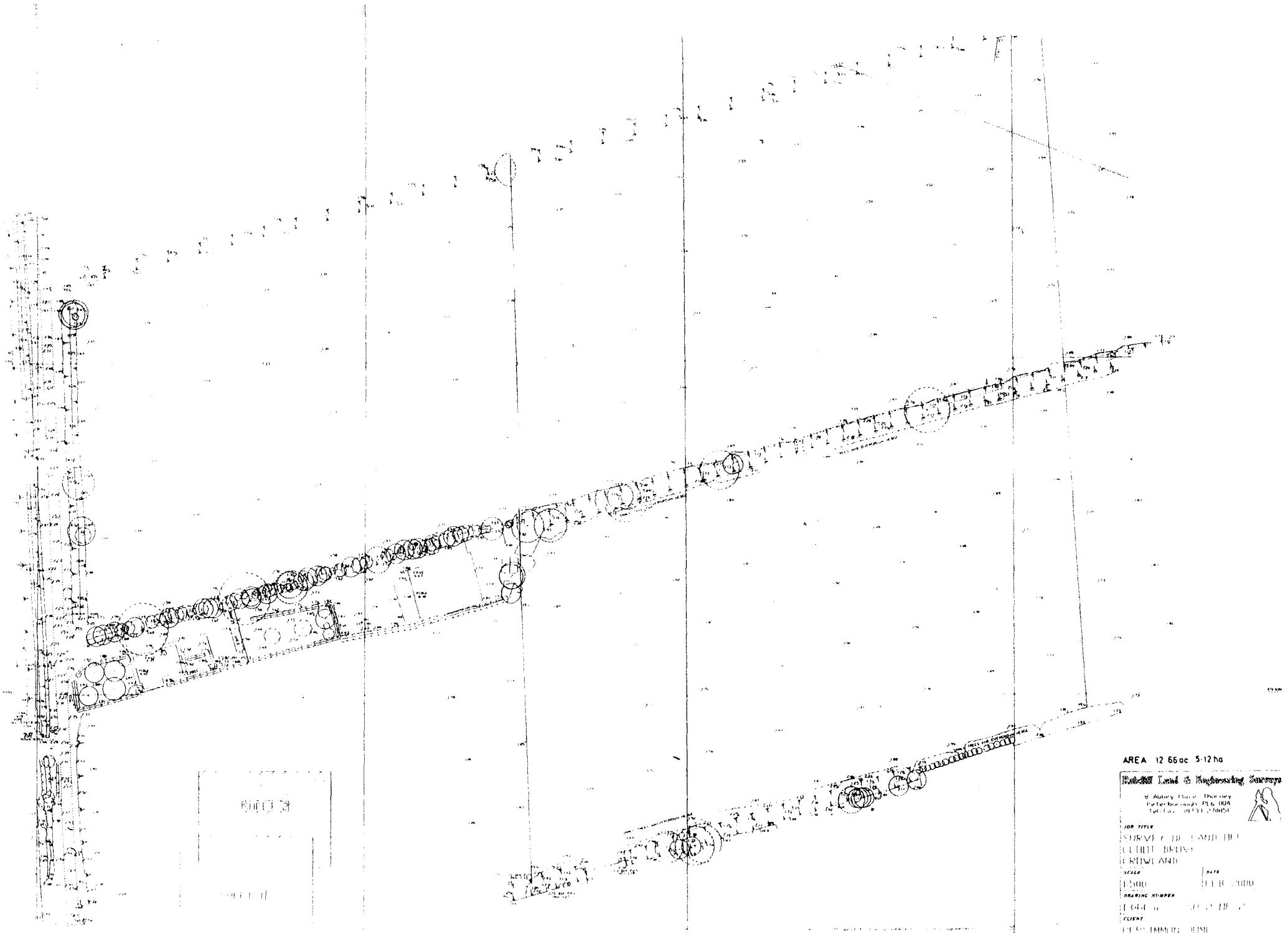


AREA 12.66ac 5.12ha

Rackett Land & Engineering Surveys

8 Abbey Place Deeping
Peterborough PE6 8DA
Tel/Fax: 01733 270050

JOB TITLE

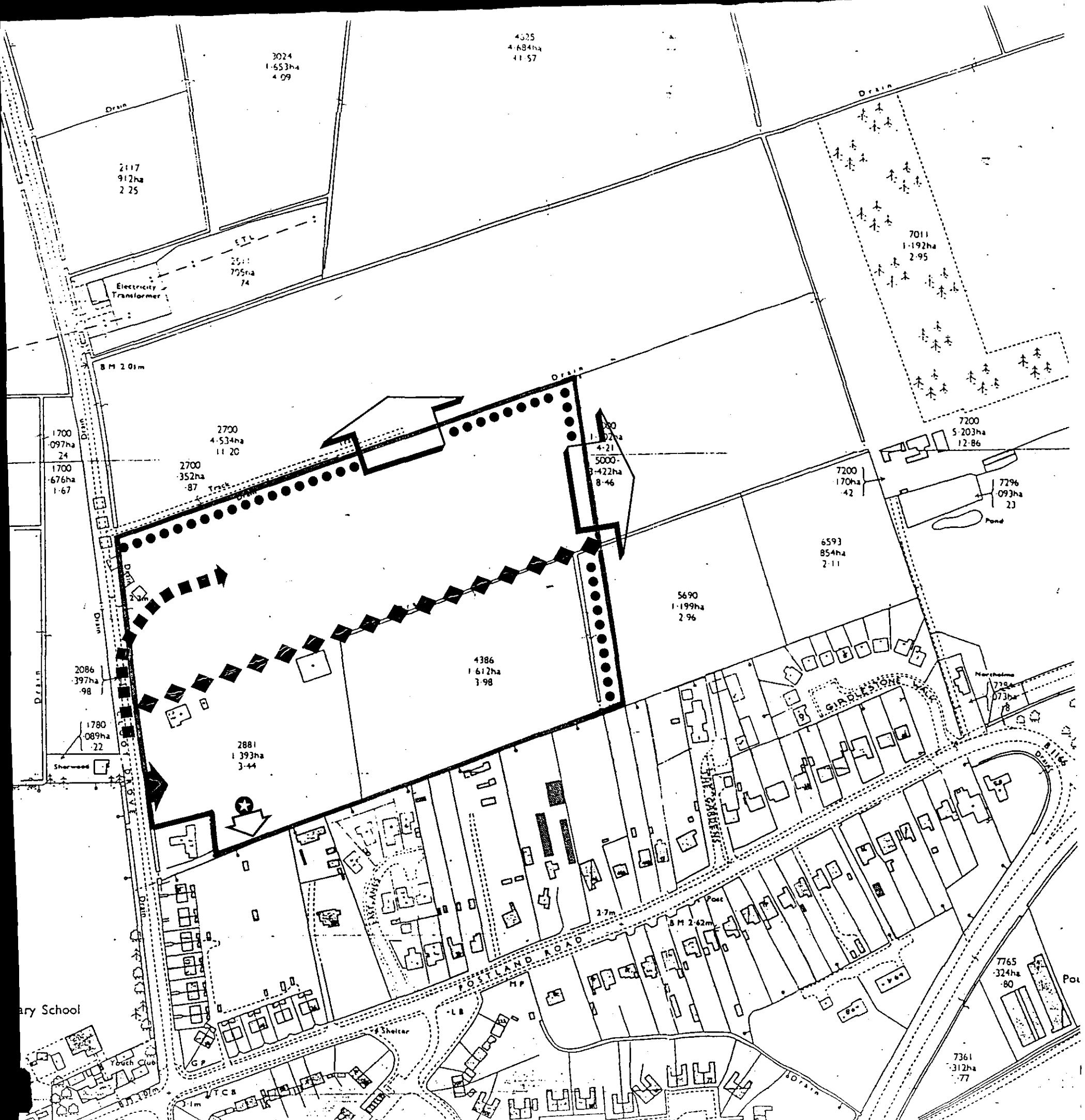
SURVEY OF LAND DEC
CLIENT BRIDGE
ROWLAND

SCALE
1:500

DATE
DEC 2000

DRAWING NUMBER

CLIENT



INDICATES STRUCTURAL LANDSCAPING

INDICATES SIGNIFICANT HEDGEROW TO BE RETAINED AND PROTECTED

INDICATES SUGGESTED ACCESS POSITION AND CHANGED JUNCTION PRIORITY

INDICATES POTENTIAL FUTURE ACCESS POSSIBILITIES

INDICATES SECOND ACCESS FROM CLOOT DROVE

INDICATES PROVISION FOR FUTURE ACCESS CONNECTION

THE W. R. DAVIDGE PRACTICE

PLANNING CONSULTANTS
KINGFISHER HOUSE
WANSFORD
PETERBOROUGH

TEL: 01780 783900 PE8 6LF FAX: 01780 783137

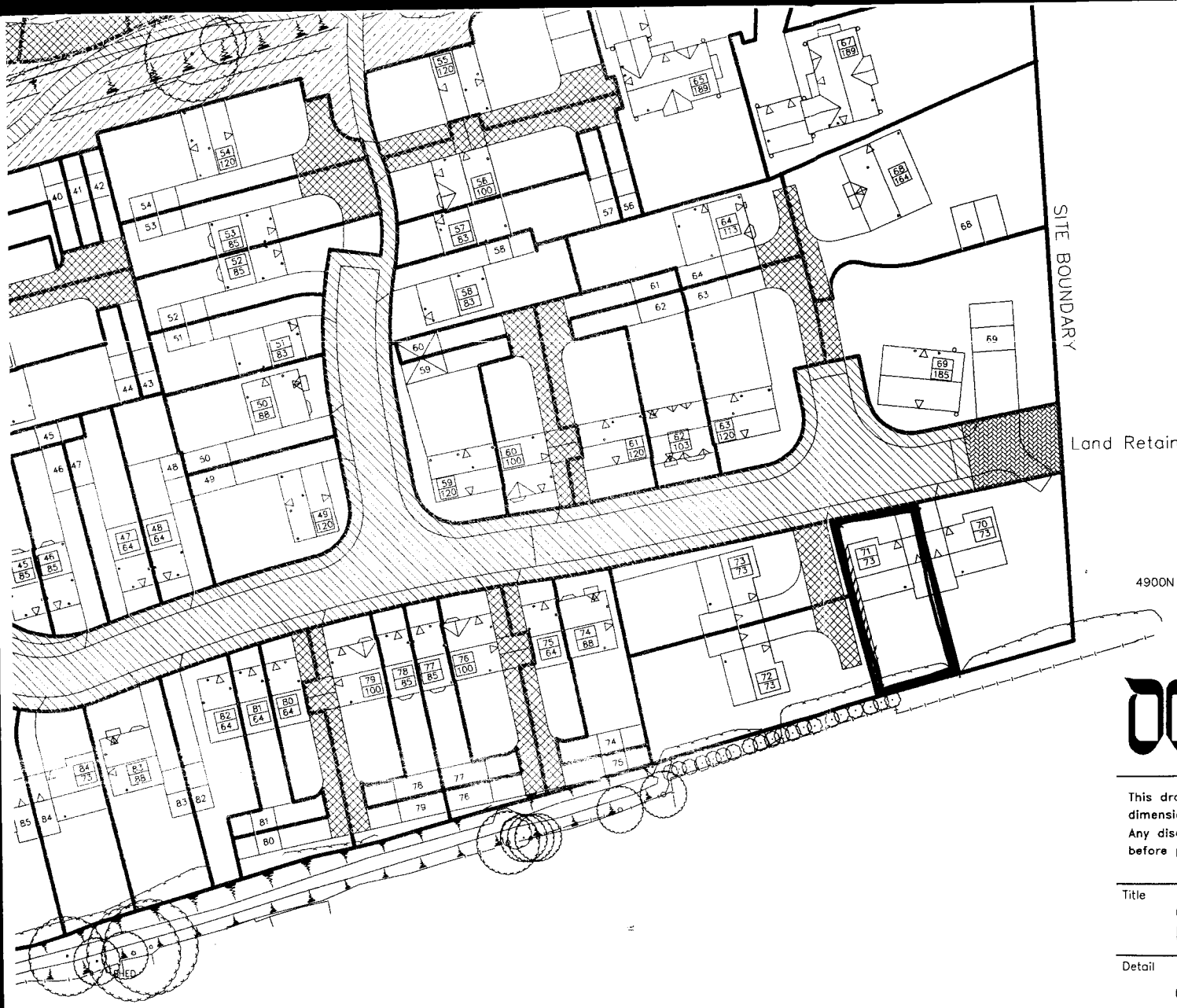
SECTION	PLANNING	ASSISTANT	
PARTNER	R.F.K.	DRAWN	

PROPOSED RESIDENTIAL DEVELOPMENT INCORPORATING PROVISION OF INCIDENTAL OPEN SPACE (OUTLINE APPLICATION) ON LAND NORTH OF POSTLAND ROAD AND EAST OF CLOOT DROVE AT CROWLAND.

INDICATIVE PRINCIPLES OF FUTURE SITE LAYOUT.

Based upon the Ordnance Survey 1/2500 map with the permission of the controller of her Majesty's Stationery Office, Crown Copyright Reserved.

DATE	SEPTEMBER, 1997
SCALE	1/2500th
DRAWING No.	5369/3



TUCKLEY CHESTER DESIGN LTD
PLANNING AND DESIGN
Unit 9, The Bell Plantation
Watling Street, Towcester
Northants, NN12 6HN
Tel No:(01327)359222 Fax:(01327)358814
E-Mail: Tuckleychester@BTconnect.com

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Title

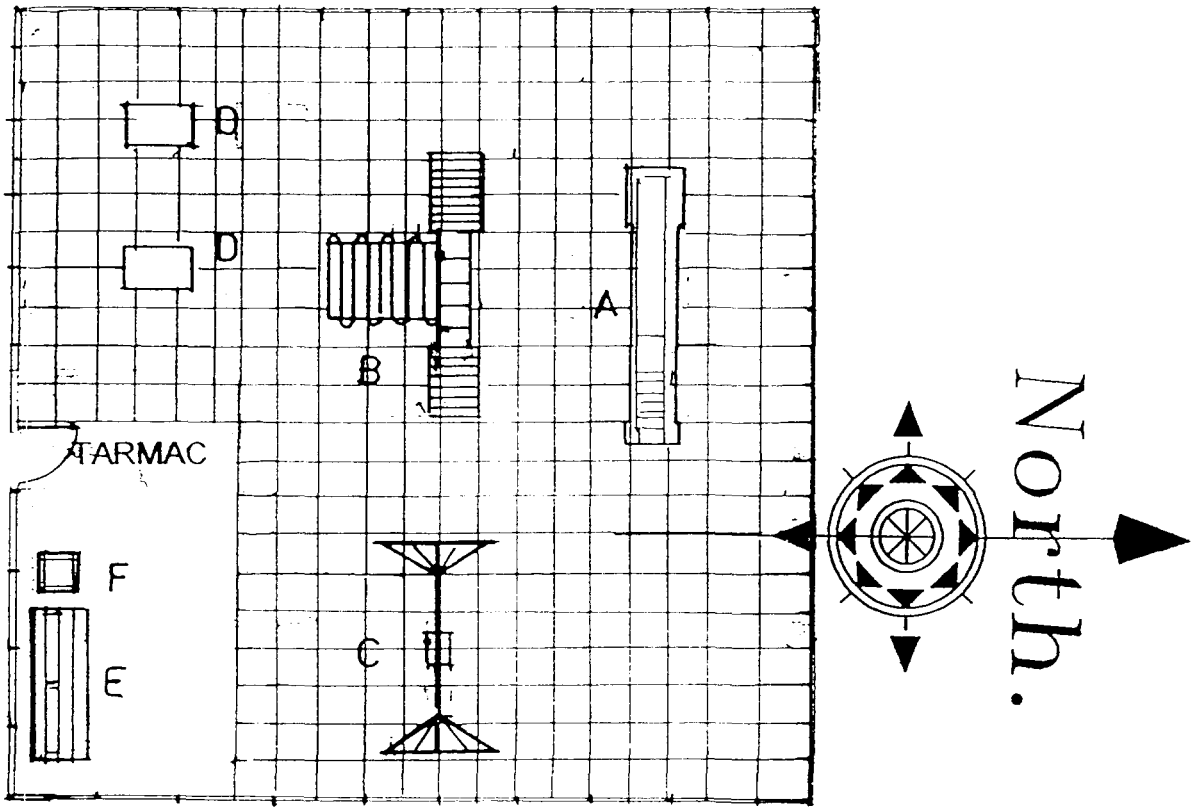
CLOOT DROVE CROWLAND
PERSIMMON HOMES (E MIDS) LTD

Detail

CONVEYANCE PHASE 1/2/4

Drawn	No. 1899/CONV/2
Date	
Scale 1 : 500	a

A. CAD drawing re-issue



1000MM HIGH BOWTOP RAILINGS WITH SELF CLOSING GATE

ALL EQUIPMENT BY WICKSTEED LEISURE TO
BS 5696 PART 2 AND EN 71 EUROPEAN STANDARD
OR SIMILAR APPROVED

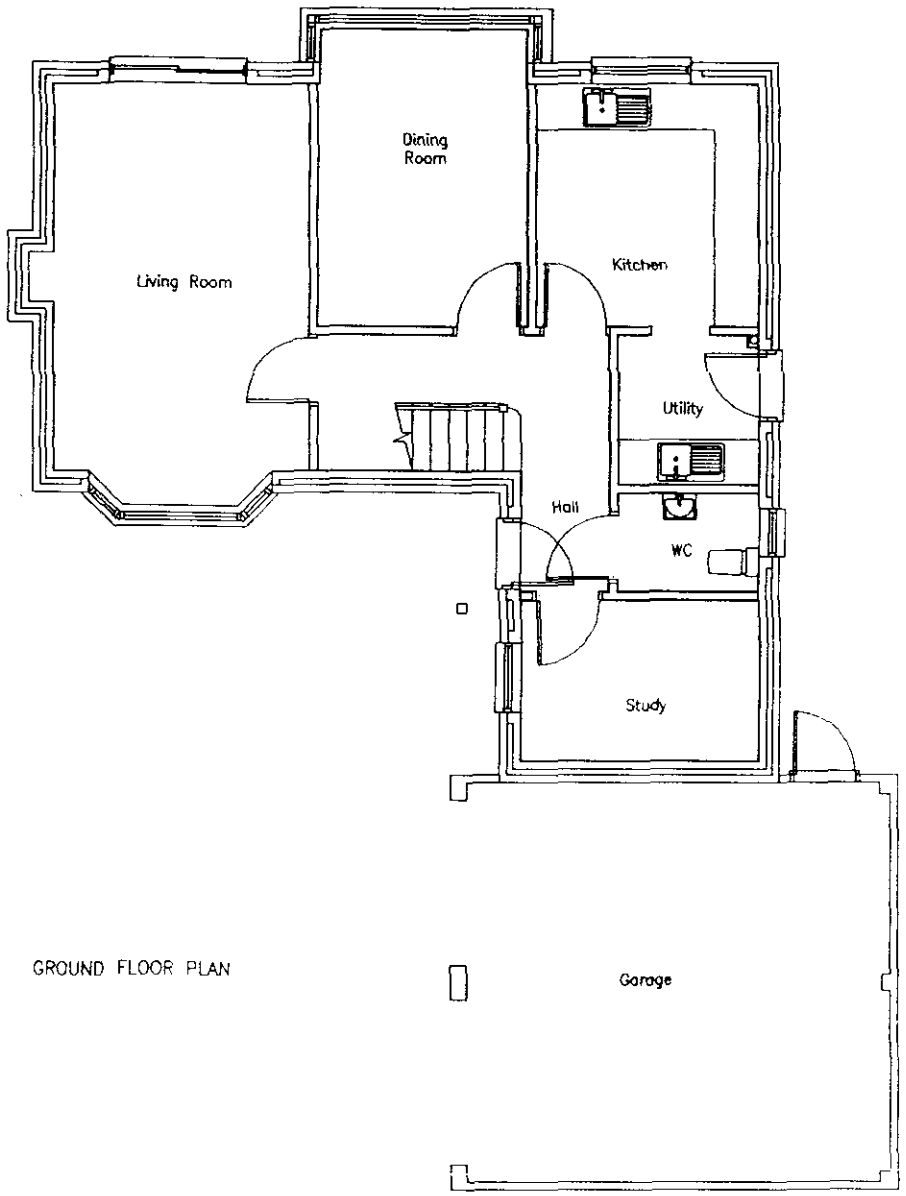
A. TODDLERS MINI SLIDE 6070-020
B. COMMANDO CLIMBER 6170-008
C. DOUBLE ARCH SWING 6040-03
   WITH SINGLE TIER RUBBER CRADLE SEAT 5901-003
D. MOBILE HORSE 6060-026 MOTOR CYCLE 6060-028
E. CRANSLEY METAL SEAT 6120-062
F. CRANSLEY METAL BIN 6120-061

CONTINUOUS SAFETY SURFACE 50MM SURFACE
THICKNESS FOR CRITICAL FALL HEIGHT OF 1.5M

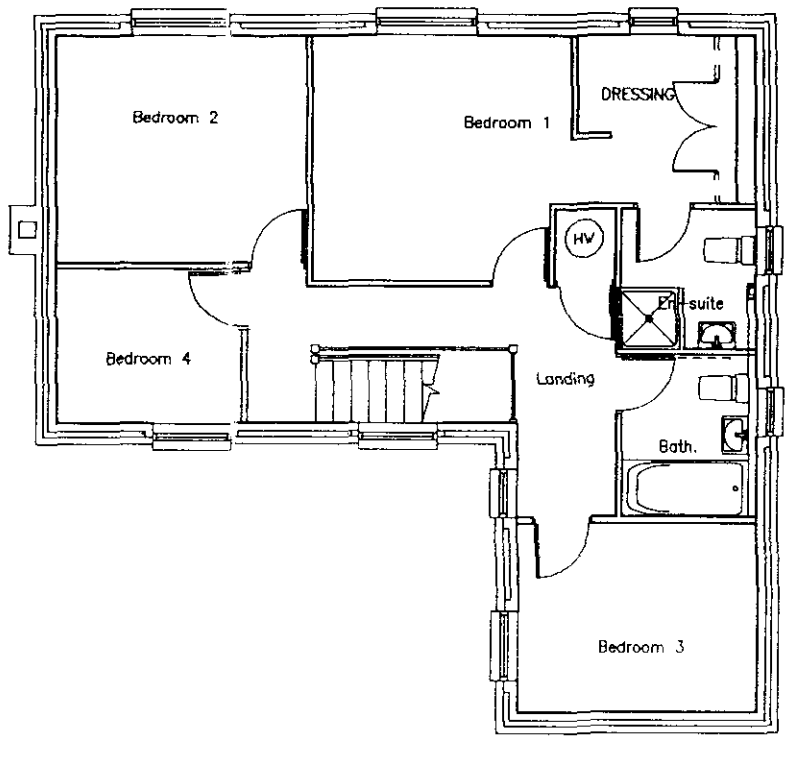
10/2/00

EQUIPPED TODDLERS PLAY AREA 1/100

DO NOT SCALE FROM THIS DRAWING



GROUND FLOOR PLAN



FIRST FLOOR PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref: 1012/00

PLANNING
PLAN

DAVID TUCKLEY ASSOCIATES LTD
ARCHITECTS

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Title

PLANNING LAYOUT

Detail

HOUSE TYPE 133

Drawn	No.
Date APRIL 2000	
Scale 1:100	

DO NOT SCALE FROM THIS DRAWING



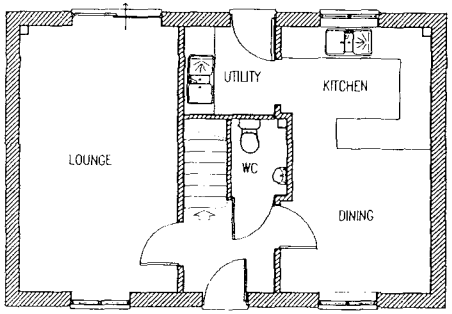
FRONT ELEVATION

SIDE ELEVATION

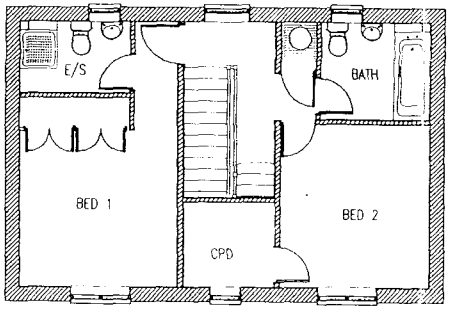
REAR ELEVATION

SIDE ELEVATION

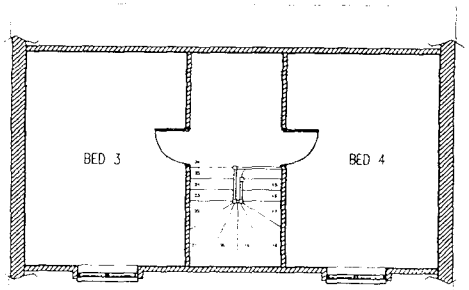
SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
1012/00



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

DAVID TUCKLEY ASSOCIATES LTD
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Title

120A - COTTAGE

Detail

PLANNING LAYOUT

Drawn

Date

Scale 1:100

No 120A

DO NOT SCALE FROM THIS DRAWING



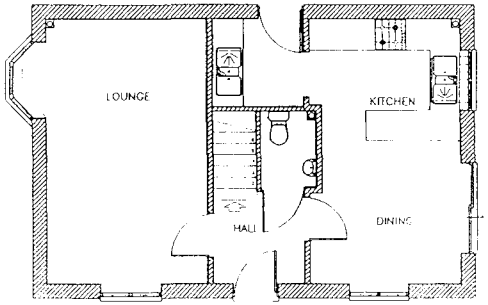
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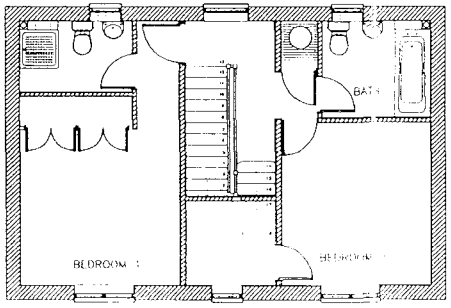
SIDE ELEVATION

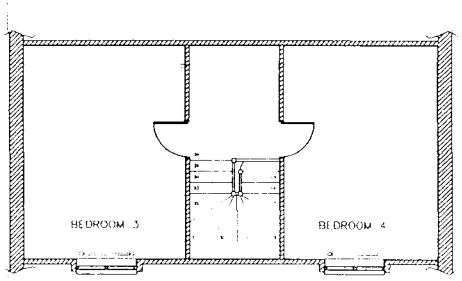
REAR ELEVATION

SIDE ELEVATION

SOUTH HOLLAND DC
HOUSING & PLANNING
10 AUG 2000
Ref: 1012/00.







