

DATED

9 AUGUST

2023

SUFFOLK COUNTY COUNCIL (1)

- and -

SANSOVINO DEVELOPMENTS LIMITED (2)

- and -

PRESCOT BUSINESS PARK LIMITED (3)

- and -

THE RIGHT HONOURABLE EDWARD (4)  
RICHARD WILLIAM EARL OF DERBY

#### AGREEMENT

made pursuant to Sections 278 and 38 of the Highways Act 1980  
and any other enabling power relating to  
the development of land at Hatchfield Farm, Newmarket, Suffolk

Nigel Inniss  
Head of Legal Services  
Suffolk County Council  
8 Russell Road Ipswich  
Suffolk IP1 2BX

Ref: 71716/JL

**SECTION 278 AGREEMENT  
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THIS AGREEMENT is made the 9<sup>th</sup> day of AUGUST 2023  
BETWEEN the following parties :-

- (1) SUFFOLK COUNTY COUNCIL of Endeavour House 8 Russell Road Ipswich Suffolk IP1 2BX ("the County Council");
- (2) SANSOVINO DEVELOPMENTS LIMITED (company number 11886795) of Carlyle House, 78 Chorley New Road, Bolton, BL1 4BY ("the Developer");
- (3) PRESCOT BUSINESS PARK LIMITED (company number 07345546) of Carlyle House, 78 Chorley New Road, Bolton, BL1 4BY ("the First Mortgagee"); and
- (4) THE RIGHT HONOURABLE EDWARD RICHARD WILLIAM EARL OF DERBY of Knowsley Hall, Prescott, L34 4AG ("the Second Mortgagee").

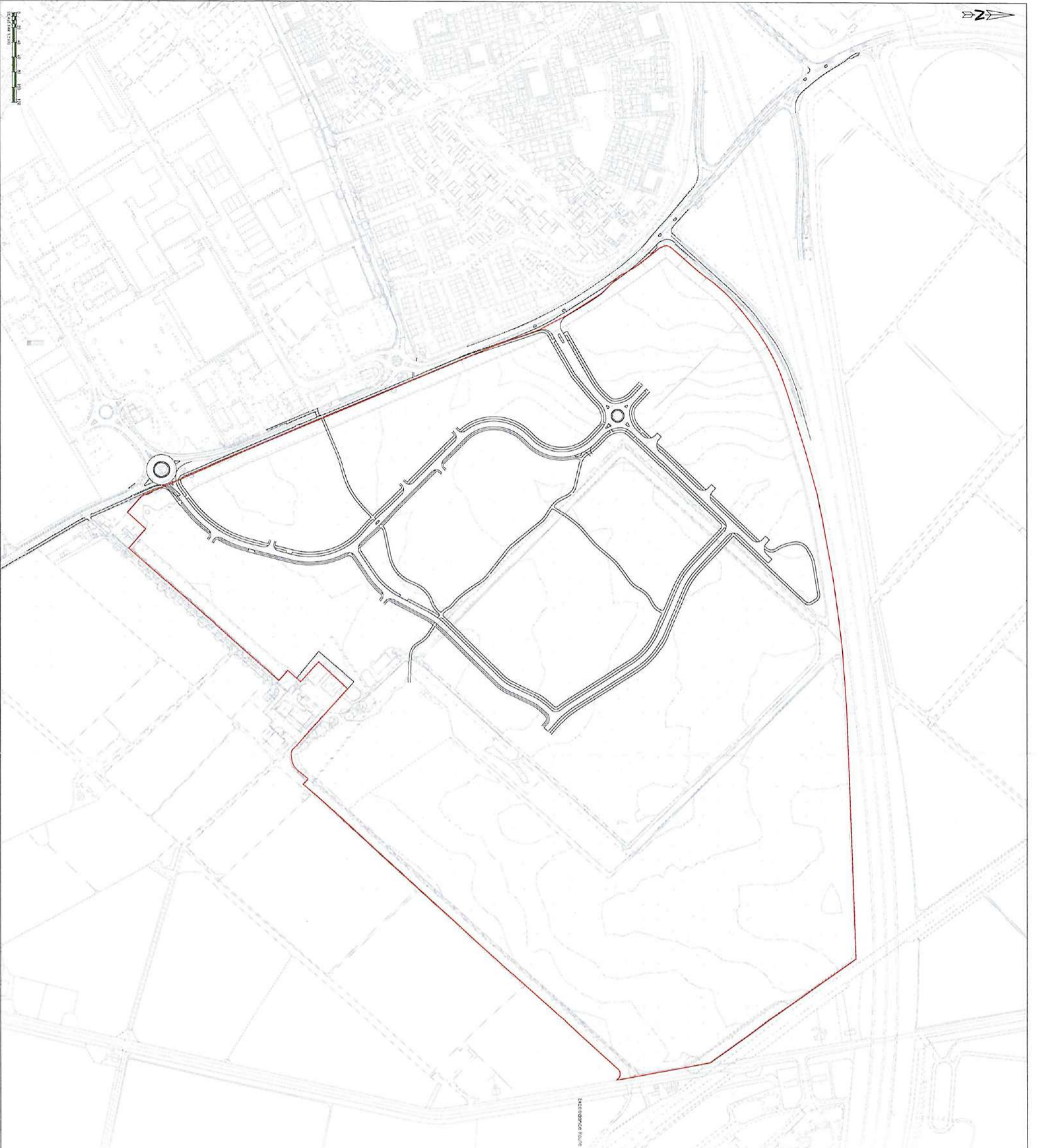
#### RECITALS AND DEFINITIONS

(A) In this Agreement unless the context otherwise requires the following words shall have the following meanings :-

"1980 Act"	Means the Highways Act 1980 (as amended)
"Approved Contractor"	Means the contractor(s) approved by the County Council for carrying out the Highway Works of the value and complexity proposed
"Approved Sub-Contractor"	Means the sub-contractor(s) approved by the County Council for carrying out the Highway Works of the value and complexity proposed
"CDM Regulations"	Means the Construction (Design and Management) Regulations 2015 (SI 2015/51)
"Certificate of Final Completion"	Means any of the certificates referred to in paragraph 15.3 of Schedule I
"Certificate of Substantial Completion"	Means any of the certificates referred to in paragraph 14.2 of Schedule I

“Committed Sums”	Means the sum of £177,490.79 (One hundred and seventy-seven thousand, four hundred and ninety pounds and seventy-nine pence) which is calculated, as set out in paragraph 18.1 on Schedule I towards the cost of the County Council's future maintenance liability of the Highway Works
“Contract”	Means the contract or contracts in respect of each and all of the Highway Works
“Contractor”	Means the contractor or contractors who have been awarded the Contract to execute the Highway Works. For the avoidance of doubt the aforementioned definition does not include any subcontractor
“Development”	Means the development to be carried out pursuant to the Permission
“Director”	Means the County Council's Executive Director of Growth, Highways and Infrastructure or other officers of the County Council acting under his hand
“Highway Works”	Means the works collectively or individually as the context requires which are set out in Schedule II of this Agreement and shown in the Works Drawings
“Mortgagees”	means both the First Mortgagee and the Second Mortgagee
“Performance Cash Deposit”	Means the cash deposit for all of the Highway Works being the Performance Figure such cash deposit to be held by the County Council should the Developer default in the execution of its obligations to carry out the Highway Works and to maintain the same in accordance with the provisions of this Agreement then the County Council will apply the Performance Cash Deposit to the necessary works in satisfaction thereof (subject to the provisions hereinafter contained) to carry out the Highway Works and maintain the same as aforesaid.
“Performance	Means the sum of £462,000 (Four hundred and sixty-two thousand pounds) being the Tender Sum plus 10 per cent in

Figure"	respect of the Highway Works and as set out in each of the Contracts
"Permission"	Means the planning permission granted on appeal and dated 12 March 2020 with reference number APP/H3510/V/14/2222871 in respect of the Site together with any modification of it
"Road Safety Audit"	Means the evaluation of each and all of the Highway Works during design and at the end of construction to identify potential road safety problems that may affect any users of the highway and to suggest measures to eliminate or mitigate those problems in accordance with Department for Transport standards or by the County Council as agreed by the Director
"Site"	Means land situated at Hatchfield Farm, Newmarket Suffolk shown edged red for identification only on the attached plan no ST-3031-130
"Specification"	The County Council's "Specification for Estate Roads" dated May 2007 (or later amendment current at the date of this Agreement) so far as this is consistent with the Works Drawings and description in Schedule II (subject to any variations agreed in writing by the Director)
"Sub-contractor"	Means the sub-contractor(s) working for the Contractor(s) who have been contracted to execute the Highway Works
"Substantial Completion"	Means complete to the reasonable satisfaction of the Director and so that the Highway Works can be used for the purpose and operate in the manner for which they were designed
"Technical Standards"	Means the standards necessary to ensure complete conformity with all UK primary and secondary legislation (including by-laws) all guidance standards and codes of practice issued by the Department for Transport the County Council statutory undertakers and relevant professional institutes the Road Safety Audit and formal instructions issued by the Director from time to time during the design and implementation of the Highway Works and for the avoidance



*A. Nelson-Miller*

*Robert Smith*

*John*



Proposed Development at Hatfield Farm, Newmarket  
Phase 1 On-site Works

Site Location Plan

Project No.	ST-2021	Scale	1:50
Date	12/20/21	Drawn	TJM
Client	12500@A1	Checked	NJM
		Approved	LH

**stomor**  
CIVIL ENGINEERING CONSULTANTS  
Scale: As Shown  
Plotting Date: 21.07.21  
www.stomor.com | 01428 815031 | info@stomor.com

of doubt this shall include the Traffic Signs Regulations and General Directions 2016 and BS5489 in relation to the design of any street lighting

“Tender Sum” Means the sum of £420000 (Forty hundred and twenty thousand pounds) (including the costs associated with statutory undertakers work and traffic management) agreed by the Director for carrying out the Contract by the Contractor

“Works Drawings” Means the attached drawings bearing the numbers referred to in Schedule III or any subsequent revision of them which has been approved or requested by the Director and which relate to the Highway Works

(B) In this Agreement unless the context otherwise requires :-

- (i) Words importing the singular meaning where the context so admits include the plural meaning and vice versa; and
- (ii) Words of the masculine gender include the feminine and neuter genders and words denoting actual persons include companies, corporations and firms and all such words shall be construed interchangeably in that manner; and
- (iii) “party” or “parties” means a party or parties to this Agreement; and
- (iv) references to any party shall include the successors in title and assigns of that party; and in the case of the County Council the successors to its statutory functions; and
- (v) where a party includes more than one person any obligations of that party can be enforced against all of them jointly and severally unless there is an express provision otherwise; and
- (vi) the headings and contents list in this Agreement shall not form part of or affect its construction; and
- (vii) references to clauses schedules and paragraphs are references to clauses in and schedules to this Agreement and paragraphs in schedules to this Agreement; and



- (viii) where a party or any officer or employee is required to give its consent approval or agreement to any specific provision in this Agreement such consent approval or agreement shall not be unreasonably withheld or delayed; and
  - (ix) any mention herein of any act or of any section regulation or statutory instrument shall be deemed to refer to the same source as at any time amended and where such act section regulation or statutory instrument has been replaced consolidated or re-enacted with or without amendment such mention shall be deemed to refer to the relevant provision of the updating consolidating or re-enacting act or section or regulation or statutory instrument
- (C) The County Council is the highway authority (except for trunk roads) for the purposes of the 1980 Act for the area within which the Site is situated and the Highway Works will be carried out
- (D) The Developer has the benefit of the Permission
- (E) The Developer is the registered proprietor with title absolute of the Site registered at the Land Registry under Title Number SK394724
- (F) The First Mortgagee has a registered charge dated 24 May 2019 over the Site
- (G) The Second Mortgagee has a registered charge dated 24 May 2019 over the Site
- (H) The Developer wishes to dedicate as public highway that part of the Site upon which the Highway Works are to be constructed which does not currently form part of the public highway and the County Council agrees to accept such dedication and adopt that part of the Site and the Highway Works as highway maintainable at public expense on the terms and conditions hereinafter contained
- (I) Having regard to the development plan and other material considerations the County Council considers it expedient in the interests of the proper planning of their area that the Highway Works need to be carried out to facilitate the Development and that entering into this Agreement will be of benefit to the public

NOW THIS DEED WITNESSES as follows:-

## 1 LEGAL EFFECT

- 1.1. This Agreement and the covenants that appear hereinafter are made pursuant to Sections 38 72 and 278 of the 1980 Act Section 111 of the Local Government Act 1972 and Section 1 of the Localism Act 2011 and all other enabling powers to the intent that the provisions of this Agreement shall bind the Site and the parties hereto and all persons deriving title through or under them
- 1.2. This Agreement is a Deed. Any financial default under this Agreement will be registered as a Local Land Charge under section 278(5)(c) of the 1980 Act
- 1.3. No waiver (whether express or implied) by the County Council of any breach or default by the Developer in the performance or observance of any of the covenants, terms or obligations in this Agreement shall constitute a continuing waiver and no such waiver shall prevent the County Council from enforcing any of the covenants, terms or obligations or from acting upon any subsequent breach or default in respect thereof
- 1.4. Any provision of this Agreement which is or may be unlawful void or unenforceable shall to the extent of such unlawfulness invalidity or unenforceability be deemed severable and shall not affect any other provision of this Agreement
- 1.5. This Agreement is governed by and interpreted in accordance with English law and shall be determined in the Courts of England

## 2 NOTICES

- 2.1. Any notices or other written communication to be served or given by one party upon or to any other party under the terms of this Agreement shall be deemed to have been validly served or given if delivered by hand or sent by recorded delivery post or sent by the DX service to the party upon whom it is to be served or to whom it is to be given or as otherwise notified for the purpose by notice in writing provided that the notice or other written communication is addressed and delivered by hand or by recorded delivery post or by the DX service to the address of the party concerned as nominated in sub-clause 2.2. below

2.2. The address for any notice or other written communication in the case of each party to this Agreement shall be as follows:-

The County Council	Suffolk County Council Endeavour House 8 Russell Road Ipswich IP1 2BX marked for the attention of the Assistant Director of Governance, Legal and Assurance (or where the context requires the Executive Director of Growth, Highways and Infrastructure, Endeavour House 8 Russell Road Ipswich IP1 2BX)
The Developer	marked for the attention of Richard Gee, Carlyle House, 78 Chorley New Road, Bolton, BL1 4BY
The First Mortgagee	marked for the attention of Michael James, Carlyle House, 78 Chorley New Road, Bolton, BL1 4BY
The Second Mortgagee	marked for the attention of the Right Honourable Edward Richard William Earl of Derby at Knowsley Hall, Prescott, Merseyside L34 4AG

2.3. Any notice or other written communication to be given by the County Council shall be deemed to be valid and effective if on its face it is signed on behalf of the County Council by a duly authorised officer

### 3 GENERAL

3.1. All works and activities to be carried out under the terms of this Agreement (including for the avoidance of doubt such works as are of a preparatory ancillary or of a maintenance nature) are (save where expressly provided otherwise) to be at the sole expense of the Developer and at no cost to the County Council

3.2. All consideration given and payments made in accordance with the provisions of this Agreement shall be exclusive of any VAT properly payable in respect thereof and in the event of VAT becoming chargeable at any time in respect of any supply made in accordance

with the terms of this Agreement then to the extent that VAT had not previously been charged in respect of that supply the person making the supply shall raise a VAT invoice to the person to whom the supply was made and the VAT shall be paid accordingly

- 3.3. The County Council and their respectively duly authorised officers and agents may enter upon the land on which the Highway Works are being carried out at any reasonable time to ascertain whether the terms of the Agreement are being or have been complied with

#### 4 ARBITRATION

- 4.1. Any dispute or difference arising between the parties as a result of this Agreement may be referred to the arbitration of a single arbitrator to be agreed upon between the parties or failing agreement within fourteen days after either of the parties has given to the other a written request requiring the appointment of an arbitrator to a person to be appointed at the request of either of the parties by the President for the time being of The Institution of Civil Engineers
- 4.2. Any reference to arbitration shall be undertaken in accordance with and subject to the provisions of the Arbitration Act 1996 save as follows:-
- (a) the seat of the arbitration shall be at the County Council's offices in Ipswich Suffolk
  - (b) where appropriate the arbitrator may consolidate arbitral proceedings
  - (c) with the parties' agreement the arbitrator may appoint experts or legal advisers
- 4.3 A party wishing to refer any such dispute or difference to arbitration shall notify the other party in writing of such intention without delay
- 4.4 The arbitrator shall act as a referee and not as an expert except in any case where the parties to a dispute or difference agree on the arbitrator when such parties may also agree that such arbitrator shall act as an expert

4.5 Subject to Sections 67 68 and 69 of the Arbitration Act 1996 the parties agree to be bound by the decision of the arbitrator

## 5 COVENANTS

- 5.1 The Developer covenants and warrants to the County Council that they have full power to enter into this Agreement and there is no other person having a charge over or any other interest in the Site whose consent is necessary for the Developer to enter into this Agreement and to comply with the obligations set out at paragraph 14.3 of Schedule I
- 5.2 The Developer hereby covenants and undertakes with the County Council that from the date of this Agreement it will (unless otherwise agreed by the County Council) carry out and comply with the obligations set out in Schedule I and the details set out in Schedules II and III hereto
- 5.3 The County Council without prejudice to its statutory powers and duties hereby appoints the Developer to act as its agent and gives to the Developer licence (in so far as is reasonably necessary for the Developer to perform the obligations under the terms of this Agreement) to enter into and upon and remain upon the highway to carry out the construction of the Highway Works within the timescales referred to in Schedule II hereto or such other period as may be agreed in writing by the Director, provided that this licence shall not extend to the Developer's successors in title or assigns unless otherwise agreed in writing by the Director prior to that successor or assignee commencing work in the public highway
- 5.4 The Developer covenants with the County Council not to commence the Highway Works set out in Schedule II unless road space has first been booked with the County Council
- 5.5 The Developer covenants with the County Council as highway authority to give written notice not less than three calendar months prior to works commencing (or as otherwise agreed with the County Council), in order that the County Council as highway authority has sufficient time to ensure that the commencement of works will cause the least disruption possible to road users and the County Council reserves the right to refuse consent and/or to stop or require the stopping of works under the terms of this Agreement and relevant legislation where the aforesaid notice period is not complied with

5.6 The Developer covenants with the County Council as highway authority to comply with the provisions of the New Roads and Street Works Act 1991, the Traffic Management Act 2004 and any amendments thereof

5.7 The County Council covenants with the Developer that on the date of issue of the Certificate of Final Completion the roads subject to the Highway Works shall thenceforth be, to the extent they are not already, adopted as highways maintainable at the public expense

## 6 MORTGAGEES' CONSENT

6.1 The Mortgagees acknowledge and declare that this Agreement has been entered into by the Developer with their consent and that the Site shall be bound by the obligations contained in this Agreement PROVIDED THAT the Mortgagees shall otherwise have no liability under this Agreement unless they take possession of the Site in which case they too will be bound by the obligations as if they were persons deriving title from the Developer for only so long as they are a mortgagee in possession

## 7 THIRD PARTY RIGHTS

7.1 It is hereby agreed and declared that the provisions of Contracts (Rights of Third Parties) Act 1999 shall not apply to this Agreement

## 8 LAPSE

8.1 If the Highway Works have not been commenced within one (1) year from the date of this Agreement, save as this period is otherwise extended in writing by the Director at his discretion, then this Agreement shall lapse and be of no further effect (save to the extent already complied with) and the Developer agrees to pay to the County Council any costs properly and reasonably incurred by the County Council prior to the lapse of this Agreement (which have not already been paid) including but not limited to those costs set out in paragraph 19 of Schedule I to this Agreement

8.2 Where, in accordance with clause 8.1 above the Director, at his discretion, agrees in writing to an extension to the period of one (1) year after which this Agreement shall lapse, this Agreement shall lapse at the end of such period as agreed in writing by the Director where the

Highway Works have not been commenced by the expiry of that extension period

In witness whereof this Agreement has been executed and delivered as a Deed on the date first written above

The COMMON SEAL of )  
SUFFOLK COUNTY COUNCIL )  
was hereunto affixed )  
in the presence of )



*A. Maynard-Millard*  
.....  
A Duly Authorised Officer

Executed as a deed by )  
**SANSOVINO DEVELOPMENTS** )  
**LIMITED** acting by a director in the )  
presence of:

*Richard Lee*  
.....  
Director

Signature of witness

*JONATHAN SMITH*  
.....

Name (in BLOCK CAPITALS)

**Shoosmiths LLP**

Address

**The XYZ Building**

**2 Hardman Boulevard**

**Spinningfields**

**Manchester**

**M3 3AZ**

Occupation of witness

**LAWYER**

Executed as a deed by THE RIGHT )  
HONOURABLE EDWARD )  
RICHARD WILLIAM EARL OF )  
DERBY DL the presence of:

*Edwy*

Signature of witness

*A. Burton*

Name (in BLOCK CAPITALS)

A. BURTON

Address

GREEN COTTAGE

STONEHOUSE LANE

PEEKFORDTON, CV6 9TN

Occupation of witness

SENIOR EXECUTIVE OFFICER

Executed as a deed by PRESCOT )  
BUSINESS PARK LIMITED acting )  
by Debbie Suzanne Roberts under a )  
Power of Attorney dated 16 March *2023* *DR* )  
2023 in the presence of: ~~DR~~ *DR*

*Debbie Suzanne Roberts*

Attorney

Signature of witness

*GABRE*

Name (in BLOCK CAPITALS)

GILYAN ANNE LOWE

Address

NEW MANSION HOUSE

63-65 CHERLEY NEW ROAD

BOLTON BL4 4QR

Occupation of witness

LEGAL SECRETARY



## SCHEDULE I

### 1 THE DESIGN OF THE HIGHWAY WORKS

1.1 The design of the Highway Works shall be to the satisfaction of the Director with due consideration of the Technical Standards

1.2 No work on any of the Highway Works shall commence and no Contract for their construction shall be let until

1.2.1 full details of the design of the Highway Works to be commenced in the form of plans, drawings, specifications and other materials have been submitted to the Director together with the name of the principal designer (whom the Developer shall appoint for the full duration of the design and construction of each and all of the Highway Works) in accordance with the CDM Regulations and any codes of practice referred to therein

1.2.2 the Director has given his written approval to the Highway Works to be commenced and such approval shall not be given if the said plans, drawings, specifications and other documentation have not adequately addressed the issues raised in the pre-construction stages of the Road Safety Audit process and if given shall lapse if the Highway Works are not commenced within twelve (12) months of the date of the said Director's approval

1.3 If the Director does not propose to give his approval in relation to those matters referred to in paragraph 1.2 of this Schedule he shall in each case as soon as possible in writing inform the Developer and if the Director requires amendments or additions to the plans drawings specifications and other materials referred to in paragraph 1.2 of this Schedule these amendments shall be undertaken by the Developer at his own expense and a revised set of updated documents shall be re-submitted to the Director for his approval

1.4 Without prejudice to paragraph 1.2 of this Schedule, the Director shall not give his approval as referred therein until the Developer has paid the sum referred to in paragraph 19.1.3 towards the cost of checking the design of

the Highway Works and inspecting the Highway Works. The Highway Works at all times shall be carried out in accordance with the plans, drawings, specifications and other materials which have received the Director's approval referred to in paragraph 1.2 of this Schedule and the Developer shall in the execution of the Highway Works comply or ensure that the Contractor complies with the Technical Standards

## 2 LETTING OF THE CONTRACT

- 2.1 No Contract shall be let until all traffic management measures have been prepared by the Developer and approved in writing by the Director ("the approved programme") and thereafter each of the Contracts will be offered to an Approved Contractor
- 2.2 The Contract to be let under paragraph 2.1 of this Schedule shall be let under JCT suite of contracts (and any amendments thereto shall be approved by the Director) and the Developer shall obtain the agreement of the Contractor to be bound by the agreed drawings in Schedule III
- 2.3 The Contract shall be awarded by the Developer subject to the Director having first given his written approval to the proposed chartered engineer(s) or other suitably qualified person(s) who shall be independent of the Contractor and will supervise the execution of the Highway Works by the Contractor
- 2.4 The Developer shall not award the Contract unless the Approved Contractor and the Approved Sub-Contractor/s concerned are insured throughout the period of the Contract (such period to include the maintenance period detailed in paragraph 15.1 of this Schedule) for public liability risks in the sum of at least ten million pounds (£10,000,000) in respect of any single claim and the Developer shall ensure that the Contractor remains so insured throughout the period of the Contract and prior to the commencement of each or all of the Highway Works or any maintenance works carried out in accordance with paragraph 15.1 of this Schedule the Developer shall produce to the Director insurance policies fully covering the Developer's liability in respect of the matters set out in this Agreement

2.5 The Developer shall not sub-contract or assign the Contract without the written approval of the Director and any sub-contractor shall be an Approved Sub-Contractor

### 3 INSPECTION OF THE HIGHWAY WORKS

3.1 The Developer shall provide the Director with not less than twenty-four (24) hours nor more than seventy-two (72) hours notice (excluding weekends and bank holidays) of any intended execution of the Highway Works specifying the tasks to be carried out in accordance with the approved programme referred to in paragraph 2.1 of this Schedule

3.2 Without prejudice to the approved programme the Developer shall notify the Director in writing at least twenty-eight (28) days prior to the commencement of any work connected with statutory undertaker's equipment

3.3 The Developer shall during the progress of each and all of the Highway Works give to or procure for the Director and any person or persons duly authorised by him free access to every part of the Highway Works and the Site and permit him or them to inspect the same as they proceed and all materials used or intended to be used therein and shall give effect to any reasonable and proper requirements made or reasonable and proper directions given by the Director to conform to the approved detailed plans Works Drawings and specification referred to in paragraph 1.2 of this Schedule

3.4 The Developer shall not cover up or put out of view any works forming part of the Highway Works without the approval of the Director and shall afford full opportunity for the Director to examine and measure any work which is about to be covered up or put out of view and to examine foundations before permanent work is placed thereon and shall give at least seventy-two (72) hours' notice to the Director whenever any such work or foundations is or are ready or about to be ready for examination

3.5 The Director shall without unreasonable delay, unless he considers it unnecessary and advises the Developer accordingly, attend when required by the Developer for the purpose of examining such works or of examining such foundations

3.6 The Director shall for the purposes of paragraphs 3.1 to 3.5 be allowed reasonable access and admission to the Highway Works or the places where materials or plant for the Highway Works may be stored or in the course of preparation manufacture or use (unless such access or admission is refused due to circumstances beyond the control of the Developer)

#### 4 TESTING OF MATERIALS

4.1 The Developer shall reimburse the County Council for all reasonable and proper costs and expenses whatsoever arising from the operation of paragraphs 4.2 to 4.5

4.2 The Director shall require the testing of materials plant and workmanship used or proposed to be used in the Highway Works and in his reasonable discretion have the power to reject any materials plant or workmanship so tested which he may reasonably and properly find to be not in accordance with the approved detailed plans Works Drawings and specification referred to in paragraph 1.2 of this Schedule

4.3 The Developer shall as soon as is reasonably practicable replace or repair any materials plant or workmanship which have been found to be not in accordance with the approved detailed plans Works Drawings and specification referred to in paragraph 1.2 of this Schedule

4.4 The Director shall for the purposes of paragraphs 4.2 to 4.5 be allowed reasonable access and admission to the Highway Works or the places where materials or plant for the Highway Works may be stored or in the course of preparation manufacture or use (unless such access or admission is refused due to circumstances beyond the control of the Developer)

4.5 The Developer shall as soon as is reasonably practicable remove such materials and plant as are rejected by the Director pursuant to paragraph 4.2. of this Schedule which are not capable of repair or remedy from the Site and if the Developer shall wish to continue to store such rejected materials and plant on the Site they shall be stored separately from those materials and plant which have not been so rejected or which the Developer shall wish in future to use in execution of the Highway Works

## 5 OPENING OF THE HIGHWAY WORKS

5.1 During the construction of each and all of the Highway Works and prior to the issue of the Certificate of Substantial Completion:

- (a) the Director may issue instructions to the Developer to open or expose any of the Highway Works which has been covered up without previously being inspected by the Director
- (b) should the Developer fail to comply with any such instructions the County Council may so take up or expose the relevant part of the Highway Works causing as little damage or inconvenience as is possible in respect of any other part or parts of the Highway Works the reasonable and proper cost of such taking up or exposure and reinstatement to be met by the Developer

PROVIDED THAT if the Highway Works or any part or parts thereof are covered up by the Developer after giving the notice referred to in paragraph 3.5 of this Schedule and the Director shall have failed to inspect in the period therein referred to and the Director shall subsequently require the Highway Works or any part of them to be uncovered for the purposes of inspection:-

- (a) if inspection reveals the relevant part or parts of the Highway Works to have been completed in accordance with the approved detailed plans drawings and specification referred to in paragraph 1.2 of this Schedule all costs in respect of such uncovering and inspection and of reinstating the part or parts of the Highway Works uncovered shall be borne by the County Council; or
- (b) if inspection reveals the relevant part or parts of the Highway Works not to have been completed in accordance with the approved detailed plans drawings and specifications referred to in paragraph 1.2 of this Schedule all reasonable and proper costs in respect of uncovering and inspection and of reinstating the part or parts of the Highway Works uncovered shall be borne by the Developer

## 6 UNDERTAKERS

6.1 Insofar as the County Council as Highway Authority is required by any legislation regulation direction or code of practice (including in particular

but without prejudice to the generality of the foregoing the New Roads and Street Works Act 1991) to serve a notice or notices in respect of the Highway Works on undertakers or other persons the Developer shall comply with such requirement on behalf of the County Council before the Highway Works commence and shall thereafter assume on behalf of the County Council such responsibilities as follow on therefrom in particular during the construction of the Highway Works and prior to the issue of the Certificate of Substantial Completion the Developer shall also:-

- (a) carry out or procure the carrying out of such works and activities in regard to the plant and equipment of undertakers as are required by undertakers in accordance with their statutory powers under the New Roads and Street Works Act 1991 as a result of the construction or intended construction of each and all of the Highway Works
- (b) cause all public sewers, highway drains gas and water mains electric cables and telecommunications ducts or other apparatus which are to be laid by the Developer under the Highway Works together with all necessary connections from them to the boundary of the Highway Works to be laid so far as is practicable under the Highway Works before the foundation of the Highway Works are laid and shall also in so far as is practicable cause the connections from electric cables to any street lamp to be laid before the paving of the footways comprised in the Highway Works is carried out
- (c) cause all trench works within the highway to be backfilled and reinstated in accordance with the Specification for the Reinstatement of Openings in the Highway as determined from time to time under the New Roads and Street Works Act 1991
- (d) not at any time give consent to the erection by any telecommunications operator of telegraph poles or telephone poles or to the erection by any statutory undertaker or public or private company firm or individual of any over ground or underground equipment without the consent in writing of the Director

## 7 PROTECTION OF THE PUBLIC

- 7.1 The Developer shall give due consideration to adjoining owners and occupiers at all times and shall organise activities relating to the Highway Works in such a manner as to cause the least practicable disruption
- 7.2 Prominent notices shall be displayed and maintained around the perimeter of the site of each and all of the Highway Works to warn the public of the dangers of entering the Site
- 7.3 The Developer shall nominate a member of the site management team as the contact point for the Director in the event of an emergency and shall advise a daytime and twenty-four (24) hour contact number to the Director for the same purpose
- 7.4 The Developer shall take or procure the taking of all necessary steps to avoid creating a nuisance from noise and in particular:
- 7.4.1 the Developer shall afford all reasonable facilities to enable the Director to carry out such site investigations as he may deem necessary in order to determine noise emission levels
- 7.4.2 all vehicles and plant including compressors shall be fitted with effective silencers and acoustic covers as appropriate and maintained in good working order and all static plant shall be located to minimise nuisance to persons living or working in the vicinity
- 7.4.3 all portable traffic signals and pumps shall be operated from mains electricity unless otherwise agreed with the Director
- 7.4.4 noisy activities shall not be permitted on Sundays and Bank Holidays and except as agreed in writing by the Director shall not be permitted outside the hours of 9.30 a.m. to 4.30 p.m. Monday to Friday and 9.30 a.m. to 1 p.m. on Saturdays

PROVIDED THAT if in the reasonable opinion of the Director the Developer is not dealing adequately with the control of noise the Developer shall carry out or procure the carrying out of such additional measures as the Director considers necessary at the Developer's expense

