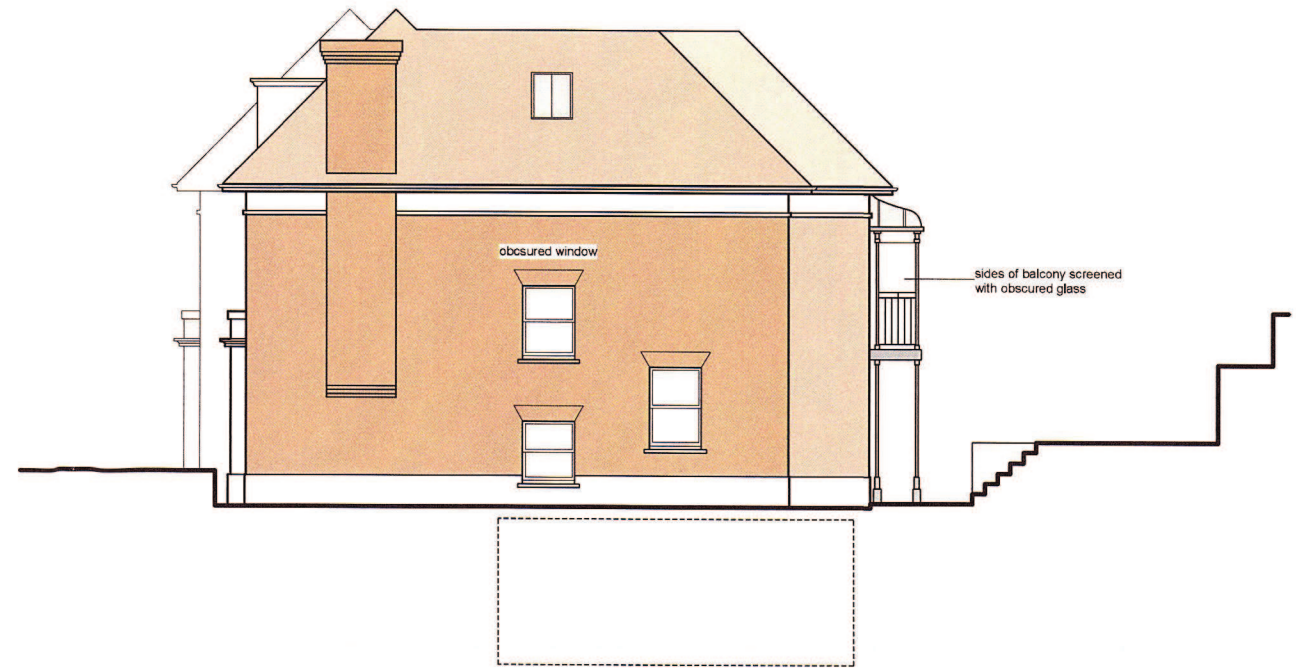
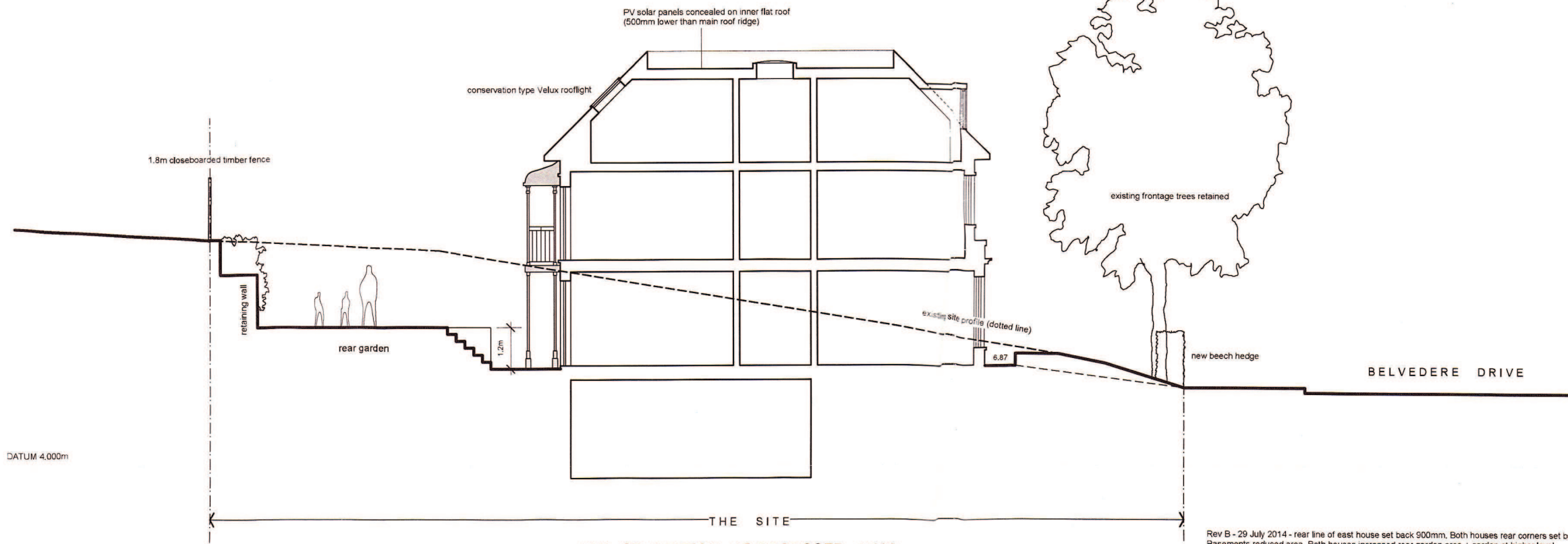