PLAN

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120B - COTTAGE

PLANNING LAYOUT

120B

DO NOT SCALE FROM THIS DRAWING

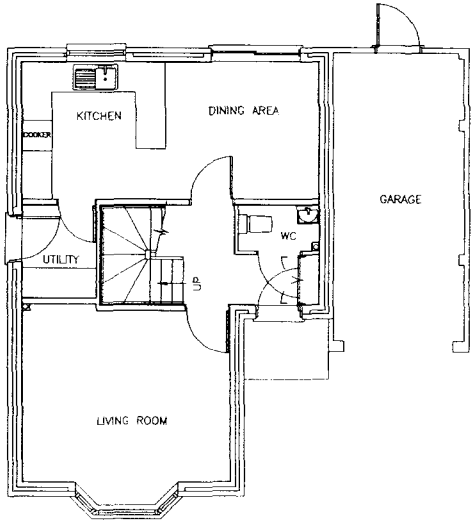


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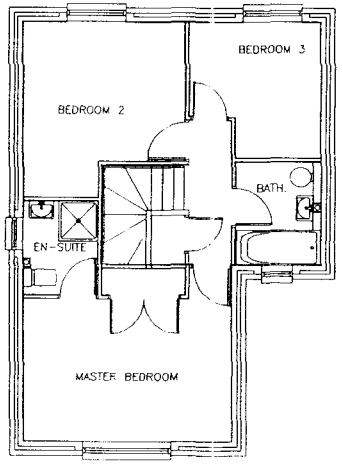
SIDE ELEVATION

REAR ELEVATION

SIDE ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
10121/00

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Title

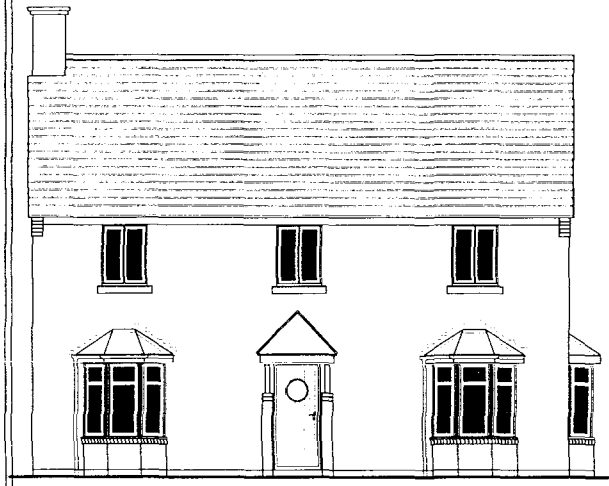
PLANNING LAYOUT

Detail

HOUSE TYPE 92

Drawn		No
Date	APRIL 2000	
Scale	1:100	

DO NOT SCALE FROM THIS DRAWING



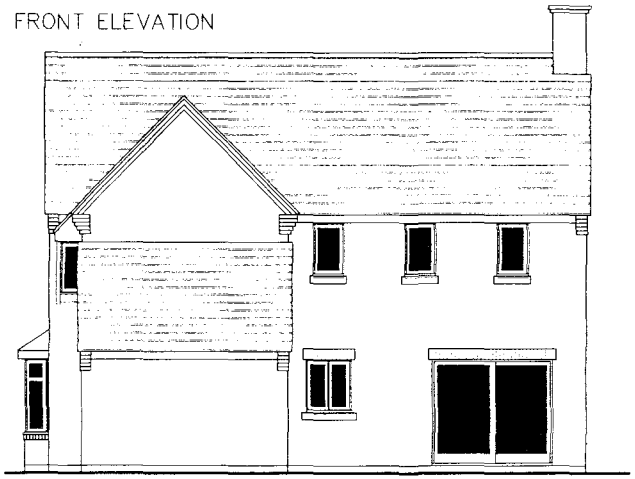
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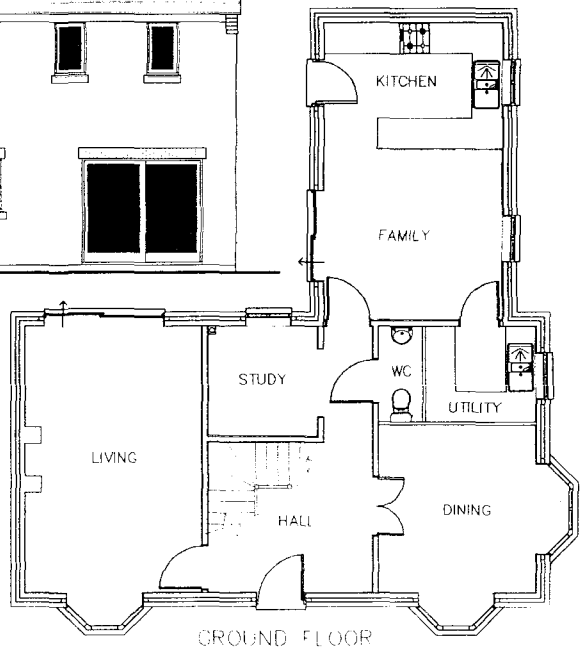
SIDE ELEVATION



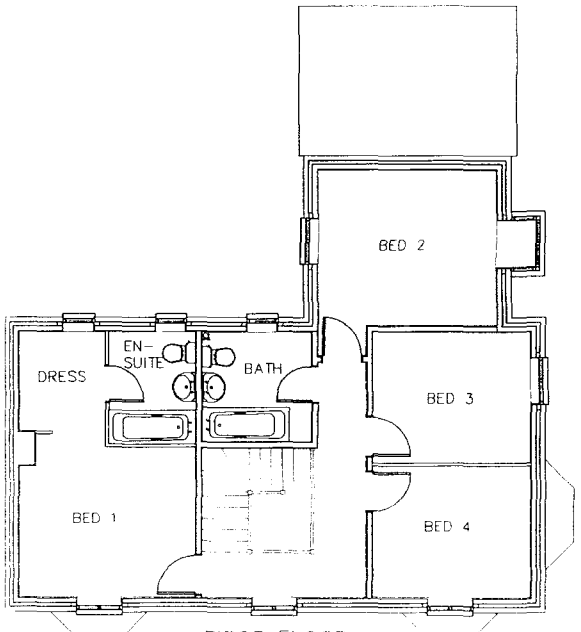
SIDE ELEVATION



REAR ELEVATION



GROUND FLOOR



FIRST FLOOR

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref: 1012/00

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Title

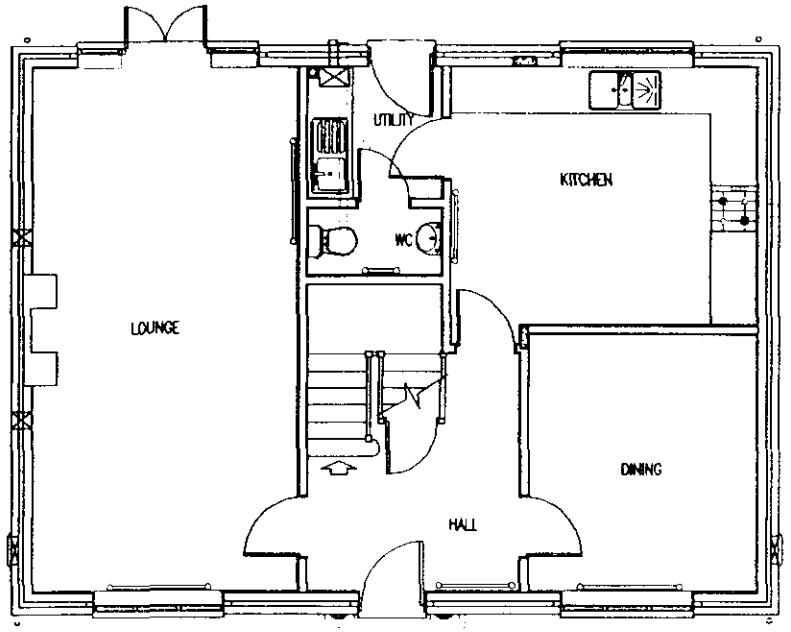
PLANNING LAYOUT

Detail

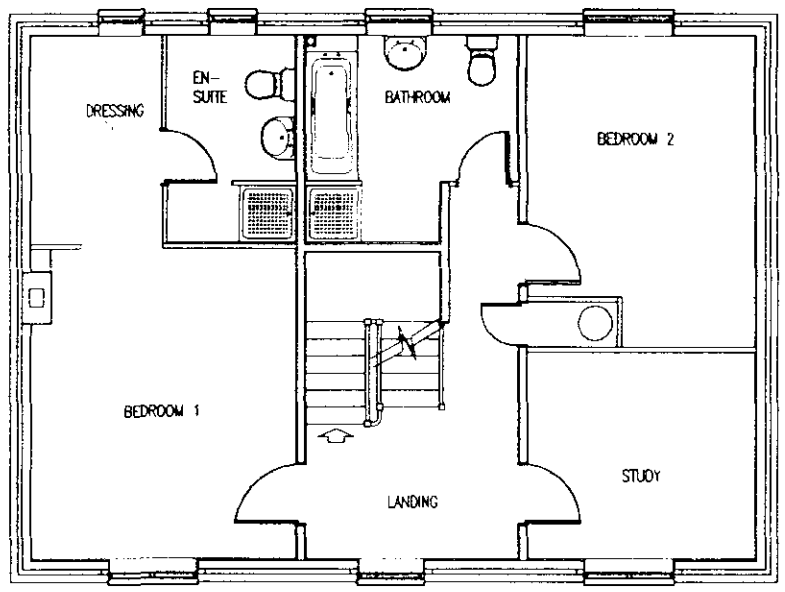
HOUSE TYPE 154

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Date	APRIL 2000	
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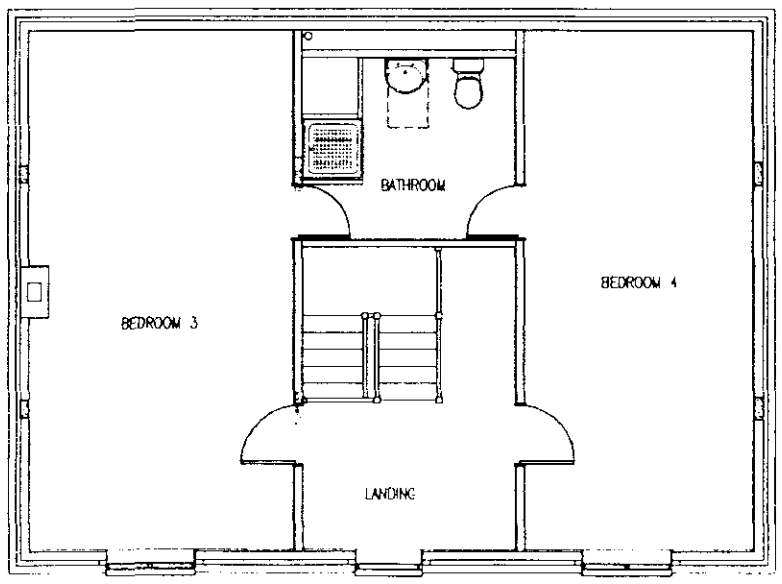
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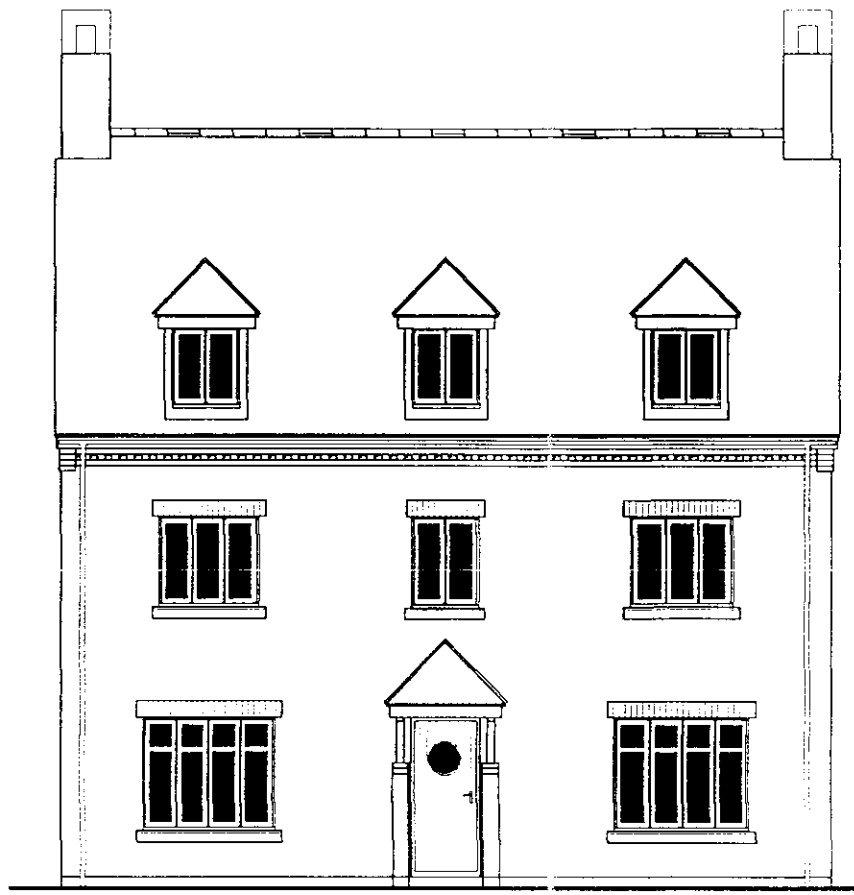
GROUND FLOOR



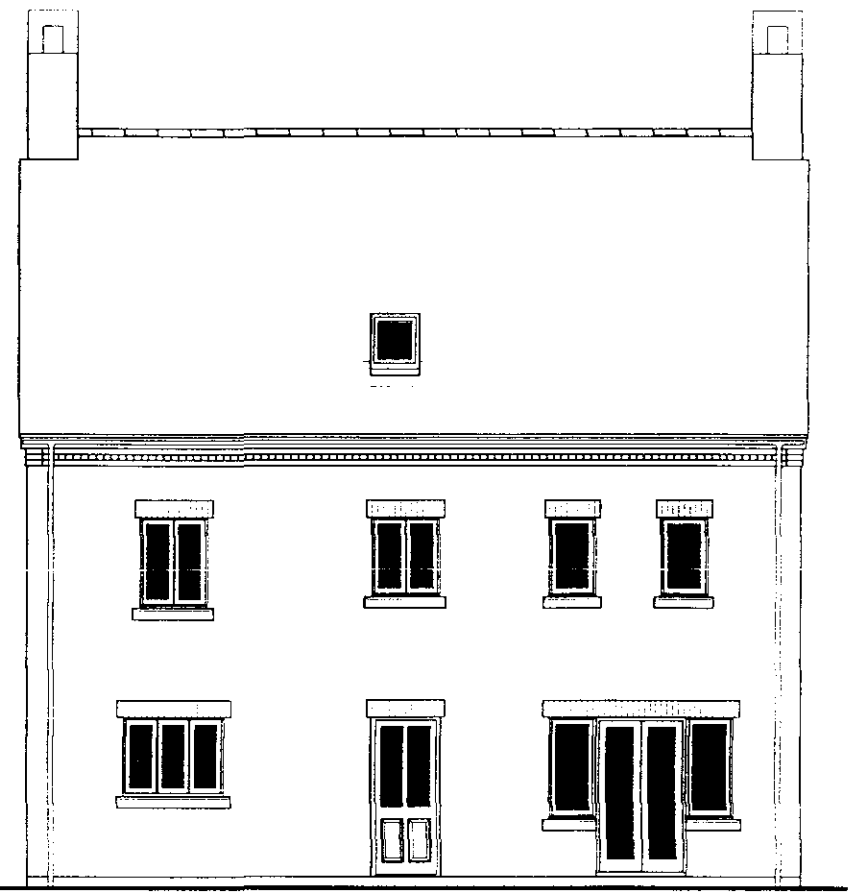
FIRST FLOOR



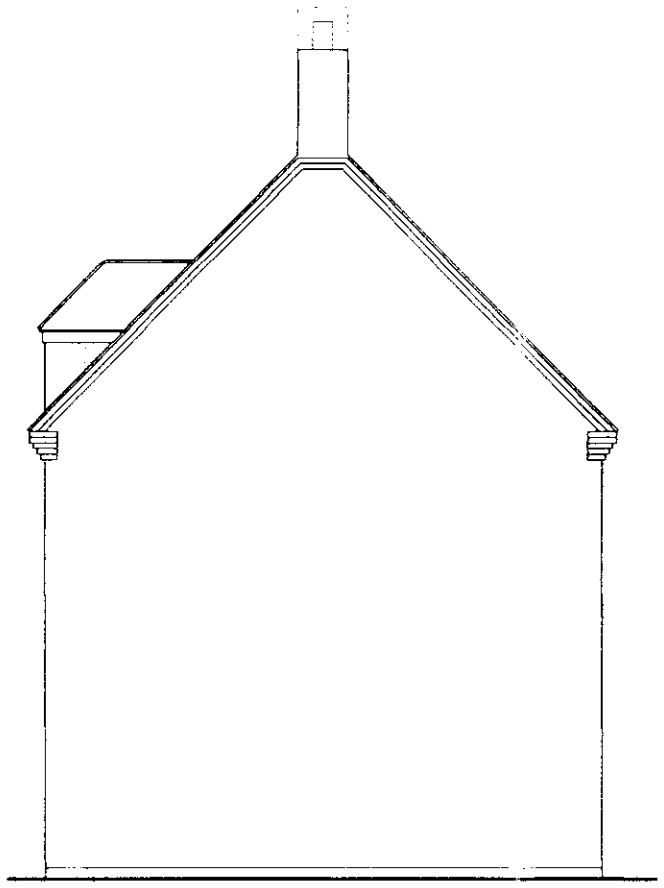
SECOND FLOOR



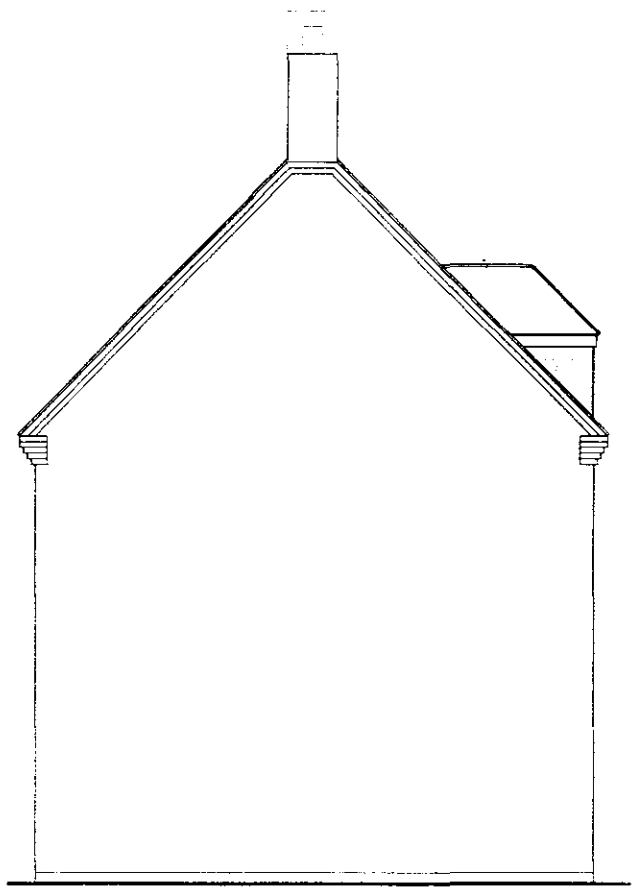
FRONT ELEVATION



REAR ELEVATION



SIDE ELEVATION



SIDE ELEVATION

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
PT 10/2/00

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Title

PLANNING LAYOUT

Detail

HOUSE TYPE 185

Drawn		No
Date	APRIL 2000	
Scale	1:100	

DO NOT SCALE FROM THIS DRAWING

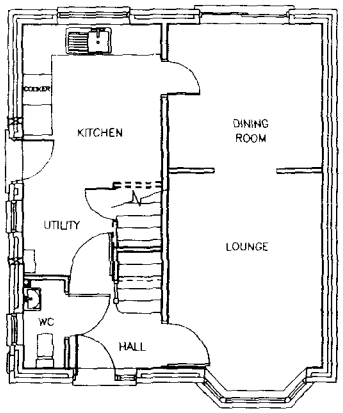


FRONT ELEVATION

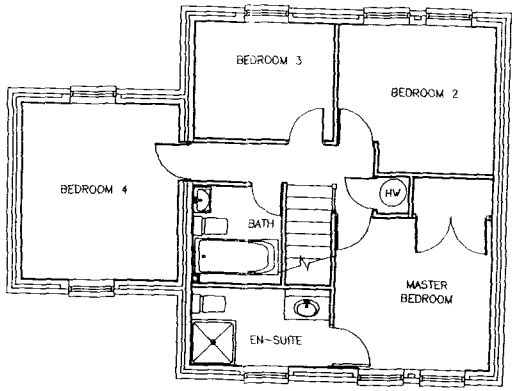
SIDE ELEVATION

REAR ELEVATION

SIDE ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
10/2/00

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Title

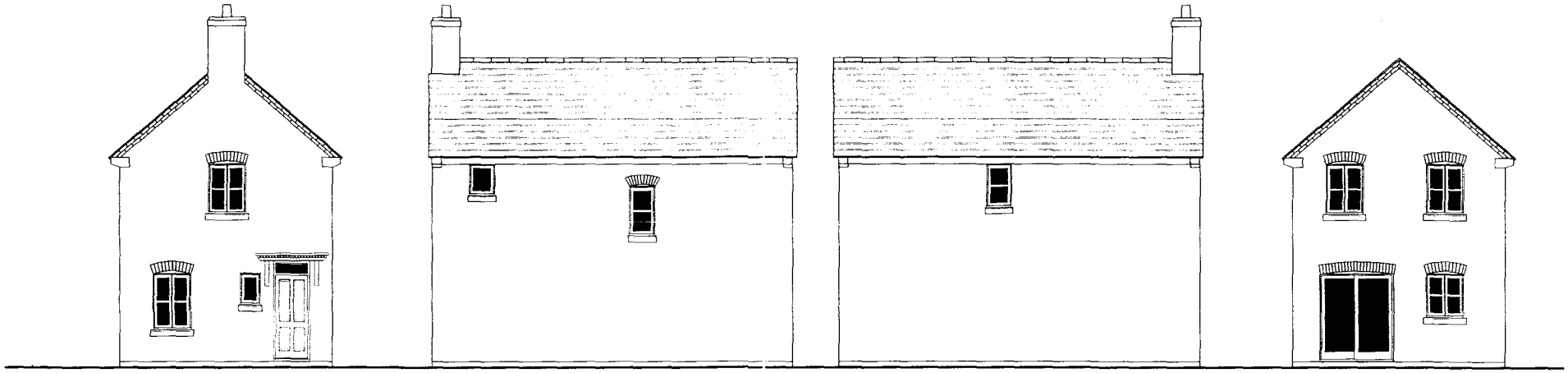
PLANNING LAYOUT

Detail

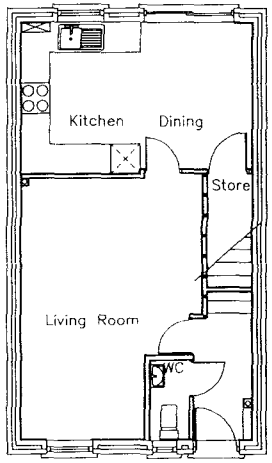
HOUSE TYPE 100

Drawn	No.
Date APRIL 2000	
Scale 1:100	

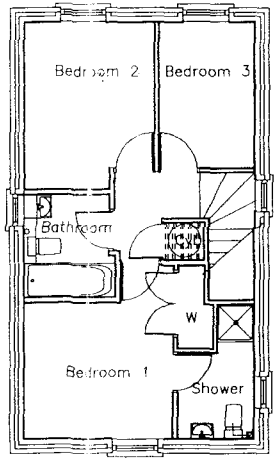
DO NOT SCALE FROM THIS DRAWING



FRONT ELEVATION SIDE ELEVATION SIDE ELEVATION REAR ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
1 AUG 2000
1012/00

