



- GENERAL NOTES**
- Do Not Scale
  - The contractor is to check and verify all buildings and site dimensions and levels, including sewer invert levels, before works start on site. The contractor is to comply in all aspects with the current building legislation, British Standards, building regulations etc.
  - Positions of existing services/statutory undertakers apparatus adjacent to or crossing proposed excavations are to be checked by the contractor prior to starting work
  - This drawing is to be read in conjunction with and checked against all other drawings, Engineering Details, Specification and any structural, geotechnical or other specialist document provided.
  - Any anomaly or contradiction between any of the above is to be reported to Edenstone.
  - This drawing is schematic for clarity only, positions of pipe runs and manholes may vary on site due to site conditions
  - The use of this drawing does not absolve the client of their responsibilities under the Health and Safety: The Construction Design and Management Regulations 2015. The Principle Designer is required to contact PHG Consulting prior to permitting this drawing to be used in connection with any construction works.
  - This drawing is based on the latest Architects design layout received.
  - All works shown have been designed in accordance with Building Regs Part M.
  - All underbuild, and retaining wall heights shown are the anticipated maximum finished height required.
  - All steps shown are to have a maximum 150mm rising and minimum 280mm going dimensions up to a maximum of 12 steps per flight.
  - All levels immediately adjacent to the rear access are assumed to be 150mm below finished floor level.

- ROAD AND SEWER ADOPTION NOTES**
- All works for adoption under a Section 38 agreement shall be carried out to the approval of North Somerset Council.
  - All works for adoption under a Section 104 agreement shall be carried out to the National Water Council Design and Construction Guidance for foul and surface water sewers offered for adoption under the Code for adoption agreements for water and sewerage companies operating wholly or mainly in England ("the Code") (DCG) and Wessex Water's requirements.

- DRAINAGE LEGEND**
- Existing Foul Drains retained
  - Proposed Foul Drainage (Adoptable) - with invert Adoption extents to be confirmed by Wessex Water
  - Proposed Storm Drainage (Adoptable) - with invert Adoption extents to be confirmed by Wessex Water
  - Proposed Wessex Water Easement (3m Either side of sewer)
  - Private foul drain (1000 unless show otherwise)
  - Private foul inspection chamber <3m deep with restricted access depths >1.2m (4500 & 700mm deep unless noted)
  - Private foul access chamber depth to invert 700mm (2250)
  - Private storm drain (1000 unless show otherwise)
  - Private surface water inspection chamber <3m deep with restricted access depths over 1.2m.
  - Rodding eye (450mm deep unless noted otherwise)
  - Channel drain (ACO or similar)
  - Proposed Hydrobrake Chamber
  - Proposed catchpit chamber
  - Cellular Attenuation Tank
  - Orifice Control /Filter Chamber
  - Vortex Separator Chamber
  - Exceedance Flow Direction

- ENGINEERING LEGEND**
- Finished Floor Level
  - Underbuild
  - Retaining Wall
  - Timber Retaining Wall (max. 595mm)
  - Steps (R=rise G=going)
  - TS - Threshold Step
  - Level Proposed
  - Banking 1:2 Max
  - Tactile crossing point
  - Vehicular crossover
  - Awareness strip - Refer to details
  - Rise to Raised table - Refer to S278 Drawings

31.05.23	Drainage added to shared surface Plots 24-28. Altered following Client review - FFL's Changed Plots 8,9,15,19,30-34 & 36-40. Retention altered to suit. GA Updated. Levels updated, gradients added to rear gardens. Extent of rock out to rear of P16-19 parking extended to achieve 1:3	DRW	SJD
24.03.23	Surfacing updated. Levels revised around northern footpath link and adjacent parking bays	DRW	SJD

REV.	DATE	DETAILS	AMENDMENTS	BY	CHK

**CLIENT:**

**EDENSTONE HOMES**

**CONSULTING ENGINEERS**

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**PROJECT:**

**Bleadon Quarry, Bridge Road, Bleadon**

**DRAWING TITLE:**

**Engineering Layout  
1:250 Sheet 2**

DRAWN	CHK	STATUS	SCALE AT A1
DRW	SJD	CONSTRUCTION	1:250

DATE	JOB NO.	DWG. NO.	REV.
23.01.23	2311	101-2	B

