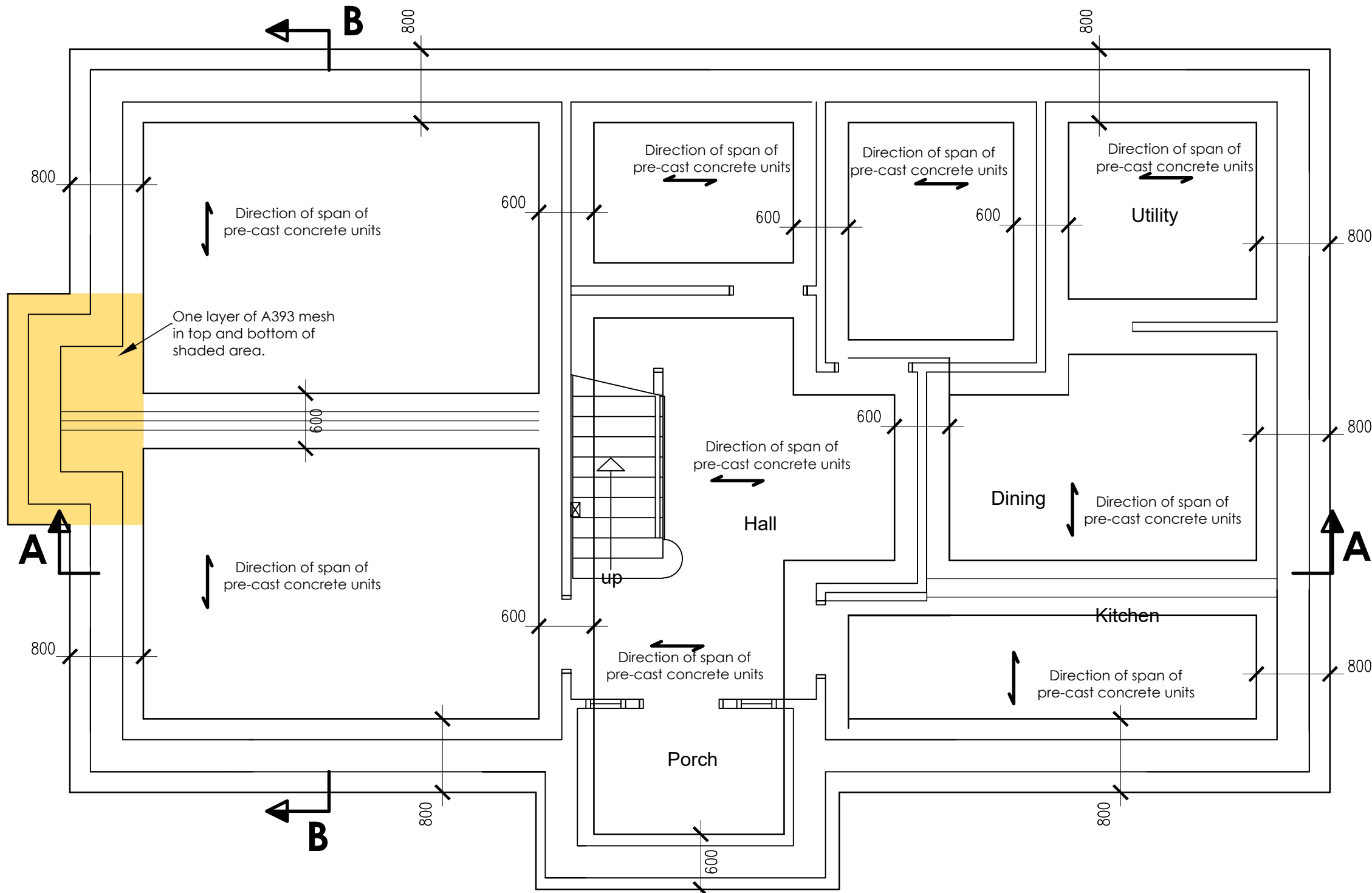
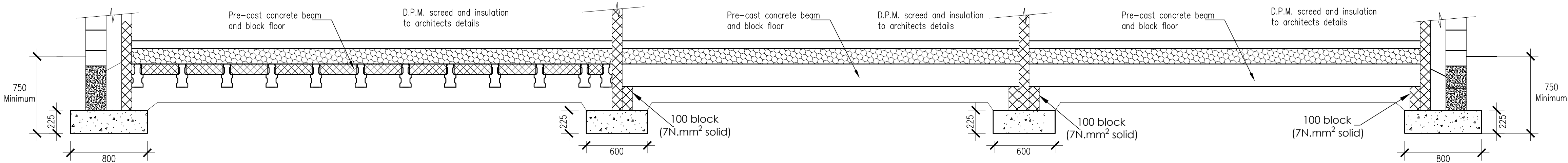


