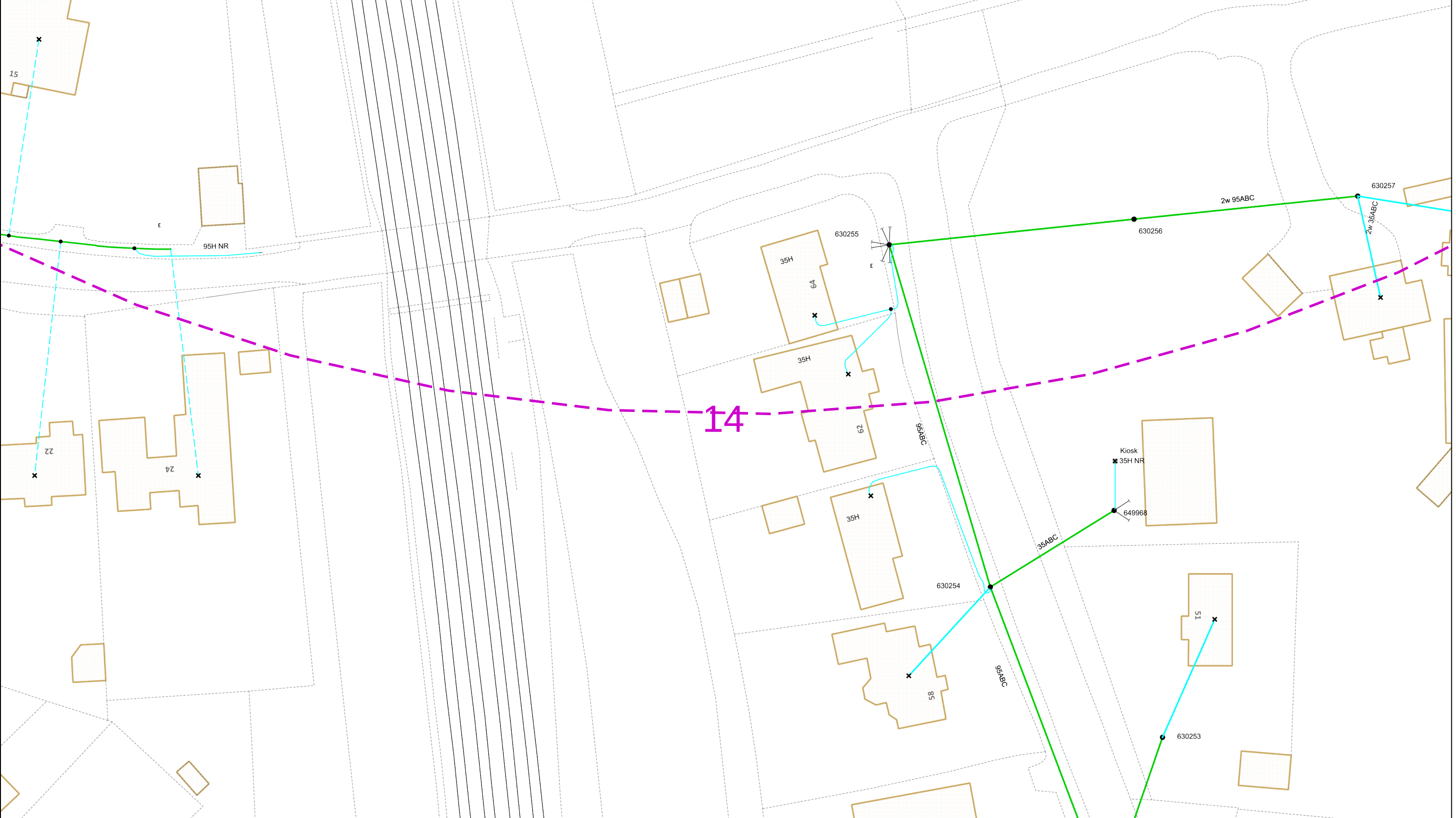
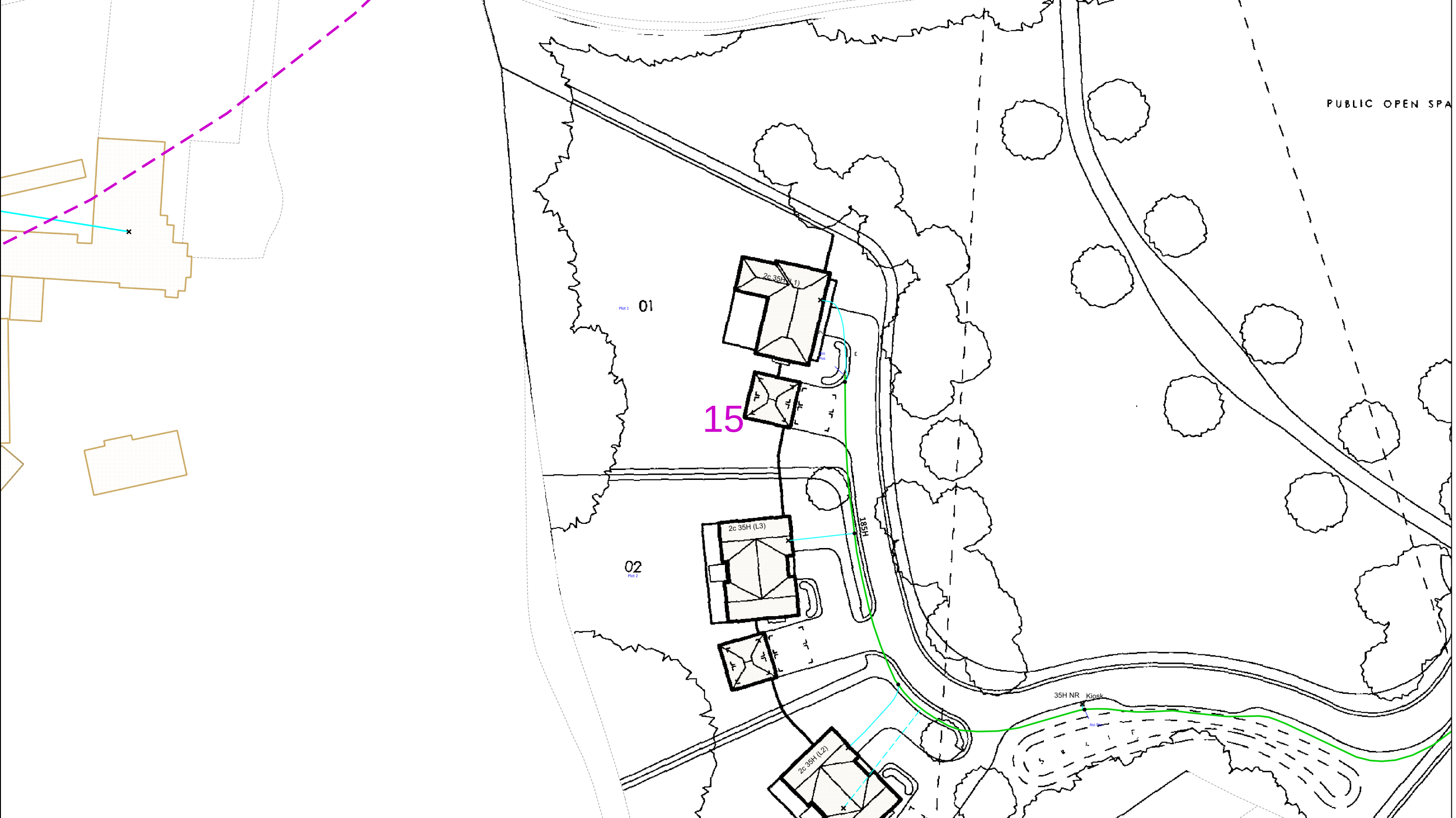




0 25 50 metres		Dig Sites Area: Line:		The quality and accuracy of any print will depend on your printer, your computer and its print settings. Measurements scaled from this plan may not match measurements between the same points on the ground.	
This plan must be used with the attached 'Symbols' document.		1. The position of the apparatus shown on this drawing is believed to be correct but the original landmarks may have been altered since the apparatus was installed. 2. The exact position of the apparatus should be verified - use approved cable avoidance tools prior to excavation using suitable hand tools. 3. It is essential that trial holes are carefully made avoiding the use of mechanical tools or picks until the exact location of all the cables have been determined. 4. It must be assumed that there is a service cable into each property, lamp column and street sign, etc. 5. All cables must be treated as being live unless proved otherwise by UK Power Networks. 6. The information proved must be given to all people working near UK Power Networks plant and equipment. Do not use plans more than 3 months after the issue date for excavation purposes. 7. Please be aware that electric cables/lines belonging to other owners of licensed electricity distribution systems may be present and it is your responsibility to identify their location.		1. UK Power Networks does not warrant that the information provided to you is correct. You rely upon it at your own risk. 2. UK Power Networks does not exclude or limit its liability if it causes the death of any persons or causes personal injury to a person. 3. Subject to paragraph 2 UK Power Networks has no liability to you in contract, in tort (including negligence), for breach of statutory duty or otherwise for any loss, damage, cost, claims, demands, or expenses that you or any third party may suffer or incur as a result of using the information provided whether for physical damage to property or for any economic loss (including without limitation loss of profit, loss of opportunity, loss of savings, loss of goodwill, loss of business, loss of use) or any special or consequential loss or damage whatsoever. 4. This plan has been provided to you on the basis of the terms of use set out in the covering letter that accompanies this plan. If you do not accept and/or do not understand the terms of use set out in the covering letter you must not use the plan and must return it to the sender of the letter. 5. You are responsible for the security of the information provided to you. It must not be given, sold or made available upon payment of a fee to a third party.	
Date Requested: 31/07/2025 Job Reference: 38173981 Site Location: 532899 125406 Requested by: Miss Serina Butt Your Scheme/Reference: P315		IF IN DOUBT - ASK! PHONE 0800 056 5866 EMERGENCY - If you damage a cable or line Phone 0800 783 8838 (24hrs) URGENTLY		ALWAYS LOOK UP BEFORE YOU START WORK Refer to HSE Guidance note GS6	
Scale: 1:500 (When plotted at A3)		Maps produced at 1:2500 scale are Geo-Schematics which show LV mains cables and overhead lines (in some cases all voltages). Prior to carrying out excavations you must refer to the 1:500 records to determine the location of all known underground plant and equipment.			
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02550metres

Dig SitesArea: Line:

The quality and accuracy of any print will depend on your printer, your computer and its print settings. Measurements scaled from this plan may not match measurements between the same points on the ground.

This plan must be used with the attached ‘Symbols’ document.

Date Requested: 31/07/2025
Job Reference: 38173981
Site Location: 532899 125406
Requested by:
Miss Serina Butt
Your Scheme/Reference: P315

Scale: 1:500 (When plotted at A3)

1. The position of the apparatus shown on this drawing is believed to be correct but the original landmarks may have been altered since the apparatus was installed.