- 7.5 Compliance with the provisions of paragraph 7.4 shall not relieve the Developer of any of his obligations and liabilities under this Agreement the Control of Pollution Act 1974 or the Environmental Protection Act 1990
- 7.6 The Developer shall take or procure the taking of all necessary steps to avoid creating a nuisance from dust and as far as practicable works are to be carried out in such a way that dust is kept to a minimum PROVIDED THAT if in the reasonable opinion of the Director the Developer is not dealing adequately with the control of dust the Developer shall carry out or procure the carrying out of such additional measures as the Director considers necessary at the Developer's expense
- 7.7 The Developer shall arrange the regular removal of refuse likely to encourage vermin and arrange for suitable secure storage containers to be provided for collection
- 7.8 The Developer shall keep a log book on site to record all complaints received from the public and the action taken in response and the log book shall be available for inspection by the Director

8 PREVENTION OF MUD BEING CARRIED ON THE PUBLIC HIGHWAY

- 8.1 Provision shall be made at the Site to limit in so far as is practicable the amount of mud dust and other materials carried on to adjacent public highways by vehicles and plant leaving the Site
- 8.2 The Developer shall keep or procure the keeping of all roads footpaths rights of way and other means of passage leading to or from or crossing the Site free from mud slurry or other hazardous substances that are deposited through the construction of the Highway Works and any such substance so deposited on any such road footpath right of way or other means of passage shall be promptly removed by or at the direction of the Developer
- 8.3 The Director may close any associated crossings entrances and exits if such substances deposited are not promptly removed by the Developer and any losses or expenses incurred as a result shall be borne by the Developer and on removal of such substances the Director shall reopen



such crossings entrances and exits and the Developer shall bear the costs incurred

9 TRAFFIC CONTROL

9.1 During the periods when the Highway Works are being executed the Developer shall institute at his own expense measures previously approved in writing by the Director to maintain the safe flow of traffic on the highways in the vicinity of the site of the Highway Works

9.2 The Highway Works shall be signed and protected to at least the standards of Chapter 8 of the Traffic Signs Manual published by His Majesty's Stationery Office and the proposed arrangements shall be approved in writing by the Director before the Highway Works commence

10 TIMING

10.1 No Highway Works within or affecting existing public highways or temporary diversions which could interfere with the traffic flow will be permitted within the morning and evening peak periods i.e. 7.30 - 9.30 a.m. and 4.30 - 6.30 p.m. Monday to Friday except as agreed in writing by the Director

11 SAFETY

11.1 During the periods when the Highway Works are being carried out the Developer shall provide all watching and lighting as required and shall maintain all lights, guards, fencing, warning signs when and, where necessary, undertake such further measures as may be reasonably required by the Director

12 ACCOMMODATION WORKS

12.1 The Developer shall carry out or ensure that there shall be carried out all related accommodation works associated with the Highway Works

13 CONSTRUCTION (DESIGN AND MANAGEMENT) REGULATIONS 2015

13.1 The Developer shall be the only client for the purpose of the CDM Regulations and the Developer agrees to undertake the obligations of a client under the CDM Regulations and to use all reasonable endeavours

to ensure that the Highway Works are carried out in accordance with the CDM Regulations

- 13.2 The Highway Works shall not commence until the Developer as the only client has provided to the Director:
  - 13.2.1 an estimate of the number of working days and/or person days of construction work and the number of workers working on site simultaneously at any one point in the project which the Contract will entail
  - 13.2.2 written details of the principal designer and the principal contractor appointed for the project and also provide copies of the Construction Phase Plan and Health & Safety File
  - 13.2.3 a copy of the Notification of Project (form HSE F10) to the HSE pursuant to Regulation 6 of the CDM Regulations
- 13.3 Throughout the Highway Works the Developer shall provide to the Director copies of the updates and revisions to the construction phase plan and Health and Safety File pursuant to Regulation 12
- 13.4 Within twenty-eight (28) days of issue of the Certificate of Substantial Completion for any or all of the Highway Works the Developer shall provide to the Director
  - 13.4.1 a plan showing the land over which those Highways Works have been constructed and
  - 13.4.2 a Health and Safety file conforming in all respects with the CDM Regulations and which shall accord with the current format used by the County Council
- 13.5 The Director shall be at liberty to delay issue of the Certificate of Final Completion in respect of any of the Highway Works if the Developer fails to provide the Director with the documents referred to in 13.4.1 and 13.4.2 above within twenty-eight (28) days of issue of any Certificate of Substantial Completion for any of the Highway Works equivalent to the number of days after the twenty-eight (28) day period that the documents were submitted

13.6 In respect of the Highway Works generally the Developer shall provide to the Director the final information in both paper and electronic format and shall at least comprise:

13.6.1 1:500 scale (or alternative scale as may be specified by the Director) "as built" drawings

13.6.2 records of the earthworks showing sources of material used in areas of fill description of fill materials descriptions of sub-grades in cut areas copies of results of tests of material carried out as part of the supervision of the construction of the earthworks

13.6.3 records of the sources of supply of all deliveries of road construction materials with details of the location of the Highway Works at which each load is placed

13.6.4 records of the sources of supply of all other manufactured materials (e.g. drainage goods, fencing materials, traffic signs, electrical components and cables etc).

13.7 The Developer shall indemnify and keep the County Council indemnified against any breach of the Developer's obligations under this paragraph  
13

#### 14 SITE CLEARANCE AND CERTIFICATE(S) OF SUBSTANTIAL COMPLETION

14.1 On Substantial Completion of the Highway Works the Developer shall:-

14.1.1 clear away and remove from the site of the Highway Works all constructional plant and temporary works of every kind and leave the site of the Highway Works in a neat and tidy condition to the satisfaction of the Director and

14.1.2 carry out stage 3 of the Road Safety Audit process and comply to the satisfaction of the Director with recommendations arising thereunder prior to the opening of the Highway Works to the public

14.2. Upon Substantial Completion of the Highway Works including any additional work resulting from stage 3 of the Road Safety Audit process to the satisfaction in all respects of the Director he shall issue a Certificate of Substantial Completion in respect of those Highway Works to the Developer provided that all costs and expenses owing to the County Council have been paid in respect of those Highway Works

14.3. The Developer hereby agrees that on the date of Substantial Completion that part of the Site upon which the Highways Works are constructed which does not currently form part of the public highway shall be dedicated as highway under section 38 of the 1980 Act

14.4. Without unreasonable delay after the issue of the Certificate of Substantial Completion the County Council will approve a reduction of 90% of the Performance Figure (less any sums previously drawn upon by the County Council in accordance with the provisions of this Agreement) and return that amount plus interest applied at the Bank of England Base Rate minus 2 basis points, compounding annually at financial year end to the Developer in respect of the relevant Highway Works and the County Council shall release the Developer from its obligations under that Performance Cash Deposit in respect of the relevant Highway Works to such extent if for any period the Bank of England Base Rate is at or below 0.02% then no interest shall be payable for that period by any party to this Agreement

15 DEFECTS CORRECTION PERIOD AND CERTIFICATE OF FINAL COMPLETION

15.1 The Developer shall maintain each and all of the Highway Works for a period of eighteen (18) months (unless the Director agrees in writing a lesser period having considered paragraph 15.2) from the issue of the related Certificate of Substantial Completion and prior to the expiration of this period the Developer shall reinstate and make good any damage or defect which may have arisen from any cause whatsoever or be discovered during the said period of eighteen months (including any defect in or damage to the surface water drainage system) so as to place the highway and the Highway Works in a condition satisfactory to the Director

- 15.2 After the expiration of the period of twelve (12) months from Substantial Completion or the date the Development becomes operational (whichever is the latter) the Developer shall (unless the Director writes to the Developer informing him that it is to be carried out sooner or that he does not need to do so) carry out stage 4 of the Road Safety Audit and comply to the satisfaction of the Director with any recommendations arising thereunder
- 15.3 After the expiration of the period of eighteen (18) months referred to in paragraph 15.1 (or such lesser period as agreed in writing by the Director under paragraph 15.1) and after any defects have been made good as therein provided including any improvements arising under stage 4 of the Road Safety Audit to the satisfaction of the Director and after the provisions of paragraph 13.4 and paragraph 20.2 of this Schedule have been fulfilled the Director shall issue forthwith to the Developer the Certificate of Final Completion in respect of the Highway Works provided that the Certificate of Final Completion shall in the case of road gullies extend only as far as their points of entry to the surface water sewers where those are not being adopted by the County Council as highway drains and upon the issue of the Certificate of Final Completion the County Council shall release the Developer from all subsisting obligations under the Performance Cash Deposit and shall release to the Developer the remainder of that deposit and interest applied at the Bank of England Base Rate minus 2 basis points, compounding annually at financial year end on receipt of a written request. If for any period the Bank of England Base Rate is at or below 0.02% then no interest shall be payable for that period by any party to this Agreement
- 15.4 If called upon to do so by notice in writing served within twenty-one years of the date hereof by the County Council the Developer agrees to transfer to the County Council in consideration of one pound any land over which any part of the Highway Works have been constructed which does not at the date of this Agreement already form part of the highway together with any other land dedicated as public highway by the Owner hereunder free in each case from encumbrances and together with all rights necessary to permit the use inspection maintenance repair and replacement of all utility systems servicing the Highway Works and not vested in the

relevant undertaker as are situated outside the limits of the Highway Works and the said other land

16 INDEMNITY

16.1 The Developer shall from the date of this Agreement indemnify the County Council against all claims charges costs expenses liability or loss whatsoever arising out of and incidental to any or all of the Highway Works including but not limited to those arising out of any legally sustainable claims for payments under Section 10 of the Compulsory Purchase Act 1965 and Part I of the Land Compensation Act 1973 (as amended) in connection with those Highway Works provided that the Developer's indemnity will not extend to any claims submitted to the County Council arising out of the negligence of the County Council's employees or arising out of any works of alteration carried out to any of the Highway Works by the County Council after the issue of the related Certificate of Final Completion

16.2 The County Council shall notify the Developer forthwith upon receipt of any such claim or liability

16.3 The County Council shall not accept or settle any valid claim without first having given the Developer the opportunity to provide the County Council with representations as to the validity of such claim

16.4 The indemnification referred to in paragraph 16.1 includes:

16.4.1 all fees incurred by claimants which the County Council is obliged to pay, and those of the County Council or its agent or contractor, in negotiating any claims (together with VAT payable on the claimants' professional advisors' fees);

16.4.2 statutory interest payments to claimants and their professional advisors; and

16.4.3 the County Council's reasonable and proper legal costs in making the compensation, fees and interest payments

16.5 For the avoidance of doubt, the indemnity in paragraph 16.1 shall cease to apply in respect of any claim arising following the issue of the

Certificate of Final Completion, SAVE FOR where the event or cause of action giving rise to the claim occurred prior to the date of issue of the Certificate of Final Completion, in which case the indemnity will continue to apply to such claim, AND SAVE FOR claims arising out of any failure to carry out the Highway Works in full accordance with the requirements of this Agreement, AND SAVE FOR any claim made against the County Council pursuant to the Land Compensation Act 1973 in accordance with paragraph 16.1.

17 PERFORMANCE CASH DEPOSIT

17.1 The Developer shall on the date of this Agreement pay the Performance Cash Deposit to the County Council for each and all of the Highway Works and the Developer shall be bound to the County Council in the amount of the Performance Figure for the Highway Works

17.2 Should the Developer default in the execution of its obligations to carry out any or all of the Highway Works and to maintain the same in accordance with the provisions of this Agreement then the County Council may (subject to the provisions hereinafter contained) itself carry out the Highway Works and maintain the same as aforesaid having first called upon the Performance Cash Deposit for the cost to be expended in so doing

17.2.1 Unless there is a danger to users of the highway the County Council shall give twenty (20) working days prior written notice (except in the case of an emergency) of its intention to commence work under Paragraph 17.2

17.2.2 any notice served under this paragraph shall specify the period of the notice ("the Notice Period") the extent of the work which the County Council proposes to carry out and full details of all matters in respect of which the Director considers that the Highway Works have not been carried out in accordance with the terms of this Agreement

17.2.3 if before the expiry of the Notice Period the Developer serves written notice upon the County Council that the Developer intends diligently to execute the works specified in the notice in accordance with the terms of this Agreement and specifies a

time to complete that the County Council considers reasonable in the circumstances the County Council shall not be entitled to execute the relevant part or parts of the Highway Works specified in the notice served under this paragraph unless the Developer then fails to execute those works within the agreed time scale

17.3 If the Developer should default in the execution of its obligations to carry out any or all of the Highway Works and to maintain the same in accordance with the provisions of this Agreement then the County Council will call upon the Performance Cash Deposit to provide the full Performance Figure (or such sum that remains following any reduction of the Performance Cash Deposit in accordance with Paragraph 14.4 of this Schedule) in accordance with this Agreement. Save that the County Council after all works are completed and all contracts and any contract claims settled will return any Performance Bond sum unused with interest at the Bank of England Base Rate minus 2 basis points, compounding annually at financial year end on receipt of a written request to the Developer within one month of all the aforementioned completing and settling. If for any period the Bank of England Base Rate is at or below 0.02% then no interest shall be payable for that period by any party to this Agreement

## 18 COMMUTED SUMS FOR MAINTENANCE

18.1 Prior to the date of this Agreement the Developer shall pay to the County Council the Commuted Sums calculated as follows:

Footway	£5000.00
Traffic Signals	£172490.79
Commuted Sums Total	£177490.79

## 19 LEGAL AND ADMINISTRATIVE COSTS

19.1 The Developer shall pay to the County Council:-

19.1.1 the whole of the costs of the County Council's Legal Services Department reasonably and properly incurred in connection with the preparation and completion of this Agreement and these costs shall be payable prior to sealing of this Agreement;



- 19.1.2 interest at four per cent above the Bank of England Base Rate from time to time on any sum due to the County Council under this Agreement which is outstanding for more than twenty-eight (28) days from the date on which it was demanded or in the event that a dispute or difference regarding such payment is referred to arbitration pursuant to clause 4.1 of this Agreement the said twenty-eight (28) day period shall run from the date of the decision of the arbitrator (such interest to be charged on the amount outstanding each day from the date of issue of a written demand for any sum due or in the event that a dispute or difference regarding such payment is referred to arbitration pursuant to clause 4.1 of this Agreement such interest to be charged on the amount outstanding each day from the date of issue of the decision of the arbitrator)
- 19.1.3 The greater of £5000 (Five thousand pounds) or 7½% of the Performance Figure (excluding the costs associated with statutory undertakers work and traffic management) for the Highway Works towards the costs and expenses of the County Council of checking the design of each and all of the Highway Works and inspecting each and all of the Highway Works such sum shall be payable prior to sealing of this Agreement
- 19.1.4 the reasonable and proper cost to the County Council of undertaking Road Safety Audits and also the cost of the safety checks of details submitted which sum shall be payable prior to the safety audit commencing
- 19.1.5 the cost of any temporary and permanent traffic regulation orders which sum shall be payable prior to any work on the making of such order being commenced
- 19.1.6 the full cost of any other road traffic orders required to facilitate the Highway Works which sum shall be payable prior to any work on the making of such order being commenced

20 PARTS I AND II OF THE LAND COMPENSATION ACT 1973

Part I and II Claims

Part I Claims - Depreciation Caused By Public Works

20.1 The Developer hereby undertakes and agrees with the County Council that in the event of any claim for compensation or otherwise or costs or charges arising in connection with or incidental to or in consequence of the carrying out of the Highway Works whether mandatory or discretionary which may be incurred by virtue of any enactment or statutory instrument and otherwise hereby provided for he will hold the County Council fully indemnified from and against all claims charges costs and expenses in connection therewith or arising therefrom

Part II Claims

20.2 The Developer covenants with the County Council to comply with the requirements of the Noise Insulation Regulations 1975 (SI 1975/1763) as amended and to provide to the County Council such evidence as is required by the Director to demonstrate compliance with the Noise Insulation Regulations 1975 prior to the issuing by the County Council of the Certificate of Final Completion in accordance with paragraph 15.3 of this Schedule

SCHEDULE II

The Highways Works comprising the following works:

Location	Description of Works
Junction of Fordham Road and Willie Snaith Road, Newmarket	The alteration of the existing roundabout to accommodate construction of a fourth arm leading to the new residential development and including a new signalised pedestrian crossing on Fordham Road and cycleway works between the existing roundabout and Noel Murless Drive and between the existing roundabout up to Studlands Park Avenue roundabout.

Timescales: The Highways Works are to be commenced within 12 (twelve) months of the date of this Agreement and completed within 6 (six) months of commencement of the Highway Works



SCHEDULE III

**Approved List of drawings**

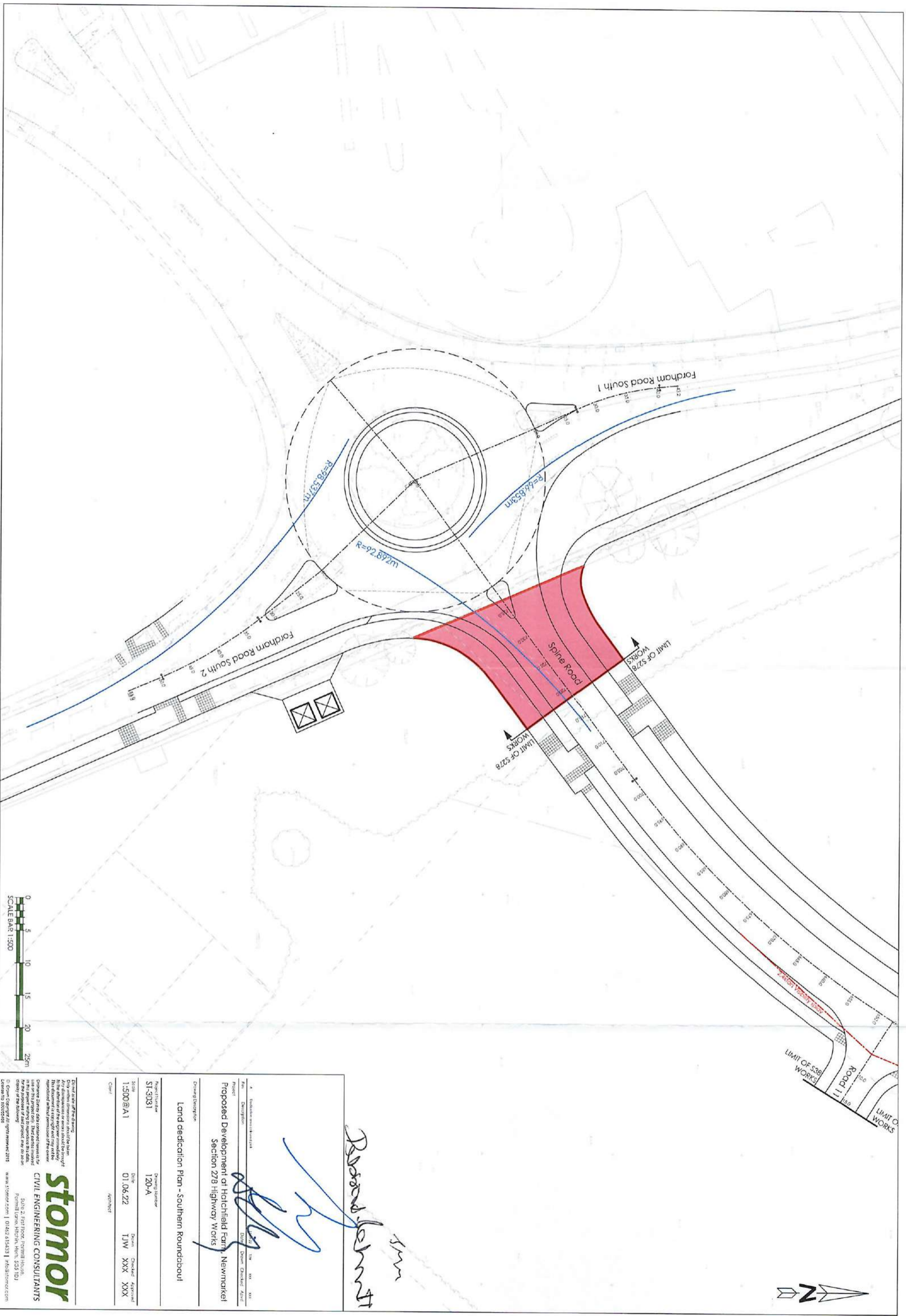
	Title	Drawing number
1.	S278 Agreement Extents	
2.	Land Dedication Plan - Southern Roundabout	ST-3031-120A
3.	Manhole Schedules	ST-3031-520E
4.	S278 General Arrangement Sh4	ST-3031-704B-S278
5.	S278 General Arrangement Sh5	ST-3031-705C-S278
6.	S278 General Arrangement Sh6	ST-3031-706A-S278
7.	S278 General Arrangement Sh7	ST-3031-707A-S278
8.	Works Kerb and Edging Layout Sh4	ST-3031-714A-S278
9.	Works Kerb and Edging Layout Sh5	ST-3031-715B-S278
10.	Works Kerb and Edging Layout Sh6	ST-3031-716A-S278
11.	Works Kerb and Edging Layout Sh7	ST-3031-717A-S278
12.	Construction Areas Sh4	ST-3031-724B-S278
13.	Construction Areas Sh5	ST-3031-725C-S278
14.	Construction Areas Sh6	ST-3031-726A-S278
15.	Construction Areas Sh7	ST-3031-727A-S278
16.	Works Contours Sh5	ST-3031-735A-S278
17.	Highway Setting Out Sh5	ST-3031-745A
18.	Drainage Layout Sh4	ST-3031-754A-S278
19.	Drainage Layout Sh5	ST-3031-755A-S278
20.	Drainage Layout Sh6	ST-3031-756A-S278
21.	Drainage Layout Sh7	ST-3031-757A-S278
22.	Extent of High PSV Surfacing Sh5	ST-3031-765-S278
23.	Works Proposed Signs and Linings Sh4	ST-3031-784A-S278
24.	Works Proposed Signs and Linings Sh5	ST-3031-785E-S278
25.	Works Proposed Signs and Linings Sh6	ST-3031-786A-S278
26.	Works Proposed Signs and Linings Sh7	ST-3031-787A-S278
27.	Works Longitudinal Sections Southern Roundabout	ST-3031-790-S278
28.	Works Construction Details Sh1	ST-3031-798D-S278
29.	Works Construction Details Sh2	ST-3031-799A-S278
30.	Works Sign Schedules - Southern Roundabout	ST-3031-900-S278




**Legend**

-  Agreement 1 - Southern Roundabout and adjacent cycleways and toucans
-  Agreement 2 - Northern Access and A14 works

*Rosael Smith*  
Rosael Smith



<p>Do not scale off this drawing.</p> <p>Any dimensions or areas stated in this drawing shall be verified by the designer of the work prior to construction.</p> <p>Copyright © 2018 Stomor Engineering Consultants. All rights reserved.</p>	
<p><b>STOMOR</b>  <b>CIVIL ENGINEERING CONSULTANTS</b></p> <p>Suite 2 First Floor, North House,          100/101 Spence Road, North, 5033 QLD</p> <p>www.stomor.com   0849 615431   info@stomor.com</p>	
<p>Project Number  <b>ST-3031</b></p>	<p>Drawing Number  <b>120-A</b></p>
<p>Scale  <b>1:500 @ A1</b></p>	<p>Date  <b>01.06.22</b></p>
<p>Client  <b>Architect</b></p>	<p>Drawn  <b>TJW</b></p>
<p>Checked  <b>XXX</b></p>	<p>Approved  <b>XXX</b></p>
<p>Drawing Description  <b>Land dedication Plan - Southern Roundabout</b></p>	
<p>Project  <b>Proposed Development at Hatfield Farm, Newmarket          Section 278 Highway Works</b></p>	
<p>Author    <b>Russell Johnson</b></p>	

NETWORK: 1 PHASE: 1

MH No.	MANHOLE DIAMETER (mm)	MANHOLE TYPE	COVER LEVEL (m)	INVERT LEVEL (m)	DEPTH TO SOFFIT (m)	EASTING (m)	NORTHING (m)
H1	1200	CATCHPIT	24.383	23.041	1.116	563857.447	265186.320
H2	1200	CATCHPIT	24.401	22.988	1.188	563857.631	265195.401
H3	1200	CATCHPIT	24.142	22.650	1.152	563899.491	265155.965
H4	1200	CATCHPIT	22.250	19.600	2.500	563795.344	265555.982
H5	1200	CATCHPIT	21.845	19.600	2.095	563795.344	265567.444
H6	1200	CATCHPIT	21.845	19.554	1.691	563774.403	265501.901
H7	1200	CATCHPIT	22.519	19.500	2.849	563795.344	265523.106
H8	1200	CATCHPIT	24.018	21.997	1.646	563908.853	265290.390
H9	1200	CATCHPIT	23.899	21.862	1.663	563925.076	265246.706
H10	1200	CATCHPIT	23.807	21.538	1.819	563937.292	265267.402
H11	1200	CATCHPIT	23.681	21.338	1.893	563948.971	265284.295
H12	1200	CATCHPIT	23.560	21.220	1.980	563954.532	265300.655
H13	1200	CATCHPIT	23.413	21.051	1.837	563963.817	265315.387
H14	1200	CATCHPIT	23.192	20.847	1.745	563974.120	265329.253
H15	1200	CATCHPIT	23.059	20.724	1.685	563973.453	265342.829
H16	1200	CATCHPIT	22.961	20.724	1.638	563968.970	265342.176
H17	1200	CATCHPIT	22.588	20.503	1.607	563958.956	265344.578
H18	1200	CATCHPIT	22.290	20.191	1.349	563983.001	265322.907
H19	1200	CATCHPIT	22.041	20.048	1.243	563947.826	265258.578
H20	1200	CATCHPIT	21.788	19.905	1.134	563912.558	265194.140
H21	1200	CATCHPIT	21.661	19.835	1.076	563979.993	265135.644
H22	1200	CATCHPIT	21.550	19.764	1.035	563926.679	265080.069
H23	1200	CATCHPIT	23.818	21.803	1.715	563974.894	265457.541
H24	1200	CATCHPIT	23.249	21.158	1.791	563795.344	265185.511
H25	1200	CATCHPIT	23.224	21.008	1.766	564020.787	265474.271
H26	1200	CATCHPIT	22.744	20.331	2.038	563920.109	265168.113
H27	1200	CATCHPIT	22.491	20.121	1.914	563929.309	265150.966
H28	1200	CATCHPIT	22.144	19.923	1.792	563934.018	265190.987
H29	1200	CATCHPIT	21.980	19.838	1.693	563929.406	265190.087
H30	1200	CATCHPIT	23.696	21.837	1.634	564054.545	265559.450
H31	1200	CATCHPIT	23.543	21.610	1.728	564040.375	265528.583
H32	1200	CATCHPIT	23.402	21.124	1.838	564022.314	265493.688
H33	1200	CATCHPIT	23.224	21.008	1.766	564020.787	265474.271
H34	1200	CATCHPIT	22.687	21.000	1.387	563903.421	265399.981
H35	1200	Type B	24.079	21.291	2.638	563914.016	265230.625
H36	1200	Type B	23.972	20.915	2.906	563929.731	265246.791
H37	1200	Type A	23.871	20.578	3.143	563941.519	265253.234
H38	1200	Type A	23.754	20.423	3.181	563952.199	265283.902
H39	1200	Type A	23.647	20.277	3.220	563959.378	265304.675
H40	1200	Type A	23.478	19.978	3.275	563967.529	265329.250
H41	1200	Type A	23.266	19.734	3.307	563971.414	265330.016
H42	1200	Type A	23.136	19.590	3.322	563976.542	265345.978
H43	1200	Type A	23.029	19.474	3.329	563971.023	265345.947
H44	1200	Type A	22.945	19.328	3.392	563960.283	265349.986
H45	1200	Type A	22.698	19.099	3.373	563931.031	265349.982
H46	1200	Type A	22.353	18.722	3.406	563883.996	265297.226
H47	1200	Type A	22.102	18.443	3.463	563947.943	265292.963
H48	1200	Type A	21.857	18.167	3.465	563813.008	265298.394
H49	1200	Type A	21.729	18.048	3.457	563900.270	265315.412
H50	1200	Type A	21.605	17.910	3.470	563979.231	265339.936
H51	1200	Type A	21.530	17.856	3.520	563994.928	265366.128
H52	1200	Type A	21.446	17.685	3.755	563811.398	265279.848
H53	1200	Type A	21.932	17.537	4.170	563827.385	265286.713
H54	1200	Type A	22.237	17.388	4.824	563836.457	265271.995
H55	1200	Type A	22.424	17.218	4.906	563836.094	265279.001
H56	1200	Type A	22.614	17.136	5.178	563831.585	265284.911
H57	1200	Type A	22.764	17.070	5.394	563825.107	265286.341
H58	1200	Type B	21.183	18.775	2.183	563929.777	265297.458
H59	1200	Type B	21.352	18.418	2.633	563930.860	265290.903
H60	1200	Type A	21.572	18.142	3.130	563933.007	265290.617
H61	1200	Type A	21.763	17.895	3.568	563859.286	265288.450
H62	1200	Type A	22.238	17.625	4.313	563822.210	265285.358
H63	1200	Type A	23.649	17.352	5.997	563784.634	265280.555
H64	1200	Type B	23.484	20.600	2.735	564074.788	265288.474
H65	1200	Type A	23.420	20.395	3.074	564054.349	265260.588
H66	1200	Type A	23.490	20.173	3.167	564038.270	265251.423
H67	1200	Type A	23.335	19.922	3.265	564021.320	265297.694
H68	1200	Type A	23.163	19.725	3.288	564000.159	265247.158
H69	1200	Type D	22.288	19.832	2.276	563988.425	265253.798
H70	1200	Type D	22.137	19.913	3.074	563818.784	265261.818
H71	1200	Type D	21.896	19.322	2.424	563788.923	265281.722
H72	1200	Type D	22.030	18.900	2.980	563807.957	265261.672
H73	1200	Type B	23.200	22.000	1.811	564064.780	265257.151
H74	1200	CATCHPIT	23.300	16.995	5.905	563835.533	265177.234
H75	1200	Unknown	23.200	17.289	4.611	563810.944	265195.203
H76	1200	Unknown	23.200	17.039	5.841	563829.161	265178.079

NETWORK: 1 PHASE: STORM LATERALS

MH No.	MANHOLE DIAMETER (mm)	MANHOLE TYPE	COVER LEVEL (m)	INVERT LEVEL (m)	DEPTH TO SOFFIT (m)	EASTING (m)	NORTHING (m)
L1	1500	CATCHPIT	24.030	21.664	1.971	563952.255	265292.864
L2	1500	CATCHPIT	23.489	21.267	1.847	563947.887	265293.405
L3	1300	CATCHPIT	23.647	21.183	2.015	564034.249	265288.132
L4	1500	CATCHPIT	22.830	20.217	1.663	563920.928	265457.826
L5	1500	CATCHPIT	22.380	20.427	1.378	563891.903	265412.253
L6	1500	CATCHPIT	22.288	20.408	1.410	563860.615	265371.249
L7	1500	CATCHPIT	21.856	20.332	1.150	563801.312	265283.387

