

General Notes

1. This drawing is to be read in conjunction with other engineers, designers, subcontractors and specialists drawings and any associated specifications and details. Any discrepancies are to be reported to the CA/client or relevant project manager before proceeding with the works.
2. All workmanship and materials are to be carried out in accordance with current British Standards, Codes of Practice and good building practice.
3. All work to be to the satisfaction of the Building Control checking authority.
4. Do not scale this drawing. All dimensions to be as noted. Contractor to check all dimensions on site before carry out works.
5. Where existing elements are exposed or investigated during the building works and are found to be not as assumed then contractor to confirm and notify CA/design team/client as applicable before proceeding with works.
6. The contractor is responsible for site health & safety including taking all necessary precautions to ensure stability of both existing and proposed structures at all times during construction. Contractor to contact structural engineer immediately where any doubts arise on site.
7. All services/utilities are to be located and protected as necessary by the contractor prior to the commencement of the works.
8. This drawing is for the private and confidential use of the client for whom it was undertaken and it should not be reproduced in whole or in part or relied upon by third parties for any use without the express written authority of Beech Architects Limited.

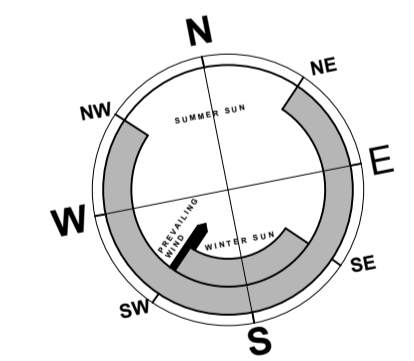
RESIDUAL RISK TO HEALTH & SAFETY

Whilst we have made every attempt to design out risk associated with our design some risks may remain. Significant residual risks relating to our design are detailed below with our assessment of how these may be managed. The contractor remains responsible for identifying and managing risk associated with construction processes and site safety and these risks should be identified within the contractor's Construction Health & Safety Plan all operations carried out in accordance with HSE requirements, Current Code of Practice and compliance with CDM 2015 regulations.

- Numbered triangles further highlight specific locations where residual risks remain:
- Access equipment for cleaning and maintenance will be required and works undertaken by qualified and competent person.
 - The risks associated with working at height should be reduced by using appropriate scaffold, platforms, mobile elevating equipment, safety nets or fall arrest systems as deemed appropriate by the contractors review and assessment of the construction methodology & process.
 - The locations of all existing services and utilities must be confirmed prior to commencement of the works.
 - The engineer must be contacted immediately where unsure or concern raised regarding the stability of any structure.

DRAINAGE LAYOUT SHOWN AS INDICATIVE - DRAINAGE DESIGN & LAYOUT TO BE IN ACCORDANCE WITH ENGINEERS DETAILS

- NOTES:**
- ALL DIMENSIONS TO BE CHECKED ON SITE.
 - NOTE: BUILDING REGULATIONS CONSTRUCTION NOTES: REFER TO DRAWING WD17
 - SUBJECT TO AND TO BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS DETAILS.
 - MC IS TO ENSURE THAT ALL DEMOLITIONS ARE CARRIED OUT IN STRICT COMPLIANCE WITH ALL CURRENT APPLICABLE HSE GUIDANCE INCLUDING REFURBISHMENT / DEMOLITION ASBESTOS SURVEY.
 - NOTE: PLANNING CONDITIONS ARE REQUIRED TO BE APPROVED BEFORE COMMENCEMENT OF WORKS ON SITE



Preliminary
NOT FOR CONSTRUCTION

C. 03.10.23. Client call - rooflights to be removed
B. 29.06.23. Updated following client telephone call
A. 12.06.23. Updated following client mtg

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CLIENT
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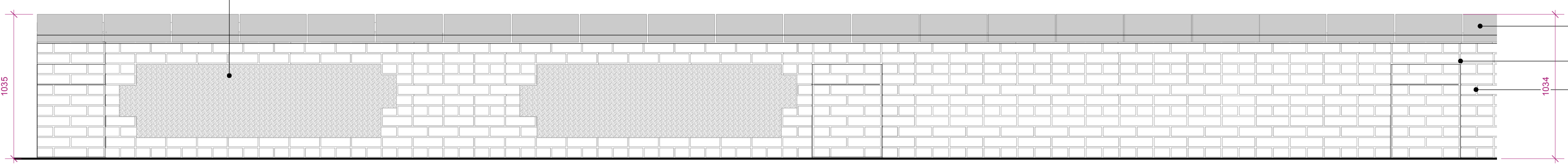
PROJECT
Harvest Dairy Barn
Hoxne Road
Eye
IP23 7NP

DRAWING
SITE, LANDSCAPE & ROOF PLAN (PHASE 2 BARN)

SCALE	DATE	DRAWN BY	CHECKED
1:200 @ A1	March 2023		
DRAWING NUMBER	JOB NUMBER	STATUS	REV
WD01	704	PRELIMINARY	C

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Inset cobble flint panels to sw bay

