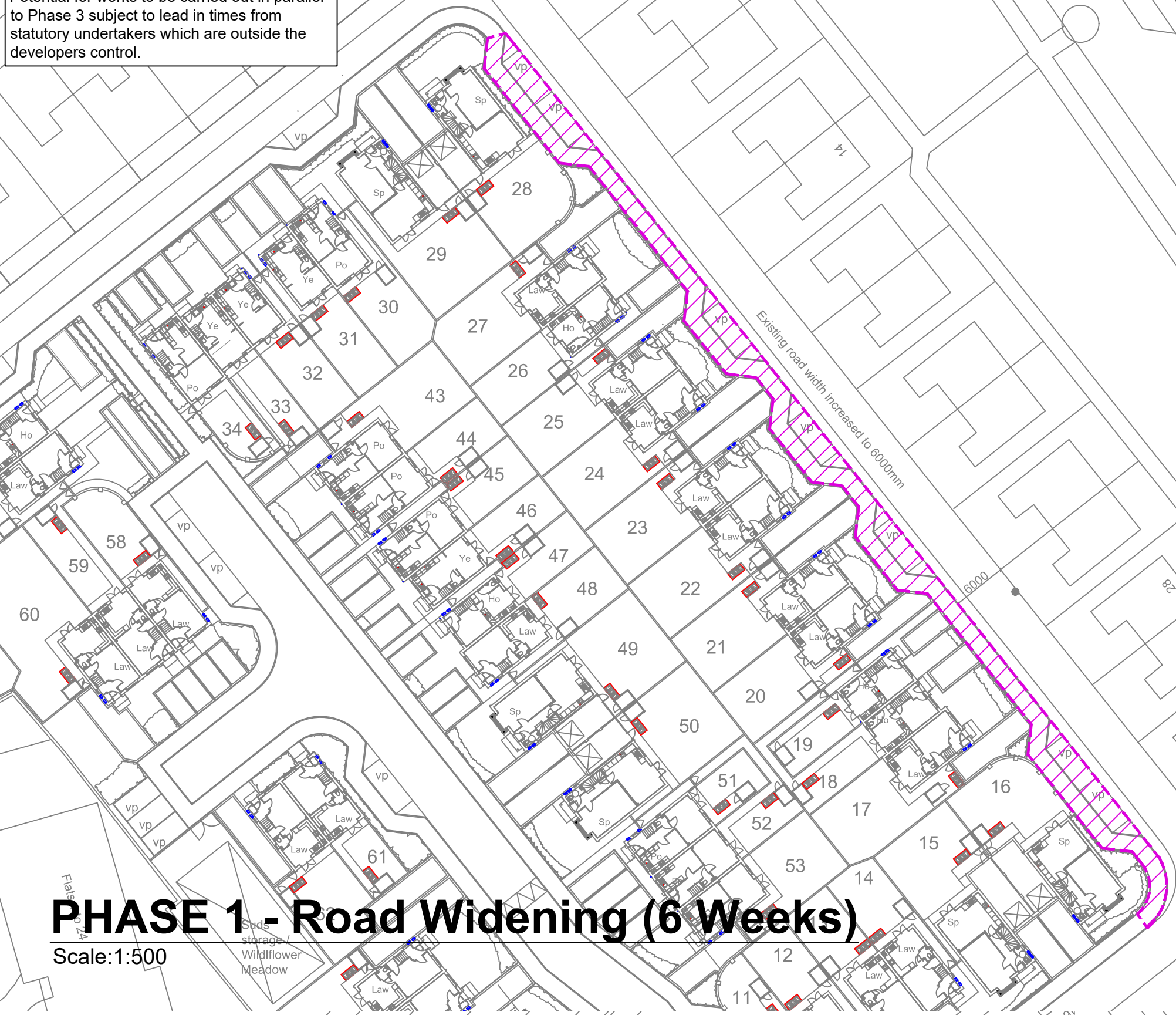


Phase 1 Works

Construction of new highways and the installation of new services as required.