NETWORK: 1 PHASE: FOU LATERALS

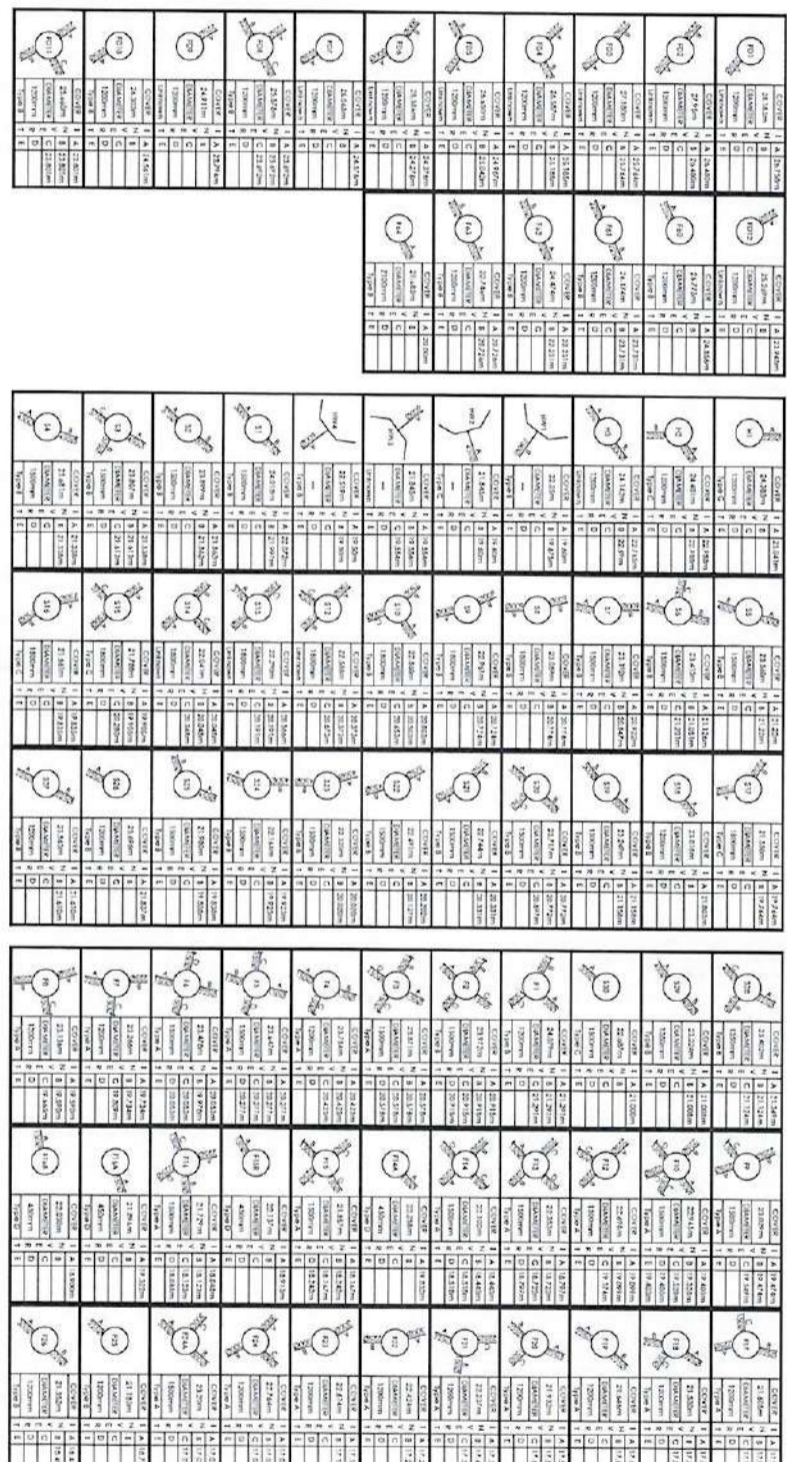
MH No.	MANHOLE DIAMETER (mm)	MANHOLE TYPE	COVER LEVEL (m)	INVERT LEVEL (m)	DEPTH TO SOFFIT (m)	EASTING (m)	NORTHING (m)
F17A	450	Type D	21.450	19.327	2.173	563818.849	265258.893
F18A	450	Type D	21.827	18.700	2.977	563805.933	265267.438
F20A	450	Type D	22.172	19.100	2.922	563832.308	265291.981
F21A	450	Type D	22.493	19.500	2.843	563843.177	265271.016

NETWORK: 2 PHASE: OFFSITE FOU L

MH No.	MANHOLE DIAMETER (mm)	MANHOLE TYPE	COVER LEVEL (m)	INVERT LEVEL (m)	DEPTH TO SOFFIT (m)	EASTING (m)	NORTHING (m)
F60	1200	Type B	26.773	24.856	1.682	563897.746	265410.188
F61	1200	Type B	26.174	22.731	2.218	563911.241	265392.020
F62	1200	Type B	24.474	22.231	2.018	563929.376	265394.628
F63	1200	Type B	22.746	20.726	1.794	563167.067	265308.130
F64	2100	Type B	21.683	20.000	1.488	563137.957	265293.252

NETWORK: 2 PHASE: S278 WORKS FILTER DRAINS

MH No.	MANHOLE DIAMETER (mm)	MANHOLE TYPE	COVER LEVEL (m)	INVERT LEVEL (m)	DEPTH TO SOFFIT (m)	EASTING (m)	NORTHING (m)
D1	1200	CATCHPIT	28.183	26.758	1.200	563486.115	265997.940
D2	1200	CATCHPIT	27.850	26.480	1.245	563505.187	265981.780
D3	1200	CATCHPIT	27.180	25.764	1.191	563554.592	265939.880
D4	1200	CATCHPIT	26.587	25.195	1.176	563598.684	265900.537
D5	1200	CATCHPIT	26.619	24.967	1.352	563600.024	265806.611
D6	1200	CATCHPIT	26.900	24.276	1.324	563623.449	265789.009
D7	1200	CATCHPIT	26.038	24.576	1.237	563621.771	265781.934
D8	1200	CATCHPIT	25.547	23.692	1.430	563540.810	265752.152
D9	1200	CATCHPIT	25.050	23.794	1.031	563654.180	265740.050
D10	1200	CATCHPIT	24.303	24.561	1.518	563401.500	265782.235
D11	1200	CATCHPIT	23.660	23.801	1.434	563426.470	265744.484
D12	1200	CATCHPIT	23.269	23.945	1.099	563637.304	265725.699



Proposed Development at Hatfield Farm, Newmarket  
Phase 1 On-site Works

Project Name	Client	Drawn	Checked	Approved
ST-3031	520-E	15/12/21	JW	NJM
1:500@A1				



*Handwritten signatures and initials:*  
 [Signature]  
 [Signature]  
 [Signature]  
 [Signature]



Northern Access  
S278 Agreement  
Southern Roundabout  
S278 Agreement

Upgraded footway  
crossing to Studlands Park  
Avenue

3.0m wide segregated  
cycleway/footway

Proposed Toucan  
crossing

3.0m wide segregated  
footway/cycleway  
access into  
development

Relocated bus stops

3.0m wide segregated  
cycleway/footway

**Legend**

-  Cycleway/Footway Construction
-  Verges and Landscaping Construction
-  Carriageway Resturfacing with High Friction Surfacing 68+ P1V

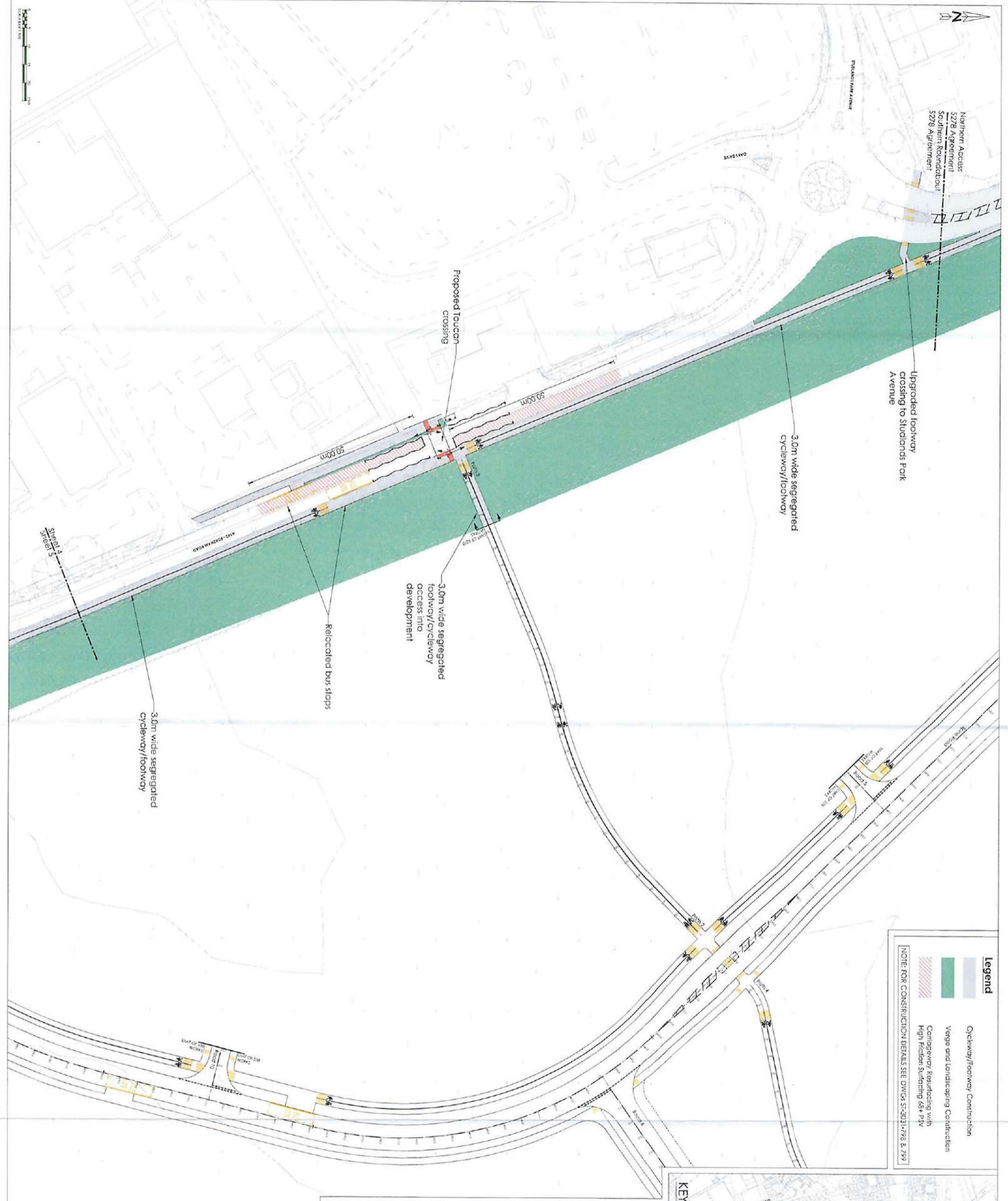
NOTE: FOR CONSTRUCTION DETAILS SEE DWGS S1-3031-798 & 799



**NOTES**

1. ALL WORKS IN THE PUBLIC HIGHWAY ARE TO BE CARRIED OUT WITH THE BEST APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY TRAFFIC MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT 1991 FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. EXISTING TREE SURVIVAL RECORDS TO BE CARRIED OUT AND SEND TO FROM THE LAND MANAGEMENT DEPARTMENT TO FORMULATE A TREE SURVIVAL RECORD TO BE CARRIED OUT PRIOR TO COMMENCEMENT OF WORKS.
5. CONTRACTOR TO ALLOW FOR ALL APPROPRIATE DAMAGE FROM REMOVED TREES TO BE REPAIRED TO ORIGINAL CONDITION AND TO FORMULATE A TREE SURVIVAL RECORD TO BE CARRIED OUT PRIOR TO COMMENCEMENT OF WORKS.
6. ALL BORED MANHOLES ENTERING ON SITE TO BE NUMBERED TO MATCH THE LEVEL.
7. PRIOR TO COMMENCING WORKS THE CONTRACTOR IS TO REVIEW THE GROUND INVESTIGATION REPORT.
8. CONTRACTOR DETAILS TO BE IN COMPLIANCE WITH SHROPSHIRE COUNTY COUNCIL REQUIREMENTS FOR ALL WORKS IN THE PUBLIC HIGHWAY.
9. ALL WORKS TO BE CARRIED OUT TO THE SATISFACTION OF THE LOCAL AUTHORITY AND TO THE BEST APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.

- HOIST-OUT PROTOCOL**
1. THERE IS A REQUIREMENT THAT AN UNKNOWN AREA OF ICE CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION/CONDUCTIONS WORKS.
  2. SHOULD AN AREA OF CONTAMINATION BE ENCOUNTERED IN VISUAL OR OLFACATORY RECORDS, THE CONTRACTOR IS TO STOP WORK IMMEDIATELY AND REPORT TO THE PROJECT MANAGER.
  3. SHOULD THE CONTRACTOR BE REQUIRED TO CARRY OUT ANY WORK WITHIN AN AREA OF CONTAMINATION, THE CONTRACTOR IS TO FOLLOW THE HOIST-OUT PROTOCOL.
  4. APPROPRIATE REMEDIAL WORKS WILL BE REQUIRED TO CARRY OUT ANY WORK WITHIN AN AREA OF CONTAMINATION.



**General Arrangement - Sheet 4 of 8**

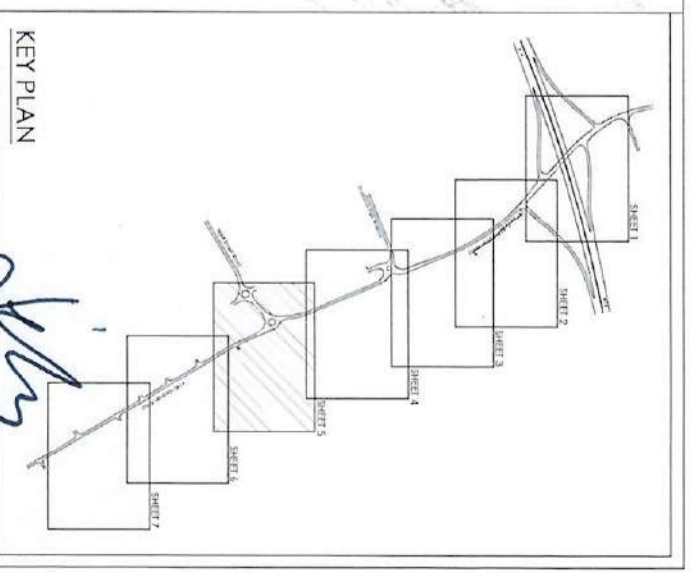
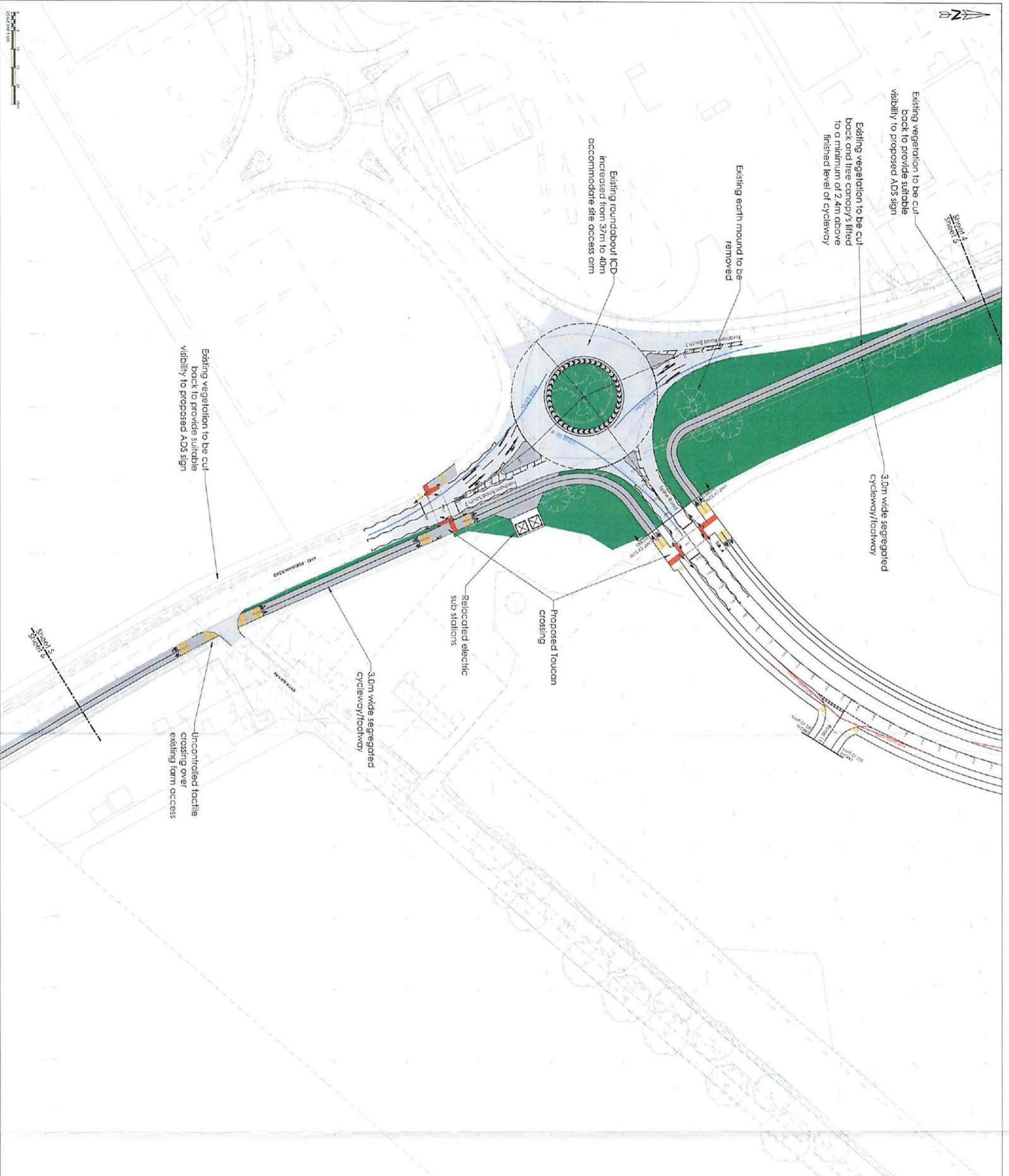
Project Number	704-B	Date	21.07.21	Drawn	NJM	Checked	LH
Scale	1:500@A1	Author					

Proposed Development at Hatchfield Farm, Newmarket  
Section 278 Highway Works

*[Signature]*

**stomor**  
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www.stomor.com | 01462 815433 | info@stomor.com





**KEY PLAN**

**NOTES**

1. ALL WORK IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT IN THE PRESENCE OF THE LOCAL AUTHORITY.
  2. ANY TRAFFIC MANAGEMENT REQUIRED TO UNDERTAKE WORK IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THE WORK COMMENCING FOR ALL WORK IN THE PUBLIC HIGHWAY.
  3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND TRAFFIC WORKS ACT 1991.
  4. DURING THE WORKS A SCOFFLE TO BE ERECTED UP AND REMOVED FROM THE ANY EXISTING SIGNAGE AND ROAD MARKINGS TO BE RELOCATED TO THE POSITION ABOVE.
  5. CONTRACTOR IS TO ALLOW FOR ALL ABANDONED DRAINAGE PIPES, SURROUNDINGS AND MANHOLES TO REMAIN IN PLACE TO BE RELOCATED TO THE POSITION ABOVE.
  6. ALL EXISTING MANHOLES TO BE RELOCATED TO THE POSITION ABOVE WITHIN THE LEVEL.
  7. PRIOR TO COMMENCING WORK THE CONTRACTOR IS TO REPAIR THE GROUND INVESTIGATION REPORT.
  8. CONSTRUCTION DETAILS TO BE IN COMPLIANCE WITH SURFACE COUNTY COUNCIL HIGHWAY STANDARDS.
  9. ALL CONSTRUCTION WORKS ARE TO BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE SURFACE COUNTY COUNCIL SPECIFICATION FOR THE ROAD 1200.
- BURIED SERVICES**
1. PRIOR TO ANY WORK BEING UNDERTAKEN THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO DETERMINE APPROPRIATE LOCATION OF BURIED SERVICES.
  2. HAND DIG TEST HOLES SHOULD BE CARRIED OUT IN ORDER TO EXAMINE EXACT POSITION AND DEPTH, WITH REASONABLE NOTICE GIVEN TO UTILITY OPERATORS AS APPROPRIATE PRIOR TO CARRYING OUT ANY EXCAVATIONS.
  3. LOCATION AND DEPTH OF BURIED SERVICES TO BE CONFIRMED TO THE ENGINEER PRIOR TO WORKS BEING CARRIED OUT.
  4. APPROPRIATE PERMITS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TEST HOLES.

**HOTSPOT PROTOCOL**

1. THERE IS A PROHIBITION THAT AN UNKNOWN AREA OF SOIL CONTAMINATION CAN BE ENCOUNTERED DURING CONSTRUCTION/ROADWORKS WORKS.
2. SHOULD AN AREA OF CONTAMINATION BE ENCOUNTERED AT VISUAL OR A CONTACT POINT THE FOLLOWING WILL BE FOLLOWED:-
  - IMMEDIATELY STOP ALL WORK IN THE AREA
  - NOTIFY THE PROJECT MANAGER IMMEDIATELY
  - IMMEDIATELY INFORM THE SITE PROJECT MANAGER

*[Handwritten signature]*

Rev	Description	Date	Drawn	Checked	Appr'd
1	Issue for Approval	21/07/21	JLW	NJM	NJM
2	Issue for Construction	21/07/21	JLW	NJM	NJM

Proposed Development at Hatchfield Farm, Newmarket  
Section, 278 Highway Works

General Arrangement - Sheet 5 of 8

Drawn: JLW  
 Checked: NJM  
 Appr'd: NJM  
 Date: 21/07/21  
 Project: Proposed Development at Hatchfield Farm, Newmarket Section, 278 Highway Works  
 Drawing No: ST-3031  
 Scale: 1:500  
 Date: 21/07/21  
 Author: JLW

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 Email: info@stomor.co.uk | www.stomor.co.uk

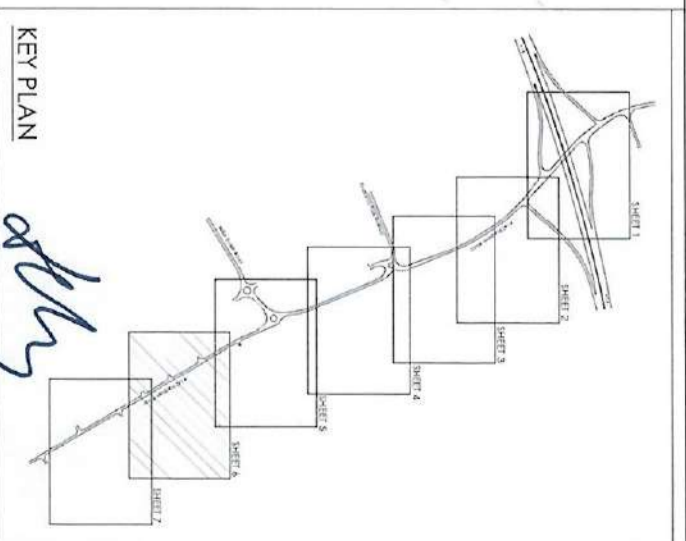


Sheet 5  
Sheet 6

3.0m wide segregated  
Footway/cycleway

3.0m wide segregated  
Footway/cycleway

Sheet 6  
Sheet 7



**NOTES**

1. ALL WORKS IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE PRIOR APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY TRAFFIC MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT (1991) FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. EXISTING TREE STUMPS & ROOTS TO BE REMOVED OR AND PROTECTED IN ACCORDANCE WITH THE TREE PRESERVATION ACT (1999) AND LOCAL AUTHORITY REQUIREMENTS. ANY REMOVAL OF TREES MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO COMMENCING WORKS.
5. CONTRACTOR IS TO ALLOW FOR ALL APPROPRIATE DRAINAGE SINKS, REMOVED TREES AND MANHOLES TO BE REPLACED WITHIN THE SPECIFIED TIME FRAME AND TO BE REINSTATED TO ORIGINAL OR BETTER STANDARDS WITHIN THE SPECIFIED TIME FRAME.
6. ALL EXISTING MANHOLES EXPOSED ON SITE TO BE COVERED TO STANDARD WITH INVERT LEVELS.
7. PREPARE TO COMMENCE WORKS THE CONTRACTOR IS TO RE-OPEN THE GROUND INVESTIGATION REPORT.
8. CONTRACTOR IS TO BE IN CONTACT WITH THE SURVEYOR'S OFFICE THROUGHOUT THE PROJECT.
9. ALL CONTRACTOR WORKS ARE TO BE FULLY COMPLIANT WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENT SPECIFICATION FOR EARTHWORKS (2004).

**BURIED SERVICES**

1. PRIOR TO ANY WORKS BEING UNDERTAKEN, THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO DETERMINE APPROPRIATE LOCATIONS OF BURIED SERVICES.
2. HAND DIGGING SHOULD BE CARRIED OUT IN ORDER TO IDENTIFY EXACT POSITIONS AND DEPTHS WITH RESPECT TO BURIED SERVICES. APPROPRIATE RECORDS TO BE MAINTAINED BY THE CONTRACTOR.
3. LOCATIONS AND DEPTHS OF BURIED SERVICES TO BE CONFORMED TO THE ENGINEER'S RECORDS AND BEING CARRIED OUT.
4. APPROPRIATE PERMITS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TRAIL HOLES.

**HOISTING PROTOCOL**

1. HERE IS A POSSIBILITY THAT AN UNKNOWN AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION OF THIS WORKS.
2. SHOULD AN AREA OF CONTAMINATION BE ENCOUNTERED BY VISUAL OR OLFACTORY MEANS THE FOLLOWING PROCEDURE WILL BE FOLLOWED:
  - WORKS IN THIS AREA WILL BE STOPPED IMMEDIATELY.
  - A REGISTERED ENVIRONMENTAL CONSULTANT WILL BE CONTACTED TO ADVISE ON THE APPROPRIATE ACTION TO BE TAKEN.

Client: *ahy*

Project: *ahy*

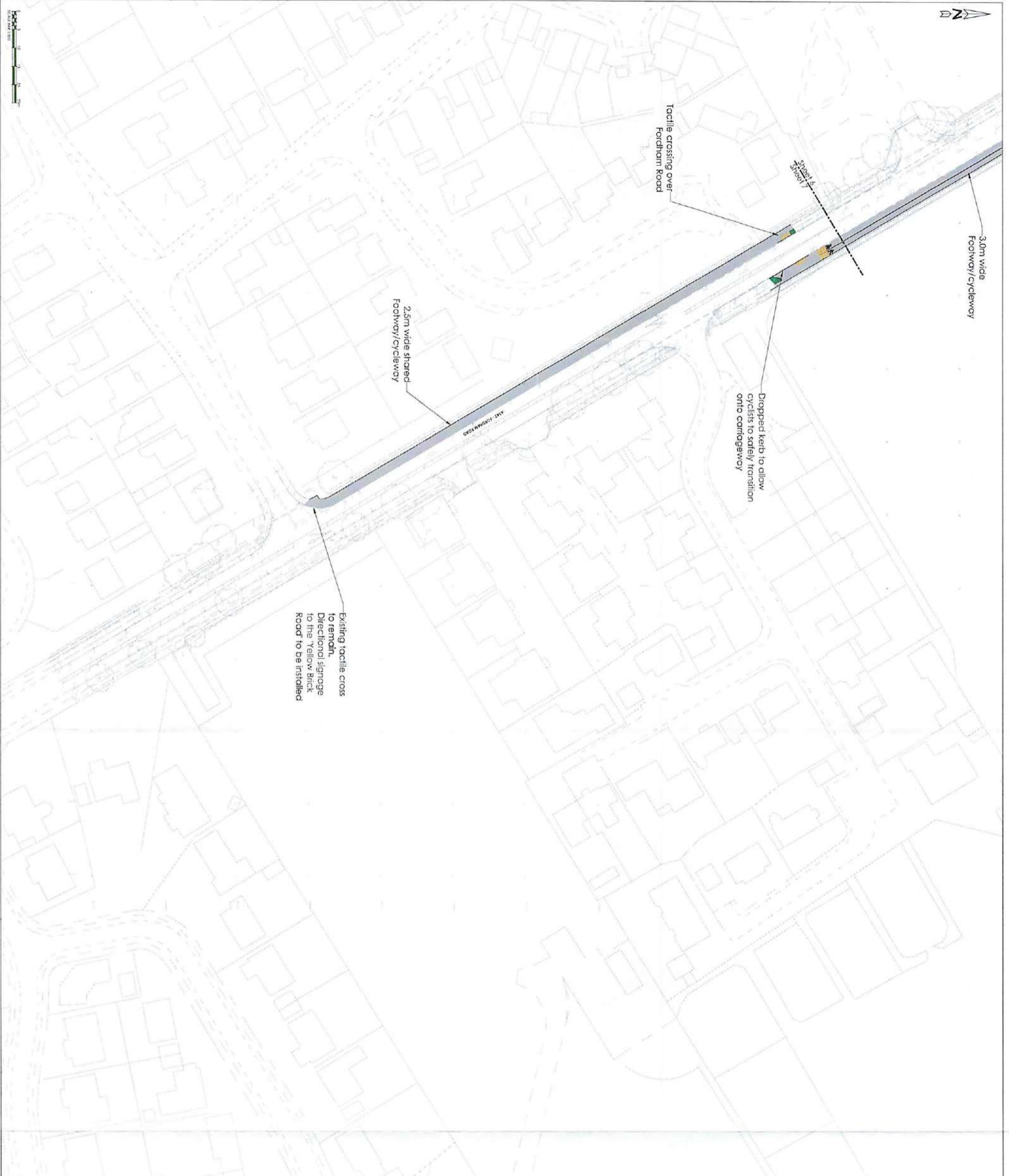
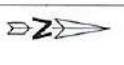
Proposed Development at Hatchfield Farm, Newmarket  
Section 278 Highway Works

General Arrangement - Sheet 6 of 8

Reference No:	706-A	Date:	21.07.21	Drawn:	JKM	Approved:	LH
Sheet No:	SI-3031	Scale:		Client:			

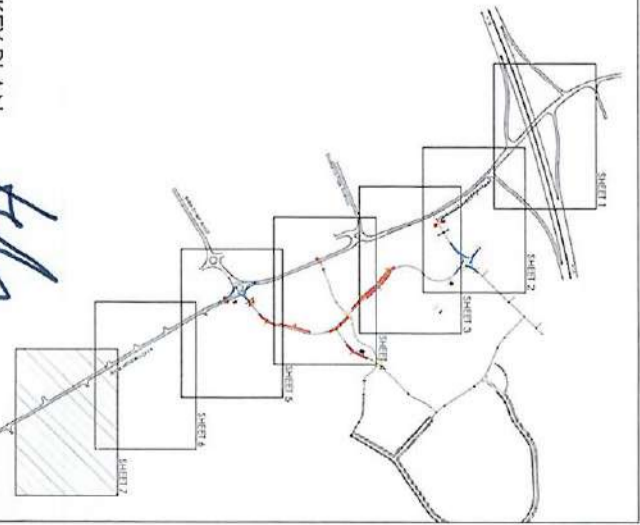
**stomor**  
CIVIL ENGINEERING CONSULTANTS

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Tel: 01438 543333 | Fax: 01438 543334 | Email: info@stomor.co.uk



**KEY PLAN**

*Handwritten signature/initials*



**NOTES**

1. ALL WORKS BY THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY TRAFFIC MANAGEMENT REQUIRED TO MAINTAIN ACCESS TO THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT 1991 FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. EXISTING TREE SURVEYS & REPORTS TO BE SUBMITTED UP AND REMOVED FROM SITE ANY GRASSES, WEEDS AND PLANTS TO BE REMOVED FROM THE SITE MUST BE IDENTIFIED AND REMOVED PRIOR TO COMMENCEMENT OF WORKS.
5. CONTRACTOR IS TO ALLOW FOR ALL APPROPRIATE DRAINAGE RUNS, BOUNDARY FENCES AND WALLS TO REMAIN / TO BE RELOCATED TO BE RELOCATED WITHIN THE BOUNDARY OF THE SITE.
6. ALL EXISTING MANHOLES RECEIVED ON SITE TO BE MONITORED TO RECORD LID WITH BARRIER LEVELS.
7. PRIOR TO COMMENCING WORKS THE CONTRACTOR IS TO REVIEW THE GROUND INVESTIGATION REPORT.
8. CONTRACTOR IS TO BE IN CONTACT WITH SIMPLY COUNT COUNCIL HIGHWAY SURVEILLANCE TEAM.
9. ALL CONSTRUCTION ACTIVITIES TO BE RELAY COMPANY WITH THE REQUIREMENTS OF BURIED SERVICES.

