (DN)	Min internal dimensions ¹		Min clear opening size ¹	
		Rectangular length and width	Circular diameter	Rectangular length and width	Circular diameter
Manhole					
< 1.5m deep to soffit	≤ 150	750 x 675 ²	1000 ²	750 x 675 ²	na ²
	225	1200 x 675	1200	1200 x 675 ²	
	300	1200 x 750	1200		
	> 300	1800 x (DN+450)	The larger of 1800 or (DN+450)		
> 1.5m deep to soffit	≤ 225	1200 x 1000	1200	600 x 600	600
	300	1200 x 1075	1200		
	375-450	1350 x 1225	1200		
	> 450	1800 x (DN+775)	The larger of 1800 or (DN+775)		
Manhole shaft ⁴					
> 3.0m deep to soffit of pipe	Steps ⁵	1050 x 800	1050	600 x 600	600
	Ladder ⁵	1200 x 800	1200		
	Winch ⁶	900 x 800	900	600 x 600	600

Notes:

¹ Larger sizes may be required for manholes on bends or where there are junctions.

² May be reduced to 600 by 600 where required by highway loading considerations, subject to a safe system of work being specified.

³ Not applicable due to working space needed.

⁴ Minimum height of chamber in shafted manhole 2m from benching to underside of reducing slab.

⁵ Min clear space between ladder or steps and the opposite face of the shaft should be approximately 900mm.

⁶ Winch only - no steps or ladders, permanent or removable.

⁷ The minimum size of any manhole serving a sewer (i.e. any drain serving more than one property) should be 1200 mm x 675 mm rectangular or 1200 mm diameter.

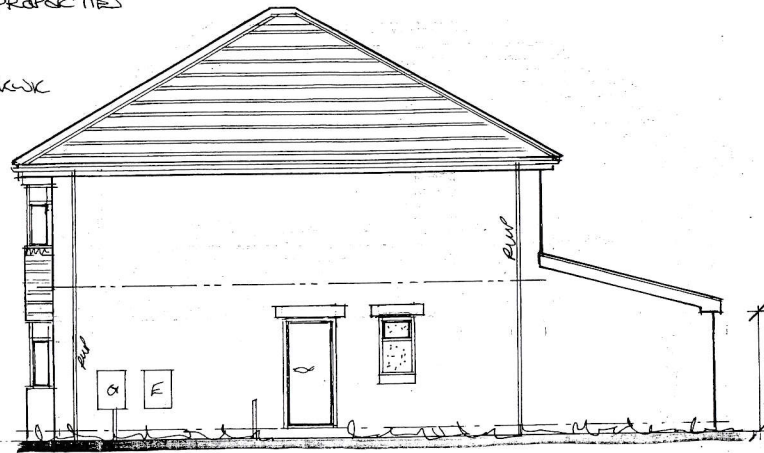
Rev	Notes	Date

Garry Greetham Associates
 Residential Design Consultant
 Westwood House
 18 Carr Lane
 Tankersley
 Barnsley S75 3BE
 Tel 07786062364

PROJECT	Detached Dwelling
CLIENT	Mr. Conner O'Keefe
TITLE	Drainage Layout
ADDRESS	Land adj. "Yoadwath", 4 Sheffield Road, Hoyland Common, Barnsley. S74 0DP
DRAWN BY	g99
SCALE	1:200 @ A3 DATE Jul 24
DRAWING No	504-03 REV
Member of the Chartered Institute of Architectural Technologists	



Front

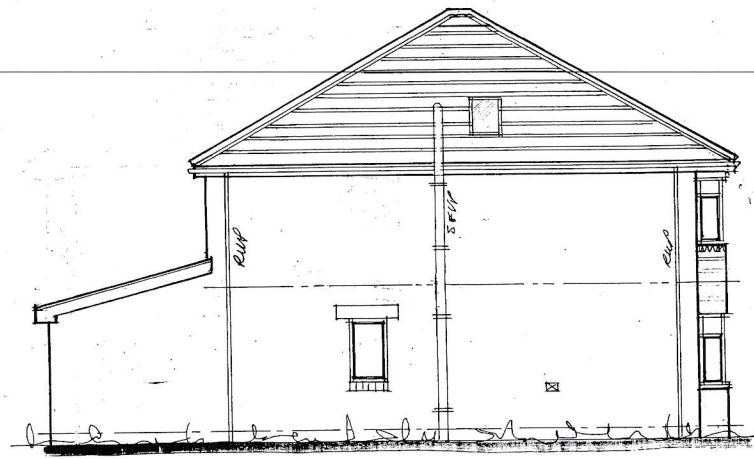


Side

BLACK UPVC
R/W & SOIL
GOODS.