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Title

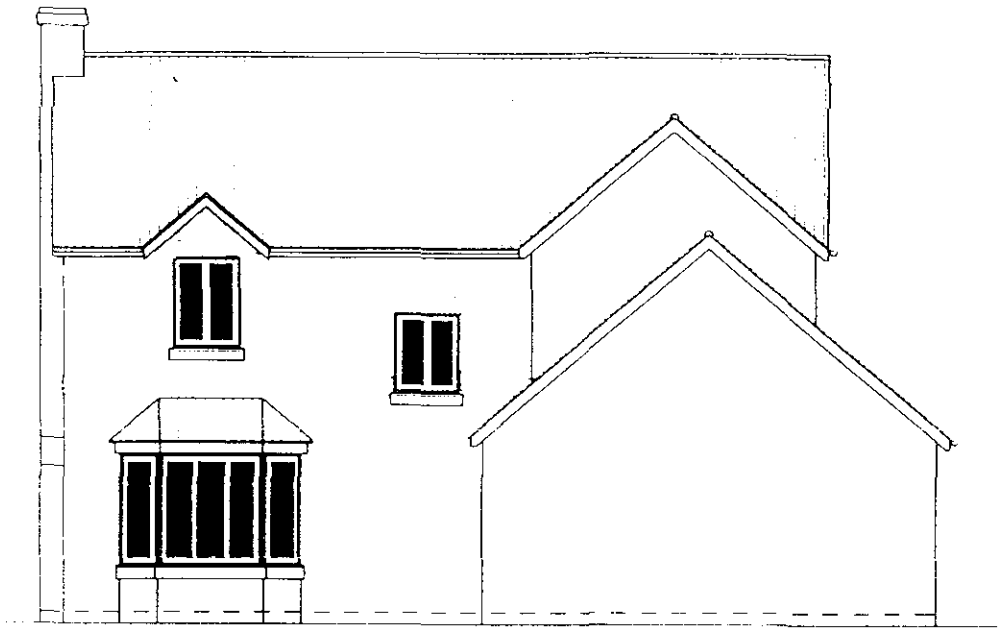
PLANNING LAYOUT

Detail

HOUSE TYPE 83

Drawn		No.
Date	APRIL 2000	
Scale	1:100	

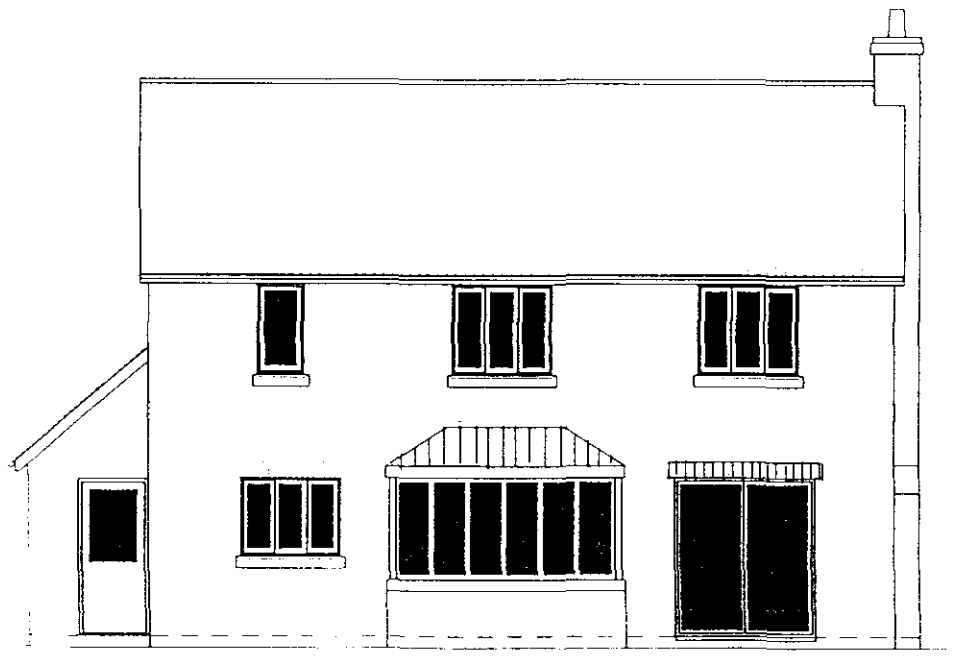
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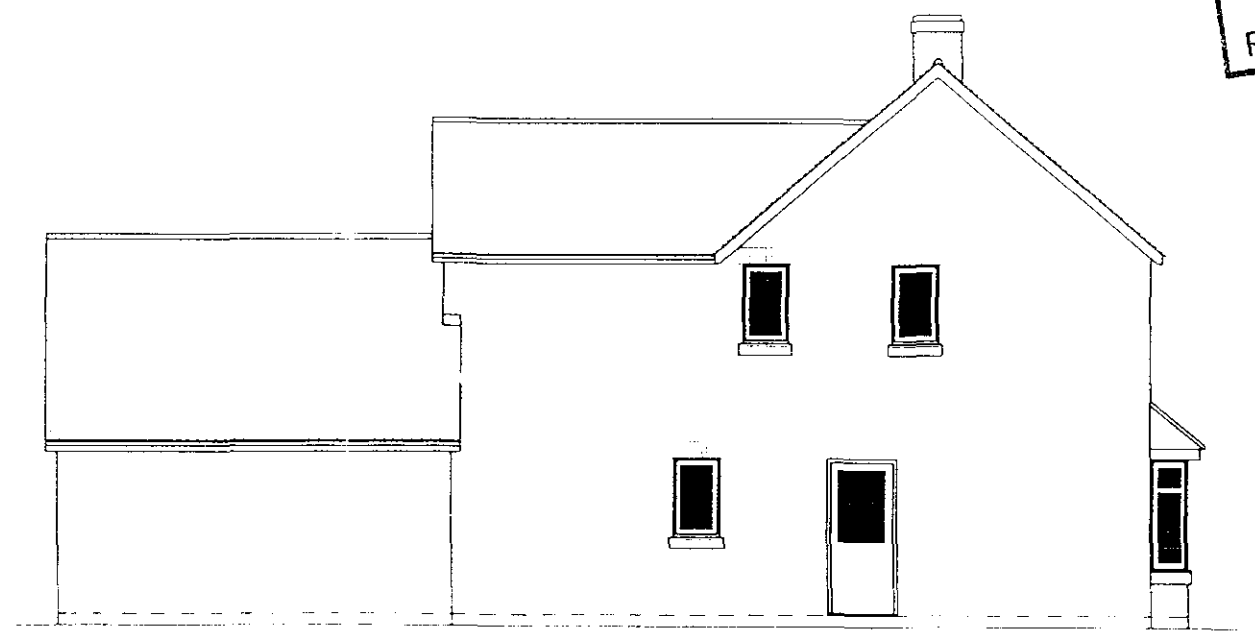
FRONT ELEVATION



SIDE ELEVATION



REAR ELEVATION



SIDE ELEVATION

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref: 1012/00

Planning

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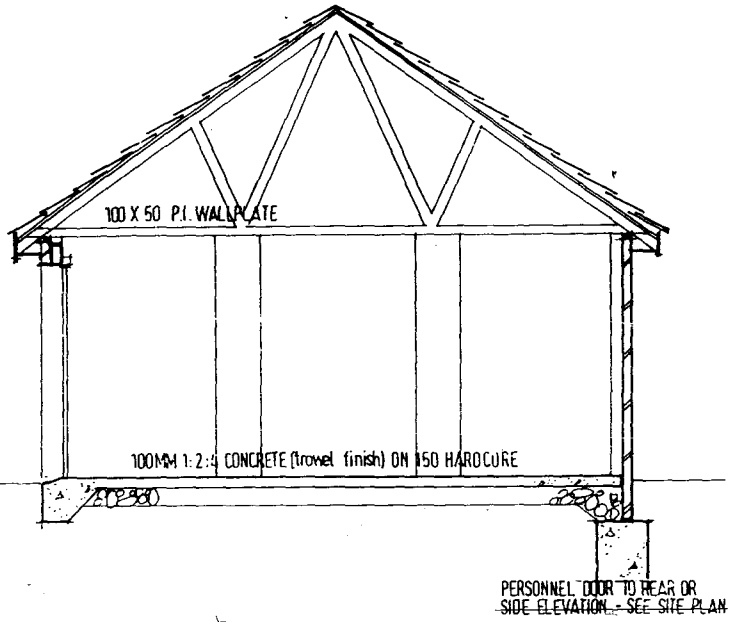
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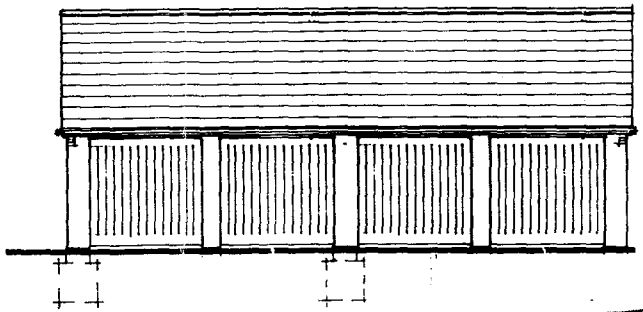
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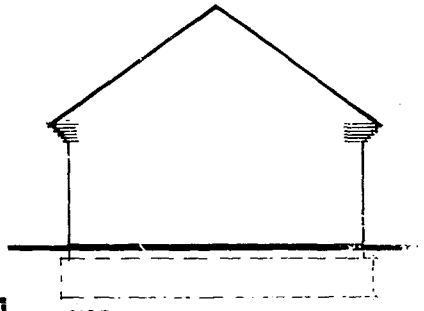
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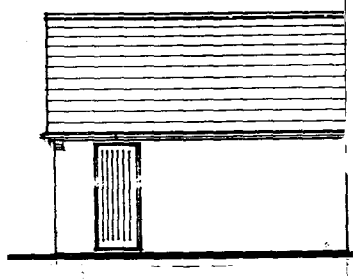
HOUSE TYPE 133

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Date	APRIL 2000
Scale	1:100
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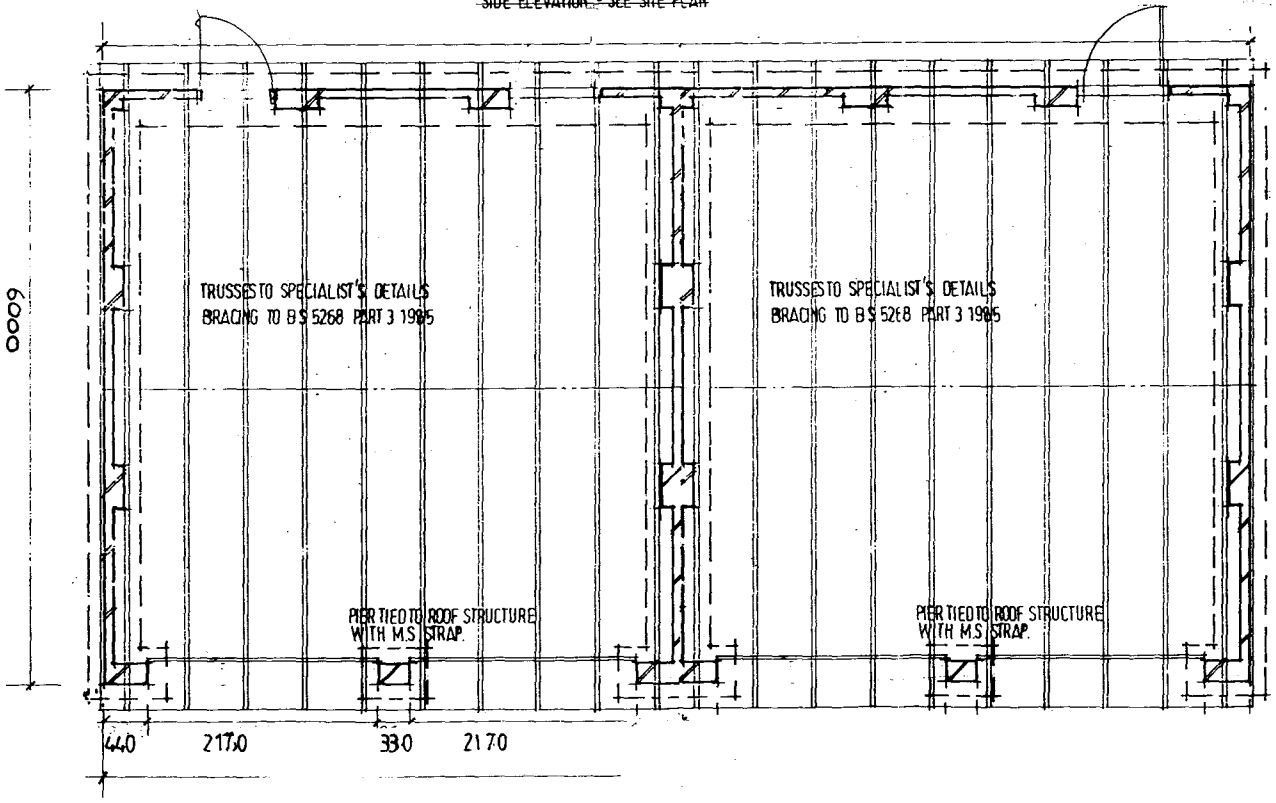








SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
1012/00



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Title

STANDARD DRAWING

Detail

PITCHED ROOF DOUBLE GARAGE

Drawn 1:50 . 1:100	No.
Date	
Scale 1:50 1:100	

HARPER & TUNSTALL PDS 852270

DO NOT SCALE FROM THIS DRAWING

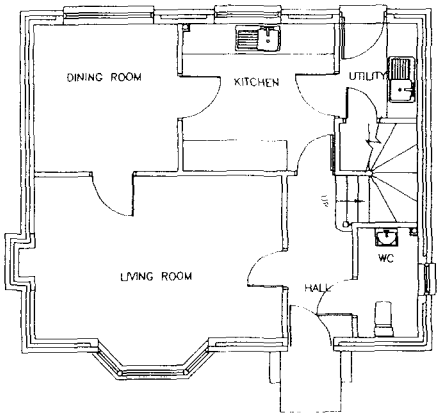


FRONT ELEVATION

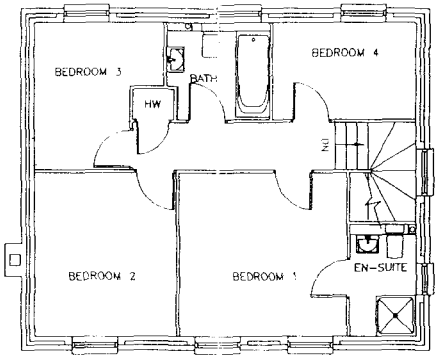
SIDE ELEVATION

REAR ELEVATION

SIDE ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
10 AUG 2000
1012/00

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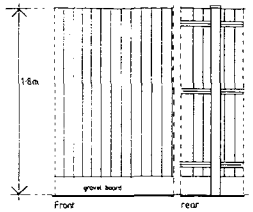
Title

PLANNING LAYOUT

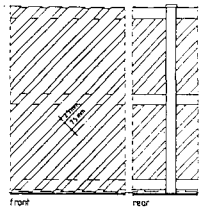
Detail

HOUSE TYPE 103

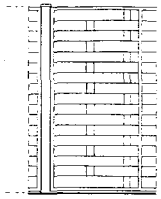
Drawn		No.
Date	APRIL 2000	
Scale	1:100	



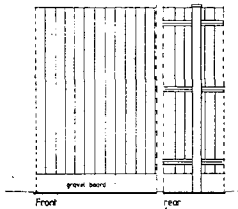
CLOSE BOARDED



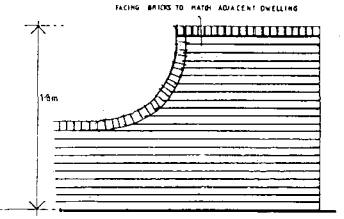
DIAGONAL BOARDED



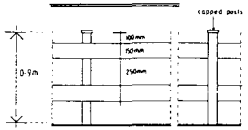
LARCH LAP



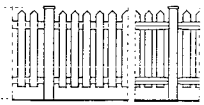
CLOSE BOARDED FENCE DETAILS



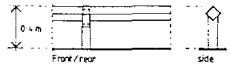
SCREEN WALL DETAILS



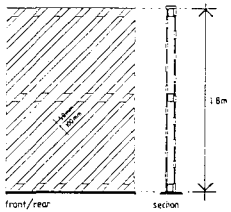
POST & RAIL



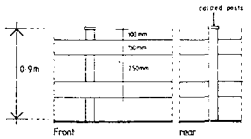
PALISADE



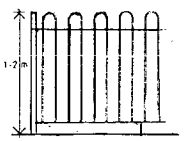
TRIP RAIL



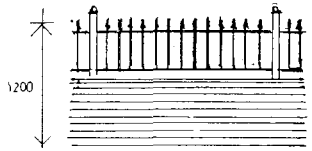
HIT/MISS Diagonal boarded



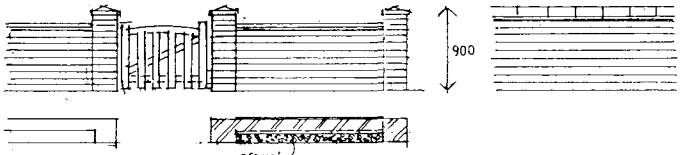
POST AND RAIL DETAILS



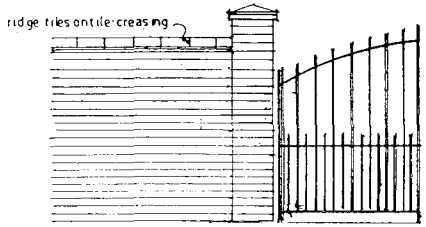
RAILINGS



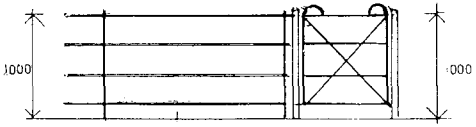
BRICK AND RAILING



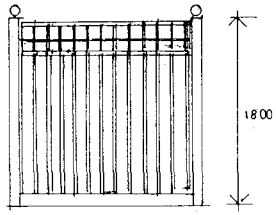
LOW BRICK WALL A B



1800 BRICK AND W I GATE



RURAL FENCE



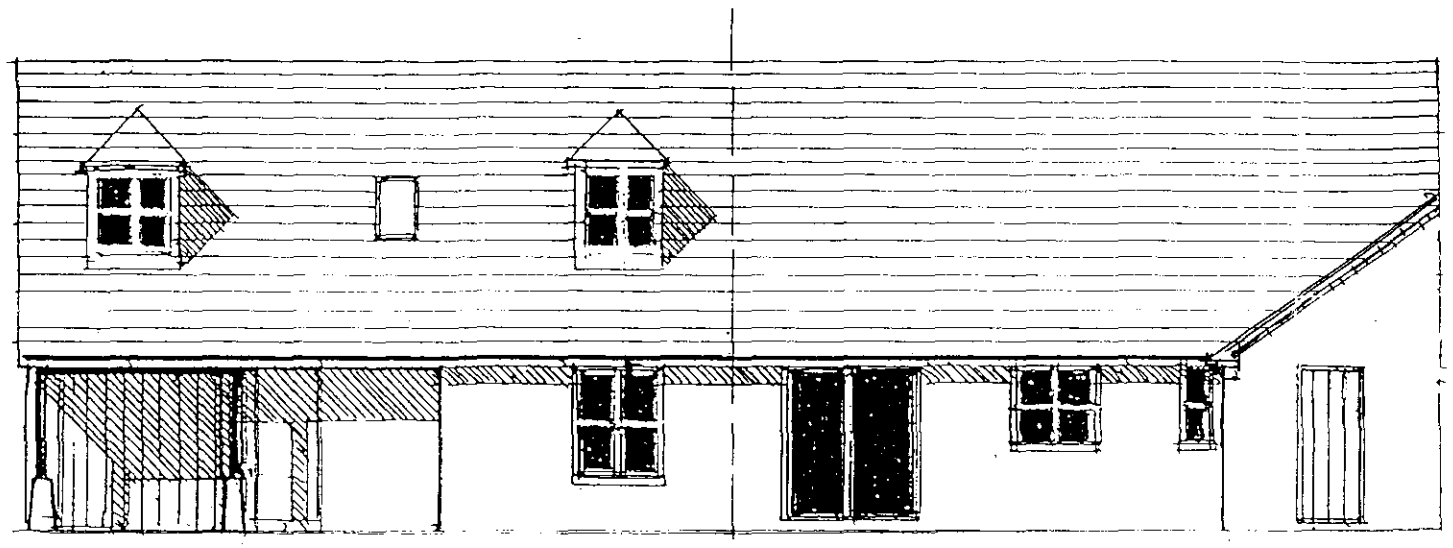
1800 PALISADE

AMENDED PLAN
Ref.
Date
10/12/00
DETERMINED
Date

COBBLES GRAVEL ECC SETTS PC SLABS BLOCKWORK

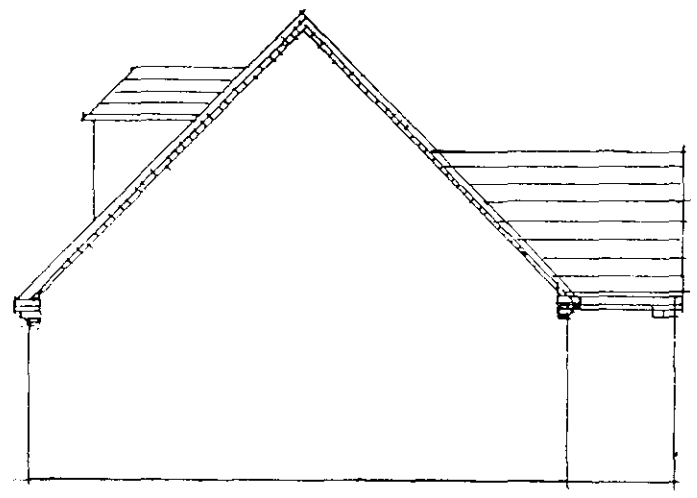
FENCING DETAILS

DO NOT SCALE FROM THIS DRAWING

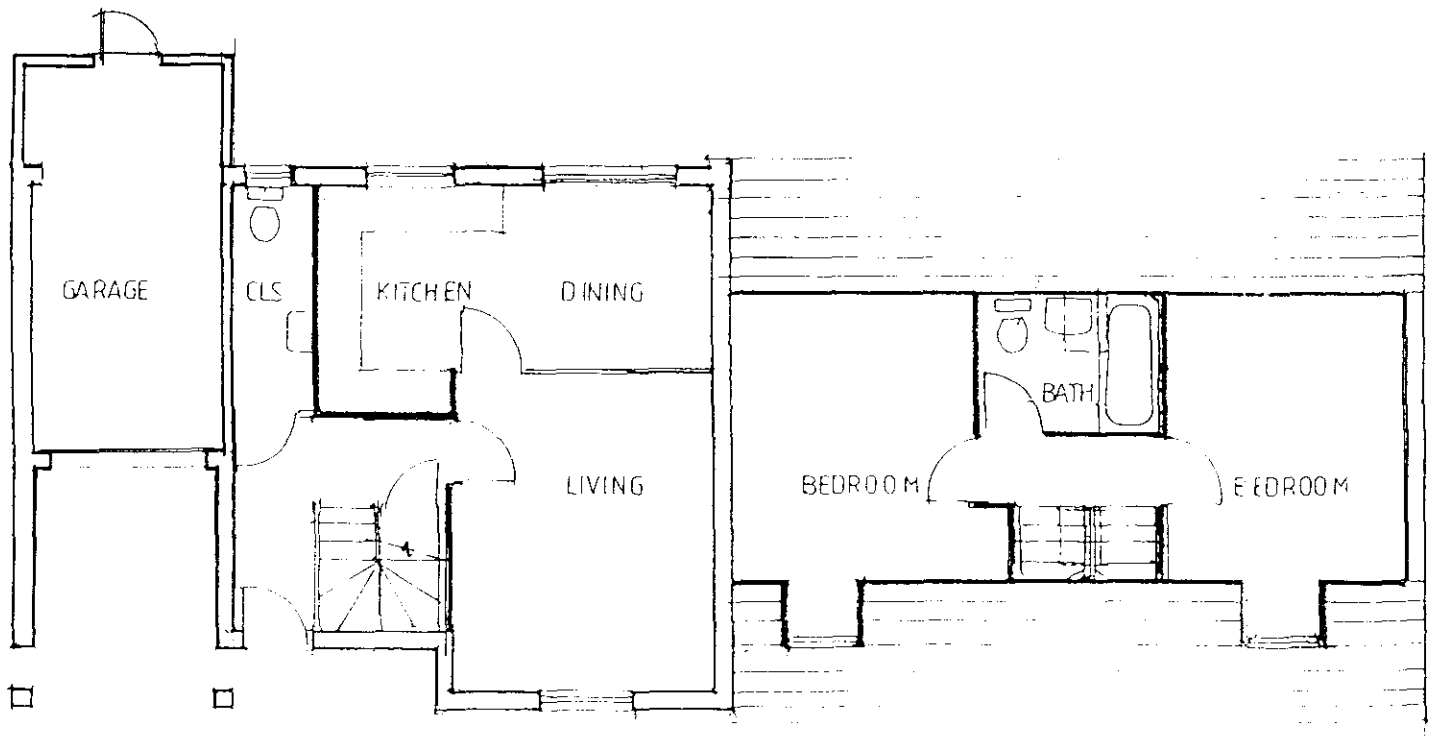


FRONT ELEVATION

REAR ELEVATION



SIDE ELEVATION



GROUND FLOOR PLAN

FIRST FLOOR PLAN

DETERMINED PLAN

Rec'd

10/2/00

DAVID TUCKLEY ASSOCIATES LTD
ARCHITECTS

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Title

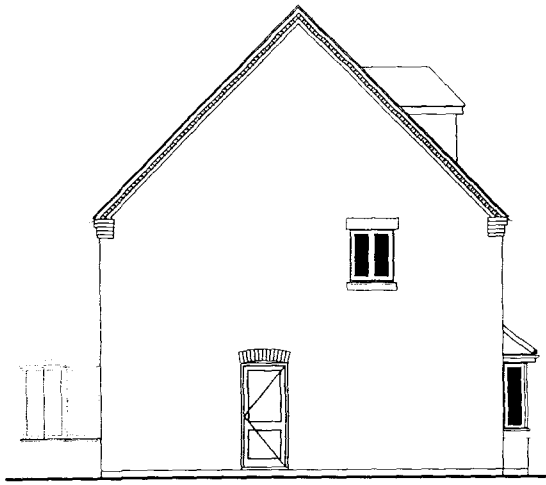
PLANNING LAYOUT

Project

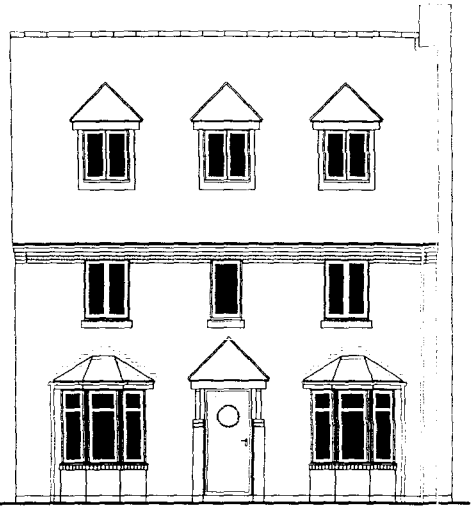
HOUSE TYPE 73

Date	APRIL 2000
Scale	1:100
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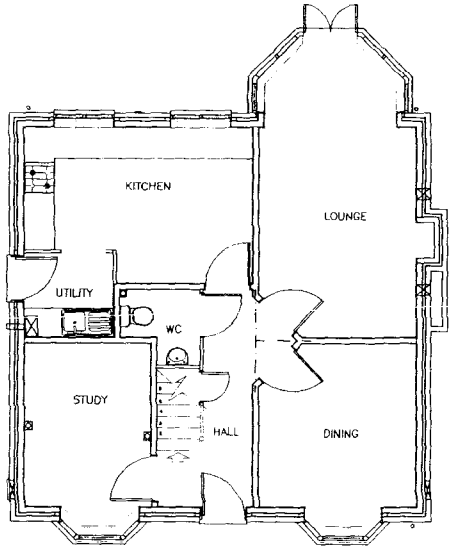
DO NOT SCALE FROM THIS DRAWING



