



The Contractor is to check and verify in conjunction with the Architects details of setting out points, building and site dimensions, levels and sewer invert levels at connection points and ensure that they are fully consistent with the contents and requirements of the site investigation report before work starts. The Contractor is to comply in all respects with current building legislation, British Standard Specifications, Building Regulations etc, whether or not specifically stated on this drawing.

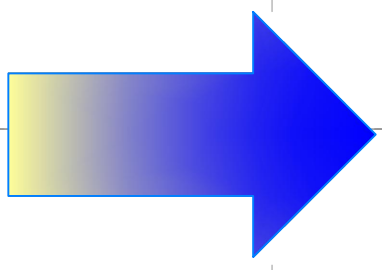
This drawing is not intended to show details of ground conditions or ground contaminants. Each area of ground relied upon to support any structure depicted (including drainage) must be investigated by the Contractor any areas of formation for said structures which do not accord with the anticipated conditions as described in the site investigation report are to be immediately notified to the Engineer, where appropriate. Any aspect that gives rise to ground contaminants or or where the ground should be further investigated for a suitable report. Any earthworks shown indicate typical slopes for guidance only and should be investigated further by a suitable geotechnical expert. Where existing trees are shown to be a minimum of 5 metres from buildings and 3 metres from drainage and services, where applicable. It is to be provided to accommodate the proposed tree planting, where applicable.

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GENERAL NOTES

- This drawing is to be read in conjunction with relevant architectural and engineering drawings.
- Levels indicated in blocks are Finished Floor levels and are 150mm above adjacent finished ground levels unless otherwise shown.
- Levels of the existing road at the point of turn with proposed site road must be checked prior to commencement of works.
- Any discrepancies between the details shown and actual on site conditions to be reported immediately to the engineer prior to commencement of works.

FLOOD ROUTE LEGEND



Flood directional arrows for
extreme storm events in
excess of 100yr + 40%

Rev.	Description	Date	By
-	First Issue	26.11.2019	TB

Drawing Status

PRELIMINARY

Client

Signature
new homes

Project

Marden,
Herefordshire

Title

Flood Exceedance Plan

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