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4. It must be assumed that there is a service cable into each property, lamp column and street sign, etc.

5. All cables must be treated as being live unless proved otherwise by UK Power Networks.

6. The information proved must be given to all people working near UK Power Networks plant and equipment. Do not use plans more than 3 months after the issue date for excavation purposes.

7. Please be aware that electric cables/lines belonging to other owners of licensed electricity distribution systems may be present and it is your responsibility to identify their location.

1. UK Power Networks does not warrant that the information provided to you is correct. You rely upon it at your own risk.

2. UK Power Networks does not exclude or limit its liability if it causes the death of any persons or causes personal injury to a person.

3. Subject to paragraph 2 UK Power Networks has no liability to you in contract, in tort (including negligence), for breach of statutory duty or otherwise for any loss, damage, cost, claims, demands, or expenses that you or any third party may suffer or incur as a result of using the information provided whether for physical damage to property or for any economic loss (including without limitation loss of profit, loss of opportunity, loss of savings, loss of goodwill, loss of business, loss of use) or any special or consequential loss or damage whatsoever.

4. This plan has been provided to you on the basis of the terms of use set out in the covering letter that accompanies this plan. If you do not accept and/or do not understand the terms of use set out in the covering letter you must not use the plan and must return it to the sender of the letter.

5. You are responsible for the security of the information provided to you. It must not be given, sold or made available upon payment of a fee to a third party.

IF IN DOUBT - ASK!
PHONE 0800 056 5866
EMERGENCY - If you damage a cable or line
Phone 0800 783 8838
(24hrs) URGENTLY

LOOK OUT

LOOK UP

ALWAYS LOOK UP BEFORE YOU START WORK
Refer to HSE Guidance note GS6

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Plans generated by DigSAFE Pro™ software provided by LinesearchbeforeUdig.

UK Power Networks Feedback Tool

Please help UK Power Networks improve the accuracy of their network records and help make it safer for all those working around them in future.

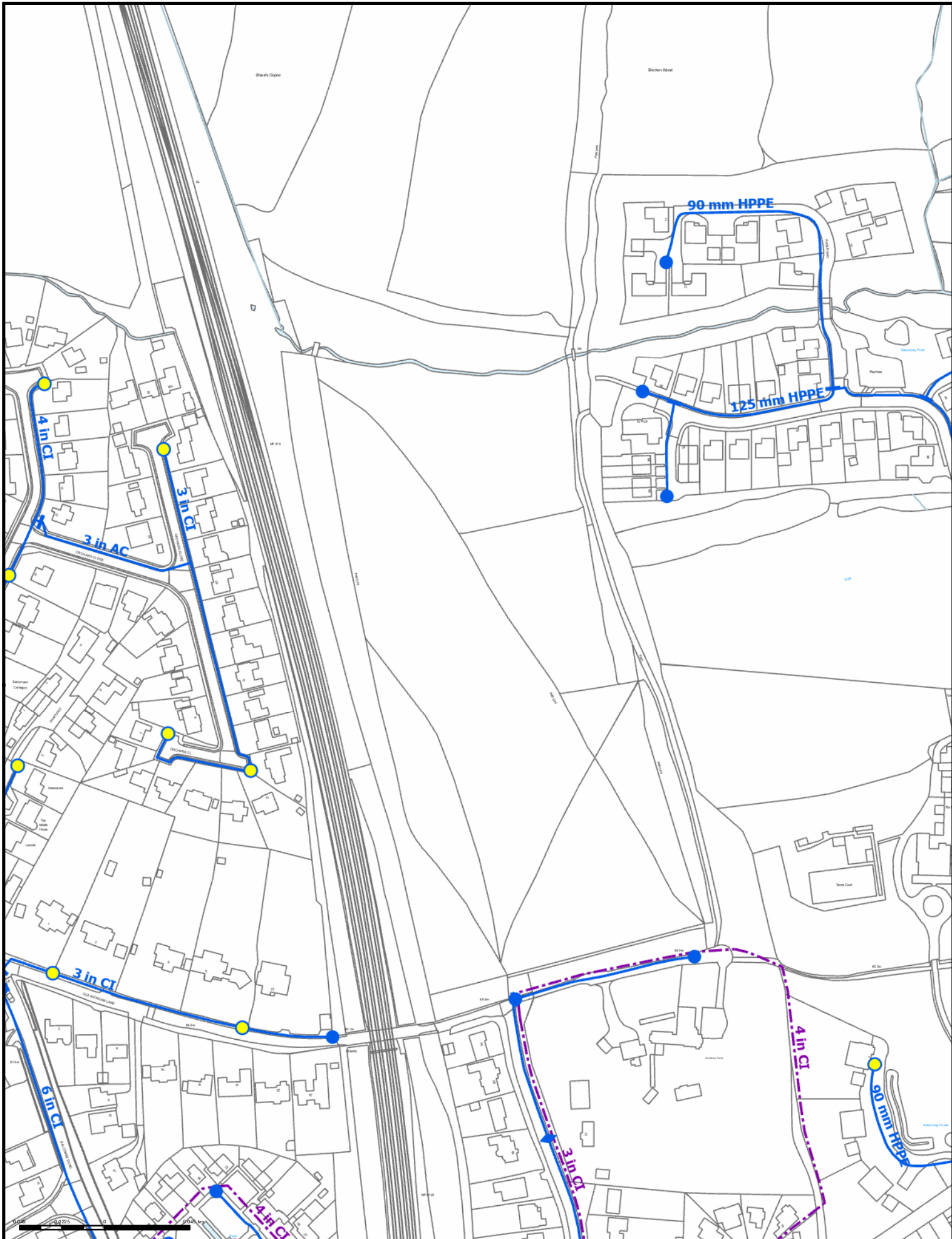
All you need to do is:

1. Use your phone camera to scan the QR code:
2. Provide feedback on what you have found on site (good or bad)
3. Upload a photo if needed



Thank you for making the area a safer place to dig.

UK Power Networks, working with LSBUD



Drawing Title: P315 Old Wickham Lane

South East Water Mains and Fittings			
 Valve	 Meter	 Distribution Main	
 Washout	 Pressure Valve	 Abandoned Main	
 Fire Hydrant	 Air Valve	 Company Boundary	

This plan is based upon an Ordnance Survey map. © Crown copyright and database rights 2023 OS AC000850489. The position of the water mains shown on this plan should not be relied upon as being precise. South East Water accept no responsibility in the event of inaccuracy. This plan (or part) may not be reproduced in any form without the permission of South East Water Ltd. For further information about the contents of this plan please contact South East Water Ltd.

Reference:	
Plot Date:	07/08/2025
Grid Reference:	533,140.0000 125,615.0000
Scale:	1:2,500



(Water Maps)
Rocfort Road
Snodland, Kent
ME6 5AH
Telephone: 0333 000 0058 (Option 5)
Email: water.maps@southeastwater.co.uk
Website: www.southeastwater.co.uk

Our Ref: 38173981 Your Ref: P315

Thursday, 31 July 2025

Serina Butt
The Indecon Building, South Hanningfield Road
Wickford
ESS
SS11 7PF

Dear Serina Butt

Thank you for contacting us regarding UK Power Networks equipment at the above site. I have enclosed a copy of our records which show the electrical lines and/or electrical plant. I hope you find the information useful.

I have also enclosed a fact sheet which contains important information regarding the use of our plans and working around our equipment. Safety around our equipment is our number one priority so please ensure you have completed all workplace risk assessments before you begin any works.

Should your excavation affect our Extra High Voltage equipment (6.6 KV, 22 KV, 33 KV or 132 KV), please contact us to obtain a copy of the primary route drawings and associated cross sections.

If you have any further queries do not hesitate to contact us.

Plan Provision
0800 056 5866



This information is made available to you on the terms set out below. If you do not accept the terms of use set out in this fact sheet please do not use the plans and return them to UK Power Networks.

1. UK Power Networks does not warrant that the information provided to you is correct. You rely upon it at your own risk.
2. UK Power Networks does not exclude or limit its liability if it causes the death of any person or causes personal injury to a person where such death or personal injury is caused by its negligence.
3. Subject to paragraph 2 UK Power Networks has no liability to you in contract, in tort (including negligence), for breach of statutory duty or otherwise how for any loss, damage, costs, claims, demands, or expenses that you or any third party may suffer or incur as a result of using the information provided whether for physical damage to property or for any economic loss (including without limitation loss of profit, loss of opportunity, loss of savings, loss of goodwill, loss of business, loss of use) or any special or consequential loss or damage whatsoever.
4. The information about UK Power Networks electrical plant and/or electric lines provided to you belongs to and remains the property of UK Power Networks. You must not alter it in any respect.
5. The information provided to you about the electrical plant and/or electric lines depicted on the plans may NOT be a complete record of such apparatus belonging to UK Power Networks. The information provided relates to electric lines and/or electrical plant belonging to UK Power Networks that it believes to be present but the plans are not definitive: other electric lines and/or electrical plant may be present and that may or may not belong to UK Power Networks.
6. Other apparatus not belonging to UK Power Networks is not shown on the plan. It is your responsibility to make your own enquiries elsewhere to discover whether apparatus belonging to others is present. It would be prudent to assume that other apparatus is present.
7. You are responsible for ensuring that the information made available to you is passed to those acting on your behalf and that all such persons are made aware of the contents of this letter.
8. Because the information provided to you may not be accurate, you are recommended to ascertain the presence of UK Power Networks electric lines and/or electrical plant by the digging of trial holes. Trial holes should be dug by hand only.

Excavations must be carried out in line with the Health and Safety Executive guidance document HSG 47. We will not undertake this work. A copy of HSG 47 can be obtained from the Health and Safety Executives website.

All electric lines discovered must be considered LIVE and DANGEROUS at all times and must not be cut, resited, suspended, bent or interfered with unless specially authorised by UK Power Networks.

The electric line and electrical plant belonging to UK Power Networks remains so even when made dead and abandoned and any such electric line and/or electrical plant exposed shall be reported to UK Power Networks.