Rear



Side

Rev	Notes	Date

Garry Greetham Associates

Residential
Design Consultant

Westwood House
18 Carr Lane
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Barnsley S75 3BE
Tel 07786062364

PROJECT Detached Dwelling

CLIENT Mr. Conner O'Keefe

TITLE Elevations

ADDRESS Land adj. "Yoadwath",
4 Sheffield Road, Hoyland
Common, Barnsley. S74 0DP

DRAWN BY 999

SCALE 1:100 @ A3 DATE Jul 24

DRAWING No 504-04 REV

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Westwood House
18 Carr Lane
Tankersley

Barnsley S75 3BE
Tel 07786062364

PROJECT Detached Dwelling

CLIENT Mr. Conner O'Keefe

TITLE Ground Floor Layout

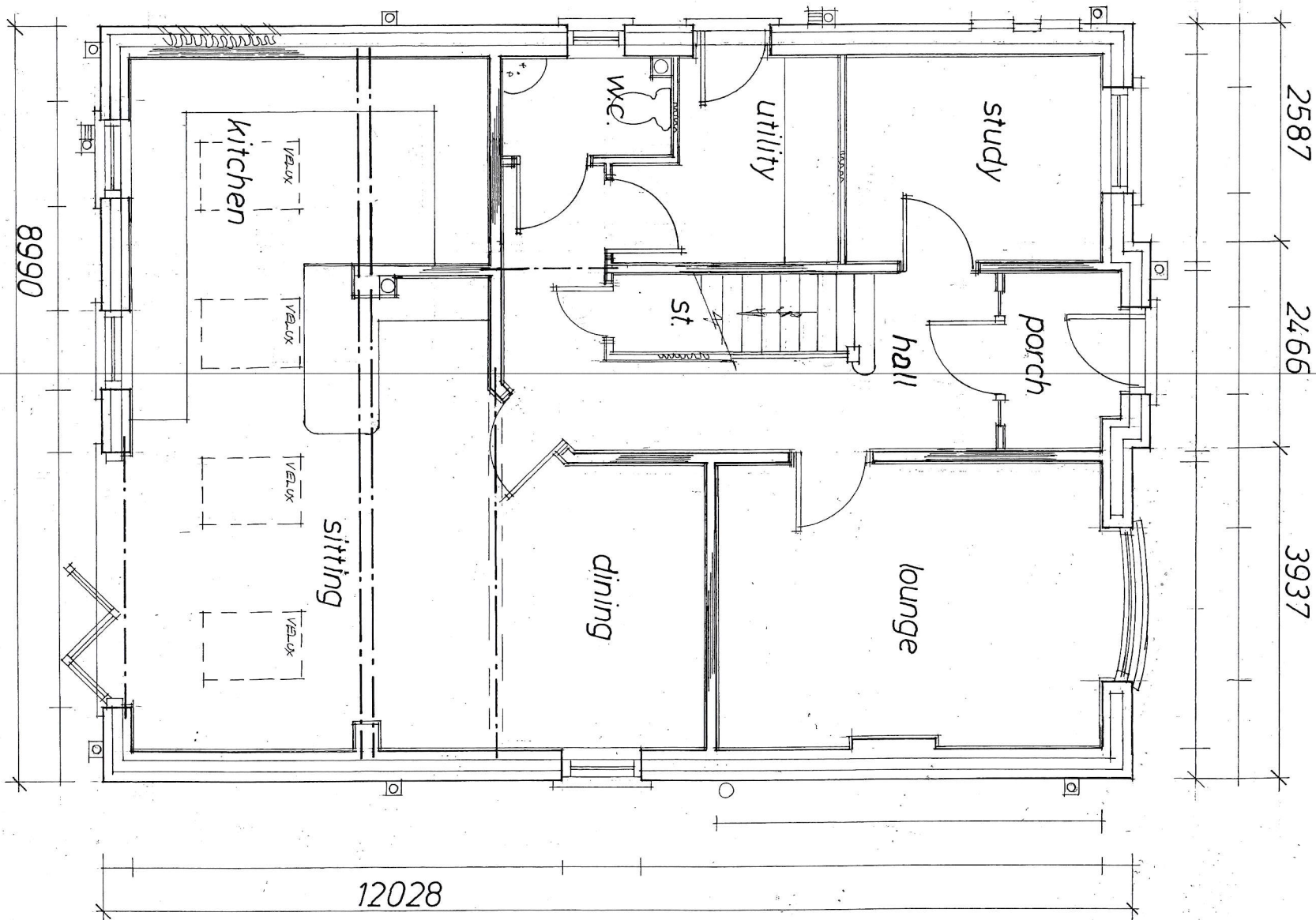
ADDRESS Land. adj "Yoadwath",
4 Sheffield Road, Hoyland
Common, Barnsley. S74 ODP

