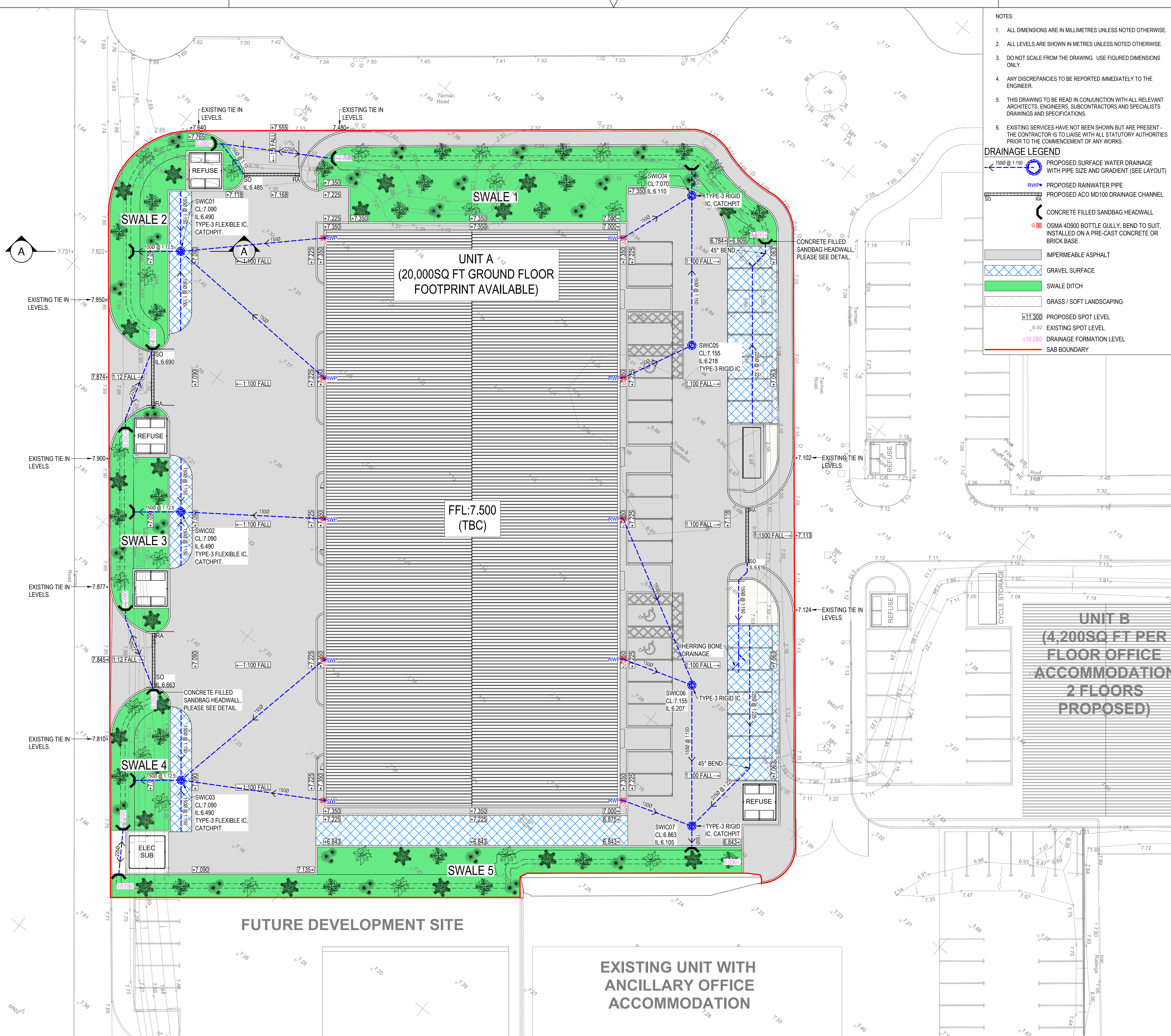
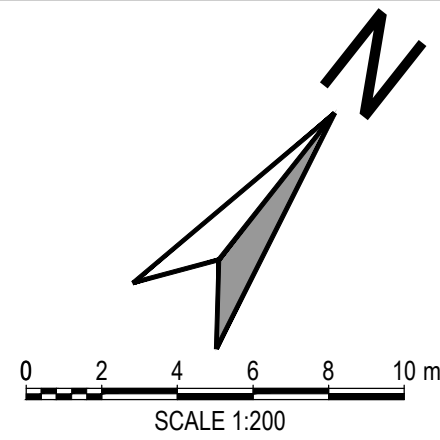




