

BRAMBLE COTTAGES

CUSHING PLACE/ POPHAM'S ROAD, CORK

PROJECT COORDINATION POINT
X:573,780 Y: 567,180 Z: 0

LEVEL 0 FFL: 41.460
LEVEL 1 FFL: 44.235

PROJECT NORTH: 12.07 DEGREES TO EAST



Do not scale from drawings. Use dimensioned figure only.
Contractor to check all dimensions on site.
City Architect to be informed of any discrepancies before
work proceeds

Notes

Rev.	Description	Date
01	DWELLING UNIT PLAN REVISED	03/07/20
02	SITE BOUNDARY REVISED	20/08/20
03	No. 4 BRAMBLE COTTAGES LAYOUT REVISED	15/01/21

CITY ARCHITECTS DEPARTMENT

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TONY DUGGAN, CITY ARCHITECT,
CORK CITY COUNCIL, CITY HALL, CORK

Team Leader: Tony Duggan
Project Architects: Cathal O' Boyle
Project Technicians: Denis Gould, Desmond Grace
Project Supervisor (PSDP): DJF Engineering Services
Quantity Surveyor: Tony O'Regan & Assoc
Civil / Structural Consultant: DJF Engineering Services
M & E Consultant: Matt O'Mahony & Assoc
Landscape Architect:
Fire Consultant:

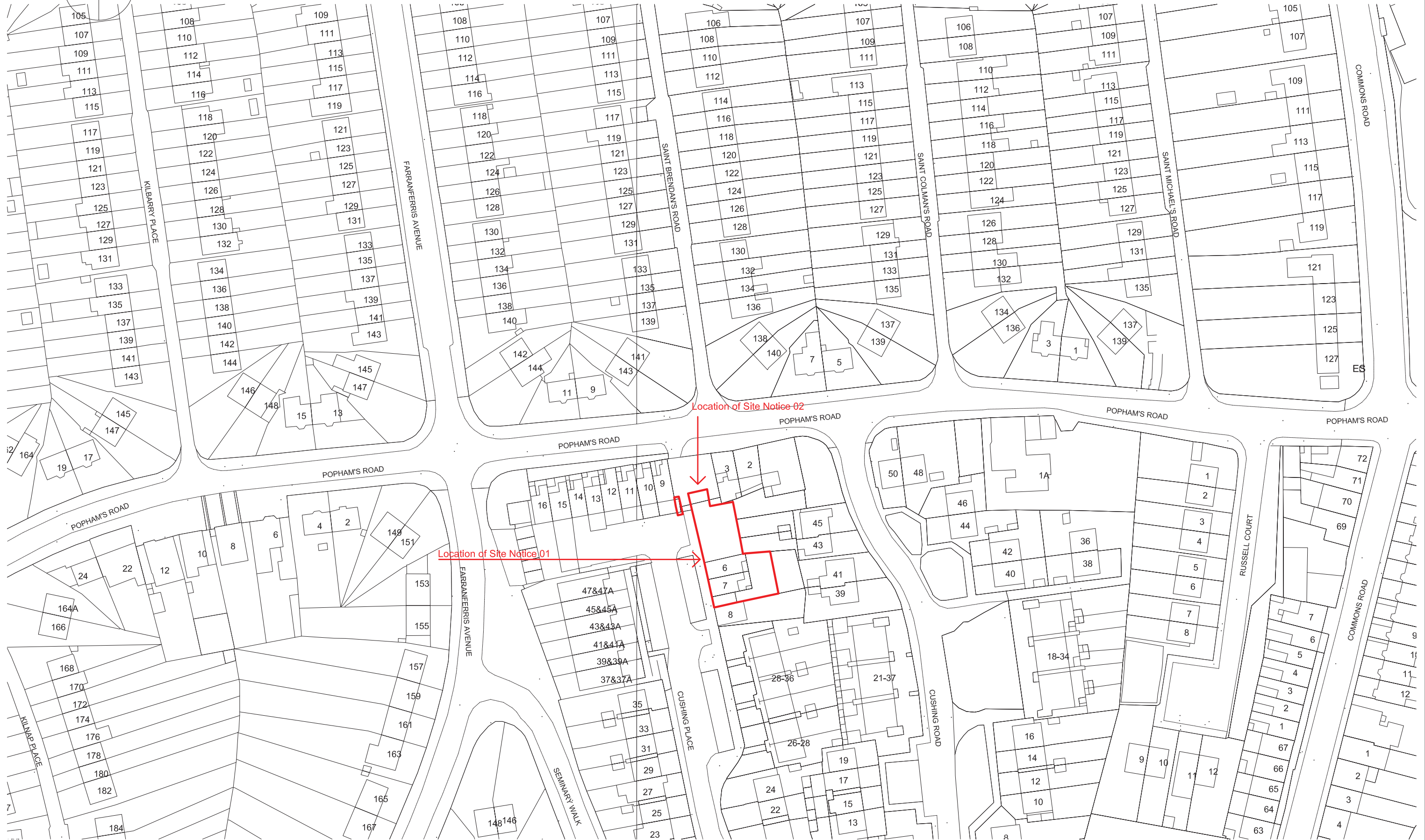
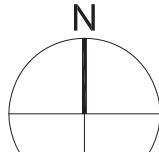
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	Drawn By	MM
	Checked By	CoB
Plotfiles Ref.		H:\Projects\HousnglNew Bld\Bramble Cottage\Admin\CAD\Part 8 Plan

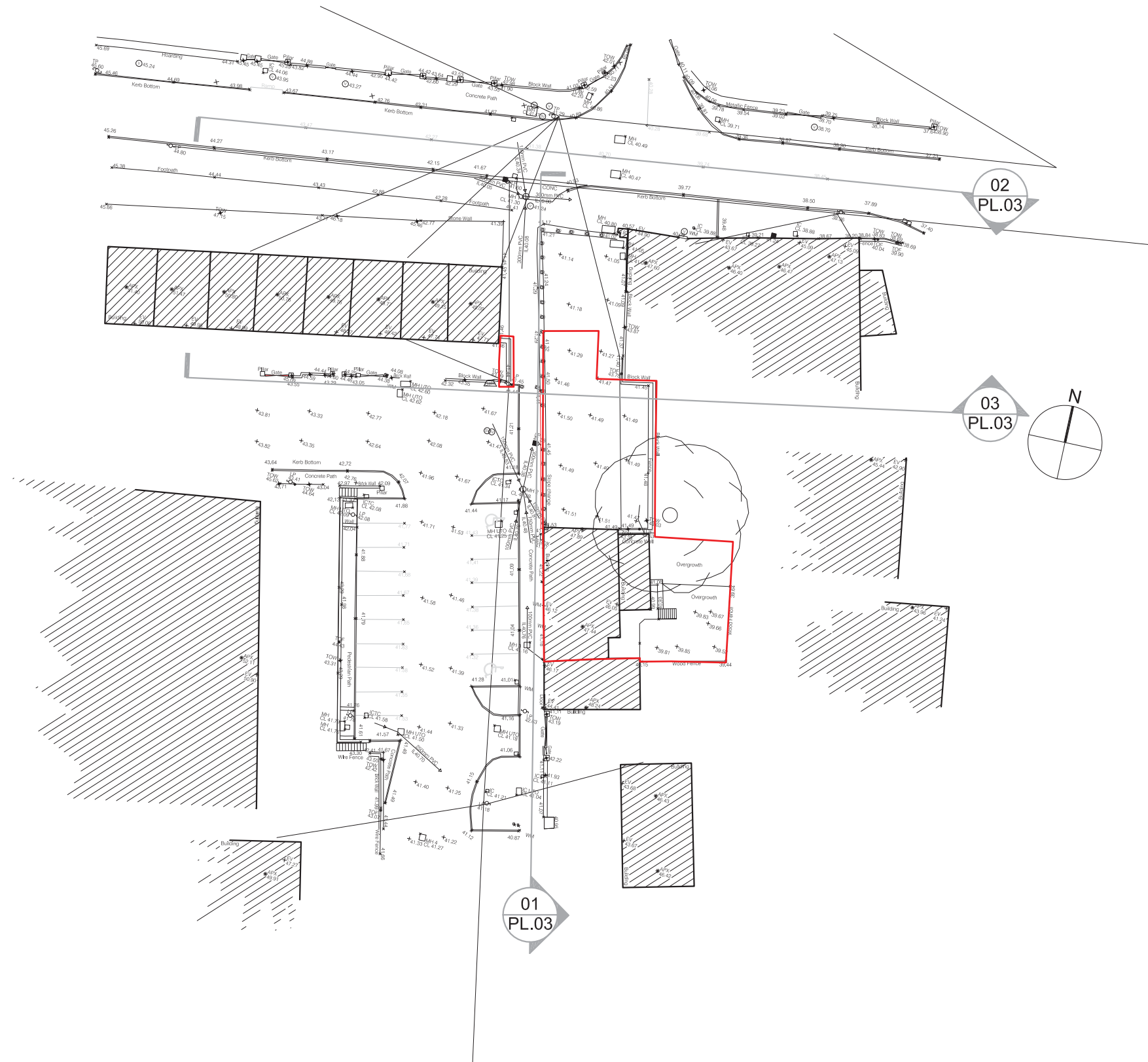
Drawing Status	Job No.	Drawing No.	Rev.
PART 8		***	03

Project
**BRAMBLE COTTAGES INFILL
HOUSING PROJECT**

Notes:
— Site Boundary
 Date: December 2019
 (Site Dimensions: 33m x 19m (approx))
 Site Area 0.05 hectare (approx)

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Figured dimensions to be taken in preference to scaled.
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Notes

SITE BOUNDARY ———

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01	DWELLING UNIT PLAN REVISED	03/07/20
02	SITE BOUNDARY REVISED	20/08/20
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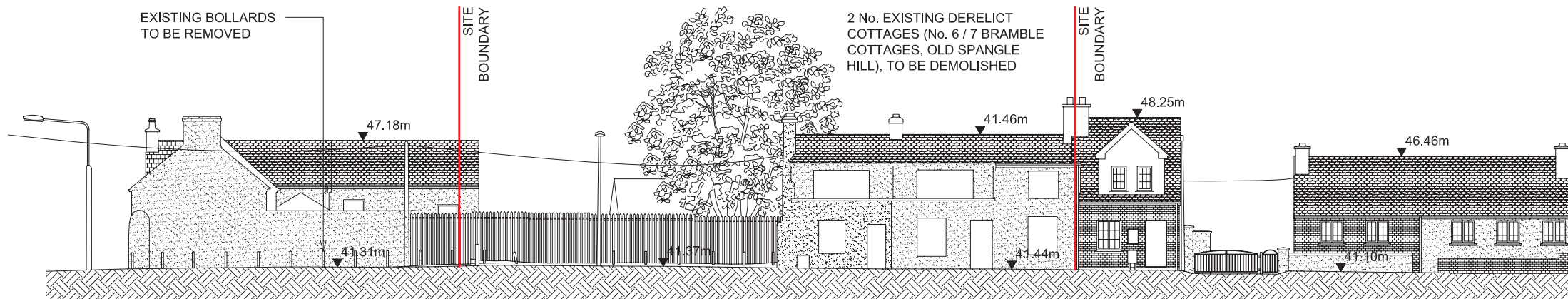
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	Drawn By	MM
	Checked By	COB
Plottiles Ref.		H:\Projects\Housing\New Build\Bramble Cottages\CAD\Part8 Planning

Drawing Status	Job No.	Drawing No.	Rev.
PART 8		PL.02	03

Project
BRAMBLE COTTAGES INFILL HOUSING PROJECT

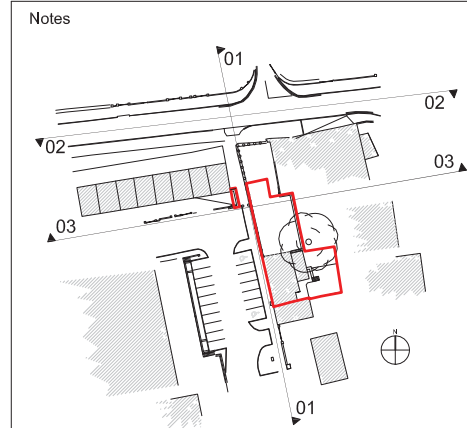
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 PL.02 1:500

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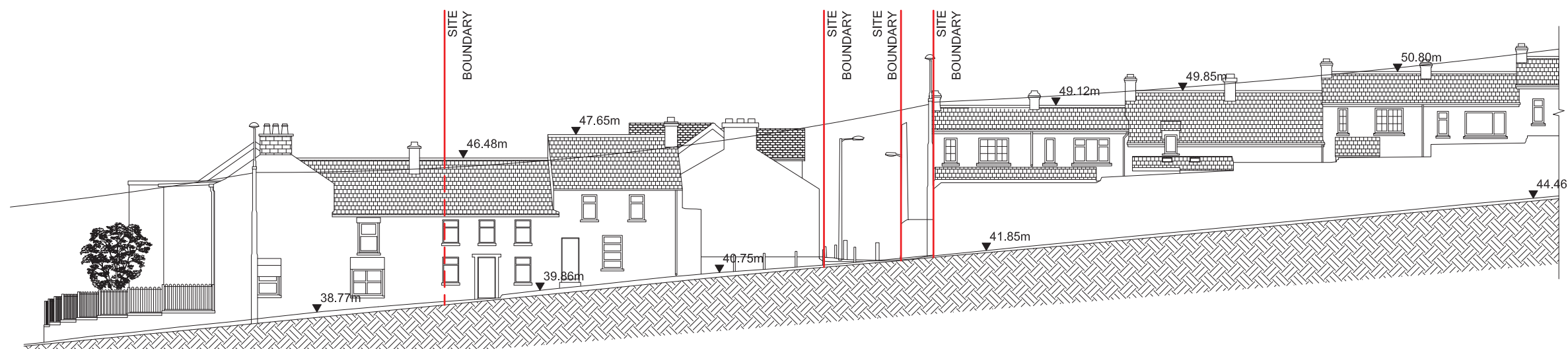


01 EXISTING WEST ELEVATION

PL.03 1:250

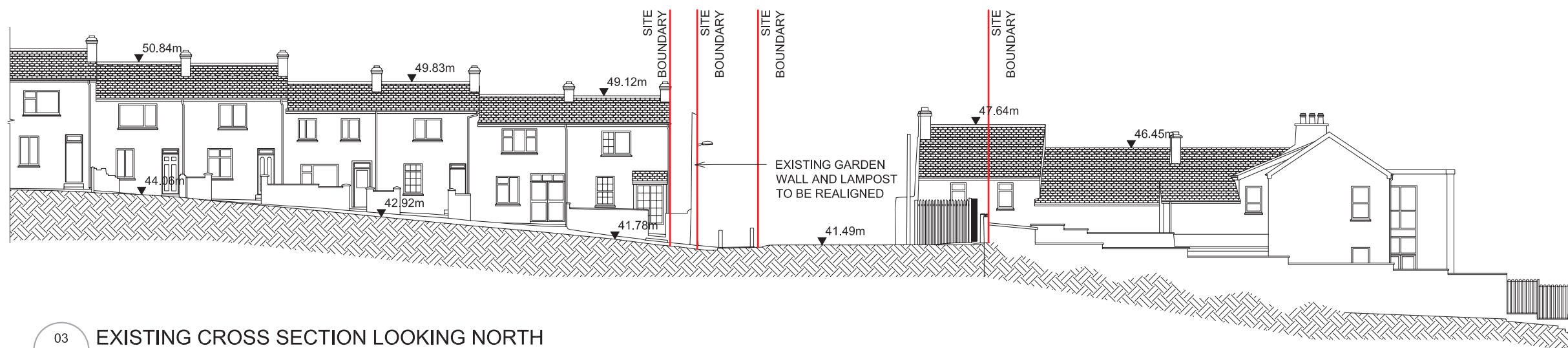


KEY PLAN



02 EXISTING NORTH ELEVATION

PL.03 1:250



03 EXISTING CROSS SECTION LOOKING NORTH

PP.03 1:250

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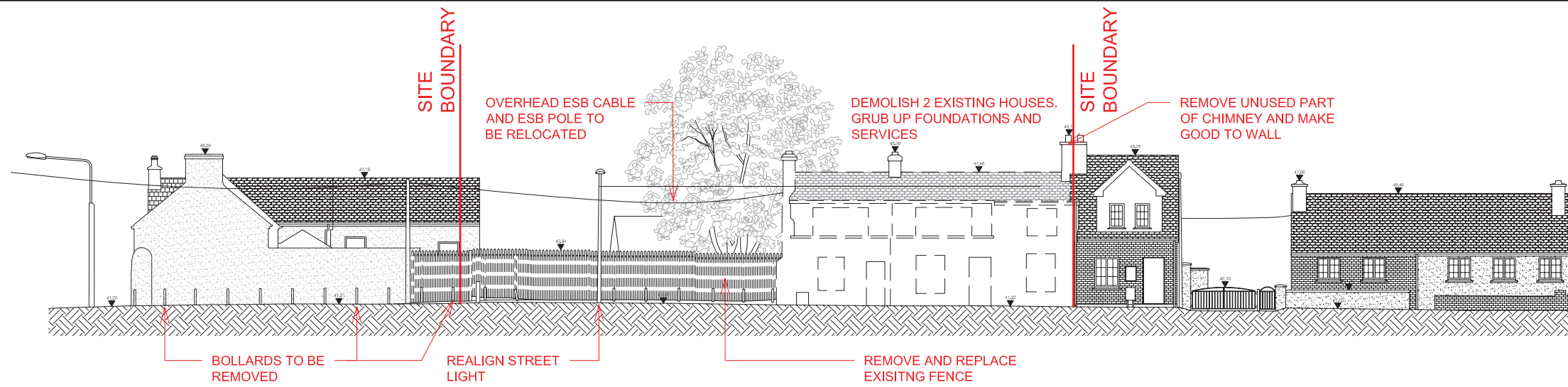
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Title EXISTING ELEVATIONS & CROSS SECTION	Scale	1:250 @ A3
	Date	December 2019
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Plottiles Ref.		H:\Projects\Housing\New Build\Bramble Cottages\CAD\Part8 Planning

