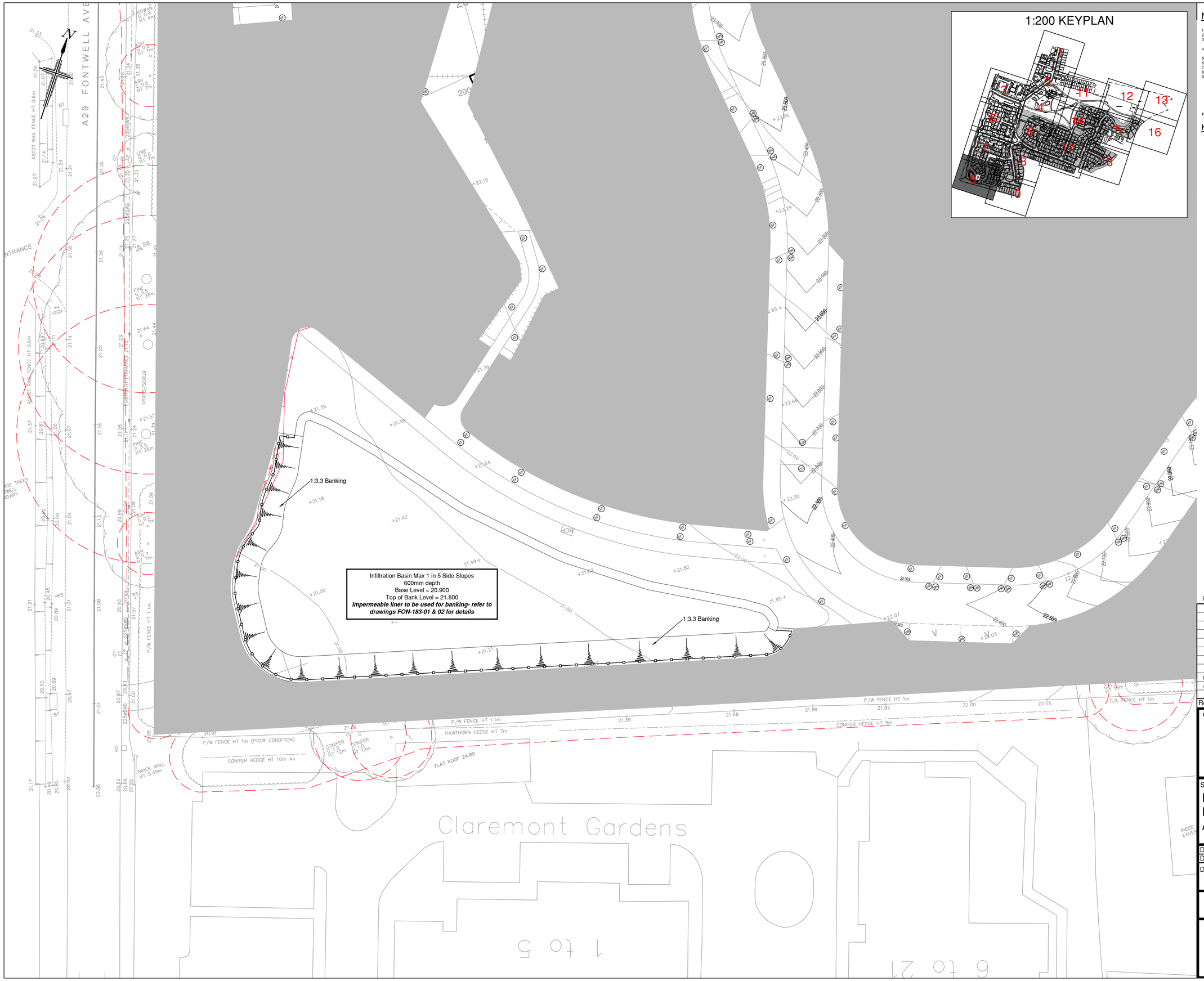


## 1:200 KEYPLAN




## NOTES

1. All dimensions are in metres unless stated otherwise.
2. Do not scale from this drawing. Only written dimensions are to be used.
3. This drawing should be read in conjunction with the Architect's and Structural Engineer's design drawings and specification.
4. Site Layout and boundary based on AAP Architecture Proposed Site Layout, drawing numbers P1549.11 Revision ZZZZE received on 26/10/2020.
5. For check dam details refer to drawing FON-182-02
6. Topographic Survey taken from mksurveys Topographical Survey drawing number 25802, Sheets 1-3, dated 05.10.18.
7. Architectural blocks based on AAP Architecture Sub Structures, as received 02.02.21.
8. Tree survey information is based on FPCR Environmental and design Ltd, Drawing received from Dandara 19.08.20.
9. This drawing should be read in conjunction other External Levels Layouts , Highways Longitudinal Sections (FON-162-01 to 07), Foul Water Sewer Longitudinal Sections (FON-160-01 to 04), Surface Water Sewer Longitudinal Sections (FON-161-01 to 03), Highways Construction Details (FON-180-01 to 02), Highways Contours Layouts (FON/184-01 to 18), Highways Setting out Layout (FON-163-01 to 03), Highways Setting Out Coordinate Listings (FON-113-03), Section 104 Construction Details (FON-181-01 to 02), Drainage Construction Details (FON-184-01 to 02), Foul Water Manhole Schedules (FON-141-01 to 03), Domestic Drainage Layouts (FON-130-01 to 18), Domestic Drainage Construction Details (FON-182-01 to 02), Surface Water Attenuation Details (FON-183-01 to 02 ) and Building Setting Out Layouts (FON-115-01 to 18).
10. ***ANY VARIANCE OR DISCREPANCY MUST BE REPORTED BACK TO RCP ENGINEERING BEFORE WORK BEGINS.***

## KEY

| | |
|---|---|
| Site Boundary not shown awaiting confirmed planning architects Site Boundary | |
| FFL = Plot / Garage Finished Floor Level | FFL=31.90 |
| Proposed Ground Level | 25.05 |
| Level Threshold access with raised DPC | 31.90 |
| Stepped Access | 31.75 |
| Existing Ground Level | +30.00 |
| Proposed Contour Level | 23.500 |
| Extra depth exposed brickwork below DPC | |
| Stepped Raised DPC (Refer to Architect's Detail for construction detail) | |
| Tanking (External ground level above FFL- refer to Architect's Detail for construction detail) | |