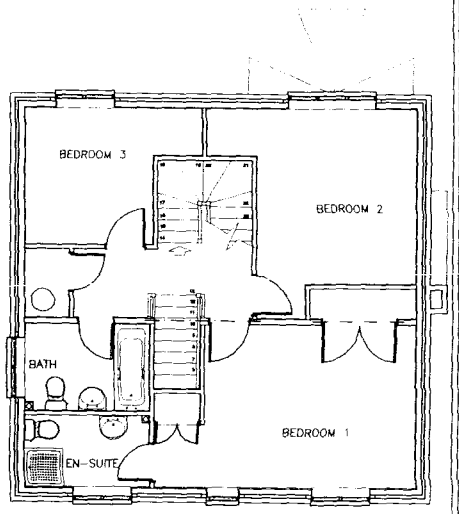
SIDE ELEVATION



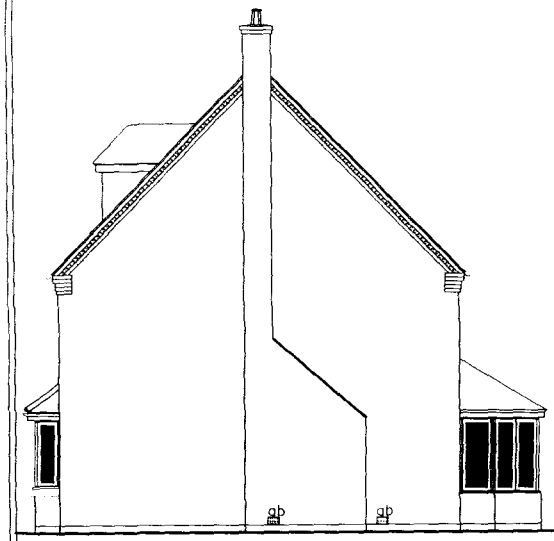
FRONT ELEVATION



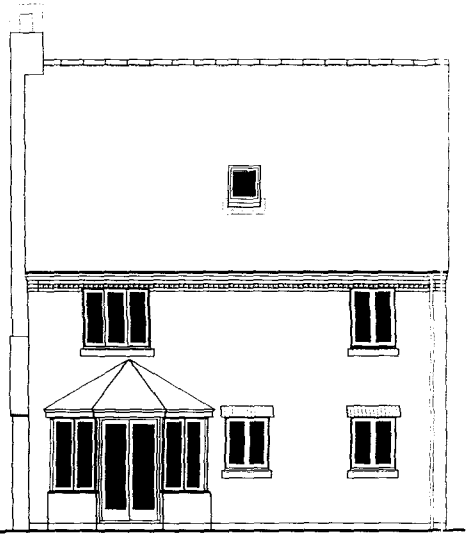
GROUND FLOOR



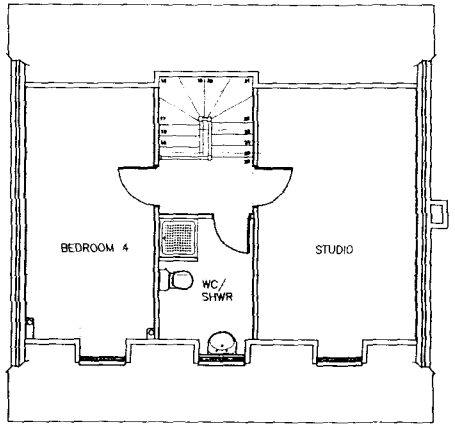
FIRST FLOOR



SIDE ELEVATION



REAR ELEVATION



SECOND FLOOR

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Rec'd 1012/00

DETERMINED
PLAN

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Title

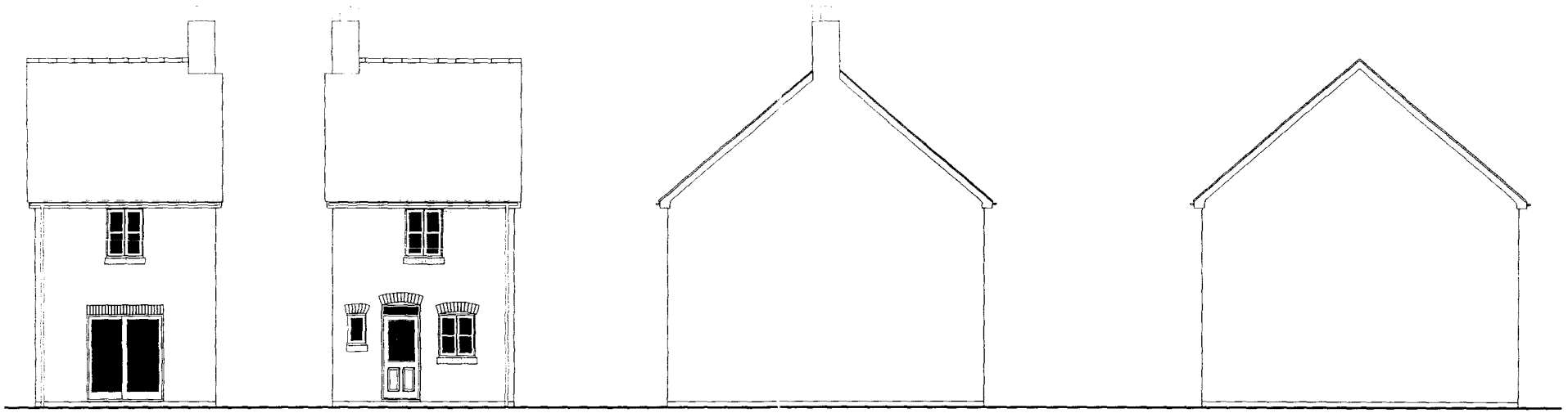
PLANNING LAYOUT

Detail

HOUSE TYPE 170

Drawn		No
Date	APRIL 2000	
Scale	1:100	

DO NOT SCALE FROM THIS DRAWING

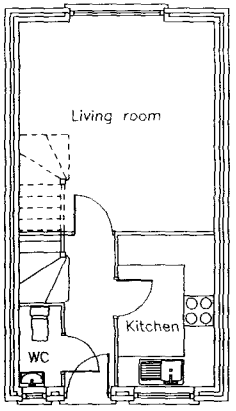


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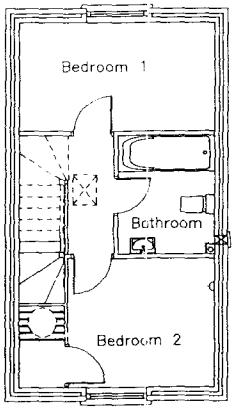
FRONT ELEVATION

SIDE ELEVATION

SIDE ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
10/200.

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Title

PLANNING LAYOUT

Detail

HOUSE TYPE 64

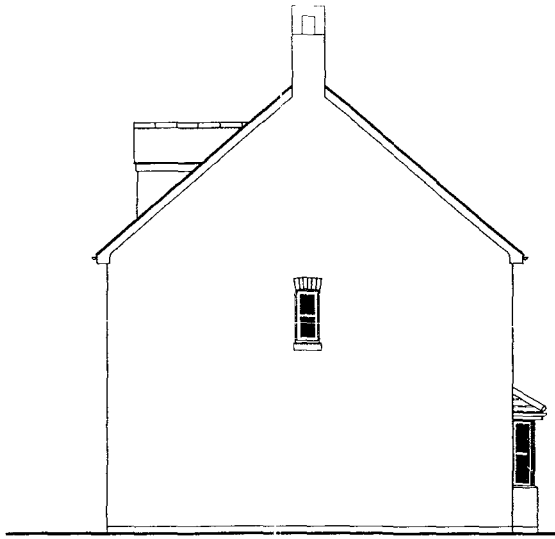
Drawn		No.
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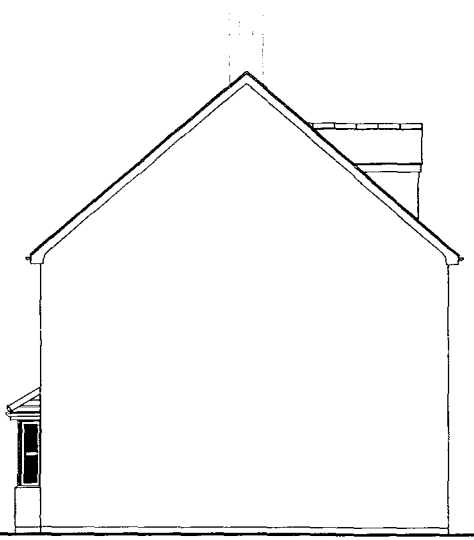


REAR ELEVATION

FRONT ELEVATION

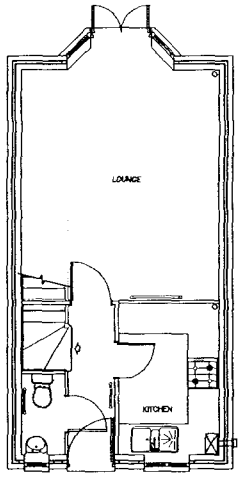


SIDE ELEVATION

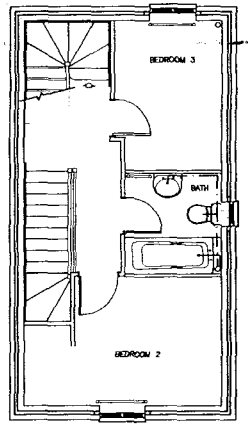


SIDE ELEVATION

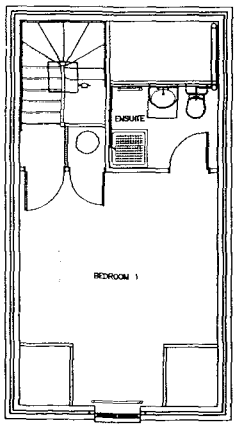
SOUTH HOLLAND DC
HOUSING & PLANNING
18 AUG 2000



GROUND FLOOR LAYOUT



FIRST FLOOR LAYOUT



SECOND FLOOR LAYOUT

SOUTH HOLLAND DC
HOUSING & PLANNING
18 AUG 2000
1a2a6a
PLAN

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Title

PLANNING LAYOUT

Detail

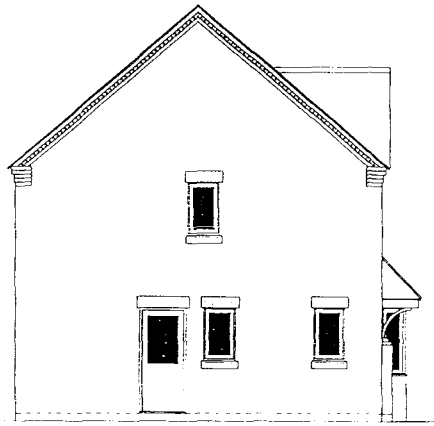
HOUSE TYPE 85

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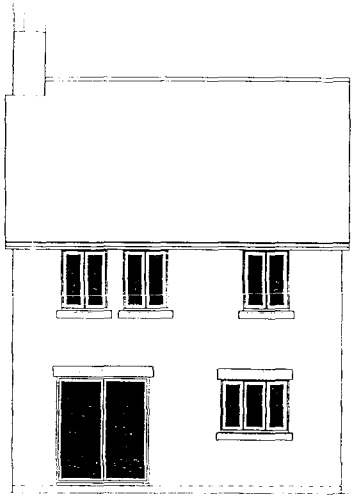
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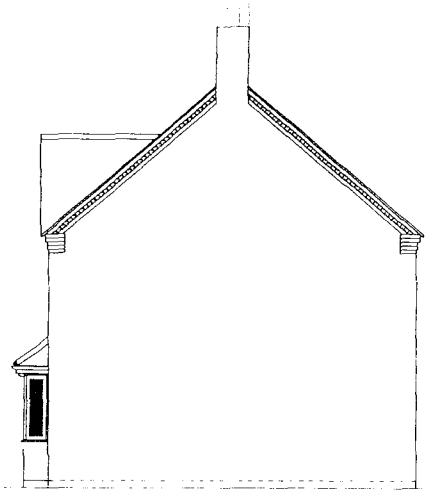
FRONT ELEVATION



SIDE ELEVATION

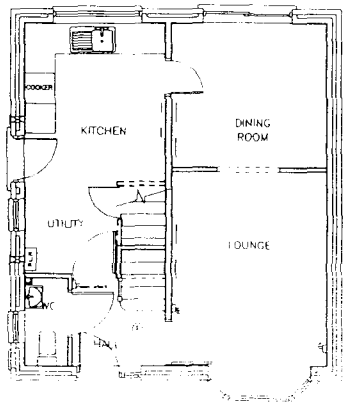


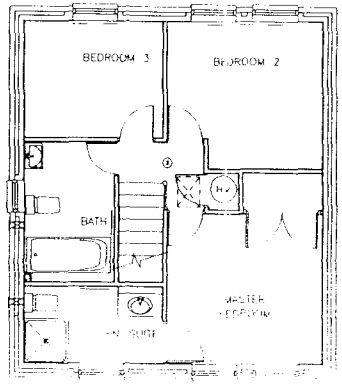
REAR ELEVATION



SIDE ELEVATION

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref. 1012/00





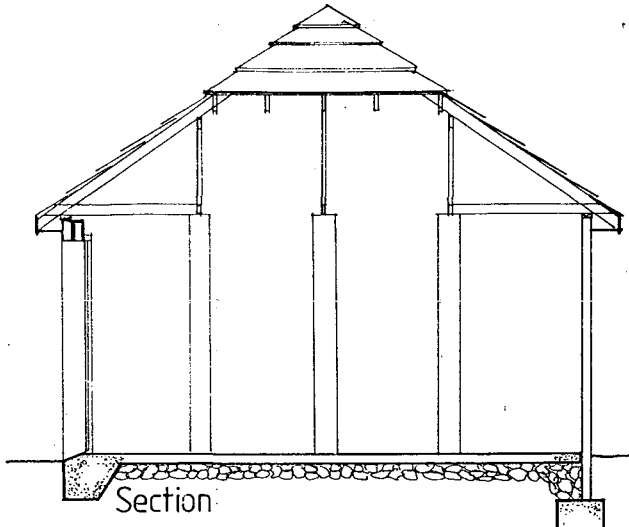
APPROVED

DAVID TUCKLEY ASSOCIATES LTD
ARCHITECTS

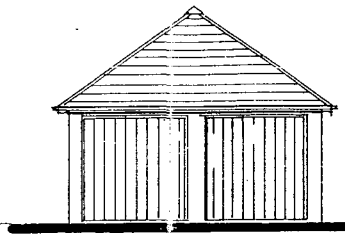
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PLANNING LAYOUT

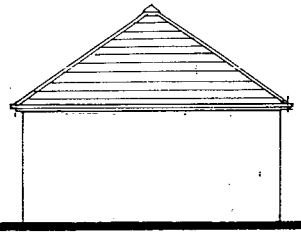
HOUSE TYPE 88A



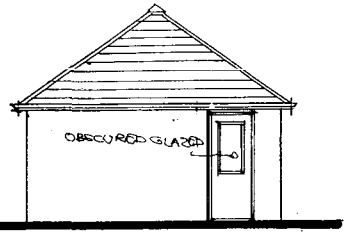
Section



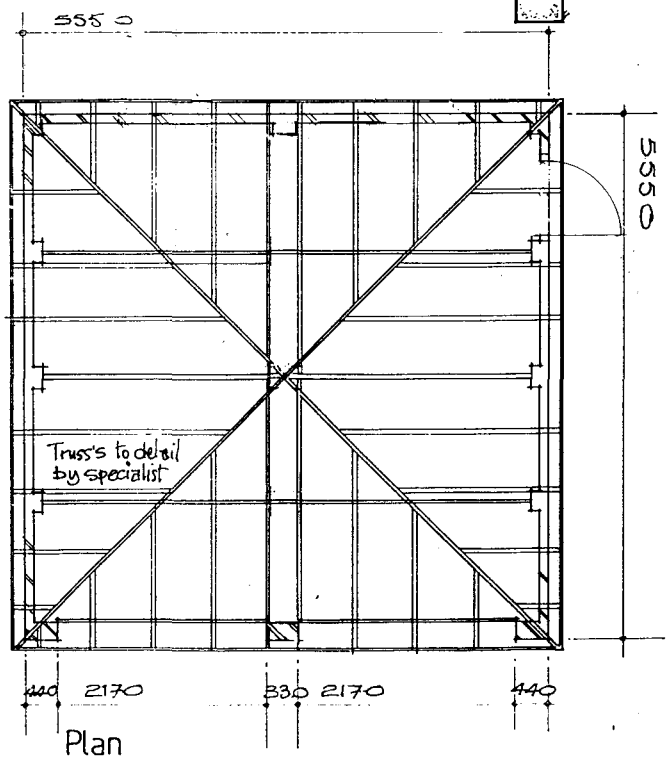
Front



Rear



Side



Plan

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
10/2/00

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Title

Detail

Pyramid roofed Standard garage layout

Drawn

Date

No. SGD02

Scale 1:50.1:100

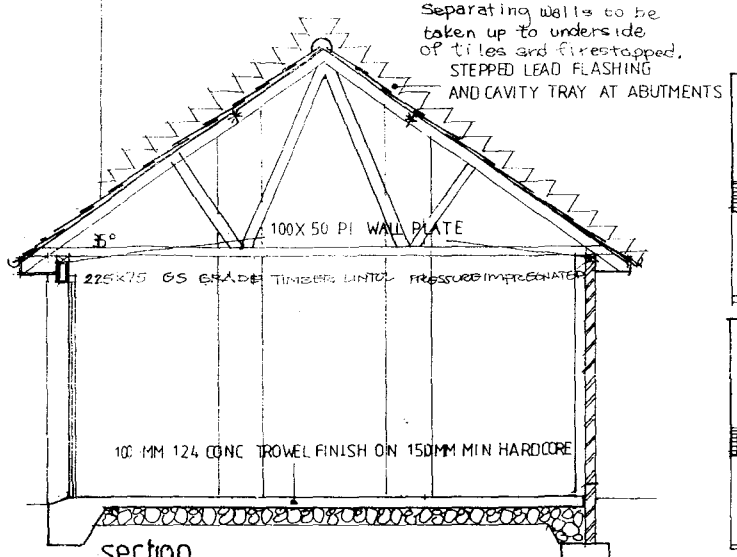
HARPER & TUNSTALL PDS 852276

1. In addition to the roof straps built into the garage pier sufficient roof straps should be provided to comply with BS 5268: Part 3. (Build into full-height pier or securely fix to wall).

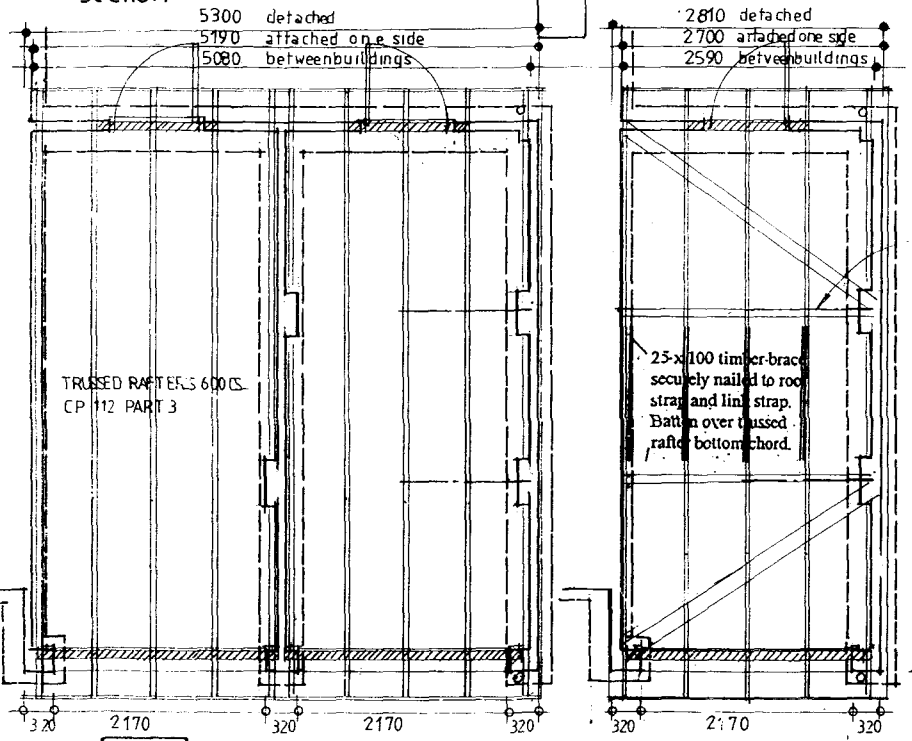
2. Trussed reafter bracing should otherwise conform to BS 5268.

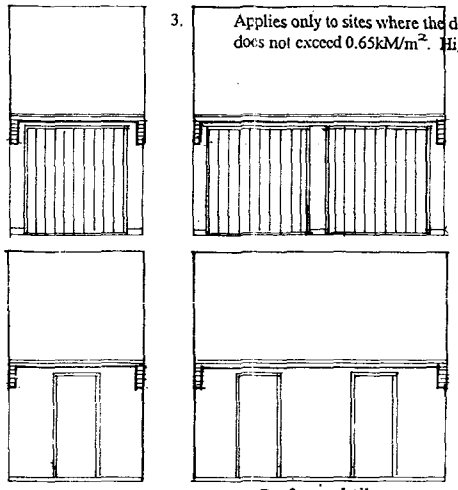
3. Applies only to sites where the design wind pressure for the ground floor with Cpe + Cpi = 1 does not exceed 0.65kM/m^2. Higher exposures require special consideration.

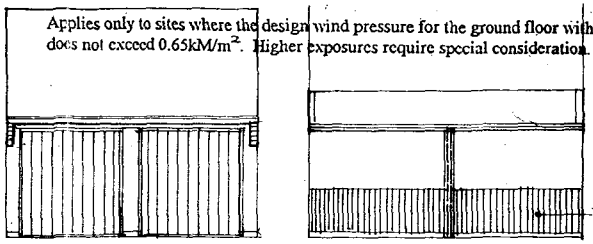
SCHEDULES



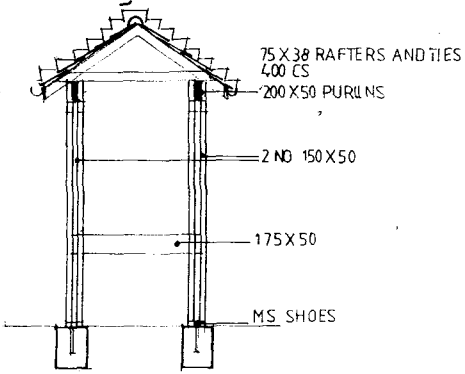
section







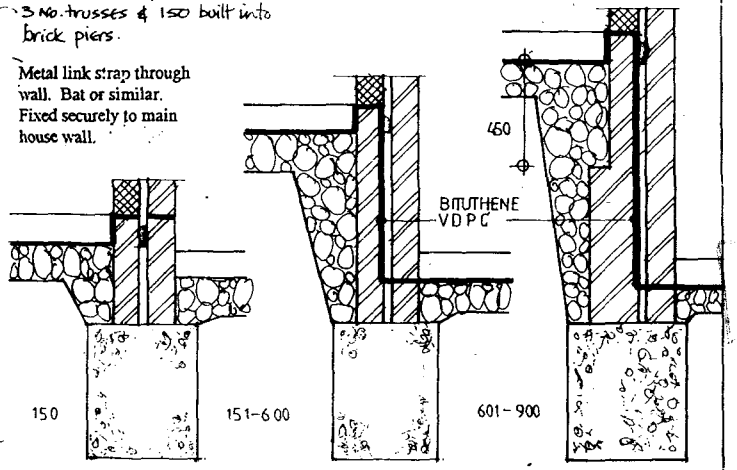
covered gate



Roof straps built into wall. Pier built up to a level at least 4 brick courses above the wall strap. Wall strap to be securely nailed to trusses and built into the pier.

30 x 5 m.s. straps - 1200 across 3 No. trusses @ 150 built into brick piers.

Metal link strap through wall. Bat or similar. Fixed securely to main house wall.



floor slab junction details

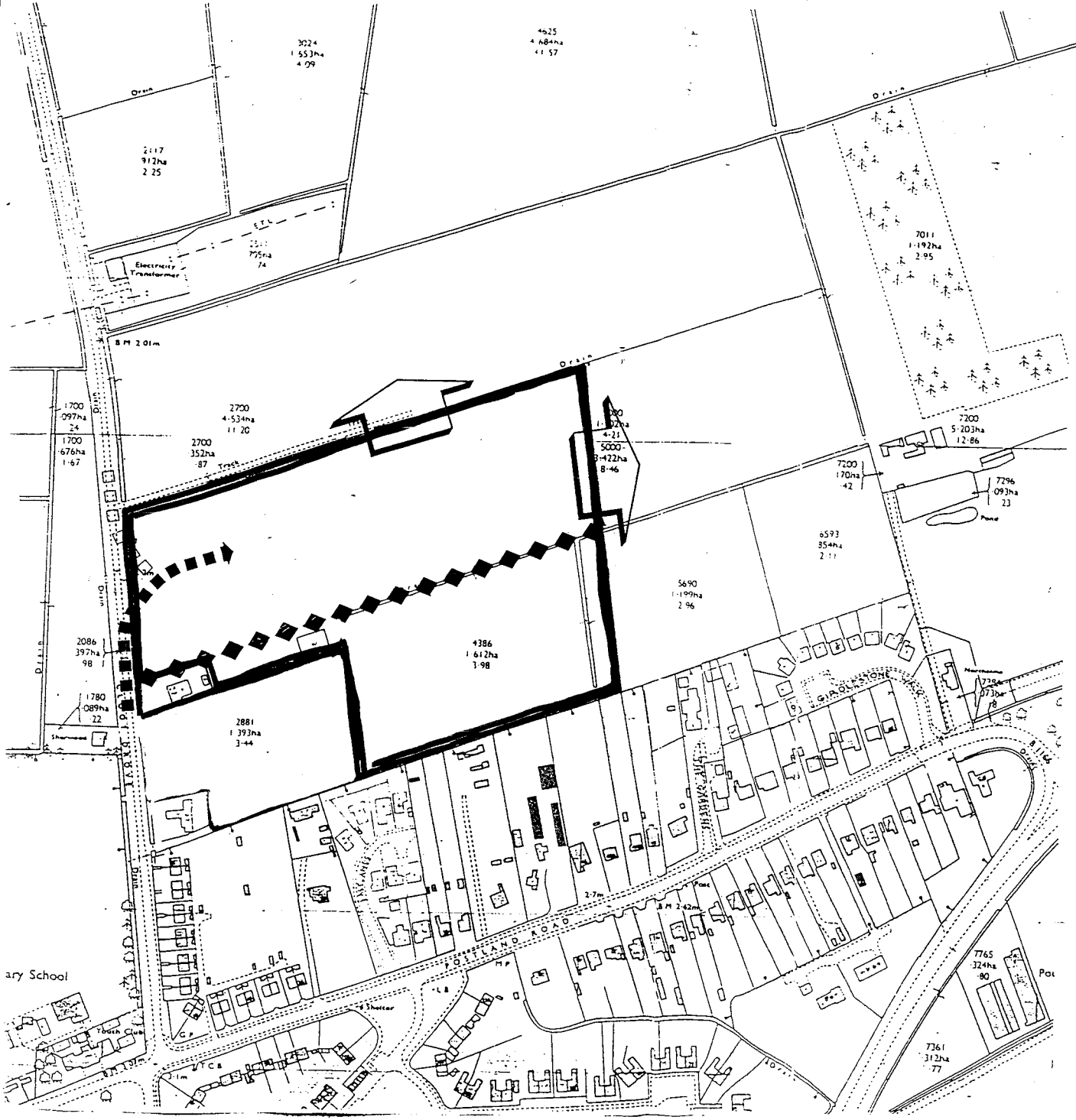
SOUTH HOLLAND DC
HOUSING & PLANNING
10/2/00

PERSIMMON HOMES

GARAGE DETAILS

SD 2

A B C



PERSIMMON HOMES

North.