Where your works are likely to affect our electric lines and/or electrical plant an estimate of the price of any protective /diversionary works can be prepared by UK Power Networks Branch at Metropolitan House, Darkes Lane, Potters Bar, Herts. , EN6 1AG, telephone no. 0845 2340040



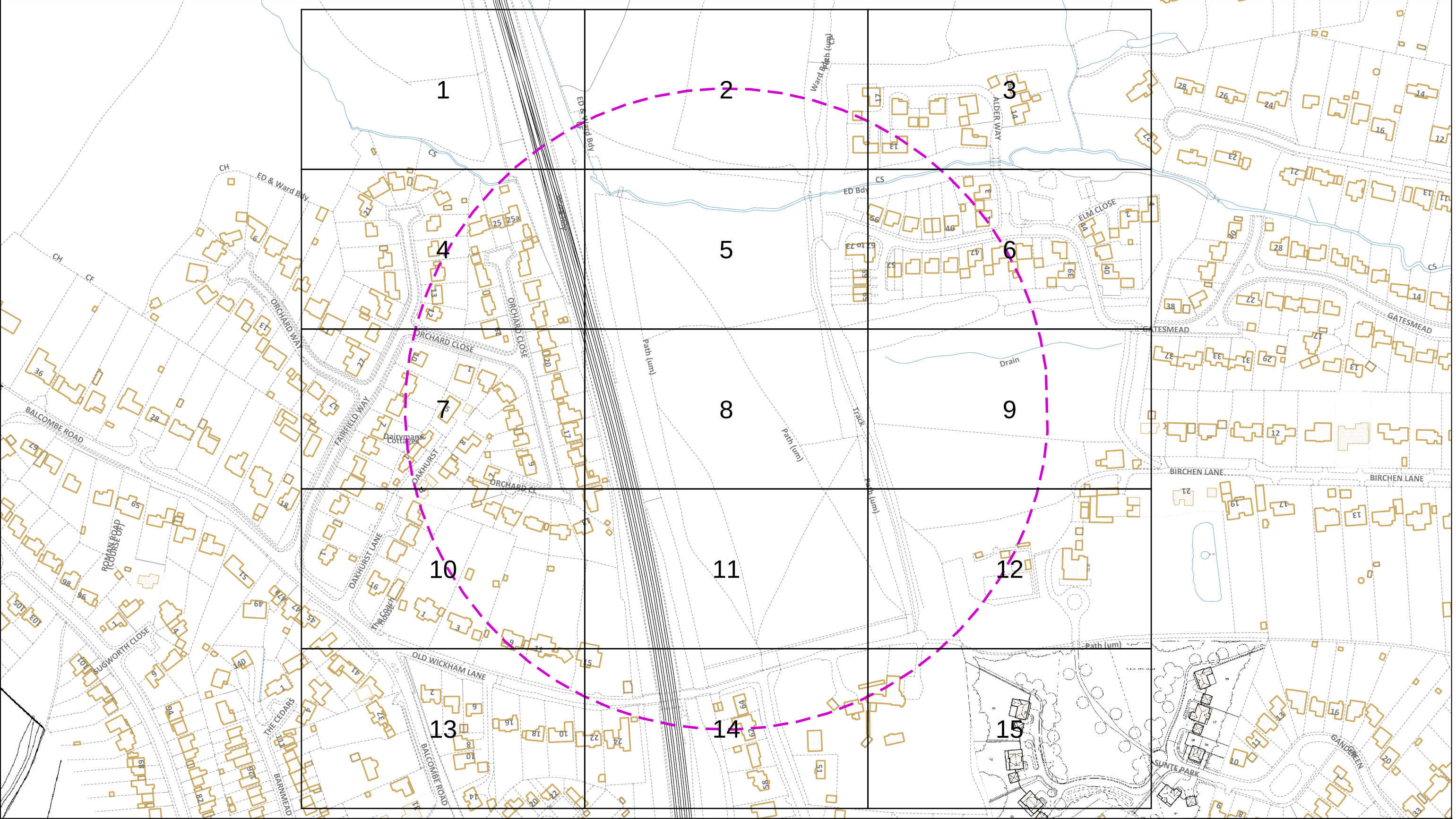
- 9 Any work near to any overhead electricity lines must be carried out by you in accordance with the Health and Safety Executive guidance document GS6 and the Electricity at Work Regulations.

The GS6 Recommendations may be purchased from HSE Books or downloaded from the Energy Networks Association's website.

If given a reasonable period of prior notice UK Power Networks will attend on site without charge to advise how and where "goal posts" should be erected. If you wish to use this service, in the first instance please telephone: 0845 6014516 between 08:30 and 17:00 Monday to Friday.

10. You are responsible for the security of the information provided to you. It must not be given, sold or made available upon payment of a fee to a third party.
11. If in carrying out work on land in, on, under or over which is installed an electric line and/or electrical plant that belongs to UK Power Networks you and/or anyone working on your behalf damages (however slightly) that apparatus you must inform immediately UK Power Networks by our emergency 24 hour three digit telephone number **105** providing;
- your name, address and telephone number;
 - the date, time and place at which such damage was caused;
 - a description of the electric line and/or electrical plant to which damage was caused;
 - the name of the person whom it appears to you is responsible for that damage;
 - the nature of the damage.
12. The expression "UK Power Networks" includes UK Power Networks (EPN) plc, UK Power Networks (LPN) plc, UK Power Networks (SEPN) plc, UK Power Networks and any of their successors and predecessors in title.





This plan must be used with the attached 'Symbols' document.

Date Requested: 31/07/2025
Job Reference: 38173981
Site Location: 532899 125406
Requested by:
Miss Serina Butt
Your Scheme/Reference: P315

Scale: 1:2562 (When plotted at A3)

1. The position of the apparatus shown on this drawing is believed to be correct but the original landmarks may have been altered since the apparatus was installed.

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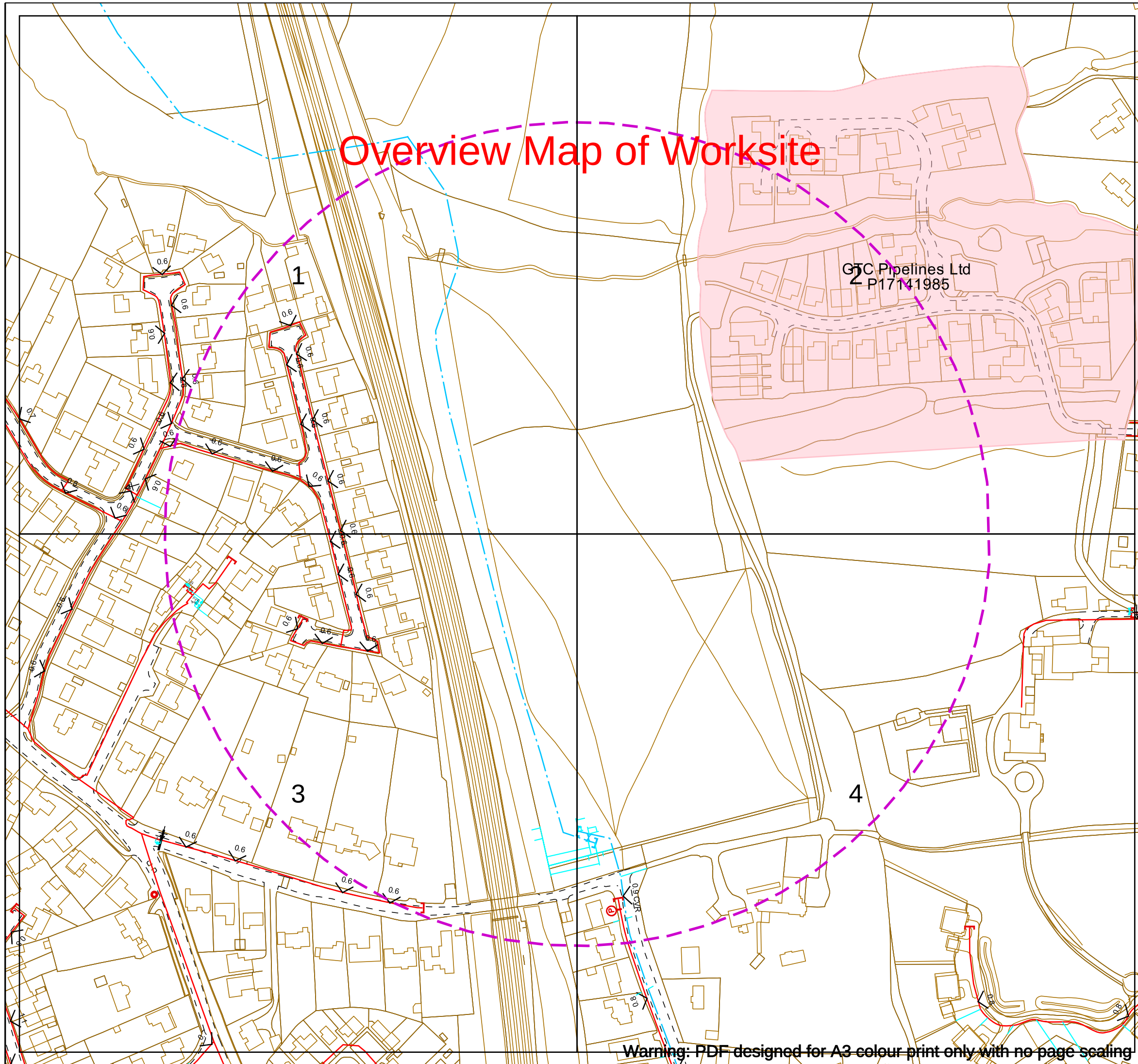
IF IN DOUBT - ASK!
PHONE 0800 056 5866
EMERGENCY - If you damage a cable or line
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ALWAYS LOOK UP BEFORE YOU START WORK
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Plans generated by DigSAFE Pro™ software provided by LinesearchbeforeUdig.



Overview Map of Worksite



SGN
Your gas. Our network.

Contact Us

SGN Safety Admin Team:
0800 912 1722

Email:
plantlocation@sgn.co.uk

Date Requested: 30/07/2025
Job Reference: 38173981
Site Location: 533131 125625
Requested by: Miss Serina Butt
Your Scheme/Reference: P315

Scale: 1:2050 (When plotted at A3)

This plan shows the location of those pipes owned by Scotia Gas Networks (SGN) by virtue of being a licensed Gas Transporter (GT). Gas pipes owned by other GTs or third parties may also be present in this area but are not shown on this plan. Information with regard to such pipes should be obtained from the relevant owners. No warranties are given with regard to the accuracy of the information shown on this plan. Service pipes, valves, siphons, sub-connections etc. are not shown but their presence should be anticipated. You should be aware that a small percentage of our pipes/assets may be undergoing review and will temporarily be highlighted in yellow. If your proposed works are close to one of these pipes, you should contact the SGN Safety Admin Team on 0800 912 1722 for advice. No liability of any kind whatsoever is accepted by SGN or its agents, servants or sub-contractors for any error or omission contained herein. Safe digging practices, in accordance with HS (G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that plant location information is provided to all persons (whether direct labour or sub-contractors) working for you on or near gas apparatus. Information included on this plan should not be referred to beyond a period of 28 days from the date of issue.

Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA
0800 111 999

Low Pressure Mains
Medium Pressure Mains
Intermediate Pressure Mains
High Pressure Mains
LAs
H100 Hydrogen Network
GTs
SSSIs

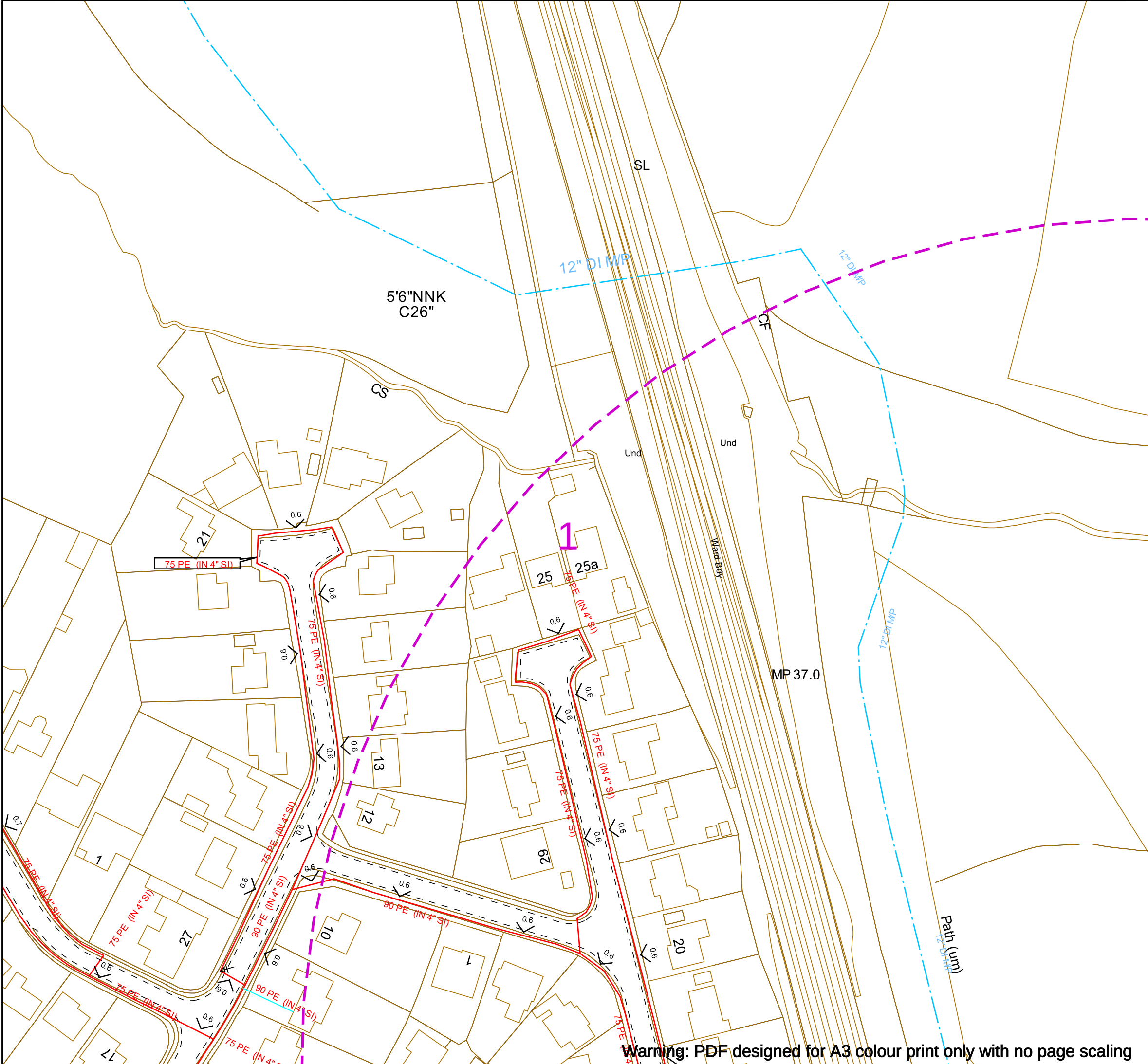
Some Examples Of Plant Items
Valve Syphon Depth of Cover Diameter Change Material Change

Digsite: Line: Area:



This plan is reproduced from or based on the OS map by Scotia Gas Networks plc, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved. Southern Gas – 100044373 and Scotland Gas – 100044366.

Warning: PDF designed for A3 colour print only with no page scaling



SGN
Your gas. Our network.

Contact Us
SGN Safety Admin Team:
0800 912 1722
Email:
plantlocation@sgn.co.uk

Date Requested: 30/07/2025
Job Reference: 38173981
Site Location: 533131 125625
Requested by: Miss Serina Butt

Your Scheme/Reference: P315

Scale: 1:1000 (When plotted at A3)

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0800 111 999

Low Pressure Mains

Medium Pressure Mains

Intermediate Pressure Mains

High Pressure Mains

LAs

H100 Hydrogen Network

GTs

SSSIs

Some Examples Of Plant Items

Valve

Syphon

Depth of Cover

Diameter Change

Material Change

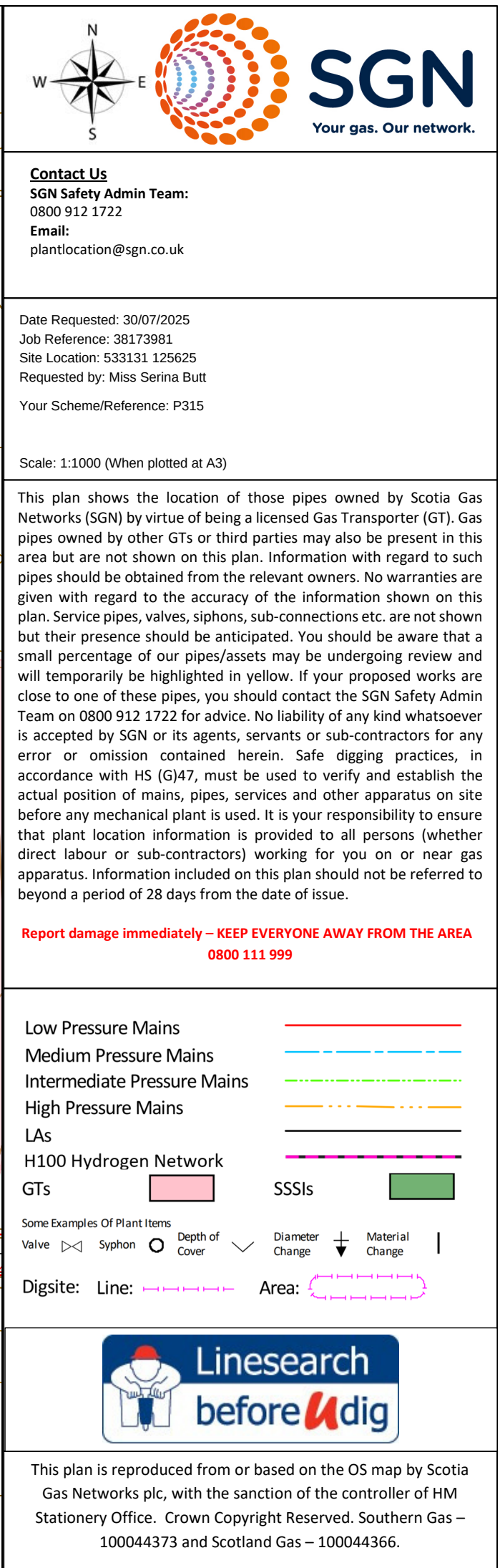
Digsite:

Line:

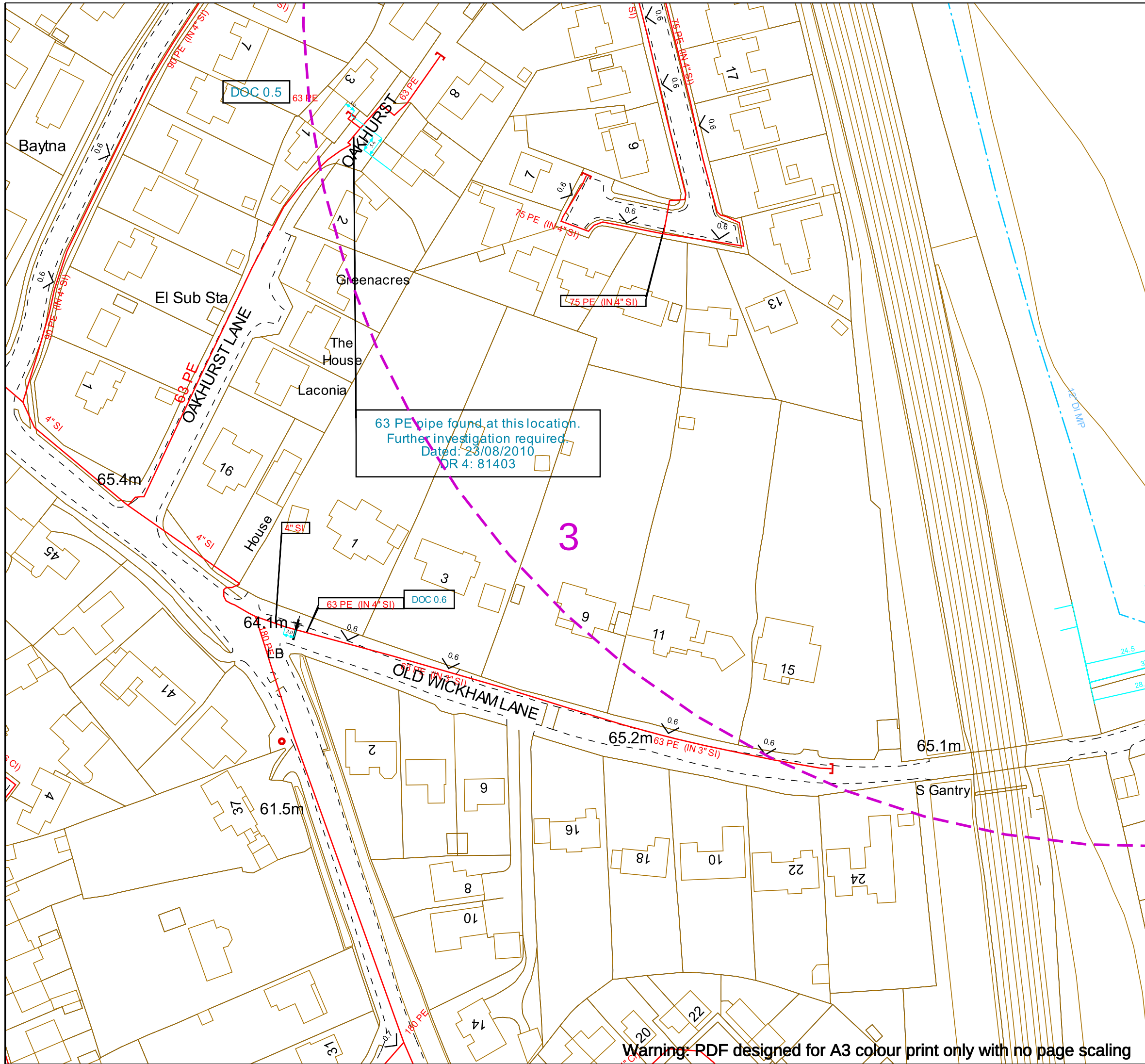
Area:



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Contact Us
SGN Safety Admin Team:
0800 912 1722
Email:
plantlocation@sgn.co.uk

Date Requested: 30/07/2025
Job Reference: 38173981
Site Location: 533131 125625
Requested by: Miss Serina Butt

Your Scheme/Reference: P315

Scale: 1:1000 (When plotted at A3)

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Report damage immediately – KEEP EVERYONE AWAY FROM THE AREA
0800 111 999

Low Pressure Mains	
Medium Pressure Mains	
Intermediate Pressure Mains	
High Pressure Mains	
LAs	
H100 Hydrogen Network	
GTs	
SSSIs	

Some Examples Of Plant Items

Valve		Syphon		Depth of Cover		Diameter Change		Material Change	
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Digsite: Line: Area:



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Our Ref: 38173981 Your Ref: P315

Wednesday, 30 July 2025

Serina Butt
The Indecon Building, South Hanningfield Road
Wickford
ESS
SS11 7PF

Dear Serina Butt

Thank you for your enquiry dated Wednesday, 30 July 2025

Please find an extract from our mains records for your proposed work area, any SGN assets are described in the map legend. **On some occasions blank maps may be sent to you, this is due to your proposed work being in a no gas area but within our operational boundaries.**

This mains record only shows the pipes owned by SGN in our role as a Licensed Gas Transporter (GT). Please note that privately owned gas pipes or pipes owned by other GTs may be present in this area and information regarding those pipes needs to be requested from the owners. If we know of any other pipes in the area we will note them on the plans as a shaded area and/or a series of x's.