- NOTES:
1. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS NOTED OTHERWISE.
 2. ALL LEVELS ARE SHOWN IN METRES UNLESS NOTED OTHERWISE.
 3. DO NOT SCALE FROM THE DRAWING. USE FIGURED DIMENSIONS ONLY.
 4. ANY DISCREPANCIES TO BE REPORTED IMMEDIATELY TO THE ENGINEER.
 5. THIS DRAWING TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECTS, ENGINEERS, SUBCONTRACTORS AND SPECIALISTS DRAWINGS AND SPECIFICATIONS.
 6. EXISTING SERVICES HAVE NOT BEEN SHOWN BUT ARE PRESENT - THE CONTRACTOR IS TO LIAISE WITH ALL STATUTORY AUTHORITIES PRIOR TO THE COMMENCEMENT OF ANY WORKS.

DRAINAGE LEGEND

- 1500 @ 1:150 PROPOSED SURFACE WATER DRAINAGE WITH PIPE SIZE AND GRADIENT (SEE LAYOUT)
- RWP PROPOSED RAINWATER PIPE
- PROPOSED ACO MD100 DRAINAGE CHANNEL
- CONCRETE FILLED SANDBAG HEADWALL
- OSMA 4D900 BOTTLE GULLY, BEND TO SUIT, INSTALLED ON A PRE-CAST CONCRETE OR BRICK BASE
- IMPERMEABLE ASPHALT
- GRAVEL SURFACE
- SWALE DITCH
- GRASS / SOFT LANDSCAPING
- +11.300 PROPOSED SPOT LEVEL
- +6.92 EXISTING SPOT LEVEL
- +10.280 DRAINAGE FORMATION LEVEL
- SAB BOUNDARY