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref: 1012/00.

DETERMINED
PLAN

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ARCHITECTS

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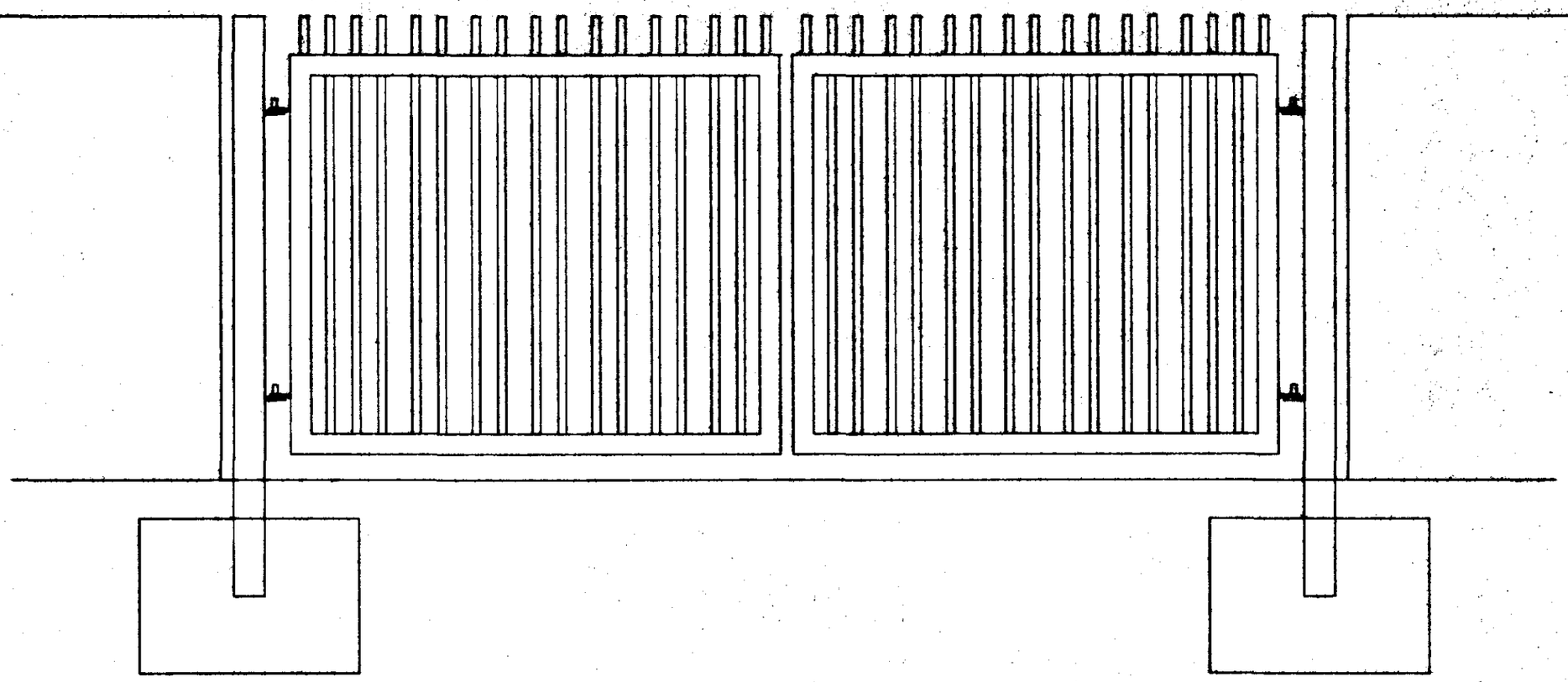
Title
CLOOT DROVE CROWLAND

Detail
SITE LOCATION PLAN

Drawn
Date
Scale 1 2500

No. 1899/L

HARPER & TUNSTALL POS 8527/6



GATES

MAIN FRAME 120x60x5.0 RHS

INFILL 33.7dia. x3.2 CHS @ 100ccs

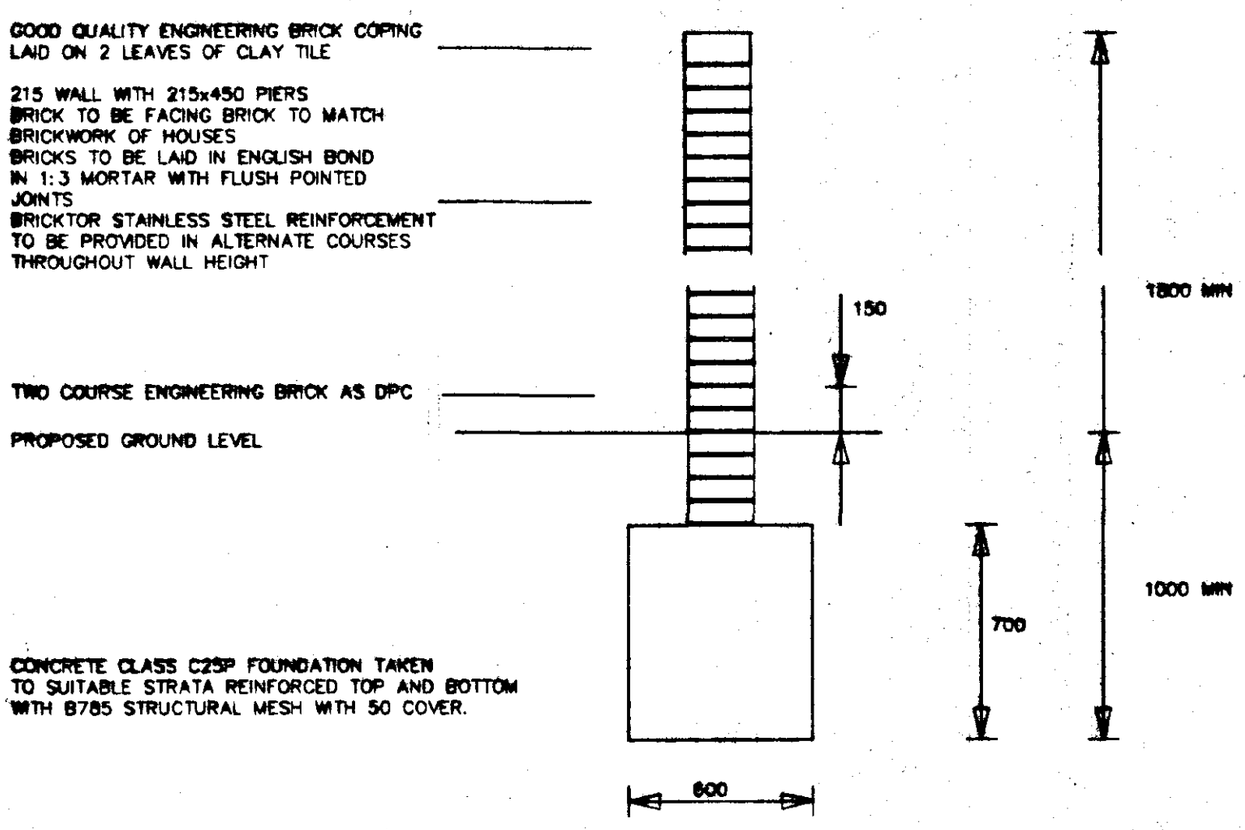
GATE POST 120x120x5.0 RHS

GATES TO BE FITTED WITH DROP BOLTS, LATCH LOCKING BAR AND STOPS

FABRICATION DETAILS TO BE APPROVED

FOUNDATIONS

850x850x600 GRADE C30 WITH GATE POST GROUTED INTO 300 DEEP FOUNDATION POCKET



CONCRETE CLASS C25P FOUNDATION TAKEN TO SUITABLE STRATA REINFORCED TOP AND BOTTOM WITH B785 STRUCTURAL MESH WITH 50 COVER.

TYPICAL SECTION THROUGH WALL

MOVEMENT JOINT

FILL WITH A LOW DENSITY, LOW COMPRESSION CLOSED CELL, POLYETHYLENE FILLER SUCH AS AEROFIL 1 (20mm THICK). TO BE SEALED ON EACH FACE WITH POLYSULPHIDE SEALANT SUCH AS VERTISEAL (20x20mm).
ALL AS SUPPLIED BY SERVICISED LIMITED, AJAX AVENUE, SLOUGH, SL1 4BH (TEL 0753 892929)

AMENDED PLAN
Ref. AH

SOUTH HOLLAND DC
HOUSING & PLANNING
06 MAR 2001
Ref: 1012/00

JOHN D SPOONER & ASSOCIATES
Civil Engineering Consultants
9 HIGH STREET
THURLBY
BOURNE
LINCS PE10 0ED

Tel: 01778 423647

CLIENT
PERSIMMON HOMES

PROJECT
RESIDENTIAL DEVELOPMENT
CLOOT DROVE CROWLAND

TITLE
PUMPING STATION
WALL AND GATES

SCALE	DATE	DRAWN	CHECKED
1:20	11.2000	C A D	J D S

DRAWING NUMBER
J339-163

Contoured planting of oak ash ,ash, hornbeam, maple and sycamore underplanted with spring bulbs of narcissi and daffodils

CLOOT DROVE

North.

SCHEDULE

25+22 Row 64	* 6
25+22 Row 73	* 11
25+33 Row 83	— 7
35+33 Row 85	— 13 —
25+22 Row 88	— 4
25+44 Row 100	* 7
25+44 Row 103	* 1
25+44 Row 113	* 6
35+44 Row 120	* 15 —
25+44 Row 133	* 3
25+44 Row 154	* 8
25+44 Row 164	* 5
35+55 Row 170	(11)
25+44 Row 173	* 2
25+44 Row 183	(2)
35+44 Row 185	* 7 —
25+44 Row 189	(4)
25+44 Row 196	(2) *
TOTAL 114	

frontage hedge ligustrum japonicum

native hedge

450/600 bare root transplants as follows

% max	
55%	Crataegus monogyna
10%	Coryius Avellana
10%	Acer Campestre
5%	Prunus Spinosa
5%	Rosa Canina
5%	Salix Captea
5%	Ligustrum Vulgare
5%	Ilex Aquifolium

Existing planting to be retained, peripheral and within the site is to be protected in accordance with BS5837 1990. Temporary fencing to be 1200 mm high chestnut pale to BS1722 part IV 1986 type CW120 erected beyond canopy spread and maintained for the duration of the development

Trees in open space to be oak, hornbeam, chestnut

Street trees to be pyrus chanticleer

Trees in rear gardens to be fruiting pear apple and cherr -

Existing planting to be retained

Existing planting to be removed

Shrub planting

Tree planting

Hedge planting

Areas for P.O.S. adoption

5.5m adopted roads blacktop

Brindle blockwork

1800 mm facing brick walls

900mm facing brick walls

1000mm railings

ECC setts

Gravel 19mm

Private drives tarmac with tar spray and pea gravel finish

13 OCT 2000

Ref: 1012/00

B. Planning highway mineas. 11.9.2000

A. Client and scheme amendments Aug 2000

DAVID TUCKLEY ASSOCIATES LTD
ARCHITECTS

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Title
CLOOT DROVE CROWLAND
PERSIMMON HOMES

Detail
LAYOUT

SUPERSEDED

OS = .524 Ha / = 10%

North.

CLOOT DROVE

SCHEDULE

64	2
83	11
85	14
88	2
92	2
100	7
103	2
113	8
120	18
133	6

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref: 1012/00

SUPERSEDED

A. Client and scheme amended Aug 2000

DAVID TUCKLEY ASSOCIATES LTD
ARCHITECTS

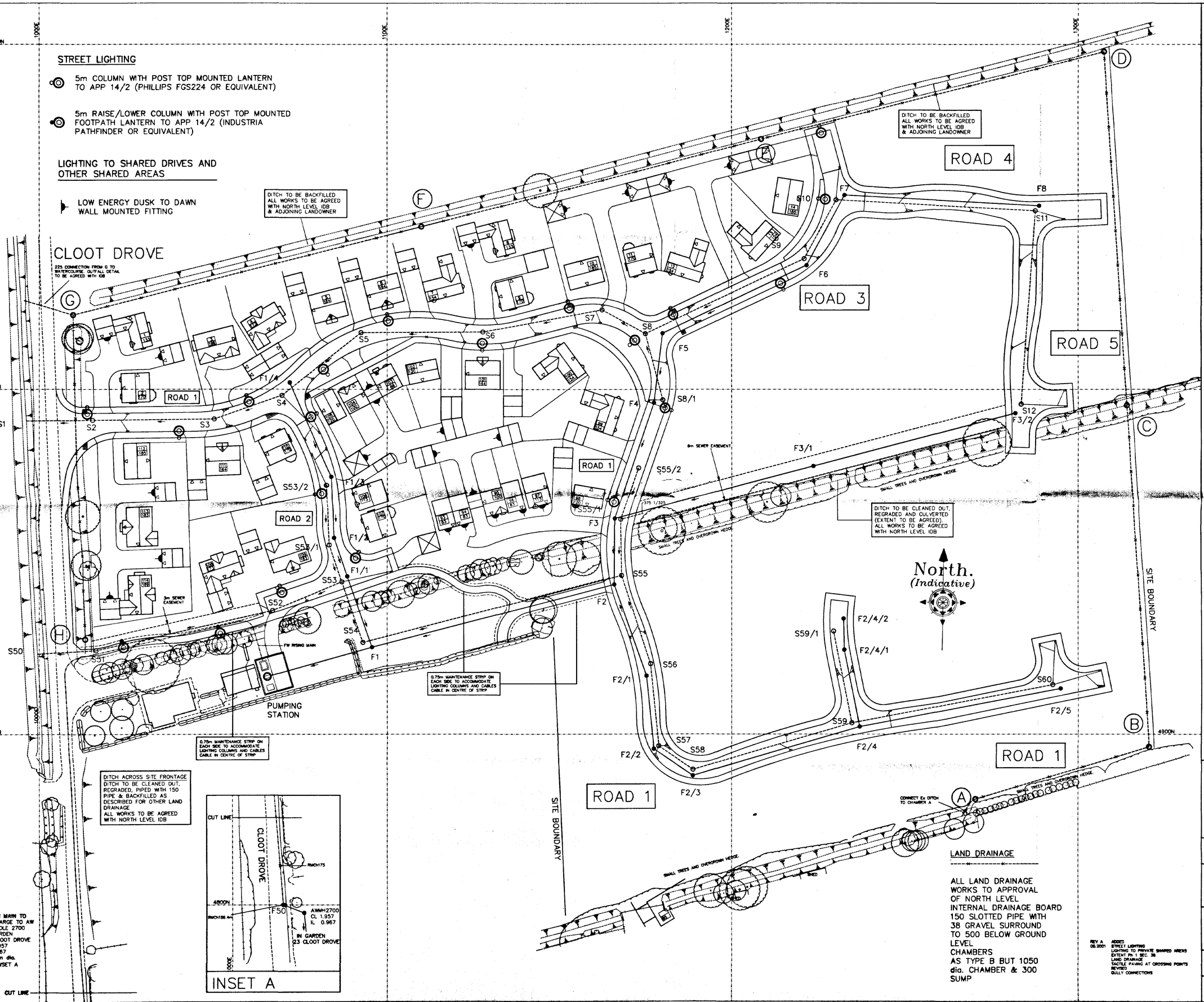
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Only figured dimensions to be worked to. Any discrepancies to be
immediately reported to the architect before proceeding.

Title
CLOOT DROVE CROWLAND
PERSIMMON HOMES

Detail
LAYOUT

Drawn
Date
Scale 1:500

No. 1899/6
A



HIGHWAYS ACT SECTION 38 WORKS

TO BE CONSTRUCTED IN ACCORDANCE WITH LINCOLNSHIRE COUNTY COUNCIL DEVELOPMENT ROAD LAYOUT GUIDE, SPECIFICATION AND CONSTRUCTION CURRENT AT THE TIME OF THE WORKS.

HIGHWAY CONSTRUCTION

ROADS 1pt, 3, 4

5.5m CARRIAGEWAY & 2-1.8m FOOTWAYS

ROADS 1pt, 2, 5, 8

5.0m CARRIAGEWAY & 2-1.8m FOOTWAYS

CONCRETE BLOCK PAVING

ROAD 1	Ch 157.167 – 200.404 Ch 375.00 – 437.533
ROAD 2	Ch 10.1 – 60.466
ROAD 3	Ch 0 – 10.52 Ch 45.244 – 80.147
ROAD 4	Ch 0 – 8.727
ROAD 5	Ch 9.823 – 68.636

PHASE 1

ROAD 1 CLOOT DROVE TO Ch 250
ROAD 2
ROAD 3 Ch 0 TO 10.52m
FOOTPATH ROAD 2 TO CLOOT DROVE

SECTION 104 WORKS

TO BE CONSTRUCTED IN ACCORDANCE WITH WATER AUTHORITIES SPECIFICATION SEWERS FOR ADOPTION – FOURTH EDITION.

PHASE 1

SEWER	DIA. mm
F1 – F5	150
F1 – F1/3	150
F1/3 – F1/4	150
S1 – S8	525
S8 – S8/1	300
S50 – S55	600
S55 – S55/1	375
S55/1 – S55/2	300
S53 – S53/2	300

PHASE 2

SEWER	DIA. mm
F5 – F7	150
F7 – F8	150
F3 – F3/1	150
F3/1 – F3/2	150
F2 – F2/4	150
F2/4 – F2/5	150
F2/4 – F2/4/2	150
S8 – S11	525
S11 – S12	375
S55 – S59	525
S59 – S60	375
S59 – S59/1	375

LAND DRAINAGE

ALL LAND DRAINAGE WORKS TO APPROVAL OF NORTH LEVEL INTERNAL DRAINAGE BOARD 150 SLOTTED PIPE WITH 38 GRAVEL SURROUND TO 500 BELOW GROUND LEVEL CHAMBERS AS TYPE B BUT 1050 dia. CHAMBER & 300 SUMP

REV A 08.2001 ADDED STREET LIGHTING LIGHTING TO PRIVATE SHARED AREAS EXTENT Ph 1 SEC. 38 LAND DRAINAGE TACTILE PAVING AT CROSSING POINTS REVISED GULLY CONNECTIONS

JOHN D SPOONER & ASSOCIATES
Civil Engineering Consultants
9 HIGH STREET
THURLBY
BOURNE
LINCS PE10 0ED
Tel: 01778 423647

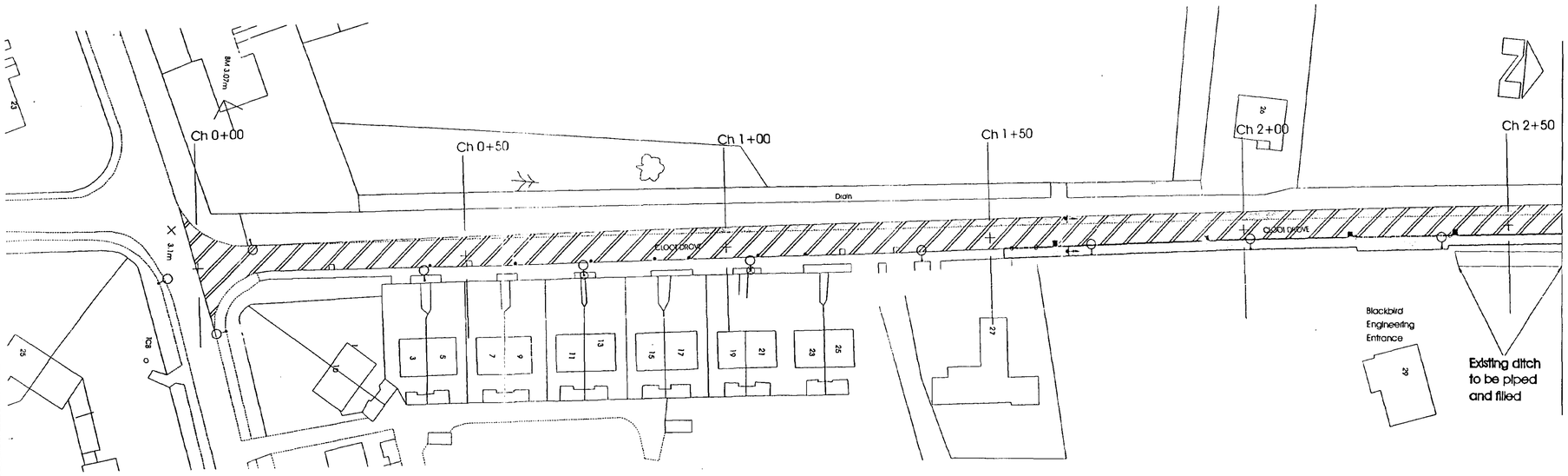
CLIENT: PERSIMMON HOMES

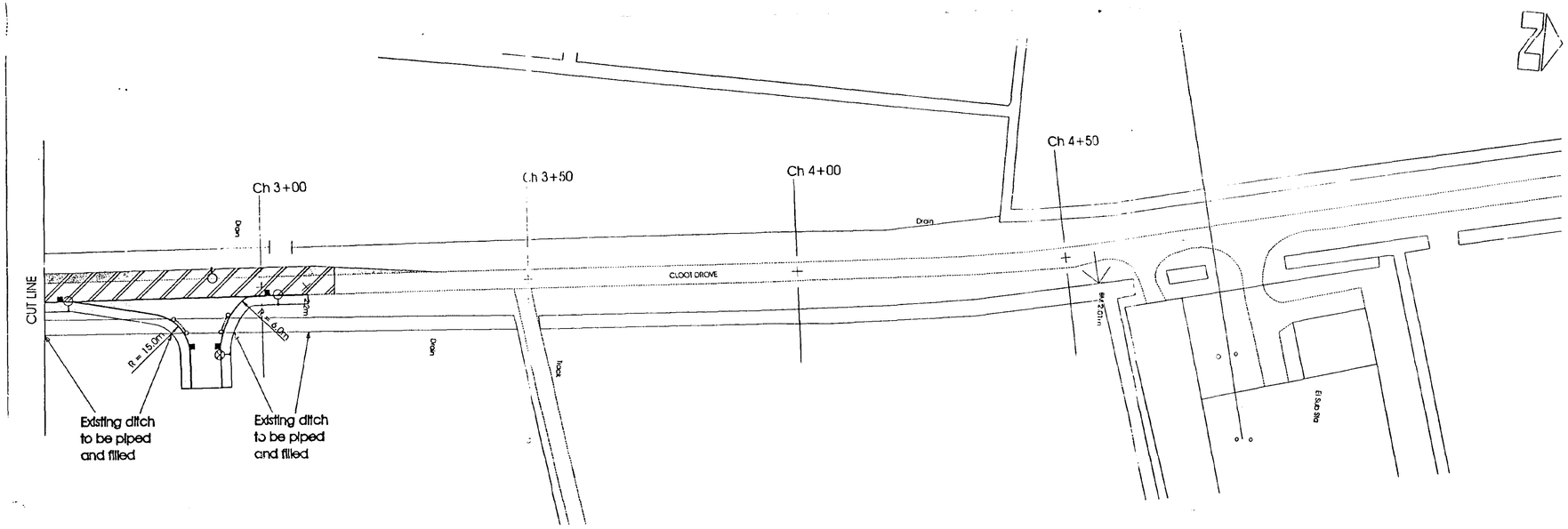
PROJECT: RESIDENTIAL DEVELOPMENT CLOOT DROVE CROWLAND

TITLE: SITE LAYOUT

SCALE	DATE	DRAWN	CHECKED
1:500	11.2000	C A D	J D S

DRAWING NUMBER: J339-101 A





KEY

- Construct access road with 500mm thickness Type 1 sub-base; 210mm thickness of 20mm NS DBM basecourse and 40mm thickness of 10mm NS close graded wearing course.
- Widening and haunch existing carriageway with 350mm thickness; 20mm NS DBM basecourse.
- Plane, regulate and overlay existing carriageway with 10mm NS close graded wearing course; 40mm thickness.
- Proposed 1.8m footway construction as SD/11/4; extra 100mm sub-base in accesses.
- Proposed gullies as SD/5/1, Type G7.
- Existing gullies.
- Existing kerb offsets.
- Existing street lighting columns.
- Proposed PCC kerbing, Type K1 as SD/11/2.
- Proposed PCC kerbing, Type K2 as SD/11/2.
- Proposed PCC kerbing, Type K3 as SD/11/2.
- Existing carriageway.
- Proposed street lighting column; 6 metre/55 Watt SOX lantern & PECU to L.C.C. specification 6/55/C/93.
- Proposed street lighting column; 5 metre/35 Watt SOX lantern & PECU to L.C.C. specification 5/35/C/93.

N.B. - The street lighting shown on this drawing is only a preliminary design. A detailed design would be required should this scheme go ahead.