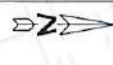
1. PRIOR TO ANY WORKS BEING UNDERTAKEN, THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO IDENTIFY APPROXIMATE LOCATION OF BURIED SERVICES.
  2. HAND DIGGING THAT SHOULD BE CARRIED OUT IN ORDER TO IDENTIFY EXACT POSITION AND DEPTH, WITH RELEVANT NOTICE GIVEN TO STATIONER UNDERSTAKE AS APPROPRIATE PRIOR TO CARRYING OUT ANY EXCAVATION.
  3. LOCATION AND DEPTH OF BURIED SERVICES TO BE CONFIRMED TO THE ENGINEER FROM TO WORKS BEING CARRIED OUT.
  4. APPROVED DRAWINGS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TRAFFIC SIGNS.
- HOISTING PROTOCOL**
- THERE IS A POSSIBILITY THAT AN UNKNOWN AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION/DEMOLITION WORKS.
1. SHOULD CONTAMINATION BE IDENTIFIED IN THE FIELD OR ON CONTACT WITH ANY SOIL, THE CONTRACTOR WILL BE REQUIRED TO STOP WORK IMMEDIATELY AND REPORT TO THE PROJECT MANAGER.
- Handwritten signature/initials*

General Arrangement - Sheet 7 of 8

Project Name	707-A	Client	XXXXXX
Project No	21.07.21	Scale	1:300 @ A1
Drawn	JW	Checked	XXX
Date	21.07.21	Author	XXX

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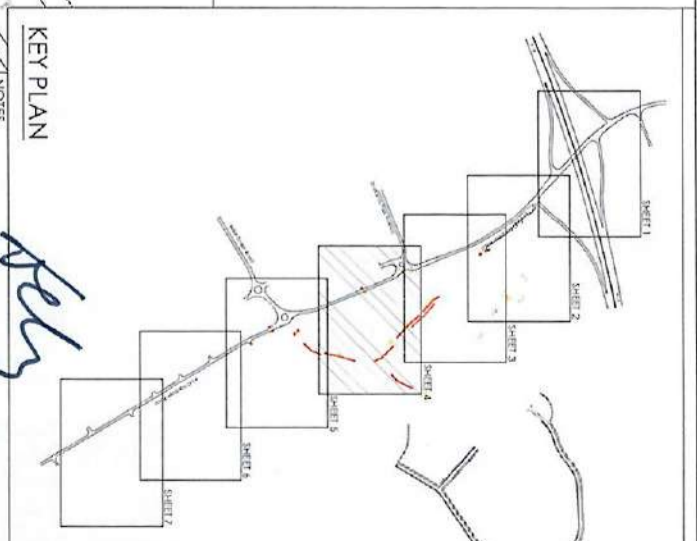
15, The Quadrant, London, SE1 1TL  
020 7463 4000  
www.stomor.co.uk



Sheet 3  
Sheet 4

**Kerb Legend**

[Blue line]	Precast Concrete Half Soller (H82) Kerb with 125mm Upstand
[Green line]	Precast Concrete Fossil kerb with 160mm Upstand
[Yellow line]	Precast Concrete Channel Block (CS3)
[Red line]	Precast Concrete 45° Splay (S9) Kerb with 100mm Upstand
[Light Blue line]	Precast Concrete 45° Splay to H82 transition kerb
[Light Green line]	Precast Concrete Edging Kerb (E9)
[Light Yellow line]	Precast Concrete Bullnose Kerb (B9) with 60mm Upstand at pedestrian crossings and 25mm at vehicle crossings
[Light Red line]	Precast Concrete Half Soller (H82) to Bullnose (B9) or Channel Block (CS3) transition kerb
[Light Blue line]	Precast Concrete Fossil kerb to Half Soller (H82) transition kerb



**NOTES**

1. ALL WORKS IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE PRIOR APPROVAL, AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY TRAFFIC MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE 'NEW ROAD AND STREET WORKS ACT : 1991' FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. EXISTING TREE STUMPS & ROOTS TO BE CARRIED BY AND REMOVED FROM THE ANY CONTRACTOR SHALL BE REMOVED WITHIN THE SPECIFIED TIME FRAME AND SHALL BE REMOVED TO AN APPROPRIATE LOCATION TO BE DETERMINED BY THE CONTRACTOR.
5. CONTRACTOR IS TO ALLOW FOR ALL UNANNOUNCED DRAINAGE BANKS, REMOVED TREES AND MANHOLETS / ROADWAYS / COLLECTOR TO BE LOCATED WITHIN THE CONTRACTED DRIVE AREA.
6. ALL EXISTING MANHOLES REMOVED ON SITE TO BE ENCASED TO STICKER LID WITH 50MM LEVELS.
7. PRECISE TO COMMENCE WORKS THE CONTRACTOR TO RE-VERIFY THE GROUND INVESTIGATION REPORT.
8. CONTRACTOR DETAILS TO BE IN COMPLIANCE WITH STREET COUNCIL COUNCIL HIGHWAYS STANDARDS DRAWINGS.
9. ALL CONTRACTOR WORKS ARE TO BE REGULATORY COMPLIANT WITH THE REQUIREMENTS OF BURIED SERVICES.

1. PRIOR TO ANY WORKS BEING UNDERTAKEN, THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO DETERMINE APPROXIMATE LOCATION OF BURIED SERVICES.
2. HAD ANY UTILITIES SHOULD BE CARRIED OUT IN ORDER TO IDENTIFY EXACT POSITION AND DEPTH, WITH APPROPRIATE NOTICES GIVEN TO STAKEHOLDERS AS APPROPRIATE PRIOR TO CARRIED OUT ANY WORKS.
3. LOCATIONS AND DEPTH OF EXISTING SERVICES TO BE DETERMINED BY THE ENGINEER PRIOR TO WORKS BEING CARRIED OUT.
4. APPROPRIATE PERMITS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TRAIL HOLES.

**HOIST OF PROTOCOL**

HERE IS A FORECAST THAT AN UNUSUAL AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION OF THIS WORKS. MEANS AND METHODS OF INVESTIGATION WILL BE FOLLOWED. ANY UNUSUAL FINDINGS WILL BE REPORTED TO THE PROJECT MANAGER IMMEDIATELY UPON THE SITE PROJECT MANAGER.

**Proposed Development at Hatchfield Farm, Newmarket Section 278 Highway Works**

Kerb and Edging Layout - Sheet 4 of 8

Project No: 714-A

Date: 21.07.21

Scale: 1:500 @ A1

Author: JMW

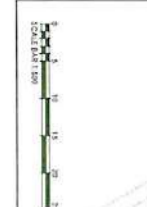
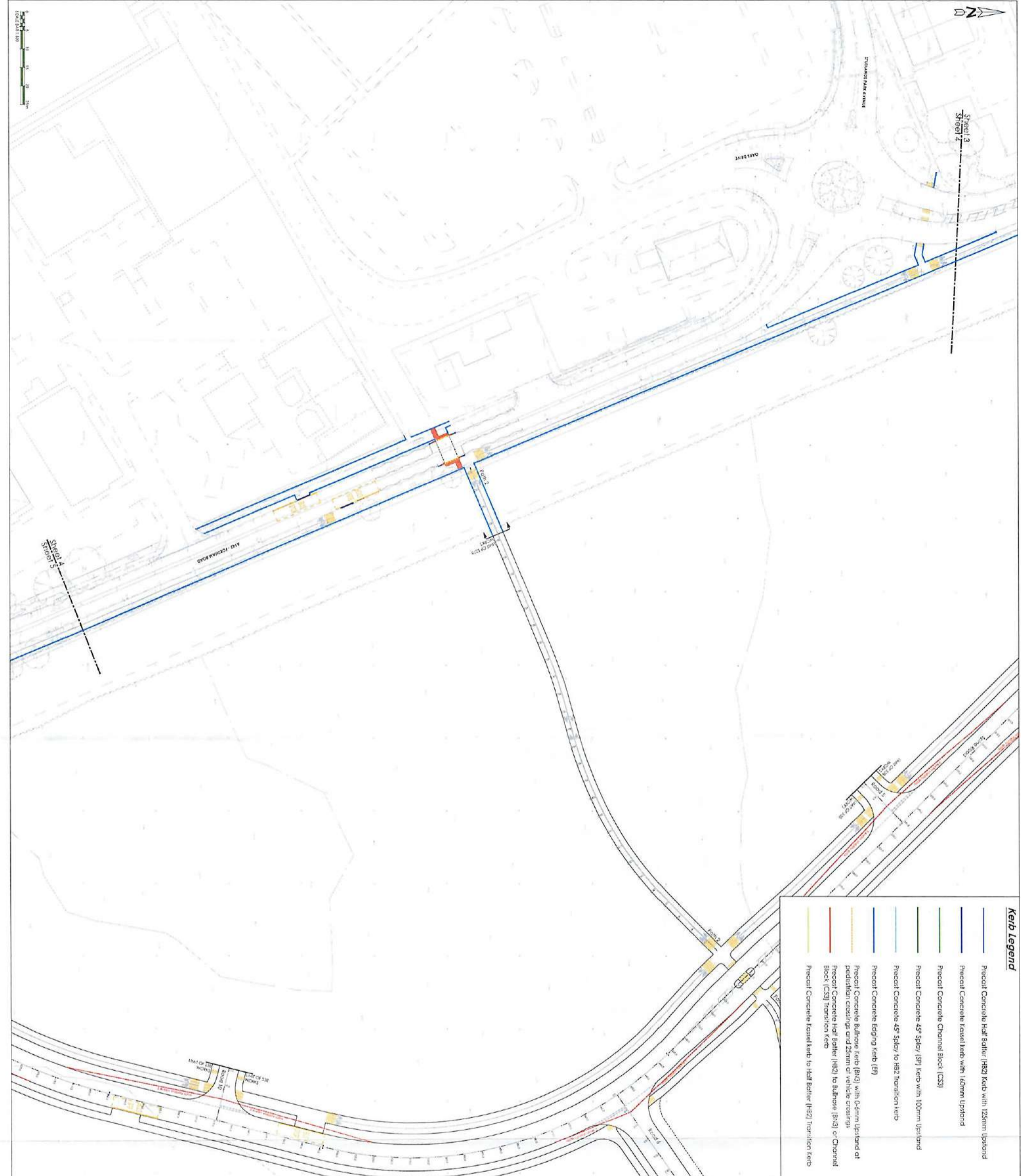
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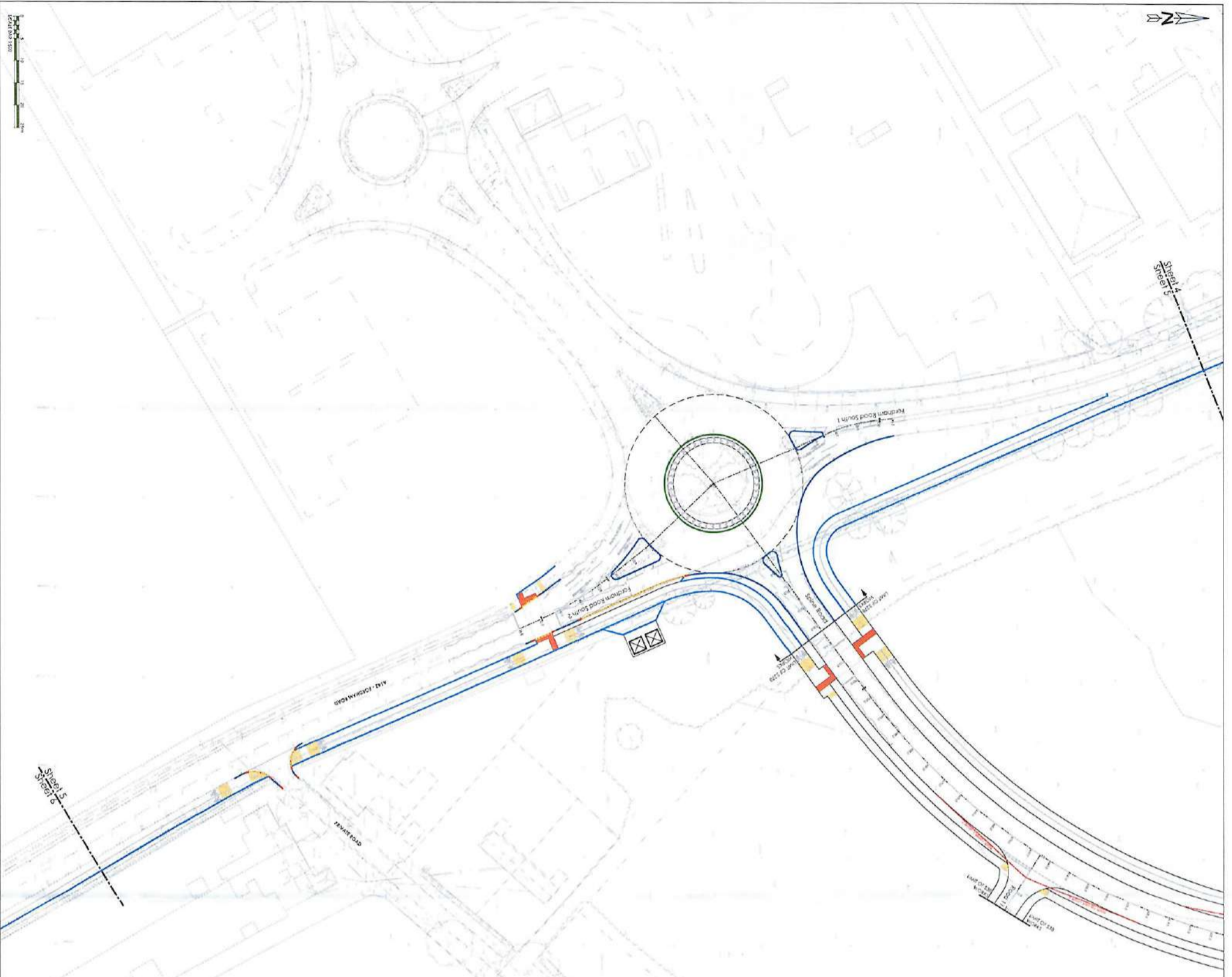
Drawn: XXX

Client: XXX

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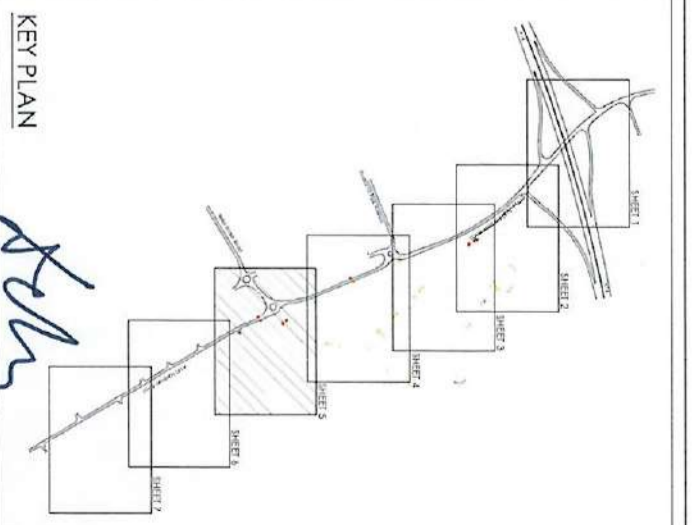
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21.07.21





**Kerb Legend**

	Precast Concrete Half Bather (H&Z) Kerb with 125mm Upstand
	Precast Concrete Kasal kerb with 150mm Upstand
	Precast Concrete Channel Block (CS3)
	Precast Concrete 45° Splay (S9) Kerb with 100mm Upstand
	Precast Concrete 45° Splay to H&Z Transition Kerb
	Precast Concrete Edging Kerb (E8)
	Precast Concrete Subbase Kerb (S13) with 60mm Upstand at pedestrian crossings and 25mm at vehicle crossings
	Precast Concrete Half Bather (H&Z) to Bulbnose (B1V3) or Channel Block (CS3) Transition Kerb
	Precast Concrete Kasal kerb to Half Bather (H&Z) Transition Kerb



- NOTES**
1. ALL WORKS IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE RELEVANT APPROVALS AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
  2. ANY TRAFFIC MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
  3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT 1991 FOR ALL WORKS IN THE PUBLIC HIGHWAY.
  4. DURING THE STAGES & PHASES TO BE CARRIED UP AND REVIEWED FROM SEE ANY DRAWINGS TO BE CARRIED OUT WITH THE RELEVANT APPROVALS AND TO THE SATISFACTION OF THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
  5. CONTRACTOR IS TO ALLOW FOR ALL ABANDONED DRAINAGE PIPES, ABOVE GROUND AND UNDERGROUND, TO BE BACKFILLED WITH WELL COMPACTED DEBRIS ABOVE.
  6. ALL BURIED MANHOLES EXPOSED ON SITE TO BE EXPOSED TO STOVOL LTD WITHIN THE LEVELS.
  7. PRIOR TO COMMENCING WORKS THE CONTRACTOR IS TO REVIEW THE GROUND INVESTIGATION REPORT.
  8. CONSTRUCTION DETAILS TO BE IN COMPLIANCE WITH SURFQUANT COUNCIL HOUSING'S STANDARD DETAILS.
  9. ALL CONSTRUCTION WORKS ARE TO BE FULLY COMPLETED WITHIN THE REQUIREMENTS OF BURIED SERVICES.
- PRIOR TO ANY WORKS BEING UNDERTAKEN, THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO IDENTIFY APPROPRIATE LOCATION OF BURIED SERVICES**
1. HAND DIGGING SHALL BE CARRIED OUT IN ORDER TO IDENTIFY EXACT POSITION AND DEPTH WITH RELEVANT NOTICE GIVEN TO STATION OPERATORS AS APPROPRIATE PRIOR TO CARRYING OUT ANY EXCAVATIONS.
  2. LOCATIONS AND DEPTHS OF BURIED SERVICES TO BE COVERED BY THE ENGINEER PRIOR TO WORKS BEING CARRIED OUT.
  3. APPROPRIATE PERMITS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TRENCHES.
- HOIST POT PROTOCOL**
1. THERE IS A REQUIREMENT THAT AN UNKNOWN AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION/DEMOLITION WORKS.
  2. SHOULD ANY LOCATION OF CONTAMINATION BE IDENTIFIED BY A LOCAL OR CLONACTOR MEANS THE LOCATION WILL BE NOTIFIED TO THE PROJECT MANAGER.
  3. WORKERS SHALL NOT WORK IN THE AREA WHERE CONTAMINATION IS IDENTIFIED UNTIL ADVISED BY THE PROJECT MANAGER.
- JW*

**Proposed Development at Horthfield Farm, Newmarket  
Section 276 Highway Works**

Kerb and Edging Layout - Sheet 5 of 8

Project Ref:	ST-3031	Client:	ST-3031
Date:	21/07/21	Author:	JW

**stomor**  
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100, The Quadrant, Colchester, Essex, CO1 1JL  
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Sheet 5  
Sheet 6

Sheet 6  
Sheet 7

**Keib Legend**

	Precast Concrete Half Balise (HB2) Keib with 125mm Upstand
	Precast Concrete Fossil Keib with 100mm Upstand
	Precast Concrete Channel Block (CS3)
	Precast Concrete 45° Splay (SP) Keib with 100mm Upstand
	Precast Concrete 45° Splay to HB2 Transition Keib
	Precast Concrete Edging Keib (EF)
	Precast Concrete Bullnose Keib (BN2) with D-Form Upstand or Pedestrian curbside and 25mm of vehicle curbside
	Precast Concrete Half Balise (HB2) to Balise (BL3) or Channel Block (CS3) Transition Keib
	Precast Concrete Fossil Keib to Half Balise (HB2) Transition Keib

**KEY PLAN**

**NOTES**

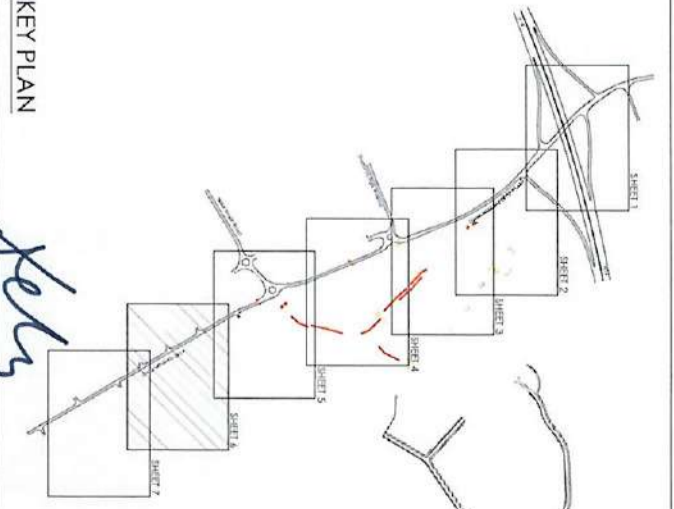
1. ALL WORK IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE PRIOR APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY TRAFFIC MANAGEMENT REQUIRED TO UNDERPIN WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
3. THE CONTRACTOR TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT 1991 FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. BEFORE THE FILLING & ROADS TO BE GRABBED UP AND REMOVED FROM THE ANY PREVIOUS EXISTING ROAD OR DRIVE, WITH WELL COMPACTED FILL AND A MINIMUM 100mm OF GRANULAR FILL TO BE LAYED OVER THE EXISTING ROAD SURFACE.
5. CONTRACTOR IS TO ALLOW FOR ALL ABANDONED DRAINAGE PIPES, SHOWING THESE AND VARIANTS / JOINTS TO BE FACED WITH WELL COMPACTED GRANULAR FILL TO BE LAYED OVER THE EXISTING ROAD SURFACE.
6. ALL BORED MANHOLES DEEPER THAN 1.0m TO BE PROTECTED WITH AN INLET LEVEL.
7. PRECAST CONCRETE WORKS THE CONTRACTOR IS TO REPAIR THE GROUND SURFACE TO ORIGINAL LEVEL.
8. CONNECTION DETAILS TO BE IN COMPLIANCE WITH SUFFOLK COUNTY COUNCIL HIGHWAYS STANDARD DRAWINGS.
9. ALL CONSTRUCTION WORKS ARE TO BE IN COMPLIANCE WITH THE REQUIREMENTS OF BURIED SERVICES.

1. PRECAST CONCRETE WORKS UNDERWAY, THE CONTRACTOR TO REFER TO UTILITIES RECORDS TO IDENTIFY APPROPRIATE LOCATION OF BURIED SERVICES.
2. HAND DIG TEST HOLES SHOULD BE CARRIED OUT IN ORDER TO IDENTIFY EXACT POSITION AND DEPTH WITH REASONABLE NOTICE GIVEN TO PROPERTY OWNERS AS APPROPRIATE PRIOR TO COMMENCING ANY EXCAVATION.
3. LOCATION AND DEPTH OF BURIED SERVICES TO BE COMPALED TO THE ENGINEER PRIOR TO WORKS BEING CARRIED OUT.
4. APPROPRIATE PERMITS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TEST HOLES.

**HOIST POT PROTOCOL**

1. THERE IS A REQUIREMENT THAT AN UNKNOWN AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION WORKS. WORKERS SHOULD BE AWARE OF THIS AND SHOULD TAKE THE FOLLOWING PRECAUTIONS:

- SHOULD ANY AREA OF SOIL CONTAMINATION BE OBSERVED BY ANY WORKER MEANS THE FOLLOWING PROCEDURES SHOULD BE FOLLOWED:
- IMMEDIATELY REPORT TO THE PROJECT MANAGER.
- STOP WORK IMMEDIATELY.
- DO NOT TOUCH OR DISTURB THE CONTAMINATION.
- DO NOT ALLOW ANY OTHER PERSONS TO TOUCH OR DISTURB THE CONTAMINATION.
- WAIT FOR INSTRUCTIONS FROM THE PROJECT MANAGER.



Client: **Stonor**

Project: **Proposed Development at Hatchfield Farm, Newmarket Section 27B Highway Works**

Drawn by: **Engineering**

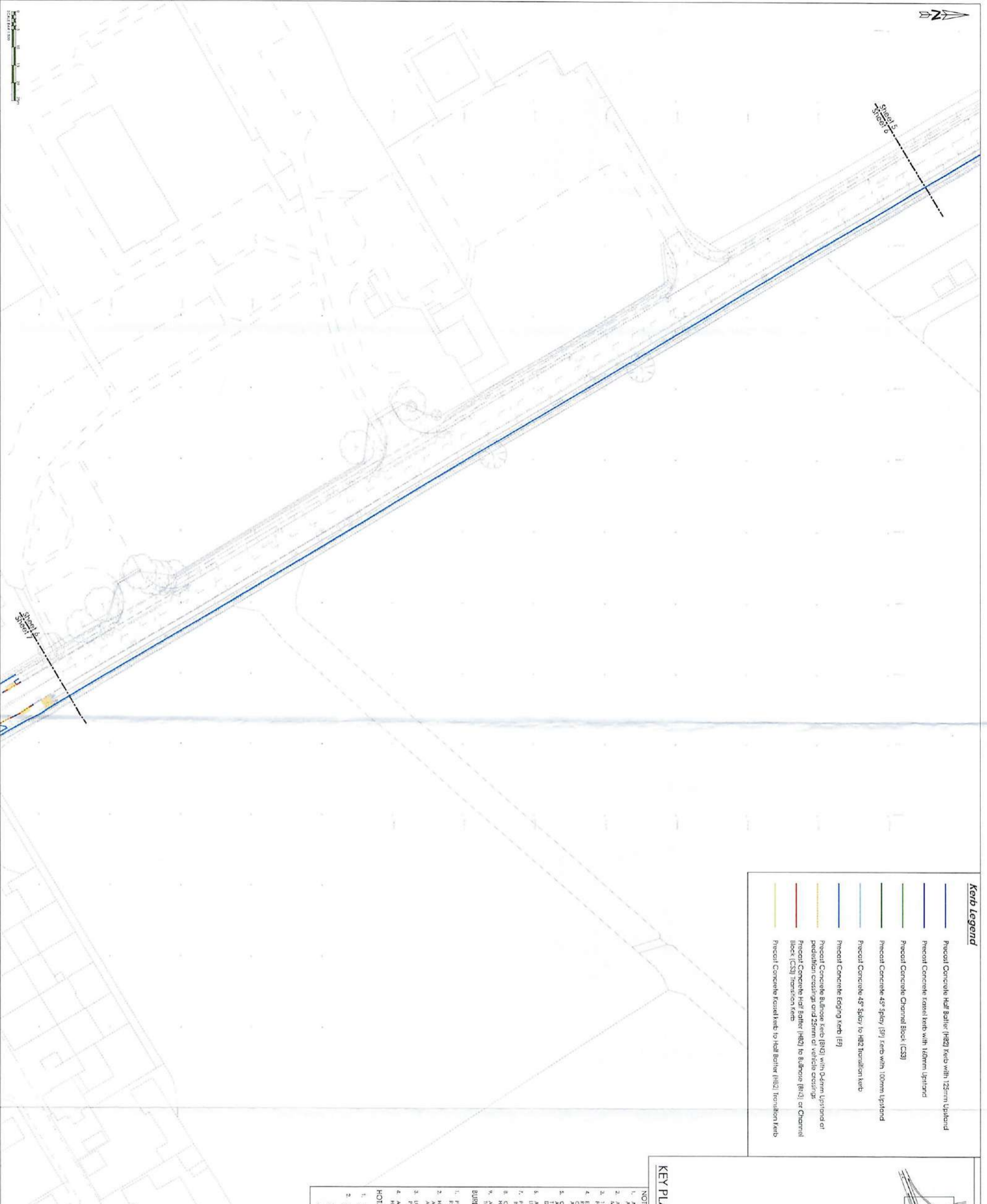
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**Keib and Edging Layout - Sheet 6 of 8**

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ST-3031	716-A
Scale:	Date:
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Drawn by:	Checked by:
JMW	XXX
Approved:	Approved:
	XXX

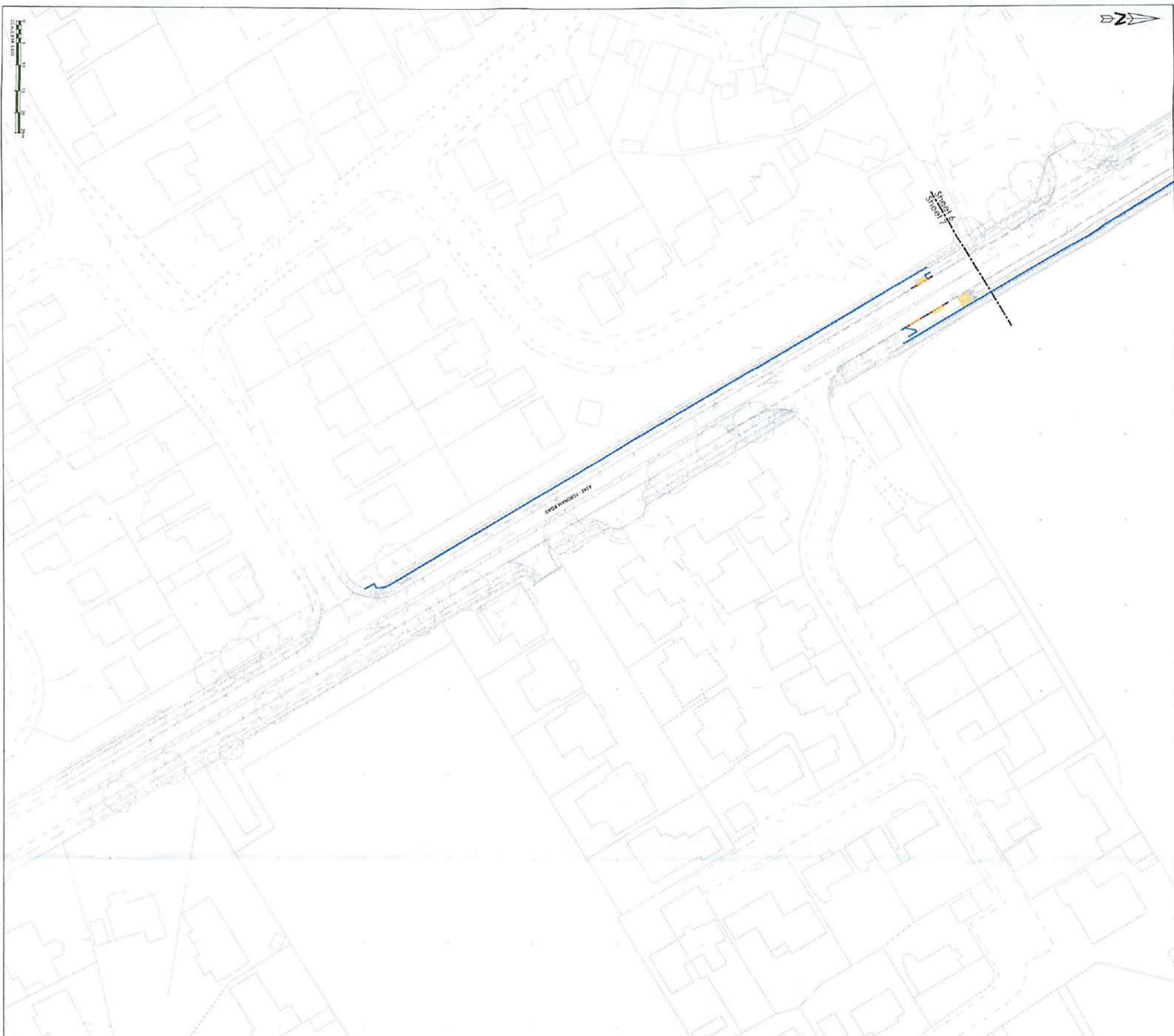
**stonor**  
CIVIL ENGINEERING CONSULTANTS

Unit 2, The Hub, Farnham House  
Farnham Road, Farnham, Surrey GU14 7JH  
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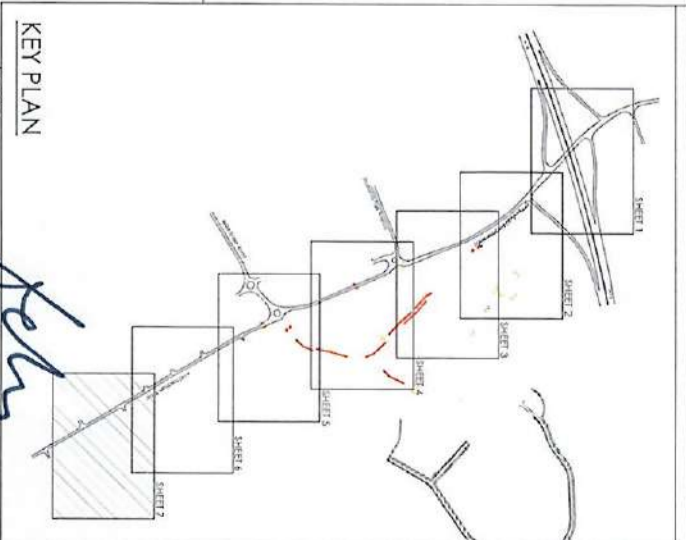


Sheet 6  
Sheet 7



### Kerb Legend

- Precast Concrete Hoof Bather (H12) Kerb with 125mm Upstand
- Precast Concrete Kasal Kerb with 160mm Upstand
- Precast Concrete Channel Block (CS3)
- Precast Concrete 45° Spay (S2) Kerb with 100mm Upstand
- Precast Concrete 45° Spay to H12 Transition Kerb
- Precast Concrete Edging Kerb (E1)
- Precast Concrete Bulbore Kerb (B12) with 0.5mm Upstand at pedestrian crossings and 25mm at vehicle crossings
- Precast Concrete Hoof Bather (H12) to Bulbore (B12) or Channel Block (CS3) Transition Kerb
- Precast Concrete Kasal Kerb to Hoof Bather (H12) Transition Kerb



### NOTES

1. ALL WORKS IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE PRIOR APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY TRAFFIC MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THE WORKS COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT 1991 FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. EXISTING TREE SURVEY & REPORT TO BE OBTAINED UP AND PROVIDED FROM THE ANY CONTRACTOR PRIOR TO COMMENCEMENT OF WORKS TO ENSURE FULL DETAILED CONSTRUCTION ABOVE.
5. CONTRACTOR IS TO ALLOW FOR ALL UNDEGRADED DRAINAGE RIGS. REMOVE REEDS FROM ALL DRAINAGE RIGS TO BE REPLACED WITH 100mm DIA. RIGS TO ENSURE FULL CONSTRUCTION DEPTH ABOVE.
6. ALL BERRID MANHOLES EXISTING ON SITE TO BE REPILED TO STOMOR LTD WITH BERRID LEVELS.
7. BERRID TO COMPLY WITH WORKS TO REVIEW THE GROUND.
8. BERRID TO COMPLY WITH WORKS TO REVIEW THE GROUND.
9. CONSTRUCTION DETAILS TO BE IN COMPLIANCE WITH DUNFREMOUNT COUNCIL SPECIFICATIONS.
10. ALL WORKS TO BE CARRIED OUT TO THE SATISFACTION OF THE LOCAL AUTHORITY AND TO THE SATISFACTION OF THE DUNFREMOUNT COUNCIL SPECIFICATIONS FOR ESTABLISHED OR BURIED SERVICES.