The information shown on this plan is given without obligation or warranty and the accuracy cannot be guaranteed. Service pipes, valves, siphons, stub connections etc. are not shown but their presence should be anticipated. Your attention is drawn to the information and disclaimer on these plans. The information included on the plan is only valid for 28 days.

On the mains record you may see the low/medium/intermediate pressure gas main near your site. There should be no mechanical excavations taking place above or within 0.5m of a low/medium pressure system or above or within 3.0m of an intermediate pressure system. You should, where required confirm the position using hand dug trial holes.

A colour copy of these plans and the gas safety advice booklet enclosed should be passed to the senior person on site in order to prevent damage to our plant and potential direct or consequential costs to your organisation.

Safe digging practices in accordance with HSE publication HSG47 "Avoiding Danger from Underground Services" must be used to verify and establish the actual position of the mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that this information is provided to all relevant people (direct labour or contractors) working for you on or near gas pipes.

It must be stressed that both direct and consequential damage to gas plant can be dangerous for your employees and the general public and repairs to any such damage will incur a charge to you or the organisation carrying out work on your behalf. Your works should be carried out in such a manner that we are able to gain access to our apparatus throughout the duration of your operations.

If you require any further information please do not hesitate to contact us.

Yours sincerely,
The Safety Admin Team
For more information, visit our Dig Safely pages on [sgn.co.uk](https://www.sgn.co.uk)
Tel: 0800 912 1722

Maps on Demand Plant Information Reply



IMPORTANT WARNING

Information regarding the location of BT apparatus is given for your assistance and is intended for general guidance only. No guarantee is given of its accuracy. It should not be relied upon in the event of excavations or other works being made near to BT apparatus which may exist at various depths and may deviate from the marked route.

 **openreach**

CLICK BEFORE YOU DIG

FOR PROFESSIONAL FREE ON SITE ASSISTANCE PRIOR TO COMMENCEMENT OF EXCAVATION WORKS INCLUDING LOCATE AND MARKING SERVICE

email cbyd@openreach.co.uk

ADVANCE NOTICE REQUIRED
(Office hours: Monday - Friday 08.00 to 17.00)
www.openreach.co.uk/cbyd

Accidents happen

If you do damage any Openreach equipment please let us know by calling 0800 023 2023 (opt 1 + opt 1) and we can get it fixed ASAP

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KEY TO BT SYMBOLS

	Planned	Live	Change Of State	+	Hatchings	
			Split Coupling	×	Built	
PCP			Duct Tee	▲	Planned	
Pole			Building		Inferred	
Box			Kiosk		Duct	
Manhole			Other proposed plant is shown using dashed lines. BT Symbols not listed above may be disregarded. Existing BT Plant may not be recorded. Information valid at time of preparation. Maps are only valid for 90 days after the date of publication.			
Cabinet						
	Pending Add	In Place	Pending Remove	Not In Use		
Power Cable						
Power Duct				N/A		

BT Ref : CMU101151

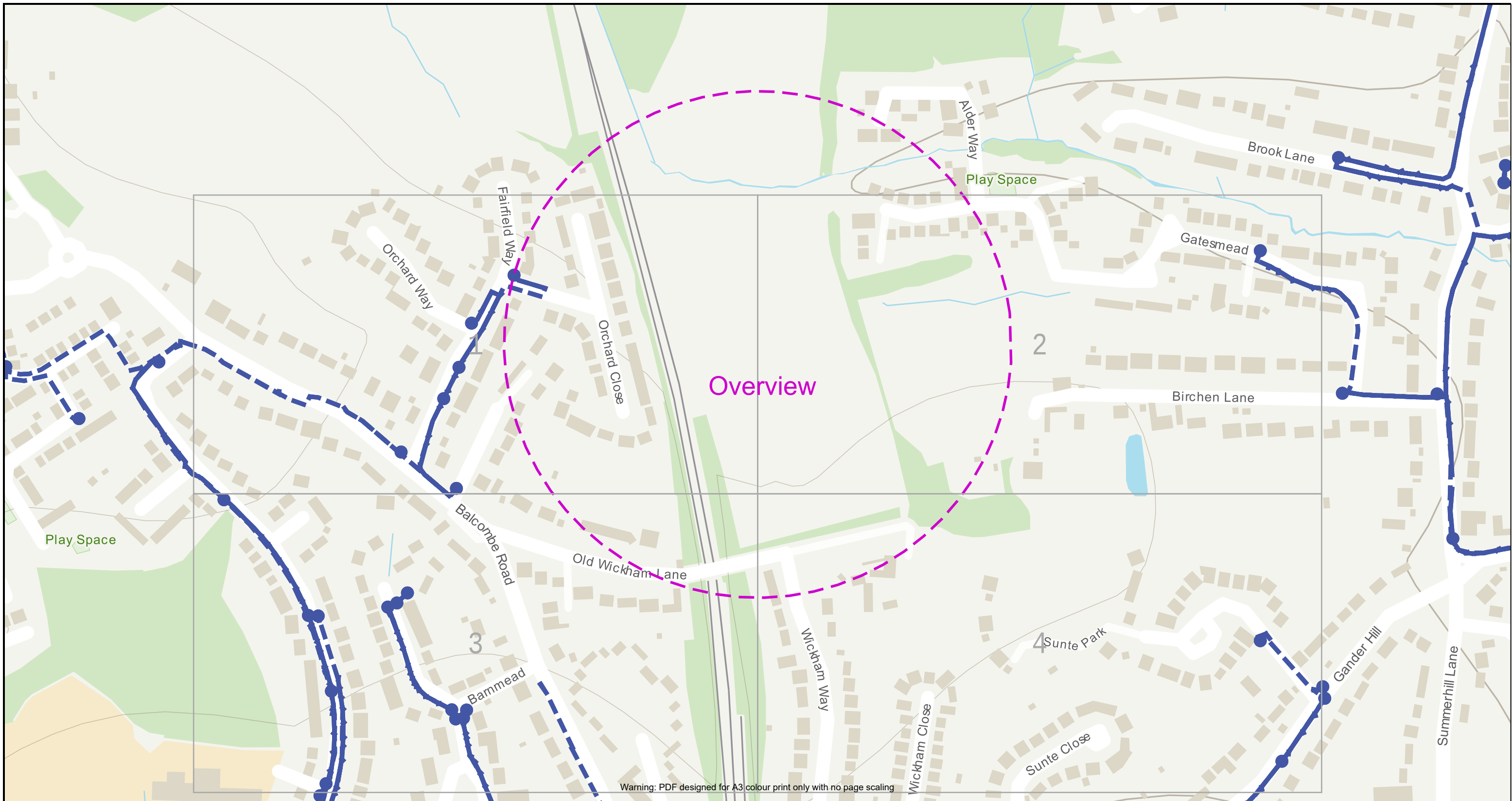
Map Reference : (centre) TQ3314025615

Easting/Northing : (centre) 533140,125615

Scale : 1:500

Issued : 30/07/2025 10:11:39

WARNING: IF PLANNED WORKS FALL INSIDE HATCHED AREA IT IS ESSENTIAL BEFORE PROCEEDING THAT YOU CONTACT THE NATIONAL NOTICE HANDLING CENTRE. PLEASE SEND E-MAIL TO: nnhc@openreach.co.uk



Contact us:

Email: planning@apfn.uk

Date Requested: 30/07/2025
Job Reference: 38173981
Site Location: 533131 125625
Requested by: Miss Serina Butt

Your Scheme/Reference:
P315

Scale: 1:3339 (When plotted on A3)

Dig Sites Line: Area:

Cable Chamber

Duct

IMPORTANT WARNING

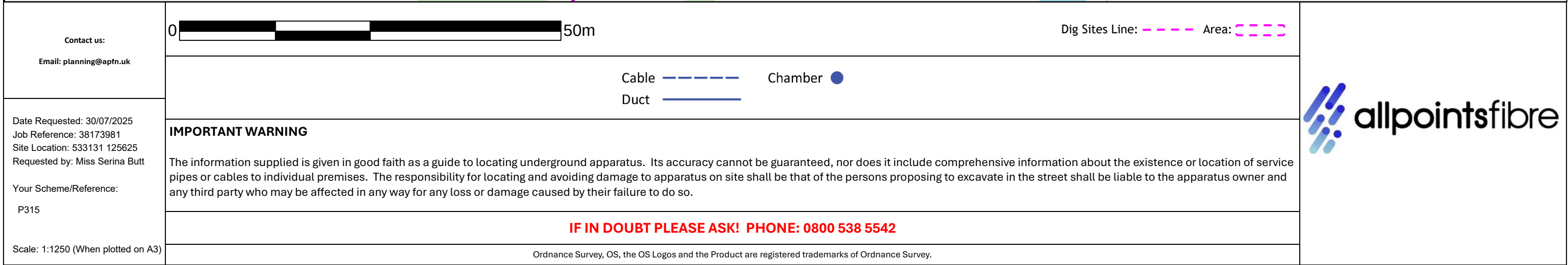
The information supplied is given in good faith as a guide to locating underground apparatus. Its accuracy cannot be guaranteed, nor does it include comprehensive information about the existence or location of service pipes or cables to individual premises. The responsibility for locating and avoiding damage to apparatus on site shall be that of the persons proposing to excavate in the street shall be liable to the apparatus owner and any third party who may be affected in any way for any loss or damage caused by their failure to do so.