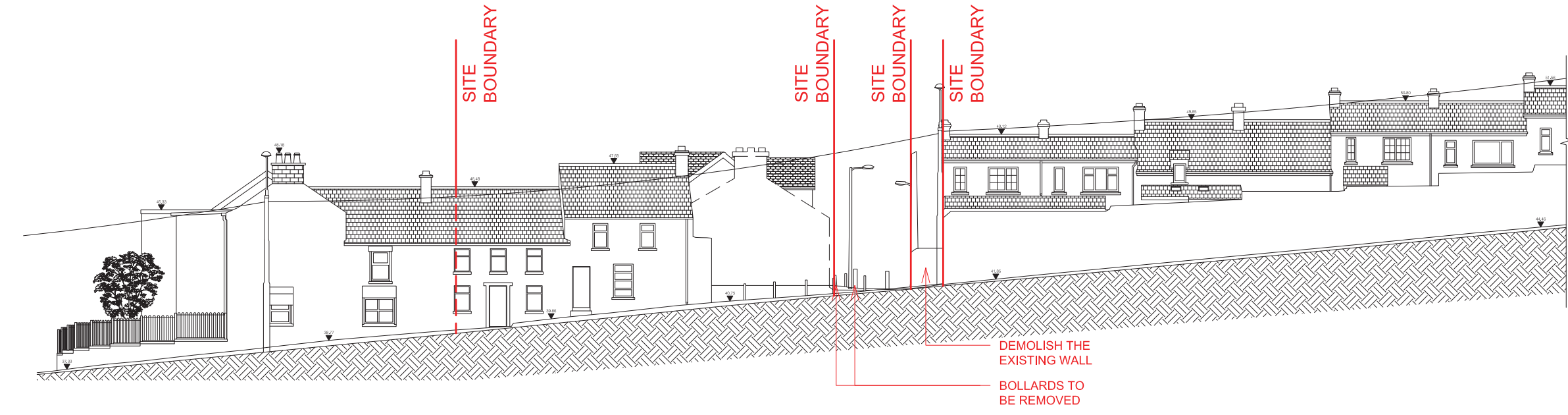
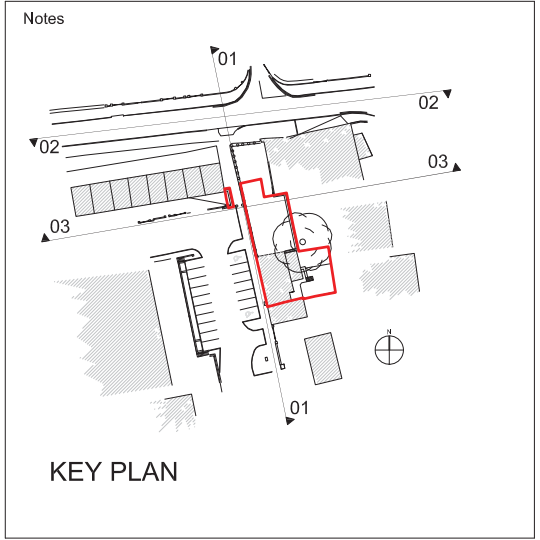
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PART 8		PL.03	03

Project
BRAMBLE COTTAGES INFILL HOUSING PROJECT



01 EXISTING WEST ELEVATION
PL.03 1:250

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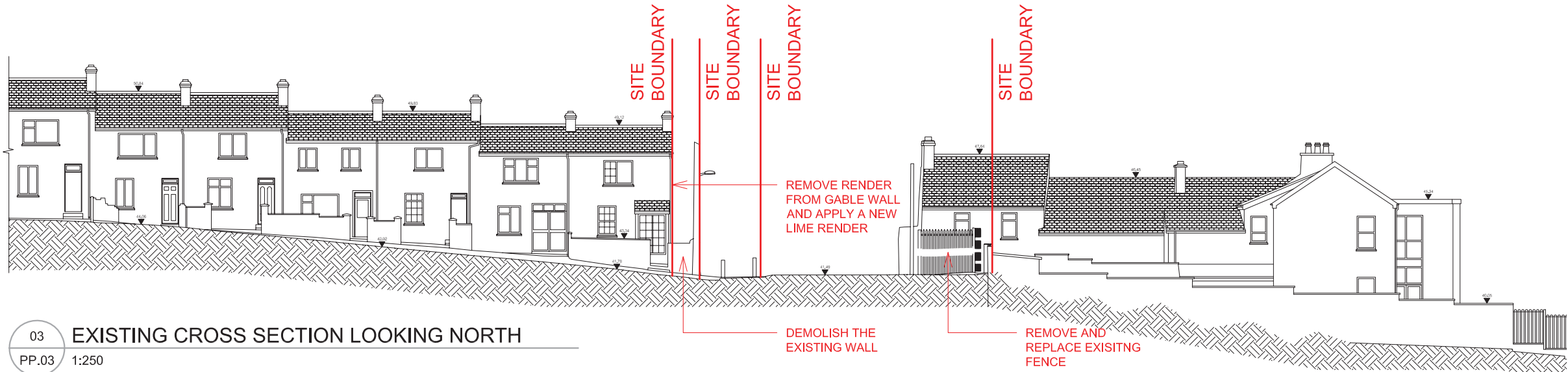
02 EXISTING NORTH ELEVATION
PL.03 1:250

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03 EXISTING CROSS SECTION LOOKING NORTH
PP.03 1:250

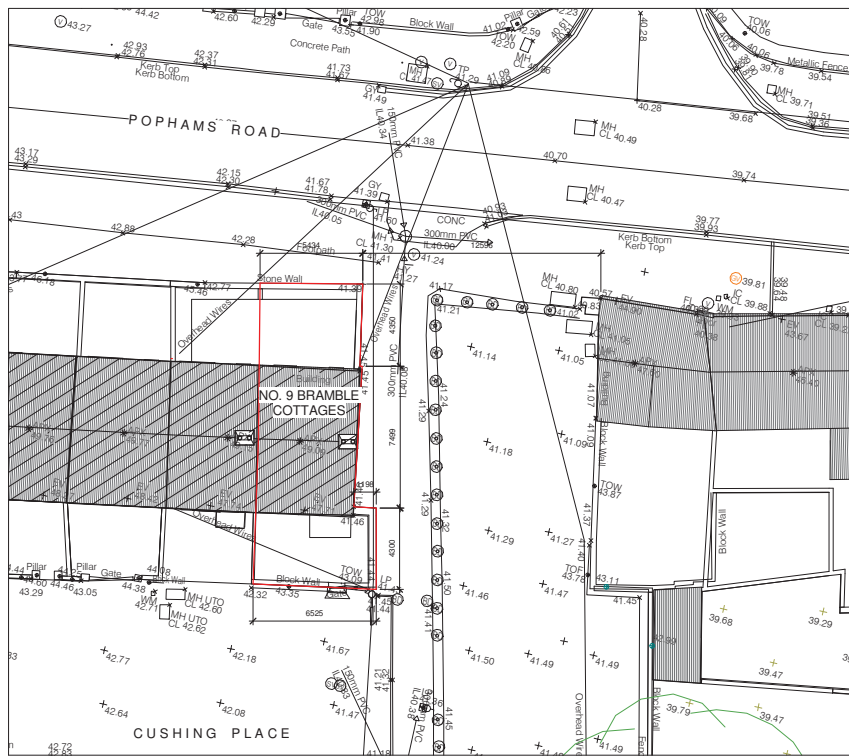
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Title DEMOLITION ELEVATIONS & CROSS SECTION	Scale	1:250 @ A3
	Date	December 2019
	Drawn By	MM
	Checked By	COB
Plottiles Ref. H:\Projects\Housing\New Build\Bramble Cottages\CAD\Part8 Planning		

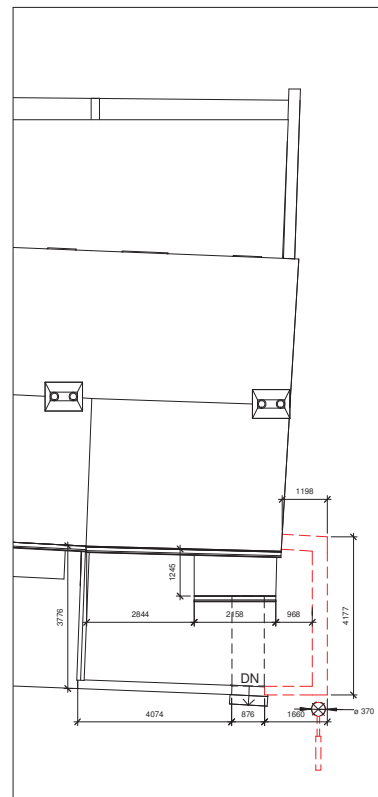
Drawing Status PART 8	Job No.	Drawing No. PL.04	Rev. 03
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Project
BRAMBLE COTTAGES INFILL HOUSING PROJECT

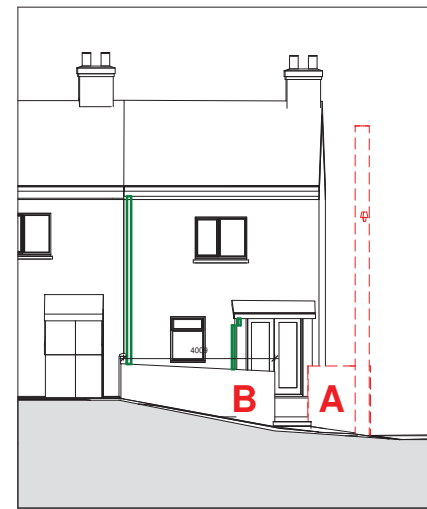
EXISTING



1 No.9 Bramble Cottage Place Map
1 : 200

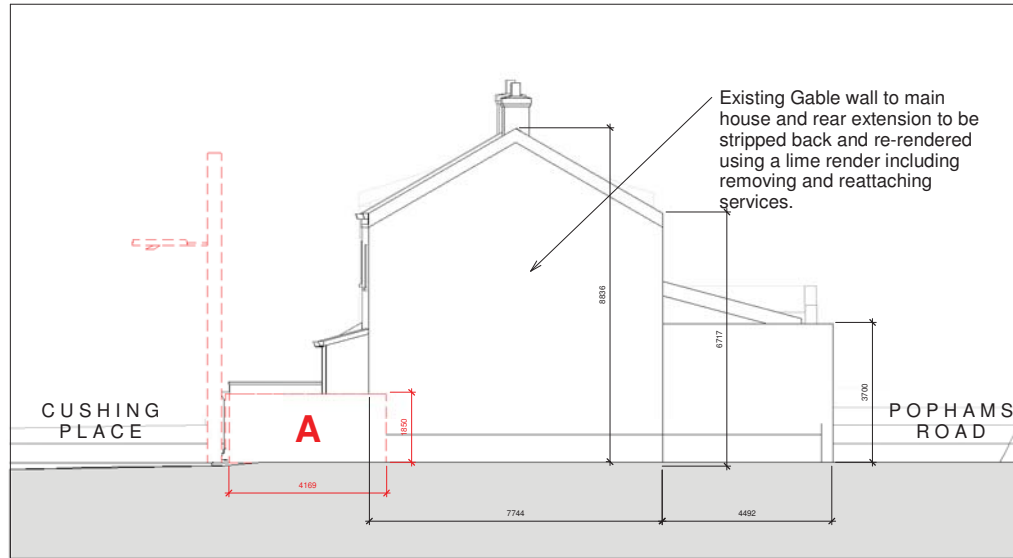


2 No.9 Bramble Cottage Demolition Plan
1 : 100

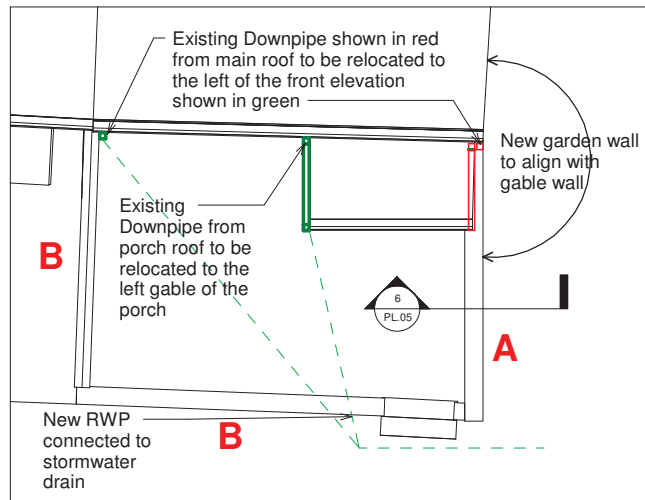


3 Demolition Elevation - No.9
1 : 100

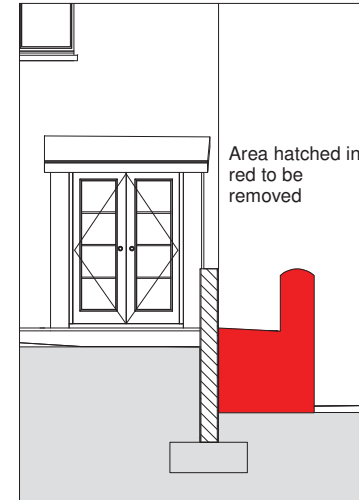
PROPOSED



4 Gable No.9 Bramble Cottage
1 : 100



5 No.9 Bramble Cottage Plan Proposed
1 : 50



6 Section Garden Wall
1 : 50

ESB POLE



7 No.9 Bramble Cottage Map
1 : 500

Existing ESB Pole to be removed and lines shown in dotted red line to be undergrounded Proposed undergrounding route shown in green. Supply to no.9 and 10 Bramble Cottages to travel up the face on the gable at no.9 to connect at eaves level.

Blue line shows existing ESB poles and overhead cables to remain as is.

Existing street light to be removed and new street light fixture to be accommodated on the elevation of the proposed development

- Schedule of Work**
Demolition Schedule:
1. ESB pole to be removed and lines shown dotted in red to be undergrounded. Refer to drawing 7.
 2. Street light to be removed and repositioned on the face of proposed new terrace.
 3. Wall A highlighted in red to be demolished
 4. Wall B - plaster to be hacked off and capping to be removed. Wall to be re-plaster and painted, new capping to match proposed new wall.
 5. Render on gable of no.9 Bramble Cottages to be hacked off and to be replaced with lime render.

- New Works:**
6. Wall A to be replaced with new garden wall in line with gable wall. New concrete blockwork wall to be lime rendered and repainted. Wall to be capped with PC concrete capping.
 7. Downpipe to main roof to be relocated on left of elevation of no.9 Bramble Cottage. Downpipe for porch roof to be relocated on left of porch. Drainage to be connected to drain outside the front of no.9 Bramble Cottage.
 8. Reset concrete path and steps to no.9
 9. Existing garden gate to be removed during construction, protected, repainted and rehung.



1850mm high wall to be demolished and replaced with garden wall to be flush with existing gable. Downpipes from porch and main roof to be relocated to far side of porch and elevation respectively. Footpath to be resurfaced.



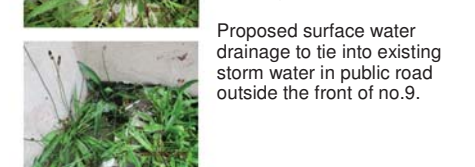
Existing render on gable wall to be removed. Wall to be made good and re-rendered with lime render



Wall A to be demolished and rebuilt inline with gable wall. Render and capping from Wall B to be removed. wall to be re-rendered and painted and new capping to be provided. Existing gate to be retained and rehung.



Existing downpipes drain into concrete channel in front garden. Hole in Wall A allows water flow onto the public walkway.



Proposed surface water drainage to tie into existing storm water in public road outside the front of no.9.