### BURIED SERVICES

1. PRIOR TO ANY WORKS BEING UNDERTAKEN, THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO DETERMINE THE LOCATION OF BURIED SERVICES.
2. HAND DIG TEST HOLES SHOULD BE CARRIED OUT IN ORDER TO DETERMINE EXACT POSITIONS APPROXIMATE PRIOR TO DETERMINING OF ANY EXCAVATION.
3. LOCATION AND DEPTH OF BURIED SERVICES TO BE COMPARED TO THE ENGINEER RECORD TO THE BEST OF HIS ABILITY.
4. APPROXIMATE POSITIONS TO WORK WILL BE REQUIRED TO CLASH OUT ANY WORK IN THE HOISPOI PROTOCOL.

### HOISPOI PROTOCOL

1. THERE IS A POSSIBILITY THAT AN UNKNOWN AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION OF THIS WORKS.
2. SHOULD AN AREA OF SOIL CONTAMINATION BE IDENTIFIED BY VISUAL OR VACUUM CLEANING, THE FOLLOWING WORKS WILL BE ALLOWED BY VISUAL OR VACUUM CLEANING.
3. IMMEDIATELY STOP ALL WORKS IN THE AREA OF SOIL CONTAMINATION AND REPORT TO THE PROJECT MANAGER.
4. PROJECT MANAGER SHALL BE REQUIRED TO ADVISE THE LOCAL AUTHORITY.

Kerb and Edging Layout - Sheet 7 of 8

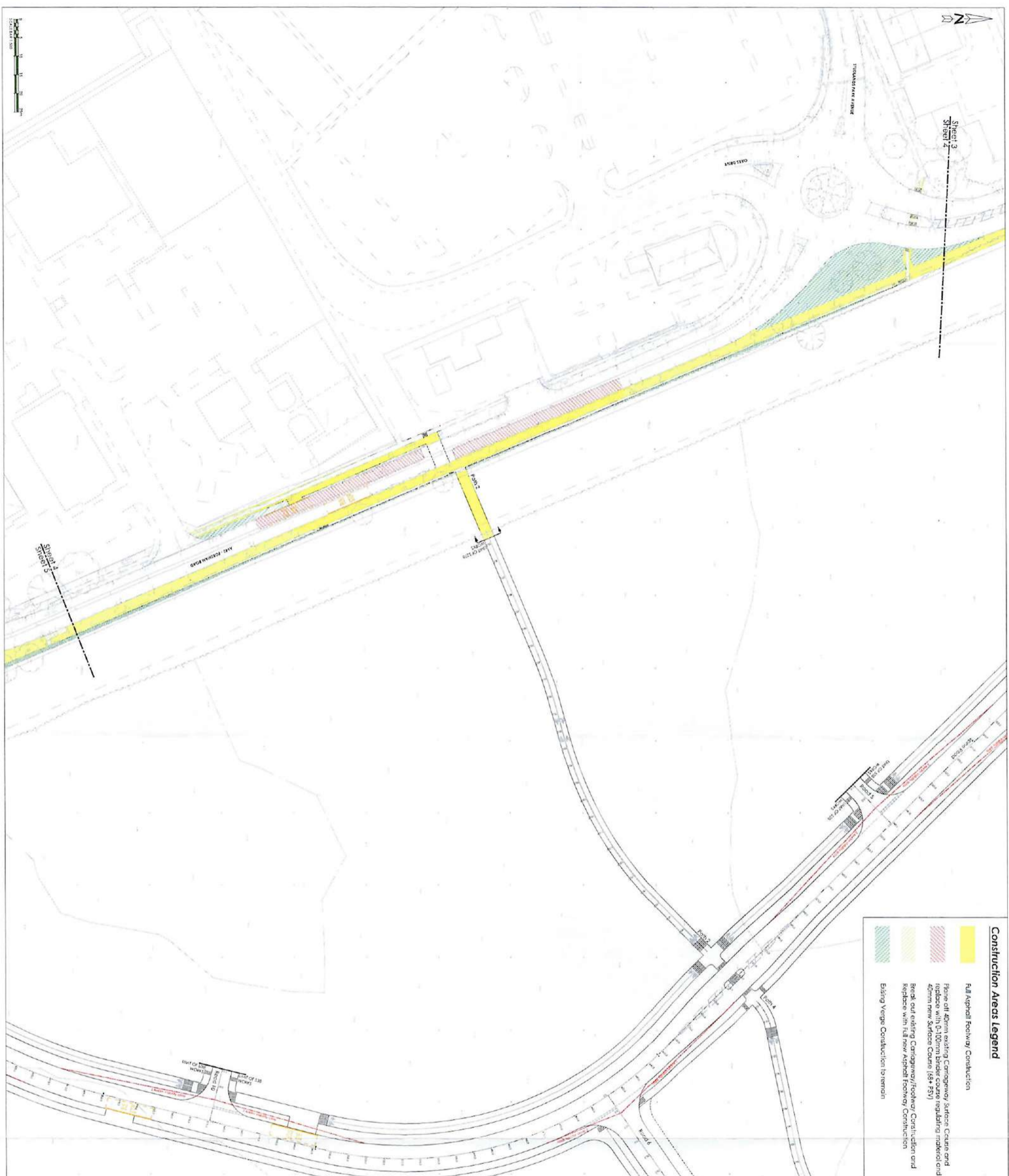
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Project Name	717-A	Drawn	XXX
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Checked		Drawn	XXX

**stomor**  
 CIVIL ENGINEERING CONSULTANTS  
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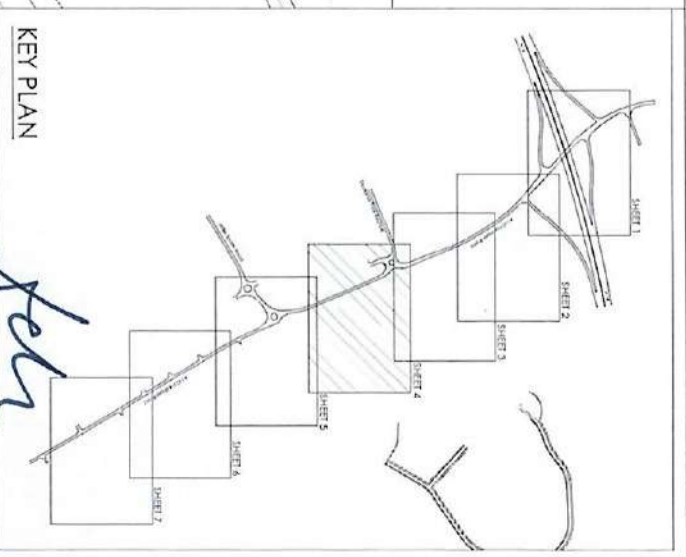
Sheet 3  
Sheet 4

Sheet 1  
Sheet 5



**Construction Areas Legend**

- Full Asphalt Footway Construction
- Plans of all Adjoin existing Carriageway Surface Cuts and replace with 100mm concrete base and 40mm new surface course (S20 P37)
- Break out existing Carriageway/footway Construction and replace with full new Asphalt Footway Construction
- Existing Verge Construction to remain



- NOTES**
1. ALL WORKS IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE NECESSARY APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
  2. ALL TRAFFIC MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THE WORKS COMMENCING.
  3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT (1997) FOR ALL WORKS IN THE PUBLIC HIGHWAY.
  4. EXISTING TREE SURVEY & REPORTS TO BE REVIEWED BY AND PROVIDED FROM THE APPROPRIATE MANAGER TO DETERMINE THE STATUS OF ALL TREES AND TO BE COMPLETED ABOVE.
  5. CONTRACTORS TO ALLOW FOR ALL APPROPRIATE DRAINAGE SINKS, REMOVED TREE AND WASTEWATER SOAKWAYS / COLLECTORS TO BE RE-INSTALLED WITH THE CORRECT DEPTH ABOVE.
  6. ALL EXISTING MANHOLES IDENTIFIED ON SITE TO BE REINFORCED TO STOMOR LTD WITH RIVER LEVELS.
  7. PRIOR TO COMMENCING WORKS THE CONTRACTOR IS TO REVEAL THE GROUND BENEATH EXISTING ROAD.
  8. CONSTRUCTION SHALL BE IN COMPLIANCE WITH STREET CLOSURE CONCEPT HIGHWAYS STANDARD DRAWINGS.
  9. ALL CONSTRUCTION WORKS ARE TO BE FULLY COMPLIANT WITH THE REQUIREMENTS OF THE CONCEPT CONSTRUCTION STANDARD DRAWINGS (S20 P37).

- BURIED SERVICES**
1. PRIOR TO ANY WORKS BEING UNDERTAKEN THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO DETERMINE APPROXIMATE LOCATION OF BURIED SERVICES.
  2. HAND DUG TRENCHES SHOULD BE CARRIED OUT IN ORDER TO IDENTIFY EXACT POSITION AND DEPTH, WITH RELEVANT NOTES GIVEN TO STAKEOUT UNDERMINE AS APPROPRIATE PRIOR TO COMMENCING ANY WORK.
  3. LOCATION AND DEPTH OF BURIED SERVICES TO BE CONFIRMED TO THE ENGINEER PRIOR TO WORKS BEING CARRIED OUT.
  4. APPROPRIATE PERMIT TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TRENCHES.

**HOISTING PROTOCOL**

1. THERE IS A POSSIBILITY THAT AN UNKOWN AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION OF THIS WORK.
2. SHOULD AN AREA OF CONTAMINATION BE IDENTIFIED, THE CONTRACTOR SHALL IMMEDIATELY STOP WORK AND NOTIFY THE PROJECT MANAGER.
3. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE PROJECT MANAGER.
4. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE PROJECT MANAGER.

**stomor**  
CIVIL ENGINEERING CONSULTANTS

13000@AI 21/07/21 TJK NJM LH

Proposed Development at Hatfield Farm, Newmarket  
Section 278 Highway Works

Construction Areas - Sheet 4 of 8

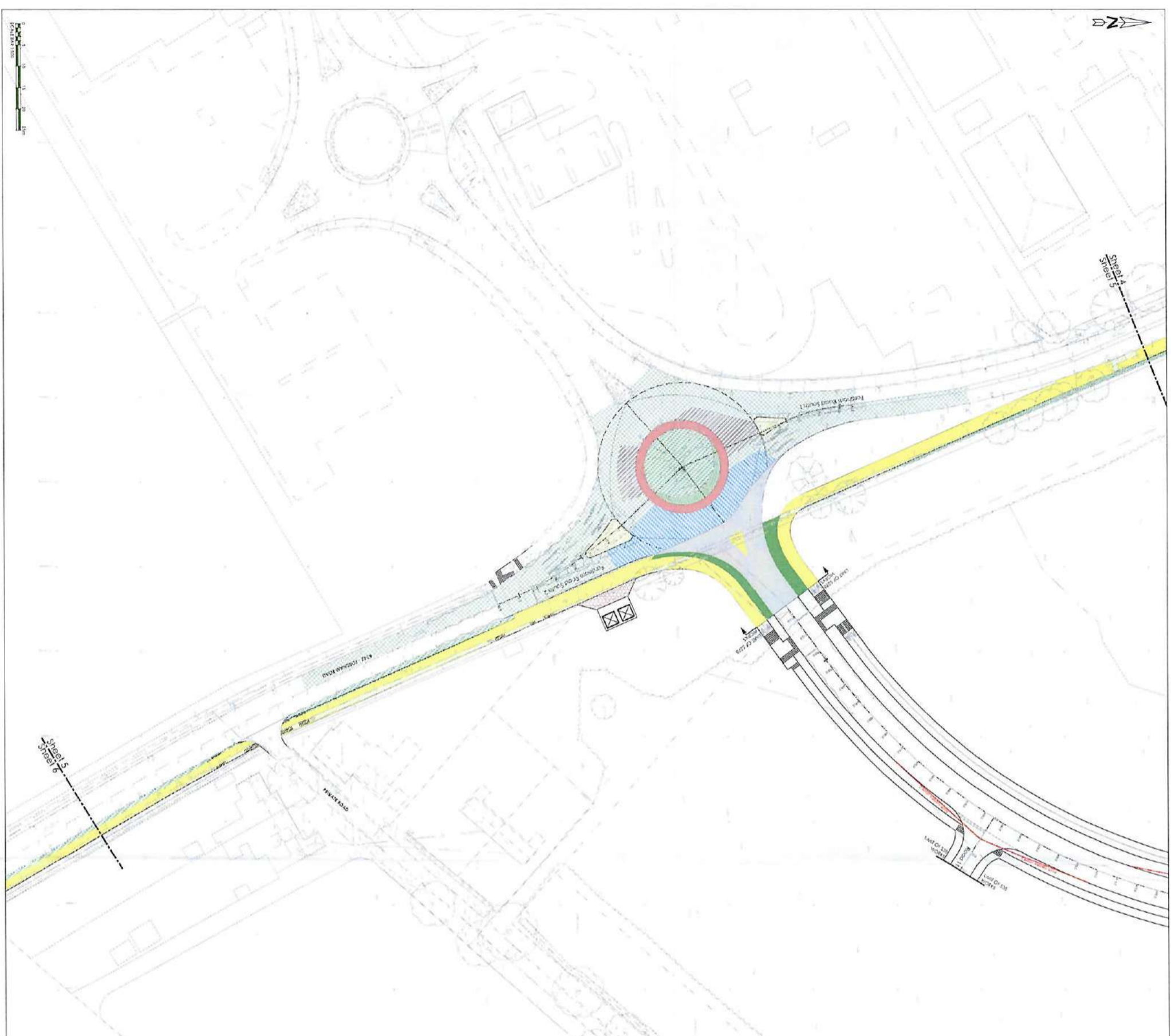
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13000@AI 21/07/21 TJK NJM LH





Sheet A  
Sheet 5

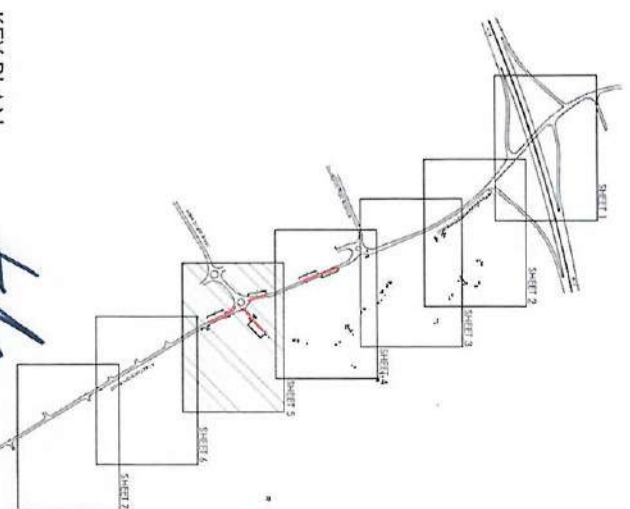


Sheet 5  
Sheet 6

### Construction Areas Legend

- Full Asphalt Footway Construction
- Full Asphalt Carriageway Construction
- Fines of 40mm existing Carriageway Surface Course and replace with 0-25mm base course regularising material 60mm Binder Course and 40mm Surface Course
- Fines of 40mm existing Carriageway Surface Course and replace with 0-100mm binder course regularising material and 40mm new Surface Course
- Break out existing Carriageway/Footway Construction and Replace with Full new Asphalt Footway Construction
- Break out existing Carriageway Construction and Replace with Full new Asphalt Carriageway Construction
- New Verge Construction - 100mm topsoil and seed
- Existing Carriageway/Footway Construction to be broken out and replaced with 100mm topsoil and seed
- Existing Verge Construction to remain
- Proposed Asphalt Carriageway Tiefs
- Proposed Grassguard Inlay construction
- Proposed Roundabout Island Construction

### KEY PLAN



### NOTES

1. ALL WORK IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE PRIOR APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY PLANNING PERMISSIONS REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THE WORKS COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT 1997 FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. EXISTING TREE STUMPS & ROOTS TO BE REMOVED BY AND REMOVED FROM SET ANY GRASSLAND OR HERBAGE TO BE REPLACED WITH FULL DEPTH CONSTRUCTION ABOVE.
5. CONTRACTOR IS TO ALLOW FOR ALL APPROVED DRAINAGE SURF, BOUNDARY TIES AND MANHOLES TO BE INSTALLED TO COMPLY WITH THE REQUIREMENTS OF THE LOCAL AUTHORITY TO BE INSTALLED TO THE DEPTH AND LEVEL TO BE INDICATED ON THE DRAWING.
6. ALL BORED MANHOLES BORED ON SITE TO BE HOPPOLED TO MATCH THE EXISTING LEVELS.
7. PRIOR TO COMMENCING WORKS THE CONTRACTORS TO REVIEW THE GROUND INVESTIGATION REPORT.
8. CONTRACTOR SHALL BE IN COMPLIANCE WITH SUFFOLK COUNTY COUNCIL HIGHWAY'S STANDARD DRAWINGS.
9. ALL CONSTRUCTION WORKS ARE TO BE IN ACCORDANCE WITH THE REQUIREMENTS OF BURIED SERVICES.
10. PRIOR TO ANY WORKS BEING UNDERTAKEN THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO DETERMINE APPROXIMATE LOCATION OF BURIED SERVICES.
11. HAND DIG REAL HOLES SHOULD BE CARRIED OUT IN ORDER TO IDENTIFY POSITION AND DEPTH, WITH RECORDABLE NOTICE GIVEN TO UTILITIES RECORDS AS APPROPRIATE PRIOR TO COMMENCING ANY WORKS.
12. LOCATING AND DIGGING OF BURIED SERVICES TO BE COMPLETED TO THE ENGINEER PRIOR TO WORKS BEING CARRIED OUT.
13. APPROVALS REQUIRED TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING REAL HOLES.

### HOTSPOT PROTOCOL

1. THERE IS A RISK THAT AN UNKNOWN AREA OF SOL CLAY EXISTENCE MAY BE ENCOUNTERED DURING CONSTRUCTION OF REAL HOLES.
2. SHOULD ANY CLAY BE ENCOUNTERED DURING CONSTRUCTION OF REAL HOLES THE CONTRACTOR IS TO STOP WORK IMMEDIATELY AND NOTIFY THE SITE ENGINEER.
3. WORKS MUST STOP ALL WORKS IN THE AREA WHERE CONSPIRACIOUS OBSERVED.
4. IMMEDIATELY INFORM THE SITE PRODUCTION MANAGER.

*[Handwritten signature]*

Construction Areas - Sheet 5 of 8

Project Name	ST-3031	Client	725-C
Date	15/08/21	Drawn	TJM
Scale	21.07.21	Checked	NJM

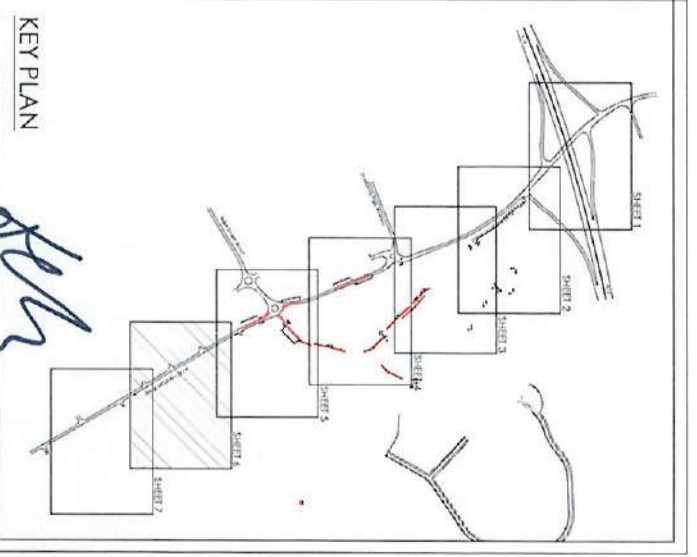
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CIVIL ENGINEERING CONSULTANTS

1-20, 21st Floor, Park House, 100, Broad Street, Birmingham, B1 2EG, UK  
Tel: 0121 633 2200  
www.stomor.com | info@stomor.com



**Construction Areas Legend**

	Full Asphalt Footway Construction
	Full Asphalt Carriageway Construction
	Plane of 40mm existing Carriageway Surface Course and replace with 0-250mm new course including 100mm 60mm Binder Course and 40mm Surface Course
	Plane of 40mm existing Carriageway Surface Course and replace with 0-100mm binder course including 100mm 40mm new Surface Course
	Break out existing Carriageway/footway Construction and replace with Full new Asphalt footway Construction
	Break out existing Carriageway Construction and replace with Full new Asphalt Carriageway Construction
	New Verge Construction - 100mm topsoil and seed
	Existing Carriageway/footway Construction to be broken out and replaced with 100mm topsoil and seed
	Existing Verge Construction to remain
	Proposed Asphalt Carriageway T-10m
	Proposed Gravel/layby construction
	Proposed Roundabout Island Construction



**NOTES**

1. ALL WORKS IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE PRIOR APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
  2. ANY MAJOR MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THE WORKS COMMENCING.
  3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT: 1991 FOR ALL WORKS IN THE PUBLIC HIGHWAY.
  4. DRAINAGE TRAP SWIMS & TRAPS TO BE PROVIDED UP AND REMOVED FROM SET ANY GRANULAR MATERIAL TO REMAIN AT LEVEL TO ENSURE FULL DEPTH CONSTRUCTION ABOVE.
  5. CONTRACTOR IS TO ALLOW FOR ALL UNANNOUNCED DRAINAGE PIPES, APPROVED TRAPS AND TRAPWAYS TO BE IDENTIFIED TO BE 150mm DEPTH WITH FULL CONCRETE DEPTH ABOVE.
  6. ALL BORED MANHOLES IDENTIFIED ON SITE TO BE HORDED TO ROAD OR VERGE LEVEL.
  7. PRIOR TO COMMENCING WORKS THE CONTRACTOR IS TO REVEAL THE GROUND REPRESENTATION HEREON.
  8. CONSTRUCTION DETAILS TO BE IN COMPLIANCE WITH SURFACE COUNTY COUNCIL REQUIREMENTS FOR ROADWORKS.
  9. ALL CONSTRUCTION WORKS ARE TO BE IN FULL COMPLIANCE WITH THE REQUIREMENTS OF THE ROADWORKS ACT: 1991.
- BURRED SERVICES**
1. PRIOR TO ANY WORKS BEING UNDERTAKEN, THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO IDENTIFY APPROXIMATE LOCATION OF BURRED SERVICES.
  2. HAND DUG TRENCHES SHOULD BE CARRIED OUT IN ORDER TO IDENTIFY EXACT POSITION AND DEPTH WITH RESPECT TO BURRED SERVICES PRIOR TO UNDERTAKING ANY CONSTRUCTION WORKS TO BE CARRIED OUT.
  3. LOCATION AND DEPTH OF EXISTING SERVICES TO BE CONFIRMED TO THE ENGINEER PRIOR TO WORK BEING CARRIED OUT.
  4. APPROPRIATE PERMITS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE NEIGHBOURHOOD BORED MANHOLES.

**HOISTING PROTOCOL**

1. THERE IS A POSSIBILITY THAT AN UNKNOWN AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION OF ROADWORKS WORKS.
2. SHOULD ANY AREA OF SOIL CONTAMINATION BE IDENTIFIED, THE CONTRACTOR MUST STOP WORK IN THAT AREA AND REPORT THE LOCATION AND DEPTH OF THE CONTAMINATION TO THE ENGINEER IMMEDIATELY.
3. THE CONTRACTOR MUST NOT CONTINUE WORK IN THAT AREA UNTIL THE ENGINEER HAS ADVISED.
4. IMMEDIATELY INFORM THE SITE PROJECT MANAGER.

*[Handwritten signature]*

**Proposed Development at Hetchfield Farm, Newmarket  
Section 27/8 Highway Works**

Drawn: *[Handwritten name]*

Project Ref:	ST-3031	Client:	Stomor
Drawn:	726-A	Date:	21.07.21
Checked:	TJM	Scale:	As Shown

**stomor**  
CIVIL ENGINEERING CONSULTANTS

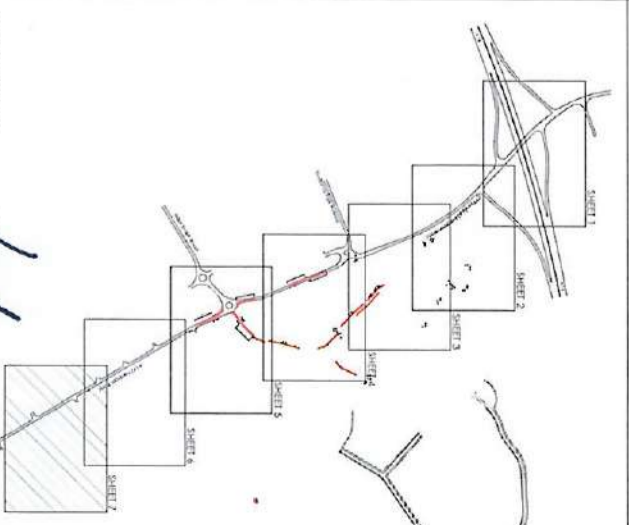
1, Oak 2, Park Road, North Walsham, Norfolk, NR25 7JN  
Tel: 01263 822222 Fax: 01263 822223  
www.stomor.co.uk Email: info@stomor.co.uk



**Construction Areas Legend**

	Full Asphalt Footway Construction
	Full Asphalt Carriageway Construction
	Plane off 40mm existing Carriageway Surface Course and replace with 0-250mm base course replacing material 80mm Broad Course and 40mm Surface Course
	Plane off 40mm existing Carriageway Surface Course and replace with 0-100mm binder course replacing material and 40mm new Surface Course
	Break out existing Carriageway/Footway Construction and Replace with Full new Asphalt Footway Construction
	Break out existing Carriageway Construction and Replace with Full new Asphalt Carriageway Construction
	New Verge Construction - 100mm topsoil and seed
	Existing Carriageway/Footway Construction to be broken out and replaced with 100mm topsoil and seed
	Existing Verge Construction to remain
	Proposed Asphalt Carriageway Trench
	Proposed Grassland (by) construction
	Proposed Roundabout Island Construction

**KEY PLAN**



**NOTES**

1. ALL WORKS TO BE CARRIED OUT WITH THE PRICE APPROVAL, AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY TRAFFIC MANAGEMENT REQUIRED TO UNDERTAKE THE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT (1991) FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. EXISTING TREE STUMPS TO BE REMOVED AND REMOVED FROM THE ANY CONTRACTOR SHALL BE RESPONSIBLE TO REMOVE ALL STUMP CONSTRUCTION ABOVE.
5. COOPERATION IS TO ALLOW FOR ALL ABANDONED DRAINAGE SINKS, REMOVED PILES AND FOUNDATIONS TO BE STAKED WITH WILL CONDUCTED WITHIN THE PUBLIC HIGHWAY TO BE REMOVED FOR CONSTRUCTION.
6. ALL BURIED MANHOLES REFERRED ON SITE TO BE HONORED TO EXISTING LID WITH EXIST LEVELS.
7. PRIOR TO COMMENCING WORKS THE CONTRACTOR IS TO REVIEW THE EXISTING RESTRICTION REPORT.
8. CONTRACTOR IS TO BE IN CONTACT WITH SURFACE COUNTY COUNCIL HIGHWAY'S SURVEILLANCE DEPARTMENT.
9. ALL CONSTRUCTION WORKS ARE TO BE FULLY COMPLETED WITHIN THE REQUIREMENTS OF BURIED SERVICES.

1. PRIOR TO ANY WORKS BEING UNDERTAKEN THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO DETERMINE APPROXIMATE LOCATION OF BURIED SERVICES.
2. HAND DIGGING TECHNIQUES SHOULD BE CARRIED OUT IN ORDER TO IDENTIFY EXACT POSITION AND DEPTH WITH REFERENCE TO THE DRAWING LOCATION. APPROXIMATE POSITION TO BE CARRIED OUT BY THE CONTRACTOR.
3. LOCATIONS AND DEPTHS OF BURIED SERVICES TO BE CONFORMED TO THE ENGINEER'S DRAWING TO BE CARRIED OUT.
4. APPROVED METHODS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TRAFFIC HOLES.

**HOISTING PROTOCOL**

1. THERE IS A PROHIBITION ON ANY WORKING AREA OF SOIL COMPACTED THAT BE EXPOSED TO THE PUBLIC HIGHWAY.
2. SHOULD ANY AREA BE EXPOSED TO THE PUBLIC HIGHWAY THE CONTRACTOR SHALL BE RESPONSIBLE TO REPAIR THE AREA TO ORIGINAL CONDITION.
3. IMMEDIATELY NOTIFY THE SITE PROJECT MANAGER.

