SPECIFICATION NOTES + REFER ALSO TO THE TENDER DOCUMENT.

1.0 Hardworks

1.1 Hard works, unless otherwise agreed, shall be carried out by the developer or main contractor, and all materials and workmanship shall be in accordance with the construction details and the layout plans.

1.2 All paths and edgings shall be set out properly to lines and radii, with all curves scribed on the ground using pointed pegs and string or site marker paint, achieving flowing natural arcs. Setting out shall be agreed with the landscape contractor and subsequently the landscape architect.

1.3 Hard surfaces shall be constructed after suitable base courses have been laid, taking full account of local site conditions, soft spots and substrate. The indicative depths of base courses are minimum depths assuming suitable substrate conditions.

1.4 All metalwork shall be finished hot dipped galvanized in accordance with BS EN ISO1460. The galvanizer shall be responsible for the thorough removal of all galvanizing smuts (fettling) to the complete satisfaction of the Landscape Architect, The decorating contractor shall prepare the galvanized surface by washing with detergent and water and scrubbing with a scouring pad until all dirt, grease, white rust & sulphates have been removed & then allowed to dry thoroughly. Supply and paint Sicoid 6630' from Sika Ltd (tel. 01707 374444) applied with a turkhead brush strictly in accordance with the manufacturers instructions, COSHH regulations and the product COSHH sheet. Apply 2No. coats of paint with a dry film thickness of 100 microns per coat. Apply paint only when galvanized surface is thoroughly dry at temperatures above five degrees celsius and in any event above the current dew point temperature. Paint work will be subject to inspection by experts and if found wanting, shall be stripped off, re-prepared and applied entirely at the decorating contractors own cost.

1.5 All wood work shall be pressure treated with Tanalith "E" water based wood preservative, applied by vacuum pressure. The timber shall then be stained with 3No. coats of Sadolin 'Classic,' colour 'Jacobean Walnut' strictly in accordance with the manufacturers instructions, COSHH Regulations 2020 and product COSHH sheet.