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M & E Consultant	Matt O'Mahony & Assoc
Landscape Architect	
Fire Consultant	

Title	Scale	varies@A1
Date	Drawn By	December 2019 MM
Checked By	Checked By	CoB
Plottiles Ref.		H:\Projects\Housing\New Bld\Bramble Cotage\Admin\CAD\Part 8 Plan

Drawing Status	Job No.	Drawing No.	Rev.
PART 8	-	PL.05	

Project
BRAMBLE COTTAGES INFILL HOUSING PROJECT



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01	DWELLING UNIT PLAN REVISED	29/06/2020
02	SITE BOUNDARY REVISED	20/08/2020
03	SITE BOUNDARY REVISED, No. 4 BRAMBLE COTTAGES LAYOUT REVISED	15/01/2021

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Landscape Architect
Fire Consultant

Title SITE LAYOUT PLAN	Scale: 1:100 @ A1
	Date: Sept 2020
	Drawn By: DG Checked By: COB
Plottfiles Ref. H:\PROJECTS\HOUSING\NEW BUILD \BRAMBLE COTTAGES \BRAMBLE COTTAGES_TENDER.RVT	

Drawing Status PART 8	Job No.	Drawing No. PL.06	Rev. 03
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Project
BRAMBLE COTTAGES INFILL HOUSING PROJECT



CUSHING PLACE

AREA IN OWNERSHIP OF
No. 9 BRAMBLE COTTAGES
ALTERATIONS TO GABLE AND
GARDEN BOUNDARY WALL AT
No. 9 BRAMBLE COTTAGES.
ESB POLE TO BE MOVED.
(REFER TO Dwg. No. PL.05)
NEW BOLLARDS ADDED

EXISTING ROAD PARKING
LAYOUT (NO CHANGE)

EXISTING FOOTPATH TO BE
RECONSTRUCTED. ENSURE
LEVELS ALIGNED TO MATCH NEW
DWELLINGS THRESHOLD LEVELS

+41220

No. 8 BRAMBLE
COTTAGES
(EXISTING DWELLING)

EXISTING POST AND PANEL
FENCE (No Change)

PROPOSED LOCATION
OF HEAT PUMP
OUTDOOR UNIT
EXISTING WALL
TO BE REFURNISHED
AND EXTENDED

EXISTING TREE
(CONDITION / LOCATION
TO BE CONSULTED WITH
TREE SURGEON)

NEW POST AND
PANEL FENCE

PROPOSED LOCATION
OF HEAT PUMP
OUTDOOR UNIT

NEW POST AND
PANEL FENCE

SIDE GARDEN
6.7 m²

GARDEN
17.4 m²

GARDEN
59.7 m²

GARDEN
79.3 m²

No. 3 OLD
SPANGLE HILL

No. 9
BRAMBLE
COTTAGES

HOUSE TYPE B
No. 4 BRAMBLE
COTTAGES
98 sqm

HOUSE TYPE A
No. 5 BRAMBLE
COTTAGES
83 sqm

HOUSE TYPE A
No. 6 BRAMBLE
COTTAGES
83 sqm

HOUSE TYPE A
No. 7 BRAMBLE
COTTAGES
82 sqm

A

B

C

1

2

3

4

+41460

5310

1105

4600

4115

1330

825

1330

41460

41460

1330

3385

1330

41385

41310

2475

825

1330

41385

41310

2535

2000

1330

2535

6330

+39850

7200

7200

6330

+39850

7200

7200

6330

+39850

7200

7200

6330

+39850

7200

7200

6330

+39850

7200

7200

6330

+39850

BOUNDARY WALL

1335

1285

2060

1940

6430

7200

1920

4325

1925

7200

1925

7200

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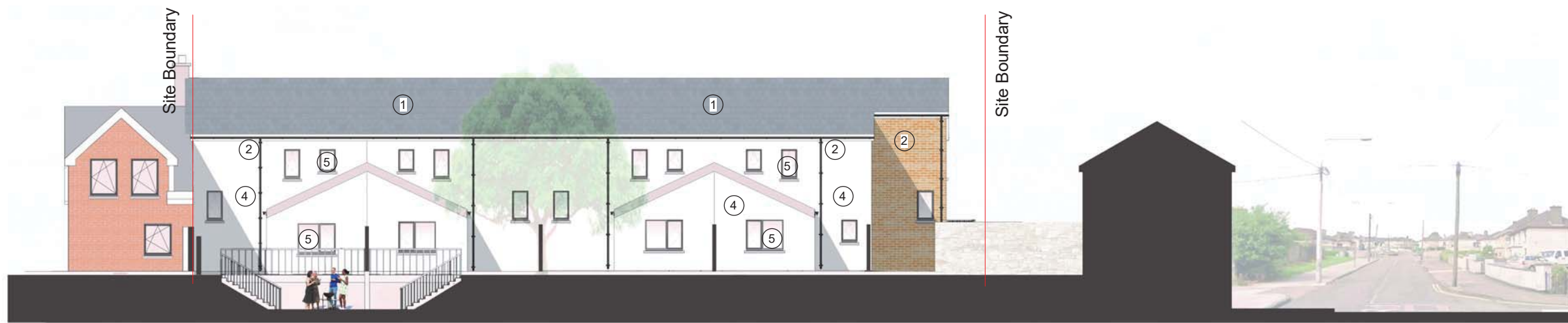
7200

7200

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1 PROPOSED WEST ELEVATION
1:200



2 PROPOSED EAST ELEVATION
1:200



3 PROPOSED NORTH ELEVATION ALONG POPHAMS ROAD
1:200

Notes

Material Key:

1. Fibre Cement Slate
2. Extruded Aluminium Gutters and Downpipes
3. Selected Brick
4. Smooth Render Finish
5. Aluminium Clad Timber Double Glazed Windows
6. "High Security" Impact Resistant Timber Front Door with 5 point locking system & Double Glazed Vision Panel
7. Cast Concrete Frame
8. Metal Gate

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01	DWELLING UNIT PLAN REVISED	29/06/20
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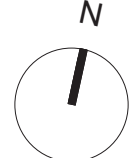
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STREET ELEVATIONS & SITE SECTIONS	Date Sept 2020
	Drawn By JMcC
	Checked By COB
Plotfiles Ref. H:\PROJECTS\HOUSING\NEW BUILD\...BRAMBLE COTTAGES_TENDER.RVT	

Drawing Status	Job No.	Drawing No.	Rev.
PART 8		PL.08	03

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**BRAMBLE COTTAGES INFILL
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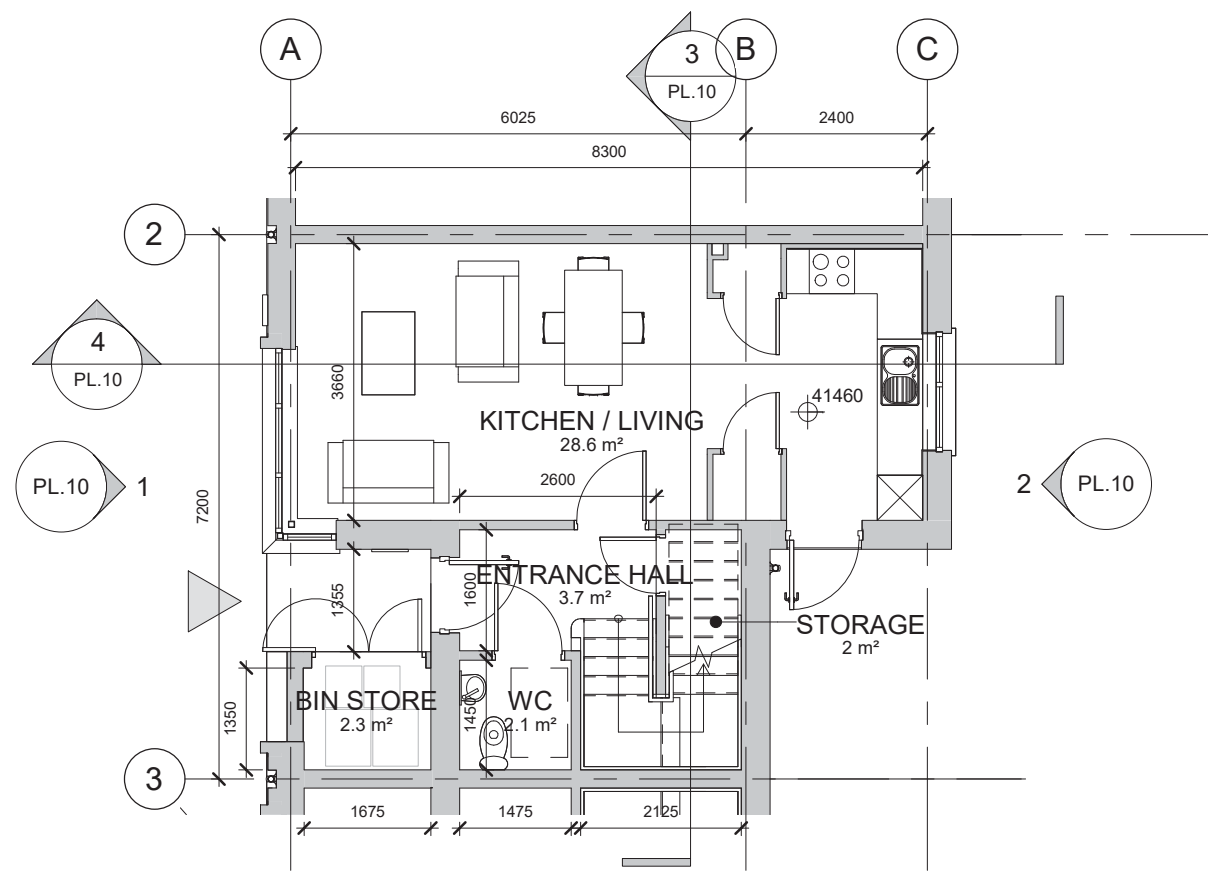
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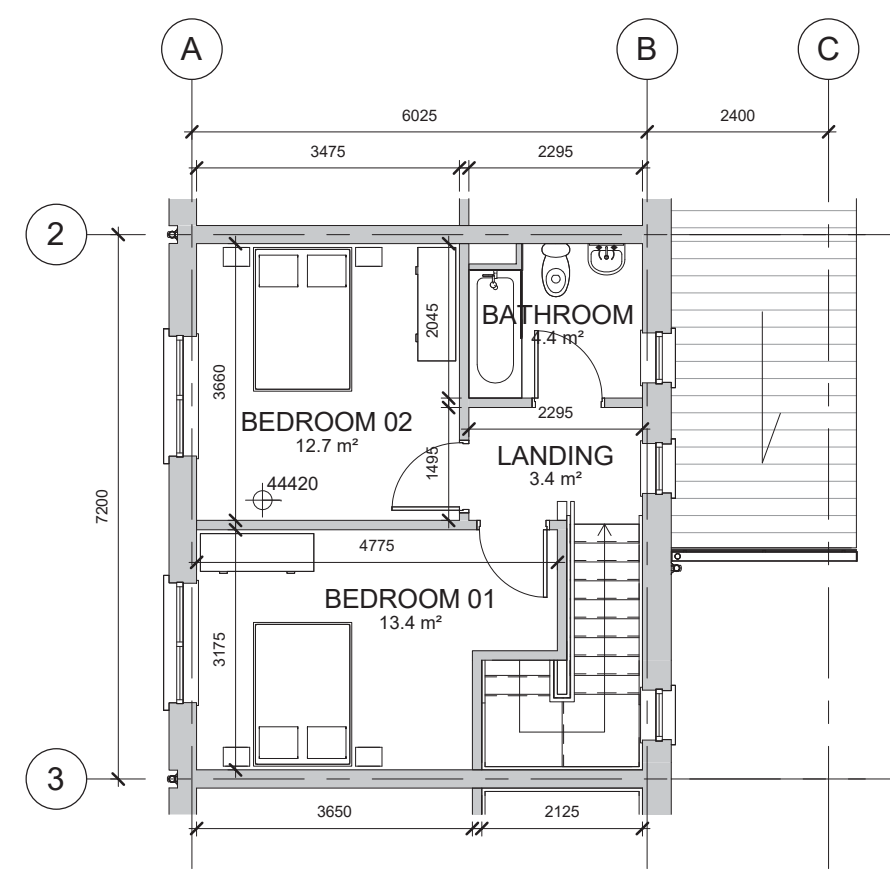
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Drawing Status	Job No.	Drawing No.	Rev.
PART 8		PL.09	02

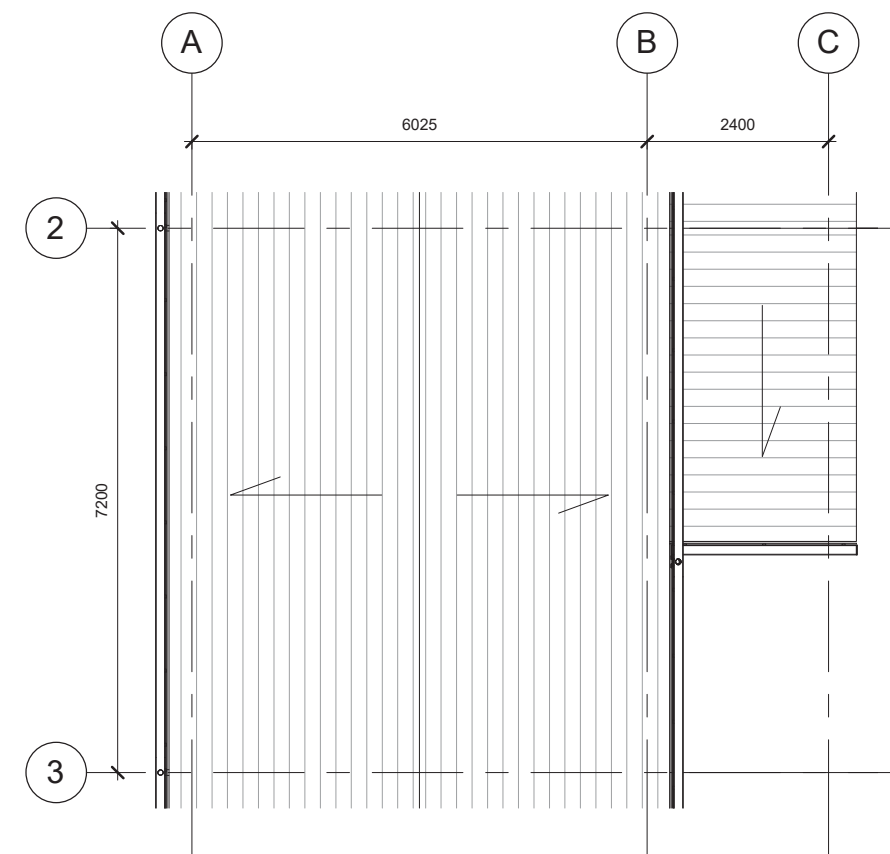
Project
BRAMBLE COTTAGES INFILL HOUSING PROJECT



1 GROUND FLOOR PLAN
1 : 100



2 FIRST FLOOR PLAN
1 : 100

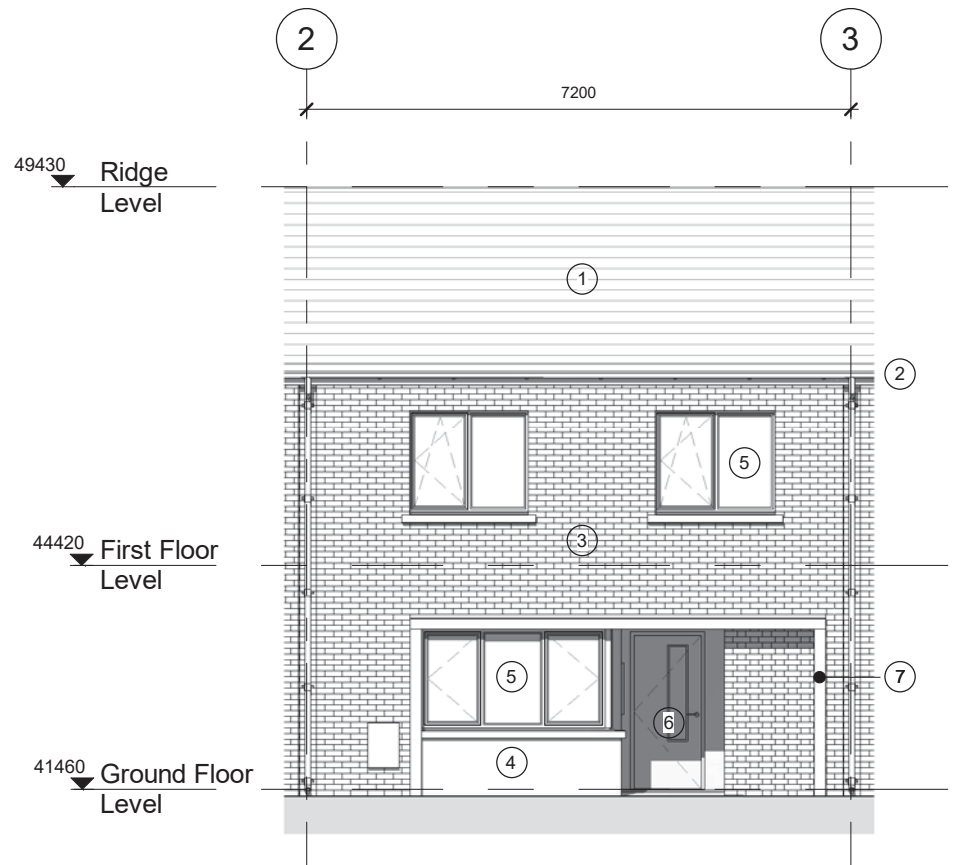


3 ROOF PLAN
1 : 100

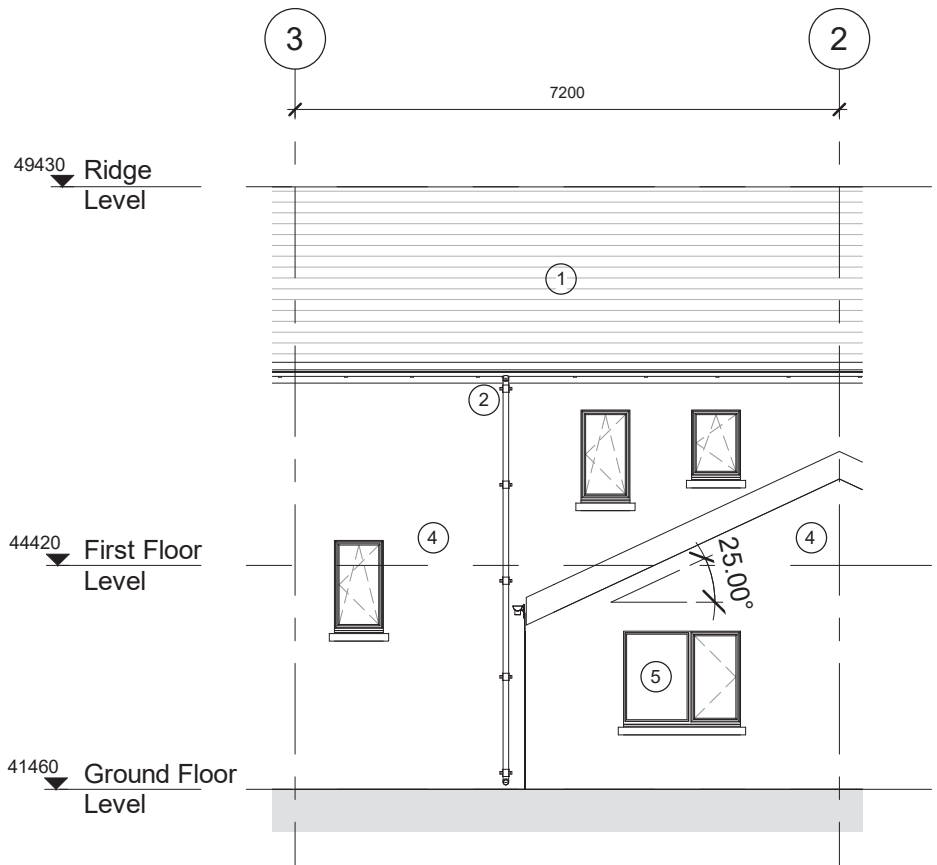
SCHEDULE OF AREAS (HOUSE TYPE A):