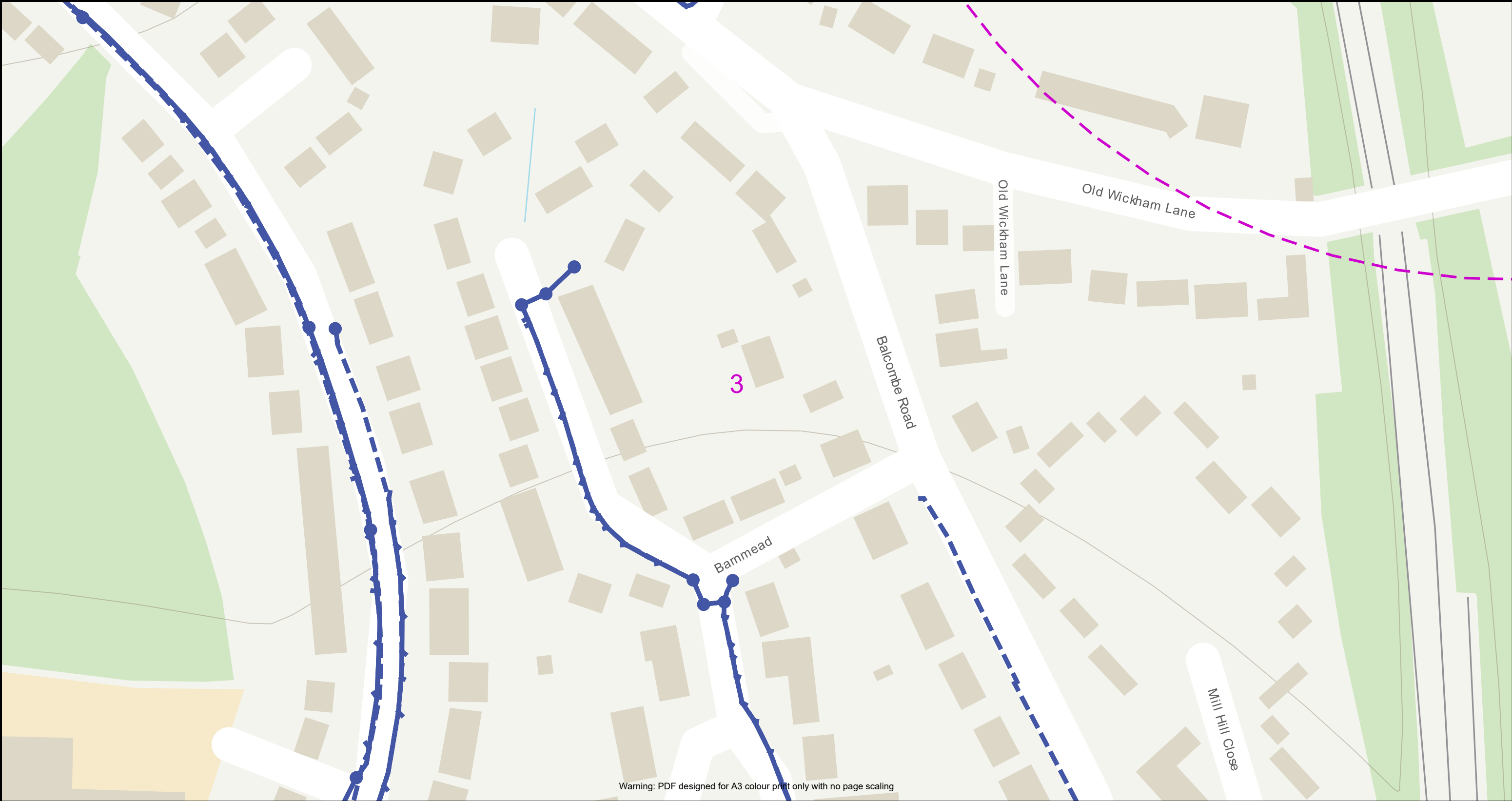
IF IN DOUBT PLEASE ASK! PHONE: 0800 538 5542

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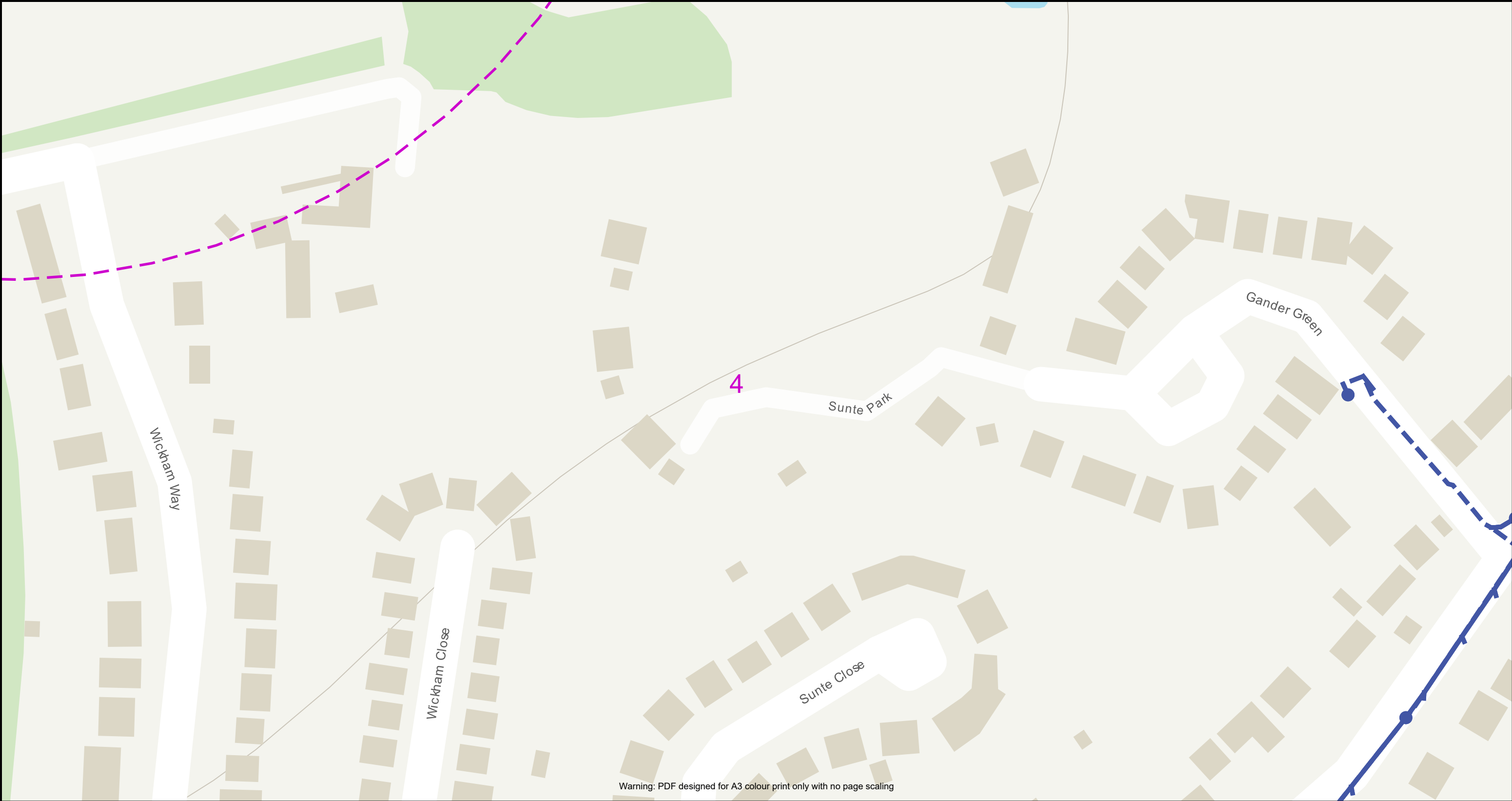






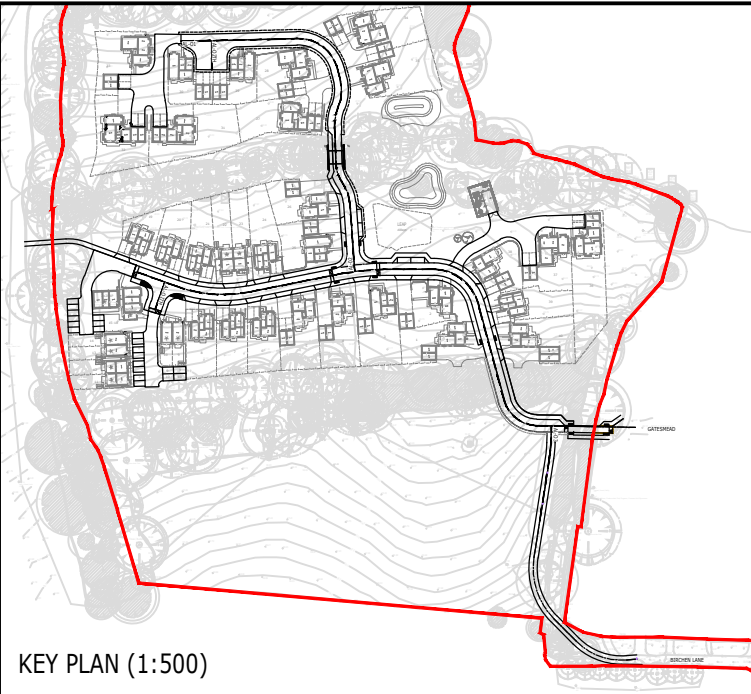
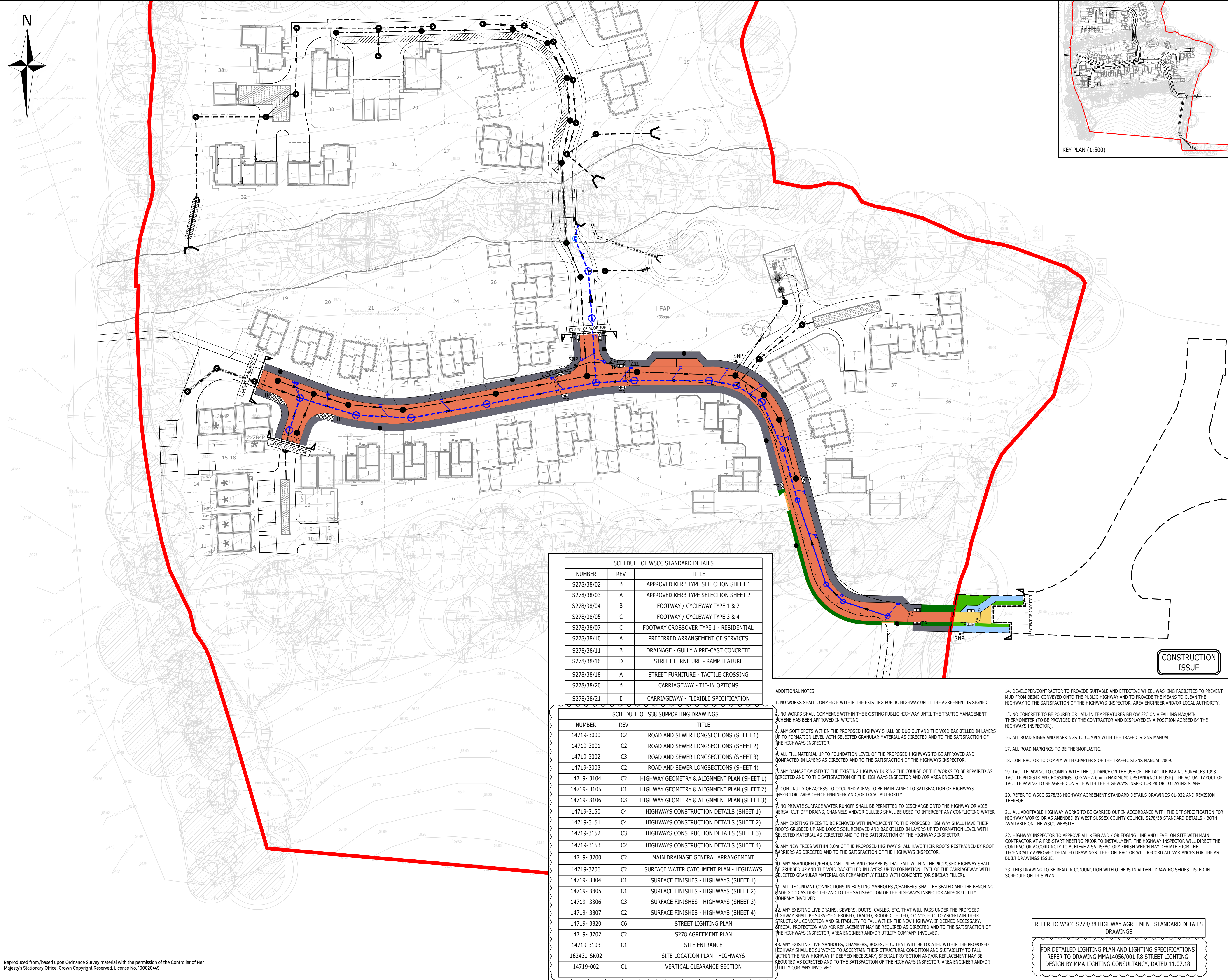


