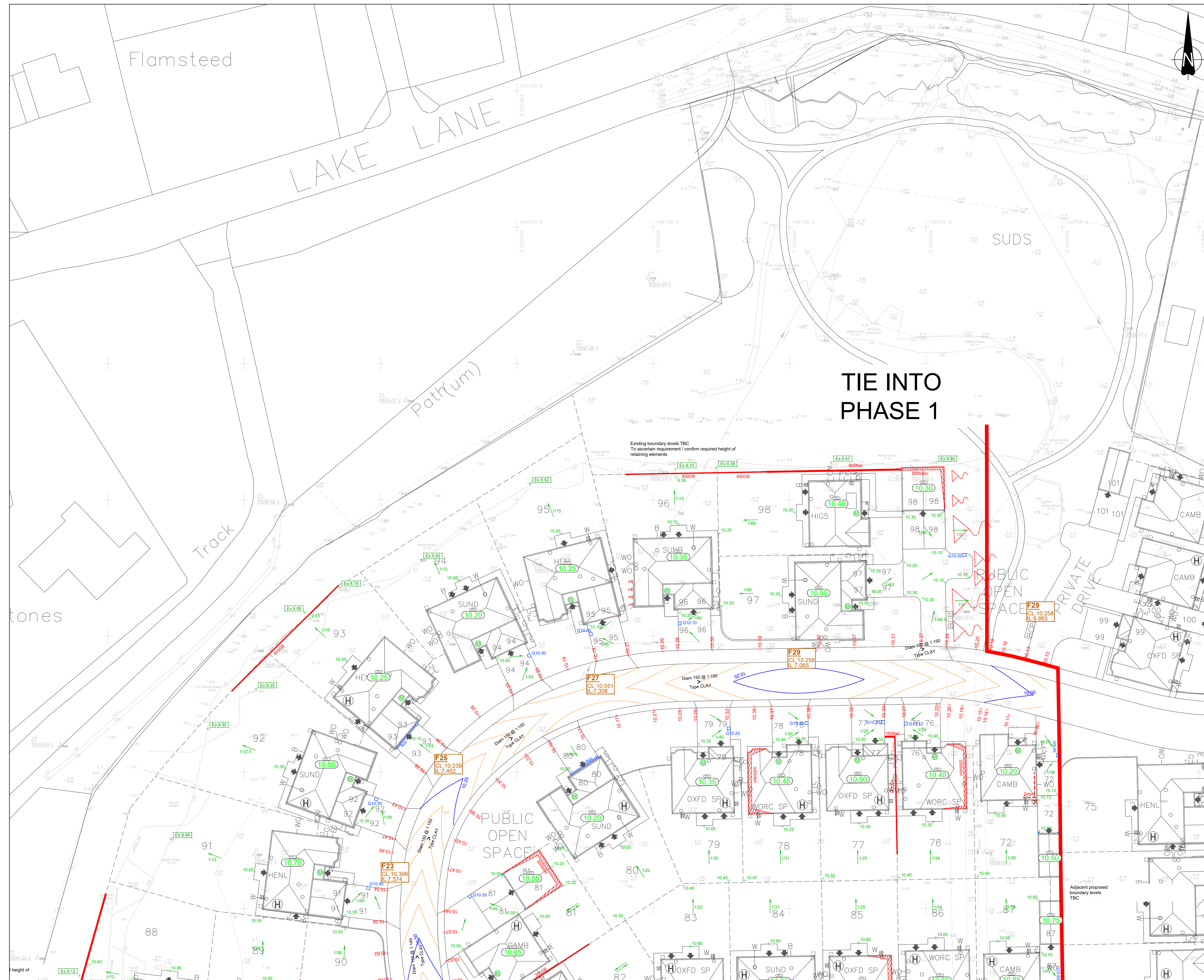
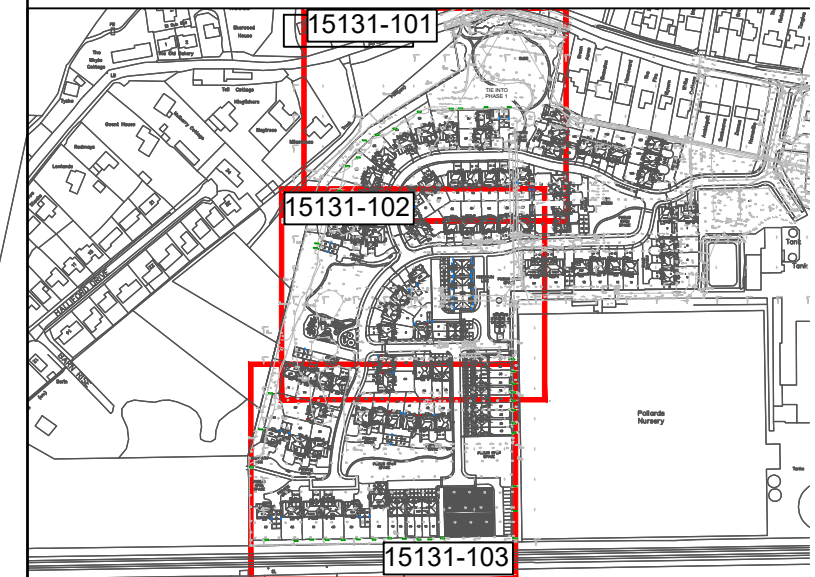