GROUND FLOOR:		
RM.01	Kitchen/Living Room	28.6m ²
RM.02	Entrance Hall	3.7m ²
RM.03	WC	2.1m ²
RM.04	Storage	2m ²
	Bin Store (External)	2.3m ²
FIRST FLOOR:		
RM.05	Bedroom 01	13.4m ²
RM.06	Bedroom 02	12.7m ²
RM.07	Bathroom	4.4m ²
RM.08	Landing	3.4m ²
	Rear Garden (Varies)	21.2 - 79.3m ²
TOTAL INTERNAL AREA:		70m ²

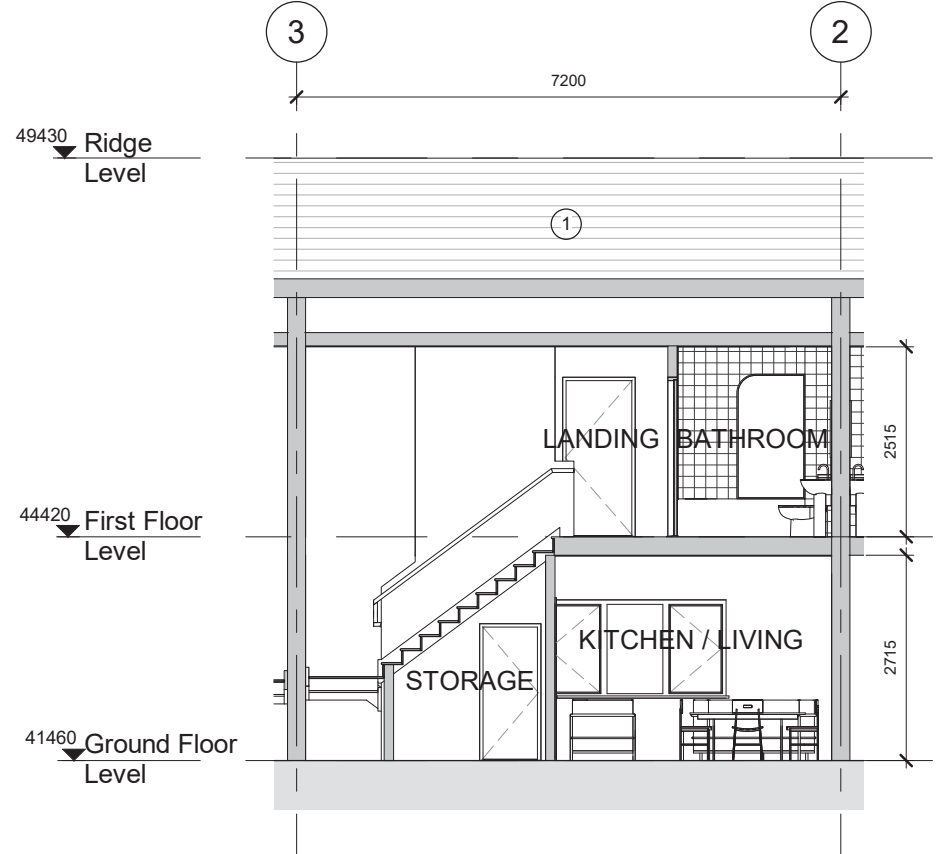
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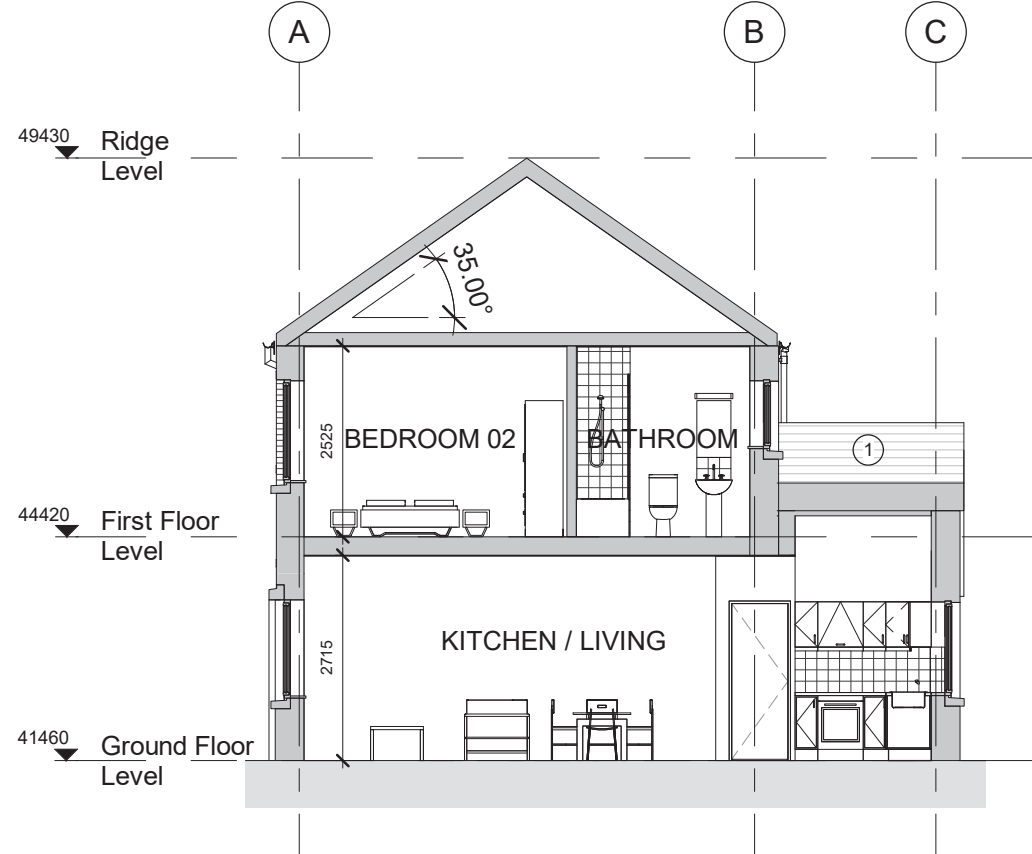
1 FRONT ELEVATION
1 : 100



2 REAR ELEVATION
1 : 100



3 SECTION AA
1 : 100



4 SECTION BB
1 : 100

- Notes
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CORK CITY COUNCIL, CITY HALL, CORK



Team Leader	Tony Duggan
Project Architects	Cathal O'Boyle
Project Technicians	Denis Gould, Desmond Grace
Project Supervisor (PSPD)	DJF Engineering Services
Quantity Surveyor	Tony O'Regan & Assoc
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Landscape Architect	
Fire Consultant	

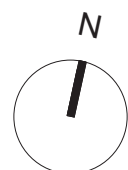
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	Date Sept 2020
	Drawn By DG
	Checked By COB
Plotfiles Ref. H:\PROJECTS\HOUSING\NEW BUILD\...BRAMBLE COTTAGES_TENDER.RVT	

Drawing Status	Job No.	Drawing No.	Rev.
PART 8		PL.10	02

Project
BRAMBLE COTTAGES INFILL HOUSING PROJECT

Do not scale from drawings. Use dimensioned figure only.
Contractor to check all dimensions on site.
City Architect to be informed of any discrepancies before work proceeds

Notes



Rev.	Description	Date
01	No. 4 BRAMBLE COTTAGES LAYOUT REVISED	15/01/21

CITY ARCHITECTS DEPARTMENT

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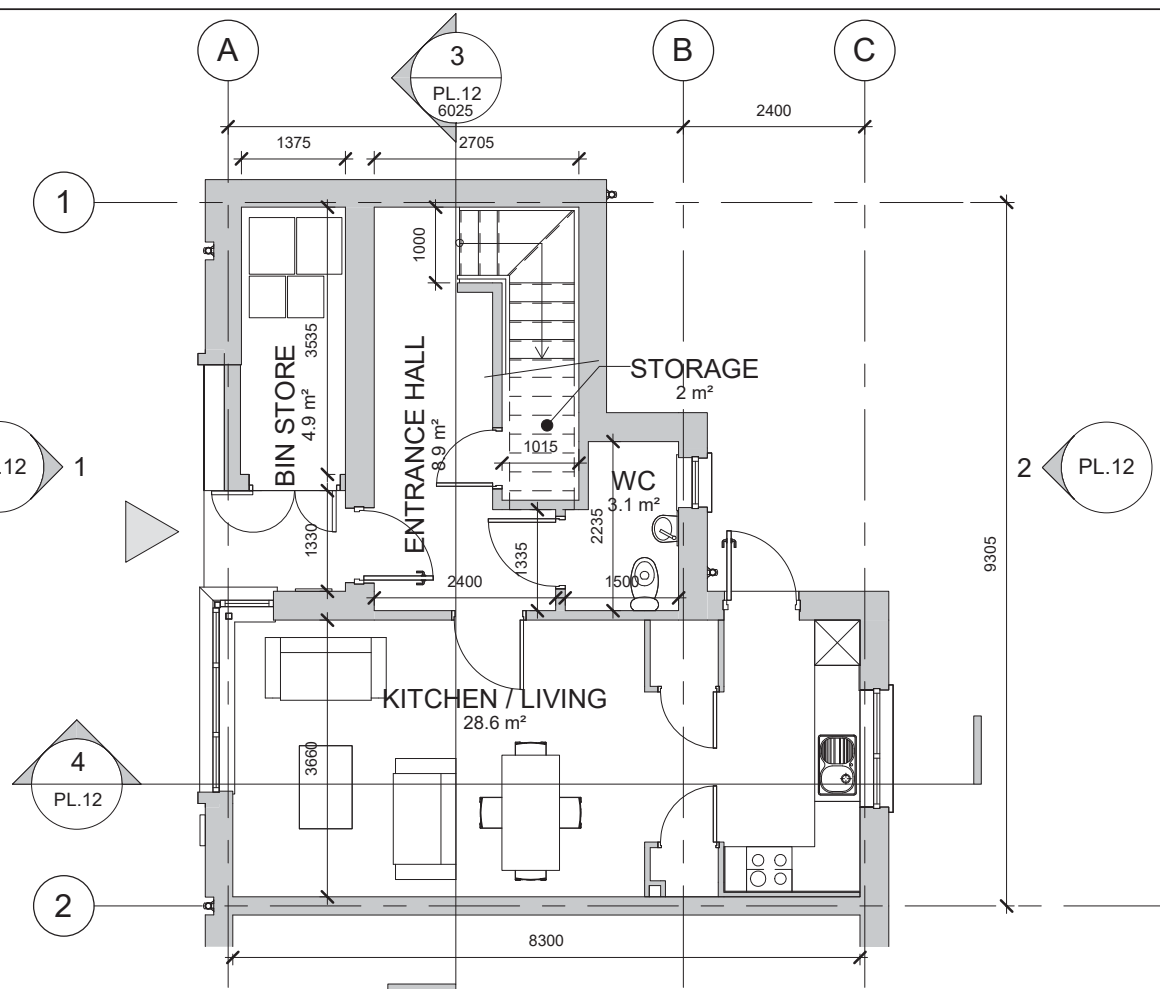
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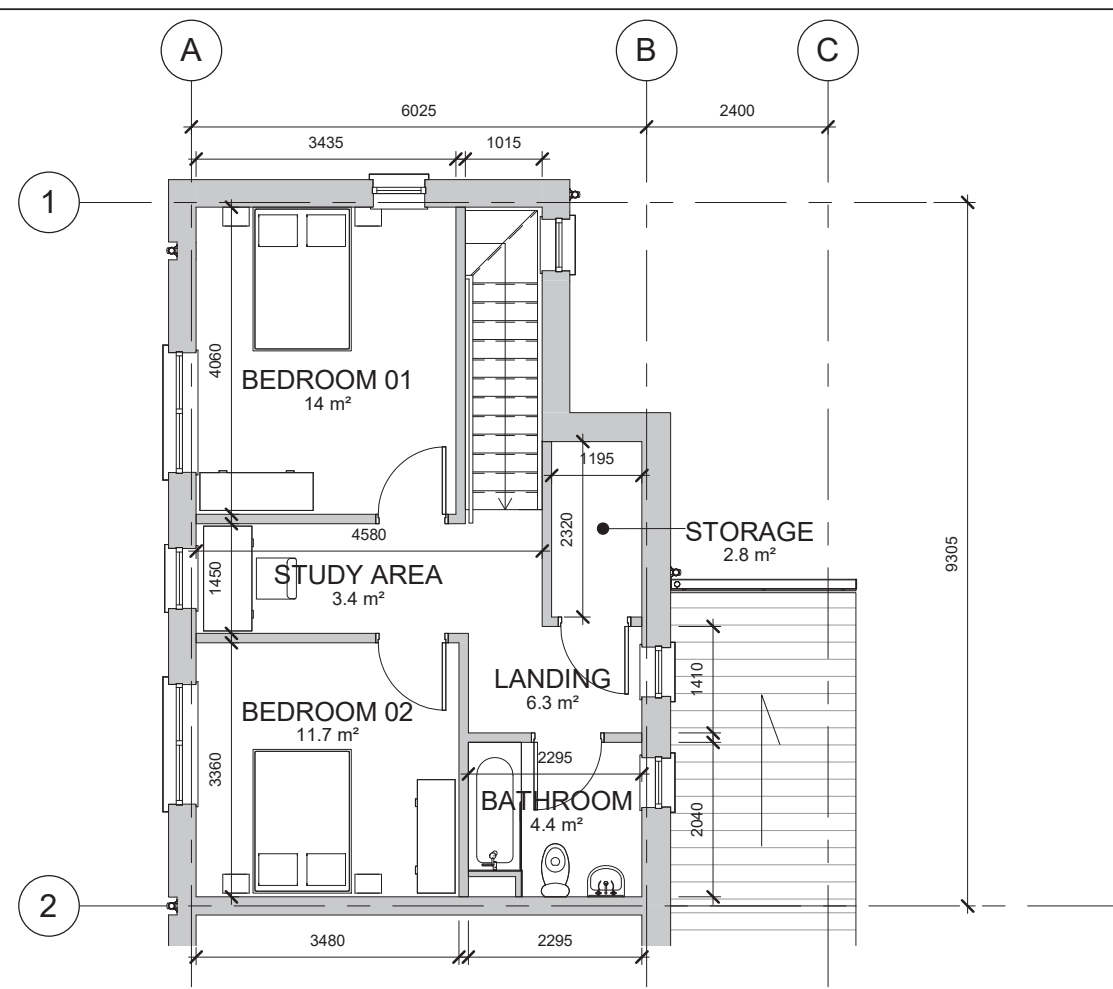
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	Date	Sept 2020
	Drawn By	MM
	Checked By	COB
Plotfiles Ref. H:\Projects\HousnglNew Bld\Bramble Cottage\Admin\CAD\Part 8 Plan		

