



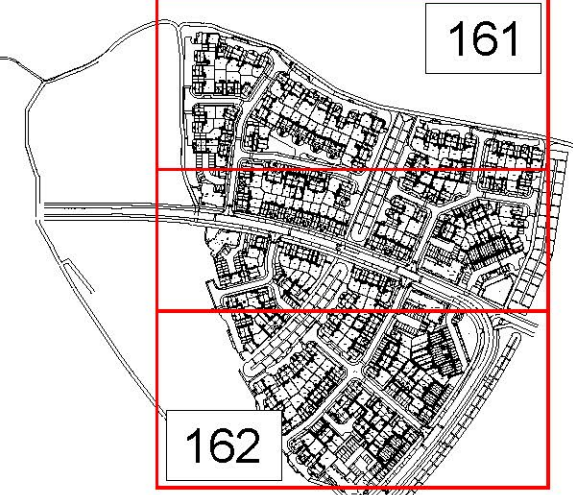
The Contractor is to check and verify in conjunction with the Architect details of setting out points, building and site dimensions, levels and sewer invert levels at construction points and ensure that they are fully consistent with the contents and requirements of the site investigation report before work starts. The Contractor is to ensure all aspects with current building regulations, British Standard BS6841:2014 and any other relevant standards are followed. This drawing is not intended to show details of ground conditions or ground constraints. Each area of ground relied upon to support any structure shall be investigated by the Contractor and any necessary ground investigation and structural works shall be carried out as required. Any suspected voids or ground constraints shall be further investigated by a suitable geotechnical expert. Any earthworks shown indicate typical slopes for guidance only and should be investigated further by a suitable geotechnical expert. As an example there are a minimum of 5 metres from buildings and 3 metres from drainage and services, where applicable. A foundation is to be provided to accommodate the proposed tree planting, where applicable. © This drawing and the building works depicted are the copyright of Banners Gate Ltd and may not be reproduced or amended except by written permission. No liability will be accepted for any errors or omissions made by any person.

GENERAL NOTES

- This drawing is to be read in conjunction with relevant architectural and engineering drawings.
- Levels indicated in brackets are Finished floor levels and are 150mm above adjacent finished ground levels unless otherwise shown.
- Levels of the existing road at the point of tie-in with proposed side road must be checked prior to commencement of works.
- Any discrepancies between the details shown and actual on site conditions to be reported immediately to the engineer prior to commencement of works.

ADOPTABLE ROADS AND SEWERS

- Roads, footways and parking bays which form part of the highway to be adopted under Section 38 of the Highways Act 1980 shall comply with the requirements of the Adopting Authority.
- Sewers to be adopted under Section 104 of the Water Industry Act 1991 shall comply with the Water Authority Association 'Standards for Adoption 6th or 7th Edition' with any amendments specified by the Adopting Water Authority.
- All pipes to be used in adoptable sewerage shall be either clayware to BS EN 285 or concrete to BS EN 1916 and BS EN 1191 Part 1 with Class 3 bedding unless otherwise stated. With approval of the Adopting Authority solid wall concrete external rib reinforced uPVC pipes complying with the relevant provisions of BS EN 14029 may be used.
- Where cover to a pipe is more than 1200mm under adoptable carriageway the trench shall be filled to formation of the carriageway with well compacted DTP Type 1 material.
- Where cover to a pipe is less than 1200mm under adoptable carriageway it shall be provided with concrete bed and surround in accordance with the specification of the adopting authority and back-filled to formation of the carriageway with well compacted DTP Type 1 material. Where concrete bed and surround is specified flexibility of joints is to be maintained by using compressible bitumen impregnated fibreglass at each pipe joint.
- All existing drainage invert levels, diameters and locations are to be checked by the Contractor prior to the commencement of any proposed drainage work. Any difference between actual and drawn details is to be reported to the Engineer immediately.
- Positions of existing subservient utility underground apparatus adjacent to or crossing proposed sewers is to be checked by the Contractor prior to starting work.



FLOOD ROUTE LEGEND

 Flood exceedance arrows

F	Updated to suit revised layout.	14.06.2022	CS
E	Detailed layout inserted into drawing.	02.02.2022	OB
D	Latest layout inserted into drawing.	24.11.2021	JE
C	Updated to suit revised planning layout.	18.10.2021	JC
B	Plot 112 & 113 FFL amended	21.06.2021	DA
A	Updated to suit amendments to bin store, cycle store and adjacent 74-82, access through 151, cycle store adjacent 150	08.06.2021	SH
-	First issue	14.04.2021	CS

Rev.	Description	Date	By
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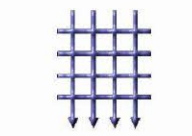
Drawing Status **PRELIMINARY**

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

Client  **PERSIMMON**
Together, we make a home

Project **Littlehampton Phase 5**

Title **Flood Exceedance Routing Plan Sheet 2 of 2**



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