Only PDF (DWF, Image of the drawing are restricted. All other formats (eg Civil / AutoCAD FILES) are UN-controlled and are used at your own risk.

GENERAL NOTES

A. EXISTING SERVICES
THE LOCATIONS OF EXISTING SERVICES SHOWN ON THE DRAWINGS HAVE BEEN PREPARED AS PART OF A SEC AND MUST THEREFORE BE REACTIVE. THE CONTRACTOR SHALL CARRY OUT HIS OWN INVESTIGATIONS AS PART OF HIS DESIGN DUTIES AND IS TO REPORT TO THE ENGINEER ANY DISCREPANCIES BETWEEN THE DRAWINGS AND THE SITUATION ON SITE. ANY DISCREPANCIES WHICH ARE NOTIFIED TO THE ENGINEER PRIOR TO COMPLETION OF TENDER IT IS ASSUMED THAT COSTS OVER AND CONTRACTOR ARE IN FULL KNOWLEDGE OF THE SITUATION AND NO ADDITIONAL COSTS WILL BE ALLOWED.

B. TRIAL PITTING
THE CONTRACTOR IS TO USED TO PREPARE THE ENGINEERING DESIGN AND CONSTRUCTION DRAWINGS. THE CONTRACTOR SHALL ALLOW FOR ALL COSTS IN RESPECT OF UTILITIES RECORDS, AND SPECIALIST DESIGN TEAMS. THE ENGINEERING DESIGN TEAM SHALL ALLOW FOR ALL COSTS IN RESPECT OF TRIAL PITTING AND ANY OTHER INFORMATION PRIOR TO COMMENCING WORK. QUEENSBERRY DESIGN LTD ACCEPT NO RESPONSIBILITY FOR ANY ERRORS OR OMISSIONS IN THE CONTRACT DOCUMENTS.

C. HOUSE TYPE WORKING DRAWINGS
ARE TO BE USED IN CONJUNCTION WITH THE ENGINEERING DRAWINGS AND SPECIFICATION.

D. SERVICES
DRAINAGE, STREET WORKS, ELECTRICITY, GAS, WATER, TELEPHONE, CABLE TV AND ALL RELEVANT UTILITIES SHALL BE PROVIDED TO THE SATISFACTION OF THE APPROPRIATE AUTHORITY.

E. SETTING OUT
ALL SETTING OUT SHALL BE CARRIED OUT BY A QUALIFIED SURVEYOR AND SHALL BE DONE IN IMPERIAL AND SHALL BE SUBJECT TO APPROVAL.

F. LAND DRAINAGE
IS NOT PERMITTED TO DISCHARGE INTO THE PUBLIC SEWER SYSTEM. ALL LAND DRAINAGE SHALL BE DISPOSED OF BY SOAKAWAY OR OTHER APPROVED METHOD.

G. ROADWORKS
ALL ROADWORKS AND LANDSCAPED ZONES CONSTRUCTION AND COMPLETION, REQUIRED, THEY SHOULD BE APPOINTED PRIOR TO PLOT COMPLETION.

H. CONSTRUCTION
ALL ROADWORKS AND LANDSCAPED ZONES CONSTRUCTION AND COMPLETION, REQUIRED, THEY SHOULD BE APPOINTED PRIOR TO PLOT COMPLETION.

I. SETTING OUT
ALL SETTING OUT SHALL BE CARRIED OUT BY A QUALIFIED SURVEYOR AND SHALL BE DONE IN IMPERIAL AND SHALL BE SUBJECT TO APPROVAL.

J. SETTING OUT
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K. SETTING OUT
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L. SETTING OUT
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M. SETTING OUT
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P. SETTING OUT
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Q. SETTING OUT
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S. SETTING OUT
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T. SETTING OUT
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U. SETTING OUT
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V. SETTING OUT
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W. SETTING OUT
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X. SETTING OUT
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Y. SETTING OUT
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Z. SETTING OUT
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C	01.05.26	Updated to S104 comments	JP	AL	
B	17.04.26	Updated to suit latest layout, SD's 1, 3, 4, 12, 14, 15 & 19	AM	AL	
A	07.04.26	Updated to reflect amended scope.	AM	AL	
Rev	Date	Description	Drawn	Checked	

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QUEENSBERRY DESIGN
CIVIL & STRUCTURAL ENGINEERS
GEOTECHNICAL CONSULTANTS
ALTHAM HOUSE, ALTHAM BUSINESS PARK, ALTHAM, BB5 5TW
NORTHGATE 3 TOWNHOUSE OFFICE, NORTHGATE, BLACKBURN, BB1 2GX
T: 01254 662821
www.queensberrydesign.co.uk

Client: MILLER HOMES

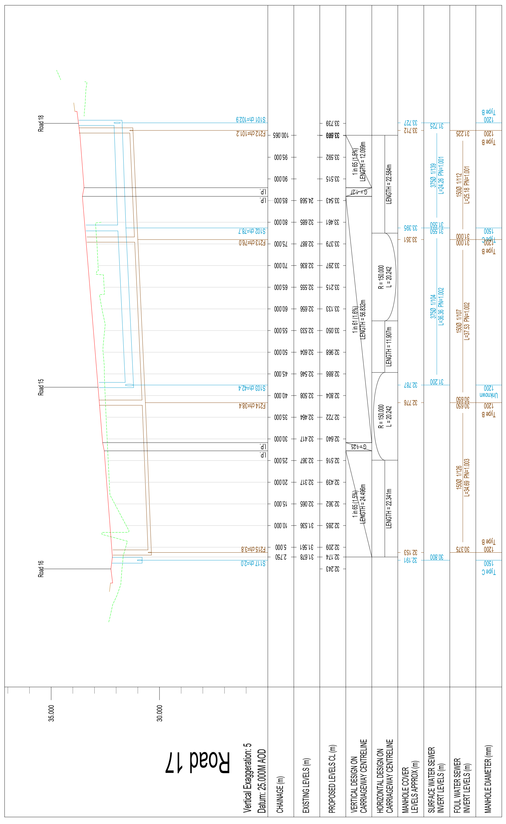
Project: SOUTH TYNESIDE COLLEGE

Title: LONGSECTIONS SHEET 3

Drawn	Checked	Date
AL	AL	MARCH 2026

Drawing Number: QD2438-05-03

Issue: PRELIMINARY

Scale: 1:500/1:100 - A0

Revision: C