

DO NOT SCALE



**KEY**

- F14 CL.46.109 IL.44.300 ADOPTABLE FOUL WATER MANHOLE WITH REFERENCE NUMBER, COVER LEVEL AND INVERT LEVEL
- S22 CL.46.200 IL.44.733 FOUL WATER DRAIN/SEWER WITH PIPE CODE, SIZE AND GRADIENT
- ADOPTABLE SURFACE WATER MANHOLE WITH REFERENCE NUMBER, COVER LEVEL AND INVERT LEVEL
- SURFACE WATER DRAIN/SEWER WITH PIPE CODE, SIZE AND GRADIENT
- ADOPTABLE SURFACE WATER MANHOLE WITH FLOW CONTROL
- PROPRIETARY VEGETATED SURFACE WATER HEADWALL (E.G. ROOTLOK) TO SUIT PROPOSED SLOPES OF SURFACE WATER BASIN
- NB: DRAINAGE FEATURES TO BE ADOPTED UNDER FUTURE PHASES ARE SHOWN IN BLACK
- ADOPTABLE DRAINAGE EASEMENT
- 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/JTD FOR CLARIFICATION.
  - SURVEY UNDERTAKEN BY J.C. WHITE GEOMATICS LIMITED, REFERENCED 17/00/043, 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 ICOSA WATER AND ARE TO BE IN ACCORDANCE WITH OFWAT'S SEWERAGE SECTOR GUIDANCE, DESIGN AND CONSTRUCTION GUIDE MARCH 2020 AND ANY ICOSA 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 LOADS AND CONSTRUCTION PLANT.
  - BACKFILL TO TRENCHES OF PRIVATE DRAINAGE WHERE NOT FORMED WITH PERFORATED PIPES MAY BE SUITABLE EXCAVATED 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 GROUND LEVELS.
  - WHERE PIPES CROSS WITH LESS THAN 300mm BETWEEN SOFFIT AND INVERT, PIPES SHALL BE SURROUNDED IN 150mm THICK GEN3 CONCRETE.
  - THE CONTRACTOR IS RESPONSIBLE FOR CHECKING AND VERIFYING THE EXISTING OUTFALL 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 SOFFITS UNLESS NOTED OTHERWISE.
  - SETTING OUT FOR BASINS TO BE PROVIDED IN THE FORM OF CAD FILES
  - WHERE NECESSARY THE CONTRACTOR SHALL LAY SPURS FROM MANHOLES TO SUIT FUTURE PHASES TO AVOID THE NEED TO BREAK INTO CHAMBERS DURING FUTURE CONSTRUCTION. SPURS TO BE CAPPED

NOTE: THIS DRAWING SHOWS PROPOSED FOUL AND SURFACE WATER DRAINAGE FOR PHASE 1 AND FUTURE PHASES. REFER TO DRAWING H8399/CIV-/BDW/4190 FOR EXTENT OF PROPOSED DRAINAGE TO BE CONSTRUCTED IN PHASE 1

REV	DATE	DESCRIPTION	DRAWN	CHKD
C	18.02.22	GENERAL UPDATE TO SUIT SCHEME PROGRESSION AND MODIFICATIONS TO SUIT NUTRIENT NEUTRALITY DESIGN REQUIREMENTS	KRT	JJT
B	15.10.21	S204A - S204C REVISED TO SUIT SECTION 278 PROPOSALS, F211 & F212 MOVED TO SUIT REVISED PTP BOUNDARY AND S116, S121, S133, S155 ADDED TO PROPOSED EXTENT OF S104, S1 - S5 REVISED	KRT	JJT
A	24.09.21	OVERALL REVIEW AND REVISIONS TO SUIT CLIENT DISCUSSIONS AND TO SUIT COMMENTS FROM ICOSA 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 reported 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**

847 The Crescent, Colchester, Essex CO4 9YQ Tel: 01206 228800  
Unit 06/130, 6th Floor, 1 St. Katherine's Way, London, E1W 1UN Tel: 020 7448 9910  
5 Quarr House, Mill Court, Great Shelford, Cambs CB22 5LD Tel: 01223 314794  
The Old Church, St. Matthews Road, Norwich, Norfolk NR1 1SP Tel: 01603 230240  
The Whitehouse, Bonds Mill, Stonehouse, Gloucestershire GL10 3RF Tel: 01172 020070  
Email Address: mail@rj.uk.com Website: http://www.rj.uk.com

Scale	Drawn	Date			
1:2000 @ A1	KRT	JULY 2021			
Project Manager	Checked	Approved			
K. TOSH	JJT	KRT			
Status	Suitability Description	RJL Project No :			
D2	FOR TENDER	61109			
project code	discipline	phase	client	number	revision
H8398	CIV	-	BDW	4139	C

