



**KEY**

- F14 CL146.109 IL146.200 ADOPTABLE FOUL WATER MANHOLE WITH REFERENCE NUMBER, COVER LEVEL AND INVERT LEVEL
- S22 CL146.200 IL144.733 FOULED SURFACE WATER MANHOLE WITH REFERENCE NUMBER, COVER LEVEL AND INVERT LEVEL
- S22 CL146.200 IL144.733 SURFACE WATER DRAIN/SEWER WITH PIPE CODE, SIZE AND GRADIENT
- ADOPTABLE SURFACE WATER MANHOLE WITH FLOW CONTROL
- PROPRIETARY VEGETATED SURFACE WATER HEADWALL (E.G. ROOTING) TO SUIT PROPOSED SLOPES OF SURFACE WATER BASIN
- ADOPTABLE DRAINAGE BASEMENT AND DIMENSIONS. NB. BASEMENTS ARE 3m FROM PIPE CENTRELINE UNLESS DIMENSIONED OTHERWISE.
- SITE BOUNDARY

- NOTES**
- DO NOT SCALE FROM THIS DRAWING.
  - ALL DIMENSIONS ARE IN METRES UNLESS OTHERWISE STATED.
  - THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL RELATED RICHARD JACKSON LTD. ARCHITECTS & SUB-CONTRACTORS DRAWINGS. IN THE CASE OF DISCREPANCIES BETWEEN DRAWINGS REFER TO R/J TO GET CLARIFICATION.
  - SURVEY UNDERTAKEN BY J.C. WHITE GEOMATICS LIMITED, REFERENCED 17700/043, DATED SEPTEMBER 2017 AND UPDATED APRIL 2021.
  - BASED UPON ARCHITECTURAL LAYOUT UNDERTAKEN BY THE NOBLE CONSULTANCY.
  - THE CONTRACTOR SHALL, BEFORE COMMENCING THE WORKS, VERIFY ALL SITE AND SETTING OUT DIMENSIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE TRUE AND PROPER SETTING OUT OF THE WORKS AND FOR THE CORRECTNESS OF THE POSITION, LEVELS, DIMENSIONS, AND ALIGNMENT OF ALL PARTS OF THE WORKS.
  - ALL ROAD MARKINGS TO BE IN ACCORDANCE WITH THE TRAFFIC SIGNS REGULATIONS AND GENERAL DIRECTIONS 2016.
  - ALL ADOPTABLE HIGHWAY WORKS ARE TO BE TO THE FULL REQUIREMENTS AND SATISFACTION OF KENT COUNTY COUNCIL AND ARE SUBJECT TO AGREEMENT BY KENT COUNTY COUNCIL.
  - ALL ADOPTABLE DRAINAGE WORKS ARE SUBJECT TO AGREEMENT BY KOSCA WATER AND ARE TO BE IN ACCORDANCE WITH OFWATS SEWERAGE SECTOR GUIDANCE, DESIGN AND CONSTRUCTION GUIDE MARCH 2020 AND ANY KOSCA WATER DELETION/ADDITIONS THEREOF.
  - THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND PROTECTING ALL EXISTING SERVICES, EXISTING BURIED PIPES (PARTICULARLY SHALLOW PIPES) AND TREE ROOTS FROM DAMAGE, IMPOSED BY LANS AND CONSTRUCTION PLANT.
  - BACKFILL TO TRENCHES OF PRIVATE DRAINAGE WHERE NOT FORMED WITH REINFORCED PIPES MAY BE SUITABLE GRANULAR MATERIAL. IN LANDSCAPED AREAS, TYPE 1 GRANULAR MATERIAL, TO BE USED UNDER HARD STANDINGS AND ROADS.
  - ADOPTABLE MANHOLE COVERS WITHIN BLOCK PAVED AREAS SHALL NOT BE RECESSED.
  - ALL EXTERNAL AREAS TO BE DRAINED BY TRAPPED GULLIES.
  - MANHOLE COVER LEVELS SHOWN ON THE DRAWING ARE APPROXIMATE. EXACT LEVEL TO BE DETERMINED ON SITE TO SUIT ADJACENT FINISHED GRAOUND LEVELS.
  - WHERE PIPES CROSS WITH LESS THAN 300mm BETWEEN SUFFIT AND INVERT, PIPES SHALL BE SURROUNDED IN 150mm THICK GRN3 CONCRETE.
  - THE CONTRACTOR IS RESPONSIBLE FOR CHECKING AND VERIFYING THE EXISTING GROUND INVERT LEVELS AT THE POINT OF CONNECTION FOR ALL DRAINAGE PRIOR TO THE COMMENCEMENT OF ANY DRAINAGE CONSTRUCTION.
  - ALL PIPEWORK CONNECTING TO THE ADOPTABLE MANHOLES OR SEWERS, ARE TO BE 100mm MINIMUM DIAMETER VITRIFIED CLAY AND LAID TO CONNECT WITH LEVEL SPOFFITS UNLESS NOTED OTHERWISE.
  - SETTING OUT FOR BASINS TO BE PROVIDED IN THE FORM OF CAD FILES.
  - WHERE NECESSARY THE CONTRACTOR SHALL LAY SPIRS FROM MANHOLES TO SUIT FUTURE PHASES TO AVOID THE NEED TO BREAK INTO CHAMBERS DURING FUTURE CONSTRUCTION. SPIRS TO BE CAPPED.

