STREET LIGHTING TO BE DESIGNED BY PROJECT ENGINEER. SEE ENGINEERS DRAWINGS FOR DETAILS.

- All dimensions, levels and falls etc... are to be checked on site prior to excavation and any discrepancies notified to the Site Manager.
- Before work commences on site, the Contractor shall contact all statutory authorities to obtain the precise position and depth of services where they may be affected by construction work.
- If necessary, the services shall be located by trial holes excavated by hand.
- Sub-base levels and details to tie in with CALA Standard Level Threshold Detail - External Detail Sheet(s).
- For proposed site levels, refer to the Engineers External Levels plan.
- For setting out information, refer to the Engineers Setting Out Plan.
- For details of boundary ownership, refer to the Conveyance Plan.
- If bats or roosts are discovered work should stop immediately and the local office of English Nature be contacted.

ALL TREE WORK TO BE CONFIRMED BY CONSULTANT & LOCAL AUTHORITY.

FOR ACCO HEXDRAIN, UNDERBUILD AND RAISED DPC LOCATIONS, REFER TO ENGINEERING LAYOUT.

SURVEY STATION LOCATIONS TO BE MAINTAINED DURING ANY DEMOLITION STAGES

THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL RELEVANT SPECIFICATIONS, SCHEDULES AND ENGINEERS DETAILS.

All landscaping to be in accordance with the landscape architects designs.

REFER TO ENGINEERING LAYOUT FOR FINISHED FLOOR LEVELS AND TO SUBSTRUCTURE PLANS & ENGINEERING LAYOUTS FOR STRUCTURAL SLAB LEVELS & FOUNDATION LEVELS

This drawing is to be read in strict accordance with Landscape Architect's Tree protection Plan, reports and Landscaping designs. Any discrepancies are to be reported to the Technical Manager immediately.



KEY:

- 1.8m high close boarded fence. All properties have gates as shown from side path
- HA plots - 1.8m high panel fence for first 2 panels followed by 1.2m high panel fencing thereafter. SD-7059
- 1.8m high boundary wall (As noted).
- Part M (Category 1) Level threshold, refer to details sheet SD/2200. Front entrance paths 900mm wide. Primary side paths used for bin run to be 900mm wide. Secondary paths 600mm wide. Refer to spec. for slab sizes.
- Refuse Store — Refuse Collection areas for house dwellings, base formed from 600Sq. paving slabs laid on 25mm sand binding on compacted hardcore.
- Red line denotes site boundary
- Marshalls saxon or similar approved concrete paving to private patios and footpaths. Colour as per EMS and Landscaping layout, laid stack bond; 600x600x50mm or similar approved.
- Patio sizes: 1-3 bed homes: minimum 3.0m wide x 2.4m; 4-5 bed homes minimum 4.2m wide x 3.0m
- 1.2m post and rail fence as per detail SD-7017
- 1.8m panel fence as per detail SD-7043
- SL / BL — Street lighting as per specialist designs

Notes

All dimensions to be checked on site prior to the commencement of construction and any discrepancy should be reported to the Site Manager.

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Sub-Contractors MUST ensure that they have the latest issue drawing before they commence work on site.

This drawing is to be read in conjunction with all relevant Specifications, schedules and Engineers details.

Rev	Date	Description	Init.
C	25.11.2020	Plot arrangement amendments to suit planning.	CM
B	17.02.2020	Street lights added	BB
A	14.10.2019	Plots 180, 198, 237, 247 kitchen layout amended	BB

CALA GROUP

Job title

New Monks Farm
Lancing 1B

Drawing title

External Works Plan

Status
Construction

Scale	Date	Drawn
1:500 @ A1	April 2019	CM

Dwg No.	Rev.
00257.1B-270-A-SW-SP	C