DRAWN BY ggg

SCALE 1:50 @ A3 DATE Jul 24

DRAWING No 504-05 REV

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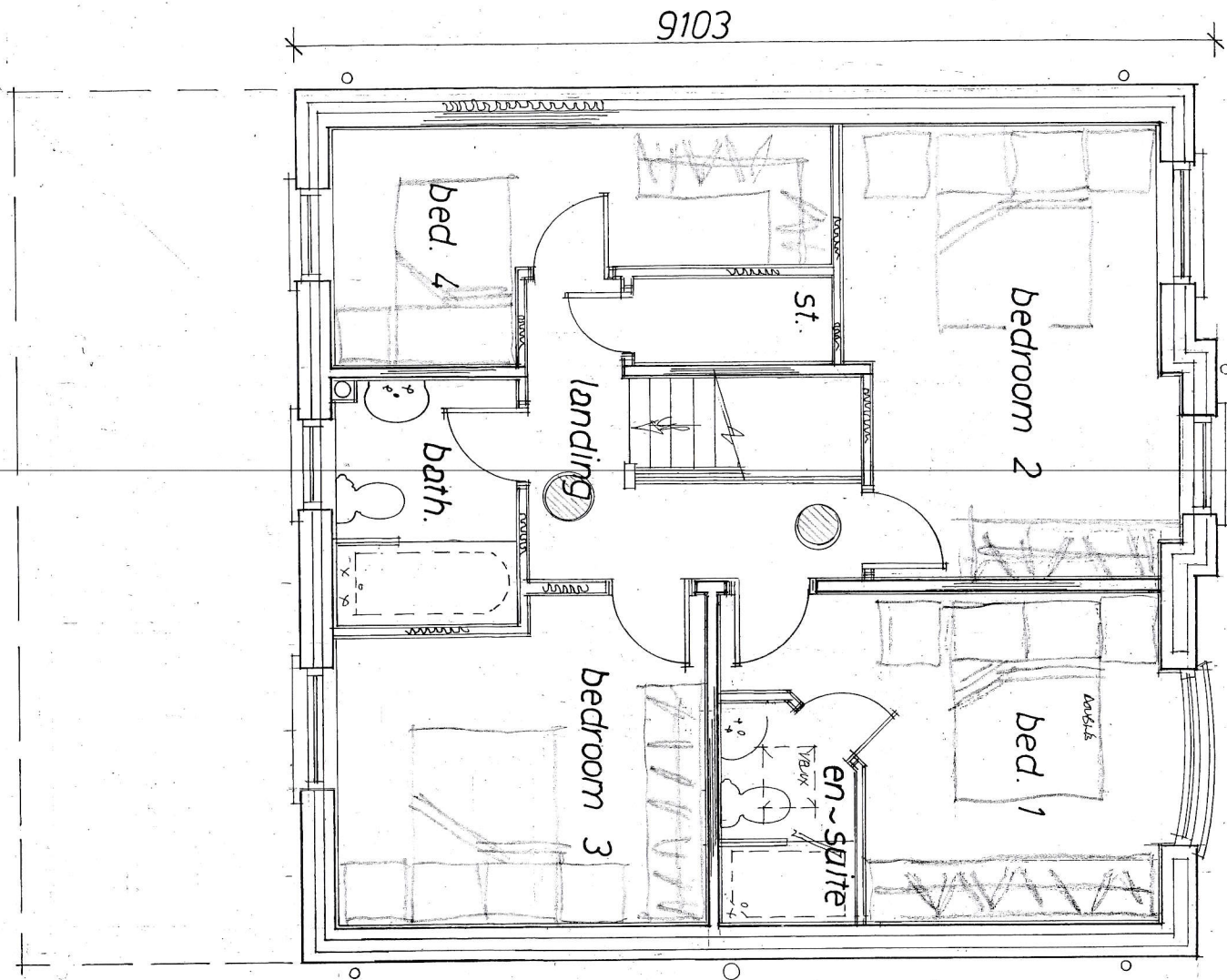