Road to remain open as per normal and all works to take place within the boundary of the site.

Potential for works to be carried out in parallel to Phase 3 subject to lead in times from statutory undertakers which are outside the developers control.



PHASE 1 - Road Widening (6 Weeks)
Scale:1:500

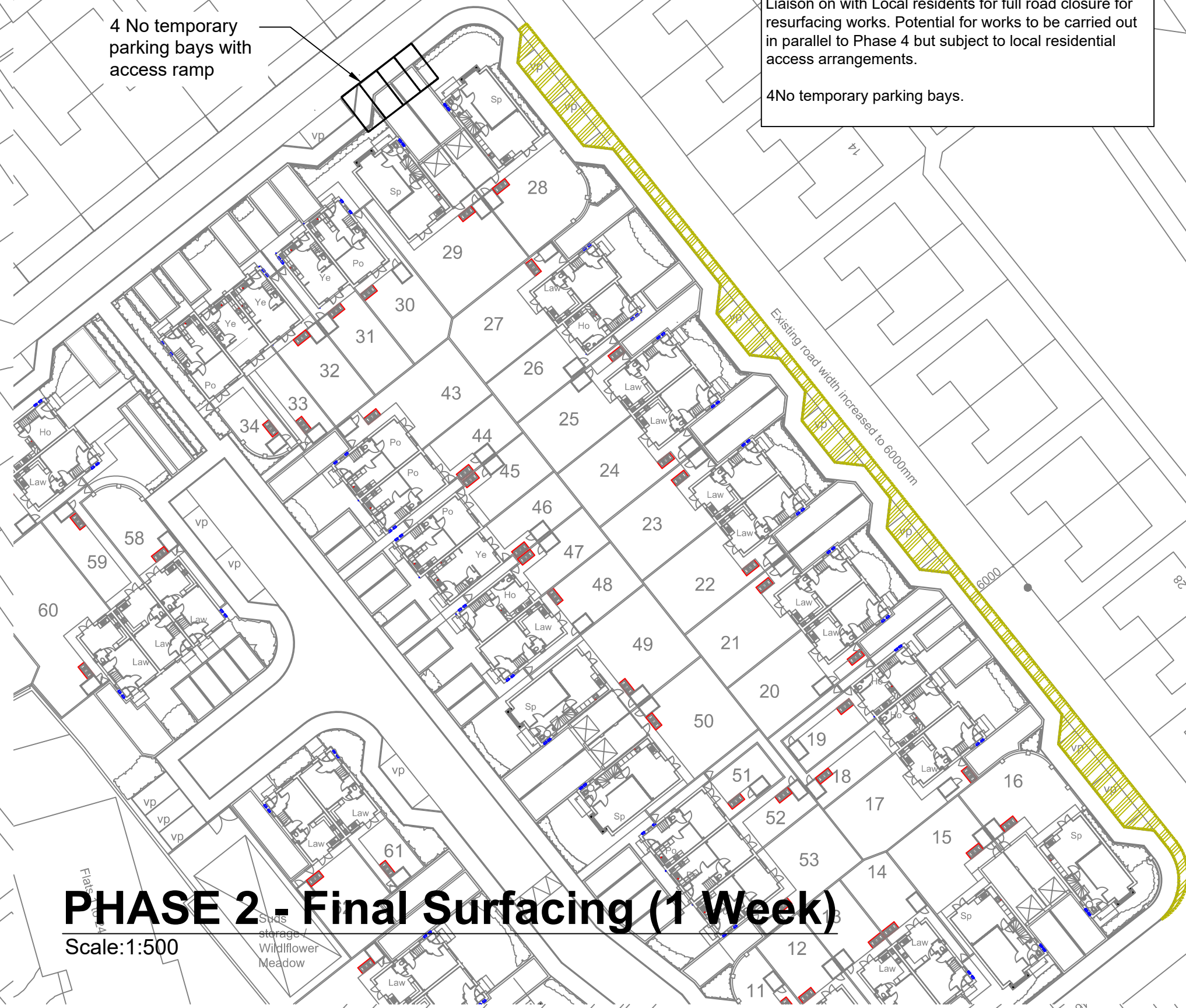
Phase 2 Works (Potentially not Sequential)

Road to be partially closed to enable final re-surfacing and white lining operations to take place.