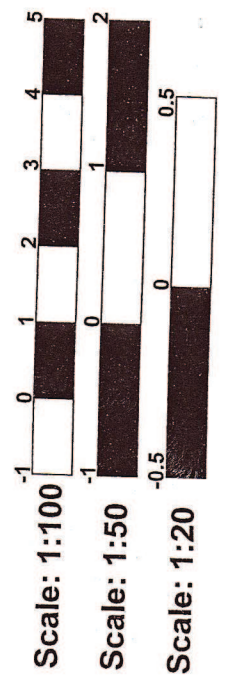
SIDE (SOUTH WEST) ELEVATION AS PROPOSED 1:100



SIDE (NORTH EAST) ELEVATION AS PROPOSED 1:100



NW - SE SECTION AS PROPOSED 1:100

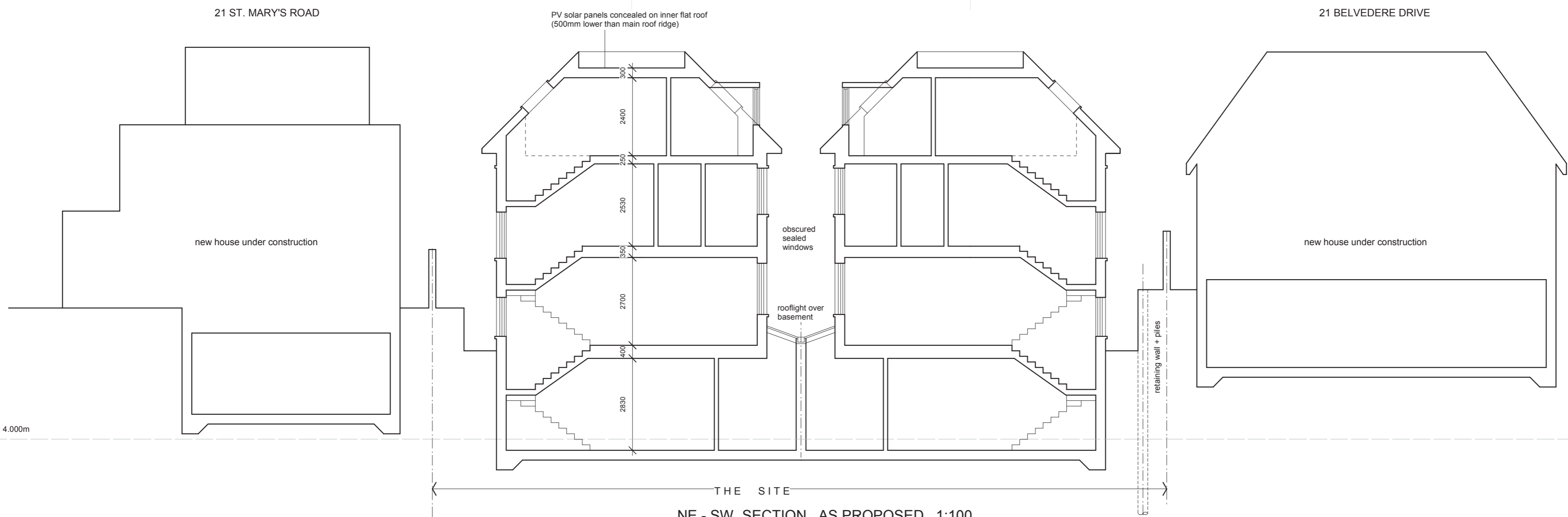


Rev B - 29 July 2014 - rear line of east house set back 900mm. Both houses rear corners set back 900mm width and 1575mm length. Basements reduced area. Both houses increased rear garden area + garden at higher level.  
Revision A - 17 July 2014 - Front elevation of right hand house (no.25) set back 900mm. Front garden levels altered.

