



The Contractor is to check and verify in conjunction with the Architects details all setting out points, building and site dimensions, levels and sewer invert levels at construction points and ensure that they are fully compliant with the contents and requirements of the site investigation report before work starts. The Contractor is to comply with all aspects with current building regulations, British Standards Specifications, Building Regulations etc, whether or not specifically stated on this drawing.

This drawing is not intended to show areas of ground conditions or ground contamination. Each area of ground relied upon to support any structure shall be investigated by a suitably qualified person. The Contractor is to ensure that the ground is suitable for use and that it is not contaminated. Any areas shown as contaminated shall be investigated by a suitably qualified person. The Contractor is to ensure that the ground is suitable for use and that it is not contaminated. Any areas shown as contaminated shall be investigated by a suitably qualified person. The Contractor is to ensure that the ground is suitable for use and that it is not contaminated. Any areas shown as contaminated shall be investigated by a suitably qualified person.

Where existing trees are shown to be retained they should be subject to a full Arboricultural inspection to verify. All trees are to be planted as to ensure they 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.

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GENERAL NOTES

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



External Levels & Features Legend:			
Levels		External Works	
00.00	Proposed Finished Floor Level	Proposed Double Damp Proof Coursing	
7.44	Proposed Rear of Footway Level	Proposed Exposed Brickwork (masonry below damp proof course)	
80.00	Proposed External Level	Proposed Masonry Retaining Wall	
Ex.80.00	Existing External Level	Proposed Gravel Board	
120	Proposed Fall Direction & Gradient	Proposed Bank / Slope (min gradient = 1 in 3, max gradient = 1 in 3)	
	Part M Level Access Indicator	Drainage	
		Porous Tanked Paving	
		Proposed Axx Drain	
		Proposed Outlet Sump & Level	
		Proposed Road Gully	
General			
	Site Boundary		

Rev.	Description	Date	By
E	OS data added to drawing	17.01.20	TB
C	Drawing amended to suit new layout	16.01.20	TB
C	New layout added	16.11.19	TB
A	New layout inserted	03.10.19	JS
A	Drawing amended to suit clients request	19.09.19	TB
	First issue	15.08.19	JS

Drawing Status	
FOR CONSTRUCTION	

Client	PERSIMMON Together, we make a home
Project	Littlehampton West Sussex
Title	External Works Layout Sheet 2 of 2

BANNERS GATE

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Scale	A1 @ 1:250	Drawn	CS
Date	August 2019	Checked	BG
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