Drawing Status	Job No.	Drawing No.	Rev.
TENDER		PL.11	01

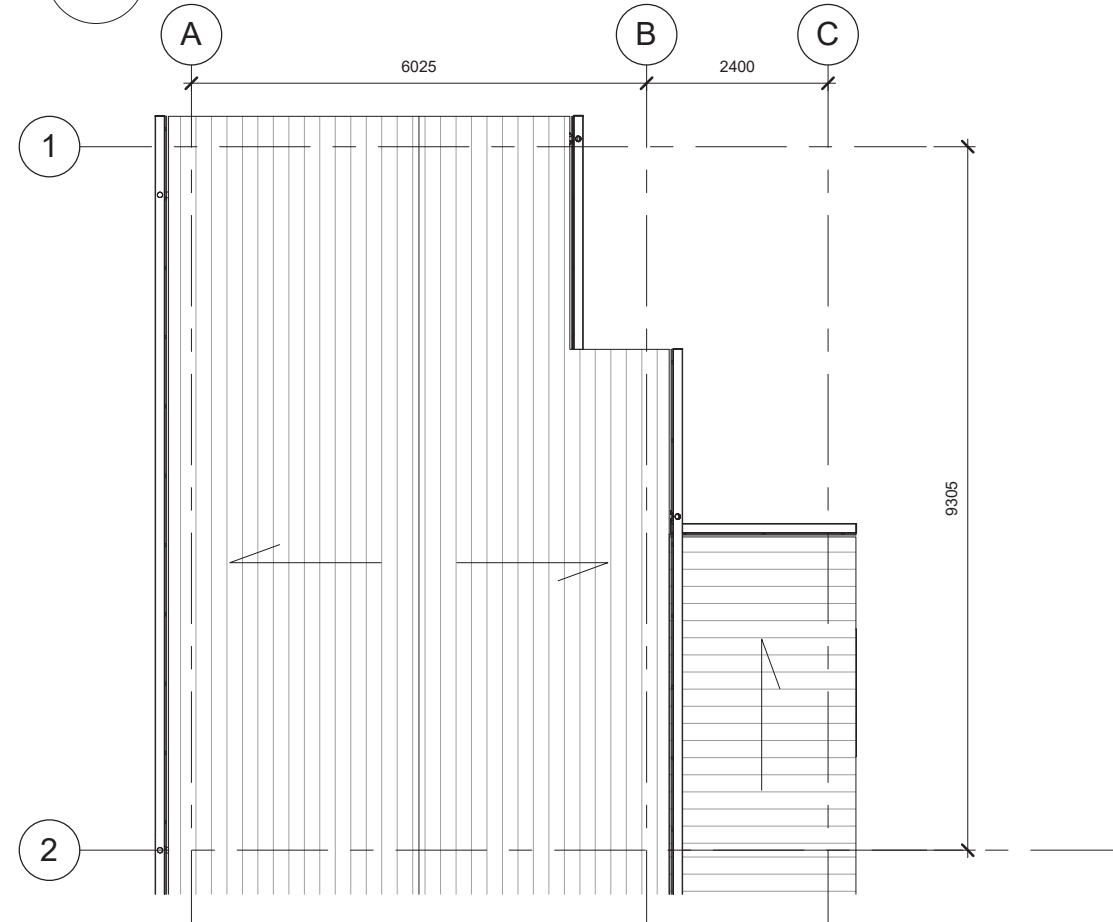
Project
BRAMBLE COTTAGES INFILL HOUSING PROJECT



1 GROUND FLOOR PLAN
1:100



2 FIRST FLOOR PLAN
1:100



3 ROOF PLAN
1:100

SCHEDULE OF AREAS (HOUSE TYPE B):

GROUND FLOOR:		
RM.01	Kitchen/Living Room	28.6m ²
RM.02	Entrance Hall	8.9m ²
RM.03	WC	3.1m ²
RM.04	Storage	2m ²
	Bin Store (External)	4.9m ²
FIRST FLOOR:		
RM.05	Bedroom 01	14m ²
RM.06	Bedroom 02	11.7m ²
RM.07	Bathroom	4.4m ²
RM.08	Landing	6.3m ²
RM.09	Study Area	3.4m ²
RM.10	Storage	2.8m ²
	Rear Garden	17.4m ²
	Side Garden	8.7m ²
TOTAL INTERNAL AREA:		85.2m²

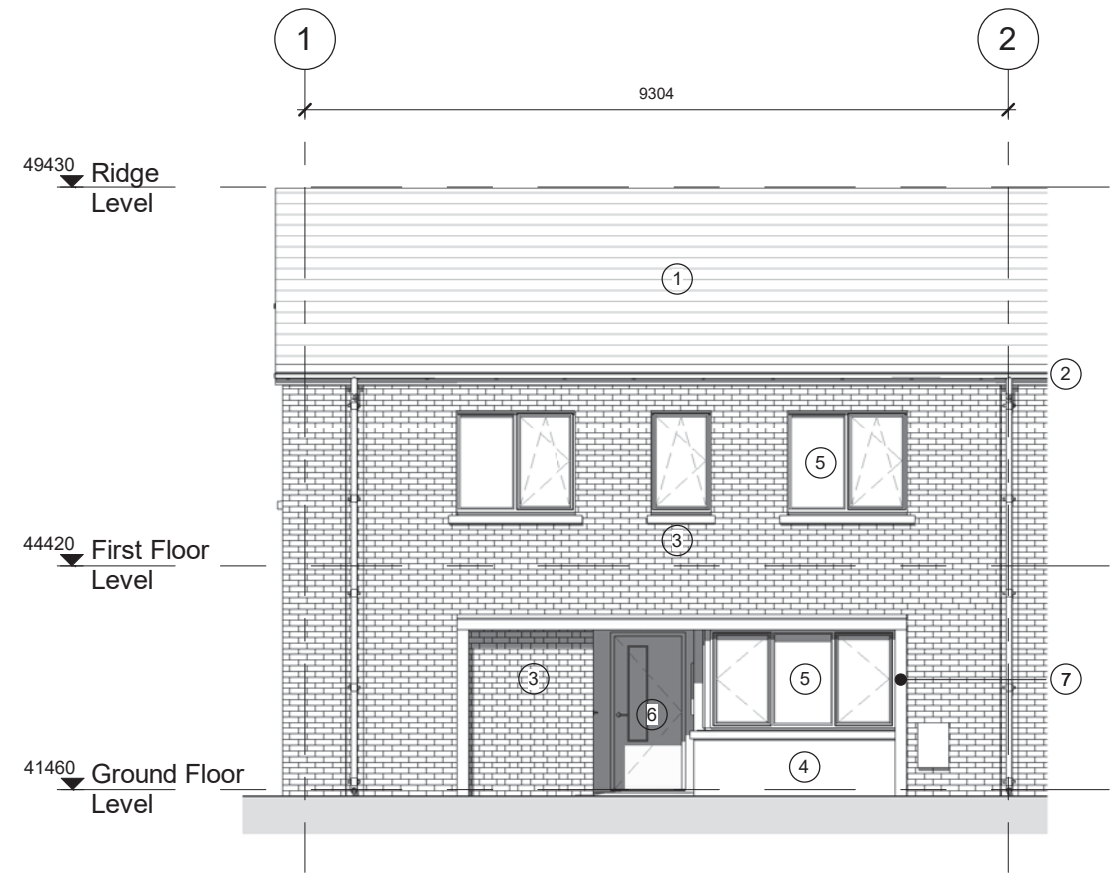
Do not scale from drawings. Use dimensioned figure only.
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Notes

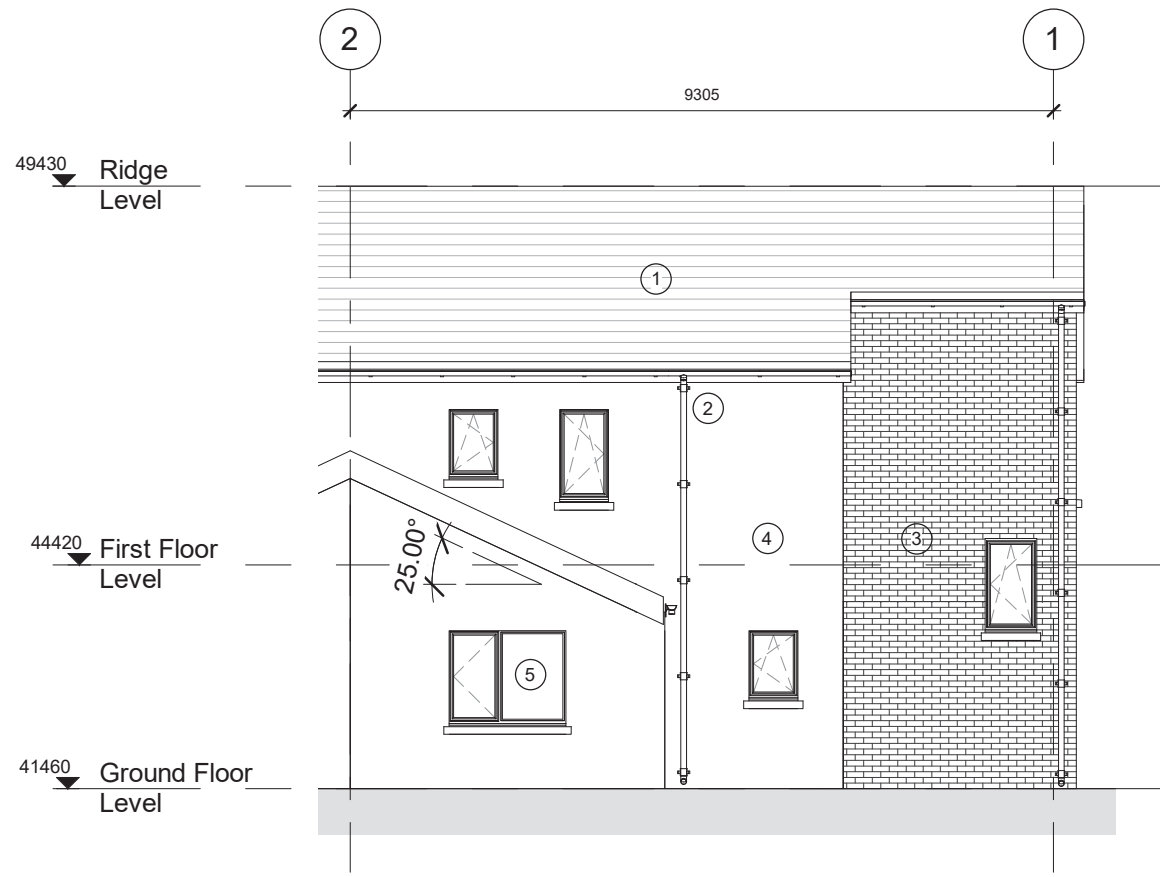
Material Key:

1. Fibre Cement Slate
2. Extruded Aluminium Gutters and Downpipes
3. Selected Brick
4. Smooth Render Finish
5. Aluminium Clad Timber Double Glazed Windows
6. "High Security" Impact Resistant Timber Front Door with 5 point locking system & Double Glazed Vision Panel
7. Cast Concrete Frame
8. Metal Gate

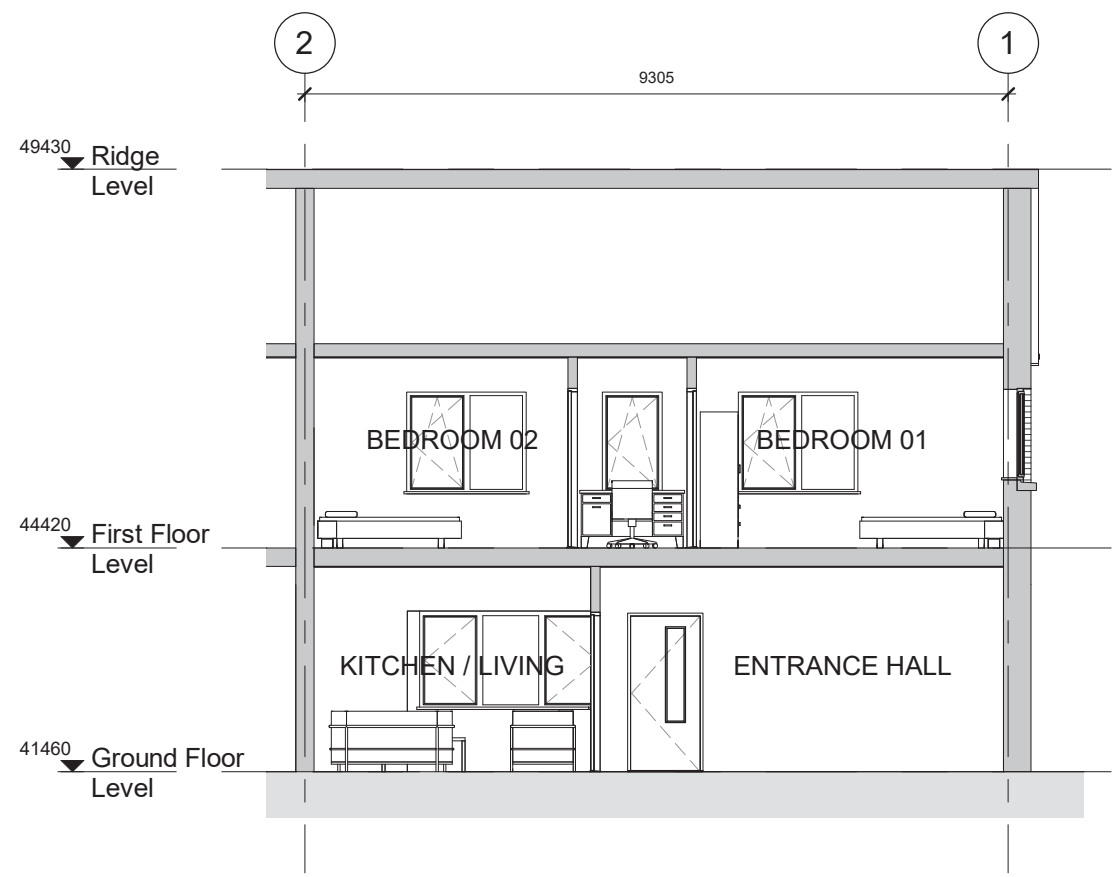
Rev.	Description	Date
01	No. 4 BRAMBLE COTTAGES LAYOUT REVISED	15/01/21



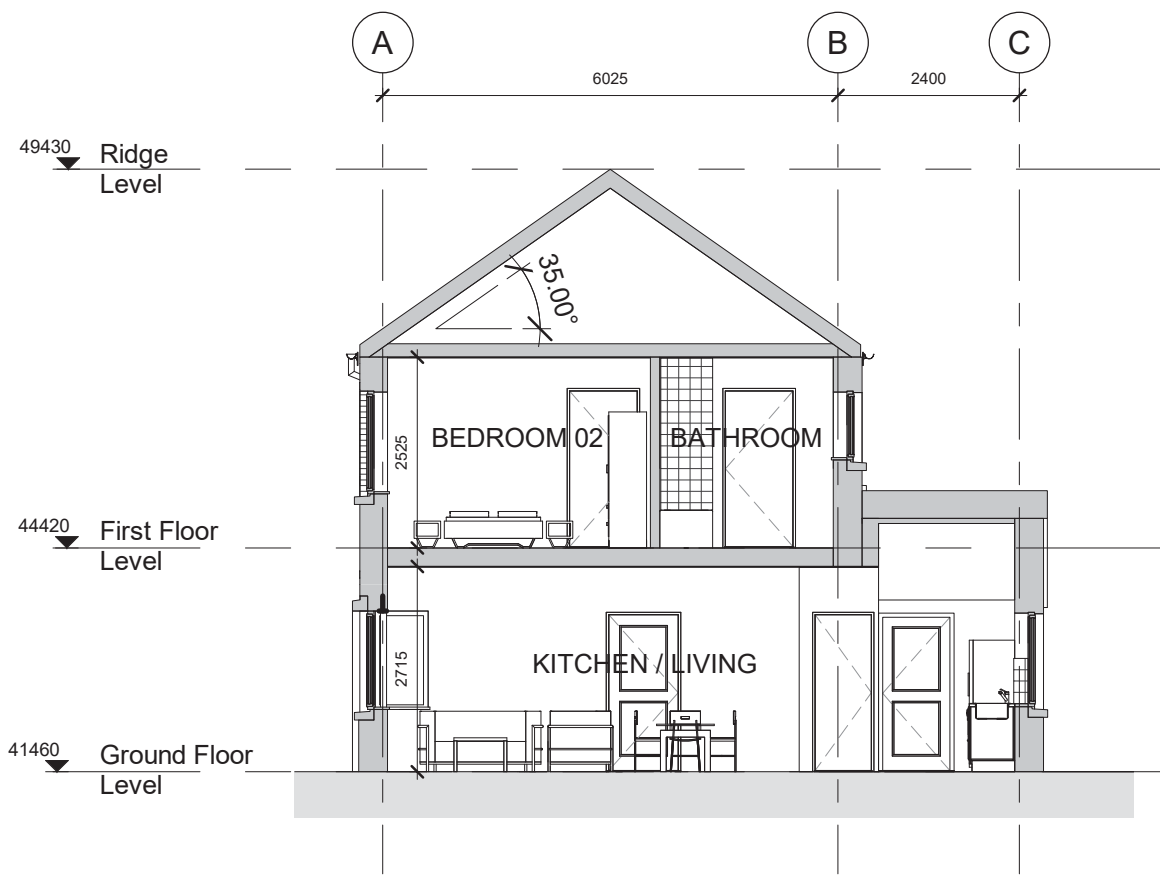
1 FRONT ELEVATION
1 : 100



2 REAR ELEVATION
1 : 100



3 SECTION AA
1 : 100



4 SECTION BB
1 : 100

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Landscape Architect	
Fire Consultant	

Title	Scale	1:100
	Date	Sept 2020
	Drawn By	MM
	Checked By	COB
GA ELEVATIONS & SECTIONS - HOUSE TYPE B (No. 4 BRAMBLE COTTAGES)		Plotfiles Ref. H:\Projects\HousnglNew Bld\Bramble Cotage\Admin\CAD\Part 8 Plan

Drawing Status	Job No.	Drawing No.	Rev.
TENDER		PL.12	01

Project
BRAMBLE COTTAGES INFILL HOUSING PROJECT

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Notes



1 3D VIEW OF CUSHING PLACE

Rev.	Description	Date
01	DWELLING UNIT PLAN REVISED	29/06/20
02	No. 4 BRAMBLE COTTAGES LAYOUT REVISED	15/01/21