<b>BRIAN SMITH R.I.B.A.</b> Chartered Architect Suite 1, Barry House, 20-22 Worple Road, Wimbledon, London SW19 4DH Telephone 020 8947 6088 Fax: 020 8947 6827	Client : Scale : 1:100 Date : Apr 2014 Drawn :	Drawing title : SIDE ELEVATIONS + SECTION PROPOSED
	Job title : 25 Belvedere Drive, London SW19	501 9 B

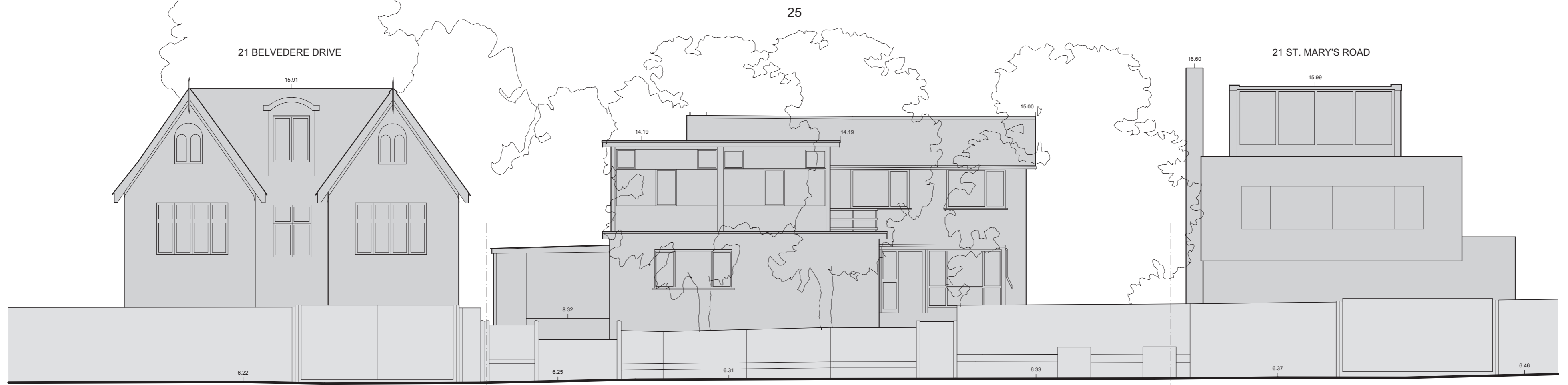


REAR (NORTH WEST) ELEVATION AS PROPOSED 1:100



NE - SW SECTION AS PROPOSED 1:100

<p><b>BRIAN SMITH R.I.B.A.</b> Chartered Architect</p> <p>Suite 1, Barry House, 20-22 Worple Road, Wimbledon, London SW19 4DH Telephone: 020 8947 0088 Fax: 020 8947 6827</p>	<p>Client : Scale : 1:100 Date : Apr 2014 Drawn :</p>	<p>Drawing title : REAR ELEVATION + SECTION PROPOSED</p>
	<p>Job title : 25 Belvedere Drive, London SW19</p>	<p>501 8 A</p>