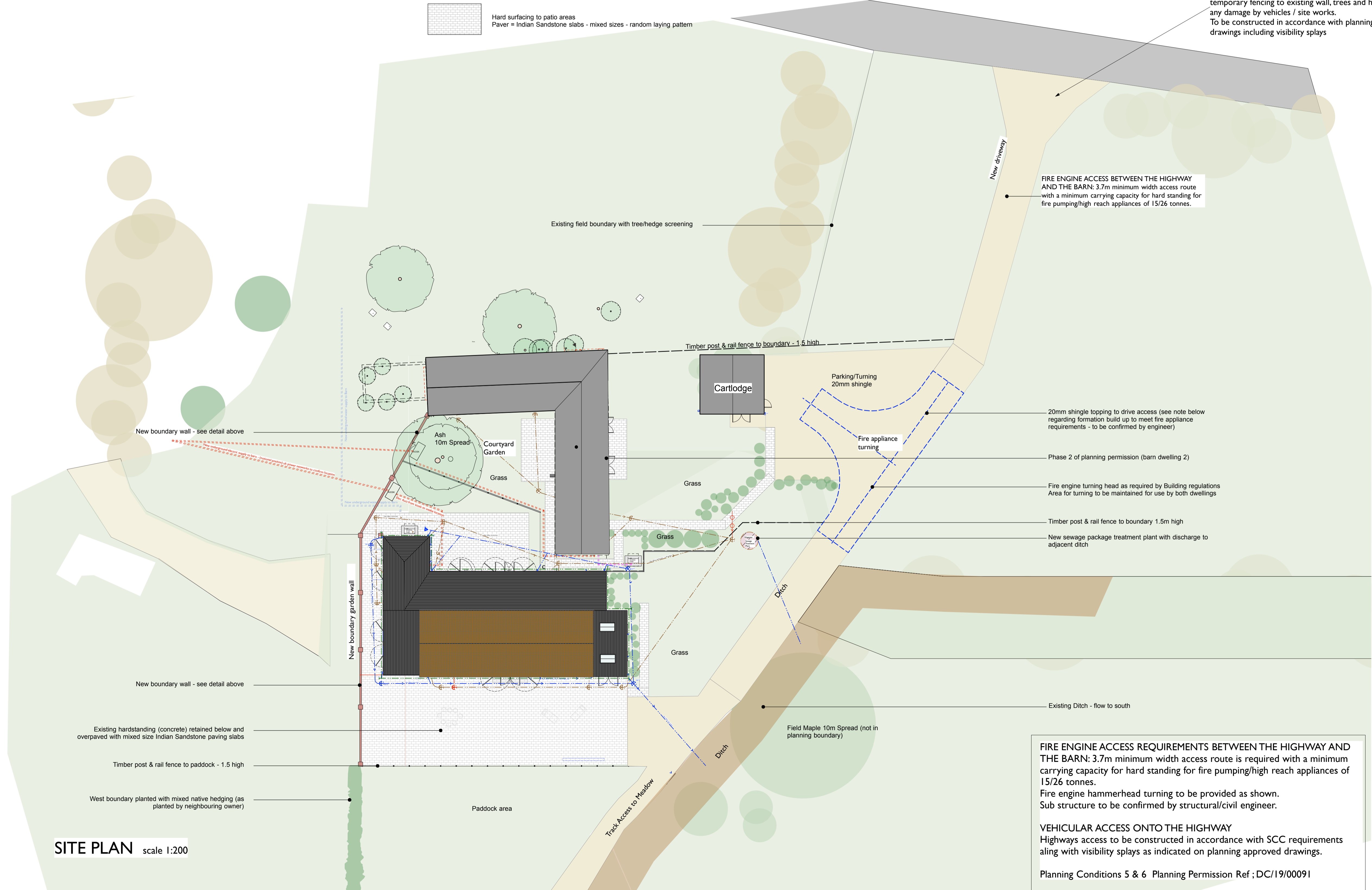


- Clay double weathered coping
- Pier supports with 2 courses plinth stretcher steps at top
- Red facing bricks (see elevation sheet for details) - Garden wall brick bond - white snowcrete mortar mix
- Wall piers and structure to be confirmed by structural engineer
- Movement joints set against pier positions where required

LANDSCAPE KEY

- Hard surfacing to patio areas
- Paver = Indian Sandstone slabs - mixed sizes - random laying pattern

ENTRANCE TO SITE:
The Contractor is to include for adequate protection and temporary fencing to existing wall, trees and hedge to prevent any damage by vehicles / site works.
To be constructed in accordance with planning approval drawings including visibility splays



FIRE ENGINE ACCESS BETWEEN THE HIGHWAY AND THE BARN: 3.7m minimum width access route with a minimum carrying capacity for hard standing for fire pumping/high reach appliances of 15/26 tonnes.

20mm shingle topping to drive access (see note below regarding formation build up to meet fire appliance requirements - to be confirmed by engineer)

Phase 2 of planning permission (barn dwelling 2)

Fire engine turning head as required by Building regulations Area for turning to be maintained for use by both dwellings

Timber post & rail fence to boundary 1.5m high

New sewage package treatment plant with discharge to adjacent ditch

Existing Ditch - flow to south

FIRE ENGINE ACCESS REQUIREMENTS BETWEEN THE HIGHWAY AND THE BARN: 3.7m minimum width access route is required with a minimum carrying capacity for hard standing for fire pumping/high reach appliances of 15/26 tonnes.
Fire engine hammerhead turning to be provided as shown.
Sub structure to be confirmed by structural/civil engineer.

VEHICULAR ACCESS ONTO THE HIGHWAY
Highways access to be constructed in accordance with SCC requirements along with visibility splays as indicated on planning approved drawings.

Planning Conditions 5 & 6 Planning Permission Ref ;DC/19/00091

SITE PLAN scale 1:200