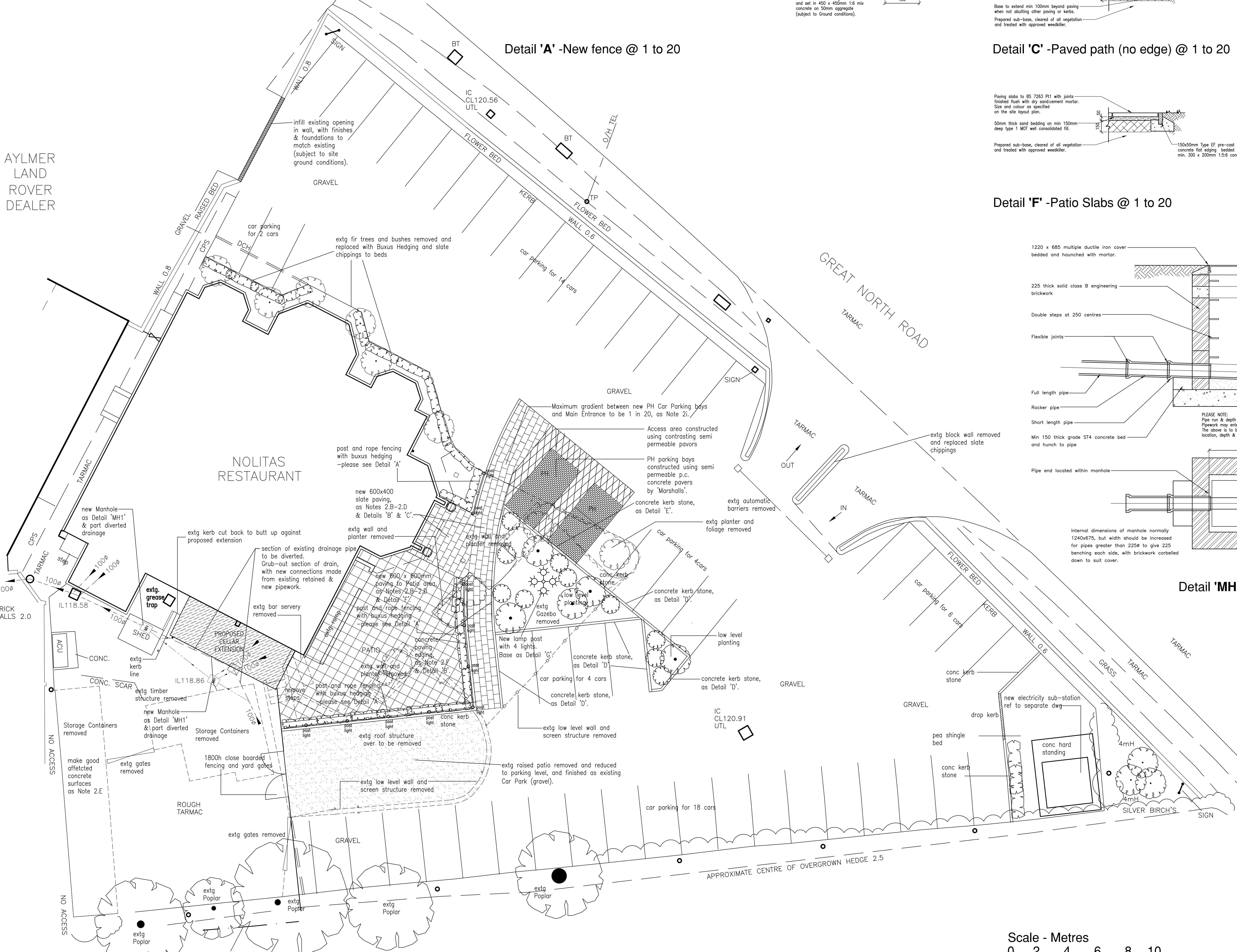


AYLMER LAND ROVER DEALER



Detail 'A' - New fence @ 1 to 20

Detail 'B' - Paved path @ 1 to 20

Detail 'D' - Parking Bay Kerb (gravel) @ 1 to 20

Detail 'C' - Paved path (no edge) @ 1 to 20

Detail 'E' - Parking Bay Kerb (paved) @ 1 to 20

Detail 'F' - Patio Slabs @ 1 to 20

Detail 'G' - Lamp Post Base @ 1 to 20

Detail 'MH1' - Manhole (Brick) @ 1 to 20

Proposed Site Layout Plan @ 1 to 100



- GENERAL NOTES**
 - The main specification notes can be found on drawings /301 to /311.
 - Drawings must be read in conjunction with the latest relevant British Standards where no specific standard is quoted. All proprietary products and materials are to be installed, fitted and used fully in accordance with manufacturer's instructions, recommendations and advice, and the design advised of any certified identified features not shown as being retained. Provide protection to all retained features; in particular ensure that all retained trees and planting are fully protected in accordance with any Planning conditions, Tree Preservation Orders, and the landscaping drawings and specification.
 - THE ISSUE OF DRAWINGS:** The drawings to be used for construction purposes are all those issued by Design Coalition and loaded on Maximo for Construction purposes. The current revision must be used as and when issued for construction. The following drawing numbering convention is used: /100 and /200 onward = Survey and Planning drawings for information only. /300 onward = Shell Construction drawings. /400 onward = Door and Windows Schedules. /500 onward = Interior Design and Fitout drawings.
 - THE QUALITY OF MATERIALS AND WORKMANSHIP:** All materials and workmanship shall be in accordance with the building regulations approved documents and the latest relevant British Standards where no specific standard is quoted. All proprietary products and materials are to be installed, fitted and used fully in accordance with manufacturer's instructions, recommendations and advice, and the design advised of any certified identified features not shown as being retained. Provide protection to all retained features; in particular ensure that all retained trees and planting are fully protected in accordance with any Planning conditions, Tree Preservation Orders, and the landscaping drawings and specification.
 - THE HEALTH AND SAFETY:** See the Health and Safety file issued for this project.
 - THE SITE CLEARANCE:** Locate and make safe all existing services. Disconnect, seal and remove all redundant pipes, cables, conduits etc. Provide protection to all services throughout contract. Remove all retained features including fences, trees, etc. where clearly stated on the drawings. Obtain Design Coalition's instructions regarding any other features not shown as being retained. Provide protection to all retained features; in particular ensure that all retained trees and planting are fully protected in accordance with any Planning conditions, Tree Preservation Orders, and the landscaping drawings and specification.
 - THE SURVEY INFORMATION:** All drawings are based on survey information prepared by others and Design Coalition cannot accept any liability, or guarantee the accuracy of that information. All details must be checked on site before commencement of works, and as work proceeds. Design Coalition must be advised of all significant discrepancies before work proceeds.
 - THE SETTING OUT DIMENSIONS:** All setting out dimensions and co-ordinates provided are to the construction face of new brick, block, or stud work prior to the addition of plaster, plasterboard, boarding, tiling or any other applied finishes.
