

DRAWINGS

- PL100** Site Location Plan
- PL200** Topographic Survey With Contours
- PL300** Impermeable Areas Assessment
- PL400** Conceptual Drainage Strategy
- PL500** Conceptual Levels



-SITE LOCATION PLAN KEY-

Site Boundary - 7046m² (0.7Ha)

NOTES

A3

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3. Do not scale, work to figured dimensions only. All dimensions are in millimeters unless noted otherwise and all levels are in metres from the topographic survey datum.
4. Any information given regarding existing underground services is given in good faith after consultation with the relevant authority, however accuracy is not certain. The main contractor is responsible for checking all information on site prior to work commencing and taking due care whilst undertaking the works.
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8. The client shall ensure all licences, consents and approvals required to implement the works are in place prior to commencing construction.

P2	05/05/226	Revised site boundary
P1	15/08/25	Revised site boundary
Rev.	Date	Amendments



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Drawing Status

FOR INFORMATION
NOT FOR CONSTRUCTION

Client

Eastmere Paddocks Ltd

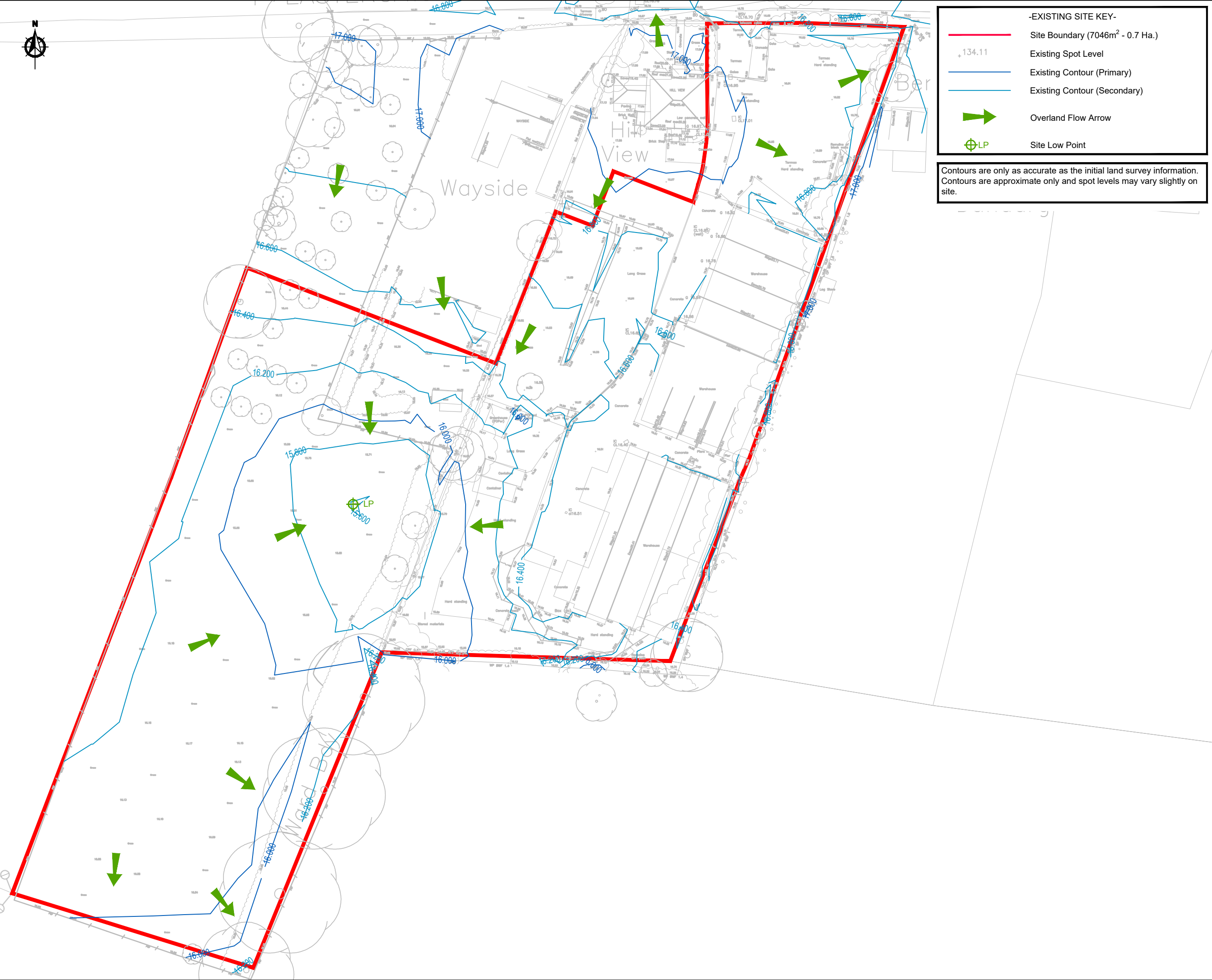
Project

Hill View,
Eastergate Lane

Drawing Title

Site Location Plan

Scale at A3	Date	Drawn By	Checked By	Project No.
1:1000	May 25	JHL	MJA	D2380
Drawing Code	Drawing No.	Rev.		
000-BPC-WD-ZZ-D-C	PL100	P2		



- EXISTING SITE KEY-**
- Site Boundary (7046m² - 0.7 Ha.)
 - Existing Spot Level
 - Existing Contour (Primary)
 - Existing Contour (Secondary)
 - Overland Flow Arrow
 - Site Low Point

Contours are only as accurate as the initial land survey information. Contours are approximate only and spot levels may vary slightly on site.

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P2	05/05/26	Revised site boundary
P1	15/08/25	Revised site boundary
Rev.	Date	Amendments



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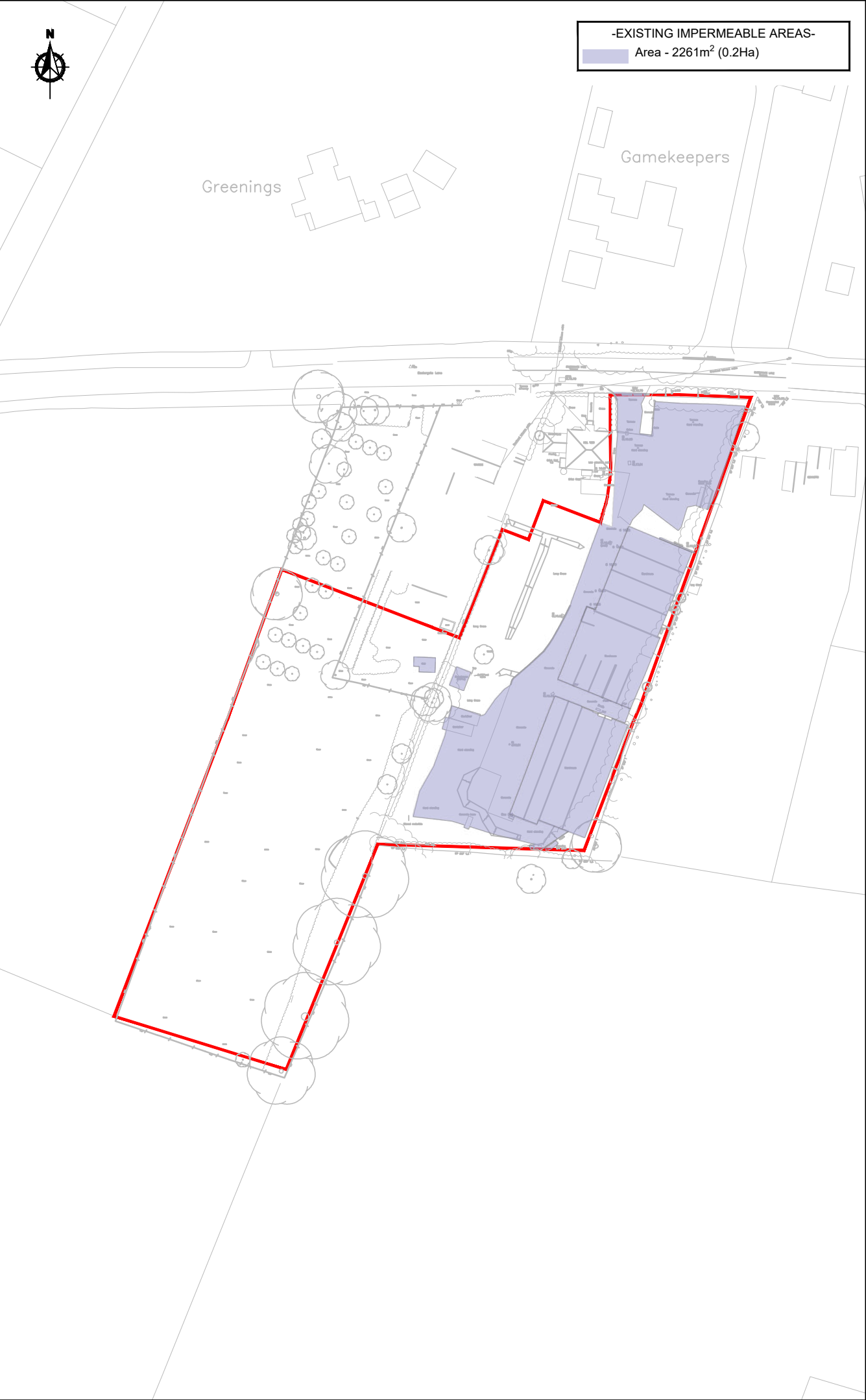
Client
Eastmere Paddocks Ltd