Road to remain partially closed (as highlighted on the attached plan) for extended periods but pedestrian access is to be maintained for residents at all times.

Liaison on with Local residents for full road closure for resurfacing works. Potential for works to be carried out in parallel to Phase 4 but subject to local residential access arrangements.

4No temporary parking bays.



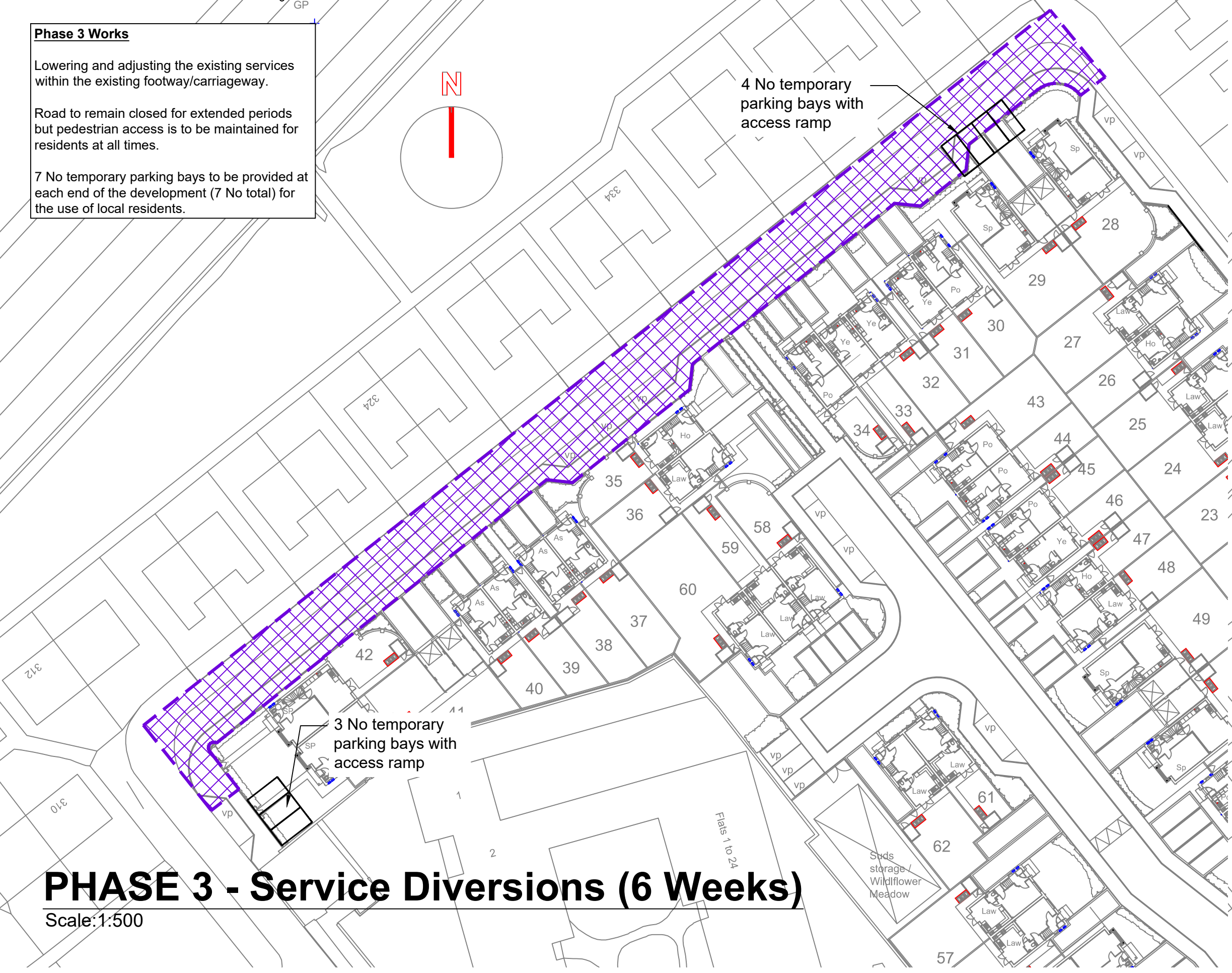
PHASE 2 - Final Surfacing (1 Week)
Scale:1:500