Contact us: Email: planning@apfn.uk	0 50m	Dig Sites Line: Area:	allpointsfibre
	Cable Duct Chamber		
	IMPORTANT WARNING The information supplied is given in good faith as a guide to locating underground apparatus. Its accuracy cannot be guaranteed, nor does it include comprehensive information about the existence or location of service pipes or cables to individual premises. The responsibility for locating and avoiding damage to apparatus on site shall be that of the persons proposing to excavate in the street shall be liable to the apparatus owner and any third party who may be affected in any way for any loss or damage caused by their failure to do so.		
	IF IN DOUBT PLEASE ASK! PHONE: 0800 538 5542		
Date Requested: 30/07/2025 Job Reference: 38173981 Site Location: 533131 125625 Requested by: Miss Serina Butt	Scale: 1:1250 (When plotted on A3)		
Your Scheme/Reference: P315	Ordnance Survey, OS, the OS Logos and the Product are registered trademarks of Ordnance Survey.		



Warning: PDF designed for A3 colour print only with no page scaling

Contact us: Email: planning@apfn.uk	0 50m Dig Sites Line: Area:	
	Cable Chamber Duct	
Date Requested: 30/07/2025 Job Reference: 38173981 Site Location: 533131 125625 Requested by: Miss Serina Butt Your Scheme/Reference: P315	IMPORTANT WARNING The information supplied is given in good faith as a guide to locating underground apparatus. Its accuracy cannot be guaranteed, nor does it include comprehensive information about the existence or location of service pipes or cables to individual premises. The responsibility for locating and avoiding damage to apparatus on site shall be that of the persons proposing to excavate in the street shall be liable to the apparatus owner and any third party who may be affected in any way for any loss or damage caused by their failure to do so.	
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- NOTES:
1. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE RELEVANT SPECIFICATION AND ALL OTHER RELATED DRAWINGS ISSUED BY THE ENGINEER.
 2. DO NOT SCALE FROM THIS DRAWING. WORK FROM FIGURED DIMENSIONS ONLY.
 3. ALL DIMENSIONS SHOWN ON THIS DRAWING ARE IN METRES UNLESS OTHERWISE STATED.
 4. ALL DIMENSIONS, LEVELS AND SURVEY GRID CO-ORDINATES ARE TO BE CHECKED ON SITE AND THE ENGINEER NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES PRIOR TO THE COMMENCEMENT OF THE WORKS.
 5. NO DEVIATION FROM THE DETAILS SHOWN ON THIS DRAWING IS PERMITTED WITHOUT PRIOR PERMISSION FROM THE ENGINEER.
 6. ALL MATERIALS AND WORKMANSHIP SHALL COMPLY FULLY WITH THE MANUAL OF CONTRACT DOCUMENTS FOR HIGHWAY WORKS, VOLUME ONE, SPECIFICATION FOR HIGHWAY WORKS AND THE LOCAL AUTHORITY SPECIFICATION FOR ROAD CONSTRUCTION AND STANDARD DETAILS.
 7. THE PUBLIC HIGHWAY AND WORKS WILL BE KEPT CLEAN AND FREE OF DEBRIS BY USE OF WHEEL WASHING FACILITIES AND ROAD SWEEPERS TO THE COUNCIL'S SATISFACTION.
 8. ALL SETTING OUT SHALL BE AGREED ON-SITE WITH THE ENGINEER, PRIOR TO THE COMMENCEMENT OF THE WORKS.
 9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY APPROVALS FROM THE LOCAL AUTHORITY PRIOR TO COMMENCING WORKS ON THE HIGHWAY.
 10. STREET LIGHTING POSITIONS TO BE PEGGED ON SITE AND AGREED BY THE LOCAL AUTHORITY PRIOR TO ERECTION COMMENCING.
 11. TOPOGRAPHICAL SURVEY BASED ON SURVEY CONDUCTED BY ASSOCIATED SURVEYING CONSULTANTS (ASC) DRAWING NUMBER: ASC.13.501
 12. DESIGN BASED UPON SITE LAYOUT BY POW ARCHITECTS, DRAWING NUMBER: 147/9TA/500 REV P2 RECEIVED 18.04.17.

- ROAD AND SEWER ADOPTION NOTES
1. ALL WORKS FOR ADOPTION UNDER A SECTION 38 AGREEMENT SHALL BE CARRIED OUT TO WEST SUSSEX COUNTY COUNCIL AND TO THE APPROVAL OF THE AREA HIGHWAY INSPECTOR.
 2. STREET LIGHTING POSITIONS TO BE PEGGED ON SITE AND AGREED BY THE LOCAL AUTHORITY PRIOR TO ERECTION COMMENCING.

- LEGEND
- SITE BOUNDARY
 - PROPOSED S38 CARRIAGEWAY
 - PROPOSED S38 FOOTWAY
 - PROPOSED S278 CARRIAGEWAY
 - PROPOSED S278 FOOTWAY
 - PROPOSED EASEMENT (0.5m)
 - PROPOSED S38 VERGE
 - PROPOSED S278 VERGE
 - PROPOSED ADOPTABLE FOUL WATER SEWER (SOUTHERN WATER)
 - PROPOSED S104 ADOPTABLE SURFACE WATER SEWER (SOUTHERN WATER)
 - PROPOSED PRIVATE SURFACE WATER SEWER (MANAGEMENT COMPANY)
 - PROPOSED HIGHWAY SEWER AND MANHOLE
 - PROPOSED FOUL WATER RISING MAIN
 - PROPOSED SURFACE WATER ATTENUATION TANK
 - PROPOSED SURFACE WATER GULLY AND CONNECTION
 - PROPOSED STREET LIGHTING
 - TP ■■■■ TACTILE PAVING (400x400mm)
 - SNP ■ STREET NAME PLATES (POSITION TO BE AGREED BY HIGHWAYS INSPECTOR)
 - EXISTING HIGHWAY BOUNDARY

FOR DETAILS OF S278 WORKS REFER TO DRAWING NUMBER: 14719-3702 S278 AGREEMENT PLAN

EXISTING HIGHWAY BOUNDARY INFORMATION TRANSCRIBED FROM LEGAL PLANS PROVIDED BY THE COUNTY OF WEST SUSSEX, MID SUSSEX DISTRICT.

C8	APPROVED FOR CONSTRUCTION. SUPPORTING DRAWINGS LIST & STREET LIGHTING REF UPDATED.	MJR	JC	GH	30.07.18
C7	STREET LIGHTING DESIGN UPDATED. SUPPORTING DRAWINGS LIST UPDATED.	MJR	JC	GH	04.07.18
C6	SUPPORTING DRAWINGS LIST UPDATED FOLLOWING HIGHWAY COMMENTS.	MJR	MJR	AC	13.06.18
C5	STREET LIGHTING COLUMN REMOVED FOLLOWING COMMENTS FROM HIGHWAYS.	MJR	MJR	AC	22.05.18
C4	STREET LIGHTING UPDATED FOLLOWING HIGHWAYS COMMENTS.	MJR	MJR	AC	19.04.18
C3	SUPPORTING DRAWINGS LIST UPDATED FOLLOWING REVISED DRAWINGS.	MJR	MJR	AC	16.03.18
C2	HIGHWAY VERGE ADDED TO MATCH SURFACE FINISHES. STREET LIGHTING UPDATED.	MJR	MJR	AC	29.01.18
C1	UPDATED FOLLOWING HIGHWAY COMMENTS. ISSUED FOR CONSTRUCTION. GULLIES ADDED.	MJR	EF	AC	01.12.17
Rev	Description	Drm	Chk	App	Date

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SSIP
SUSSEX COUNTY COUNCIL
SUSSEX COUNTY COUNCIL

Client: Crest Nicholson South
Crest House
Purport Road
Chertsey
Surrey
KT16 9GN

Project Title: **BIRCHEN LANE, LINDFIELD**

Drawing Title: **S38/S278 HIGHWAYS AGREEMENT PLAN**

A1 Scale	Date	Designed by
1:500	08.05.17	AC
Drawn by	Checked by	Approved by
MJR	EF	AC

