

Abnormal or unusual residual risks associated with the design outcomes shown on this drawing are:

RSK LEE LTD has followed its Design Risk Management process for Hazard Elimination and Risk reduction in developing the designs shown on this drawing. Abnormal or unusual residual risks may be shown above where it is considered that such risk may not normally be expected by competent persons engaged on work of this nature or type.

LEGEND

- 300 FCE Flag on Edge
- 300 BRCK Masonary Brick Retaining Wall
- 1000 CP Kingpost Retaining Wall
- 2100 PRECAST Precast Concrete Retaining Wall
- 100 FCE Extra Facings (measurement taken from 150mm below DPC)
- 100 FCE Flag on Edge
- 100 SHEETP Shearplate Retainer
- 1000 GABION Gabion Retainer
- 1000 GREEN WALL Green Wall Retainer
- 20 Double damp proof course
- +28.300 Existing level
- +28.300 Proposed level
- +123 Drive/Garden Gradients
- Part M
- Proposed Steps
- FFL Finished Floor Level (FFL) relates to the finishing level of the concrete floor slab
- 67.900 Banking works
- +68.040 Existing levels
- Private Gully
- Class A Linear Drainage Channel
- Class B Linear Drainage Channel
- Class C Linear Drainage Channel
- French Drain to back of patios
- Kellen Homes Land Drainage Design

Note
Retainer wall types as per Kellen Homes Request

Note
Air bricks installation to be in accordance with external works levels

Existing footpath to be regraded back to existing levels from finished site levels

RSK recommend sufficient space is left to either construct retaining wall or to grade back to existing levels in this area

Potential for existing wall along this boundary to be utilised subject to further survey. Kellen Homes to inform RSK of suitability.

RSK recommend sufficient space is left to either construct retaining wall or to grade back to existing levels in this area

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The details provided on this drawing are subject to comments by all the relevant approving authorities. Until such time as all comments have been received and incorporated onto the drawings, all the information provided and costings, are used at Kellen Homes risk and no liability will be accepted by RSK. Scheme based on Kellen Homes Sketch Scheme site plan Rev BE

Rev.	Date	Amendment	Drawn	Chkd	Appd.
P12	11.08.23	Revised to new planning layout Rev BE	DS	MS	
P11	08.03.23	Updated to client comments	MS		

RSK

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Kellen Homes

Don Street
MiddletonStatus **DETAILED DESIGN**

Drawing Title

External Works
Sheet 5 of 5

Drawn	Date	Checked	Date	Approved	Date
AP	AUG 21	MS	AUG 21		
Scale	Orig Size	Dimensions			
1/200	A0	m			
Project No.	882333	Drawing File			
Drawing No.	40-22-05	Rev.	P12		

Scale 1:200

0 2 4 6 8 10m