- NOTES:
1. MH COVERS AND FRAMES TO CONFORM TO BS EN 124:
 - HIGHWAYS AND FOOTWAYS TO FRONT OF BUILDINGS (D400)
 - FOOTWAYS TO REAR OF BUILDINGS (C250)
 2. TYPE S BEDDING AND SURROUND TO ALL PIPES EXCEPT IN THE FOLLOWING CIRCUMSTANCES, IN WHICH TYPE Z BEDDING AND SURROUND ARE TO BE USED:
 - IN BACK GARDENS OF HOUSES WHERE DEPTH TO CROWN OF PIPE IS LESS THAN 0.35m.
 - IN AREAS OF THE REAR OF FLATS AND PARKING WHERE DEPTH TO CROWN IS LESS THAN 0.9m.
 - IN AREAS OF ROAD WHERE DEPTH IS LESS THAN 1.2m.
 3. ALL EXISTING MANHOLE INVERTS TO BE CHECKED AND REPORTED TO THE ENGINEER PRIOR TO THE COMMENCEMENT OF DRAINAGE WORKS. EXISTING PIPE CONNECTIONS ARE TO BE CCTV SURVEYED AND INSPECTED BY THE ENGINEER AND LOCAL AUTHORITY. IF THE PIPE CONNECTION IS FOUND TO BE DAMAGED OR IN DISTRESS, THE CONTRACTOR IS TO CARRY OUT REMEDIAL WORKS OR PROVIDE A NEW CONNECTION TO THE EXISTING SEWER (PIPE SIZE AND GRADIENT TO BE DETERMINED BY THE ENGINEER.
 4. THE GRADIENTS INDICATED AGAINST THE DRAIN RUNS ARE APPROXIMATE ONLY. THE CONTRACTOR SHALL INSTALL DRAINS TO THE INVERT LEVELS SHOWN FOR EACH MANHOLE OR OTHER INDICATED POSITION.
 5. ALL PLOT FOUL DRAINAGE TO BE MINIMUM 100mm DIAMETER UNLESS OTHERWISE NOTED.
 6. ALL ADAPTABLE THERMOPLASTIC STRUCTURED WALL SEWER PIPE SHALL COMPLY WITH THE RELEVANT PROVISIONS OF BS EN 13476-1 AND BS EN 13476-2 OR BS EN 13476-3. PIPES SHALL BE BS KITEMARKED OR HAVE EQUIVALENT THIRD PARTY CERTIFICATION. PIPES LESS THAN OR EQUAL TO 500mm DIA. SHALL HAVE A SHORT-TERM RING STIFFNESS OF NOT LESS THAN 8kNm² (SN8).
 7. ALL JOINTING IN ACCORDANCE WITH MANUFACTURERS TECHNICAL ADVICE & SPECIFICATION.
 8. ALL NON ADAPTABLE DRAINAGE TO BE THE STANDARD UPVC 110mm, 160mm DRAINAGE AND MANUFACTURED TO BS-EN 1401 AND BS 4660 UNLESS NOTED OTHERWISE.
 9. ALL PERMEABLE PAVING CELLS TO HOUSE LATERAL FIN DRAIN ALONG LOWER EDGE WITH 1500 CONNECTION PIPE.
 10. ALL STORM WATER DRAINAGE TO BE A MINIMUM OF 150mm DIAMETER UNLESS OTHERWISE NOTED.
 11. SOIL & VENT PIPE LOCATION AND NUMBER TO BE CONFIRMED WITH ARCHITECT.
 12. THIS DRAWING TO BE READ IN CONJUNCTION WITH ALL RELEVANT ENGINEERS DRAWINGS, TOGETHER WITH THEIR LATEST SPECIFICATIONS. ANY DISCREPANCIES ARE TO BE REPORTED TO THE ENGINEER (VALE CONSULTANCY) AS SOON AS POSSIBLE.
 13. FIGURED DIMENSIONS ONLY TO BE USED. ANY QUERIES OR DISCREPANCIES TO BE REFERRED TO THE ENGINEER (VALE CONSULTANCY) IMMEDIATELY.
 14. PRIOR TO ORDERING ANY MATERIALS THE CONTRACTOR IS TO CONFIRM MANUFACTURER/PIPE MATERIAL AND GRADE PROPOSED WITH WATER AUTHORITY.
 15. TEMPORARY WORKS DESIGN BY OTHERS.
 16. DESIGN RISK ASSESSMENTS AND METHOD STATEMENTS ARE TO BE PROVIDED TO THE PRINCIPLE CONTRACTOR PRIOR TO THE COMMENCEMENT OF ANY WORKS.

APPROVAL

rev.	drawn	chd.	approved	date	description
02	SU	MJ	LR	18.02.21	REVISED TO REFLECT CLIENT COMMENTS.
01	SU	MJ	LR	18.02.21	ISSUED FOR APPROVAL.

Client
GBV PROPERTIES

Project
MARDON PARK PHASE 3

Title
SAB DRAINAGE LAYOUT

ValeConsultancy
CONSULTING CIVIL & STRUCTURAL ENGINEERS
29 Bocan Park, Old Field Road, Pencoed, Bridgend CF35 5LJ.
Phone: 01656 863794 Email: enquiries@vale-consultancy.co.uk

date	drawn	checked	approved
18.02.21	SU	MJ	LR
scale @ A1	project no.		
1:200	11250		
status	drg. no.	rev.	
A	11250_SAB_500	02	

DRAWING STATUS
A - Approval, AB - As-Built, C - Construction, D - Draft, P - Preliminary, T - Tender



**EXISTING UNIT WITH
ANCILLARY OFFICE
ACCOMMODATION**

FUTURE DEVELOPMENT SITE

**UNIT B
(4,200SQ FT PER
FLOOR OFFICE
ACCOMMODATION
2 FLOORS
PROPOSED)**

**UNIT A
(20,000SQ FT GROUND FLOOR
FOOTPRINT AVAILABLE)**

**FFL:7.500
(TBC)**