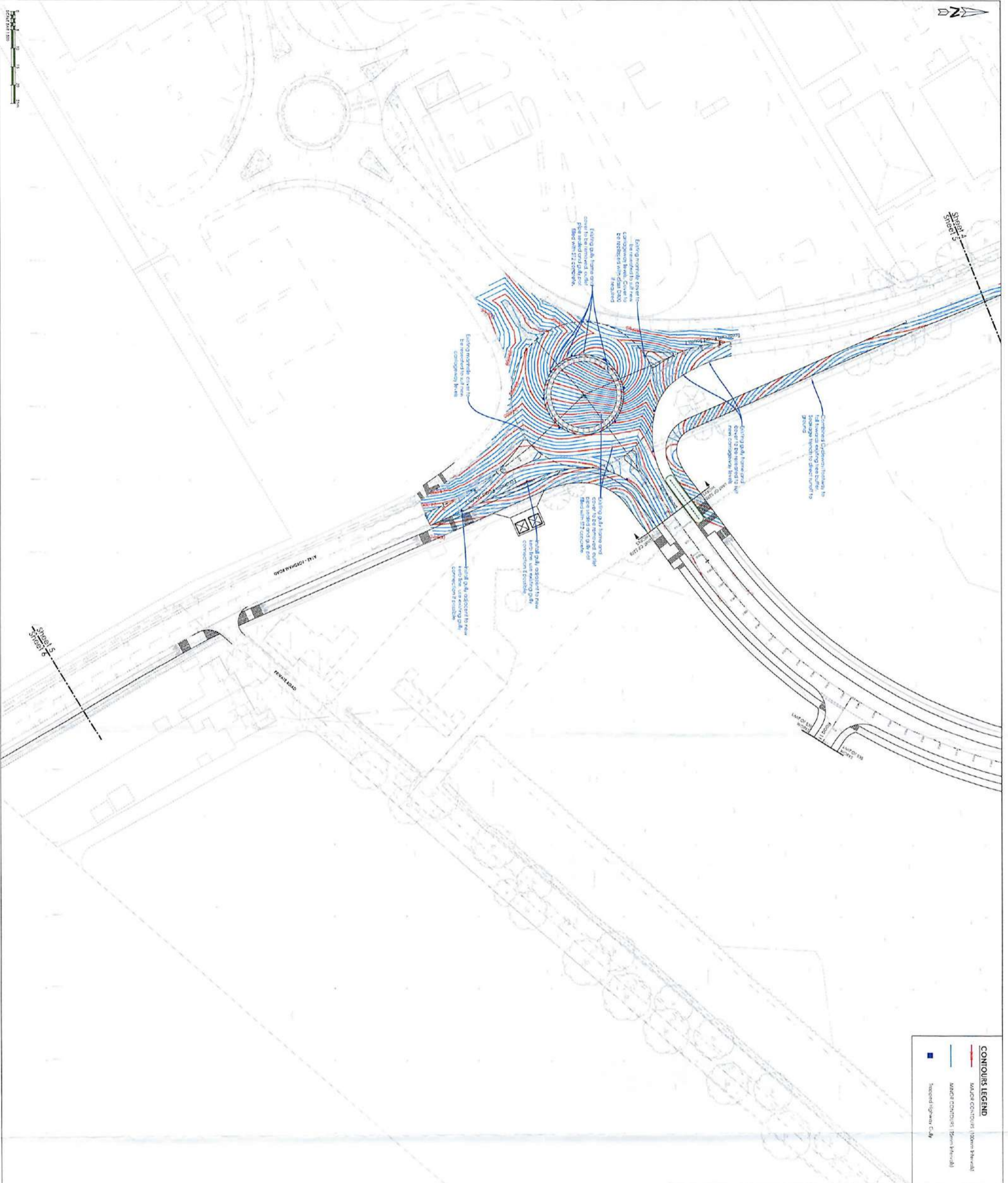
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Construction Areas - Sheet 7 of 8

Project Reference	727-A	Date	21.07.21
Client	13500@A1	Drawn By	TJM
		Checked By	NJM
		Approved By	LH

**stomor**  
CIVIL ENGINEERING CONSULTANTS

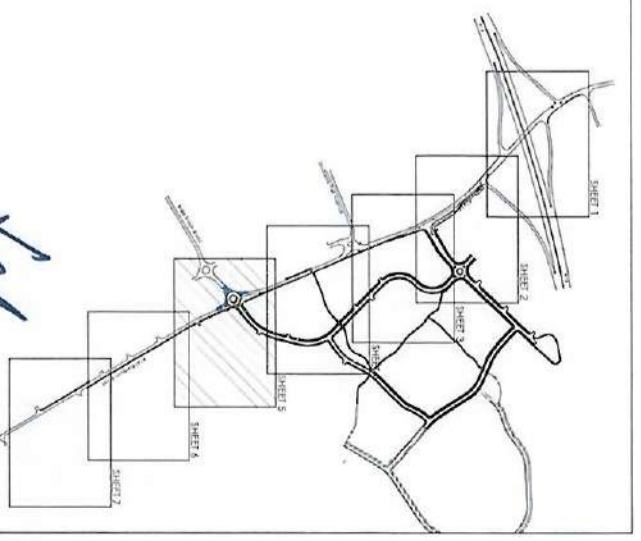
10, The Quadrant, Newmarket, Suffolk, CB8 7JL  
Tel: 01284 515151 Fax: 01284 515152  
www.stomor.co.uk Email: info@stomor.co.uk



**CONTOURS LEGEND**

- MAJOR CONTOURS (100m Interval)
- MINOR CONTOURS (50m Interval)
- Proposed Highway C/A

**KEY PLAN**



**NOTES**

1. ALL WORKS IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE NEAREST APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ALL TRAFFIC MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT 1997 FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. EXISTING TREE STUMPS & ROOTS TO BE REMOVED BY AND BROUGHT FROM SITE BY CONTRACTOR TO BE REPLANTED TO ORIGINAL LEVEL TO MAINTAIN FULL DEPTH OF CONSTRUCTION ABOVE.
5. CONTRACTOR IS TO ALLOW FOR ALL APPROPRIATE DRAINAGE, REMOVED PILES, THE 150MM MINIMUM TO FOUNDATION LEVEL TO MAINTAIN FULL CONSTRUCTION DEPTH ABOVE.
6. ALL BORED MANHOLES BURNED ON SITE TO BE COVERED TO STAKE OUT WITH EXIST LEVELS.
7. PRIOR TO COMMENCED WORKS THE CONTRACTOR TO REVIEW THE GROUND INVESTIGATION REPORT.
8. CONSTRUCTION DETAILS TO BE IN COMPLIANCE WITH SUPPORT COUNTY COUNCIL.
9. ALL CONSTRUCTION WORKS ARE TO BE IN COMPLIANCE WITH THE REQUIREMENTS OF BURIED SERVICES.

1. PRIOR TO ANY WORKS BEING UNDERTAKEN THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO DETERMINE ANY UNKNOWN LOCATION OF BURIED SERVICES.
2. HAND DIGGING OPERATIONS SHOULD BE CARRIED OUT IN ORDER TO DETERMINE EXACT POSITION AND DEPTH WITH RESPECT TO ANY BURIED SERVICES TO BE MAINTAINED AS APPROPRIATE PRIOR TO COMMENCING ANY WORKS.
3. LOCATIONS AND DEPTH OF BURIED SERVICES TO BE CONFORMED TO THE ENGINEER PROTECT TO WORKS TO BE CARRIED OUT.
4. APPROXIMATE PERMITS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TRAIL HOLES.

**HOTSPOT PROTOCOL**

1. THERE IS A FORESEEN AN UNKNOWN AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION WORKS.
2. SHOULD AN AREA OF SOIL CONTAMINATION BE IDENTIFIED BY THE CONTRACTOR, THE CONTRACTOR IS TO STOP WORKS IMMEDIATELY AND REPORT TO THE PROJECT MANAGER.
3. IMMEDIATELY INFORM THE SITE PROJECT MANAGER.

*[Handwritten signature]*

Contours - Sheet 5 of 8

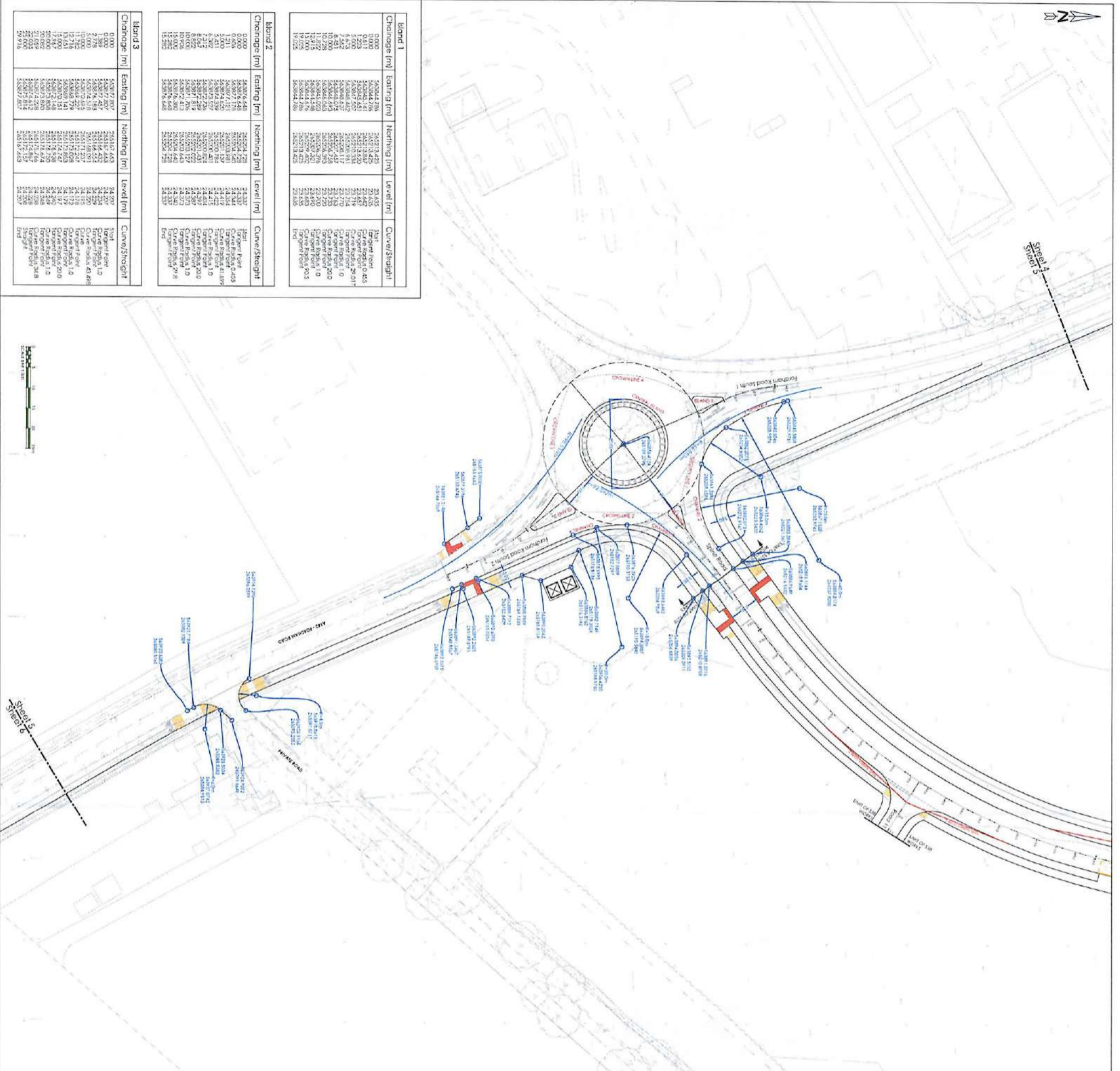
Project No	735-A	Client	Stomor
Date	21.07.21	Drawn	TJM
Scale	1:500 @ A1	Checked	NJM
Author		Approved	LF

**stomor**  
CIVIL ENGINEERING CONSULTANTS

100, The Quadrant, Newmarket, Suffolk, CB9 7JN  
Tel: 01473 450000 Fax: 01473 450001  
www.stomor.com | 01473 450001 | info@stomor.com



Sheet A



Chorance (m)	Eastng (m)	Northng (m)	Level (m)	Curve/Straight
0.000	54894.246	24507.829	23.750	Start
10.000	54894.270	24508.066	23.992	Curve
21.888	54894.812	24507.829	24.311	Curve
21.888	54894.812	24507.829	24.311	End

Chorance (m)	Eastng (m)	Northng (m)	Level (m)	Curve/Straight
0.000	54893.464	24519.449	24.417	Start
10.000	54893.442	24519.439	24.359	Curve
21.189	54893.244	24517.481	24.248	Curve
21.189	54893.244	24517.481	24.248	End

Chorance (m)	Eastng (m)	Northng (m)	Level (m)	Curve/Straight
0.000	54893.614	24519.449	24.417	Start
10.000	54893.624	24519.439	24.359	Curve
23.888	54894.242	24517.508	23.965	Curve
23.888	54894.242	24517.508	23.965	End

Chorance (m)	Eastng (m)	Northng (m)	Level (m)	Curve/Straight
0.000	54897.441	24517.486	23.919	Start
10.000	54897.271	24518.407	23.843	Curve
22.516	54894.244	24520.231	23.489	Curve
22.516	54894.244	24520.231	23.489	End

Chorance (m)	Eastng (m)	Northng (m)	Level (m)	Curve/Straight
0.000	54892.446	24519.432	24.310	Start
10.000	54892.272	24518.502	24.178	Curve
40.000	54893.184	24517.514	23.419	Curve
50.000	54894.246	24517.418	23.419	Curve
59.915	54894.247	24520.215	23.743	Curve
59.915	54894.247	24520.215	23.743	End

### KEY PLAN

**NOTES:**

- ALL WORKS IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE PROX APPROVAL AND IN ACCORDANCE WITH THE LOCAL LAWS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITY PRIOR TO COMMENCING WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITY PRIOR TO COMMENCING WORK.
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- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITY PRIOR TO COMMENCING WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITY PRIOR TO COMMENCING WORK.

**HOISTING PROTOCOL:**

- BEFORE ANY WORK IS UNDERTAKEN, THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITY PRIOR TO COMMENCING WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITY PRIOR TO COMMENCING WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITY PRIOR TO COMMENCING WORK.
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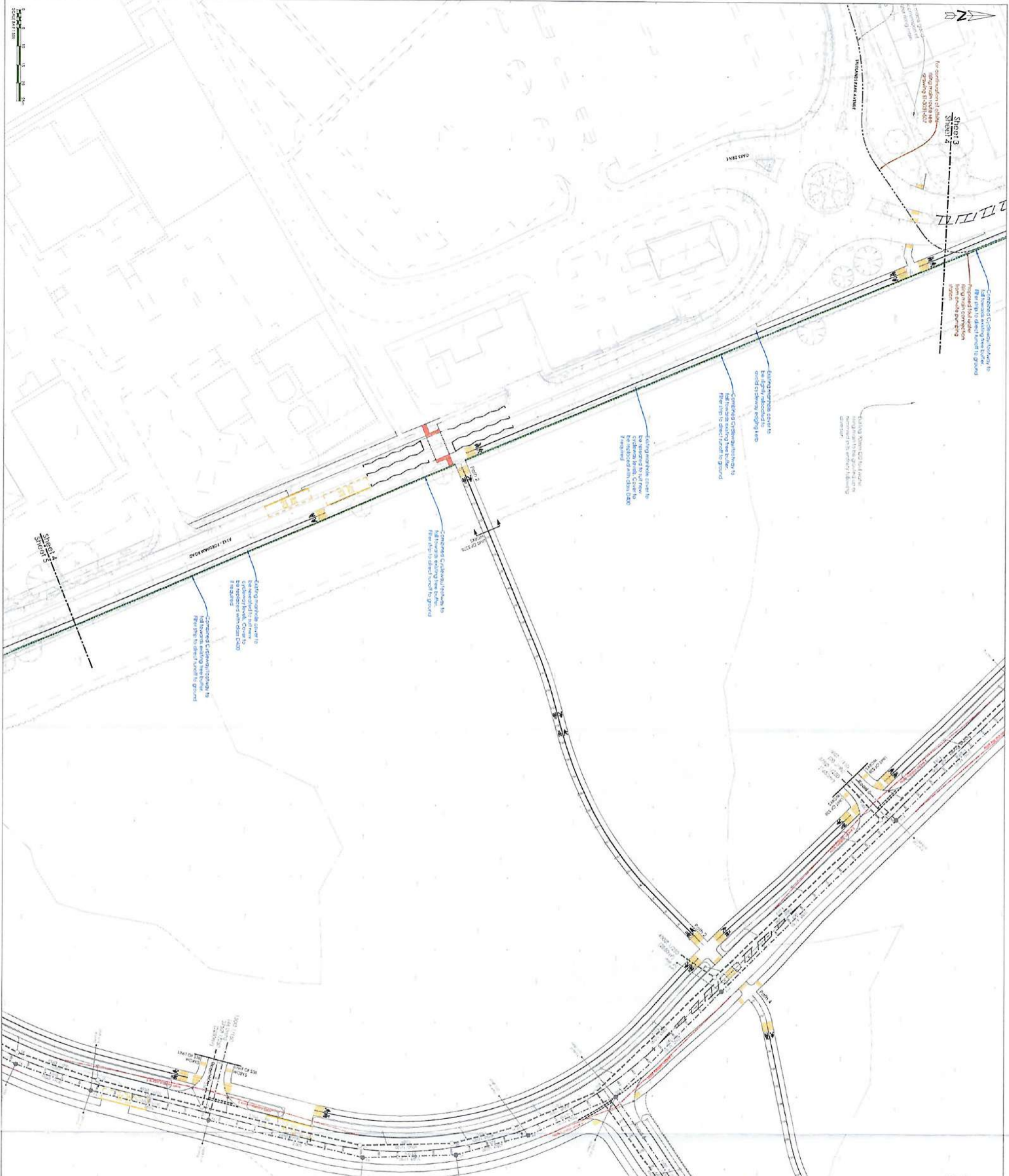
**Proposed Development at Hatfield Farm, Newmarket**  
Section 278 Highway Works

**Selling Out - Sheet 5 of 8**

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7:45-N

**1:300@A1**  
21.07.21  
IWM NJM NJM

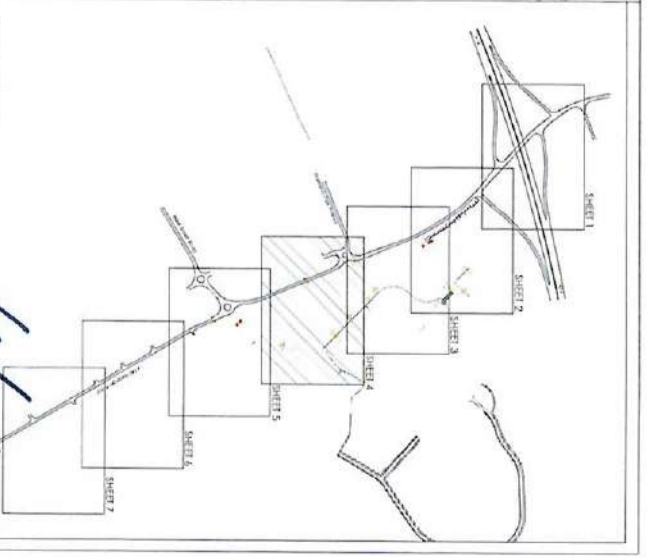
**Stomor**  
Civil Engineering Consultants  
Units 2 Hatfield Farm, Newmarket, Suffolk, IP19 2JH  
Tel: 01473 611111  
www.stomor.co.uk



Sheet 3  
Sheet 4

Sheet 5

**KEY PLAN**



**NOTES**

1. ALL WORKS IN THE PUBLIC HIGHWAY ARE TO BE CARRIED OUT WITH THE NEW APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
  2. ANY TRAFFIC MANAGEMENT REQUIRED TO UNDER TAKE THESE PUBLIC HIGHWAY WORKS MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS BEING CARRIED OUT FOR ALL WORKS IN THE PUBLIC HIGHWAY.
  3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND HIGHWAY ACT 1991.
  4. EXISTING 1.5m WIDE CONCRETE DRAINAGE CHANNELS TO BE REGRADED TO 1.5m WIDE CONCRETE CHANNELS WITH A 1% FALL TO THE NEAREST MANHOLE.
  5. CONSTRUCTION OF ALL ABANDONED DRAINAGE LINES, REMOVED TRENCHES AND MANHOLES SHALL BE TO BE BACKFILLED WITH WELL COMPACTED DEBRIS ABOVE THE ORIGINAL GROUND LEVEL TO PREVENT FLOOD CONSTRUCTION.
  6. ALL BURIED MANHOLES EXPOSED ON SITE TO BE NOTIFIED TO HIGHWAY WITH MANHOLE LEVEL.
  7. PRIOR TO COMMENCING WORKS THE CONTRACTOR IS TO REVIEW THE GROUND PENETRATION REPORT.
  8. CONSTRUCTION DETAILS TO BE IN COMPLIANCE WITH SHROPSHIRE COUNTY COUNCIL HIGHWAY STANDARDS DRAWINGS.
  9. ALL CONSTRUCTION WORKS ARE TO BE IN FULL COMPLIANCE WITH THE REQUIREMENTS OF THE SHROPSHIRE COUNTY COUNCIL SPECIFICATION FOR HIGHWAYS - 2007.
- BURIED SERVICES**
1. PRIOR TO ANY WORKS BEING UNDERTAKEN, THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO IDENTIFY APPROPRIATE LOCATIONS OF BURIED SERVICES.
  2. HAND DUG TRENCHES SHOULD BE CARRIED OUT IN ORDER TO IDENTIFY EXACT POSITION AND DEPTH, WITH RELEVANT NOTES GIVEN TO STAKEOUT UNDERLAINERS AS APPROPRIATE PRIOR TO CARRYING OUT ANY REPAIRS/WORKS.
  3. LOCATIONS AND DEPTH OF BURIED SERVICES TO BE CONVEYED TO THE ENGINEER PRIOR TO WORKS BEING CARRIED OUT.
  4. APPROPRIATE PERMITS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TRENCHES.
- HOTSPOT PROTOCOL**
- IF THERE IS A FORESEEN THAT AN UNKNOWN AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION/CONCRETE WORKS, THE CONTRACTOR SHALL IMMEDIATELY STOP WORK AND NOTIFY THE ENGINEER IMMEDIATELY BY TELEPHONE AND IN WRITING. THE CONTRACTOR SHALL NOT PROCEED WITH ANY WORK UNLESS THE ENGINEER HAS GIVEN THE GO- AHEAD.

*[Signature]*  
 21/07/21  
 CIVIL ENGINEER

Project Name	Proposed Development at Orchard Farm, Newmarket
Section	Section 2 of Highway Works
Sheet	Drainage layout - Sheet 4 of 8
Client	754-A
Date	21/07/21
Author	LJM, NJM, LH

**stomor**  
 CIVIL ENGINEERING CONSULTANTS

1 July 2021  
 1500@A1  
 21/07/21  
 LJM, NJM, LH

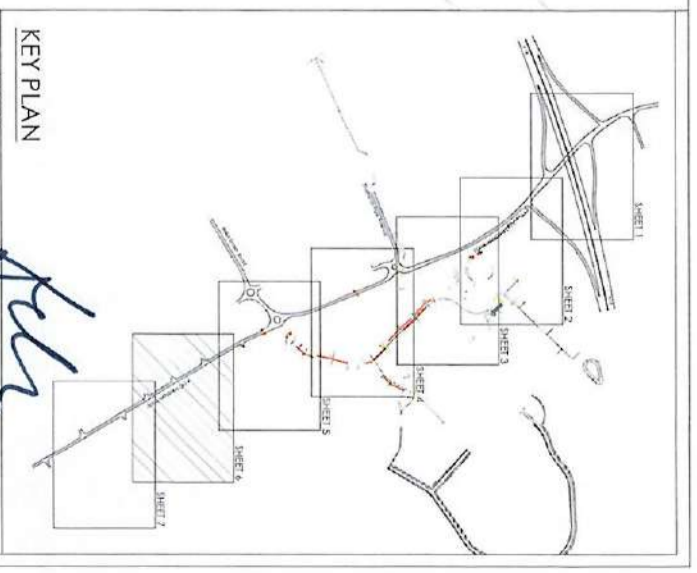
1500@A1  
 21/07/21  
 LJM, NJM, LH





Sheet 5  
Sheet 6

Sheet 6  
Sheet 7



### KEY PLAN

#### NOTES

1. ALL WORKS IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE PRIOR APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY PUBLIC MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO ANY WORK COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT 1991 FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. DRAINAGE TRENCHES & SLOTTED MANHOLES SHALL BE GRADUALLY AND PROPERLY CONSTRUCTED TO THE REQUIRED DEPTH AND TO REMAIN AT THAT DEPTH THROUGHOUT THE LIFE OF THE CONSTRUCTION ABOVE.
5. CONSTRUCTION SHALL ALLOW FOR ALL BACKGROUND DRAINAGE RINGS, REMOVED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND TO REMAIN AT THE SAME DEPTH ABOVE.
6. ALL BURIED MANHOLES BURIED ON SITE TO BE NOTIFIED TO SHOW UP WHENEVER LEVELS.
7. PRIOR TO COMMENCING WORKS THE CONTRACTOR IS TO REVIEW THE GROUND INVESTIGATION REPORT.
8. GEOTECHNICAL REPORTS TO BE IN COMPLIANCE WITH SUFFOLK COUNTY COUNCIL REQUIREMENTS.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL SERVICES OF THE SUFFOLK COUNTY COUNCIL SPECIFICATION FOR ROADWAYS 2007.

#### BURIED SERVICES

1. PRIOR TO ANY WORK BEING UNDERTAKEN, THE CONTRACTOR IS TO REFER TO UTILITY RECORDS TO IDENTIFY ALL SERVICES AND TO BE NOTIFIED TO SHOW UP WHENEVER LEVELS.
2. HANDLING SERVICES SHOULD BE CARRIED OUT IN ACCORD WITH THE SUFFOLK COUNTY COUNCIL REQUIREMENTS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT 1991.
3. LOCATION AND DEPTH OF SERVICES TO BE CONFIRMED TO THE CONTRACTOR PRIOR TO ANY WORK BEING UNDERTAKEN.
4. APPROPRIATE RECORDS TO BE CARRIED OUT ANY WORK IN THE HIGHWAY INCLUDING ROAD WORKS.

#### HOTSPOT PROTOCOL

1. THERE IS A POSSIBILITY THAT AN UNKNOWN AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION OF ROADWORKS.
2. SHOULD ANY SUCH CONTAMINATION BE IDENTIFIED BY THE CONTRACTOR OR OBSERVED BY ANY OTHER PERSON, THE FOLLOWING PROCEDURE SHOULD BE FOLLOWED:
- IMMEDIATELY NOTIFY THE PROJECT MANAGER.
- IMMEDIATELY FENCE OFF THE AFFECTED AREA.

*[Handwritten signature]*

Project Name: **Proposed Development at Hatchfield Farm, Newmarket**  
 Section: **7/8 Highway Works**

Drainage layout - Sheet 6 of 8

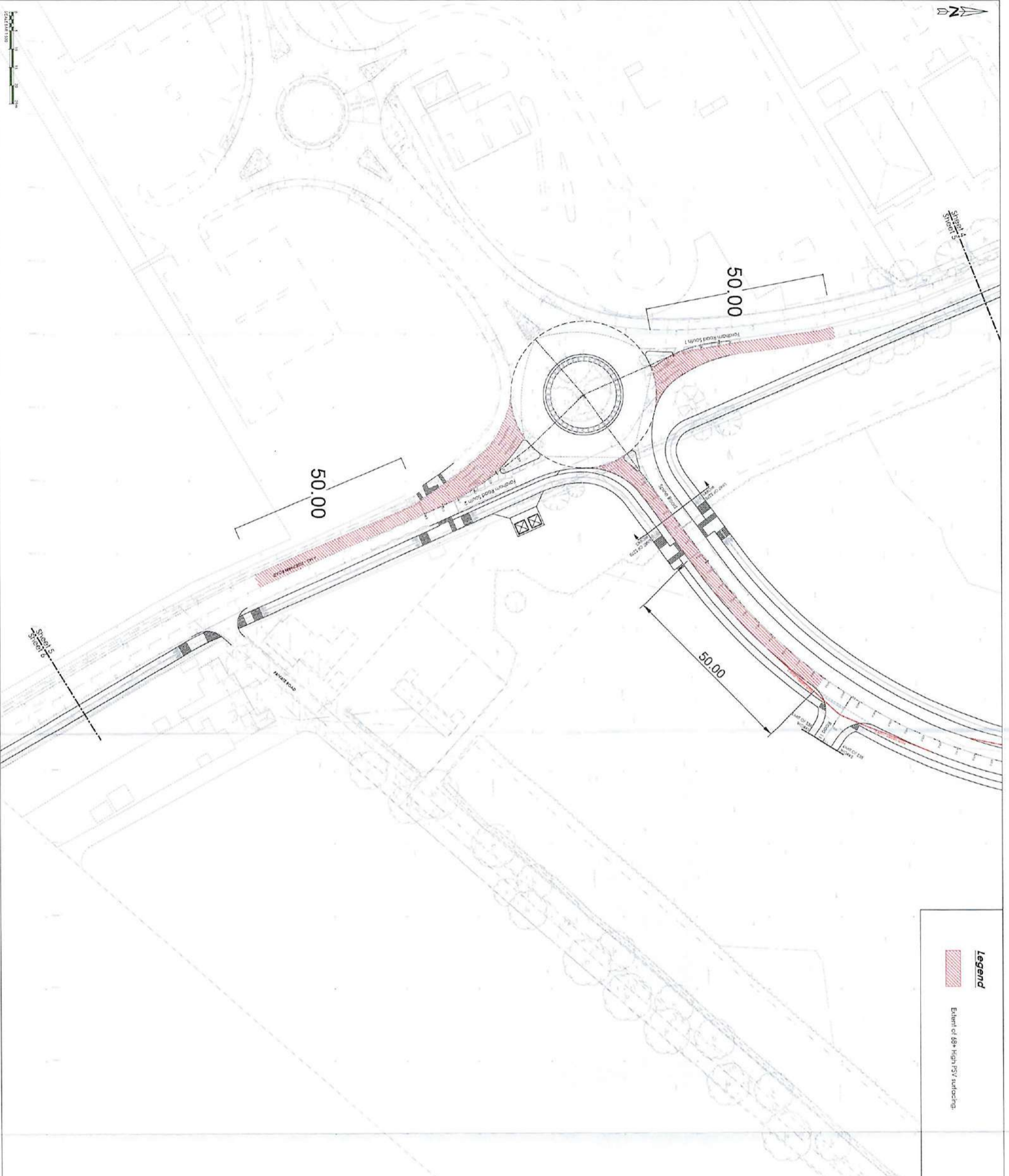
Project Number	756-A
Date	21.07.21
Drawn	TJW
Checked/Approved	NJM LH
Client	Architect

**stomor**  
 CIVIL ENGINEERING CONSULTANTS

Units 2, 3rd Floor, Ashling House,  
 100-102, High Street, Newmarket, Suffolk, CB9 7JL  
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 Email: info@stomor.com www.stomor.com

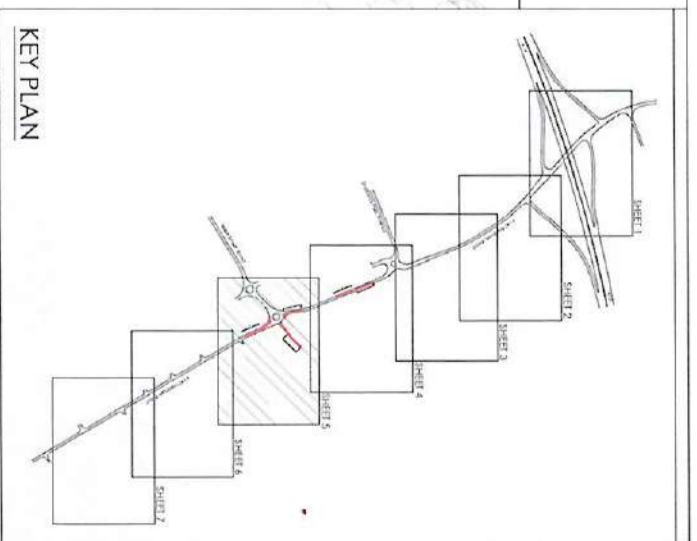






**Legend**

Extent of 48+ High PSV surfacing.



**NOTES**

1. ALL WORKS SHOWN HEREIN MUST BE CARRIED OUT WITH THE PRIOR APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY TRAFFIC MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THE WORKS COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT (1991) FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. EXISTING TREE SURVIVAL & PROTECTION TO BE CARRIED OUT IN ACCORDANCE WITH THE TREE SURVIVAL & PROTECTION ACT (1999) AND THE TREE SURVIVAL & PROTECTION REGULATIONS (2002).
5. CONSTRUCTION SHALL ALLOW FOR ALL EXISTING OBSTRUCTIONS REMOVED WITHIN THE 10M BUFFER ZONE TO REMAIN TO COMPLY WITH THE LOCAL AUTHORITY'S REQUIREMENTS FOR BURIED SERVICES.
6. ALL BURIED SERVICES TO REMAIN TO BE IDENTIFIED TO SPOKE TO WITH WATER LEVELS.
7. PRIOR TO COMMENCING WORKS THE CONTRACTOR IS TO REVIEW THE GROUND INVESTIGATION REPORT.
8. CONSTRUCTION SHALL BE IN ACCORDANCE WITH SPOKE COUNTY COUNCIL HIGHWAY'S STANDARD SPECIFICATION.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL BURIED SERVICES.

**HOTSPOT PROTOCOL**

1. THERE IS A PROBLEM THAT AN INVESTIGATION CAN BE CONDUCTED TO IDENTIFY THE PROBLEM.
2. SHOULD AN AREA OF CONCERN BE IDENTIFIED BY A LOCAL OFFICER OR OPERATOR, THE FOLLOWING PROCEDURE WILL BE FOLLOWED:
3. IMMEDIATELY STOP ALL WORKS IN THE AREA WHERE CONCERN HAS BEEN IDENTIFIED.
4. IMMEDIATELY INFORM THE SITE PROJECT MANAGER.