THE SITE  
FRONT (SOUTH EAST) ELEVATION AS EXISTING 1:100

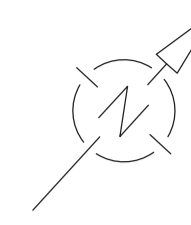
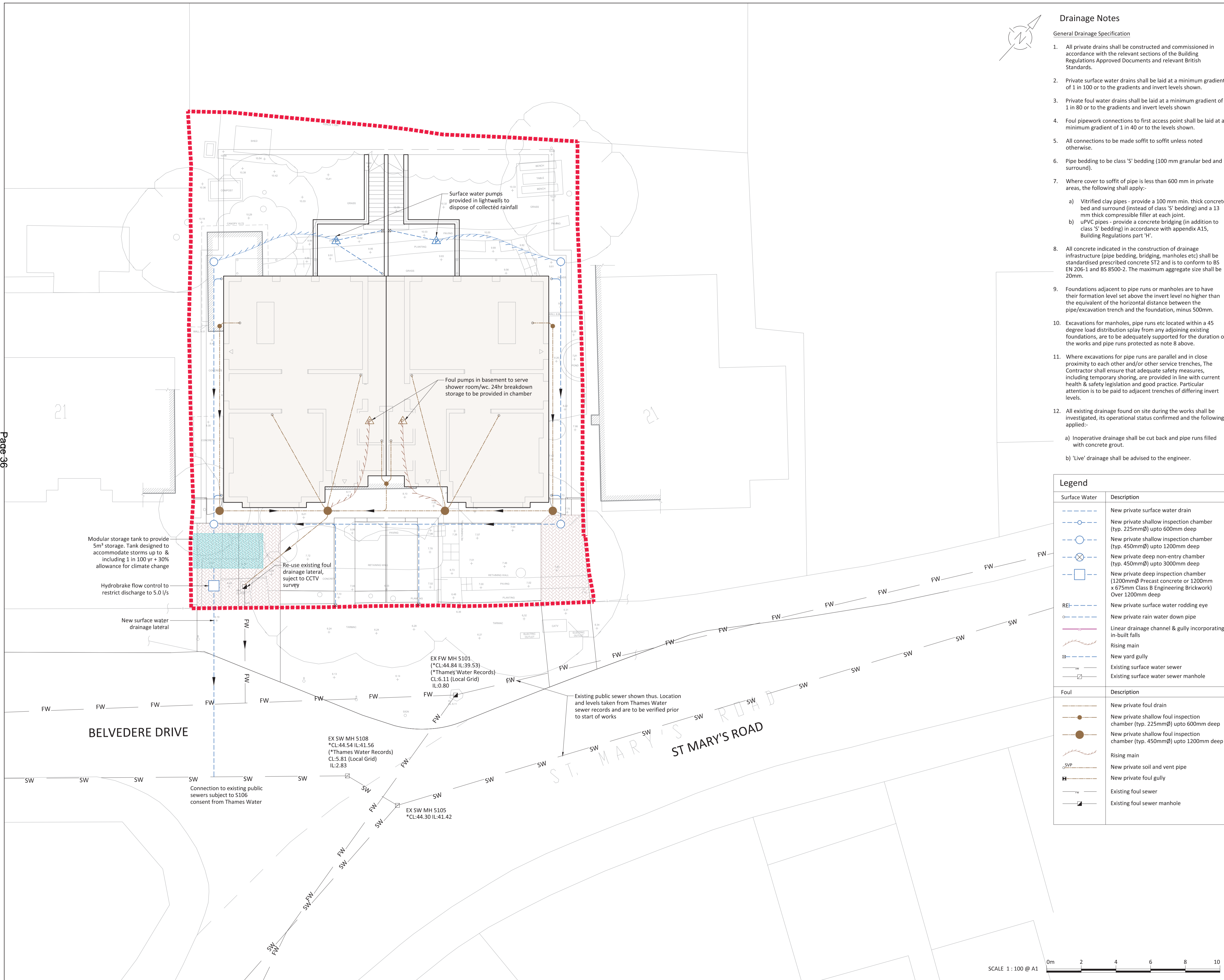
DATUM 4.000m



THE SITE  
FRONT (SOUTH EAST) ELEVATION AS PROPOSED 1:100

DATUM 4.000m

<b>BRIAN SMITH R.I.B.A.</b> Chartered Architect  Suite 1, Barry House, 20-22 Worple Road, Wimbledon, London SW19 4DH Telephone: 020 8947 0088 Fax: 020 8947 6827	Client :	Scale : 1:100	Drawing title :
	Job title :	Date : Mar 2014	FRONT ELEVATION
	25 Belvedere Drive, London SW19	Drawn :	EXISTING + PROPOSED
			501 7 B