Phase 3 Works

Lowering and adjusting the existing services within the existing footway/carriageway.

Road to remain closed for extended periods but pedestrian access is to be maintained for residents at all times.

7 No temporary parking bays to be provided at each end of the development (7 No total) for the use of local residents.

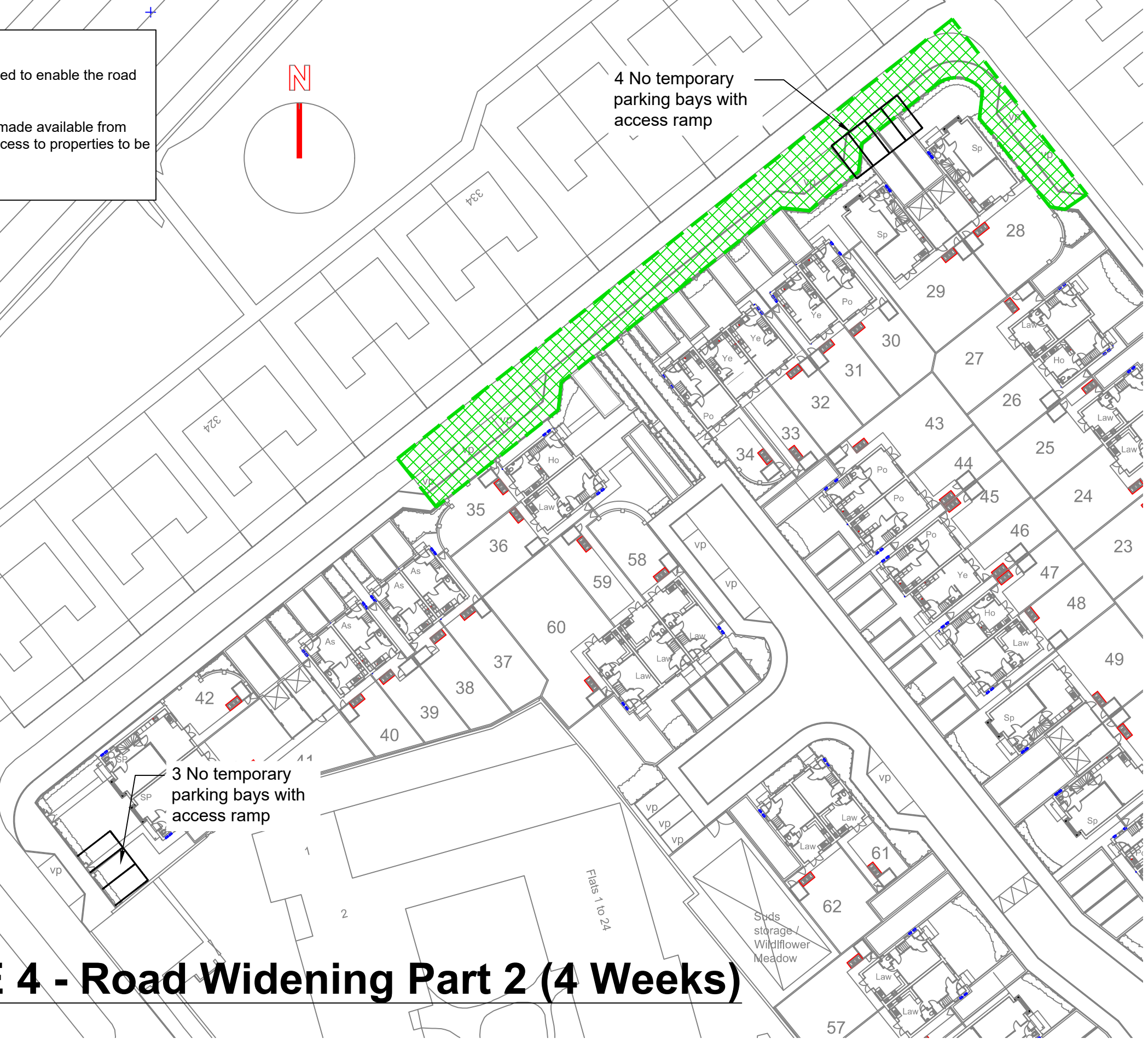


PHASE 3 - Service Diversions (6 Weeks)
Scale:1:500

Phase 4 Works

Road to be partially closed to enable the road to be widened.

Vehicular access to be made available from one end - Pedestrian access to properties to be maintained at all times.



PHASE 4 - Road Widening Part 2 (4 Weeks)
Scale:1:500

FIGURED DIMENSIONS TO BE USED IN PREFERENCE TO SCALE.

ALL DIMENSIONS MUST BE OBTAINED FROM OR CHECKED ON SITE.

ENSURE THIS DRAWING IS THE LATEST REVISION.

ANY DISCREPANCIES MUST BE REPORTED TO THE ARCHITECT IMMEDIATELY.

NOTES ON PHASING

WORKS ARE SUBJECT TO CHANGE AND ARE RELIANT ON THIRD PARTIES (SUCH AS STATUTORY UNDERTAKERS).