**Project Information**

Project: **Proposed Development of Hatchfield Farm, Newmarket**

Section: **Section 7/8 Highway Works**

Drawn: *[Signature]*

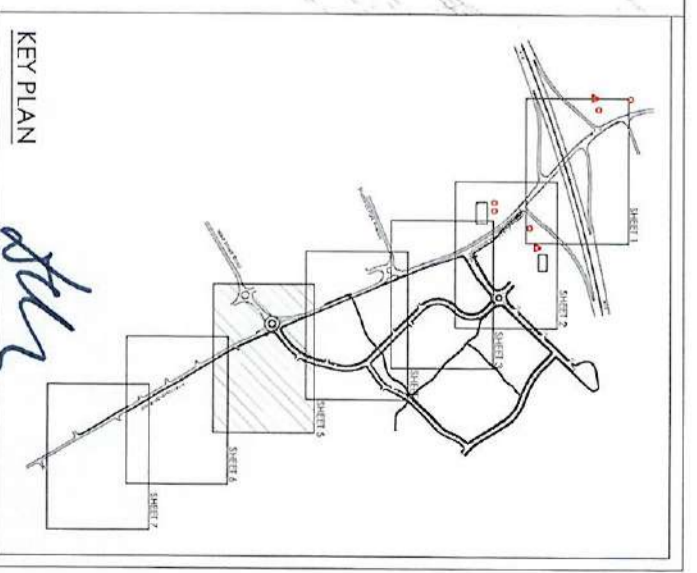
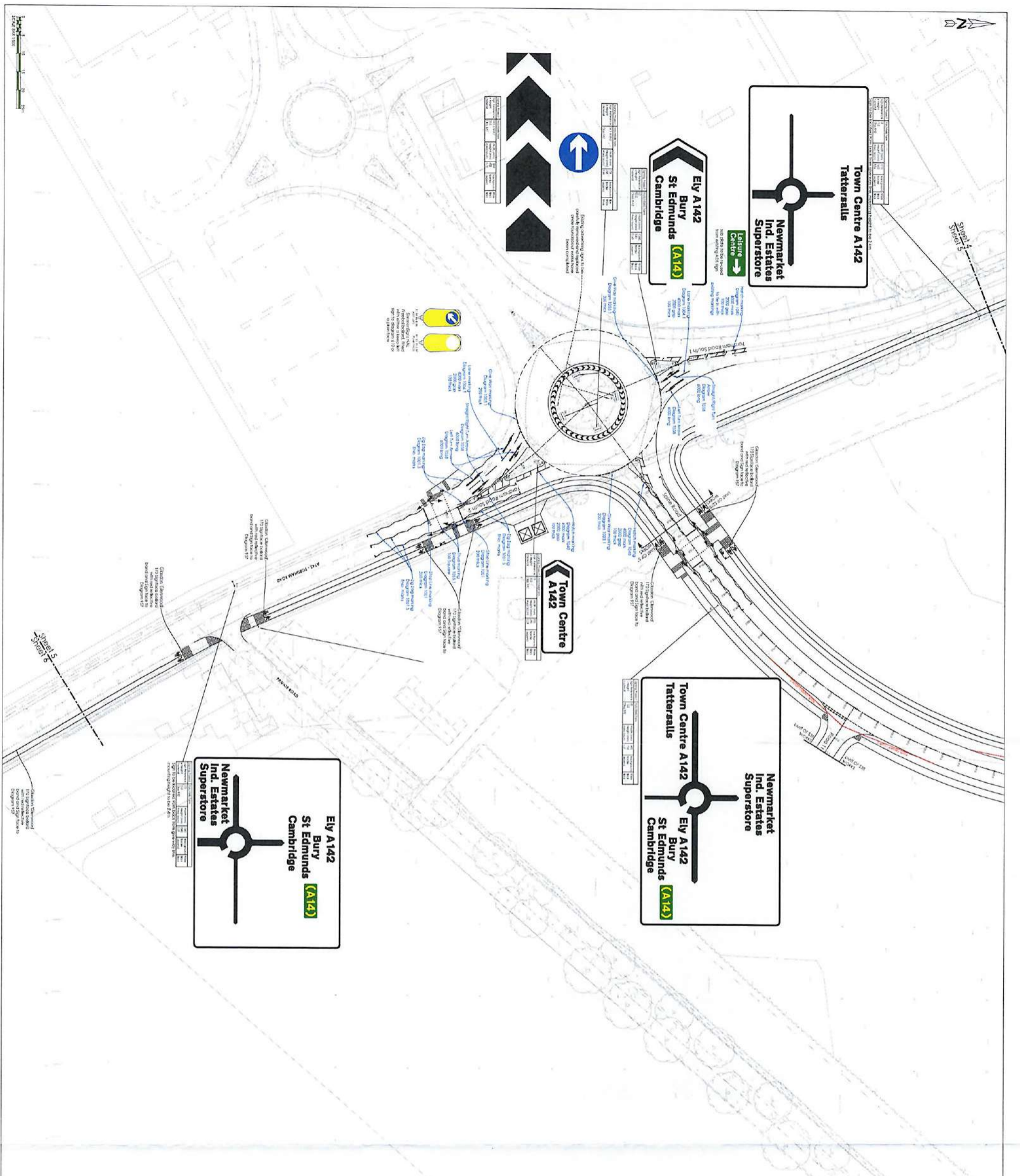
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Project No:	765	Date:	13.09.22
Drawn:	LH	Checked:	LJM
Scale:	1:500 @ A1	Author:	
Sheet No:	ST-3031	Project Manager:	
Sheet Title:	Extent of 48+ High PSV Surfacing	Project Manager:	

**stomor**  
 CIVIL ENGINEERING CONSULTANTS

10th Floor, 100 Broad Street, Birmingham B1 2JE  
 Tel: 0121 633 1000  
 Email: info@stomor.co.uk





**KEY PLAN**

**NOTES**

1. ALL WORK IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE NEAREST APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY TRAFFIC MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT (1991) FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. DURING THE WORKS & SIGNS TO BE GRABBED UP AND RECOVERED FROM THE ANY EXISTING SIGNAGE SHALL BE REMOVED AND REPLACED WITH TEMPORARY SIGNAGE AS ABOVE.
5. CONTRACTOR IS TO ALLOW FOR ALL ABANDONED SIGNAGE, SIGNAGE, SIGNAGE AND SIGNAGE TO BE RECOVERED AND TO BE RECOVERED WITH ALL CONSTRUCTION DEBRIS AND SIGNAGE TO BE RECOVERED AND TO BE RECOVERED WITH ALL CONSTRUCTION DEBRIS AND SIGNAGE.
6. ALL SIGNAGE MUST BE RECOVERED ON SITE TO BE RECOVERED TO BE RECOVERED WITH ALL CONSTRUCTION DEBRIS AND SIGNAGE.
7. PRIOR TO COMMENCING WORKS THE CONTRACTOR IS TO REVIEW THE EXISTING INVESTIGATION REPORT.
8. CONSTRUCTION DETAILS TO BE IN COMPLIANCE WITH SUFFOLK COUNTY COUNCIL HIGHWAY STANDARDS DRAWINGS.
9. ALL SIGNAGE MUST BE RECOVERED ON SITE TO BE RECOVERED WITH ALL CONSTRUCTION DEBRIS AND SIGNAGE.

**BURIED SERVICES**

1. PRIOR TO ANY WORKS BEING UNDERTAKEN, THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO IDENTIFY APPROPRIATE LOCATION OF BURIED SERVICES.
2. HAND DIG TO IDENTIFY EXACT LOCATION OF BURIED SERVICES TO IDENTIFY EXACT LOCATION AND DEPTH. WHEN REASONABLE NOTICE GIVEN TO STATUTORY UNDERTAKERS AS APPROPRIATE PRIOR TO COMMENCING ANY EXCAVATION.
3. LOCATION AND DEPTH OF BURIED SERVICES TO BE COMMUNICATED TO THE ENGINEER PRIOR TO WORKS BEING CARRIED OUT.
4. APPROPRIATE PERMITS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TRAIL HOLES.

**HOTSPOT PROTOCOL**

1. THERE IS A PROHIBITION THAT AN IMMEDIATE AREA OF CONSTRUCTION MAY BE BROUGHT INTO SERVICE FOR CONSTRUCTION WORKS.
2. SHOULD ANY WORK BE UNDERTAKEN IN THE IMMEDIATE AREA OF CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL WORKS IN THE AREA. WHERE CONSTRUCTION IS STOPPED.

APPROVED BY THE SITE HOLDER / MANAGER.

*[Signature]*

Proposed Development at Hatchfield Farm, Newmarket  
Section 278 Highway Works

Drawing Information	
Project Number	SI-3031
Revision	785-E
Date	21.07.21
Drawn	TJM NJM NJM
Checked	NJM

**stomor**  
CIVIL ENGINEERING CONSULTANTS

15000@A1  
www.stomor.com | 01473 813031 | info@stomor.com



Sheet 5  
Sheet 6

Client's Proposed  
1:12 Slope to be  
Maintained  
Diagram 12

Client's Proposed  
1:12 Slope to be  
Maintained  
Diagram 12

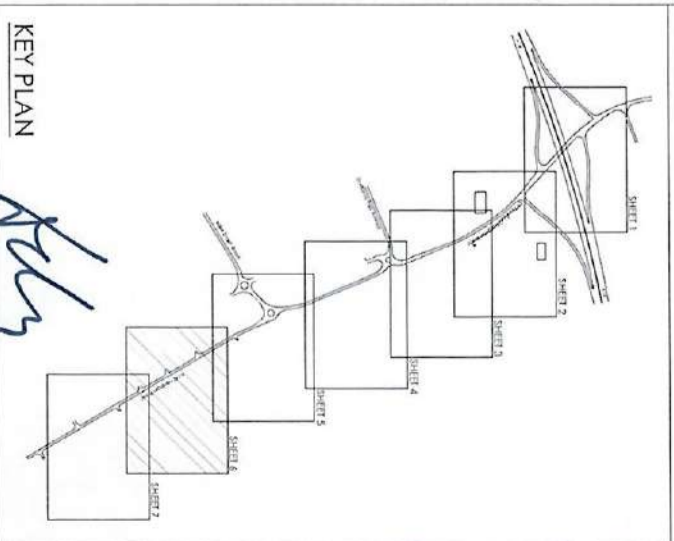
Client's Proposed  
1:12 Slope to be  
Maintained  
Diagram 12

Client's Proposed  
1:12 Slope to be  
Maintained  
Diagram 12

Client's Proposed  
1:12 Slope to be  
Maintained  
Diagram 12

Client's Proposed  
1:12 Slope to be  
Maintained  
Diagram 12

Sheet A  
Sheet 1



### KEY PLAN

#### NOTES

1. ALL WORKS IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITHIN THE PROPOSED WORK AREA AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY EXISTING MANHOLE OR STRUCTURE TO BE REMOVED OR REPAIRED IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
3. FOR ALL WORKS IN THE PUBLIC HIGHWAY:
  - a. THE CONTRACTOR IS TO COMPLY WITH THE 'NEW ROAD AND STREET WORKS ACT 1991'
  - b. EXISTING TREE STUMPS & ROOTS TO BE GUINDED UP AND REMOVED FROM THE ANY EXISTING OR PROPOSED MANHOLE TO BE RELOCATED WITHIN THE PROPOSED WORK AREA AND TO BE RELOCATED TO A MINIMUM OF 1.0M FROM THE PROPOSED WORK AREA.
  - c. CONTRACTOR IS TO ALLOW FOR ALL UNANNOUNCED DRAINAGE ENGINE REMOVED TREES AND MANHOLES EXISTING & QUALITY TO BE RELOCATED WITHIN THE PROPOSED WORK AREA.
4. ALL BURRED MANHOLES DESIGNED OR SET TO BE INSTALLED TO STOMOR LTD WITHIN THE PROPOSED WORK AREA.
5. PRIOR TO COMMENCING WORKS THE CONTRACTOR IS TO REVIEW THE GROUND INVESTIGATION REPORT.
6. CONTRACTOR IS TO BE IN COMPLIANCE WITH SHERIFF COUNCIL CONSTRUCTION STANDARDS DOCUMENTS.
7. ALL CONSTRUCTION WORKS ARE TO BE FULLY COMPLETED WITHIN THE REQUIREMENT OF THE SHERIFF COUNCIL SPECIFICATION FOR EXISTING PAVEMENT (2007).

#### BURRED SERVICES

1. PRIOR TO ANY WORK BEING UNDERTAKEN, THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO IDENTIFY APPROXIMATE LOCATION OF BURRED SERVICES.
2. HAND DIGGING SHALL BE CARRIED OUT IN ORDER TO IDENTIFY EXACT POSITIONS AND DEPTH, WITH REASONABLE NOTICE GIVEN TO STAKEHOLDERS AS APPROPRIATE PRIOR TO CARRYING OUT ANY EXCAVATION.
3. LOCATION AND DEPTH OF EXISTING SERVICES TO BE COMMUNICATED TO THE ENGINEER PRIOR TO WORK BEING CARRIED OUT.
4. APPROPRIATE PERMITS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HIGHWAY INCLUDING TRAIL HOLES.

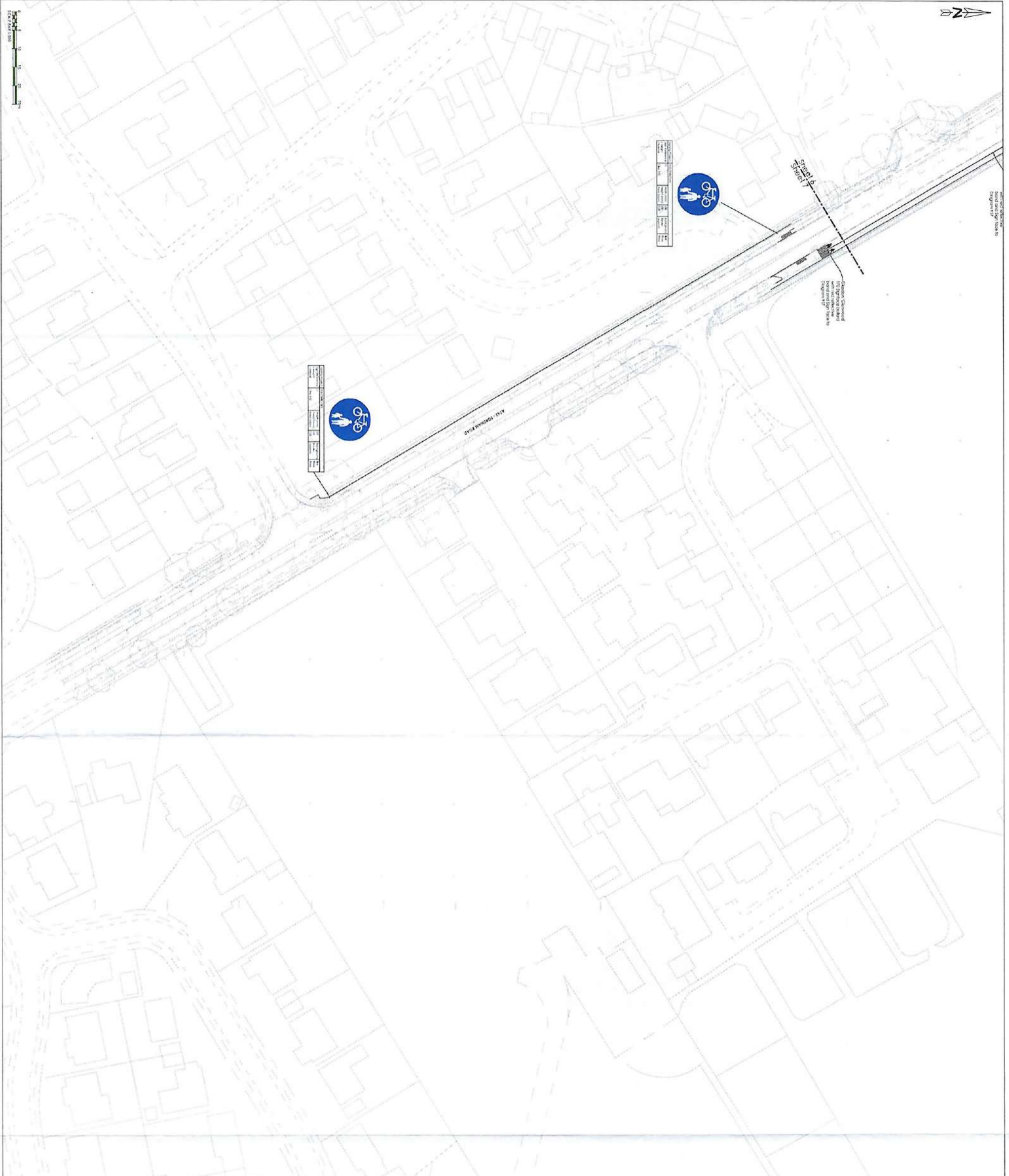
#### HOTSPOT PROTOCOL

1. THERE IS A PROHIBITION THAT ANY LAMPOON AREA OF 50m CONSTRUCTION MAY BE PROCEEDED BY THE CONTRACTOR UNLESS THE FOLLOWING CONDITIONS ARE MET:
2. PRIOR TO ANY WORK COMMENCING IN THE AREA WHERE CONSTRUCTION IS TO TAKE PLACE, THE CONTRACTOR SHALL BE FOLLOWED BY:
3. IMMEDIATELY UPON COMMENCING WORK IN THE AREA WHERE CONSTRUCTION IS TO TAKE PLACE, THE CONTRACTOR SHALL BE FOLLOWED BY:

Client: **Stomor**  
 Project: **Proposed Development at Ginchfield Farm, Newmarket**  
 Section: **278 Highway Works**

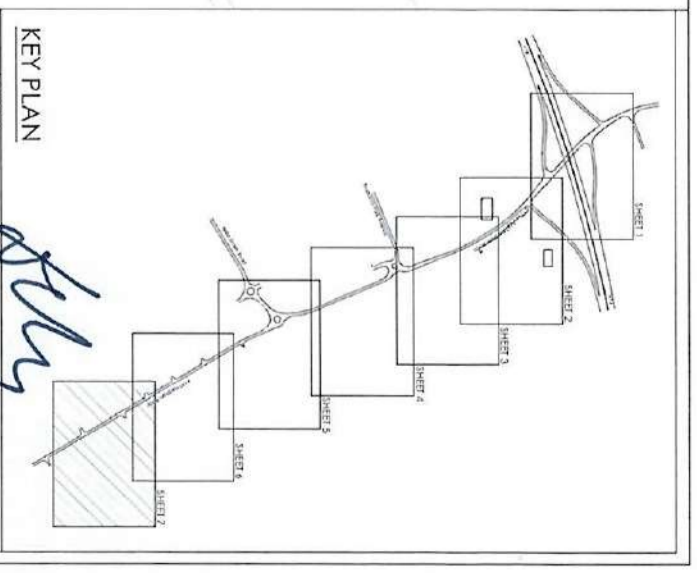
Proposed Signs and Litings - Sheet 6 of 8  
 Title: **ST-3031**  
 Date: **21.07.21**  
 Scale: **1:100 @ A1**  
 Author: **LW XXX XXX**

**stomor**  
 CIVIL ENGINEERING CONSULTANTS  
 Suite 2, 1st Floor, Fitcham House  
 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.



Symbol	Description
	Bicycle Route
	Pedestrian Route

Symbol	Description
	Bicycle Route
	Pedestrian Route



**KEY PLAN**

**NOTES**

1. ALL WORKS IN THE PUBLIC HIGHWAY MUST BE CARRIED OUT WITH THE PRIOR APPROVAL AND TO THE SATISFACTION OF THE LOCAL AUTHORITY.
2. ANY BEARING MANAGEMENT REQUIRED TO UNDERTAKE WORKS IN THE PUBLIC HIGHWAY MUST BE APPROVED BY THE LOCAL AUTHORITY PRIOR TO THESE WORKS COMMENCING.
3. THE CONTRACTOR IS TO COMPLY WITH THE NEW ROAD AND STREET WORKS ACT : 1991 FOR ALL WORKS IN THE PUBLIC HIGHWAY.
4. BEFORE THE SIGNAGE IS ACCEPTED TO BE CARRIED OUT AND BEFORE THE SIGNAGE IS CARRIED OUT THE CONTRACTOR MUST OBTAIN THE NECESSARY APPROVALS FROM THE LOCAL AUTHORITY AND THE HIGHWAY AGENCY.
5. CONTRACTOR IS TO ALLOW FOR ALL APPROPRIATE DRAINAGE OF RINK, EXPOSED TRENCHES AND ALL OTHER NECESSARY DRAINAGE TO BE INSTALLED TO THE SATISFACTION OF THE LOCAL AUTHORITY AND THE HIGHWAY AGENCY.
6. ALL BURRED MANHOLES EXPOSED ON SITE TO BE COVERED TO BECOME LEVEL WITH FINISH LEVEL.
7. PRIOR TO CARRYING OUT WORK THE CONTRACTOR IS TO REVIEW THE GROUND INVESTIGATION REPORT.
8. CONTRACTOR IS TO BE IN COMPLIANCE WITH STREET CLOSURE CONCEPTS AND PROCEDURES.
9. THE CONTRACTOR IS TO BE IN FULL COMPLIANCE WITH THE REQUIREMENTS OF THE STREET CLOSURE CONCEPT SPECIFICATION FOR STATE ROADS : 2007.

**BURRED SERVICES**

1. PRIOR TO ANY WORKS BEING UNDERTAKEN, THE CONTRACTOR IS TO REFER TO UTILITIES RECORDS TO DETERMINE THE LOCATION OF ALL BURRED SERVICES.
2. HAZARDOUS UTILITIES SHOULD BE CARRIED OUT IN ORDER TO IDENTIFY EXACT POSITION APPROXIMATE PRIOR TO CARRYING OUT ANY WORK.
3. LOCATION AND DEPTH OF BURRED SERVICES TO BE CONFIRMED TO THE ENGINEER PRIOR TO ANY WORK BEING CARRIED OUT.
4. APPROVED METHODS TO WORK WILL BE REQUIRED TO CARRY OUT ANY WORK IN THE HOTSPOT PROTOCOL.

**HOTSPOT PROTOCOL**

1. THERE IS A POSSIBILITY THAT AN UNKNOWN AREA OF SOIL CONTAMINATION MAY BE ENCOUNTERED DURING CONSTRUCTION/DEMOLITION WORKS.
2. SHOULD AN AREA OF CONTAMINATION BE IDENTIFIED BY VISUAL OR CHEMICAL MEANS THE FOLLOWING PROCEDURES WILL BE FOLLOWED:
3. IMMEDIATELY STOP ALL WORKS IN THE AREA WHERE CONTAMINATION IS IDENTIFIED.
4. NOTIFY THE LOCAL AUTHORITY AND THE HIGHWAY AGENCY.

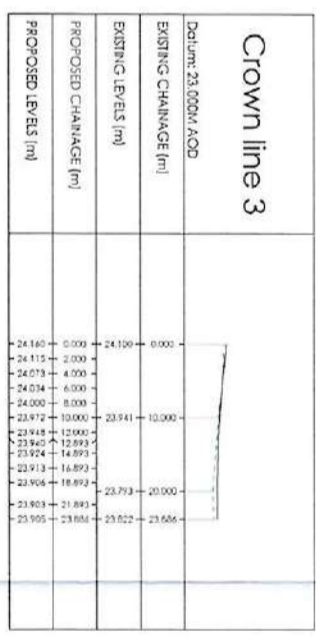
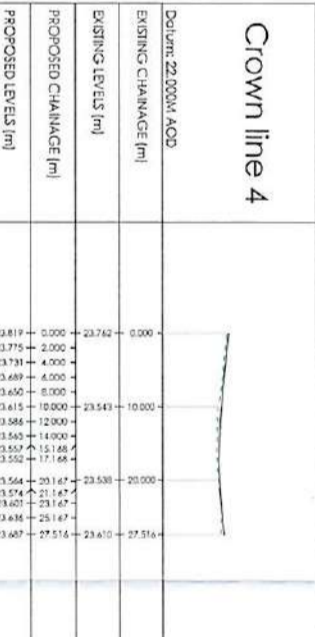
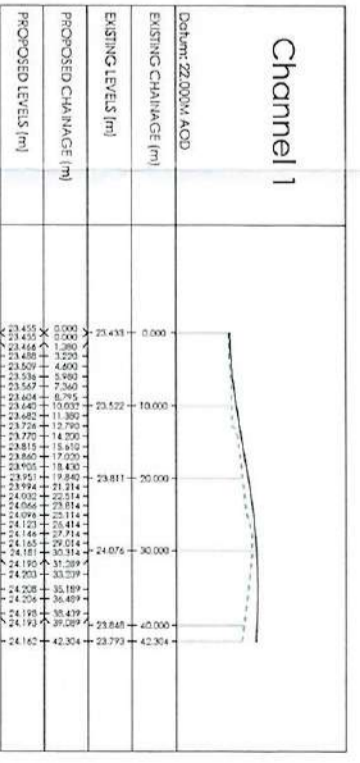
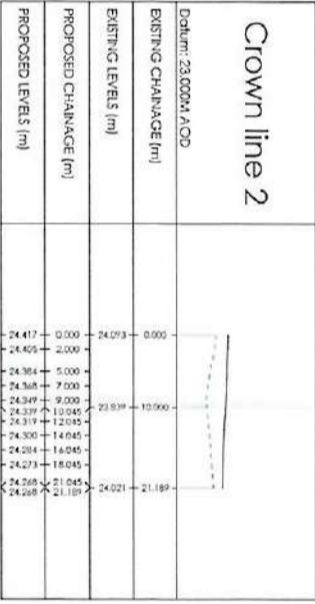
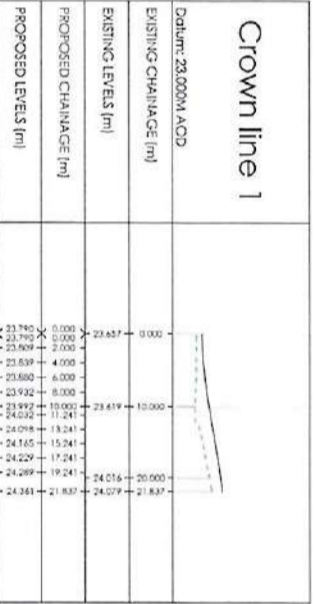
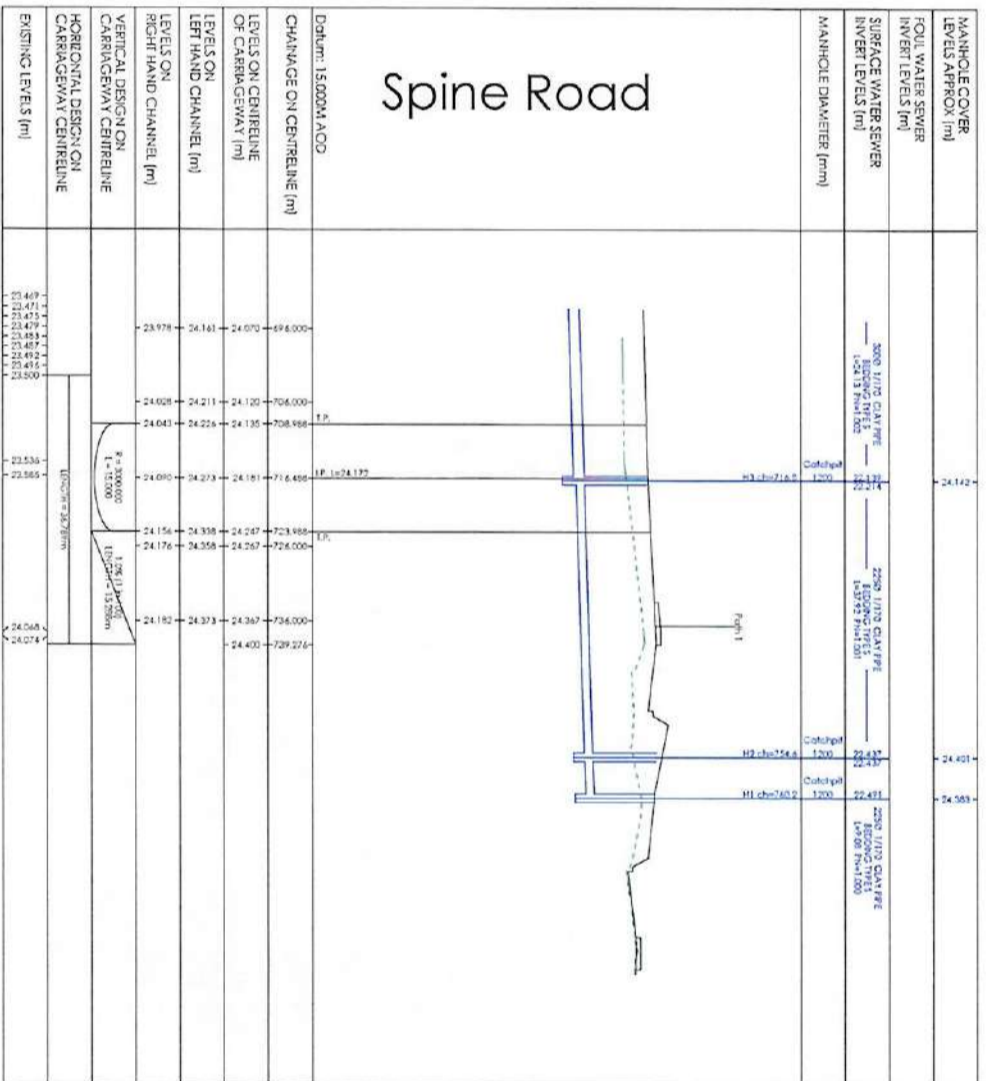
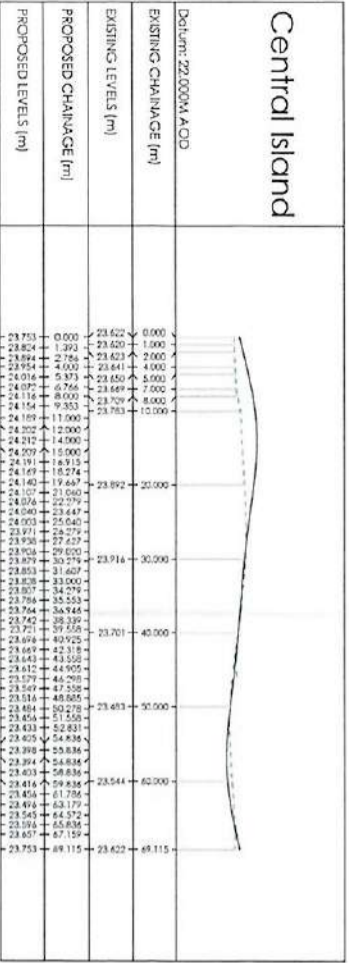
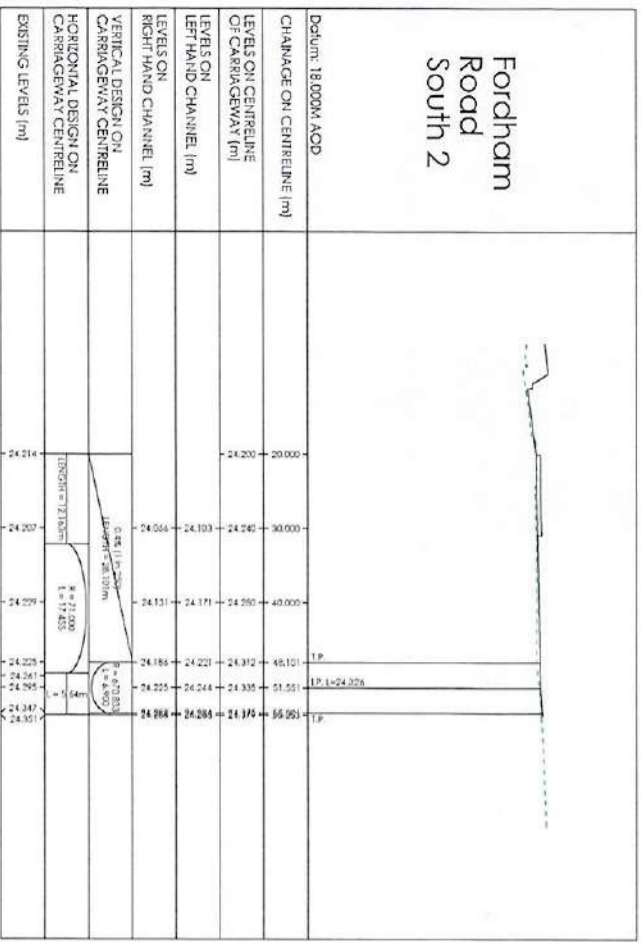
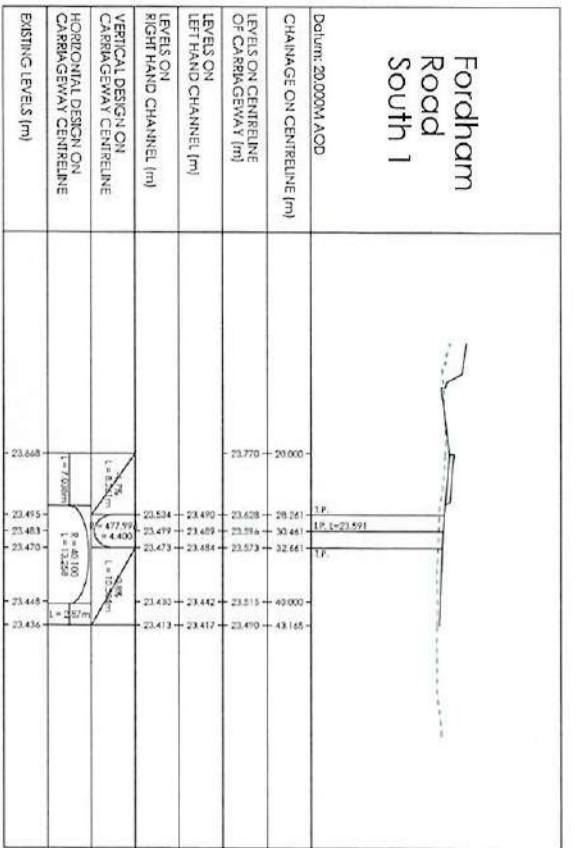
*[Handwritten signature]*