2 VIEW FROM CUSHING PLACE

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Fire Consultant	

Title CUSHING PLACE - 3D VIEWS	Scale	NTS
	Date	Sept 2020
	Drawn By	MM
	Checked By	COB
Plotfiles Ref. H:\PROJECTS\HOUSING\NEW BUILD\...BRAMBLE COTTAGES_TENDER.RVT		

Drawing Status	Job No.	Drawing No.	Rev.
PART 8		PL.13	02

Project
BRAMBLE COTTAGES INFILL HOUSING PROJECT

DRAINAGE NOTES:

1. REFER TO ARCHITECTURAL DRAWINGS FOR ALL SETTING OUT OF INTERNAL BELOW GROUND DRAINAGE & FOR EXACT COVER LEVELS.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CHECKING ALL DIMENSIONS AND LEVELS SHOWN AGAINST ALL OTHER DRAWINGS PERTAINING TO THIS PART OF THE WORKS.
3. REFER TO ARCHITECTS DRAWINGS FOR LOCATIONS OF RAINWATER DOWNPIPES, SOIL VENT PIPES AND SOIL STACKS.
4. ALL INTERNAL PIPEWORK TO BE CONCRETE ENCASED
5. ALL EXTERNAL PIPEWORK WITH LESS THAN 900mm COVER IN UNPAVED AREAS AND 1200mm COVER IN PAVED AREAS TO BE CONCRETE ENCASED.
6. CONCRETE ENCASEMENT TO CONSIST OF MINIMUM 150mm C15 LEANMIX CONCRETE.
7. ROCKER PIPES SHOULD BE PROVIDED AT ALL LOCATIONS WHERE:
A PIPE ENTERS OR LEAVES A MANHOLE, PUMPING STATION OR OTHER RIGID STRUCTURE;
A PIPE ENTERS OR LEAVES A CONCRETE ENCASEMENT;
AT ANY LOCATION AS DIRECTED BY THE ENGINEER.
ROCKER PIPE JOINT TO BE LOCATED NO MORE THAN 150mm FROM THE OUTSIDE FACE OF THE STRUCTURE TO WHICH THE PIPEWORK IS SERVING.
THE EFFECTIVE LENGTH OF THE ROCKER PIPE SHOULD BE:
PIPE DIAMETER 150mm TO 600mm: 0.60m
PIPE DIAMETER 600mm TO 750mm: 1.00m
PIPE DIAMETER GREATER THAN 750mm: 1.25m
ALL ROCKER PIPES ARE TO BE FORMED BY CUTTING AND TRIMMING A LENGTH OF SPIGOT & SOCKET PIPE TO FORM A SPIGOT AT THE CUT END, THEREBY FORMING SPIGOT & SOCKET JOINTS AT BOTH ENDS OF THE ROCKER PIPE.
8. ALL MANHOLES SHOWN ARE PRECAST CONCRETE UNLESS NOTED OTHERWISE.
9. ROAD GULLIES TO BE PRECAST CONCRETE WITH "LION" LOCKABLE TYPE COVERS, WITH DUCTILE IRON GRATING C250 TO COMPLY WITH I.S. EN 124:1994.
10. ALL LINES TO ROAD GULLIES TO BE 150mm Ø UPVC PIPES U.N.O.
11. ALL FOUL POP-UPS TO BE 100mmØ UPVC U.N.O.
12. ALL FOUL SPURS TO POP-UPS TO BE 100mm Ø UPVC SN4 @ 1:40 FALLS U.N.O.
13. ALL INTERNAL MANHOLES TO HAVE LOCKABLE DOUBLE SEALED COVERS & FRAMES.(KMHD 600L IN STAINLESS STEEL BY RICHMOND TRADING OR SIMILAR APPROVED)
14. ALL MANHOLE COVERS TO BE CLASS D HEAVY DUTY DUCTILE IRON COVER. COVER AND FRAME TO IS EN124.
15. CHANNEL DRAIN TO BE TYPE ACO N100K WITH CLASS C STAINLESS STEEL QUICKLOCK GRATING OR SIMILAR APPROVED.
16. ALL SPURS TO RAINWATER PIPES TO BE 100mm Ø UPVC SN4 @ 1:40 FALLS U.N.O.
17. UNLESS OTHERWISE NOTED, STORM LINES BETWEEN MANHOLES TO BE 225mm Ø RIGIDRAIN ADS POLYETHYLENE PIPES OR SIMILAR APPROVED
18. UNLESS OTHERWISE NOTED, FOUL LINES BETWEEN MANHOLES TO BE 150mm Ø UPVC SN8 U.N.O.
19. ALL INTERNAL FOUL LINES TO BE 100mm Ø UPVC SN4 @ 1:40 FALLS U.N.O.
20. ALL FOUL LINES FROM INTERNAL GULLIES TO BE 100mm Ø UPVC SN4 @ 1:40 FALLS U.N.O.
21. ALL FOUL LINES FROM INSPECTION CHAMBER AT SITE BOUNDARY TO MAINLINE TO BE 100mm Ø UPVC SN8 @ 1:40 FALLS U.N.O.
22. ALL SPUR CONNECTIONS SHOWN ON LINES TO BE 45° "Y" BENDS U.N.O.
23. ALL FRENCH DRAINS TO BE 150mm Ø PERFORATED UPVC PIPE WRAPPED IN GEOTEXTILE TYPICALLY LAID ABOVE RETAINING WALL FOOTINGS AND SURROUNDED IN MIN. 200mm OF CLEAN WASHED STONE.
24. ALL DRAINAGE MATERIALS AND WORKMANSHIP TO COMPLY WITH LOCAL AUTHORITY SPECIFICATION.
25. SETTING OUT OF POP-UPS INTERNALLY TO BE COORDINATED BY CONTRACTOR IN CONJUNCTION WITH ARCHITECTS DRAWINGS.

A	ISSUED FOR PLANNING	PH	SH	05.11.19
REV	DETAILS	BY	CHD	DATE



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Cork City Council
Comhairle Cathrach Chorcaí

Status **PLANNING**

Project Title
**Northside Infill Housing
BRAMBLE COTTAGES**

Drawing Title
**General Notes
Sheet 1**

Scales	Drawing No.	Rev
NTS	-A3 4065-130	A

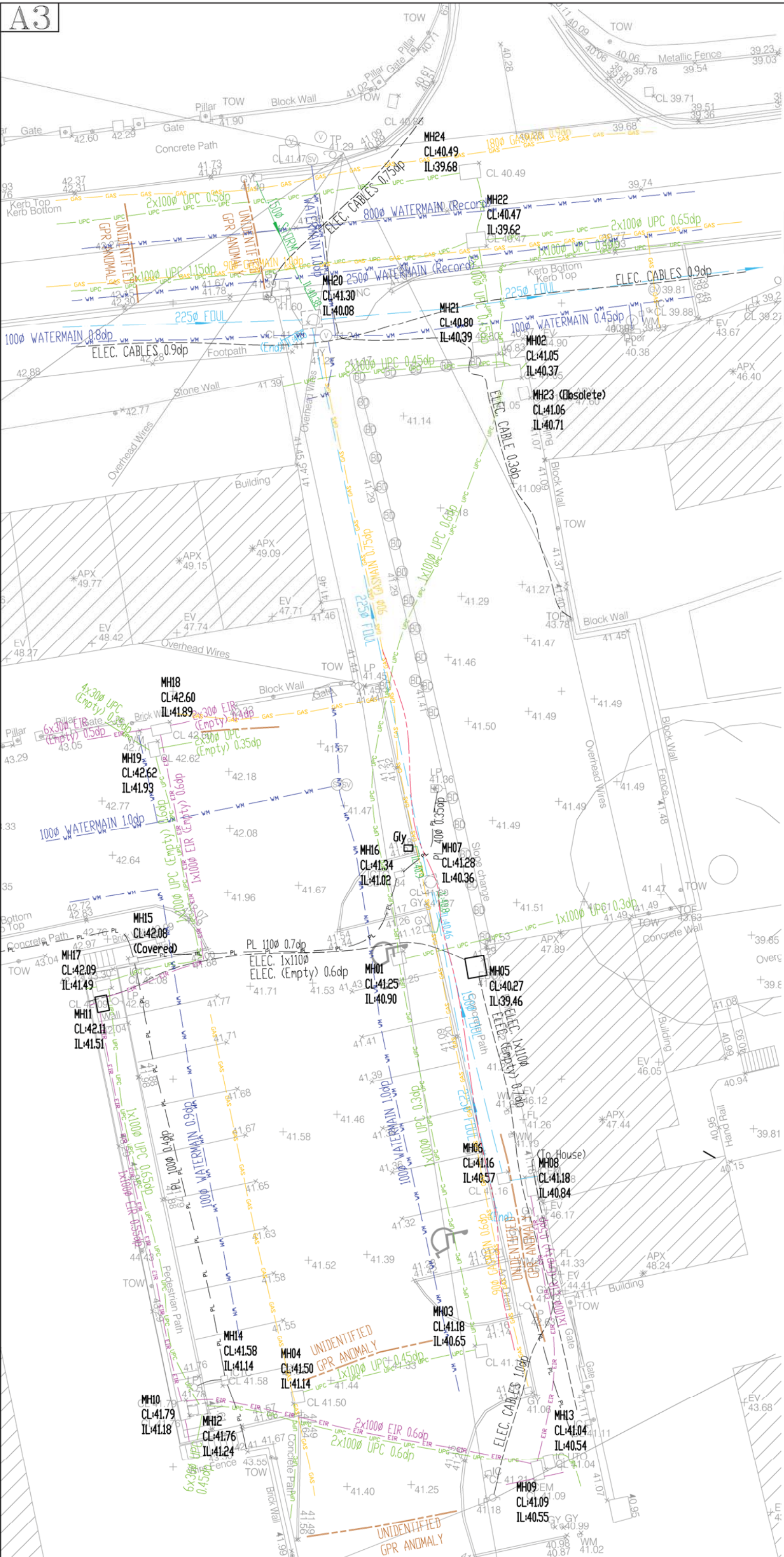


Distribution System to be in accordance with Irish Water Standard Details and located as per Building Service Engineers drawings

All proposed watermains to be 100mm high density polyethylene pipes in accordance with Irish water details. Irish standard I.S 135 and British standard B.S 3284:1967 - Polyethylene pipes and BS 6572 & BS 6730

LEGEND:

WATERMAIN	WM	WM
PUBLIC LGT'ING	---	---
COMMUNICATION	COM	COM
ELECTRICAL CABLE	---	---
GASMAIN	GAS	GAS
TELECOM LINE	EIR	EIR
NTL DUCTING	UPC	UPC
VIRGIN MEDIA	VIR	VIR
MAGNET FIBRE	MAG	MAG
FOUL DRAINAGE	---	---
STORM DRAINAGE	---	---
STORM CULVERT	---	---
DRAINAGE UNKNOWN	---	---
TRAFFIC CONTROL	TRF	TRF
UNIDENTIFIED GPR	---	---
DUCTING	---	---
OIL PIPE	---	---
FIBRE OPTIC CABLE	FO	FO



A ISSUED FOR PLANNING
REV DETAILS

FH SH 05.11.19
BY (C/D) DATE

Status **PLANNING**

Project Title
**Northside Infill Housing
BRAMBLE COTTAGES**

Drawing Title
**Existing
Underground Utilities**

Scales	Drawing No.	Rev
1:200	-A3 4065-131	A

REFER TO DRAWINGS 4065-130 FOR GENERAL DRAINAGE NOTES



Distribution System to be in accordance with Irish Water Standard Details and located as per Building Service Engineers drawings

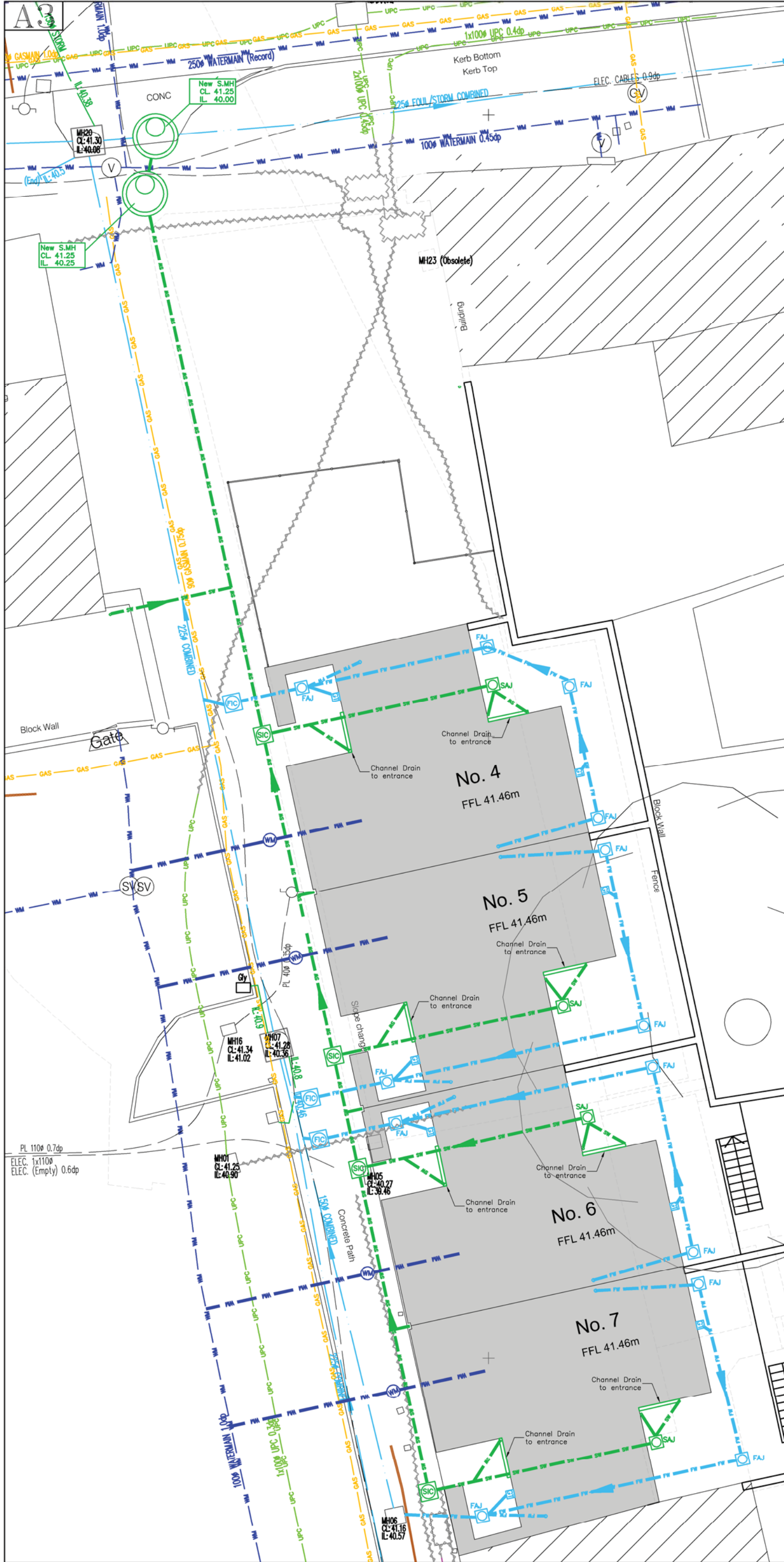
All proposed watermains to be 100mm high density polyethylene pipes in accordance with Irish water details. Irish standard I.S 135 and British standard B.S 3284:1967 - Polyethylene pipes and BS 6572 & BS 6730

EXISTING UNDERGROUND SERVICES

- EXISTING COMBINED SEWER
- EXISTING STORM SEWER
- EXISTING WATERMAIN
- EXISTING GASMAIN
- EXISTING EXIST' ELECTRICAL CABLE
- EXISTING EXIST' ELECOM LINE
- EXISTING NTL DUCTING
- UNIDENTIFIED GPR

PROPOSED UNDERGROUND SERVICES

- EXISTING FOUL SEWER TO BE REMOVED
 - PROPOSED FOUL SEWER 100mm Ø PVC (unless marked on plan)
 - EXISTING STORM SEWER TO BE REMOVED
 - PROPOSED STORM SEWER 100mm Ø PVC (unless marked on plan)
 - ACCESS JUNCTION
 - INSPECTION CHAMBER
 - DRAINAGE GULLY
 - MANHOLE
 - EXISTING WATERMAIN TO BE REMOVED
 - PROPOSED WATERMAIN
 - SLUICE VALVE TO IRISH WATER DETAILS
 - THRUST BLOCK TO IRISH WATER DETAILS
 - FIRE HYDRANT TO IRISH WATER DETAILS
 - WATER METER TO IRISH WATER DETAILS
- REFER TO BUILDING SERVICES ENGINEERS DRAWINGS FOR DETAILS OF OTHER EXISTING U/G SERVICES TO BE REMOVED OR DIVERTED