Rev	Notes	Date

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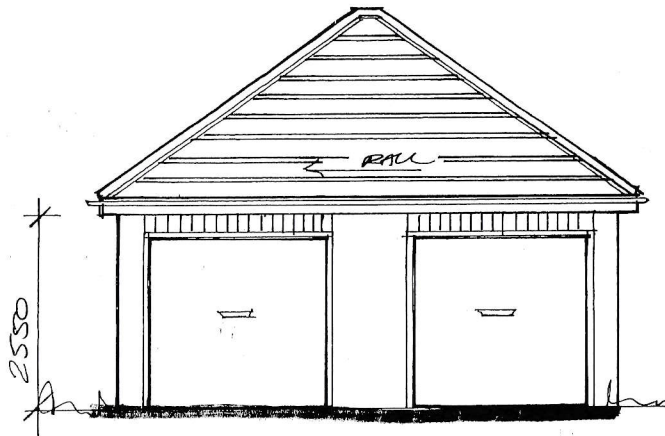
PROJECT	Detached Dwelling	
CLIENT	Mr. Conner O'Keefe	
TITLE	First Floor Layout	
ADDRESS	Land. adj "Yoadwath", 4 Sheffield Road, Hoyland Common, Barnsley. S74 0DP	
DRAWN BY	ggg	
SCALE	1:50 @ A3	DATE Jul 24
DRAWING No	504-06	REV

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ROSEMARY ROOF TILES /
"SANDFORT 20/20"
TO MATCH ADJACENT
PROPERTIES.