[illegible]

GENERAL NOTES

1. This drawing is to be read in conjunction with relevant architectural and engineering drawings.
 2. Levels indicated in blocks are Finished floor levels and are 150mm above adjacent finished ground levels unless otherwise shown.
 3. Levels of the existing road at the point of tie-in with proposed site road must be checked prior to commencement of works.
 4. Any discrepancies between the details shown and actual on site conditions to be reported immediately to the engineer prior to commencement of works.
- EXTERNAL WORKS**
1. All rear garden gradients are approximate and may vary due to site conditions.
 2. All retaining structures to be designed by a structural engineer.
 3. Type of retaining structure to be determined by the client.
 4. Extents of illustrated retaining structures, exposed brickwork below DPC, tanking and double DPC's are shown as indicative only and may vary due to site conditions.
 5. Retained heights shown are indicative and may vary along the length of feature.
 6. Social units assumed to be level front and back with Double DPC.
 7. Sheet layout view @ 1:5000



External Levels & Features Legend:

Levels		External Works	
	Proposed Finished Floor Level		Proposed Double Drain Pump Coupling
	Proposed Garage Level		Proposed Proposed Breakdown (not shown on site plan)
	Proposed Shed Level		Proposed Proposed Draining (inlet/outlet shown on site plan)
	Proposed Rear of Footway Level		Proposed Proposed Masonry
	Proposed External of Road Level		Proposed Proposed Wall
	Existing External Level		Proposed Proposed Ground Board
	Proposed Flat Direction & Gradient		Proposed Proposed Slope / Sides min. gradient = 1:10 max. gradient = 1:3
	Proposed Flat Gradient (in 1 to 100)		Proposed Proposed Steps
	Plant M Level Access Indicator		Drainage
	Level Threshold Demarcation • 1:200mm = 1:200mm • 1:200mm = 1:200mm • 1:200mm = 1:200mm • 1:200mm = 1:200mm		Proposed Auto Drain
	Level Threshold Demarcation • 1:200mm = 1:200mm • 1:200mm = 1:200mm • 1:200mm = 1:200mm • 1:200mm = 1:200mm		Proposed Drained Channel
	Level Threshold Demarcation • 1:200mm = 1:200mm • 1:200mm = 1:200mm • 1:200mm = 1:200mm • 1:200mm = 1:200mm		Proposed Gully & Level
	Level Threshold Demarcation • 1:200mm = 1:200mm • 1:200mm = 1:200mm • 1:200mm = 1:200mm • 1:200mm = 1:200mm		Proposed Outlet Sump & Level
General	 Site Boundary		Proposed S38 Road Gully (subject to the relevant Highway Authority Approval)

FOR CONSTRUCTION

Please note whilst these drawings may be used for tender purposes, drawings are subject to client approval as part of ongoing consultations and design check. Amendments may therefore be requested.

B	Drawing updated to For Construction.	14.06.17	JE
A	External features and slab level 79 updated	24.05.17	TB
-	First issue.	12.05.17	TB
Rev.	Description	Date	By

Client	
--------	--



Project	
---------	--

Barnham
Phase 2

	Title
--	-------

External Levels & Features Layout
Sheet 1 of 3



Scale	1:250 @ A1	Drawn	TB
Date	May 2017	Checked	JB
File	17071/dwgs/civils/current	Drawing	17071 - 101 B