

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 MCI Developments Ltd risk and no liability will be accepted by ALD Design. Scheme based on Site Layout MCI-000-DR-A-500 PL10

BENCH MARK INFORMATION
All levels relate to OSBM NEWLYN
DATUM GENERATED BY VRS GPS

RETAINING FEATURES AND STRUCTURES SHOWN ON THESE DETAILS ARE PROVIDED TO INDICATE THE LOCATIONS IN WHICH SUCH FEATURES WILL BE REQUIRED. IT IS INCUMBENT UPON THE CLIENT TO ENSURE THAT THEY CONSULT WITH THEIR STRUCTURAL ENGINEERS FOR THEM TO PRODUCE THE RELEVANT RETAINING FEATURE DESIGNS AND CALCULATIONS IN ACCORDANCE WITH RELEVANT GUIDELINES AND COP'S

CONTRACTOR/CLIENT SHOULD NOTE THE EXISTENCE OF EXISTING BURIED PLANT AND/OR OVERHEAD POWER CABLE(S) BEFORE WORK COMMENCES CONTRACTOR MUST UNDERTAKE RISK ASSESSMENT AND PROVIDE METHOD STATEMENT FOR WORKING IN THIS AREA IN ACCORDANCE WITH HSE AND POWER SUPPLIERS GUIDELINES TO SATISFACTION OF THE CDM CO-ORDINATOR

FOUNDATIONS TO BE DESIGNED / CONSTRUCTED TO TAKE INTO ACCOUNT THE PROXIMITY AND DEPTH OF ADJACENT SEWERS AND DRAINS

TO CATER FOR ANY DEVIATIONS IN THE AS CONSTRUCTED ROAD / FOOTPATH LEVELS IN RELATION TO THE DESIGN LEVELS. THE PROPOSED FLOOR LEVELS SHOWN MUST BE CHECKED ON SITE BY THE SITE AGENT OR ENGINEER IN RELATION TO AS BUILT ROAD LEVELS TO ENSURE COMPLIANCE WITH PART M OF THE BUILDING REGULATIONS

CONTRACTOR TO BE AWARE OF AND TAKE APPROPRIATE ACTION TO ENSURE DE-STABILISATION OF ANY EXISTING STRUCTURES, TREES, EMBANKMENTS OR OTHER FEATURES DOES NOT OCCUR AS A RESULT OF ANY EXCAVATION WORKS UNDERTAKEN IN ACCORDANCE WITH THE DESIGNS SHOWN ON THIS DRAWING IF CONTRACTOR IS UNSURE ABOUT ANY ASPECT OF THE ABOVE HE SHOULD SEEK ADVICE BEFORE COMMENCING EXCAVATION WORK.

The existing steep banking is to be assessed for slope stability, and any recommended safety measures are to be implemented following the findings of a road safety audit

- GENERAL
- All adoptable sewers and associated works are to comply fully with "Design and Construction Guidance" & Local Practices
 - All highway works to be to adoptable standards and to comply fully with the Local Authority specification.
 - All private drainage works are to comply fully with part H of the Building Regulations
 - All existing invert levels to be checked by the Contractor at the start of works and any discrepancies notified to ALD Design. All levels are based on topographical survey information provided by others.
 - All materials to bear the relevant B.S. Kitemark and comply fully with the specifications. All concrete & concrete products must use Sulphate resistant cement (unless the site investigation report proves that sulphate attack from soils and groundwater will not occur)
 - All opening notices etc. as required under highways acts etc. are to be obtained prior to commencement of works. All works are to be inspected by L.A., NHBC or Relevant Water Authority as applicable.

CDM REGULATIONS 2015

In line with the above regulations we are obliged to inform the Client of their responsibilities under section CDM 15/1, and residual risks that may be encountered in the construction of these works. All design work has been carried out with Health and Safety aspects given full consideration. Wherever possible risks have been eliminated from the design, however due to the very nature of this type of work it is not possible to remove all the risks from the design. We would also respectfully remind the Client of his obligations to take all reasonable steps in ensuring that only competent Contractors who have a valid safety policy are employed. They should also provide satisfactory responses at tender stage as to the manner in which they will deal with the elements of risk involved in this type of work and in particular those highlighted by ALD Design below:-

- Support / treatment for ALL excavation work.
- Guarding to edges of excavations to prevent people, materials and vehicles falling into excavation.
- Guarding of excavations outside working hours to prevent unauthorised access.
- Undermining to adjacent roads or structures.
- Confined space operations.
- Dealing with existing services.
- Traffic management on existing highways.
- Procedure to be followed in event of accident or emergency.
- Method of working where contaminated ground is present on site.
- Confirmation will be required that all operatives are adequately trained, copies of relevant training certificates to be supplied.

The above list is by no means exhaustive but it does highlight operations that present a risk to contractors and the general public. For clarification on any item please contact ALD Design.

- EXTERNAL WORKS KEY
- ASBURN DENOTES COURSES OF FACING BRICKWORK BELOW DPC
 - RET DENOTES LOCATION OF RETAINING WALL
 - ASBURN DENOTES LOCATION OF FLAG ON EDGE MAX. RETAINED HEIGHT 450mm
 - ASBURN DENOTES LOCATION OF FENCE & GRAVEL BOARD RETAINMENT AS DETAIL
 - ASBURN DENOTES LOCATION OF DOUBLE DAMP (AIR VENTS TO BE ADJUSTED IN THESE AREAS)
 - 32.00 DENOTES FINISHED GROUND / SURFACE LEVEL
 - 30.57 DENOTES SITE BOUNDARY LEVEL FROM TOPOG. SURVEY
 - DENOTES BATTER SLOPES
 - DENOTES STEPS (150mm RISERS UNLESS STATED OTHERWISE)
 - DENOTES PATH LOCATION

G	28.08.26	Revised to PL10	AP		
F	05.09.25	Revised to clients comments dates 04.09.25	AP		
E	28.08.25	Revised Band & Rear access levels	AP		
Rev.	Date	Amendment	Drawn	CHKD	Appt



3 Woodhurst Drive, Sandhals, Wigan, WNG9 9PP, United Kingdom
Tel: +44 (0) 1257 886093

 A RESIDENTIAL HOMES COMPANY					
Project Title					
Trub Farm Rochdale					
Preliminary					
Drawing Title					
External Works Sheet 2 of 3					
Drawn AP	Date June 25	Checked	Date	Approved	Date
Scale 1:250	Orig Size A0		Dimensions		
Project No. 25013		Drawing File			
Drawing No. 20-04-02				P C	
Scale 1:250 0 2.5 5 7.5 10 12.5m 					