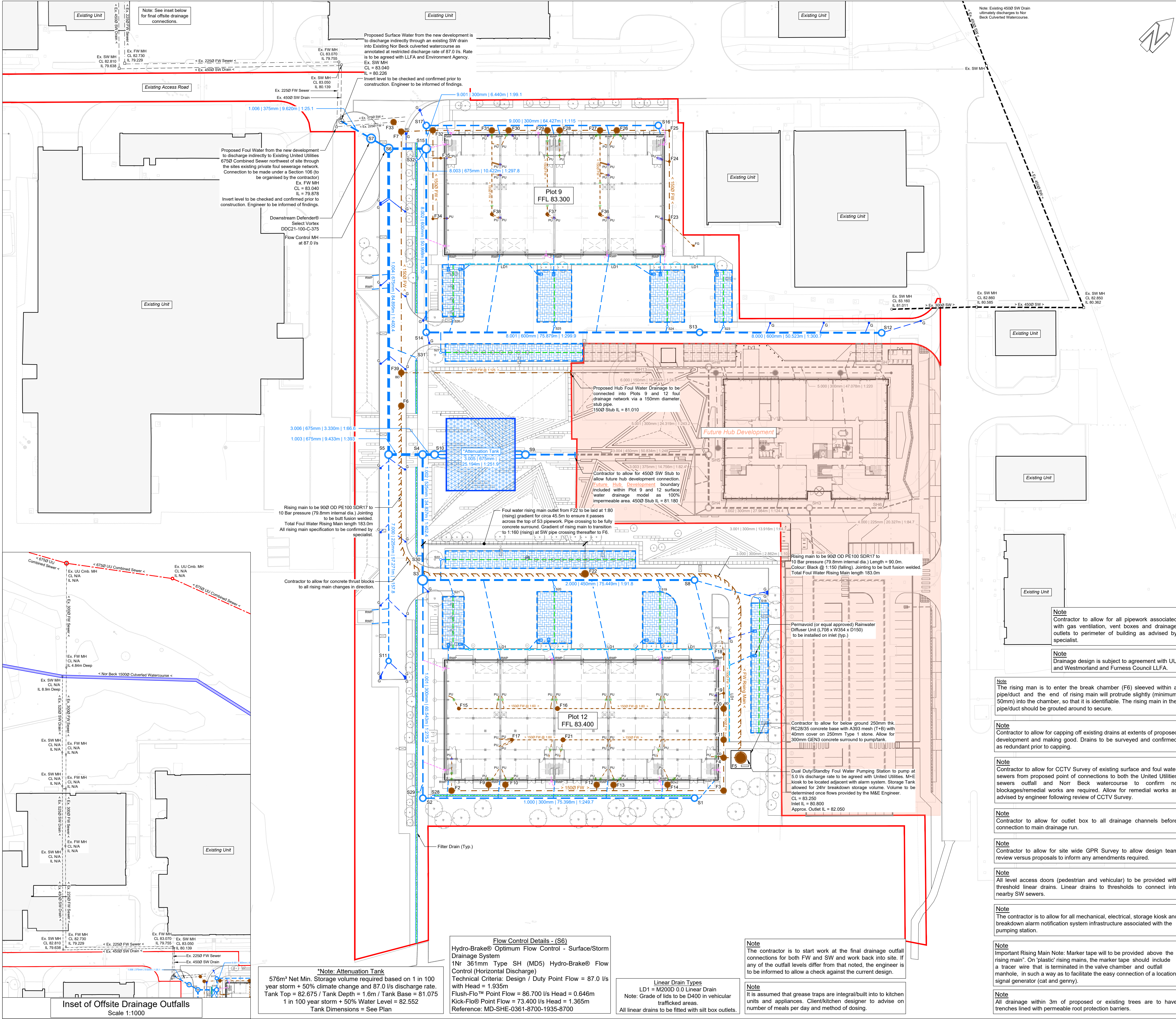




- Notes**
- All works to be carried out in accordance with:
 - Design and Construction Guidance (DCG) and Sewerage Sector Guidance (SSG) for all sewers proposed to be offered for adoption. (note - the SSG replaces Sewers for Adoption (SfA) for all new developments)
 - BS EN 752 - 'Drain and Sewer Systems Outside Buildings'
 - Current applicable Building Regulations
 - BGP Specifications
 - Manufacturer installation guidance and requirements
 - All levels shown are in metres and are relative to ordnance datum (m AOD).
 - Connection to United Utilities sewers are only to be carried out under an S106 agreement by UU approved term contractors unless agreed otherwise between both parties. (organised by main contractor)
 - Invert levels of all existing chambers and connection points are to be confirmed and engineer advised prior to commencement of any Drainage Works.
 - Where proposed sewers connect into existing sewers, the existing sewers must be checked for line, level and condition preferably by a CCTV survey.
 - Concrete bed and surround is required to all gully leads and to all pipes in highways/hardstanding where cover to pipe <1200mm.
 - All pipes to be either extra strength V.C. to BS 65 or PVC certified to WIS 4-35-01 and BS/EN13476 or concrete pipes Class 120 to BS/EN 1916/BS5911-1:2002.
 - All RWP and slab penetration (PU) locations are indicative and accurate positions should be taken from the Architects drawings. All slab penetrations to be roddable above ground level via access pipe.
 - Existing sewer positions are indicative and are not to be used in conjunction with design. Contractor to confirm location.
 - All existing drainage to be cleaned and jetted as part of the contract.
 - All RWP connections to be 1000 and Surface water sewers to be 1500 unless noted otherwise.
 - All FW drains to be 1500 between inspection chambers/manholes and 1000 unless noted otherwise elsewhere.
 - Contractor is responsible for positioning MHS so they do not compromise line or level of kerbing or other delineation at the juncture of two surface materials.
 - Cover levels shown are indicative and may vary on site. The contractor should adjust levels to suit site conditions.
 - All internal manholes to be Type 'PPIC' with double seal covers u.n.o.
 - All drainage beneath foundations / slab and building footprint is to be 150mm GEN3 concrete surround.
