

NEWWOOD CLOSE

B 6273

PRIVATE DRIVE

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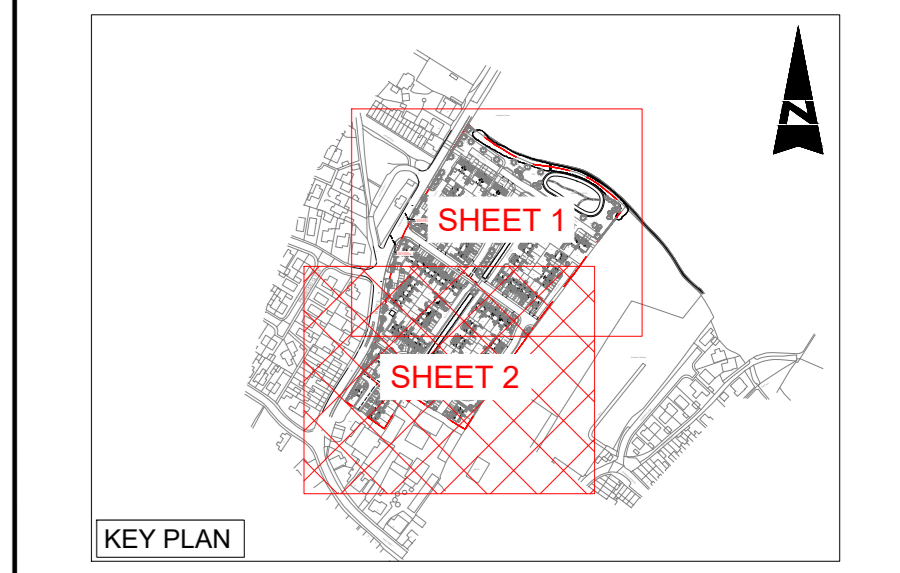
A0 0 10 100 DO NOT SCALE

- NOTES:**
1. THESE NOTES ARE INTENDED TO AUGMENT DRAWINGS AND SPECIFICATIONS. WHERE CONFLICT OF REQUIREMENTS EXIST, THE ORDER OF PRECEDENCE SHALL BE AS SHOWN IN THE SPECIFICATION. OTHERWISE THE STRICTEST PROVISION SHALL GOVERN.
 2. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL OTHER RELEVANT ENGINEERS AND ARCHITECTS DRAWINGS.
 3. DRAWINGS NOT TO BE SCALED. ALL DIMENSIONS TO BE CHECKED ON SITE BY THE CONTRACTOR. ANY DISCREPANCIES TO BE NOTIFIED TO THE ENGINEER AND FURTHER INSTRUCTIONS OBTAINED BEFORE WORK IS COMMENCED.
 4. LEVELS AT THE IN TO EXISTING ROAD CONSTRUCTION TO BE CONFIRMED. ANY DISCREPANCIES TO BE NOTIFIED TO THE ENGINEER.
 5. ALL WORKS TO BE IN ACCORDANCE WITH THE LOCAL HIGHWAY AUTHORITY'S CONSTRUCTION GUIDE.
 6. THE WORKS WILL BE ADOPTED BY THE HIGHWAY AUTHORITY. THE DEVELOPER AND/OR PRINCIPAL CONTRACTOR MUST THEREFORE ENSURE THAT THE WHOLE WORKS COMPLY BOTH WITH THE SPECIFICATION AND THE DRAWINGS WHICH ARE SUBJECT TO INSPECTION AND APPROVAL BY THE RELEVANT AUTHORITY.
 7. WHERE REQUIRED BY THE LOCAL HIGHWAY AUTHORITY, THE CONTRACTOR SHALL NOTIFY THE APPROPRIATE AUTHORITY PRIOR TO COMMENCEMENT OF EACH STAGE OF THE WORK FOR THEIR REPRESENTATIVE TO CARRY OUT INSPECTION TO ENSURE COMPLIANCE WITH THEIR SPECIFICATION AND APPROVED DETAILS. IF ANY SUCH REQUESTS OR INSTRUCTIONS CAUSE CONFLICT WITH THE SPECIFICATION THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER.
 8. ALL MATERIAL WITHIN 450mm OF THE FINISHED CARRIAGEWAY SURFACE SHALL BE NON-FROST SUSCEPTIBLE AS REQUIRED BY S.H.W. SERIES 800 CLAUSE 801.
 9. GENERALLY ALL WORKS TO BE UNDERTAKEN IN ACCORDANCE WITH THE MANUAL OF CONTRACT DOCUMENTS FOR HIGHWAY WORKS - VOLUME 1 - SPECIFICATION FOR HIGHWAY WORKS (S.H.W).
 10. CLAUSES SHOWN ON THE DRAWING REFER TO CLAUSES IN THE UK GOVERNMENT'S MANUAL OF CONTRACT DOCUMENTS FOR HIGHWAY WORKS.
 11. THE CONTRACTOR IS RESPONSIBLE FOR ACQUIRING UP TO DATE SERVICE INFORMATION AND SHALL TAKE ALL NECESSARY MEASURES TO IDENTIFY AND LOCATE EXISTING UNDERGROUND SERVICES INCLUDING ANY PRIVATE SUPPLIES. AND IMPLEMENT APPROPRIATE CONTROL MEASURES BEFORE UNDERTAKING ANY EXCAVATIONS.
 12. SAFE DIGGING PRACTICES MUST BE USED WHEN ESTABLISHING THE ACTUAL POSITION OF MAINS PIPES, SERVICES AND OTHER APPARATUS ON SITE BEFORE ANY MECHANICAL PLANT IS USED.
 13. CBRS TO BE TAKEN ON ROAD FORMATION. AT 20m INTERVALS USING 600mm DIAMETER PLATE. RESULTS OF WHICH ALONG WITH A LOCATION PLAN IS TO BE PRESENTED TO BMBC ENGINEER TO REVIEW.
 14. ANY TREES WITHIN 5.0m OF THE PROSPECTIVELY ADOPTABLE HIGHWAY WILL REQUIRE A ROOT BARRIER - SEE CONSTRUCTION ENGINEER TO REVIEW.
 15. CCTV OF HIGHWAY DRAINAGE TO BE PROVIDED TO BMBC FOR REVIEW PRIOR TO A PART 1 CERTIFICATE AND PRIOR TO FINAL SURFACING.

