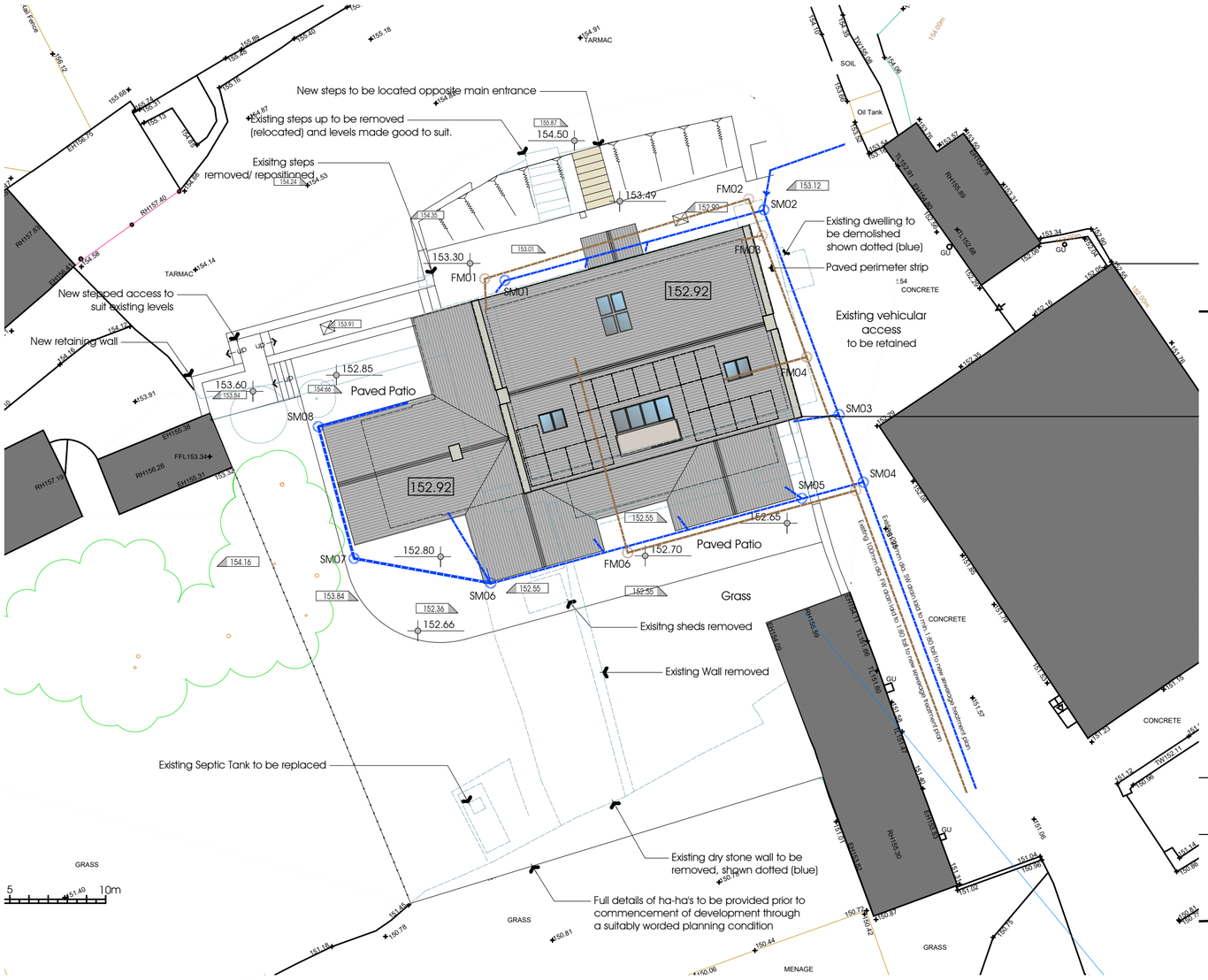
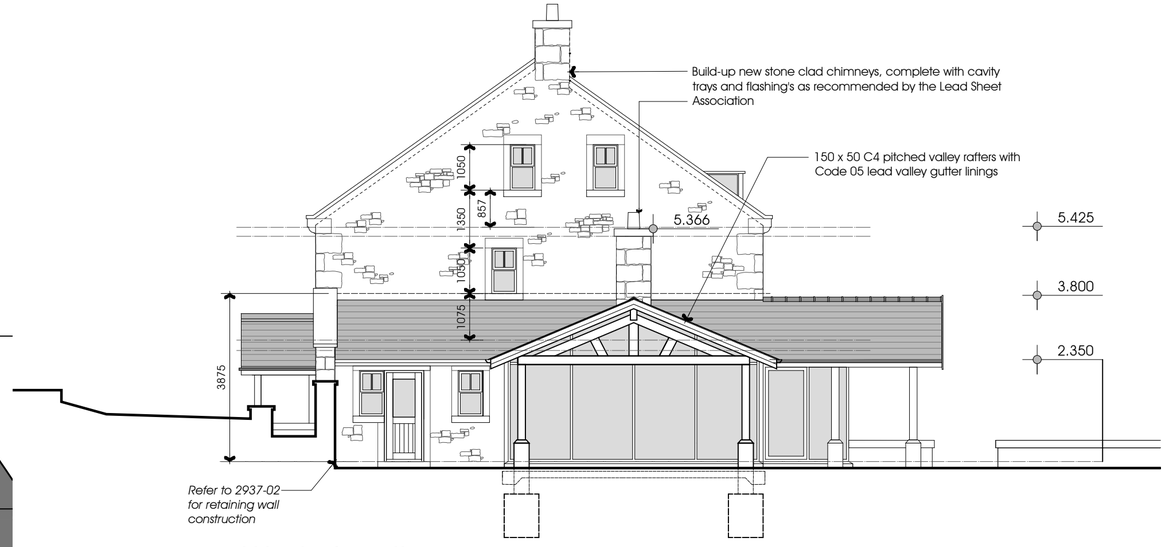
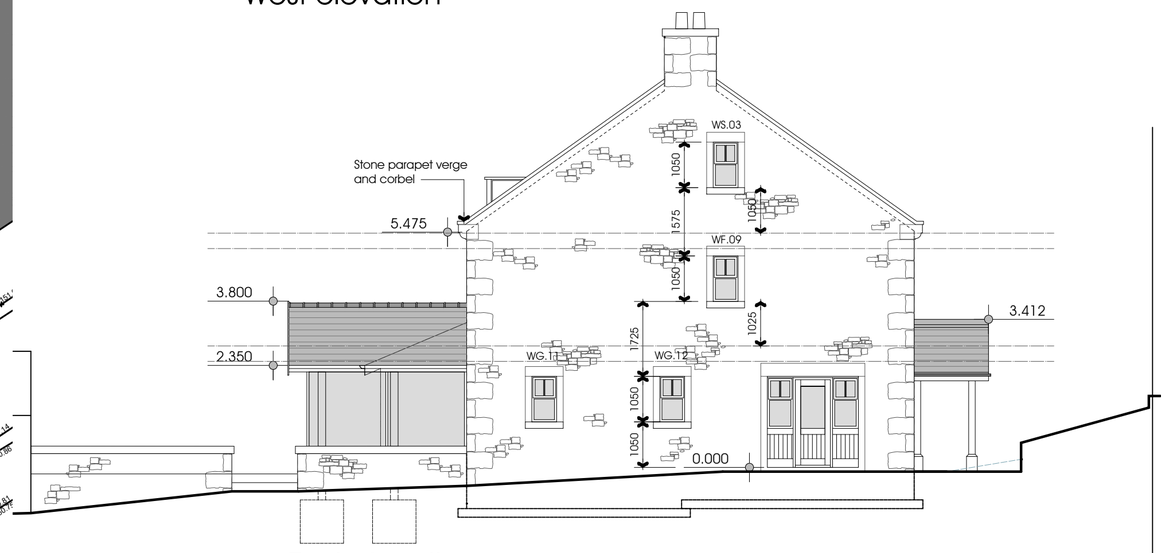
NOTES:
1: Do not scale this drawing, use figured dimensions only 2: The Contractor, Sub Contractor or specialist supplier are responsible for confirming site dimensions prior to fabrication 3: Any dimensional discrepancies are to be reported to the Architect immediately