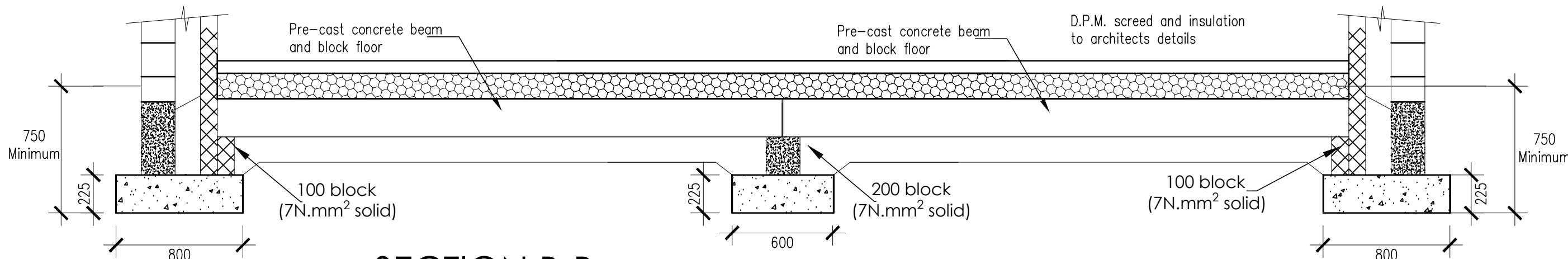


PROPOSED FOUNDATION PLAN

Foundations to be placed central to supporting walls
Scale 1:50



SECTION A-A



SECTION B-B

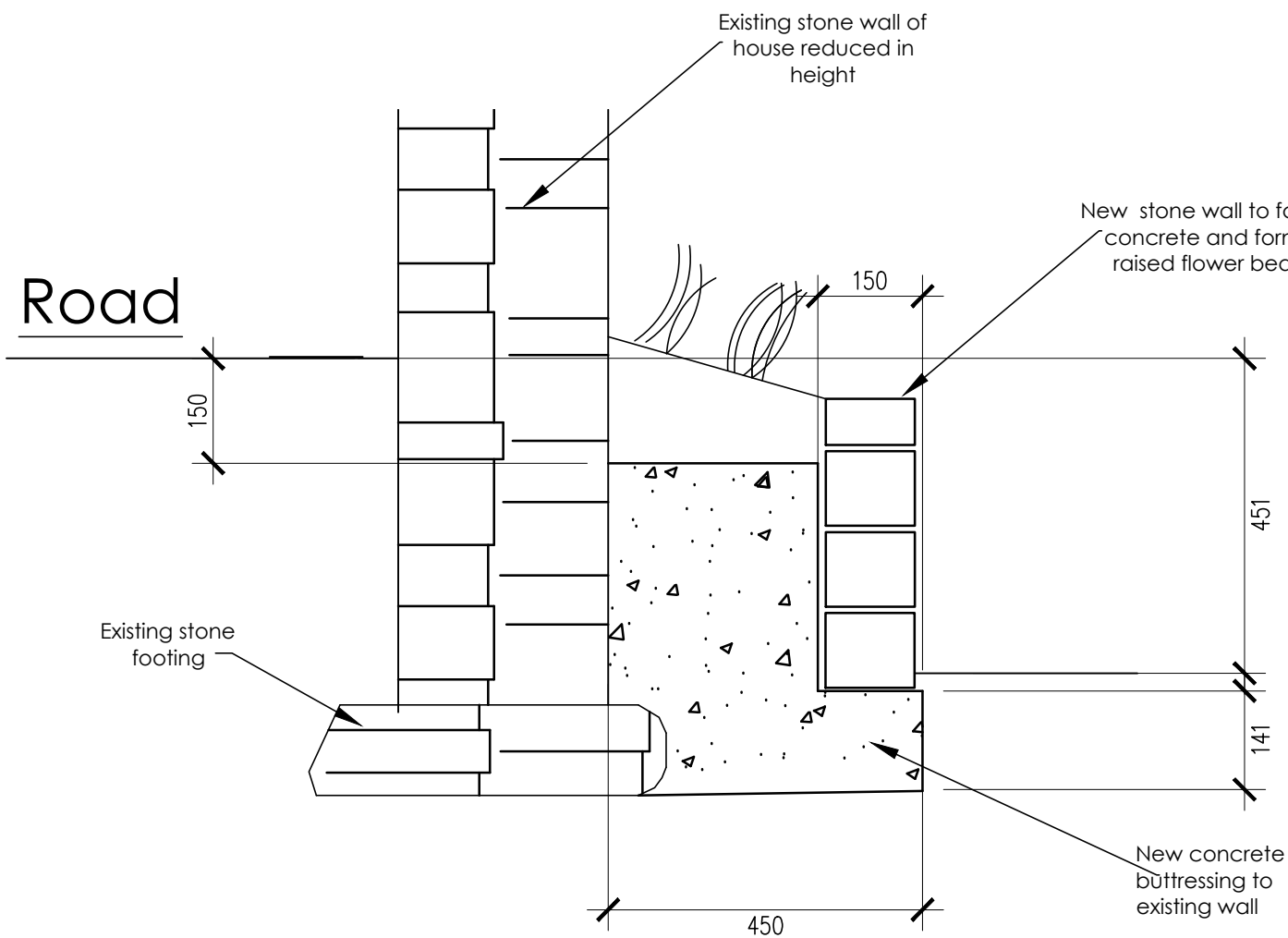
FOUNDATIONS

It is proposed to use strip concrete foundations to support the walls of the house. The typical foundation would be 800 below ground level and 300 deep. The width of the foundation would be determined by the loading acting upon it. The ground is a firm clay and a safe bearing capacity of 100kN/m² would be used.

The maximum safe U.D.L. on a 600 wide foundation would be $100 \times 0.6 = 60\text{kN/m}$

The maximum safe U.D.L. on a 800 wide foundation would be $100 \times 0.8 = 80\text{kN/m}$

The maximum safe U.D.L. on a 1000 wide foundation would be $100 \times 1.0 = 100\text{kN/m}$



retaining wall to carriageway

NOTES

1. This drawing to be read in conjunction with all other drawings.
2. The Engineer is to be notified immediately of any discrepancies between the information shown and that found on site.
3. All dimensions are to be verified on site by the contractor prior to ordering materials and starting work.
4. Workmanship and materials are to comply with current Building Regulations, British Standards, Codes of Practice (relevant to the construction industry) and good building practice.
5. The contractor is entirely responsible for the method of working, temporary supports and structural integrity of this structure and that of any adjacent structures or services which are within influencing distances of the work being carried out.
6. All steelwork to be grade S355.
7. All structural steelwork requirements to be verified on site prior to fabrication.
8. 12.5mm Gyproc Fireline Board with skim to provide min. 1/2 Hr. fire protection.
9. All concrete to be in accordance with BS 8110.
10. Concrete to be grade 35 with max. size aggregate 20mm. Minimum cement content to be 300 kg/m³. Max. free water/cement ratio to be 0.60.
11. All padstones to be either cast in place or set on a mortar joint.
12. All beams to bear fully onto padstones, unless noted otherwise.
13. All proprietary items to be fixed in accordance with the manufacturers instructions and specifications.
14. The foundations to bear on a firm stratum capable of providing a safe bearing capacity of 100kN/m² as defined by the Building Control Officer.

IMPORTANT INFORMATION FOR THE BUILDER AND CLIENT