Proposed Signs and Linings - Sheet 7 of 8

Project Number	777-A	Date	21.07.21	Drawn	LM
Client	1:500@A1	Author	TJW	Checked	XXX

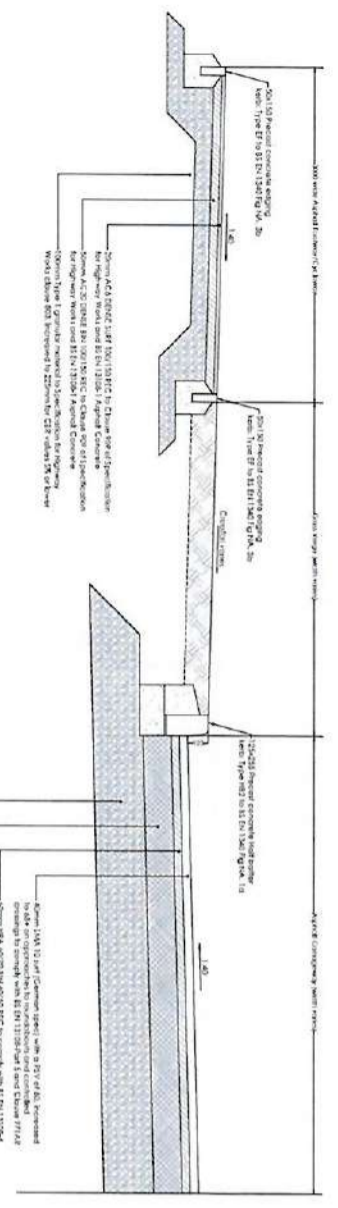
**stomor**  
CIVIL ENGINEERING CONSULTANTS

10th Floor, 100 Broad Street, Bristol, BS1 2TA  
 01252 513131 | 145@stomor.com

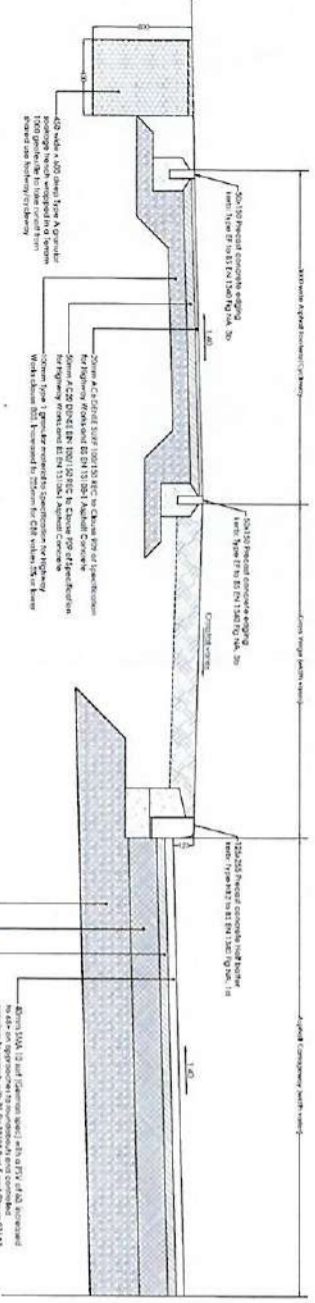


*Basim J. Al-Hammadi*  
*Basim*





SECTION THROUGH ASPHALT CARRIAGEWAY DISTRIBUTOR ROAD SPECIFICATION - CYCLEWAY FALLING TOWARDS CARRIAGEWAY

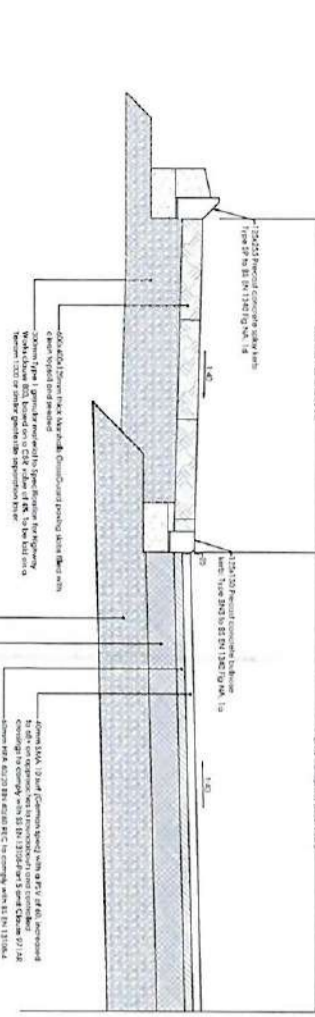


SECTION THROUGH ASPHALT CARRIAGEWAY DISTRIBUTOR ROAD SPECIFICATION - CYCLEWAY FALLING AWAY FROM CARRIAGEWAY

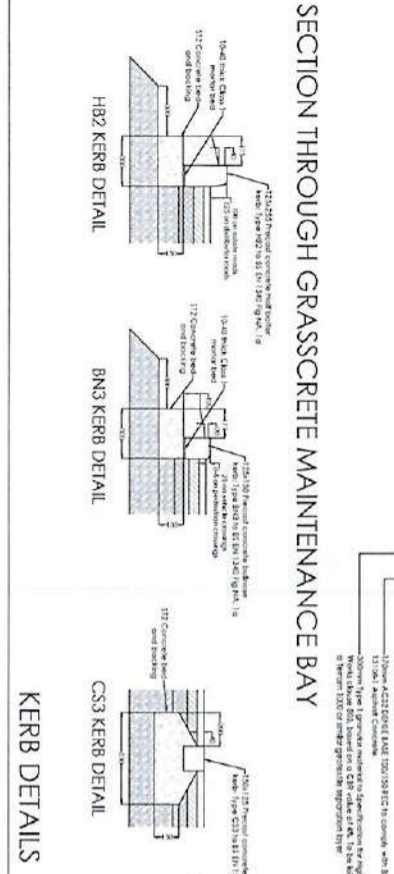
Table of Sub-base Thicknesses

Sub-base	Min. Thickness	Max. Thickness
Sub-base 1	100	150
Sub-base 2	100	150
Sub-base 3	100	150
Sub-base 4	100	150
Sub-base 5	100	150
Sub-base 6	100	150
Sub-base 7	100	150
Sub-base 8	100	150
Sub-base 9	100	150
Sub-base 10	100	150

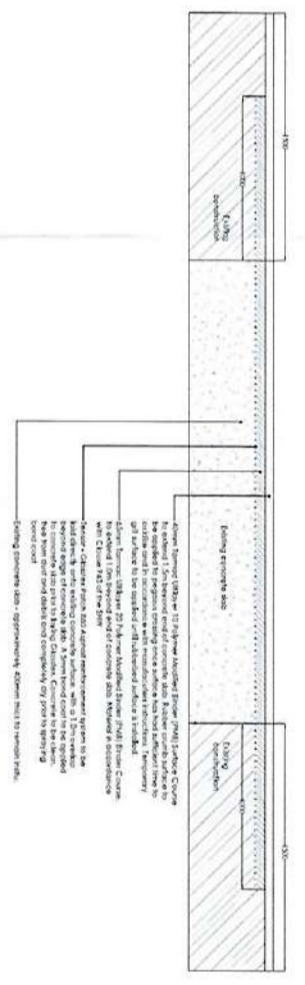
SUB-BASE THICKNESS TABLE



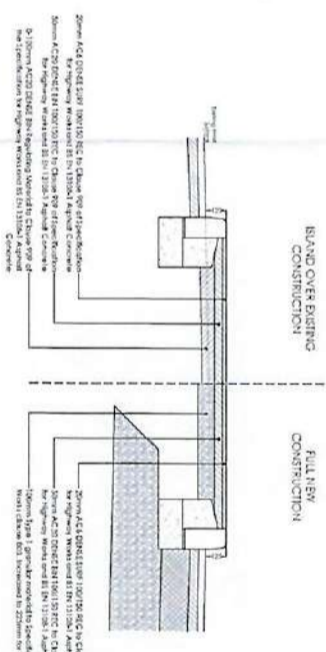
SECTION THROUGH GRASSCRETE MAINTENANCE BAY



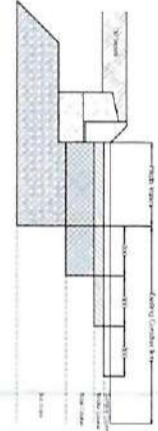
KERB DETAILS



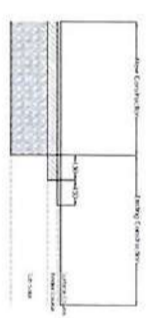
RAYES LANE - CONCRETE SLAB OVERLAY DETAIL



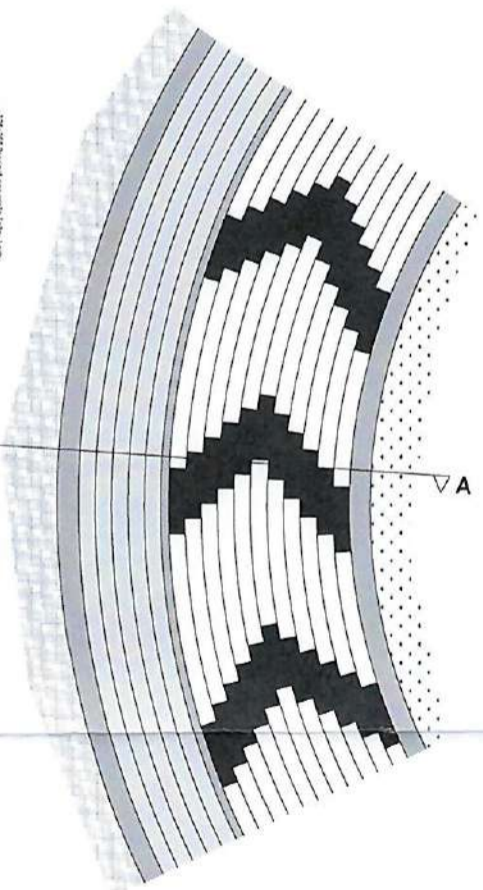
TRAFFIC ISLAND CONSTRUCTION DETAIL



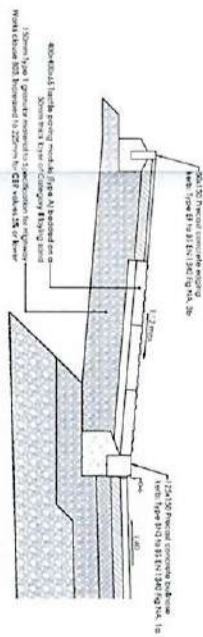
CARRIAGEWAY TIE-IN DETAIL



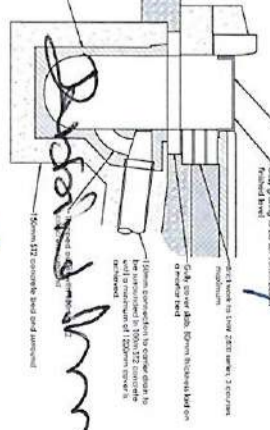
FOOTWAY TIE-IN DETAIL



ROUNDABOUT CENTRAL ISLAND DETAIL



TACTILE PAVING DETAILS



TRAPPED GULLY

Proposed Development at Hatchfield Farm, Newmarket  
Section 278 Highway Works

Construction Details - Sheet 1 of 2

Drawn: ST-0031  
Scale: 1:500 @ A1  
Date: 21.07.21  
Checked: NJM  
Approved: NJM

Project: Hatchfield Farm  
Client: Essex County Council  
Contract: 278 Highway Works

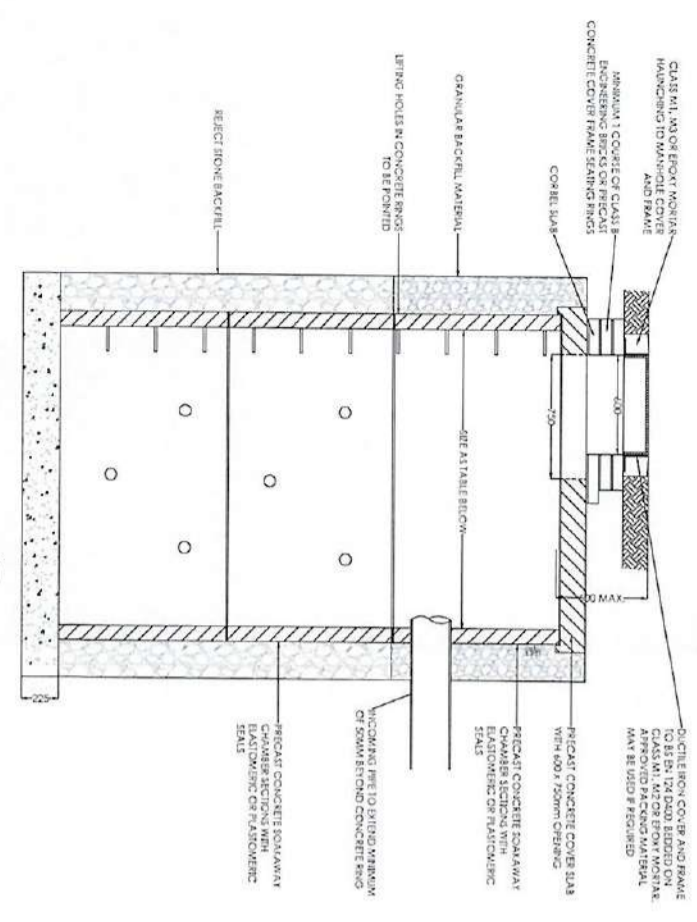
Revision Table:

Rev	Description	Date	By	App'd
1	Issue for tender	21.07.21	NJM	NJM
2	Revised drawing	21.07.21	NJM	NJM
3	Revised drawing	21.07.21	NJM	NJM
4	Revised drawing	21.07.21	NJM	NJM
5	Revised drawing	21.07.21	NJM	NJM
6	Revised drawing	21.07.21	NJM	NJM
7	Revised drawing	21.07.21	NJM	NJM
8	Revised drawing	21.07.21	NJM	NJM
9	Revised drawing	21.07.21	NJM	NJM
10	Revised drawing	21.07.21	NJM	NJM

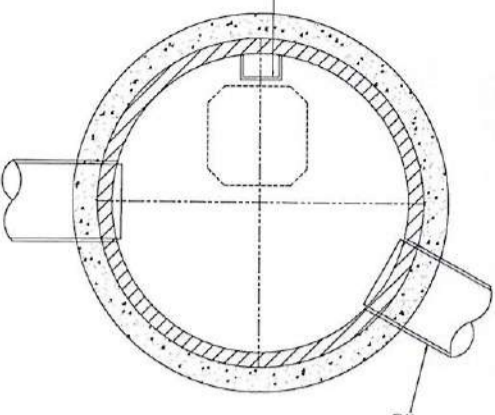
STOMOR CIVIL ENGINEERING CONSULTANTS  
Suite 2, First Floor, Park House, Fernhill Lane, Newmarket, Suffolk, CB8 7JH  
Tel: 01440 211111 | Fax: 01440 211112 | Email: info@stomor.co.uk  
www.stomor.co.uk



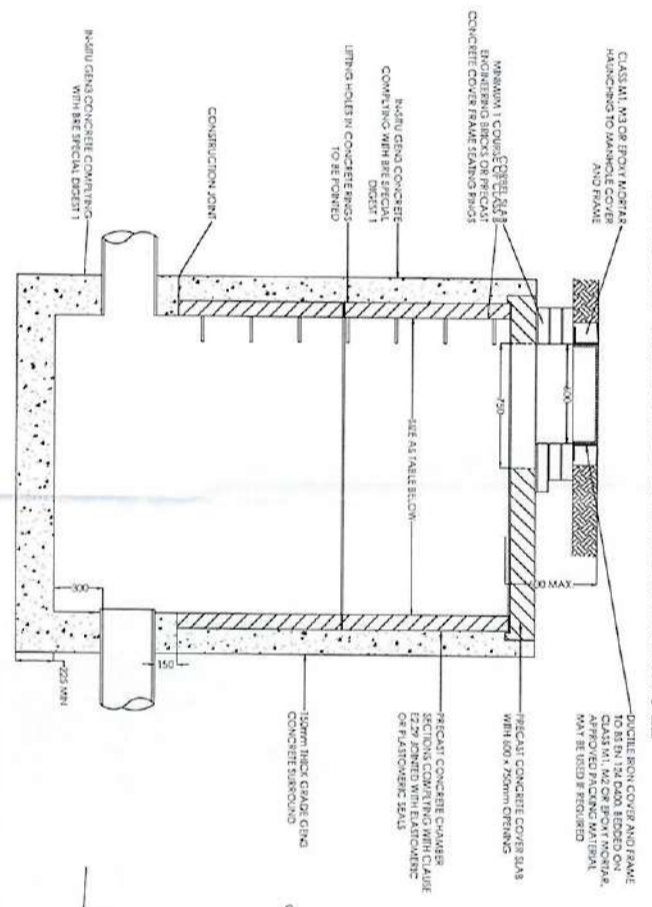
### PRECAST CONCRETE RING SOAKAWAY



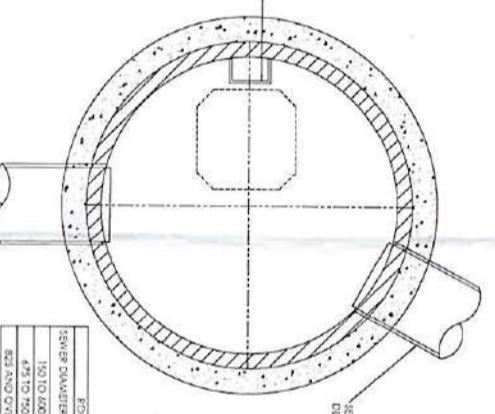
ROCKER FEET	EFFICIENT
150 TO 400	400
475 TO 750	1000
825 AND OVER	1250



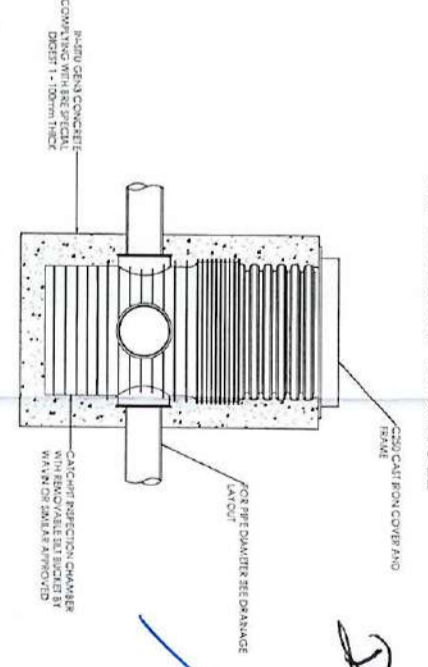
### PRECAST CONCRETE CATCHPIT MANHOLE

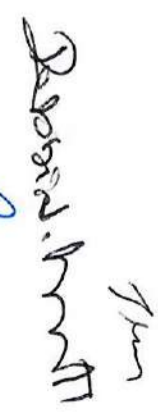


ROCKER FEET	EFFICIENT
150 TO 400	400
475 TO 750	1000
825 AND OVER	1250

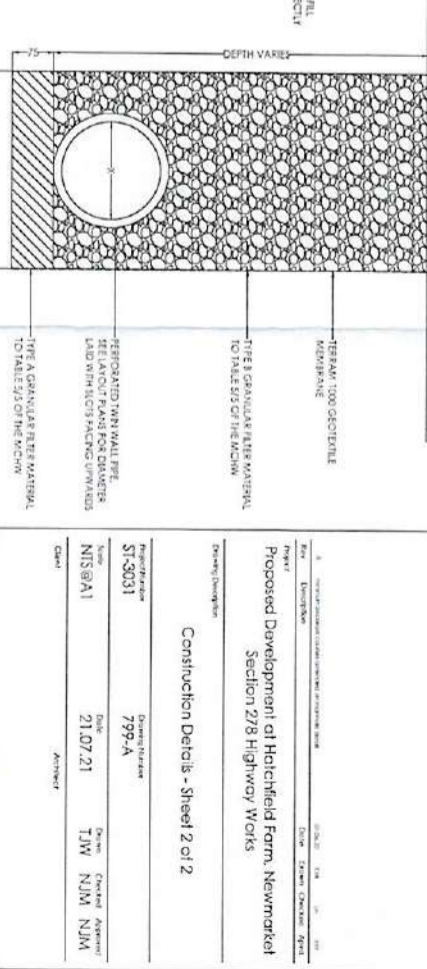
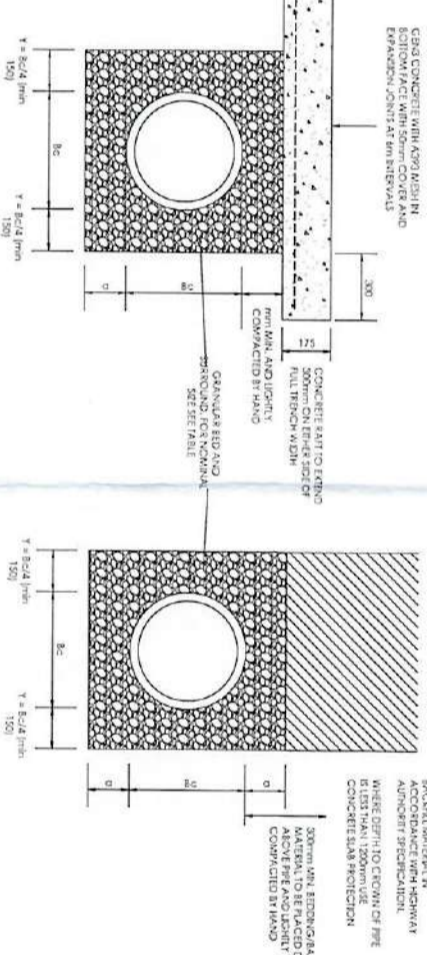
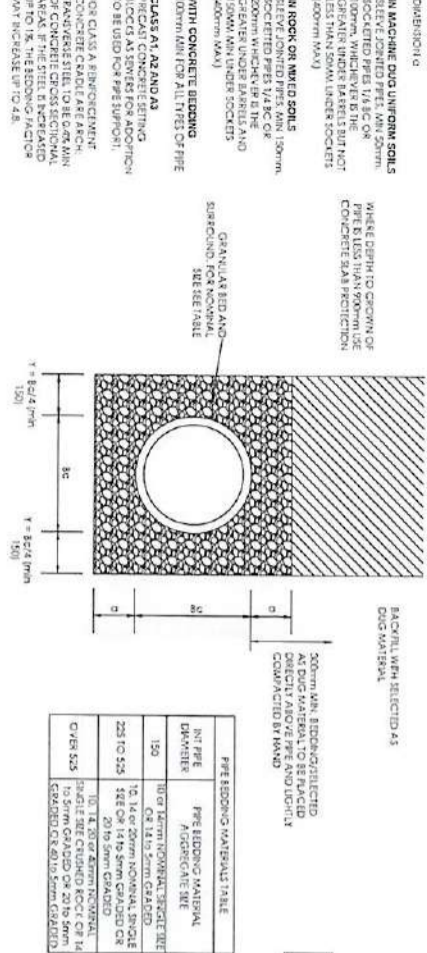
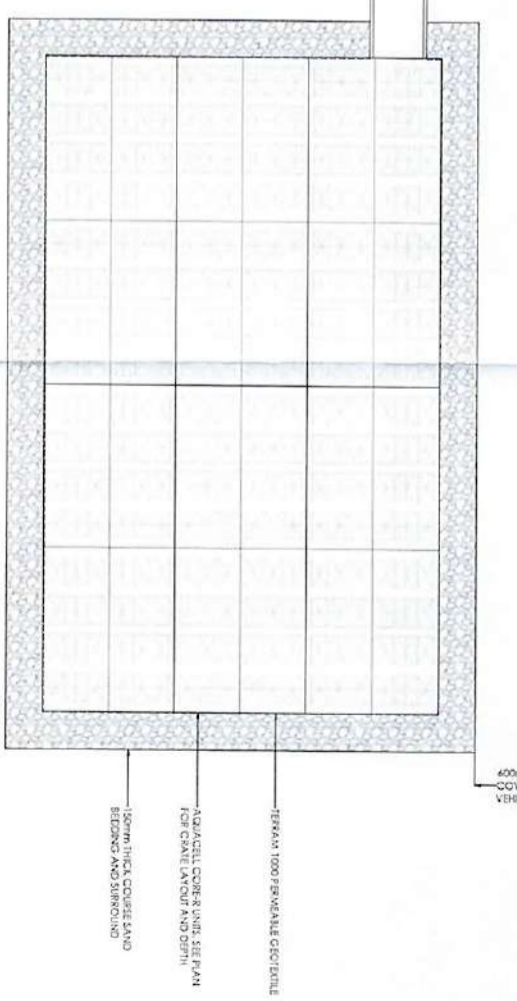


### 450 CATCHPIT MANHOLE



  
 Robert M. Smith  
 21/07/21

### AQUACELL SOAKAWAY DETAIL



### CLASS S BED AND SURROUND

### CONCRETE SLAB PROTECTION

### CLASS S BED AND SURROUND

### FILTER DRAIN

Proposed Development at Hatchfield Farm, Newmarket  
 Section 278 Highway Works  
 Construction Details - Sheet 2 of 2

Project No.	ST-2021	Date	21.07.21
Client	NIS@A1	Drawn	TJM
Checked	NJM	Approved	NJM

**Stomor**  
 CIVIL ENGINEERING CONSULTANTS  
 Suite 2, First Floor, Parkside House  
 Parkside Lane, Hitchin, Herts, SG5 1D  
 Tel: 01462 452101  
 Email: info@stomor.co.uk

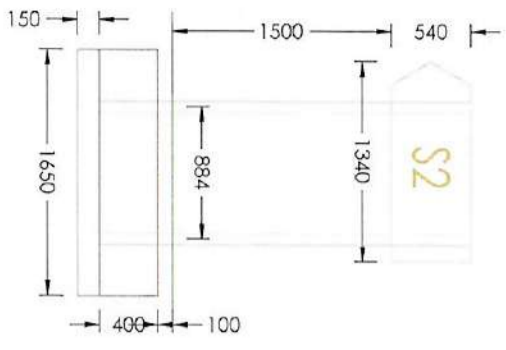


Table with 2 columns: Item, Quantity. Lists materials for sign S2.

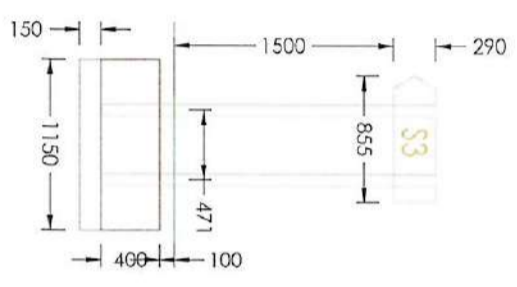
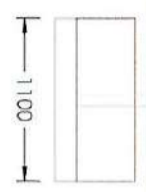
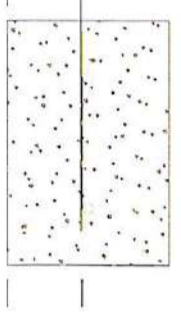


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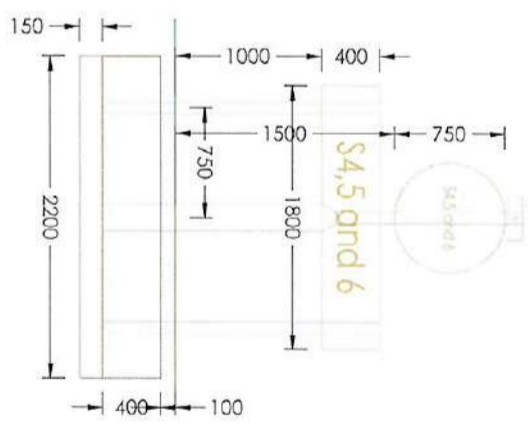
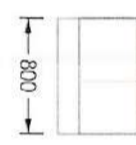
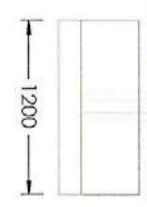


Table with 2 columns: Item, Quantity. Lists materials for sign S4,5 and 6.



*Handwritten signature: J. J. J. J.*

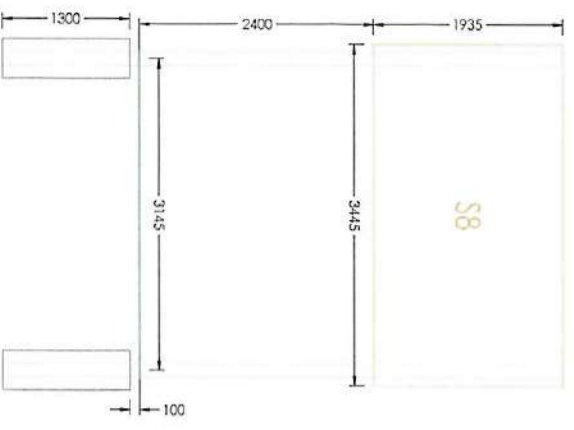
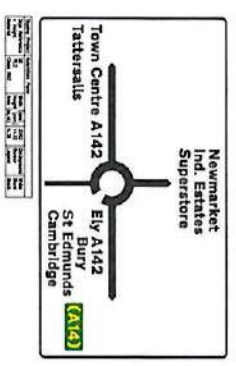


Table with 2 columns: Item, Quantity. Lists materials for sign S8.

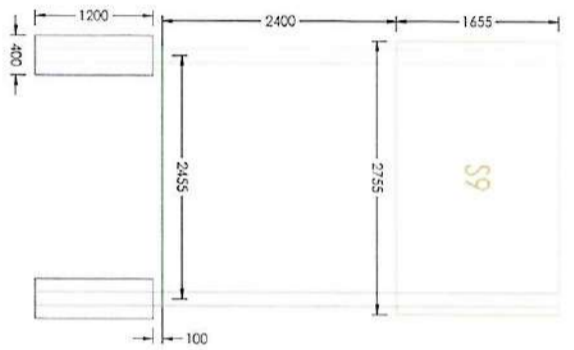
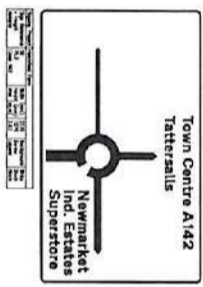


Table with 2 columns: Item, Quantity. Lists materials for sign S9.

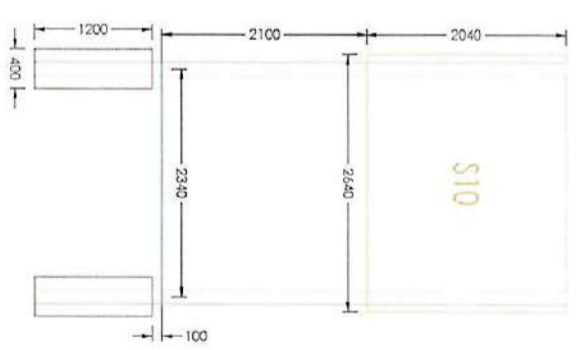


Table with 2 columns: Item, Quantity. Lists materials for sign S10.



Site: Ely  
Project: Proposed Development at Hatfield Farm, Newmarket  
Section 278 Highway Works  
Sign Schedules - Southern Roundabout  
Project No: SF-3031  
Client: 1:5000/BA1  
Date: 21.07.21  
Author: J.W. N.J.M.

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CIVIL ENGINEERING CONSULTANTS  
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21.07.21  
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