Project
**Hill View,
Eastgate Lane**

Drawing Title
**Topographic Survey
with Contours**

Scale at A3	Date	Drawn By	Checked By	Project No.
1:1000	May 25	JHL	MJA	D2380

Drawing Code	Drawing No.	Rev.
000-BPC-WD-ZZ-D-C	PL200	P2



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P2	05/05/26	Revised site boundary
P1	15/08/25	Revised site boundary
Rev.	Date	Amendments

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Client

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Project

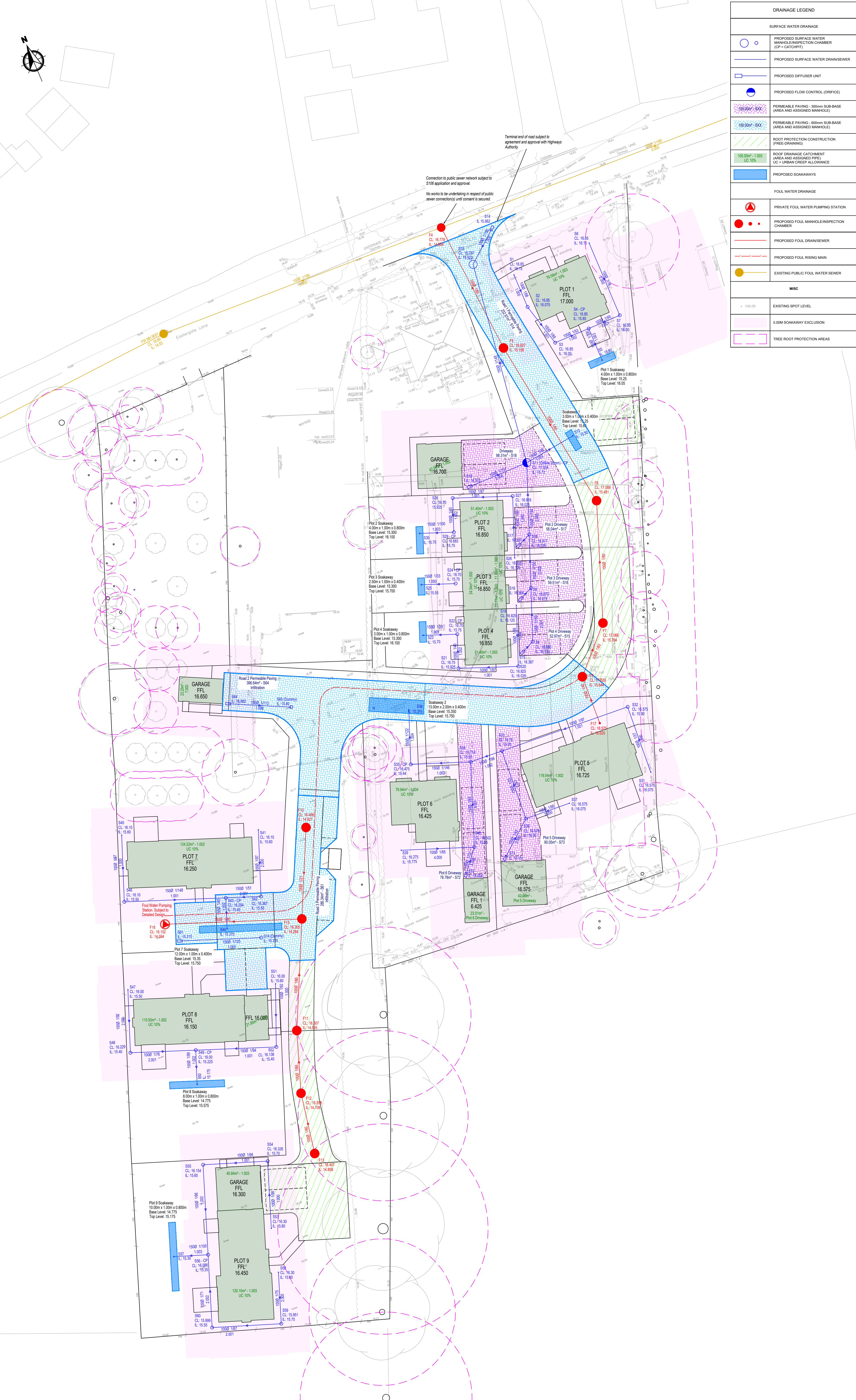
Hill View,
Eastergate Lane

Drawing Title

Impermeable Area Assessment

Scale at A3	Date	Drawn By	Checked By	Project No.
1:1000	May 25	JHL	MJA	D2380

Drawing Code	Drawing No.	Rev.
000-BPC-WD-ZZ-D-C	PL300	P2



DRAINAGE LEGEND	
SURFACE WATER DRAINAGE	
	PROPOSED SURFACE WATER MANHOLE/INSPECTION CHAMBER (CP = CATCHPIT)
	PROPOSED SURFACE WATER DRAIN/SEWER
	PROPOSED DIFFUSER UNIT
	PROPOSED FLOW CONTROL (ORIFICE)
	PERMEABLE PAVING - 300mm SUB-BASE (AREA AND ASSIGNED MANHOLE)
	PERMEABLE PAVING - 600mm SUB-BASE (AREA AND ASSIGNED MANHOLE)
	ROOT PROTECTION CONSTRUCTION (FREE-DRAINING)
	ROOF DRAINAGE CATCHMENT (AREA AND ASSIGNED PIPE) UC = URBAN CREEP ALLOWANCE
	PROPOSED SOAKAWAYS
FOUL WATER DRAINAGE	
	PRIVATE FOUL WATER PUMPING STATION
	PROPOSED FOUL MANHOLE/INSPECTION CHAMBER
	PROPOSED FOUL DRAIN/SEWER
	PROPOSED FOUL RISING MAIN
	EXISTING PUBLIC FOUL WATER SEWER
MISC	
	EXISTING SPOT LEVEL
	5.00M SOAKAWAY EXCLUSION
	TREE ROOT PROTECTION AREAS

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RESIDUAL HAZARDS

In addition to the hazards/risks normally associated with the type of work detailed on this drawing, note the following:

- Buried services. Contractor to refer to recorded drawings and use CAT to locate existing services and undertake necessary precautions and investigation prior to excavating.
- Working in live traffic. Contractor to ensure traffic management is designed, erected and maintained to protect the workforce and the public. Contractor to undertake necessary precautions and ensure suitable traffic management is in place prior to commencement.
- Working in live sewers. Contractor to ensure operatives are familiar and competent with the dangers of working in live sewers.
- Excavations close to existing structures. Contractor to prepare method statement to ensure stability of existing structure.

It is assumed that all works will be carried out by a competent contractor working, where appropriate, to an approved risk assessment and method statement.

