1. This drawing is to be read in conjunction with all relevant Eastwood Consulting Engineers drawings prefixed 48926 and Architect's drawings.
2. The site layout is taken from Avant Homes, Planning Layout, drawing number 4211-200, revision D, dated 30.06.25.
3. The topographical survey is taken from Haycock & Todd, Site Survey, drawing number S10247, dated April 2022.

Key:

- Approximate position of trial pit taken from ID Geo, Exploratory Hole Location Plan.
- Approximate position of trial pit excavated by Eastwood CE on 16-18.04.2024.
- Approximate position of monitoring well installed by Eastwood CE on 18.04.2024.
- 0.25-1.40 — Depth of sand encountered (m).
- 1.80 — Depth to top of sandstone (m).
- W@2.20 — Depth of water encountered (m).
- Approximate position of water main taken from Centara, Utility Mapping & Topographical Survey.
- Plot requires Engineered Trench Fill foundation due to a depth >2.50 m from FGL.
- Plot requires Piled foundation due to >2.50 m depth due to tree influence & shallow groundwater expected.
- Plot requires plot specific foundation design due to close proximity of retaining wall.
- Heave precautions required.
- Minimum footing depths from either existing or finished ground level (whichever is lower) due to retained trees.
- Minimum footing depths from existing ground level due to removed trees.

Existing ground level (EGL) 39.25(1.15)
Finished ground level (FGL) 39.00(0.90)
Founding level 38.10 nd
Depth to formation level.
Factor determining depth

NOTE:
ND = normal depth (below lower of EGL or FGL).
Tree = removed or retained tree influence.
Drain = deepened below plot drainage.
WM = deepened below abandoned water main.

Note: Shallow groundwater may be present, site will need to install adequate groundwater control measures.

Note: Proposed tree have not been taken into account for this foundation schedule. Formation levels may require further deepening upon review of landscaping layout.

REV	DESCRIPTION	SIG	CHK	DATE
P02	Plots 33, 36-37, 38, 79, 102, 103, 163-164, 169-170, 256-257 & 289 updated to suit latest site layout, external works & plot drainage.	JL	KE	24.11.2025
P01	First issue.	JL	KE	08.10.2025

AVANT HOMES

THURNSCOE BRIDGE LANE, THURNSCOE

FOUNDATION PLAN
SHEET 4 OF 6

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ECE PROJECT No	SCALE AT A1	STATUS	SUITABLE FOR
48926	1:250	S0	Initial

DRAWING NUMBER: 48926 - ECE - XX - XX - DR - C - 0083 P02
(Project - Originator - Zone - Level - Type - Role - Number) REV