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref: 012/00

DETERMINED PLAN

AMENDMENT No.2 - Access Readjusted - 23/2/98 - Approved - S.Clawson
AMENDMENT No.1 - Accesses Adjusted - 6/2/98 - Approved - S.Clawson

LINCOLNSHIRE COUNTY COUNCIL
County Offices Lincoln
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Date: 22 DECEMBER 1997

LINCOLNSHIRE COUNTY COUNCIL
HIGHWAYS & PLANNING DIRECTORATE
R. THOMPSON B.Sc.,C.Eng., M.I.C.E. M.I.H.T.,M.I.M.
County Engineer
WITHAM PARK HOUSE,
WITHAM PARK,
WATERSIDE SOUTH,
LINCOLN LN5 7JN

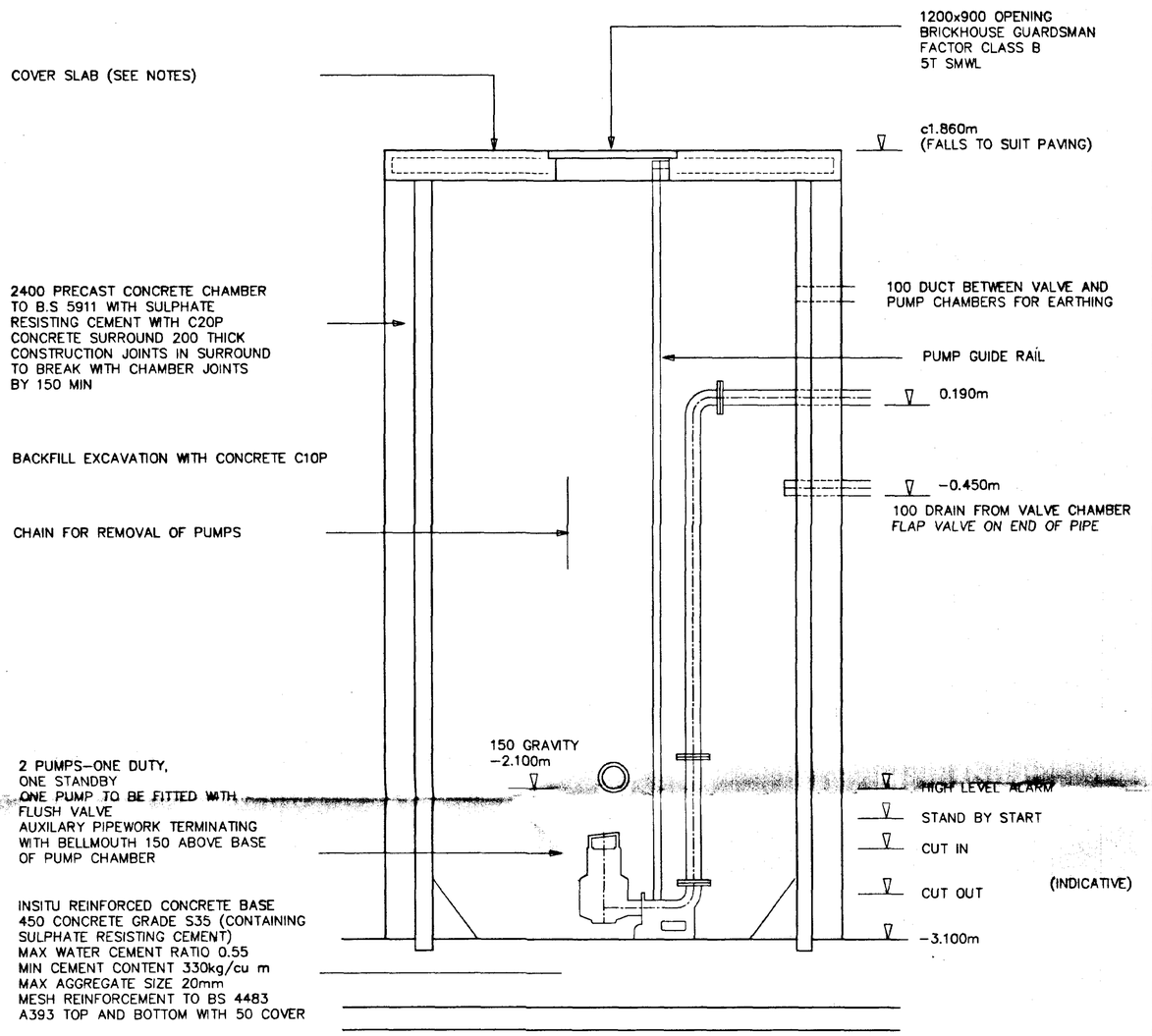
SCALE 1 : 500

	By	Date
DRAWN	SC	2/98
DRAUGHTED	KR	2/98
APPROVED	SC	25/2/98

U/C CROWLAND
CLOOT DROVE
PROPOSED LAYOUT
SECTION 278 AGREEMENT

DRAWING NUMBER S5016 01 A2
ARCHIVE DRAWING NUMBER

RECEIVED FROM THE COUNTY COUNCIL ACCOMPANYING LETTER DATED 25TH FEBRUARY 1998.



2 PUMPS–ONE DUTY,
ONE STANDBY
ONE PUMP TO BE FITTED WITH
FLUSH VALVE
AUXILARY PIPEWORK TERMINATING
WITH BELLMOUTH 150 ABOVE BASE
OF PUMP CHAMBER

INSITU REINFORCED CONCRETE BASE
450 CONCRETE GRADE S35 (CONTAINING
SULPHATE RESISTING CEMENT)
MAX WATER CEMENT RATIO 0.55
MIN CEMENT CONTENT 330kg/cu m
MAX AGGREGATE SIZE 20mm
MESH REINFORCEMENT TO BS 4483
A393 TOP AND BOTTOM WITH 50 COVER

BASE ON C10P BLINDING CONCRETE

BLINDING AND BASE TO EXTEND ACROSS
TOTAL AREA OF EXCAVATION

COVER SLAB TO PUMP CHAMBER

INSITU REINFORCED CONCRETE SLAB
300 CONCRETE GRADE S35 (CONTAINING
SULPHATE RESISTING CEMENT)
MAX WATER CEMENT RATIO 0.55
MIN CEMENT CONTENT 330kg/cu m
MAX AGGREGATE SIZE 20mm
MESH REINFORCEMENT B785 TO
BS4483 WITH 50 COVER
CONCRETE TO BE MINIMUM 40mm
SLUMP AND VIBRATED WHEN PLACED

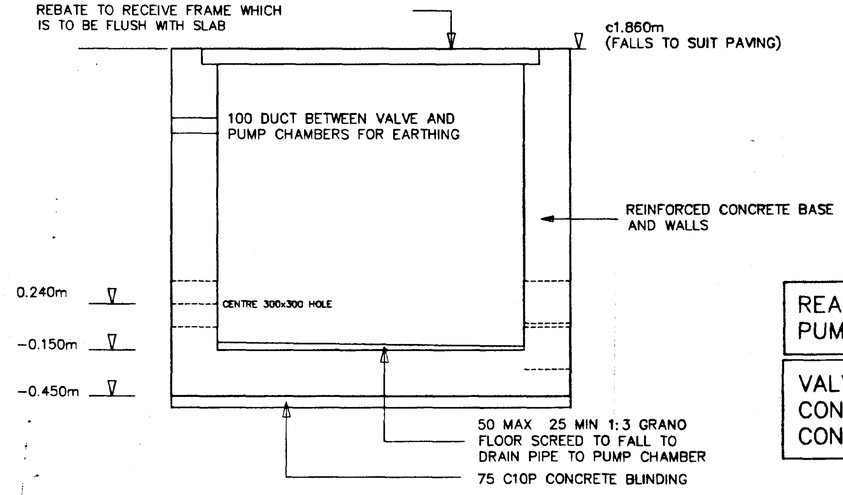
SLAB REBATED TO RECEIVE FRAMES
WHICH ARE TO BE FLUSH WITH SLAB.

DAVIT SOCKET TO BE CAST IN –
POSITION TO BE AGREED WITH PUMP
MANUFACTURER
DAVIT TO BE SUPPLIED BY REID
(tel 01291 620796) TYPE ADV 500
WITH MATCHING SOCKET
SOCKET TO BE INDEPENDENTLY LOAD
TESTED AND CERTIFICATE FORWARDED
TO AWA.

ALL HOLES IN CHAMBER WALLS TO
BE CORE DRILLED
ALL MAKING GOOD AROUND HOLES
IN 40N EPOXY MORTAR
ALL CHAMBER JOINTS TO BE SEALED
WITH TOXSTRIP

PUMP CHAMBER

2000x1500 CLEAR OPENING GALVANISED MILD STEEL CHEQUER PLATE FLOORING
EACH SECTION ne 25kg AND SECURED BY
AW STANDARD ABLOY PADLOCKS
REBATE TO RECEIVE FRAME WHICH
IS TO BE FLUSH WITH SLAB



FILL WITH CONCRETE C10P WHERE
PUMP CHAMBER EXCAVATION
ENCROACHES BENEATH VALVE CHAMBER

SECTION

2–MS GALVANISED
STANDARDS TO ASSIST EXIT
1000 HIGH, 50 DIA

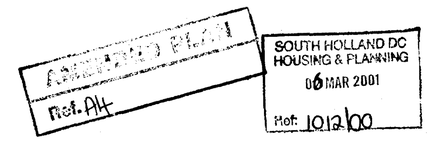
PLAN

READ THIS DRAWING WITH
PUMP SUPPLIERS DRAWINGS

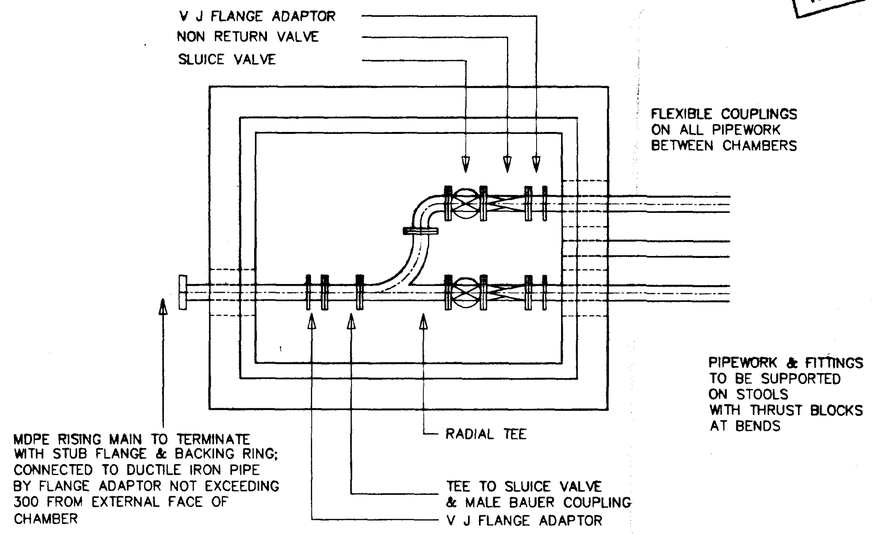
VALVE CHAMBER TO BE
CONSTRUCTED IN REINFORCED
CONCRETE

NO MATERIALS ARE TO BE ORDERED
OR CONSTRUCTION COMMENCED UNTIL
THE PUMP SUPPLIERS DRAWINGS HAVE
BEEN APPROVED BY ANGLIAN WATER
SERVICES AND ANY REVISIONS MADE TO
THIS DRAWING
IN PARTICULAR THE FOLLOWING SHALL
BE VERIFIED FROM THE PUMP
SUPPLIERS DRAWING:
POSITION OF HOLES IN WALLS;
PIPE SUPPORTS & THRUSTBLOCKS.

PUMP SUPPLIER TO SUPPLY ALL
PIPEWORK AND FITTINGS INCLUDING
ALL STOOLS OR OTHER SUPPORTS
AND FLANGE ADAPTOR AT CONNECTION
TO RISING MAIN.



REV A 01.2001 REVISED: LEVELS
COVER TO VALVE CHAMBER
SUMP OMITTED



PLAN – PIPEWORK

VALVE CHAMBER

WATER ACT SECTION 104

WORKS TO BE IN CONSTRUCTED IN
ACCORDANCE WITH WATER AUTHORITIES
ASSOCIATION – SEWERS FOR ADOPTION
FOURTH EDITION

JOHN D SPOONER & ASSOCIATES
Civil Engineering Consultants
9 HIGH STREET
THURLBY
BOURNE
LINCS PE10 0ED
Tel: 01778 423647

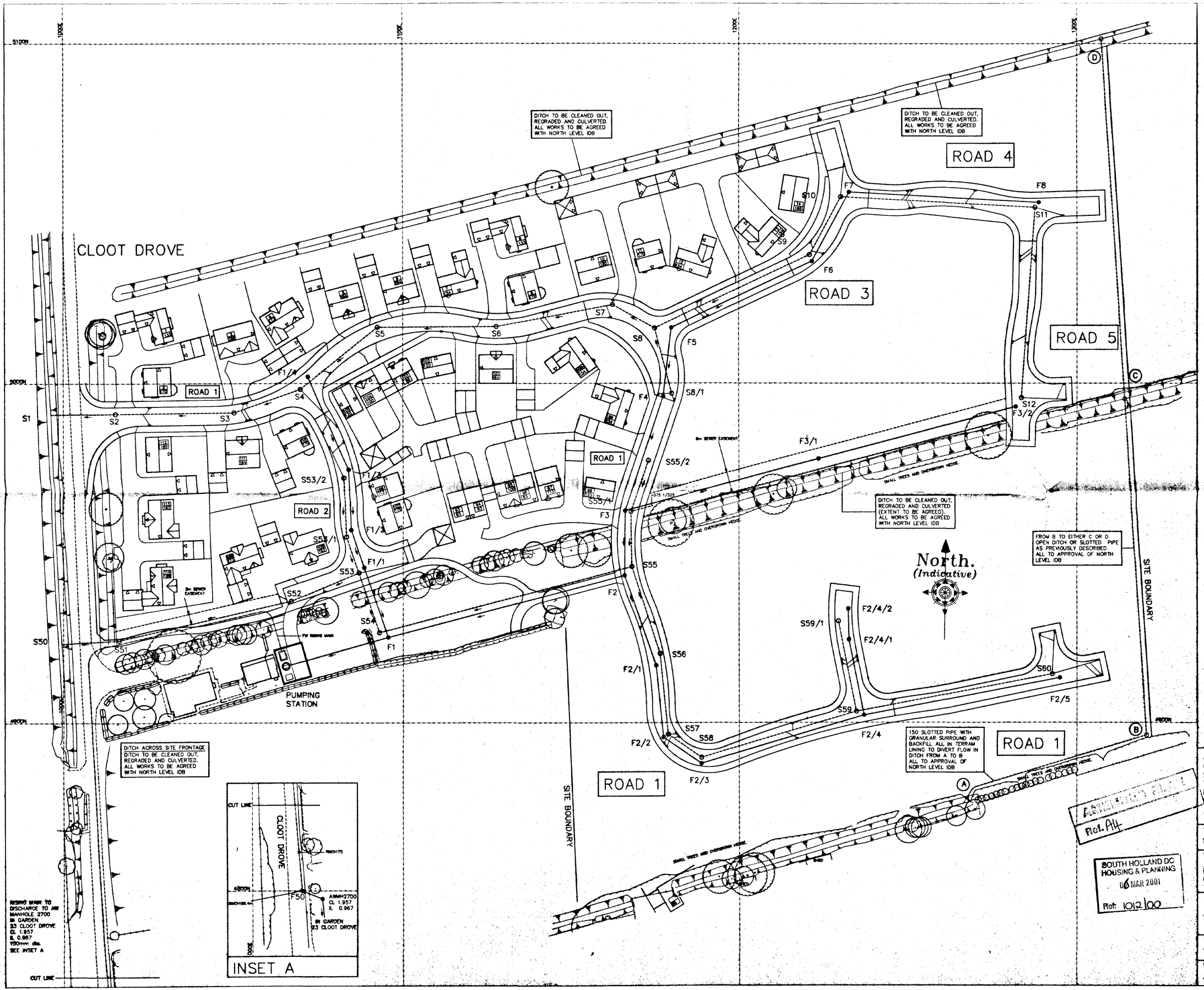
CLIENT
PERSIMMON HOMES

PROJECT
RESIDENTIAL DEVELOPMENT
CLOOT DROVE CROWLAND

TITLE
PUMPING STATION
VALVE CHAMBER
PUMP CHAMBER

SCALE	DATE	DRAWN	CHECKED
1:20	11.2000	C A D	J D S

DRAWING NUMBER
J339–162 A



HIGHWAYS ACT SECTION 38 WORKS

TO BE CONSTRUCTED IN ACCORDANCE WITH LINCOLNSHIRE COUNTY COUNCIL DEVELOPMENT ROAD LAYOUT GUIDE, SPECIFICATION AND CONSTRUCTION CURRENT AT THE TIME OF THE WORKS.

HIGHWAY CONSTRUCTION

ROADS 1pt, 3, 4

5.5m CARRIAGEWAY & 2-1.8m FOOTWAYS

ROADS 1pt, 2, 5, 6

5.0m CARRIAGEWAY & 2-1.8m FOOTWAYS

CONCRETE BLOCK PAVING

ROAD 1	Ch 157.167 – 200.404 Ch 375.00 – 437.533
ROAD 2	Ch 10.1 – 60.466
ROAD 3	Ch 0 – 10.52 Ch 45.244 – 80.147
ROAD 4	Ch 0 – 8.727
ROAD 5	Ch 9.823 – 68.636

SECTION 104 WORKS

TO BE CONSTRUCTED IN ACCORDANCE WITH WATER AUTHORITIES SPECIFICATION SEWERS FOR ADOPTION – FOURTH EDITION.

PHASE 1

SEWER	DIA. mm
F1 – F5	150
F1 – F1/3	150
F1/3 – F1/4	150
S1 – S8	525
S8 – S8/1	300
S50 – S55	600
S55 – S55/1	375
S55/1 – S55/2	300
S53 – S53/2	300

PHASE 2

SEWER	DIA. mm
F5 – F7	150
F7 – F8	150
F3 – F3/1	150
F3/1 – F3/2	150
F2 – F2/4	150
F2/4 – F2/5	150
F2/4 – F2/4/2	150
S8 – S11	525
S11 – S12	375
S55 – S59	525
S59 – S60	375
S59 – S59/1	375

SOUTH HOLLAND DC HOUSING & PLANNING 06 MAR 2001 Ref: 1012/00

Ref. AH

JOHN D SPOONER & ASSOCIATES
Civil Engineering Consultants
9 HIGH STREET
THURLBY
BOURNE
LINCS PE10 0ED
Tel: 01778 423647

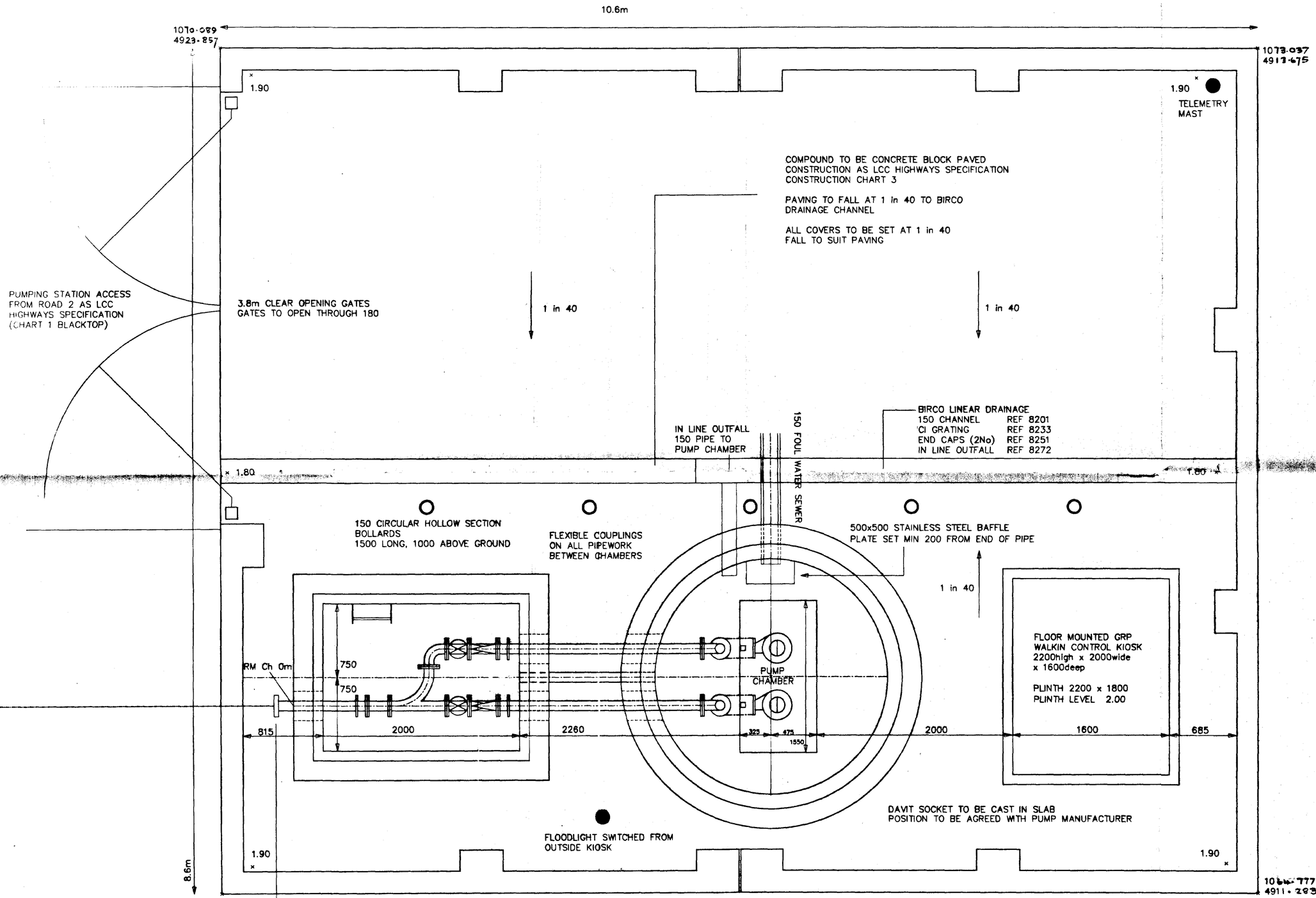
CLIENT: PERSIMMON HOMES

PROJECT: RESIDENTIAL DEVELOPMENT CLOOT DROVE CROWLAND

TITLE: SITE LAYOUT

SCALE	DATE	DRAWN	CHECKED
1:500	11.2000	C A D	J D S

DRAWING NUMBER: J339–101



MDPE RISING MAIN TO TERMINATE WITH STUB FLANGE &BACKING RING; CONNECTED TO DUCTILE IRON PIPE BY FLANGE ADAPTOR
300 FROM EXTERNAL FACE OF CHAMBER
(FLANGE ADAPTOR SUPPLIED BY PUMP MANUFACTURER)

RISING MAIN 125mm MDPE CLASS SDR11 COLOURED BLACK WITH MARKER TAPE CONTAINING TRACER WIRE.

COORDINATES OF CENTRE OF PUMP CHAMBER
1065.51mE
4916.67mN

SEE PUMP SUPPLIERS DRAWING FOR POSITION AND ALIGNMENT OF DUCTS.
DRAW WIRE TO BE PROVIDED IN ALL DUCTS
ALL DUCTS 100mm DIAMETER

GATES AND WALL AS DRAWING J339-163

PUMP AND VALVE CHAMBERS

THE GROUND CONDITIONS ARE TO BE INVESTIGATED TO CONFIRM THAT CONDITIONS DO NOT EXIST THAT WOULD ADVERSELY AFFECT THE STRUCTURAL DESIGN OF THESE CHAMBERS.

GENERAL

NO MATERIALS ARE TO BE ORDERED OR CONSTRUCTION COMMENCED UNTIL THE PUMP SUPPLIERS DRAWINGS HAVE BEEN APPROVED BY ANGLIAN WATER SERVICES AND ANY REVISIONS MADE TO THIS DRAWING
IN PARTICULAR THE FOLLOWING SHALL BE VERIFIED FROM THE PUMP SUPPLIERS DRAWING:
- POSITION OF HOLES IN WALLS;
- PIPE SUPPORTS & THRUSTBLOCKS.
- DUCTWORK TO CONTROL KIOSK,
- PUMP CHAMBER, TELEMETRY MAST, AND FLOODLIGHT.
- POSITION OF HOLES IN COVER SLAB;
- BENCHING TO PUMP CHAMBER;
- FLOAT LEVELS
- POSITION OF DAVIT SOCKET

PUMP SUPPLIER

PUMP SUPPLIER TO SUPPLY ALL PUMPS & ASSOCIATED PIPEWORK BETWEEN PUMP & VALVE CHAMBERS
CONTROL CABINET WITH ALL ASSOCIATED FITTINGS.
DAVIT SOCKET AND DAVIT;
COVERS AND FRAMES.
BAFFLE PLATE

MAIN CONTRACTOR

MAIN CONTRACTOR TO SUPPLY ALL PIPEWORK & FITTINGS FOR GRAVITY SEWER INTO PUMP CHAMBER, VALVE CHAMBER DRAIN OFF AND ALL DUCTWORK.

DAVIT SOCKET, COVERS AND FRAMES AND BAFFLE PLATE
TO BE PROVIDED BY PUMP SUPPLIER AND FITTED BY MAIN CONTRACTOR.

TELEMETRY EQUIPMENT

TELEMETRY EQUIPMENT IS TO BE OBTAINED FROM ANGLIAN WATER SERVICES AND INSTALLED BY AN APPROVED CONTRACTOR.

CONCRETE

ALL CONCRETE (INSITU & PRECAST) TO BE CLASS 3 SULPHATE RESISTING IN ACCORDANCE WITH BUILDING RESEARCH ESTABLISHMENT DIGEST 363.