EACH PHASE SHOWS A TYPICAL TIMESCALE AND IS NOT NECESSARILY SEQUENTIAL IN NATURE DUE TO UNFORESEEN CIRCUMSTANCES SUCH AS WEATHER / PROCUREMENT ISSUES OR UNFORESEEN CIRCUMSTANCES.

WHERE POSSIBLE, ALTERNATIVE ARRANGEMENTS WITH THE TENANTS WILL BE MADE AVAILABLE TO ACHIEVE AN EARLIER FINISH.

WORKS ARE DUE TO START SUBJECT TO THE FOLLOWING:

- STC HIGHWAYS SIGNING A SECTION 278 AGREEMENT
- STATUTORY UNDERTAKERS' LEAD IN AND PROCUREMENT
- UNFORESEEN CIRCUMSTANCES SUCH AS;
 - UNUSUAL GROUND CONDITIONS
 - PROCUREMENT ISSUES RELATING TO THE WIDER ECONOMY
 - NATIONAL AND/OR LOCAL RESTRICTIONS AS A RESULT OF THE COVID-19 PANDEMIC

REV. P3	PHASING REVISED FOLLOWING SITE MEETING WITH LA (20/08/2021) C. LEACH
REV. P2	PLANNING COMMENTS (14/04/2021) D. ANDERSON
REV. P1	PRELIMINARY ISSUE (28/01/2021) D. ANDERSON

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PROJECT
FARDING SQUARE

SUBJECT
S278 PHASING DRAWING

DRAWN BY D. ANDERSON		TELEPHONE No. +44 191 525 5000	
CHECKED BY D. ANDERSON		APPROVED BY D. ANDERSON	
DATE 14.04.2021	SCALE 1:500		SHEET SIZE A1

DRAWING NO. ENG-069-2650	REVISION P3
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