THE INFORMATION ON THIS DRAWING IS FOR APPROVAL PURPOSES ONLY. NO CONSTRUCTION WORKS ARE TO BE UNDERTAKEN UNTIL WRITTEN APPROVAL IS RECEIVED FROM LOCAL HIGHWAYS AUTHORITY.

THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE FOLLOWING DRAWING REFERENCE 25027:

- SECTION 38**
- 0001-0002 - SECTION 38 - AGREEMENT PLAN
 - 0003-0004 - SECTION 38 - SURFACING PLAN
 - 0005-0006 - SECTION 38 - KERBING PLAN
 - 0007-0008 - SECTION 38 - PROPOSED LEVELS PLAN
 - 0009-0010 - SECTION 38 - VEHICLE TRACKING
 - 0011 - SECTION 38 - HIGHWAYS CONSTRUCTION DETAILS
 - 0013-0014 - SECTION 38 - GULLY AREAS PLAN
 - 0015 - SECTION 38/04 - HIGHWAY DRAINAGE LONG SECTIONS
 - 0017-0018 - SECTION 38 - ROAD MARKINGS AND TRAFFIC SIGNS



SAFETY, HEALTH AND ENVIRONMENTAL INFORMATION

IN ADDITION TO THE HAZARDS/RISKS NORMALLY ASSOCIATED WITH THE TYPES OF WORK SET OUT ON THIS DRAWING, NOTE THE FOLLOWING SIGNIFICANT RESIDUAL RISKS:

Rev	Description	By	Date	CHK'd	Auth
S4	FOR APPROVAL		06.02.26	CX	
S4	FOR APPROVAL		08.01.26	CX	
S4	FOR APPROVAL		06.11.25	CX	
S4	FOR APPROVAL		14.10.25	CX	
S4	FOR APPROVAL		30.06.25	CX	
001	UPDATED FOLLOWING LA COMMENTS	WO	06.02.26	CX	CK
004	UPDATED FOLLOWING LA COMMENTS	WO	08.01.26	CX	CK
003	UPDATED LAYOUT	WO	06.11.25	CX	CK
002	UPDATED LAYOUT	WO	14.10.25	CX	CK
001	FIRST ISSUE	WO	30.06.25	CK	RSL

S38 PROPOSED LEVELS PLAN KEY:

- SITE BOUNDARY
- 91.242m+ SITE LINE SPOT LEVEL
- 91.342m+ CARRIAGEWAY SPOT LEVEL
- 91.302m+ BACK OF FOOTWAY / HARD MARGIN LEVEL
- 91.502m+ CENTER LINE LOW / HIGH POINT
- FFL 10.200 DWELLING FINISHED FLOOR LEVEL (SUBJECT TO DETAILED DESIGN OF EXTERNAL WORKS)
- EXISTING GROUND LEVEL
- PROPOSED MAJOR CONTOUR (0.5m)
- PROPOSED MINOR CONTOUR (0.1m)
- PROPOSED GULLY (REFER TO GULLY AREAS DRAWING)

PLEASE NOTE ALL CARRIAGEWAYS HAVE BEEN DESIGNED TO FALL AT A 1:40 CROSSFALL ACROSS THEIR FULL WIDTH, FROM CHANNEL TO CHANNEL.

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AVANT homes

GREAT HOUGHTON BARNLEY

SECTION 38 - PROPOSED LEVELS PLAN SHEET 2

Sheet No	Original Scale	Design/Drawn	Checked	Authorised
A0	1:250	WO	CK	RSL
Date		Date	Date	Date
S4	25027-LE-ZZ-ZZ-DR-D-0008			P05