



KEY:

- Indicates area of dwelling requiring extra facing brickwork. Depth as indicated.
- Indicates a fence and gravel board retainer. Retained height as indicated. Max retained 300mm.
- Indicates a masonry retaining wall. Max retained height 1000mm
- Indicates a Gabion Retaining Wall.
- Indicates an RC Retaining Wall.
- Indicates an embankment. Max gradient 1 in 2 but typically 1 in 3.

NOTE: Where retained height exceeds 600mm guardrails are to be provided to retaining wall. Guardrails to be minimum for 1100mm high from finished ground level.

NOTE: Heights indicated to retaining walls are the retained height not the total construction height.

- Indicates steps. Steps assumed to have a 150mm riser and 300mm going in accordance with Part M requirements. Where flights of steps have three or more steps a suitable handrail is to be provided. Stairs must have a clear width of 900mm minimum. No flight to exceed 1800mm. Landings to have a minimum length of 900mm.

NOTE: The main approach route to each dwelling to have a minimum width of 900mm and a maximum cross fall of 1 in 40 in accordance with Part M.

- Indicates minimum 1200mm long level landing adjacent principle access to property in accordance with Part M requirements. Maximum gradient 1 in 60.

NOTE: M4.3 House types to have a minimum 1500mm level landing adjacent principle access to property plus level access to the rear of the property.

- NOTE: Ramped approaches to dwellings to comply with the following in accordance with Part M.
 - For gradients up to 1:15 - not more than 10m long
 - For gradients up to 1:12 - not more than 5m long
 - Minimum clear width of 900mm
 - Every ramp has a top and bottom landing
 - Intermediate landings to be provided between ramps and at changes of direction
 - Every landing to be a minimum of 1200mm long

- Indicates the principle access to the property.
- Indicates a level access (1:60 or slacker)
- Indicates a gentry sloping access (1:20 - 1:59)
- Indicates a ramped access (1:12 - 1:19)
- Indicates a stepped access
- Indicates M4.2 Properties
- Indicates M4.3 Properties

P06	Revised to suit latest site layout.	RJ	CH	22.02.23
P05	FFL's to Plots 9-19 amended. External works amended to suit	RJ	CH	22.02.23
P04	Revised to suit latest site layout.	RJ	CH	09.02.23
P03	Revised to suit latest site layout.	RJ	CH	08.02.23
P02	Revised to suit latest site layout and clients comments.	RJ	CH	07.02.23
P01	First Issue.	RJ	CH	06.02.23
REV	DESCRIPTION	SIG	CHK	DATE

DUCHY HOMES

DARTON LANE

EXTERNAL WORKS - SHEET 1

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ECE PROJECT No	SCALE AT A1	STATUS	SUITABLE FOR
47509	1:250	S0	Initial
DRAWING NUMBER			
47509 - ECE - XX - XX - DR - C - 0010			P06
Project	Originator	Zone	Level
			Type
			Role
			Number