### Drainage Notes

#### General Drainage Specification

- All private drains shall be constructed and commissioned in accordance with the relevant sections of the Building Regulations Approved Documents and relevant British Standards.
- Private surface water drains shall be laid at a minimum gradient of 1 in 100 or to the gradients and invert levels shown.
- Private foul water drains shall be laid at a minimum gradient of 1 in 80 or to the gradients and invert levels shown.
- Foul pipework connections to first access point shall be laid at a minimum gradient of 1 in 40 or to the levels shown.
- All connections to be made soffit to soffit unless noted otherwise.
- Pipe bedding to be class 'S' bedding (100 mm granular bed and surround).
- Where cover to soffit of pipe is less than 600 mm in private areas, the following shall apply:
  - Vitrified clay pipes - provide a 100 mm min. thick concrete bed and surround (instead of class 'S' bedding) and a 13 mm thick compressible filler at each joint.
  - uPVC pipes - provide a concrete bridging (in addition to class 'S' bedding) in accordance with appendix A15, Building Regulations part 'H'.
- All concrete indicated in the construction of drainage infrastructure (pipe bedding, bridging, manholes etc) shall be standardised prescribed concrete ST2 and is to conform to BS EN 206-1 and BS 8500-2. The maximum aggregate size shall be 20mm.
- Foundations adjacent to pipe runs or manholes are to have their formation level set above the invert level no higher than the equivalent of the horizontal distance between the pipe/excavation trench and the foundation, minus 500mm.
- Excavations for manholes, pipe runs etc located within a 45 degree load distribution splay from any adjoining existing foundations, are to be adequately supported for the duration of the works and pipe runs protected as note 8 above.
- Where excavations for pipe runs are parallel and in close proximity to each other and/or other service trenches, The Contractor shall ensure that adequate safety measures, including temporary shoring, are provided in line with current health & safety legislation and good practice. Particular attention is to be paid to adjacent trenches of differing invert levels.
- All existing drainage found on site during the works shall be investigated, its operational status confirmed and the following applied:
  - Inoperative drainage shall be cut back and pipe runs filled with concrete grout.
  - 'Live' drainage shall be advised to the engineer.

#### Legend

Surface Water	Description
	New private surface water drain
	New private shallow inspection chamber (typ. 225mmØ) upto 600mm deep
	New private shallow inspection chamber (typ. 450mmØ) upto 1200mm deep
	New private deep non-entry chamber (typ. 450mmØ) upto 3000mm deep
	New private deep inspection chamber (1200mmØ Precast concrete or 1200mm x 675mm Class B Engineering Brickwork) Over 1200mm deep
	New private surface water rodding eye
	New private rain water down pipe
	Linear drainage channel & gully incorporating in-built falls
	Rising main
	New yard gully
	Existing surface water sewer
	Existing surface water sewer manhole
Foul	Description
	New private foul drain
	New private shallow foul inspection chamber (typ. 225mmØ) upto 600mm deep
	New private shallow foul inspection chamber (typ. 450mmØ) upto 1200mm deep
	Rising main
	New private soil and vent pipe
	New private foul gully
	Existing foul sewer
	Existing foul sewer manhole

### HEALTH, SAFETY & ENVIRONMENT

It is the responsibility of the client to ensure that those undertaking the works are competent and experienced in the type of work to be undertaken.

In addition to the hazards usually associated with the types of work detailed on this drawing, the following specific hazards have been identified through design risk assessment. The planning and execution of the works should take into account all usual and specific hazards.

Hazards should also be taken into account in the maintenance, operation, decommissioning and demolition of the works.

- Live services may be present on site.
- Existing ground is/may be contaminated.
- Deep excavations necessary.
- Ground conditions may be unstable during excavation.
- The stability of adjacent foundations will need to be considered during excavation works.
- Flotation: Specific measures are required to control ground water during the works.
- Work in/adjacent to live highway.

#### NOTES

- All dimensions are in millimetres (mm) and levels in metres Above Ordnance Datum (mAOD) unless noted otherwise.
- Do not scale from this drawing.
- The copyright in this drawing belongs to Structa LLP; the designs and details may not be used on any project other than that indicated in the titleblock.
- Where CAD or BIM files of the drawing are issued, they are provided for the convenience of others, and shall not be used for construction purposes or relied upon for accuracy or completeness.
- Drawing based on Topographical Survey by Boundaries Partnership Drawing 25 Belvedere drive TOPO Dated 14-3-2014 & Brian Smith RIBA Chartered Architects Drawing No.501 4A Entitled Site Plan as Proposed Dated March 2014

Rev.	Date	Description	Drawn	Checked	Approved
P1	06.06.14	FIRST ISSUE	DI	TGR	DAM

**PRELIMINARY**

25 BELVEDERE DRIVE, LONDON, SW19

DRAINAGE STRATEGY

London 020 3301 2570  
 Hemel Hempstead 01442 419 850  
 Swindon 01793 209 130  
 Warwick 01926 485 586



Drawing No: **3516-1001** Revision: **P1**

SCALE 1 : 100 @ A1