 - THE REMOVAL OF EXISTING MATERIALS:** All external materials are subject to approval by the Local Planning Authority and confirmation of approval must be checked prior to ordering any materials. Design Coalition will require sample panels of brickwork and render work for approval prior to commencement of works.
- EXTERNAL WORKS**
 - LANDSCAPING:** The soft and hard landscaping works shown on this drawing are indicative only. Please see the detailed landscaping scheme by Specialist Sub-Contractor.
 - GROUND PREPARATION:** Prepare ground by clearing all vegetation including tree roots and treat with approved weedkiller.
 - PAVING GENERALITY:** Natural stone by 'Marshalls' or similar approved, sizes 600 x 600mm & 600 x 400mm where indicated on this drawing. Slabs to be laid on sand cement mortar on minimum 150mm well consolidated hardcore (MOT Type 1), with 50-75mm wide joints fully pointed with mortar.
 - CONCRETE THRESHOLDING:** 100mm thick concrete base with brushed finish, with minimum of 1 to 100 falls to gully, on minimum 200mm well consolidated MOT granular base.
 - PRECAST CONCRETE DOORWAYS:** 1000mm precast edges to be provided to the edge of all paving abutting landscaped areas, where noted on this drawing, forming a 25mm upstand kerb, bedded in concrete to Engineer's specification.
 - EXTERNAL LIGHTING:** Areas to be illuminated by light fittings as shown on the drawings, supplied and fitted by the Main Contractor, at locations as indicated on this drawing.
 - EXTERNAL SIGNAGE:** See Specialist Sub-Contractor's design scheme for full details of all external signage, lettering and fixed to the building. Electrical contractor to allow for all supply requirements for signage to building and surrounding areas, including any remote post or sign boards.
 - DISABLED ACCESS:** Approach to building from Disabled Car Parking area, including access through Entrance, to have falls no greater than 1 in 20, and no changes of level greater than 15mm. All fire Escape doors (unless existing) to have thresholds with a maximum 15mm step and paved escape routes. Ensure all paved ground levels do not compromise the Building's damp-proof course (d.p.c.), by raising the d.p.c. to suit proposed ground levels at accessible Entrances, and also consider strip drains by 'Acis' or similar.

NOTE:

The Contractor is to check and verify all building and site dimensions, levels and sewer invert levels at connection points before work starts.

This drawing must be read with and checked against any structural or other specialist drawings provided.

The Contractor is to comply in all respects with the current Building Regulations whether or not specifically stated on these drawings.

This drawing is not intended to show details of foundation or ground conditions. Each area of ground relied upon to support the structure depicted must be investigated by the Contractor and suitable methods of foundation be provided.

This drawing is to be read in conjunction with all other standard Mitchells & Butlers specifications and documentation.

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Rev.	Description	By	Date
A	External Works Details & Notes added.	DLS	22.02.13

PRELIMINARY
22nd. Feb., 2013

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Brand			
B.U.N. No.			
Site	Nolita Potters Bar		
Title	Proposed Site Plan		
Project Manager/Drawn By	DH	Scale	Date
		1:20 & 1:100	Feb 13
Arch. Des. / Drawing Number	3380/203	Rev.	A