

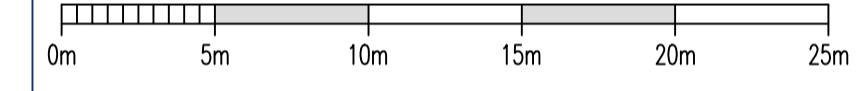
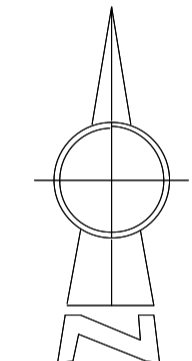
N O T E S

SUBJECT TO THE APPROVAL OF ALL RELEVANT AUTHORITIES  
DO NOT SCALE ORIGINAL DRAWING SIZE A1

KEY

- ??? ??? Finished Floor Level
- 45.20 Proposed External Level
- 1:??? Proposed Gradient
- RW: Max 0.45m Retaining Wall (HWRW denotes highway retaining)
- GW: Max 0.80m Geowall (Up to 1.20m)
- GR: Max 1.50m Georock Wall
- EF: Max 0.45m Extra Facing Brickwork (Underbuild)
- TNK: Max 0.45m Tanking
- 83.750 Approximate Existing Level
- 1:12 Ramp (Arrow denotes low side)
- Max 1 in 3 Batter (Unless noted otherwise)
- Step 2.Steps Steps (150mm rise, 280mm tread unless noted otherwise)
- Channel Drain (Min cover grade B125 unless noted otherwise)
- G Private Gully
- YG Private Yard Gully
- Exc Existing Gully
- Proposed Contours

- Levels/Gradients/Heights may vary to suit working conditions
- Gully/channel positions shown are subject to adjustment on site to ensure full drainage and the absence of ponding
- All steps to Client / Architects specification
- Principle access with 3 or more steps to be provided with a hand rail to Client / Architects specification
- Where external ground levels are less than 0.15m to FFL additional/double DPC requirements will be required in accordance with Client / Architects specification



Rev	By	Date	Description	WW
A	RB	23.01.26	Retaining wall types updated.	WW
/	RB	06.01.26	Issued for approval.	WW



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Client: NEWETT HOMES  
Project: LOWER BLACCUP FARM CLECKHEATON

Title: EXTERNAL WORKS LAYOUT SHEET 3 OF 3

Scale	1:250	Drawn	RB	Checked	WW	Date	JAN26
Drawing Status	APPROVAL						

Job No.	159.004	Drawing No.	08.03	Revision	A
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**Residual hazard/risk to be managed by the principal contractor**  
Where reasonably practicable risks have been minimised as part of the design process. However, the contractor must undertake their own detailed risk assessment prior to works commencing.

Details to split level properties may vary, subject to receipt of working drawings