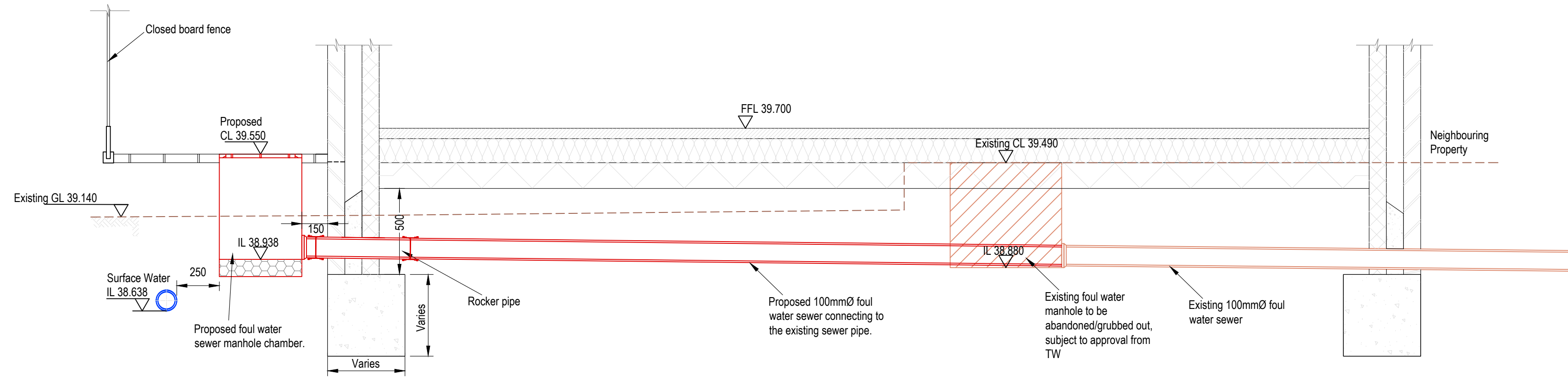




Section A-A
Scale 1:20

Note:
All SVP's are indicative only,
to be confirmed by architect

- General Notes:
- Do not scale this drawing. All dimensions are in metres unless otherwise noted. Any discrepancies are to be recorded and reported to the engineers immediately.
 - This drawing is to be read in conjunction with all other engineers and architects drawings, and the specification.
 - All work is to be to the satisfaction of the engineer and local authority building control.
 - The contractor is responsible for and must take all necessary precautions to ensure the stability of the works at all times during construction.
 - All workmanship and materials are to be to current British Standards.
 - All services are to be located and protected as necessary by the contractor prior to the commencement of the works.
 - Any existing details which are shown on this drawing are for guidance only and are to be checked on site by the contractor. Any variations are to be recorded and reported to the engineer immediately.
 - All highway works are to be in accordance with the local authorities design guide and specification.
 - Prior to the occupation of the first dwelling, street nameplates shall be erected in accordance with the highway authority and to the wording agreed with the planning authority.
 - During construction works on site, all roads and footpaths are to be swept and kept clear of obstructions, this is to include existing highways as appropriate to ensure safe passage of all road users.
 - Provision shall be made for the installation of all mains services including ducting prior to the laying of the road base-course.
 - All road markings and signs are to be in accordance with 'The Traffic Signs Regulations and Directions' 2016.
 - All sewer works are to be in accordance with the Sewerage Sector Guidance.
 - All private connections to adoptable sewers should be a minimum of 100mm diameter (foul) and 150mm diameter (surface) made in vitrified clay connecting soffit to soffit.

Cellular Infiltration (Soakaway)
Plan area = 7.5m²
Storage depth = 1.2m
Storage volume = 8.55m³ (95% Void Ratio)
Design Event = 1 in 100 years + 40%CC
Infiltration Value = 5.79 x 10⁻⁴m/sec = 0.208m/hr
(Based on estimated soil rate provided by Land Science report ref. LS8552)
Crate base level = 37.321
Crate Top level = 38.521

Proposed new manhole to serve the extended foul sewer.
Foul water from the development discharges into the extended foul sewer, subject to approval from TW.

Existing foul sewer to be extended toward side patio, subject to prior approval from TW

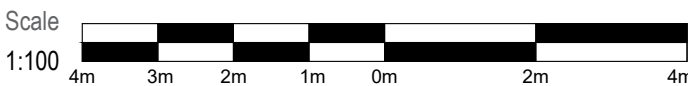
All existing sewer locations and connections to be verified and confirmed on site prior to construction

Proposed channel drain to intercept the surface runoff water from the parking area before entering on to the road.

Surface Water Manhole Schedule							
Manhole Number	Manhole size (mm)	Cover Level	Invert Level	Pipe Diameter	Connections	Pipe No.	Manhole Cover Type
RE 01	-	-	38.819	100		1.000	0.571
MH 01	480	39.230	38.585	100		1.001	0.545
MH 02 (SR trap Chamber)	480	39.200	38.521	100		1.002	0.579

Foul Water Manhole Schedule							
Manhole Number	Manhole size (mm)	Cover Level	Invert Level	Pipe Diameter	Connections	Depth to Soffit	Manhole Cover Type
MH 01	225	39.550	38.951	100		0.499	40325
MH 02	225	39.550	38.951	100		0.499	40325
MH 03	480	39.550	38.938	100		0.512	8125

Drainage Key			
Private Surface Water		Private Foul Water	
Surface Water Manhole Text	CL.00.00 IL.00.00	Foul Water Manhole Text	CL.00.00 IL.00.00
Surface Water Pipe Diameter / Gradient	100/80	Foul Water Pipe Diameter / Gradient	100/80
Inspection chamber 480mm Ø >600mm Depth		Inspection chamber 480mm Ø >600mm Depth	
Rodding Eye	RE IL.00.00	Inspection chamber 225mm Ø 0-600mm Depth	
Rain Water Pipe	rwp	Foul Connection	swp
Channel Drain		Existing Foul Water Sewer	300mmØ
Rainwater Harvesting / Waterbutt		Existing Foul Water Manhole	Ex FW MH(7202) CL.39.88 IL.38.33
Soakaway		Existing Surface Water Sewer	225mmØ
External works		Existing Surface Water Manhole	Ex SW MH(7251) CL.39.770 IL.38.160
Proposed Level	+ 00.000		
Finished Floor Level	FFL 00.000		
Underbuild with No. of Brick Courses	3C		
Steps	2st		



P4	Updated Infiltration rate & Storage capacity	SP	SP	13.01.2026
P3	Updated FFL	SP	BN	08.12.2025
P2	Updated strategy to Soakaway & Section A-A added	SP	BN	08.12.2025
P1	Preliminary Issue	SP	BN	24.11.2025
Issue	Notes	Drawn	Approved	Date

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Issuing Office:
JMS East Anglia (Ipswich): Unit 10, Brightwell Barns
Brightwell, Suffolk, United Kingdom, IP10 0BJ, Tel: 01473 487047

Project
90 Stone Street
Reading RG30 1HU

Drawing Title
Proposed Drainage
Layout (for Existing build)

Project No.	Drawing No.	Issue
EX25/371/10	203	P4

PRELIMINARY