0 5 10 20 50

SCALE BAR 1:250

KEY

- ROADWAYS AND FOOTPATHS to be Bitumen Macadam all to Highway's Authority approval.
- CONCRETE BLOCK PAVING SHARED SPACE, 240 x 160mm, (80mm depth for vehicular areas). Type 'Marshalls Tegula', Colour 'Traditional', available from Marshalls, Tel: 0333 220 2737* or similar and Approved. To Highway Authority Approval if within adoptable area.
- CONCRETE BLOCK PAVING TO PRIVATE DRIVES, 210 x 140 x 80mm. Type Brett Alpha; Colour "Silver Haze", available from Brett, Tel: 0345 60 80 577* or similar and approved.
- CONCRETE PERMEABLE BLOCK PAVING TO PRIVATE DRIVES, 200 x 100 x 80mm. Type Brett Omega Flow; Colour "Charcoal", available from Brett, Tel: 0345 60 80 577* or similar and approved.
- CONCRETE BLOCK EDGING, 2 x 100mm wide laid as double string course using blocks 210 x 140 x 80mm. Type 'Brett Alpha Flow'; colour 'Charcoal' by Bretts Ltd Tel: 0345 60 80 577 or similar and approved, laid over 100mm cement mortar bed, 1:3 mix, haunched, all laid over 250 x 150mm C:20:P mix in/su concrete strip foundation.
- CONCRETE BLOCK EDGING, 2 x 100mm wide laid as double string course using blocks 200 x 100 x 60mm. Type 'Marshalls Tegula'; colour 'Traditional' by Marshalls, Tel: 0333 220 2737 or similar and approved, laid over 100mm cement mortar bed, 1:3 mix, haunched, all laid over 250 x 150mm C:20:P mix in/su concrete strip foundation. To Highway Authority Approval if within adoptable area.
- FLUSH PRECAST CONCRETE BLOCK EDGING, 50 x 150 x 900mm, flat topped and laid flush with paving. Edging to be bedded into C:20:P in/au concrete strip foundation 350 x 300mm, haunched.
- UPSTAND KERB with average upstand of 125mm, using 125 x 255 x 914mm, Type British Standard Kerb, Colour 'Standard Grey', to Highway Authority Approval. Kerb type and relevant transition units by engineers specification. All laid to BS EN 1340:2003 and BS 7533-6.
- FLUSH KERB, upstands to be 0-6mm for pedestrian accesses and 25mm for vehicular accesses, using 125 x 255 x 914mm, Type British Standard Kerb, Colour 'Standard Grey', to Highway Authority Approval. Kerb type and relevant transition units by engineers specification.All laid to BS EN 1340:2003 and BS 7533-6.
- STANDARD KERB DROPPER UNIT (left and right handed) to BS7263, to engineers specification and Highway Authority Approval. Kerb type and relevant transition units by engineers.
- PRIVATE PATHS TO FRONT DOORS AND REAR ACCESS GATES to be 450 x 450 x 32mm, textured finish, colour 'Natural,' type 'Broadway Smooth,' Available from Brett. (Tel: 0345 60 80 577) or similar and approved. to be laid in two rows, chequerboard bond, over wet screed of 1.5 mix to a depth of 150mm over firmed sub-grade, all to falls and crossfalls, minimum 1.70.
- PRIVATE PATHS TO REAR GARDEN PATHS AND PATIOS to be 450 x 450 x 32mm, textured finish, colour 'Natural,' type 'Broadway Smooth,' Available from Brett. (Tel: 0345 60 80 577) or similar and approved. to be laid in two rows, chequerboard bond, over wet screed of 1.5 mix to a depth of 150mm over firmed sub-grade, all to falls and crossfalls, minimum 1.70.
- TIMBER CLOSE BOARD FENCE, close board panel fencing, specified by other refer to engineers drawing G28994-PER-XX-XX-XR-C-00004.
- TIMBER CLOSE BOARD FENCE WITH TRELLIS, close board panel fencing with timber trellis additions on top of panels, specified by other refer to engineers drawing G28994-PER-XX-XX-XR-C-00004.
- MSC FEATURE FENCING, feature panel fencing, specified by other refer to engineers drawing G28994-PER-XX-XX-XR-C-00004.
- MASONRY BRICK WALLS AND RETAINING WALLS, all masonary and concrete walls to rear gardens and boundaries, specified by other refer to engineers drawing G28994-PER-XX-XX-XR-C-00004.
- CONCRETE GRAVEL BOARD, to rear gardens and boundaries, specified by other refer to engineers drawing G28994-PER-XX-XX-XR-C-00004.
- STREET LIGHT COLUMNS, lighting columns specified by other, refer to lighting drawings EVD0003899-LO-001.
- EV CHARGING POINTS, electric vehicle charging points to side of dwelling walls, single and double posts, to be specified by other, refer to services drawings 21598-PER-00-XX-DR-C-30101.

GENERAL NOTES

-ALL DIMENSIONS IN MILLIMETRES
-DO NOT SCALE OFF THIS DRAWING
-ALL DIMENSIONS TO BE CHECKED ON SITE

(C)JAMES BLAKE ASSOCIATES LTD 2026

REV:	DATE	INITIALS	DETAILS
C3	02.11.2026	LK	ADDED SCALE BARS AT CLIENTS REQUEST
C2	19.08.2026	LK	CONSTRUCTION ISSUE, FOLLOWING CONFORMATION WITH OTHER CONSULTANTS

CLIENT: TAYLOR WIMPEY SOUTH WEST THAMES	DWG. TITLE: DETAILED HARD LANDSCAPE PROPOSAL
SITE: KILNWOOD VALE	
PURPOSE OF ISSUE: TENDER	

ORG BY	CHECKED	AUTHYD	SCALE	DATE	DWG NO.	REV.
LK	JBA	JBA	1:250 @A1	MARCH 2026	JBA 25/418 - 03	C3

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LANDSCAPE ARCHITECTURE o ARBORICULTURE o ECOLOGY

Lorne Knights - 02/11/2026 - K:\JBA\Client Projects\Taylor Wimpey South West Thames\25 418 TENDER Kilnwood Vale\Drawings\JBA\Master\JBA 25-418 Detailed Hard Landscape Proposal C1.dwg