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For Tender
This drawing is intended to provide the contractor/ developer with sufficient information, when read in conjunction with the Specification, to identify materials and to estimate quantities for the purposes of cost estimates. It should not be relied upon for construction purposes.

- KEY**
- Tarmac Carriageway Construction
 - Tarmac Carriageway Permeable Sub-Grade
 - 80mm Block Paved Permeable Sub-Grade
 - Soft Red Colour, laid 45° Herringbone pattern
 - 80mm Block Paved Raised Table Construction
 - Soft Red Colour, laid 45° Herringbone pattern
 - Footway Construction
 - Private Landscaping
 - Asphalt Concrete Ramp
 - Blister Tactile Paving
 - 60mm Block Paved Shared Drive Construction
 - Natural Colour laid 45° Herringbone pattern
 - Individual Driveway Construction
 - Buff paving slabs, standard flags. Front/Rear access paths to be 900mm wide. Patios to be 1.8m².
 - Pumping Station Concrete Slab-Refer to Structural Engineering drawings
 - 1.8m High Palisade fence
 - Shed-Refer to Vistry Detail
 - Gabion Wall - Refer to Structural Engineers Details
 - 1.2m High Post and Rail Fence
 - Swale

- NOTES**
- This layout is based on OSP Architecture drawing 20031-P101J
 - This drawing is based on topographical survey information supplied by MK Surveys drawing 29240 dated December 2020.
 - All adoptable highway works shall be constructed in accordance with the current version of the Specification for Highway Works (SHW), published by the Stationery Office as Volume 1 of the Manual of Contract Documents for Highway Works.
 - The Contractor shall seek clarification from the Engineer regarding any construction issue arising from this drawing, or any discrepancy between this drawing and any issued drawing or the Specification, prior to construction.
 - The works shown on this drawing could affect Statutory Undertaker's apparatus and the Contractor is required to verify the location and depth of all such apparatus prior to commencement of the works and to take any precautions necessary when working in the vicinity of any such apparatus.
 - All works within the limit of the highway shall be signed in accordance with the Traffic Signs Manual Chapter 8 Traffic Safety Measures and Signing for Road Works and Temporary Situations 2009, as amended.
 - All dimensions shown in metres (m) unless otherwise stated, and all levels relate to Ordnance Datum.
 - The contractor shall confirm the CBR of the subgrade in order to determine the required subbase thicknesses, and the Highway Inspector is to be present during inspections/CBR testing.
 - Prior to laying any material the subgrade must be proof rolled and inspected and any soft spots removed and filled with Type 2 material to SHW Clause 804. The sub-formation and formation shall be prepared in accordance with SHW clause 616.
 - Where fill is required beneath sub-formation or formation, this shall be carried out in accordance with SHW clause 608.
 - All materials within 450mm of finished levels should be non-frost susceptible.
 - Permanent road markings shall be thermoplastic road marking material complying with SHW clause 1212.
 - All tactile paving surfaces shall be laid out in accordance with DETR's 'Guidance on the use of Tactile Paving Surfaces'.
 - All existing vegetation that overhangs the footway shall be cut back. Notices shall be given to the owner of the vegetation, or occupier of the land on which it is situated, to require its removal within 14 days of the date of service of the notice.
 - Fill to road embankments shall be constructed in accordance with SHW clause 608 with materials complying with SHW Table 6/1 to meet compaction requirements of SHW clause 612 and SHW Table 6/4.
 - All road markings and traffic signs shall comply with The Traffic Signs Regulations and General Directions 2016, as amended.
 - The position of all street furniture, including traffic signs, signals and lighting columns, shall be agreed with the Engineer and Highway Authority prior to installation.
 - Occasional 100x100mm hedgehog gaps shall be provided in gravel boards of all 1.8m CBF and 1.8m high walls to create hedgehog highways. At least one gap to connect each garden.
 - For all soft landscaping refer to OSP Boundary materials layout P103.

- KERB KEY**
- (A) Type HB2 Kerb 125 x 255mm (100mm face)
 - (B) DL1/DR1 Drop Kerb
 - (C) BN Kerb 125 x 150mm (6mm face max)
 - (D) EF Edging
 - (E) BN Kerb 125 x 150mm (25mm face)
 - (F) BN Kerb 125 x 150mm (50mm face)
 - (G) CSI Kerb (Flush)
 - (H) Quadrant Kerb to match adjacent kerb type
 - (I) Transition Kerb. BN 50mm to BN 25mm / 6mm
- FENCE KEY**
- (CB) 1.8m High Close Board Fence
 - (FP) 1.8m High Timber Panel Fence
 - (SW) 1.8m High Screen Wall

Rev	Date	Description	Drawn	Check
#	12/05/22	First Issue.	HE	MM
A	30/09/22	Amended as per email dated 30/08/22	ML	PMC
B	14/10/22	General Key amended, Fence Key added.	PMC	
C	26/01/23	Notes amended, soft landscaping removed, 1.2m high post and rail fence added.	ML	WDN
D	21/03/23	Minor amendments for moving pump station up by 1m	ML	PMC
E	23/02/23	Minor amendments for reducing size of pump station by 1.5m. Key & hatching updated to distinguish between standard construction and permeable sub-grade.	ML	PMC
F	21/04/23	Kerbs used at vehicle crossover points have been moved to be more obvious; which kerb to use.	ML	PMC

Status
FOR TENDER

Client
Vistry Group

Project
**Allington Lane
Phase 3**

Drawing Title
**Surface Finishes
Sheet 2 of 2**

Drawing No. **V063/25** Rev F

Date: May 2022 Scale: 1:200 @ A1
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