B	REVISED AND REISSUED FOR PLANNING	FH	SH	19.12.19
A	ISSUED FOR PLANNING	FH	SH	05.11.19
REV	DETAILS	BY	(GTD)	DATE

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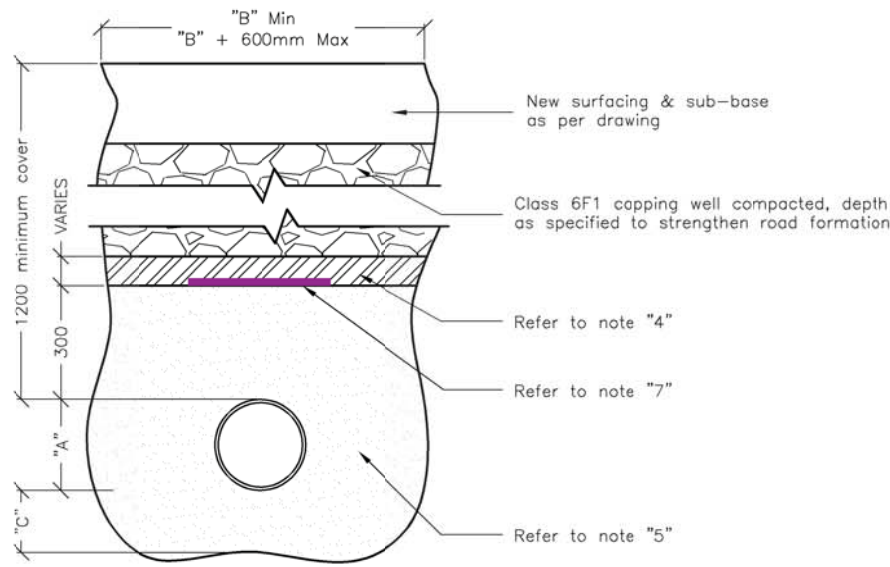
Cork City Council
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Status **PLANNING**

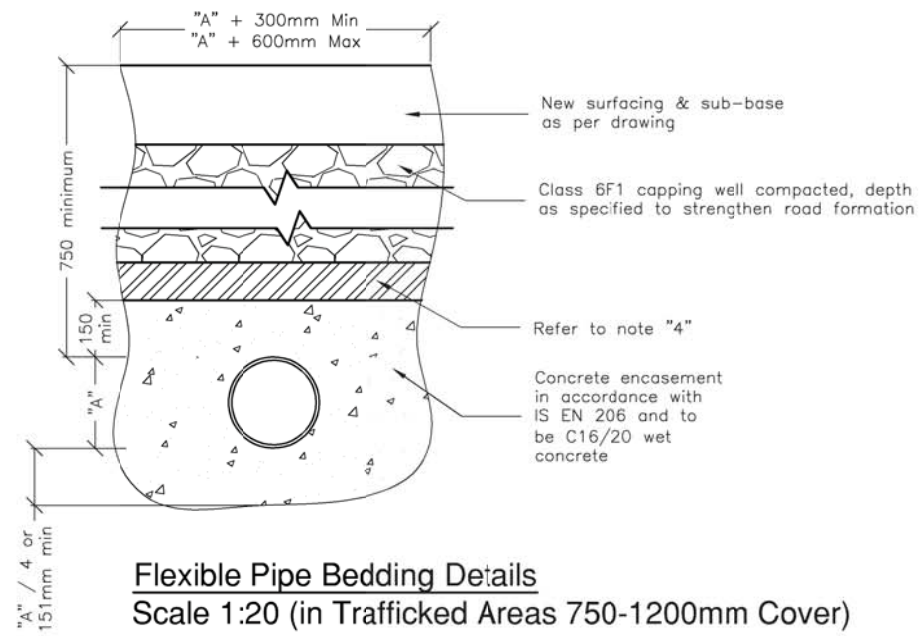
Project Title
**Northside Infill Housing
 BRAMBLE COTTAGES**

Drawing Title
Proposed Site Drainage

Scales	Drawing No.	Rev
1:125	-A3 4065-132	B

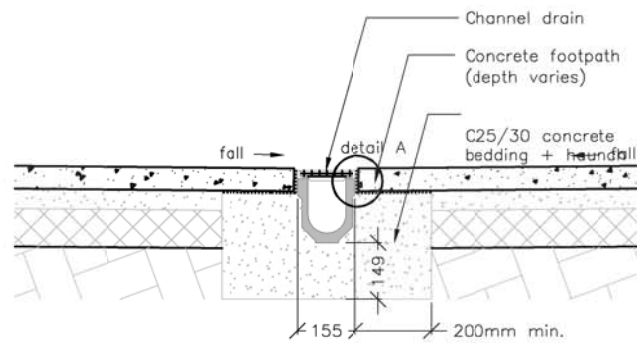


Flexible Pipe Bedding Details
Scale 1:20 (in Trafficked Areas 1200-4500 Cover)

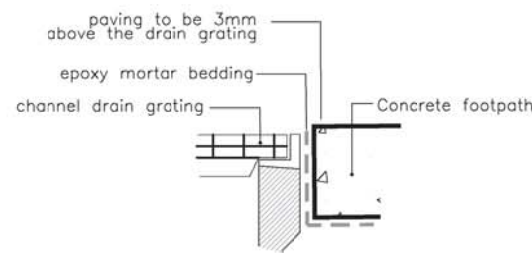


Flexible Pipe Bedding Details
Scale 1:20 (in Trafficked Areas 750-1200mm Cover)

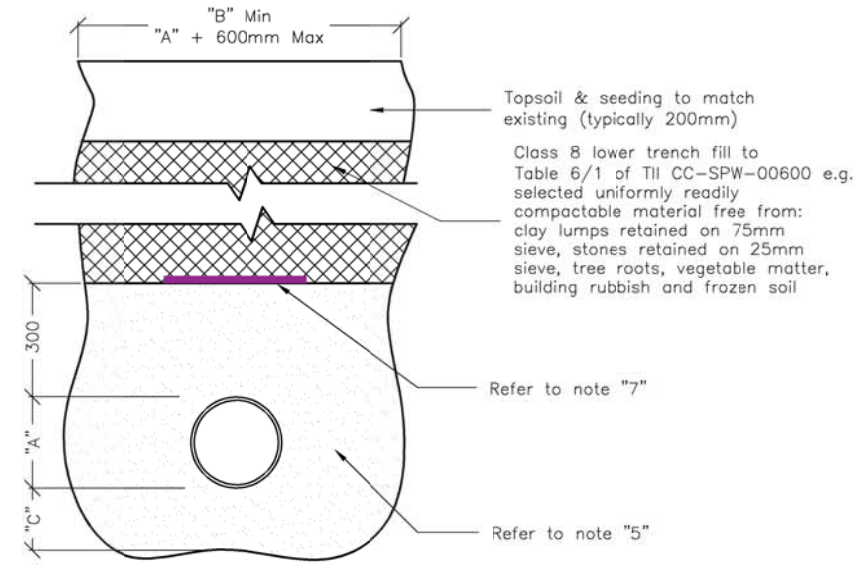
All drains within front driveways to be concrete encased



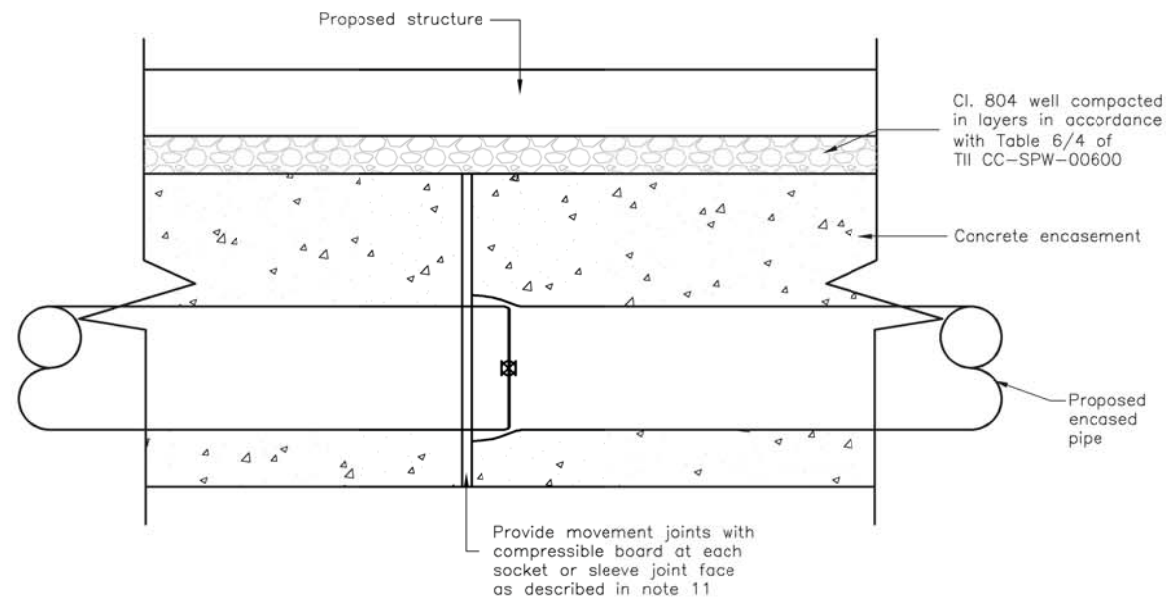
Channel Detail / Section
Scale 1:20



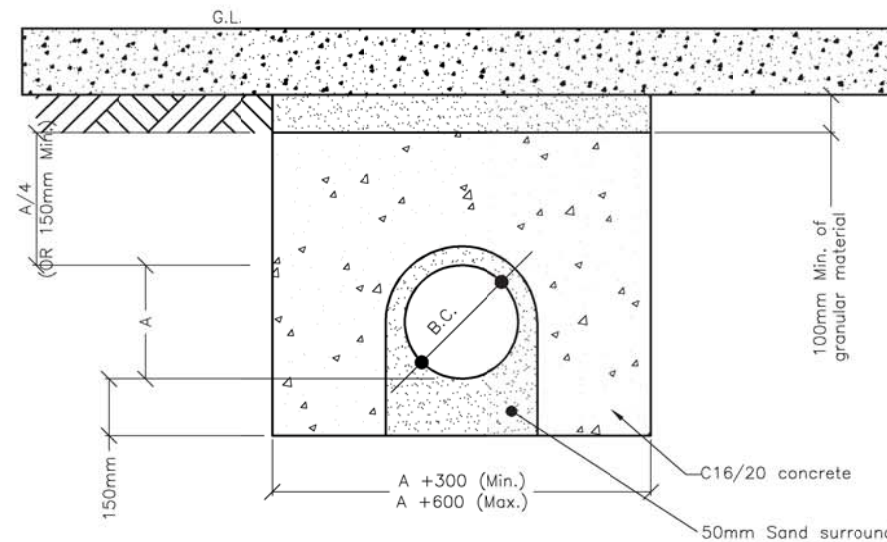
Detail / Section A
Scale 1:5



Flexible Pipe Bedding Details
Scale 1:20 (in Non Trafficked Areas)



Concrete Encasement Movement Joint Detail
N.T.S (Elevational)



Concrete Encasement Detail to Existing Services
N.T.S (Sectional)

NOTES

- All dimensions are in millimeters.
- Dimension "A" is the external diameter of the pipe.
- The minimum and maximum width of the trench applies on and below a line 300mm above the outside top of the pipe. Above the 300mm line, the trench back fill material shall be as described in note 4 for trafficked areas, or as shown in the "Flexible Pipe bedding" detail for non trafficked areas.
- Clause 804 / 808 material in accordance with the national roads authority specification for road works. Clause 804 / 808 is to be compacted as per clause 802 of the national roads authority specification for road works. Clause 808 is to be used within 500mm of cement bound materials, concrete pavements, concrete structures or concrete products. Otherwise clause 804 may be used.
- Pipe bedding shall comply with WIS 4-08-02 and IGN 4-08-01 granular material shall be 14mm to 5mm graded aggregate or 10mm single sized aggregate is EN 13242.
- Pipes shall not be supported on stones, rocks or any hard objects at any point along the trench. Rock shall be excavated to a depth of 150mm below the actual depth of the trench with the void filled with clause 804 / 808 material in accordance with the national roads authority specification for road works. The granular material shall be laid above this void backfill material.
- Non degradable marker tape should be installed at top of pipe bedding layer. In the case of non metal pipe material, the marker tape should incorporate a trace wire which is linked to fittings and terminated at the waste water pumping station and the discharge manhole.
- The concrete bed or surround may extend to the sides of the trench or be minimum width. Material to Clause 503.3(iii) is to be used to fill any voids so formed.
- For concrete encasement, the concrete cover may be formed to a radius batter or horizontal surface. minimum cover of concrete shall be 150mm.
- The haunches and surrounds to be formed using form work to provide rough cast finish.
- Expansion joints in the concrete shall be provided at all pipe joints to allow for pipe flexibility, compressible filler board to be in accordance with BS EN 622-1 and BS EN 622-4, and be 18mm thick.
- Polyethylene pipes shall be wrapped in plastic sheeting having a composition in accordance with BS 6076 before being cast into concrete.
- Bituminous material shall not be put in contact with PE or PVC pipes.

A	ISSUED FOR PLANNING	PH	SH	05.11.19
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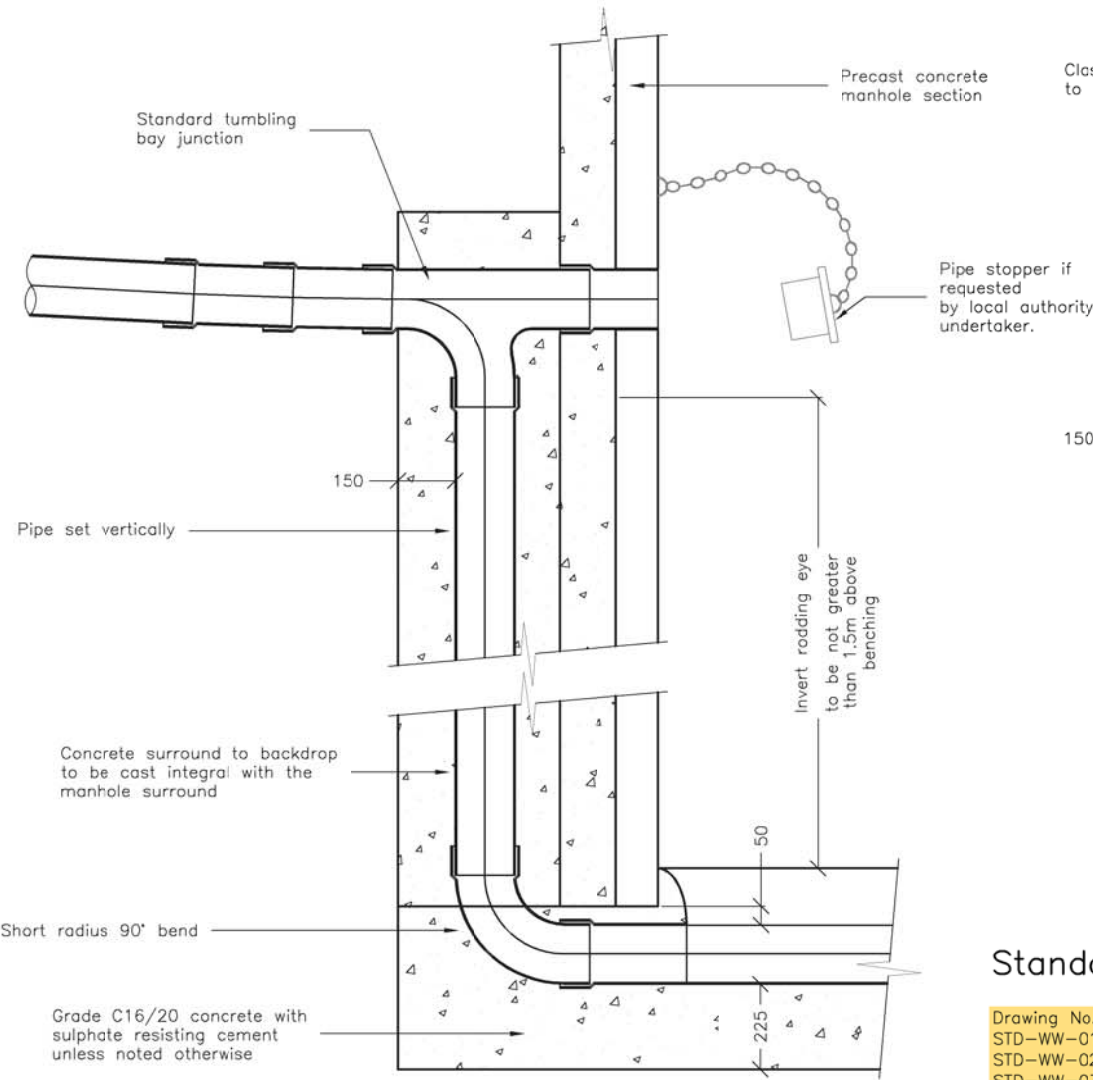
Cork City Council
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Status **PLANNING**

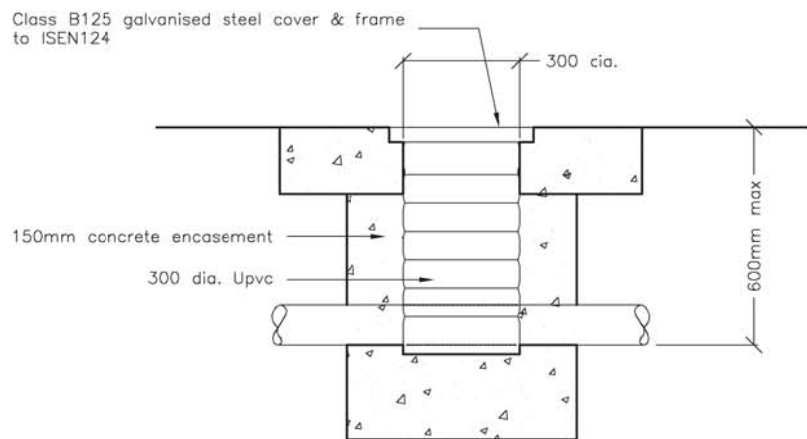
Project Title
**Northside Infill Housing
BRAMBLE COTTAGES**