P2

05/05/26

Soakaways reassessed further to additional testing

P1

15/08/25

Revised layout

P

27/06/25

Original issue

Rev.	Date	Amendments

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Drawing Status

PLANNING
NOT FOR CONSTRUCTION

Client

Eastmere Paddocks Ltd

Project

Hill View,
Eastergate Lane

Drawing Title

Conceptual Drainage Strategy

Scale

1:250

Date

Jun. '25

Drawn By

SPB

Checked By

MJA

Project No

D2380

Drawing Code

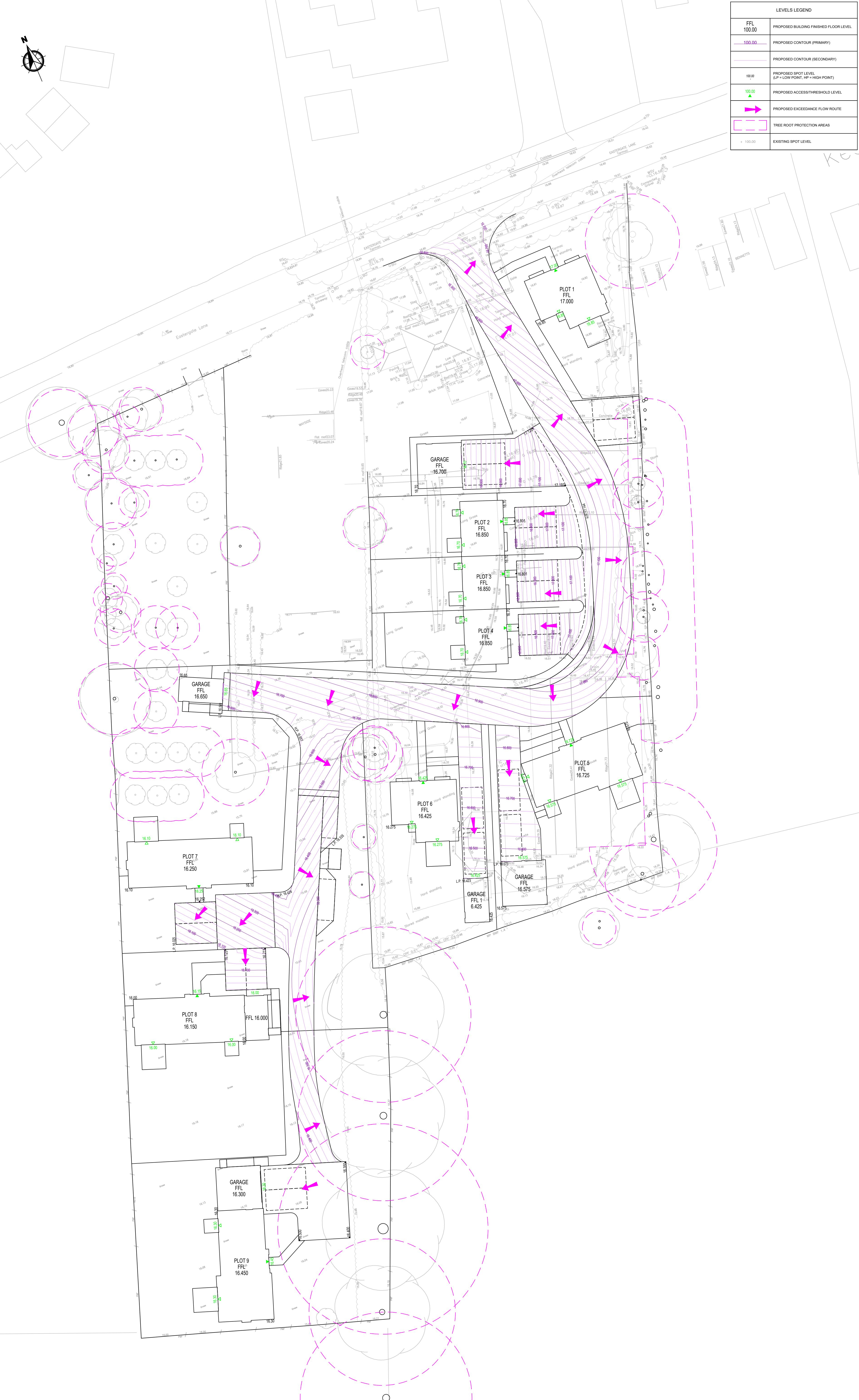
000-BPC-WD-ZZ-D-C

Drawing No.

PL400

Rev.

P2



LEVELS LEGEND	
FFL 100.00	PROPOSED BUILDING FINISHED FLOOR LEVEL
100.00	PROPOSED CONTOUR (PRIMARY)
	PROPOSED CONTOUR (SECONDARY)
100.00	PROPOSED SPOT LEVEL (LP = LOW POINT, HP = HIGH POINT)
100.00	PROPOSED ACCESS/THRESHOLD LEVEL
	PROPOSED EXCEEDANCE FLOW ROUTE
	TREE ROOT PROTECTION AREAS
+ 100.00	EXISTING SPOT LEVEL

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P2	05/05/26	Title block updates
P1	15/08/25	Revised layout
P	27/06/25	Original issue

Rev.	Date	Amendments
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Drawing Status: **PLANNING**
NOT FOR CONSTRUCTION

Client: **Eastmere Paddocks Ltd**

Project: **Hill View,
Eastergate Lane**

Drawing title: **Conceptual Levels**

Scale	Date	Drawn By	Checked By	Project No
1:250	Jun. '25	SPB	MJA	D2380

Drawing Code	Drawing No.	Rev.
000-BPC-WD-ZZ-D-C	PL500	P2