 - An underground attenuation tank (IS) to be provided which has a net capacity of 576m³. Tanks shall be designed by specialist contractor to provide the net volume of attenuation required and comply with recommendations by Ciria with regard to access for maintenance and strength. The strength of the tank should comply with Ciria document C737 'Structural design of Modular Geocell drainage tanks'. The construction, installation and venting requirements of the tank shall be strictly in accordance with manufacturer guidance.

S.H.E.
Do not excavate until all underground services have been identified and marked out. Refer to service providers drawings and to the utility survey drawings. Unknown underground services may exist. Check for services by carrying out a scan with a cable avoidance tool.

- Legend**
- Proposed SW Sewer
 - Proposed FW Sewer
 - Nor Beck (Culverted)
 - Existing SW Sewer
 - Existing FW Sewer
 - Existing UU Combined Sewer
 - Site Boundary
 - Linear Drain
 - Proposed Attenuation Tank
 - Permeable Paved Paving with perf. pipe (Tanked)
 - Highway Gully fitted with Naylor Smart Gully Adapter (or similar approved by LLFA)
 - Pipe beneath ground beam
 - Pipe through ground beam (cast into ground floor slab downstand locally)
 - Gas Vent and associated drainage outlet

Planning Condition Discharge Issue	JJH	C07	JC	14.06.2026
Preliminary Stage 5 Issue	JJH	C06	JC	06.05.2026
Stage 4 Issue	JJH	C05	JC	11.04.2026
Stage 4 Issue	JJH	C04	JC	16.01.2026
Stage 4 Issue	JJH	C03	JC	28.11.2025
Stage 4 Issue	JJH	C02	JC	07.11.2025
Stage 4 Issue	JJH	C01	JC	24.10.2025
Stage 3 Issue	JJH	P06	JC	01.10.2025
Stage 3 Issue	JJH	P05	JC	13.09.2025
Stage 3 Issue	JJH	P04	JC	09.01.2025
Draft Stage 3 Issue	JJH	P03	JC	12.12.2024
Issued for Planning	JJH	P02	JC	23.11.2023
Issued for Planning	JJH	P01	JC	22.09.2023
AMENDMENT	BY	REV	CHK	DATE

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Client	Cumberland Council					
Project	CMiQ Phase 2 LUF - Unit 9 & 12					
BGP Project No.	21T2034					
Drawing Title	Drainage Plan					
Drawn	Date	Checked	Date	Size	Scale	Rev.
JJH	Aug '23	JC	Aug '23	A1	1:500	C07
Location	Originator	Volume	Level	Form	Role	Unique No.
LUF	BGP	09	XX	D	C	09130
File Reference	LUF-BGP-09-XX-D-C-09130					

In instances where this drawing completes or partly completes a contract, Billinghurst George & Partners will consider that it's product has been validated, unless in a period not exceeding 90 working days, the client advises to the contrary.