REV	DATE	DESCRIPTION	DRAWN	CHECKD
J	07.06.22	ISSUED TO SUIT REDRAWING OF PHASE 3 DESIGN. FOUL WATER OF BASIN AMENDED WHERE CLASHED.	JJT	KRT
H	06.05.22	BASINS & R REVISOR TO SUIT LOCALITY REQUIREMENTS. FACE AND SLOPES OVER FROD AND ROW MARK FROM PTP SHOWN FOR ADOPTION. BASIN LEVEL CONTROLLED BY ROW BUT EXCLUDED FROM ADOPTION REGARDING FUTURE DISCUSSION.	KRT	KRT
G	01.04.22	REWORKED PIPE MANHOLE/FOUL WATER AMENDED TO RECONNECT UNITS TO PIP.	JJT	KRT
F	17.03.22	CHANGES TO SUIT AMENDMENTS TO ROAD 5	JJT	KRT
E	04.03.22	15 & PIPE L100 REMOVED	JJT	KRT
D	24.02.22	INVERTS & GRADIENTS AMENDED REFER TO 1435-1438 FOR LOCATIONS	S.S	JJT
C	18.02.22	GENERAL UPDATE TO SUIT SCHEME PROGRESSION AND REWORKING TO SUIT ADEQUATE MULTI-ALTY DESIGN REQUIREMENTS	KRT	JJT
B	15.10.21	SEWA - S206 REVISED TO SUIT SECTION 278 REDRAWING. S206 P12 REVISED TO SUIT REVISED PTP BOUNDARY AND S145, S242, S243, S244 ADDED TO PROPOSED STREET FOR S145 & S242	KRT	JJT
A	24.09.21	FINAL REVIEW AND REVISIONS TO SUIT CLIENT DISCUSSIONS AND TO SUIT COMMENTS FROM KOSCA WATER	KRT	KRT

**REVISIONS**

This drawing is to be read in conjunction with all other Engineer's drawings and all other project information. Any discrepancy between the Engineer's drawings and other project information is to be referred to the Engineer immediately.

Project  
**BROAD OAK FARM**  
**STURRY**  
**CANTERBURY**

Title  
**SECTION 104 LAYOUT - EXTENT OF DRAINAGE ADOPTION (FULL SITE LAYOUT)**

Client  
**DAVID WILSON HOMES**  
 WHERE QUALITY LIVES

**Richard Jackson**  
 Engineering Consultants

107 The Crescent, 2nd Floor, Queen's Gate, London, E14 6JG  
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 1 Queen's House, 101 Queen's Gate, London, E14 6JG  
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Scale  
 1:2000 @ A1

Date  
 JULY 2021

Project Manager  
 K. TOSH

Status  
**D2 FOR TENDER**

Subsidiary Description  
 CIV

R/J Project No :  
**61109**

Project code	Discipline	Phase	Item	Number	Revision
H8398	CIV	-	BDW	4139	Q



Q	12.05.23	SMALL CR & S153 REWORKED & GULLY RELOCATED WHITE CLONED.	SLS	KRT
P	06.05.23	S166A ADDED, PIPE RUN TO PIPE NUMBERS AMENDED	SLS	JJT
H	06.04.23	BASINS & R AND R INCREASED IN SIZE TO ACCOMMODATE CHANGES TO DESIGN WATER FLOW CONTROL FOR SOUTH-EAST NETWORK	KRT	KRT
H	16.03.23	REVISIONS TO SUIT UTILITY COORDINATION, BATHROOMS FOLLOWING AREA 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 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1014, 1015, 1016, 1017, 1018, 1019, 1020, 1021, 1022, 1023, 1024, 1025, 1026, 1027, 1028, 1029, 1030, 1031, 1032, 1033, 1034, 1035, 1036, 1037, 1038, 1039, 1040, 1041, 1042, 1043, 1044, 1045, 1046, 1047, 1048, 1049, 1050, 1051, 1052, 1053, 1054, 1055, 1056, 1057, 1058, 1059, 1060, 1061, 1062, 1063, 1064, 1065, 1066, 1067, 1068, 1069, 1070, 1071, 1072, 1073, 1074, 1075, 1076, 1077, 1078, 1079, 1080, 1081, 1082, 1083, 1084, 1085, 1086, 1087, 1088, 1089, 1090, 1091, 1092, 1093, 1094, 1095, 1096, 1097, 1098, 1099, 1100, 1101, 1102, 1103, 1104, 1105, 1106, 1107, 1108, 1109, 1110, 1111, 1112, 1113, 1114, 1115, 1116, 1117, 1118, 1119, 1120, 1121, 1122, 1123, 1124, 1125, 1126, 1127, 1128, 1129, 1130, 1131, 1132, 1133, 1134, 1135, 1136, 1137, 1138, 1139, 1140, 1141, 1142, 1143, 1144, 1145, 1146, 1147, 1148, 1149, 1150, 1151, 1152, 1153, 1154, 1155, 1156, 1157, 1158, 1159, 1160, 1161, 1162, 1163, 1164, 1165, 1166, 1167, 1168, 1169, 1170, 1171, 1172, 1173, 1174, 1175, 1176, 1177, 1178, 1179, 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1678, 1679, 1680, 1681, 1682, 1683, 1684, 1685, 1686, 1687, 1688, 1689, 1690, 1691, 1692, 1693, 1694, 1695, 1696, 1697, 1698, 1699, 1700, 1701, 1702, 1703, 1704, 1705, 1706, 1707		