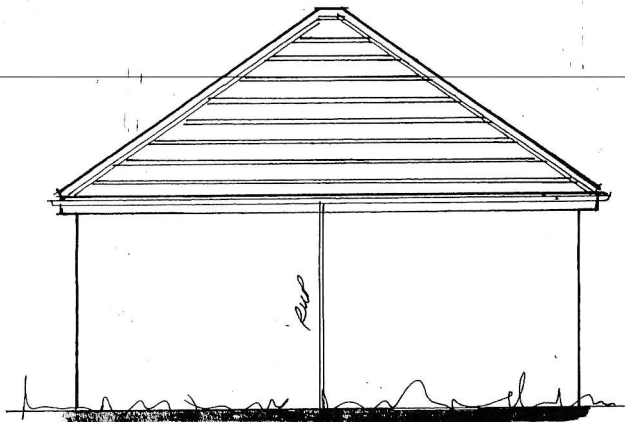
DARK RED
BRICKWORK



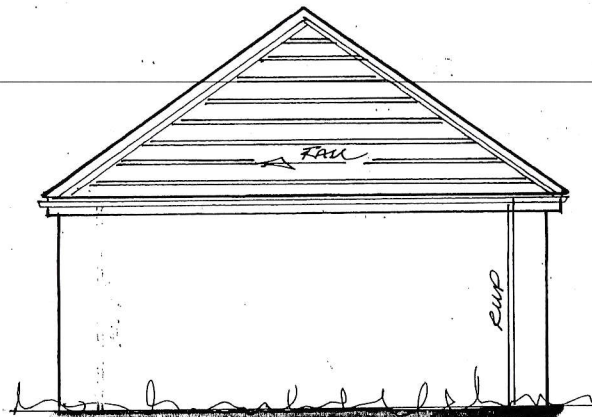
Front



Side



Rear



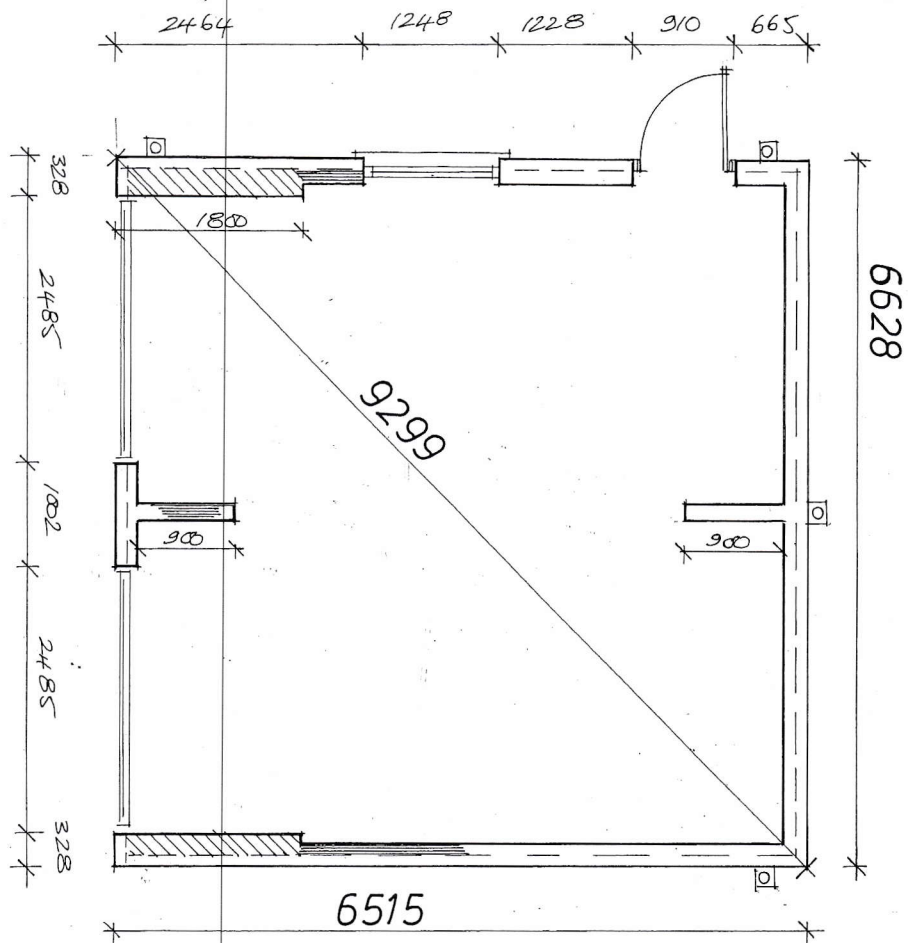
Side

Rev	Notes	Date

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Tel 07786062364

PROJECT	Detached Dwelling		
CLIENT	Mr. Conner O'Keefe		
TITLE	Garage Elevations		
ADDRESS	Land adj. "Yoadwath", 4 Sheffield Road, Hoyland Common, Barnsley. S74 0DP		
DRAWN BY	ggg		
SCALE	1:100	DATE	Jul 24
DRAWING No	504-07	REV	

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Rev	Notes	Date

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 Westwood House
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 Barnsley S75 3BE
 Tel 07786062364

PROJECT	Detached Dwelling
CLIENT	Mr. Conner O'Keefe
TITLE	Garage Layout & Section
ADDRESS	Land. adj "Yoadwath", 4 Sheffield Road, Hoyland Common, Barnsley. S74 0DP
DRAWN BY	ggg
SCALE	1:50 © A3 DATE Jul 24
DRAWING No	504-08 REV
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