| Gravel Board Retaining Wall (Maximum retained height indicated). Note: Concrete Gravel Boards indicating 450mm retained height are subject to Structural Engineer Design | GB300/GB450 |
| Brickwork Retaining Wall/Slab on Edge (Maximum retained height indicated) *(Design by Structural Engineer)* *(Refer to External Works drawings to locations where fence or screed wall are to be constructed above the retaining wall)* ***(Architect to provide detail for railings to be installed where retained height is greater than 600mm.)*** | RTW600/SOE450 |
| Steps (280mm going, tread height and No. as indicated on plan) | |
| Direction of fall and gradient | 1:x 22.04 |
| Root Protection Area ***(based on FPCR Environmental Drawing received from Dandara 19.08.20)*** | |
| No dig Ground Protection Area ***(based on FPCR Environmental Drawing received from Dandara 19.08.20)*** | |
| Indicative earthworks, actual amount to be determined on site maximum gradient 1:3 | |
| Works Outside of Phase 1 | |
| PCC HB Kerb 125mm Upstand | HB |
| PCC Bullnosed Dropped Kerb 25mm Upstand / Flush at Pedestrian Crossings | BN |
| PCC Kerb Type CS2 laid flush | CS |
| PCC EF Edging laid flush / 15mm Upstand | EF / 15 |
| Tactile Paving | |

## CDM NOTES

1. EXISTING SERVICES. Depth of existing services must be determined prior to works commencing. The contractor is responsible for establishing underground services in accordance with HSE Guidance note HS (G) 47. Any services which would be within the proposed construction layers must be lowered to below the sub-base.

0m 2m 4m 6m 8m 10m 15m 20m

SCALE BAR 1:200 at A1

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| Rev. | Date | Details | By | Chkd | Appd |
|---|---|---|---|---|---|
| B | 15.02.21 | Issued for Construction. | LD | TK | TRS |
| A | 06.11.20 | Major Contour Levels added. Top of Bank Level Added. | LD | LD | TRS |
| | | Banking gradient updated. | | | |

Client:- dandara

Site:-
Fontwell
Eastergate
Arundel

Drawing Title:-
EXTERNAL
LEVELS
LAYOUTS

Sheet 9 of 18

| | | | |
|---|---|---|---|
| Date: | March 2020 | Scales: | 1:200 at A1 |
| Drawn: GD-I | Checked: LD | Approved: TRS | |

Drawing No.
FON-120-09-B

FOR CONSTRUCTION

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