Drawing Number: **14719-3700** Rev **C8**

SCHEDULE OF WSCC STANDARD DETAILS		
NUMBER	REV	TITLE
S278/38/02	B	APPROVED KERB TYPE SELECTION SHEET 1
S278/38/03	A	APPROVED KERB TYPE SELECTION SHEET 2
S278/38/04	B	FOOTWAY / CYCLEWAY TYPE 1 & 2
S278/38/05	C	FOOTWAY / CYCLEWAY TYPE 3 & 4
S278/38/07	C	FOOTWAY CROSSOVER TYPE 1 - RESIDENTIAL
S278/38/10	A	PREFERRED ARRANGEMENT OF SERVICES
S278/38/11	B	DRAINAGE - GULLY A PRE-CAST CONCRETE
S278/38/16	D	STREET FURNITURE - RAMP FEATURE
S278/38/18	A	STREET FURNITURE - TACTILE CROSSING
S278/38/20	B	CARRIAGEWAY - TIE-IN OPTIONS
S278/38/21	E	CARRIAGEWAY - FLEXIBLE SPECIFICATION

SCHEDULE OF S38 SUPPORTING DRAWINGS		
NUMBER	REV	TITLE
14719-3000	C2	ROAD AND SEWER LONGSECTIONS (SHEET 1)
14719-3001	C2	ROAD AND SEWER LONGSECTIONS (SHEET 2)
14719-3002	C3	ROAD AND SEWER LONGSECTIONS (SHEET 3)
14719-3003	C2	ROAD AND SEWER LONGSECTIONS (SHEET 4)
14719-3104	C2	HIGHWAY GEOMETRY & ALIGNMENT PLAN (SHEET 1)
14719-3105	C1	HIGHWAY GEOMETRY & ALIGNMENT PLAN (SHEET 2)
14719-3106	C3	HIGHWAY GEOMETRY & ALIGNMENT PLAN (SHEET 3)
14719-3150	C4	HIGHWAYS CONSTRUCTION DETAILS (SHEET 1)
14719-3151	C4	HIGHWAYS CONSTRUCTION DETAILS (SHEET 2)
14719-3152	C3	HIGHWAYS CONSTRUCTION DETAILS (SHEET 3)
14719-3153	C2	HIGHWAYS CONSTRUCTION DETAILS (SHEET 4)
14719-3200	C2	MAIN DRAINAGE GENERAL ARRANGEMENT
14719-3206	C2	SURFACE WATER CATCHMENT PLAN - HIGHWAYS
14719-3304	C1	SURFACE FINISHES - HIGHWAYS (SHEET 1)
14719-3305	C1	SURFACE FINISHES - HIGHWAYS (SHEET 2)
14719-3306	C3	SURFACE FINISHES - HIGHWAYS (SHEET 3)
14719-3307	C2	SURFACE FINISHES - HIGHWAYS (SHEET 4)
14719-3320	C6	STREET LIGHTING PLAN
14719-3702	C2	S278 AGREEMENT PLAN
14719-3103	C1	SITE ENTRANCE
162431-SK02	-	SITE LOCATION PLAN - HIGHWAYS
14719-002	C1	VERTICAL CLEARANCE SECTION

ADDITIONAL NOTES

1. NO WORKS SHALL COMMENCE WITHIN THE EXISTING PUBLIC HIGHWAY UNTIL THE AGREEMENT IS SIGNED.
2. NO WORKS SHALL COMMENCE WITHIN THE EXISTING PUBLIC HIGHWAY UNTIL THE TRAFFIC MANAGEMENT SCHEME HAS BEEN APPROVED IN WRITING.
3. ANY SOFT SPOTS WITHIN THE PROPOSED HIGHWAY SHALL BE DUG OUT AND THE VOID BACKFILLED IN LAYERS UP TO FORMATION LEVEL WITH SELECTED GRANULAR MATERIAL AS DIRECTED AND TO THE SATISFACTION OF THE HIGHWAYS INSPECTOR.
4. ALL FILL MATERIAL UP TO FOUNDATION LEVEL OF THE PROPOSED HIGHWAYS TO BE APPROVED AND COMPACTED IN LAYERS AS DIRECTED AND TO THE SATISFACTION OF THE HIGHWAYS INSPECTOR.
5. ANY DAMAGE CAUSED TO THE EXISTING HIGHWAY DURING THE COURSE OF THE WORKS TO BE REPAIRED AS DIRECTED AND TO THE SATISFACTION OF THE HIGHWAYS INSPECTOR AND /OR AREA ENGINEER.
6. CONTINUITY OF ACCESS TO OCCUPIED AREAS TO BE MAINTAINED TO SATISFACTION OF HIGHWAYS INSPECTOR, AREA OFFICE ENGINEER AND /OR LOCAL AUTHORITY.
7. NO PRIVATE SURFACE WATER RUNOFF SHALL BE PERMITTED TO DISCHARGE ONTO THE HIGHWAY OR VICE VERSA. CUT-OFF DRAINS, CHANNELS AND/OR GULLIES SHALL BE USED TO INTERCEPT ANY CONFLICTING WATER.
8. ANY EXISTING TREES TO BE REMOVED WITHIN/ADJACENT TO THE PROPOSED HIGHWAY SHALL HAVE THEIR ROOTS GRUBBED UP AND LOOSE SOIL REMOVED AND BACKFILLED IN LAYERS UP TO FORMATION LEVEL WITH SELECTED MATERIAL AS DIRECTED AND TO THE SATISFACTION OF THE HIGHWAYS INSPECTOR.
9. ANY NEW TREES WITHIN 3.0m OF THE PROPOSED HIGHWAY SHALL HAVE THEIR ROOTS RESTRAINED BY ROOT BARRIERS AS DIRECTED AND TO THE SATISFACTION OF THE HIGHWAYS INSPECTOR.
10. ANY ABANDONED /REDUNDANT PIPES AND CHAMBERS THAT FALL WITHIN THE PROPOSED HIGHWAY SHALL BE GRUBBED UP AND THE VOID BACKFILLED IN LAYERS UP TO FORMATION LEVEL OF THE CARRIAGEWAY WITH SELECTED GRANULAR MATERIAL OR PERMANENTLY FILLED WITH CONCRETE (OR SIMILAR FILLER).
11. ALL REDUNDANT CONNECTIONS IN EXISTING MANHOLES /CHAMBERS SHALL BE SEALED AND THE BENCHING MADE GOOD AS DIRECTED AND TO THE SATISFACTION OF THE HIGHWAYS INSPECTOR AND/OR UTILITY COMPANY INVOLVED.
12. ANY EXISTING LIVE DRAINS, SEWERS, DUCTS, CABLES, ETC. THAT WILL PASS UNDER THE PROPOSED HIGHWAY SHALL BE SURVEYED, PROBED, TRACED, RODDED, JETTED, CCTV'D, ETC. TO ASCERTAIN THEIR STRUCTURAL CONDITION AND SUITABILITY TO FALL WITHIN THE NEW HIGHWAY. IF DEEMED NECESSARY, SPECIAL PROTECTION AND /OR REPLACEMENT MAY BE REQUIRED AS DIRECTED AND TO THE SATISFACTION OF THE HIGHWAYS INSPECTOR, AREA ENGINEER AND/OR UTILITY COMPANY INVOLVED.
13. ANY EXISTING LIVE MANHOLES, CHAMBERS, BOXES, ETC. THAT WILL BE LOCATED WITHIN THE PROPOSED HIGHWAY SHALL BE SURVEYED TO ASCERTAIN THEIR STRUCTURAL CONDITION AND SUITABILITY TO FALL WITHIN THE NEW HIGHWAY IF DEEMED NECESSARY. SPECIAL PROTECTION AND/OR REPLACEMENT MAY BE REQUIRED AS DIRECTED AND TO THE SATISFACTION OF THE HIGHWAYS INSPECTOR, AREA ENGINEER AND/OR UTILITY COMPANY INVOLVED.

14. DEVELOPER/CONTRACTOR TO PROVIDE SUITABLE AND EFFECTIVE WHEEL WASHING FACILITIES TO PREVENT MUD FROM BEING CONVEYED ONTO THE PUBLIC HIGHWAY AND TO PROVIDE THE MEANS TO CLEAN THE HIGHWAY TO THE SATISFACTION OF THE HIGHWAYS INSPECTOR, AREA ENGINEER AND/OR LOCAL AUTHORITY.
15. NO CONCRETE TO BE POURED OR LAID IN TEMPERATURES BELOW 2°C ON A FALLING MAX/MIN THERMOMETER (TO BE PROVIDED BY THE CONTRACTOR AND DISPLAYED IN A POSITION AGREED BY THE HIGHWAYS INSPECTOR).
16. ALL ROAD SIGNS AND MARKINGS TO COMPLY WITH THE TRAFFIC SIGNS MANUAL.
17. ALL ROAD MARKINGS TO BE THERMOPLASTIC.
18. CONTRACTOR TO COMPLY WITH CHAPTER 8 OF THE TRAFFIC SIGNS MANUAL 2009.
19. TACTILE PAVING TO COMPLY WITH THE GUIDANCE ON THE USE OF THE TACTILE PAVING SURFACES 1998. TACTILE PEDESTRIAN CROSSINGS TO GIVE A 6mm (MAXIMUM) UPSTAND(NOT FLUSH). THE ACTUAL LAYOUT OF TACTILE PAVING TO BE AGREED ON SITE WITH THE HIGHWAYS INSPECTOR PRIOR TO LAYING SLABS.
20. REFER TO WSCC S278/38 HIGHWAY AGREEMENT STANDARD DETAILS DRAWINGS 01-022 AND REVISION THEREOF.
21. ALL ADOPTABLE HIGHWAY WORKS TO BE CARRIED OUT IN ACCORDANCE WITH THE DFT SPECIFICATION FOR HIGHWAY WORKS OR AS AMENDED BY WEST SUSSEX COUNTY COUNCIL S278/38 STANDARD DETAILS - BOTH AVAILABLE ON THE WSCC WEBSITE.
22. HIGHWAY INSPECTOR TO APPROVE ALL KERB AND / OR EDGING LINE AND LEVEL ON SITE WITH MAIN CONTRACTOR AT A PRE-START MEETING PRIOR TO INSTALLMENT. THE HIGHWAY INSPECTOR WILL DIRECT THE CONTRACTOR ACCORDINGLY TO ACHIEVE A SATISFACTORY FINISH WHICH MAY DEViate FROM THE TECHNICALLY APPROVED DETAILED DRAWINGS. THE CONTRACTOR WILL RECORD ALL VARIANCES FOR THE AS BUILT DRAWINGS ISSUE.
23. THIS DRAWING TO BE READ IN CONJUNCTION WITH OTHERS IN ARDENT DRAWING SERIES LISTED IN SCHEDULE ON THIS PLAN.

REFER TO WSCC S278/38 HIGHWAY AGREEMENT STANDARD DETAILS DRAWINGS

FOR DETAILED LIGHTING PLAN AND LIGHTING SPECIFICATIONS REFER TO DRAWING MMA14056/001 R8 STREET LIGHTING DESIGN BY MMA LIGHTING CONSULTANCY, DATED 11.07.18