There has been some legislation introduced affecting all building work. This is called the Building Safety Act 2022. It imposes conditions on the client, the builder and the designer/engineer.

The designer/engineer needs to take care to produce designs that are safe and can be constructed in a safe manner.

The builder needs to conform to the design information presented within this document from the designer/engineer.

Should the builder decide to construct differently to that shown on the design documents then the Building Inspector will ask for design justification to show that the work is adequate.

Historically the builder could make minor changes to the design and attempt to obtain the approval from the Building Inspector. Then, depending upon the experience of the Building Inspector they may accept that the work was adequate and the job could proceed. This has now changed.

The Building Inspectors are aware that all changes to the design information need to be agreed with the designer/engineer, because of this they are telling builders to contact the designer/engineer and to obtain approval from them, in a document, before they will accept the work. This change in approach is significant and needs to be appreciated by all parties.

This is best explained by an example:

The builder puts in a different padstone to that specified on the drawing. The Building Inspector tells the builder to obtain approval of the change from the designer/engineer. The builder then contacts the designer/engineer asking for help.

The designer/engineer then needs to go to site and see what the change is. They must then carry out a check in order to see whether the change is structurally adequate. Finally, they must change the calculations and the drawings. The time taken to do this work has not been allowed for in the fee quoted. This fee will need to be paid by either the client or the builder before the changed documents are released.

It can be appreciated that this change in the system will cause time delays and potential disagreements regarding who pays the designer/engineer's fee. If a builder does not work to the design documents then this type of problem could occur frequently during the course of the works, each time resulting in time delays and design fees.

Description	By	Appd.	Date
FOUNDATIONS			
Dilworth Cottage			
Ward Green Lane			
Longridge			
PROJECT DESCRIPTION:			
Proposed dwelling			
SCALE:	DATE:	DRAWN:	CHECKED:
1:50	08/2026	J.D	
DRAWING NO:			REVISION:
10850/1			D

Davis

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