PUMPING STATION COMPOUND

SURFACE FINISH
250 REINFORCED CONCRETE
OR
50mm OF 25mm NS GRAVEL ON 450mm TYPE 1 GRANULAR SUB BASE ON GEOTEXTILE MEMBRANE
RETAINED BY 50x150 PCC EDGINGS

BOUNDARY

1800 BRICK WALL AS DETAIL

REV A 01.2001 PUMP RELATED TO VALVE CHAMBER COORDINATES OF PUMP CHAMBER REVISED & ADDED

WATER ACT SECTION 104

WORKS TO BE CONSTRUCTED IN ACCORDANCE WITH WATER AUTHORITIES ASSOCIATION – SEWERS FOR ADOPTION FOURTH EDITION

JOHN D SPOONER & ASSOCIATES
Civil Engineering Consultants
9 HIGH STREET
THURLBY
BOURNE
LINCS PE10 0ED
Tel: 01778 423647

SOUTH HOLLAND DC HOUSING & PLANNING 06 MAR 2001

CLIENT: PERSIMMON HOMES

Ref: 10/2/00

PROJECT: RESIDENTIAL DEVELOPMENT CLOOT DROVE CROWLAND

TITLE: PUMPING STATION GENERAL ARRANGEMENT

SCALE	DATE	DRAWN	CHECKED
1:20	11.2000	C A D	J D S

DRAWING NUMBER: J339-161 A

TREE AND HEDGE PLANTING TO BOUNDARY

FOCAL POINT FEATURE HOUSES

FOCAL POINT FEATURE HOUSES

NEW ACCESS ROAD TO L.C.C APPROVAL

CLOOT DROVE

FOCAL POINT FEATURE HOUSES

HOUSES TO FACE ONTO OPEN SPACE

HOUSES TO FACE ONTO OPEN SPACE

HOUSES TO FACE ONTO OPEN SPACE

P.O.S

WALKWAY LINK

EXISTING TREES AND PLANTING TO BE RETAINED

WALKWAY LINK

P.O.S

P.O.S

WALKWAY LINK

North.

EXISTING DWELLING RETAINED

EXISTING WORKSHOP TO BE DEMOLISHED

HOUSES TO FACE ONTO OPEN SPACE

EMERGENCY LINK

TREE AND HEDGE PLANTING TO BOUNDARY

FOCAL POINT FEATURE HOUSES

FOCAL POINT FEATURE HOUSES

ADJACENT APPROVED HOUSING LAYOUT

FOCAL POINT FEATURE HOUSES

EXISTING TREES AND PLANTING TO BE RETAINED

EXISTING DWELLINGS

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref: 102/00

DETERMINED PLAN

DAVID TUCKLEY ASSOCIATES LTD
ARCHITECTS

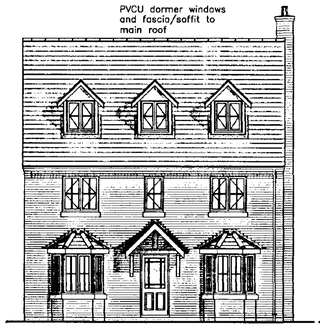
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Title
CLOOT DROVE CROWLAND
PERSIMMON HOMES

Detail
CONSTRAINTS PLAN

Drawn	No. 1899/4
Date	
Scale 1:500	

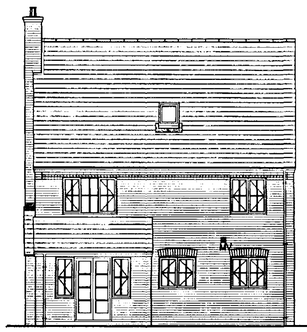
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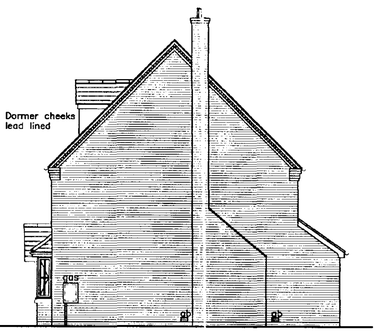
FRONT ELEVATION



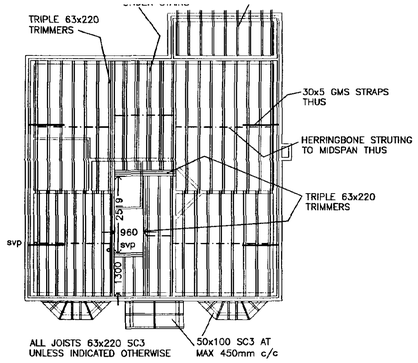
SIDE ELEVATION



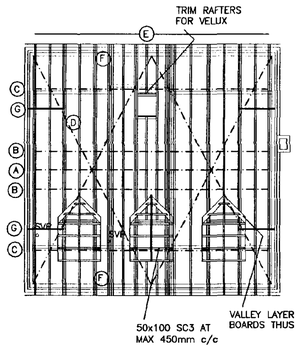
REAR ELEVATION



SIDE ELEVATION

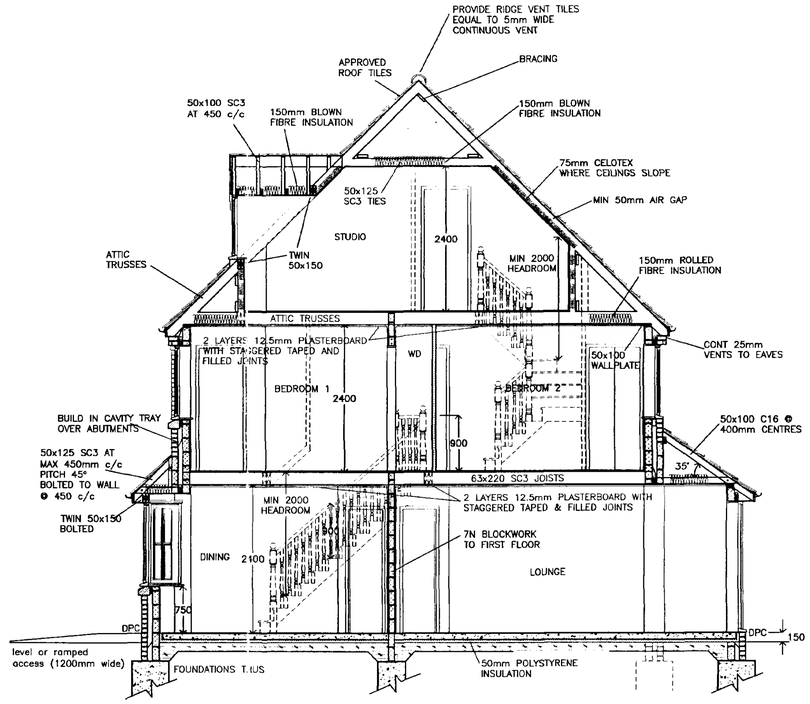


FIRST FLOOR JOISTS

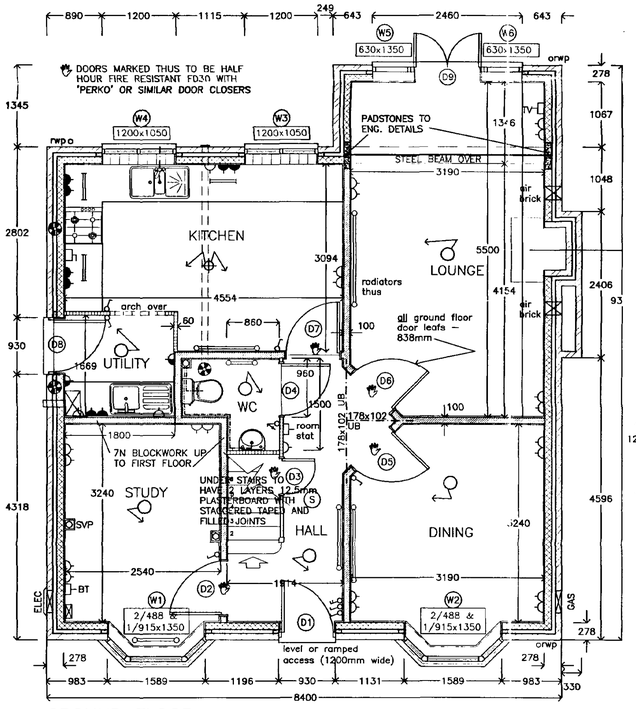


ROOF PLAN PITCH 45°

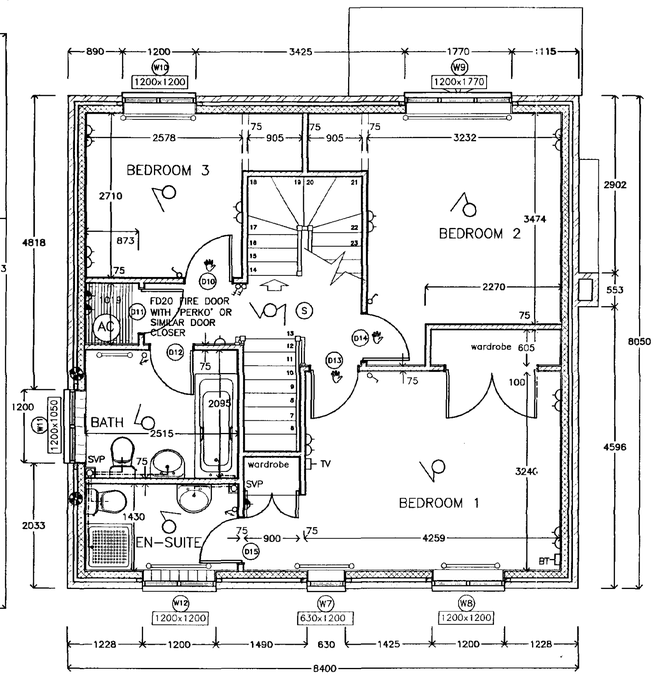
(A) LONGITUDINAL RAFTER BRACING
(B) LONGITUDINAL CEILING BRACING
(C) LONGITUDINAL RIDGE BRACING
(D) DIAGONAL BRACING
(E) STANDARD ATTIC TRUSSES AT MAX 600mm CENTRES
(F) WALL PLATE
(G) 30x5 GMS RESTRAINT STRAPS TO RAFTER & CEILING MEMBE



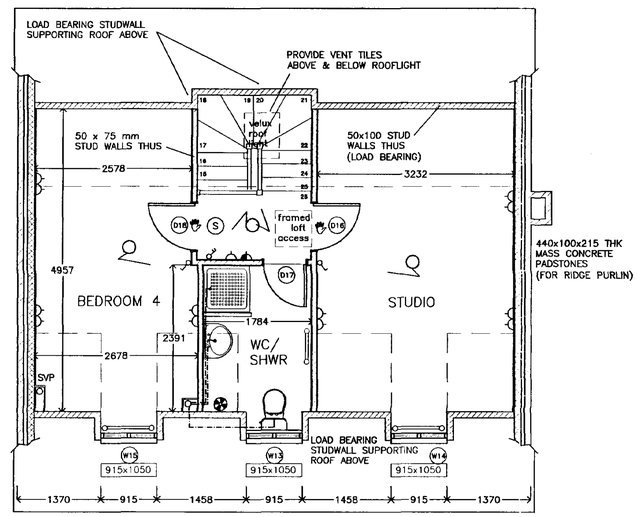
SECTION



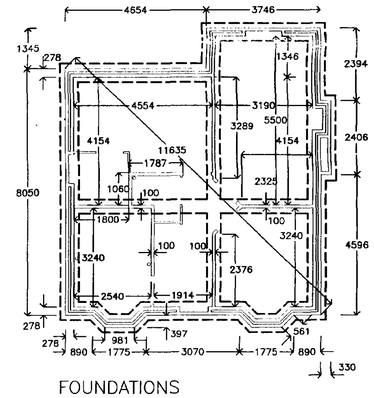
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



FOUNDATIONS

APPROVED PLAN
Ref.
1012/00

Rev	Instruction	Description
A	RS	PARAMOUNT STUD REPLACES WITH 50 X 75 mm STUD
B	RS	Various amendments
C	RS	Various amendments
D	RS	Various amendments
E	RS	Chimney/fireplace relocated
F	RS	Various amendments

Rev	Instruction	Description

ELECTRICAL LAYOUT KEY

- low level twin 13amp socket
- mid level twin 13amp socket
- single 13amp socket
- fused spur
- mechanical vent
- pendant light fitting
- central spot cluster
- underlighter
- light switch
- 2-way switch
- pull switch
- cooker point
- room stat
- consumer unit
- (S) smoke detector

All ground floor sockets and appliance sockets (TV, BT etc) except in the kitchen and utility room (if applicable) to be positioned min 450mm above floor level.
All ground floor light switches to be positioned within 1200mm of floor level.

All dimensions are to finished surfaces and are approximate to a tolerance of + or − 50mm (2")

HOUSE TYPE 170
All dimensions are to finished surfaces and are approximate to a tolerance of ± 50mm (2").

ROOM		METRIC	IMPERIAL
Lounge	(excluding bay)	4104 x 3140	13'6" x 10'4"
Dining	(excluding bay)	3190 x 3140	10'6" x 10'4"
Kitchen	(max)	4504 x 3044	14'9" x 10'0"
Study	(excluding bay)	3190 x 2490	10'6" x 8'2"
Bed 1	(excluding recess)	4234 x 3215	13'11" x 10'7"
Bed 2	(excluding recess)	3449 x 3207	11'4" x 10'6"
Bed 3		2553 x 2685	8'5" x 8'10"
Bed 4		4957 x 2653 max	16'3" x 8'9"max
Studio		4957 x 3207	16'3" x 10'6"

LANTAC APPROVAL No.

N.H.B.C. APPROVAL No.

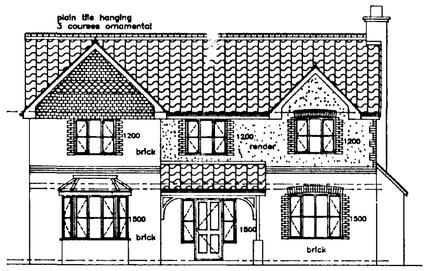
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DATE. APRIL 2000

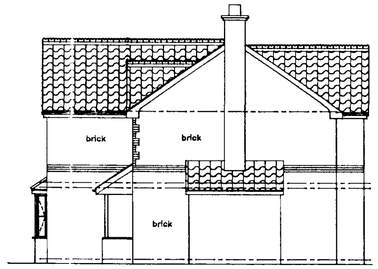
DAVID TUCKLEY ASSOCIATES LTD
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M-170 – EAST Rev F



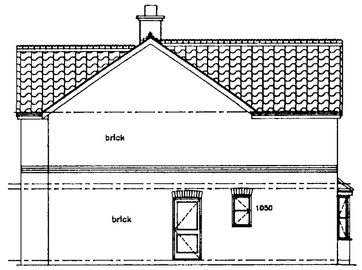
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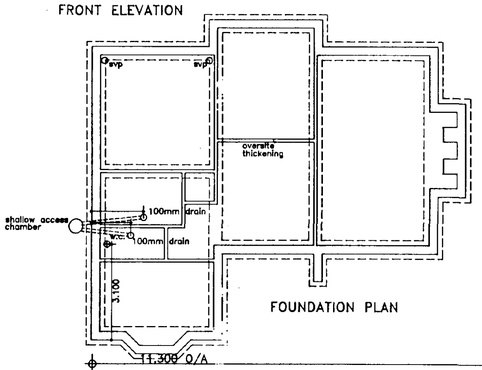
SIDE ELEVATION



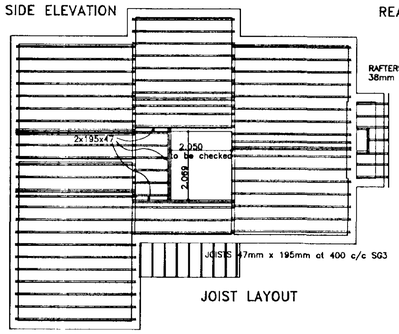
REAR ELEVATION



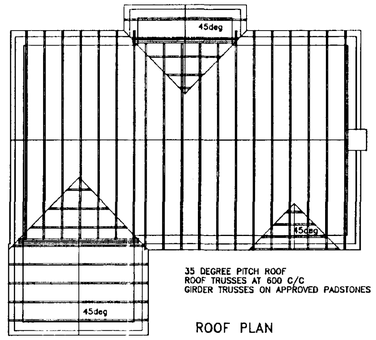
SIDE ELEVATION



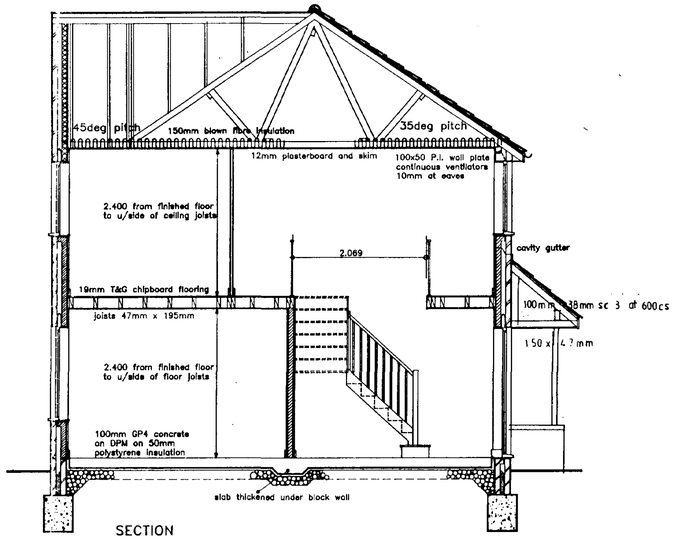
FOUNDATION PLAN



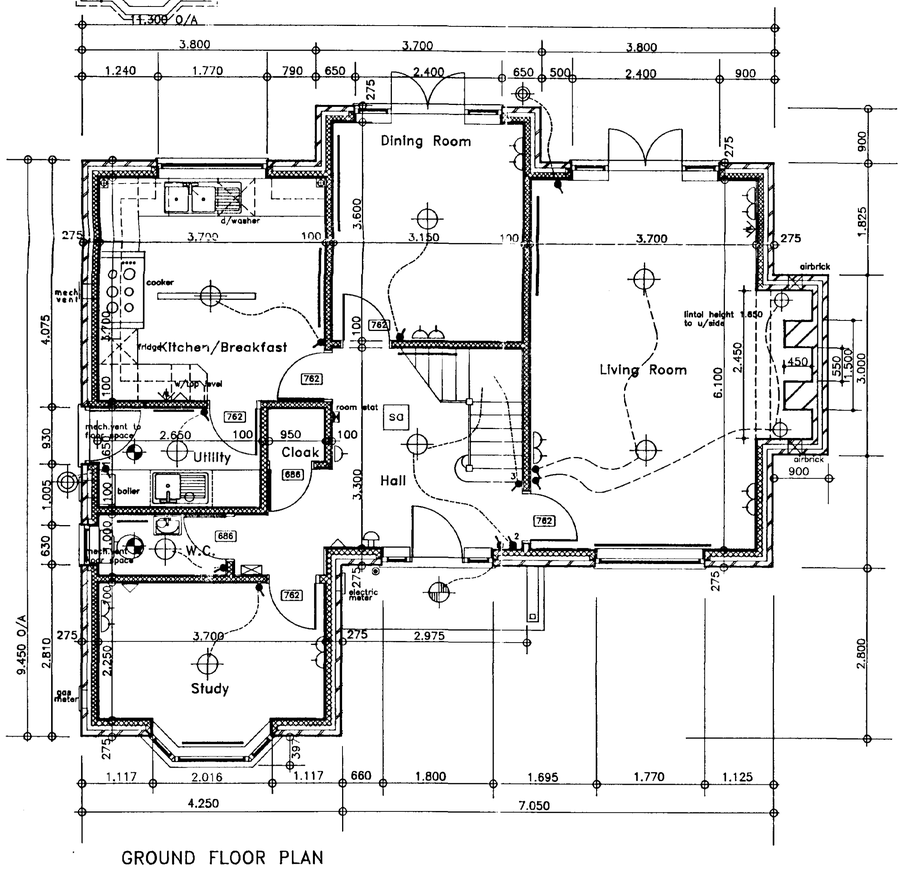
JOIST LAYOUT



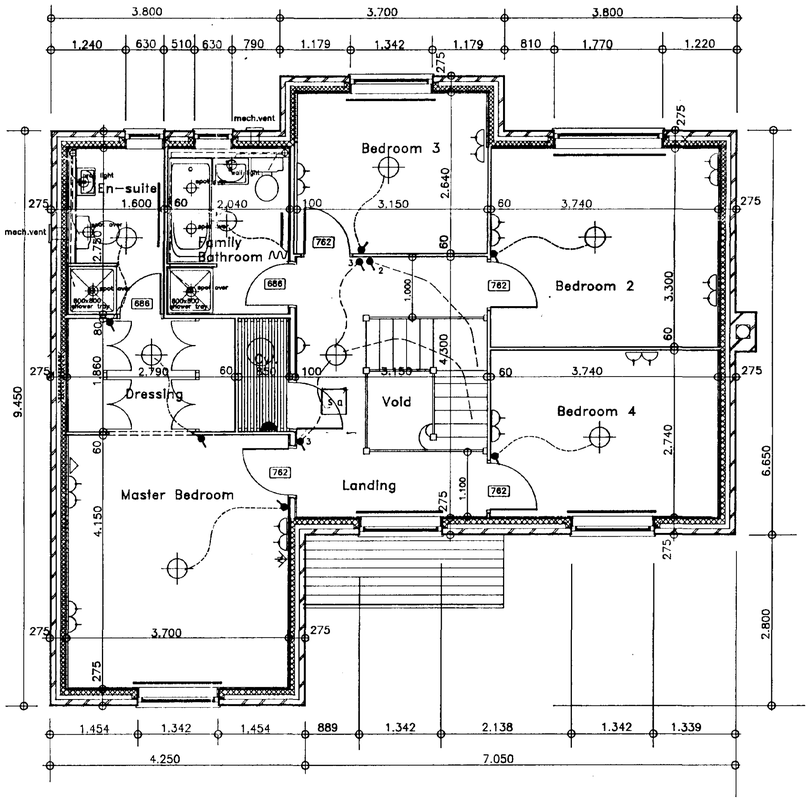
ROOF PLAN



SECTION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref: 1012/00

DETERMINED PLAN

Rev	Instruction		Description
A	3.397	DM and LABR	BR amendments Client additions and Structural Eng. details added. Bathroom en-suite amendments. Wall lights,room stat,wall plates, etc. Kitchen layout and utility. N H B C AMENDS SMOKE ALARM PORCH
B	15.4.97	RW	
C	30.6.97	DM	
D	9.10.97	RW	
E	19. 1.98.	N.H.B.C.	

Rev	Instruction	Description

ELECTRICAL LAYOUT KEY

- LIGHT
- BULKHEAD LIGHT
- EXTERNAL PIR LIGHT
- SWITCH
- 2 2 WAY SWITCH
- PULL SWITCH
- TWIN 13amp SOCKET OUTLET
- 13amp SOCKET OUTLET
- FUSED SPUR FOR FRIDGE, WASHING MACHINE ETC.
- IMMERSION HEATER SWITCH (KITCHEN AND CYL.CUP'D)
- D OUTLET FOR COOKER CONNECTION
- COOKER CONTROL PANEL
- CONSUMER UNIT
- BELL/BELL PUSH
- BT soot box MK only
- SD SMOKE DETECTOR ALARM (MAINS OPERATED)
- TV POINT
- INTERNAL TELEPHONE POINT
- SHAVER SOCKET WITH LIGHT and PULL SWITCH

All dimensions are to finished surfaces and are approximate to a tolerance of + or − 50mm (2")

GROUND FLOOR

LIVING ROOM	6.050 X 3.650	(19'10" X 12'0")
DINING ROOM	3.550 X 3.100	(11'8" X 10'2")
KITCHEN/BREAKFAST	3.650 X 3.650	(12'0" X 12'0")
STUDY	3.650 X 2.200	(12'0" X 7'3")

FIRST FLOOR

MASTER BEDROOM	4.125 X 3.650	(13'6" X 12'0")
BEDROOM 2	3.715 X 3.275	(12'2" X 10'9")
BEDROOM 3	3.125 X 2.615	(10'3" X 8'7")
BEDROOM 4	3.715 X 2.715	(12'2" X 8'11")

LANTAC APPROVAL No.

N.H.B.C. APPROVAL No.

