



GENERAL NOTES

- SETTING OUT SHALL BE UNDERTAKEN USING ONLY THE INFORMATION GIVEN. DISTANCES SHOULD NOT BE SCALED FROM THIS DRAWING.
 - ALL SEWERS SHALL BE CONSTRUCTED IN ACCORDANCE WITH SEWERS FOR ADOPTION 6TH EDITION AND UNITED UTILITIES DETAILS & GUIDELINES.
 - THE MINIMUM GRAVITY PIPE DIAMETER UNDER ADOPTABLE HIGHWAYS SHALL BE 150mm
 - IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ALL INFORMATION GIVEN WITH REGARDS TO EXISTING SERVICES AND DRAINAGE CONNECTIONS ETC. PRIOR TO COMMENCING THE WORKS. THE RATES SHALL INCLUDE FOR HAND DIG AROUND SERVICES WHERE NECESSARY. THE CONTRACTOR SHALL ADHERE TO THE CDM REGULATIONS AT ALL TIMES
 - THE OUTSIDES OF ALL SEWERS SHALL BE A MINIMUM OF 1.0m FROM KERB LINES AND THE OUTSIDE OF MANHOLES SHALL BE A MINIMUM OF 0.5m FROM KERB LINES
 - EXISTING FLOWS IN WATERCOURSES, SEWERS AND LAND DRAINS SHALL BE MAINTAINED AT ALL TIMES
 - ONLY TRAINED PERSONNEL SHALL BE PERMITTED TO ENTER CONFINED SPACES
 - 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 TO WITHSTAND A CLASS
 - 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. NWC OR THE NETWORK OPERATOR AS APPLICABLE.
 - WHERE "ULTRA RIB" UPVC PIPES (OR SIMILAR APPROVED) ARE USED IN ADOPTABLE DRAINAGE THEY SHALL STILL BE HANDLED AND LAID IN ACCORDANCE WITH THE SPECIFICATION AND GUIDANCE ISSUED BY THE HIGH PERFORMANCE PIPE ASSOCIATION.
 - A CLASS 3 BED AND SURROUND MUST BE USED FOR SUCH PIPES. TRENCH BACKFILL IN HIGHWAYS TO WITHIN 1M OF HIGHWAY SHALL AS DIRECTED BY THE HIGHWAY AUTHORITY BE A SUITABLE GRANULAR MATERIAL ALL IN ACCORDANCE WITH SEWERS FOR ADOPTION CL 4.3.4.
 - SLAB LEVELS SHALL NOT BE VARIED WITHOUT REFERENCE TO THE ENGINEER FOR GUIDANCE
 - DOMESTIC DRAINAGE SHALL BE TO BUILDING REGULATIONS APPROVED DOCUMENT H. 110mm U.P.V.C. PIPES LAID TO THE FOLLOWING MINIMUM FALLS UNLESS OTHERWISE SHOWN.

HEAD RUN	FALL	S.W.
1 IN 40	1 IN 60	1 IN 60
ELSEWHERE	1 IN 80	1 IN 100
 - ALL GULLY CONNECTIONS TO BE 150mm VITRIFIED CLAY UNLESS NOTED OTHERWISE
 - MINIMUM COVER TO DRAINAGE SOFFIT LEVEL:

	LANDSCAPING	TRAFFICKED AREAS	HIGHWAYS
	0.600m	0.900m	1.200m
- CLASS 'S' BEDDING AND SURROUND TO BE USED WHERE MINIMUM COVER IS ACHIEVED.
• WHERE MINIMUM COVER IS NOT ACHIEVED CLASS 'Z' BEDDING AND SURROUND (CONCRETE ENCASMENT) IS TO BE USED.

KEY	
	PART M LEVEL ACCESS COMPLIANT
	RELOCATED PATH TO PROVIDE FLUSH ACCESS
	EXTERNAL STEPS FOR ACCESS (STANDARD MEASUREMENT: 150mm RISE/250mm GOING)
	PROPOSED UNDER BUILD
	PROPOSED RETAINING WALL
	GROUND TO BE BATTERED TO MAXIMUM GRADIENT OF 1:3
	PROPOSED SPOT LEVEL
	EXISTING TOPOGRAPHY LEVEL
	TPO BOUNDARY LEVEL

P05	22.09.2025	UPDATED TO SUIT LATEST ARCHITECTS LAYOUT	LS	KOB	KOB
P04	02.07.2025	UPDATED TO SUIT LATEST ARCHITECTS LAYOUT	LS	KOB	KOB
P03	11.03.2025	UPDATED TO SUIT LATEST ARCHITECTS LAYOUT	LS	KOB	KOB
P02	18.02.2025	POND ADDED & MISSING TOPOGRAPHY INFORMATION HIGHLIGHTED	LS	KOB	KOB
P01	04.02.2025	PRELIMINARY ISSUE	LS	KOB	KOB
REV	DATE	DESCRIPTION	BY	CHK	APP

DRAWING STATUS:	PRELIMINARY
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CLIENT:	WESTSHIELD
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ARCHITECT:	PADDOCK JOHNSON
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PROJECT:	STAND GOLF CLUB ASHBOURNE GROVE MANCHESTER
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TITLE:	SITE B FINISHED LEVELS AND RETAINING WALLS SHEET 1
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STATUS:	PROJECT No:	PROJECT	ORIGINATOR	VOL/ISSY	LEVEL	TYPE	ROLE	DRAWING No:	REV:
S2	224-181	SGC - AJP - XX - 00 - DR - C - 1404	P05						

SCALE @ A1:	DESIGNED:	DRAWN:	CHECKED:	APPROVED:	DATE:
1:250	LS	LS	KOB	KOB	JAN 2025