Drawing Title
**Drainage Details
Sheet 1**

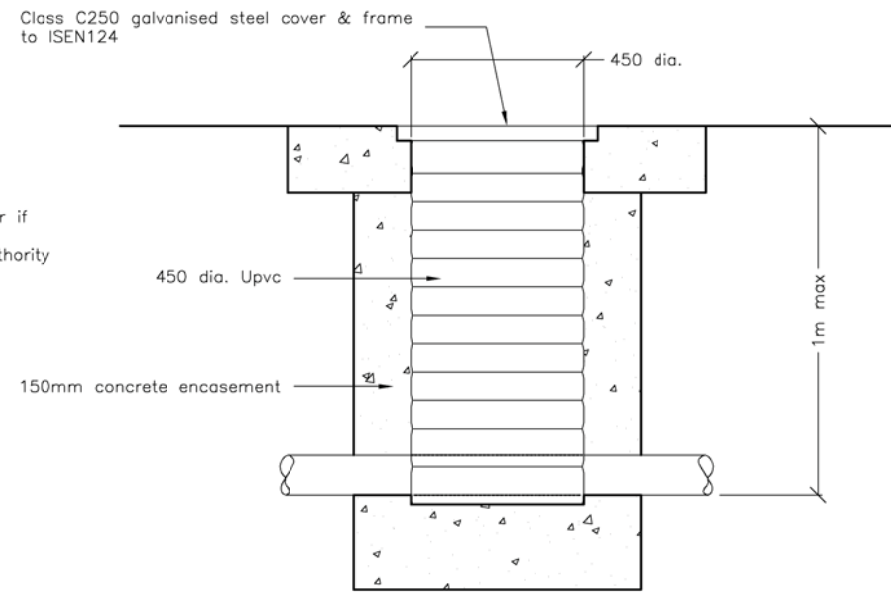
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as shown	A3 4065-135	A



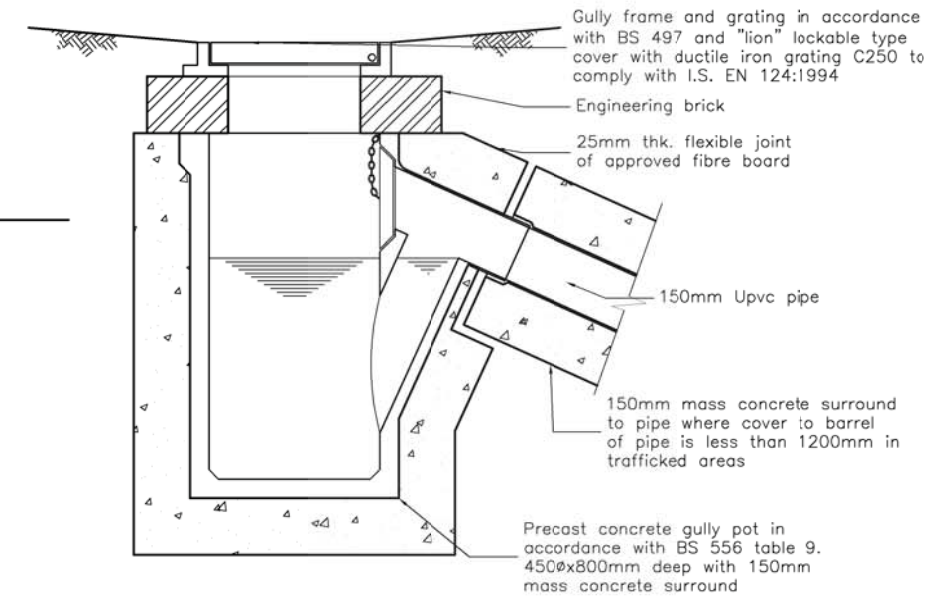
Typical Vertical Backdrop detail
Scale 1:20



Typical Access Junction detail
Scale 1:20



Typical Inspection Chamber detail
Scale 1:20



Typical Precast Concrete Gully
Scale 1:20

1. Gullies to comply with BS 5911.
2. Gullies shall be fully surrounded with concrete grade C15/20 to a min of 150mm thk, and comply with BS5328.
3. Gully gratings and frames to be ductile iron to BS EN 124 1994. Grating and frame to be set with hinge facing the direction of traffic.
4. Gully frames to be set with 3:1 sand cement mortar.
5. Class b engineering bricks to be used for any make up to gully frames.

GENERAL NOTES:

- This drawing is not to be scaled:
- Figured dimensions only to be used.
- All dimensions to be site checked.
- This drawing is to be read in conjunction with other project related drawings.
- The contractor shall be responsible for checking all dimensions and levels shown against all other drawings which pertain to this part of the works.
- All dimensions are in millimetres
- All levels relate to site datum and station points.
- All levels to be checked on site
- Background footprint is based on architectural information received. DJF do not accept responsibility for accuracy or update of architectural background.

Standard Details for Wastewater Networks – Index

Drawing No.	Drawing Title
STD-WW-01	Waste water service connection responsibility (Rev-1)
STD-WW-02	Typical layout for sewer within new developments (Rev-1)
STD-WW-03	Drain & service connection pipework (Rev-1)
STD-WW-04	Typical sewer / service pipe connection (Rev-1)
STD-WW-05	Typical service layout indicating separation distances (Rev-1)
STD-WW-06	Restrictions on wastewater infrastructure adjacent to trees (Rev-1)
STD-WW-06A	Restrictions on new trees/shrubs planting adjacent to sewers (Rev-0)
STD-WW-07	Trench backfill & bedding (Rev-1)
STD-WW-08	Concrete bed, haunch & surround to wastewater pipes (Rev-2)
STD-WW-09	Blockwork manhole (<450mm dia.) (Rev-2)
STD-WW-10	Pre-cast concrete manhole (Rev-2)
STD-WW-11	In-situ concrete manhole (Rev-2)
STD-WW-12	Backdrop manholes (Rev-2)
STD-WW-13	Private side inspection chamber (Rev-2)
STD-WW-14	Thrust blocks for rising mains (Rev-1)
STD-WW-15	Scour valve chamber (foul rising main <200mm dia.) (Rev-2)
STD-WW-16	Sluice valve details for rising mains ductile iron (D.I.) pipe (<200mm dia.) (sheet 1 of 2) (Rev-3)
STD-WW-17	Sluice valve details for rising mains polyethylene (P.E.) pipe (<200mm dia.) (sheet 2 of 2) (Rev-2)
STD-WW-18	Air valve chamber (foul rising main <200mm dia.) (Rev-2)
STD-WW-19	Duct chamber (Rev-2)
STD-WW-20	Emergency overflow structure (Rev-1)
STD-WW-21	Typical ditch/stream crossing for gravity main (sheet 1 of 2) (Rev-1)
STD-WW-22	Typical ditch/stream crossing for rising main (sheet 2 of 2) (Rev-1)
STD-WW-23	Typical bridge crossing for rising main (sheet 1 of 2) (Rev-1)
STD-WW-24	Typical bridge crossing for rising main (sheet 2 of 2) (Rev-1)
STD-WW-25	Security gate & fencing (Rev-2)
STD-WW-26	Indicative pumping station layout (Rev-0)
STD-WW-27	Flow meter chamber (foul rising main <200mm dia.) (Rev-2)
STD-WW-28	Indicative submersible pumping station (Rev-2)
STD-WW-28A	Indicative pre-cast concrete submersible pumping station (Rev-1)
STD-WW-29	Rising main discharge manhole (Rev-2)
STD-WW-30	Kiosk type 1 pumping station & wet kiosk (sheet 1 of 2) (Rev-2)
STD-WW-31	Kiosk type 2 + 3 pumping station & wet kiosk (sheet 2 of 2) (Rev-2)
STD-WW-32	Hardstanding area pumping station (permeable & impermeable) (Rev-1)
STD-WW-33	Lamp bollard & lamp standard (Rev-1)
STD-WW-34	Vent stack (Rev-1)

- All waste water details to be in accordance with Irish Water Standard Details, as listed in the above table, and available at www.water.ie.
- Irish Water Details to take precedence where there are any discrepancies with the DJF Engineering drawings and specifications.
- Inspection chambers to have class C250 galvanized steel cover and frame to ISEN124, and to be installed with a maximum invert depth of 1m.

NOTES

1. The contractor shall be responsible for checking all dimensions and all levels shown against all other drawings pertaining to this part of works.
2. Clauses referred to on this drawing are the clauses in the national roads authority's latest specification for road and bridge works U.N.O.
3. All drainage materials and workmanship to comply with local authority specification.
4. All dimension in millimetres unless noted otherwise.
5. Any reference to National Authority Standards should include any amendments, revisions, or updates relevant to that standard.

A	ISSUED FOR PLANNING	PH	SH	05.11.19
REV	DETAILS	BY	CHD	DATE

Status **PLANNING**

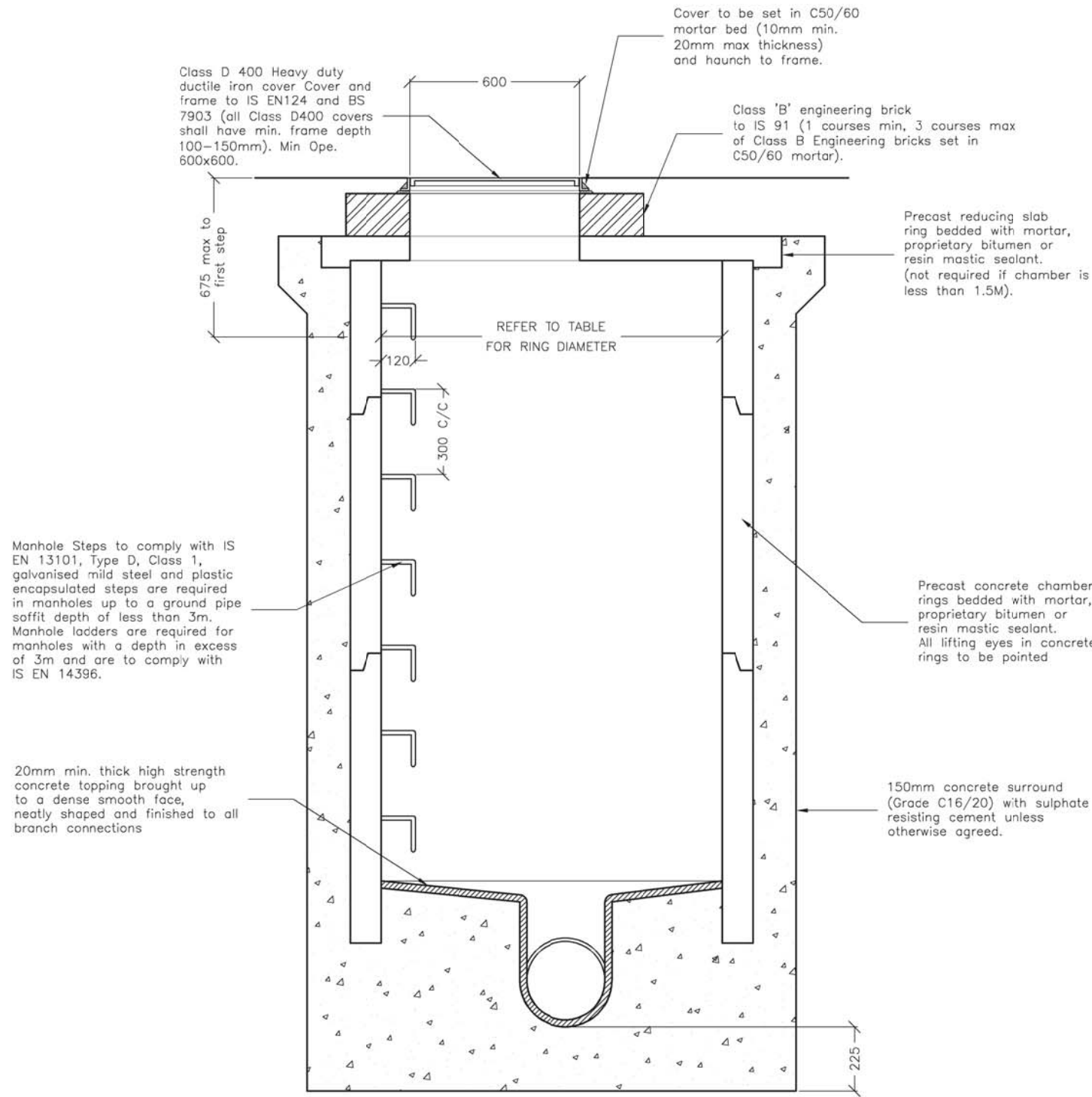
Project Title
**Northside Infill Housing
BRAMBLE COTTAGES**

Drawing Title
**Drainage Details
Sheet 2**

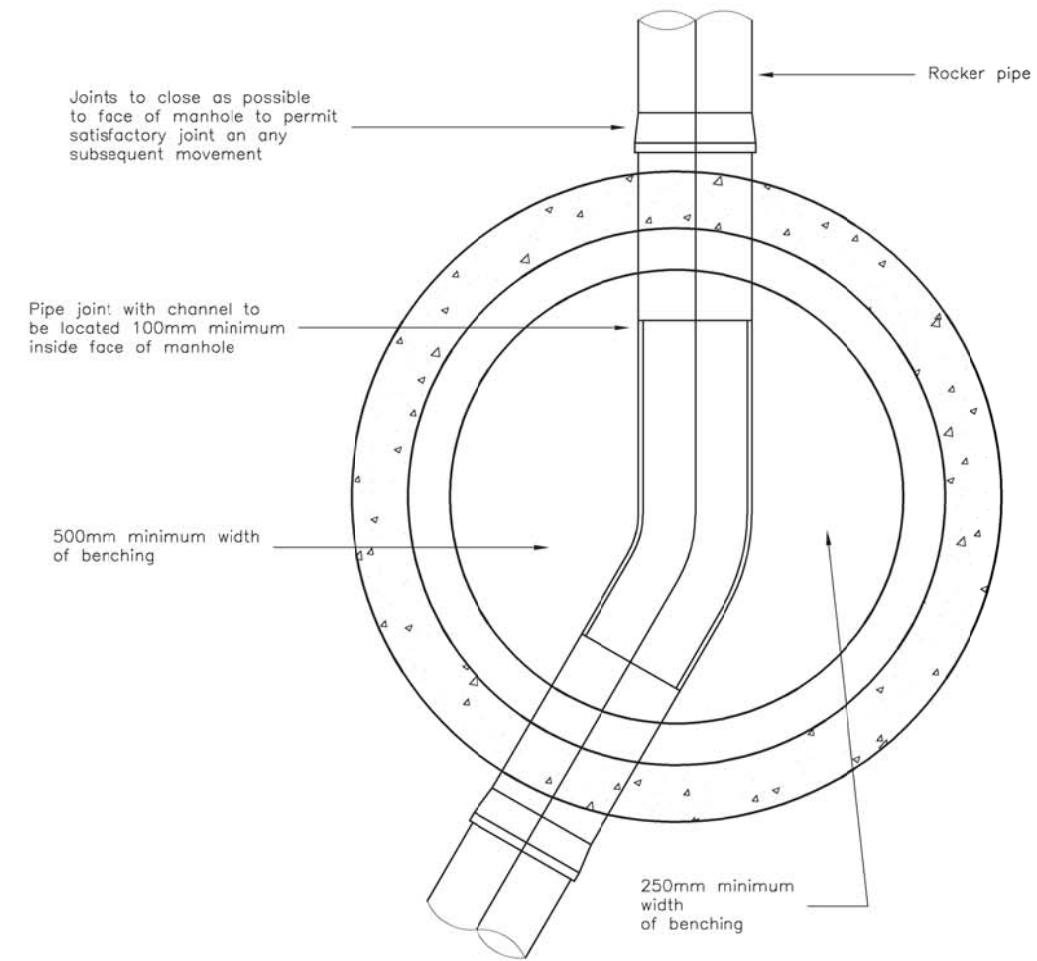
Scales	Drawing No.	Rev
as shown	A3 4065-136	A

NOTES

1. The contractor shall be responsible for checking all dimensions and all levels shown against all other drawings pertaining to this part of works.
2. Clauses referred to on this drawing are the clauses in the national roads authority's latest specification for road and bridge works U.N.O.
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Manhole Detail (Up to 3m Deep)
Scale 1:20



DIAMETER OF LARGEST PIPE IN MANHOLE (mm)	INTERNAL DIAMETER MANHOLE (mm)
LESS THAN 375	1200 (1050 IF DEPTH TO SOFFIT IS LESS THAN 1.5m)
375 - 450	1350
500 - 750	1500
750 - 900	1800

A	ISSUED FOR PLANNING	PH	SH	05.11.19
REV	DETAILS	BY	CHD	DATE

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Cork City Council
Comhairle Cathrach Chorcaí

Status **PLANNING**

Project Title
**Northside Infill Housing
BRAMBLE COTTAGES**

Drawing Title
**Drainage Details
Sheet 3**

Scales	Drawing No.	Rev
as shown	A3 4065-137	A