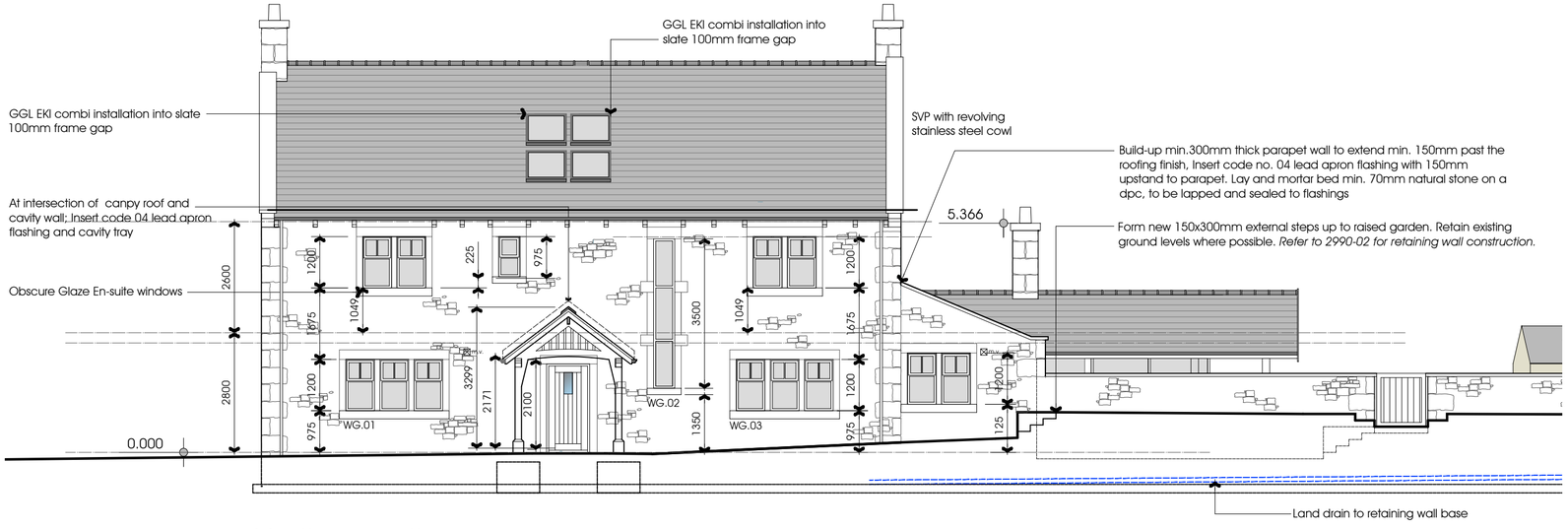



West elevation




East elevation




North elevation

DRAINAGE AND PLUMBING
Contractor to agree positions and layout of proposals are compatibile and/or advise otherwise, subject to approval on site by the Building Control Officer.

Excavate to lay, bed and connect 100mm diameter hepworth or equivalent approved drainage system to BS5750/ BS4660/ BS2494/ BS4962/ BS7158/ BS EN 1610 on Class-1 beddings to BS5955/8301, including fittings, adaptors, junctions, traps, bends, rodding points and gullies, as recommended by and in strict accordance with manufacturers instructions.

Protection from Settlement
A drain may run under a building if at least 100mm of granular fill is provided round the pipe where the crown of the pipe is within 300mm of the underside of the slab, or for pipes with less than 1200mm cover in roads/600mm in fields they should where necessary be protected from damage by a reinforced concrete cover slab with a flexible filler & at least 75mm of granular material between the top of the pipe and u/s of the filler. Below the slabs where necessary to backfill the trench with concrete in order to protect nearby foundations movement joints formed with compressible board should be provided at each socket or sleeve joint face

Where pipes are built into structures use short lengths of pipes with joints formed within 150mm of either wall-face adjacent rocker pipes of max.600mm with flexible joints, or lintolled opening to give 50mm space all round, masked both sides with rigid sheet material to prevent entry of fill/vermin and void filled with compressible sealant. To prevent entry of gas a drain trench should not be excavated lower than the footings of any building nearby, unless where the trench is within 1.0m of the foundation the trench is filled with concrete up to the lowest level of the foundation, or where the trench is further than 1.0m from the building, the trench is filled with concrete to a level below the lowest level for the building equal to the distance from the building, less 150mm

All new FW drains to connect via gravity (1:80 fall) to a new sewerage treatment plant.

Allow for polypipe or equivalent approved BS7158 non man entry inspection chambers with screw down sealed covers, as recommended by the manufacturer

All internal wastes to have 75mm deep seal traps with min diameters as follows:
Sink, bath or shower: 40mm dia. Basin: 32mm dia. WC: 100mm dia. All stub stacks to have air admittance valve.

A branch discharge pipe should not discharge into a stack lower than 450mm above the invert of the tail of the bend at the foot of the stack.

All new PVC wastes and stub stacks to have access for cleaning. Soil pipe and accessories to BS 4514. Soil pipe to extend min. 900mm above any opening into building and discharge via rest bend to drain connected to manhole.

All wastes to connect to svp or stub stack above floor level.

All surface water gullys to be roddable.

External roof gutters and rwp's to be black PVC - profile to be confirmed, secured to timber facsia/soffit.

Upon completion of drains the contractor is to test all new drainage runs: test pipeline for water tightness using approved manometer or similar approved.

PGB Architectural Services LTD Lily Cottage, 12 Glen Avenue, Knowle Green, Preston PR3 2ZQ
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Replacement Dwelling

Mr & Mrs McHugh
Lower Clerk Hill, Clerk Hill Road, Whalley BB7 9DF

Building Regulations:
Site Plan & Elevations

DATE 25.09.17

JOB NO. 2990
DRAWING NO. 06
REVISION B
SCALE 1:200 & 100 @ A2

PGB ARCHITECTURAL SERVICES LTD