

General Notes

- This drawing is to be used in conjunction with all relevant drawings, specifications and details.
- All dimensions are in metres unless noted otherwise.
- Do not scale from this drawing.

Drawing Key

- Site Boundary (Taken from Site Layout Referenced)
- FFL 114.400 Finished Floor Level (+/- 0.5m)
- Existing Contours
- Existing Levels
- Proposed Contours
- Indicative Banking (1:3)

Level Notes

- All plots have been designed to M4(1) standard.
- All external levels surrounding plots to be a minimum of 150mm below the FFL except at access points to allow Part M access to be achieved. Suitable threshold drainage to be provided at detailed design.
- All levels subject to detailed design (+/- 450mm).
- Step positions have not been specified at this stage.

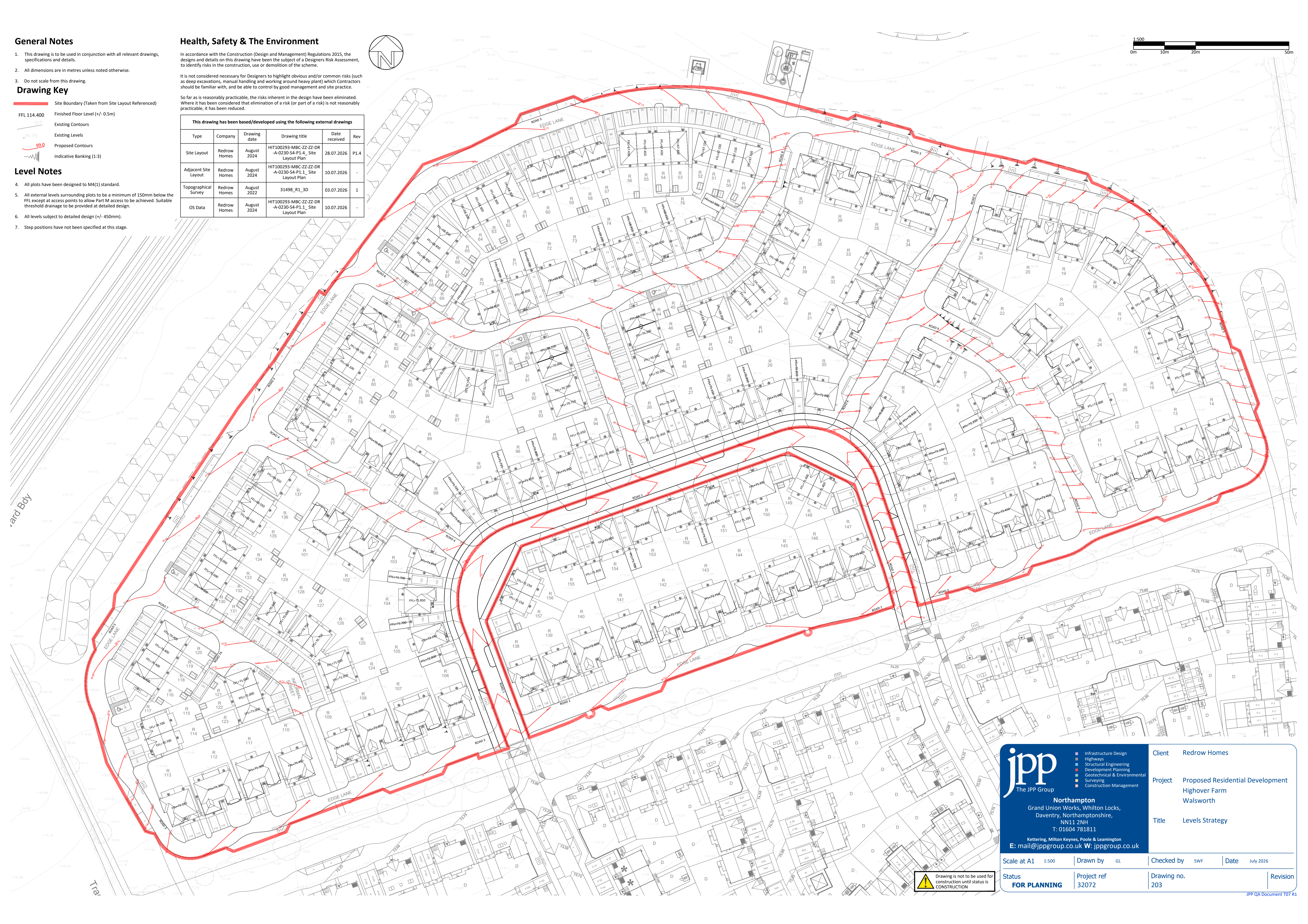
Health, Safety & The Environment

In accordance with the Construction (Design and Management) Regulations 2015, the designs and details on this drawing have been the subject of a Designers Risk Assessment, to identify risks in the construction, use or demolition of the scheme.

It is not considered necessary for Designers to highlight obvious and/or common risks (such as deep excavations, manual handling and working around heavy plant) which Contractors should be familiar with, and be able to control by good management and site practice.

So far as is reasonably practicable, the risks inherent in the design have been eliminated. Where it has been considered that elimination of a risk (or part of a risk) is not reasonably practicable, it has been reduced.

This drawing has been based/developed using the following external drawings					
Type	Company	Drawing date	Drawing title	Date received	Rev
Site Layout	Redrow Homes	August 2024	HIT100293-MBC-ZZ-ZZ-DR -A-0230-S4-P1.4_Site Layout Plan	28.07.2026	P1.4
Adjacent Site Layout	Redrow Homes	August 2024	HIT100293-MBC-ZZ-ZZ-DR -A-0230-S4-P1.1_Site Layout Plan	10.07.2026	-
Topographical Survey	Redrow Homes	August 2022	31498_R1_3D	03.07.2026	1
OS Data	Redrow Homes	August 2024	HIT100293-MBC-ZZ-ZZ-DR -A-0230-S4-P1.1_Site Layout Plan	10.07.2026	-



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- Infrastructure Design
- Highways
- Structural Engineering
- Development Planning
- Geotechnical & Environmental
- Surveying
- Construction Management

Client **Redrow Homes**
Project **Proposed Residential Development
Higover Farm
Walsworth**
Title **Levels Strategy**

Scale at A1	1:500	Drawn by	GL	Checked by	SWF	Date	July 2026
Status	FOR PLANNING		Project ref	32072	Drawing no.	203	Revision