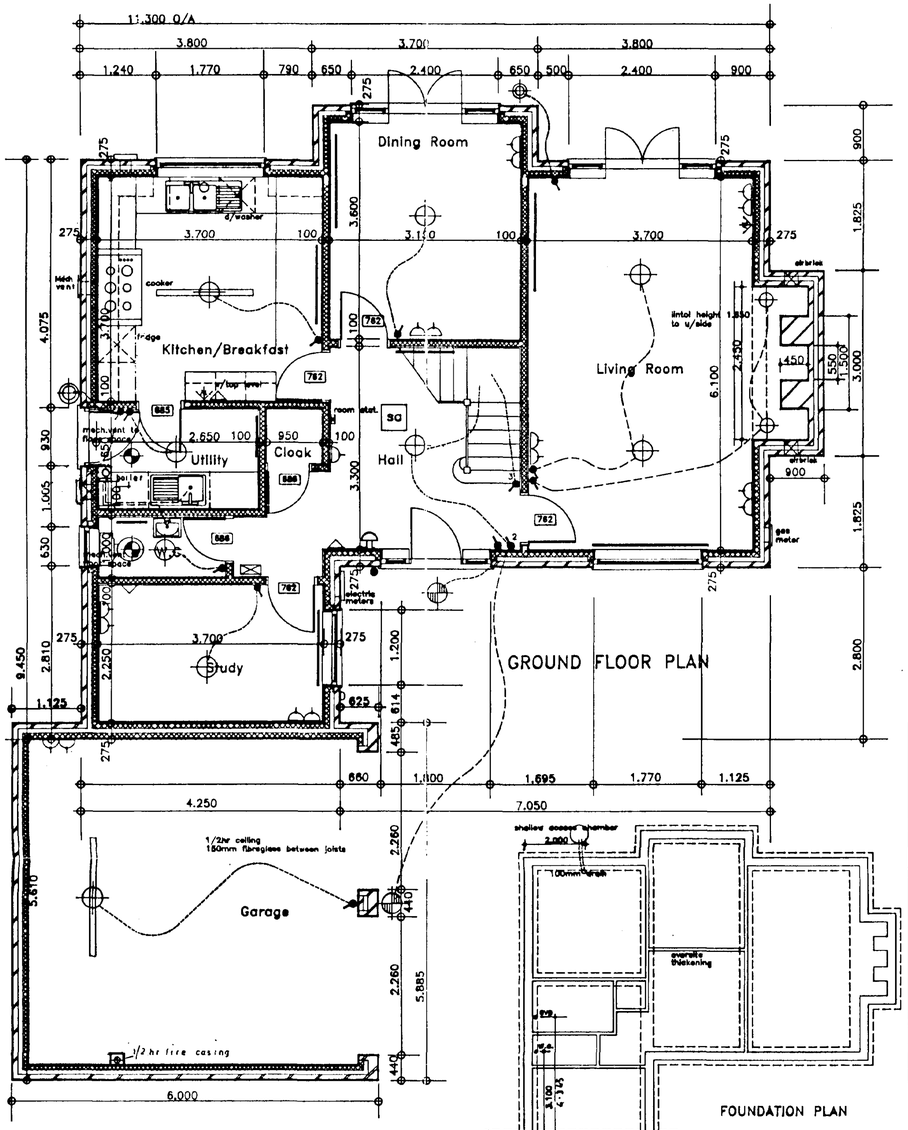
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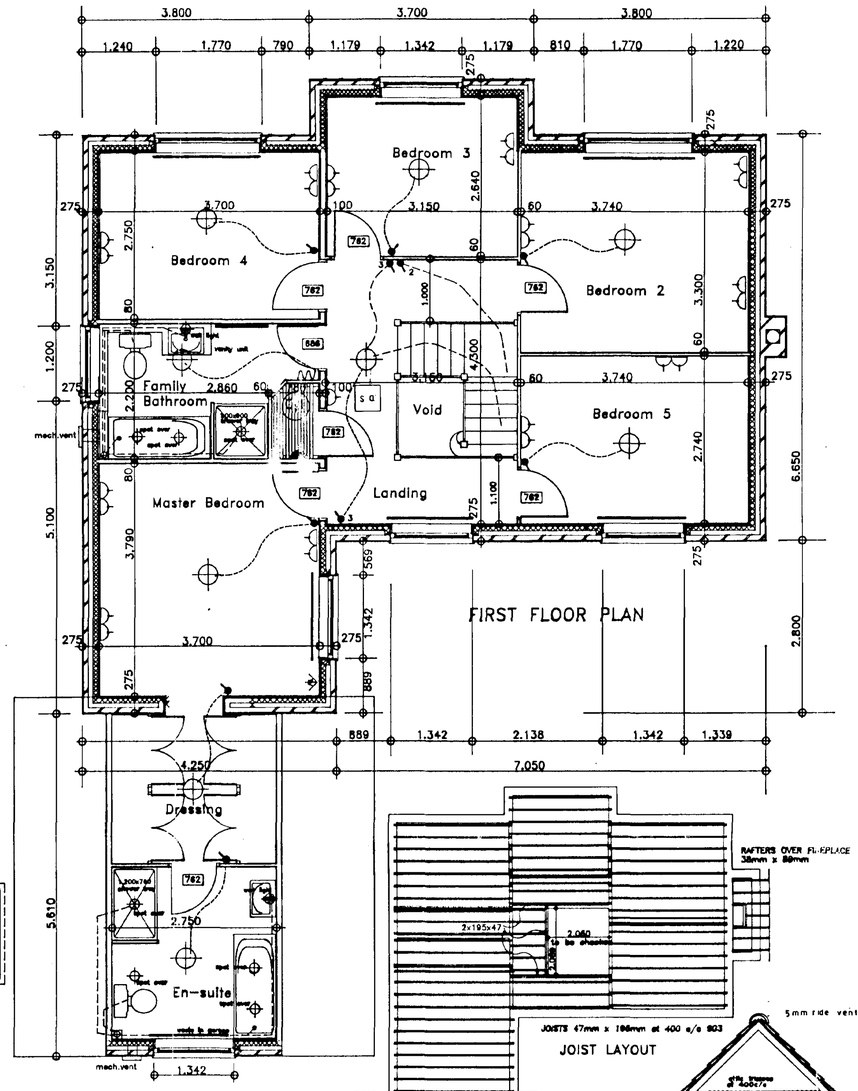
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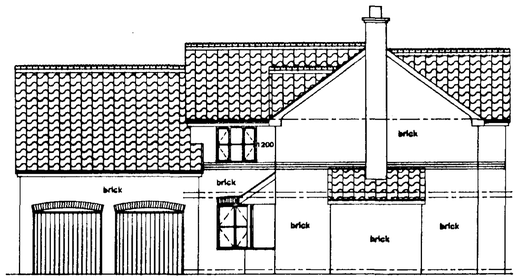
DAVID TUCKLEY ASSOCIATES LTD
ARCHITECTS

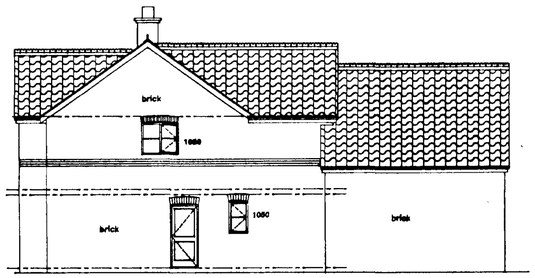
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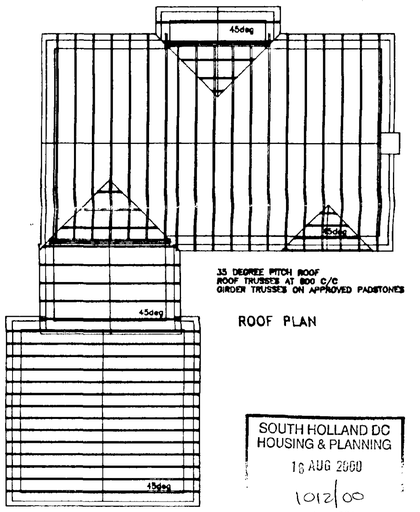
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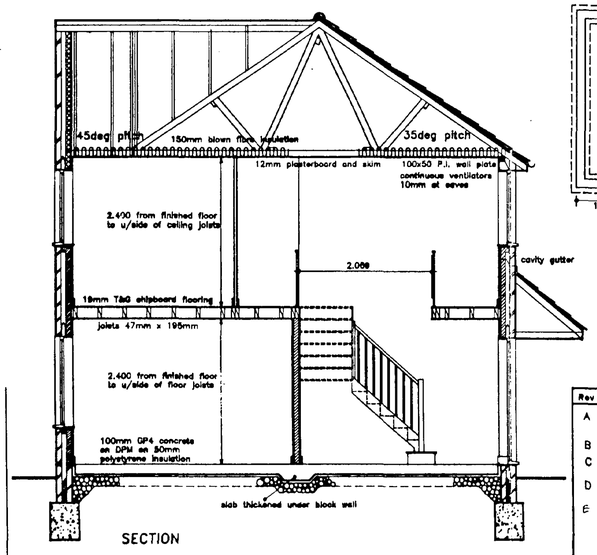


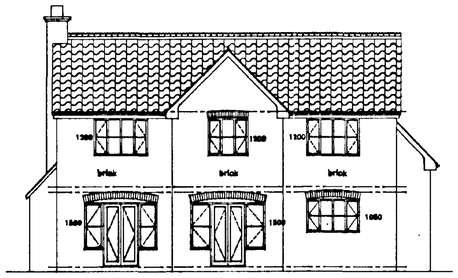


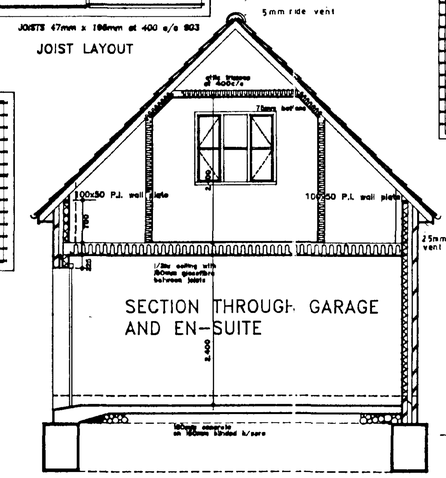


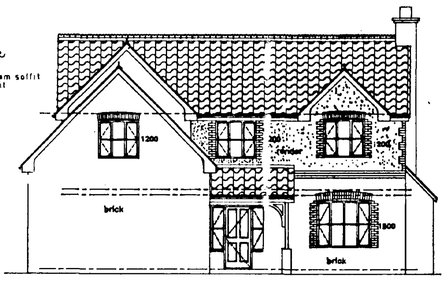












Rev	Instruction		Description
A	3.3.97	DM and LABR	BR amendments Client additions and Structural Eng details added
B	15.4.97	RW	Bathroom en-suite amendments.
C	30.6.97	DM	Kitchen/utility, lights, room stat., etc.
D	9.10.97	RW	Kitchen layout and utility. boiler soil and vent pipe
E	16.1.98	RW	NHBC amends.

ELECTRICAL LAYOUT KEY

- LIGHT
- BULKHEAD LIGHT
- EXTERNAL PIR LIGHT
- SWITCH
- 2 WAY SWITCH
- PULL SWITCH
- TWIN 13amp SOCKET OUTLET
- 13amp SOCKET OUTLET
- FUSED SPUR FOR FRIDGE, WASHING MACHINE ETC.
- IMMERSION HEATER SWITCH (KITCHEN AND CYL.CUPB'D)
- OUTLET FOR COOKER CONNECTION
- COOKER CONTROL PANEL
- CONSUMER UNIT
- BELL/BELL PUSH
- BT point box MK only
- SMOKE DETECTOR ALARM (MAINS OPERATED)
- TV POINT
- INTERNAL TELEPHONE POINT
- SHAVER SOCKET WITH LIGHT and PULL SWITCH

All dimensions are to finished surfaces and are approximate to a tolerance of + or − 50mm (2")

GROUND FLOOR

LIVING ROOM	6.050 X 3.850	(19'10" X 12'0")
DINING ROOM	3.850 X 3.100	(11'8" X 10'2")
KITCHEN/BREAKFAST	3.880 X 3.850	(12'9" X 12'0")
STUDY	3.850 X 2.200	(12'0" X 7'3")

FIRST FLOOR

MASTER BEDROOM	3.785 X 3.850	(12'4" X 12'0")
BEDROOM 2	3.715 X 3.275	(12'2" X 10'9")
BEDROOM 3	3.125 X 2.815	(10'3" X 9'3")
BEDROOM 4	2.725 X 3.850	(8'11" X 12'0")
BEDROOM 5	3.715 X 2.715	(12'2" X 8'11")

LANTAC APPROVAL No.

N.H.B.C. APPROVAL No.

SCALE.

DATE.

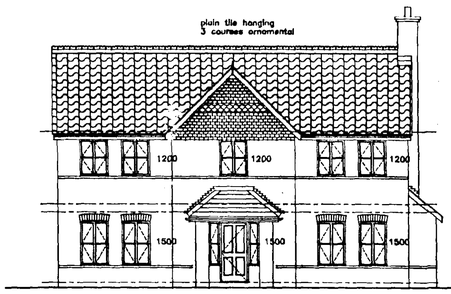
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DETERMINED PLAN

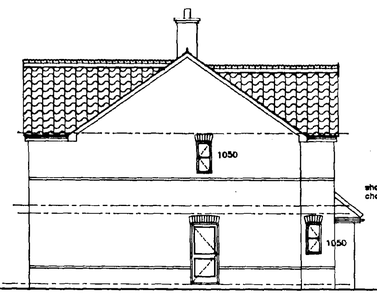
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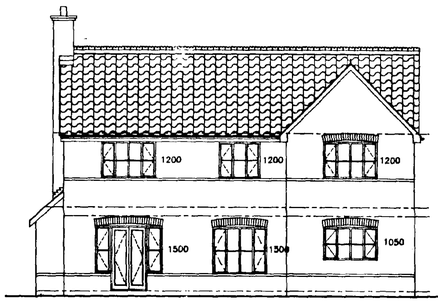
SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2660
1012/00



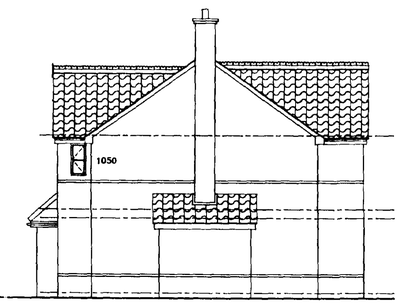
FRONT ELEVATION



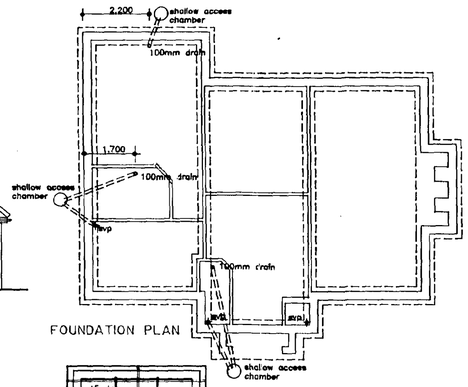
SIDE ELEVATION



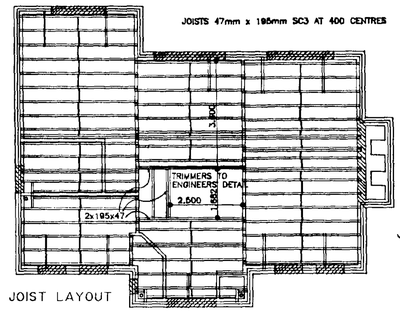
REAR ELEVATION



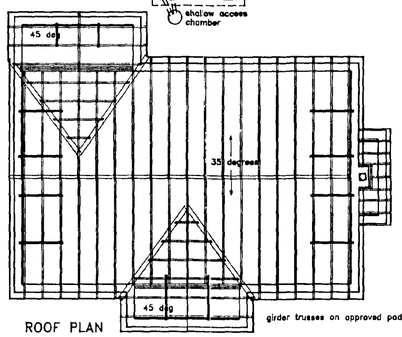
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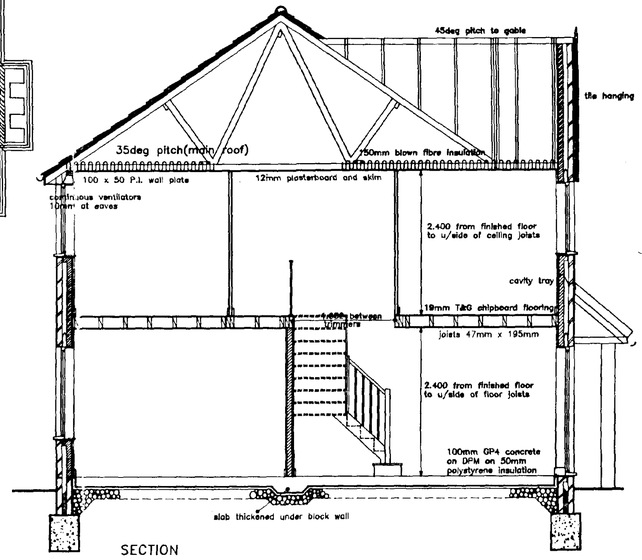
FOUNDATION PLAN



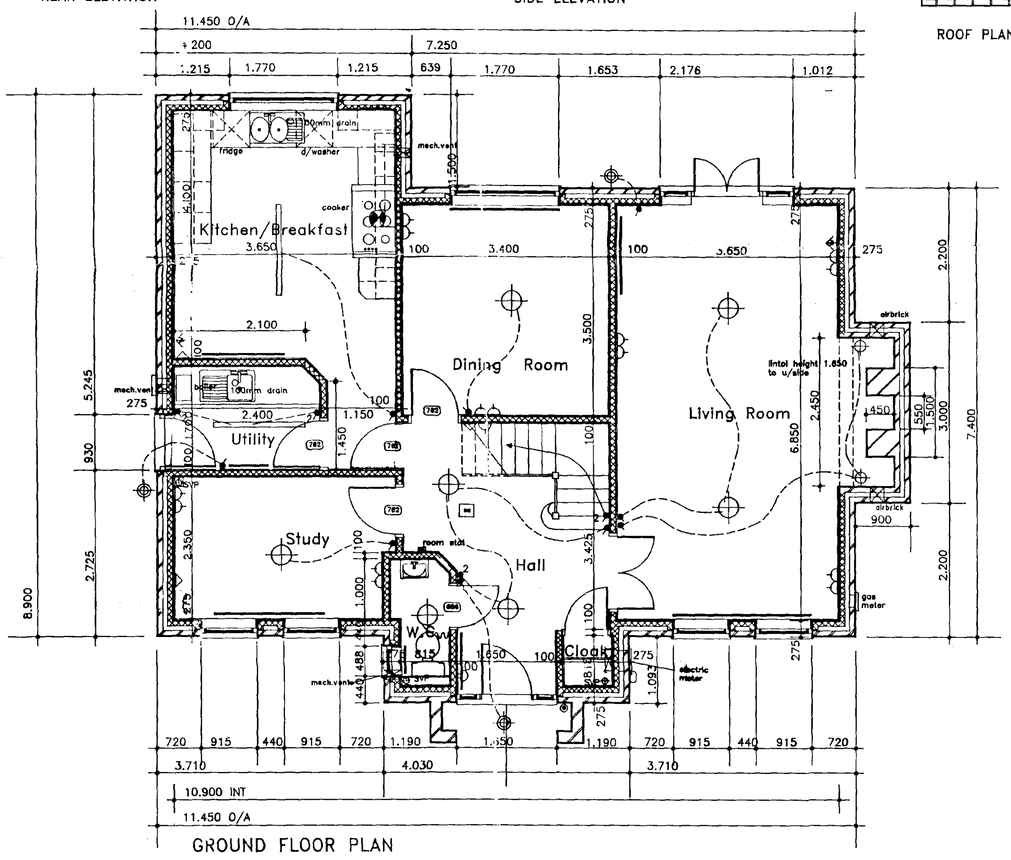
JOIST LAYOUT



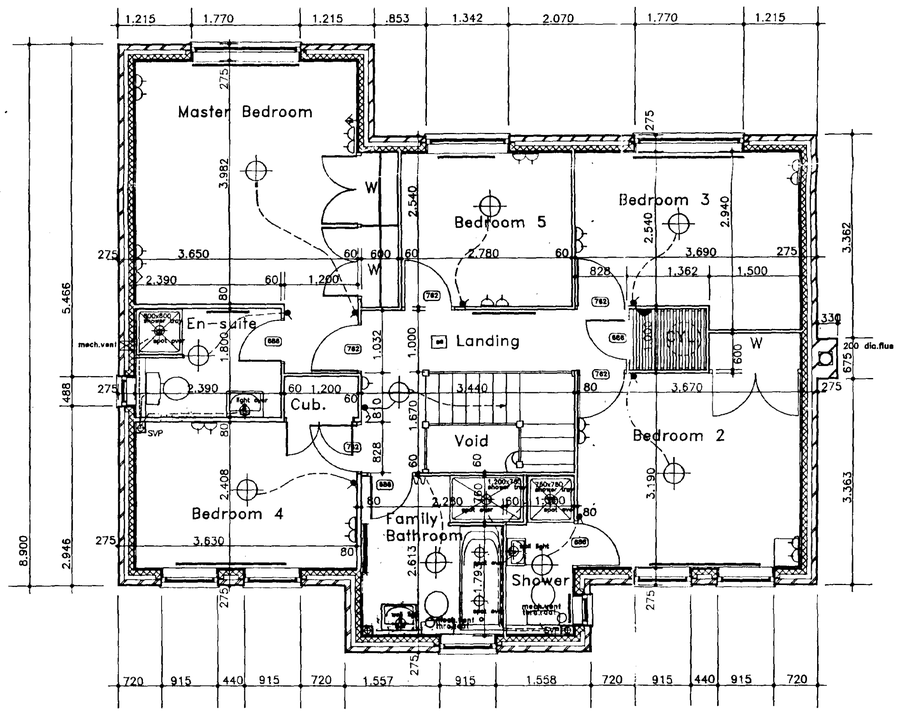
ROOF PLAN



SECTION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
18 AUG 2000
Rec'd

DETERMINED PLAN

Rev	Instruction		Description	Rev	Instruction	Description
A	3.3.97	DM and LABR	BR amendments, Client additions and Structural Eng details added.			
B	15.4.97	RW	Bathroom en-suite amendments.			
C	30.6.97	DM	Wall lights,room stat,wallplate,hall lights etc.			
D	9.10.97	RW	Kitchen layout and utility.			
E	29 1 98	D M	Elect meter moved bathroom amends			
F	20 2 98	D M	Kitchen utility			

ELECTRICAL LAYOUT KEY

- LIGHT
- BULKHEAD LIGHT
- EXTERNAL PIR LIGHT
- SWITCH
- 2 2 WAY SWITCH
- PULL SWITCH
- TWIN 13amp SOCKET OUTLET
- 13amp SOCKET OUTLET
- FUSED SPUR FOR FRIDGE, WASHING MACHINE ETC.
- IMMERSION HEATER SWITCH (KITCHEN AND CYL.OUP'D)
- D OUTLET FOR COOKER CONNECTION
- COOKER CONTROL PANEL
- CONSUMER UNIT
- BELL/BELL PUSH
- BT spot box MK only.
- SD SMOKE DETECTOR ALARM (MAINS OPERATED)
- TV POINT
- INTERNAL TELEPHONE POINT
- SHAVER SOCKET WITH LIGHT and PULL SWITCH

All dimensions are to finished surfaces and are approximate to a tolerance of + or − 50mm (2")

GROUND FLOOR

LIVINGROOM	6.600 X 3.800	(22'0" X 11'10")
DININGROOM	3.450 X 3.350	(11'4" X 11'0")
KITCHEN/BREAKFAST	3.600 X 4.000	(11'10" X 13'3")
STUDY	2.300 X 3.800max(7'6" X 11'10"max)	

FIRST FLOOR

MASTER BEDROOM	3.957 X 3.825	(13'0" X 11'11")
BEDROOM NO.2	3.645 X 3.185	(11'11" X 10'6")
BEDROOM NO.3 (excluding recess)	3.685 X 2.515	(12'0" X 8'3")
BEDROOM NO.4	3.605 X 2.383	(11'10" X 7'10")
BEDROOM NO.5	2.780 X 3.515	(9'1" X 8'3")

LANTAC APPROVAL No.

N.H.B.C. APPROVAL No.

SCALE.

DATE.

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ARCHITECTS

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PRELUDE 1

183
(181)

1000E

1100E

1200E

1300E

5100N

5000N

4900N

SHEET 2

SHEET 1

SMALL TREES AND OVERGROWN HEDGE

SHED

STA

PEG

EP

PDST

RIDGE 6.42

EAVE 6.23

RIDGE 8.30

EAVE 6.63

225 DIA PIPE INV 127

0.3 DIA PIPE INV 128

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref: 1012/00

DETERMINED PLAN

AREA 12 66ac 5·12ha

Rev A 19.05.2000. South west boundary added for vendor agreement.

Ratcliff Land & Engineering Surveys

8 Abbey Place, Thorney,
Peterborough, PE6 0DA
Tel/Fax 01733 270851

JOB TITLE
SURVEY OF LAND OFF
CLOOT DROVE,
CROWLAND.

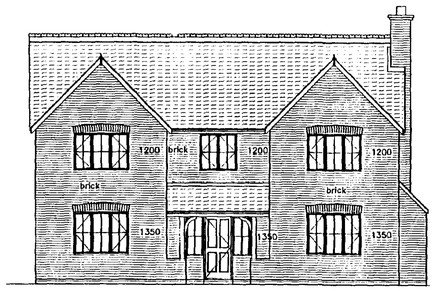
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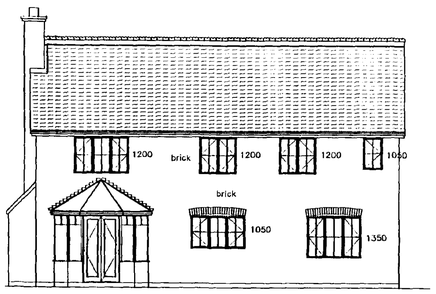
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CLIENT
PERSIMMON HOMES.

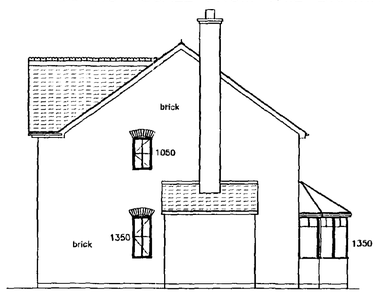
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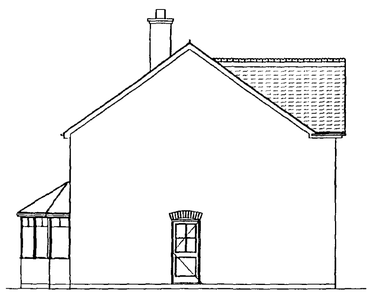
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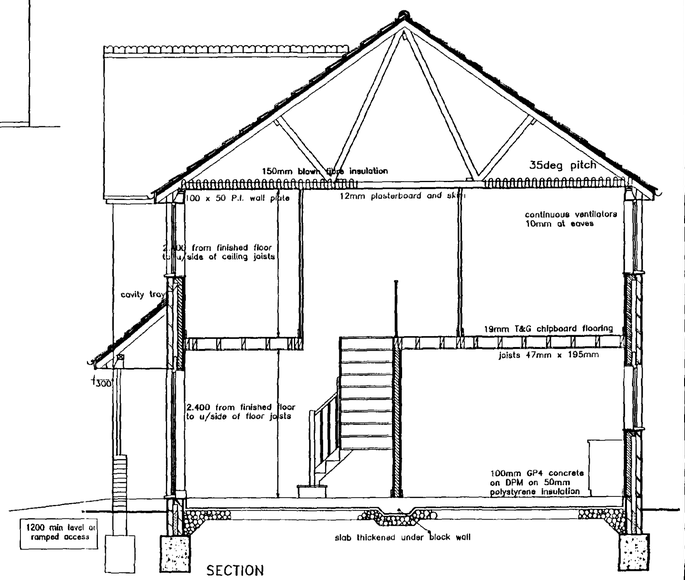
REAR ELEVATION



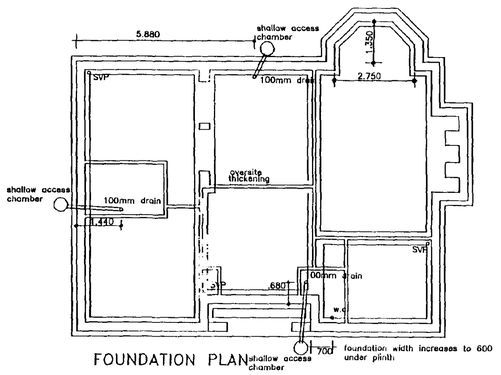
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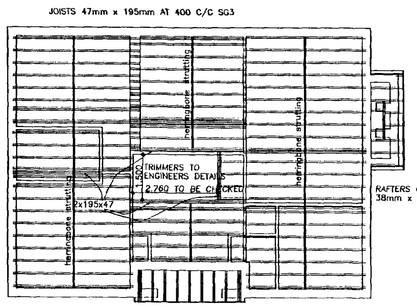
SIDE ELEVATION



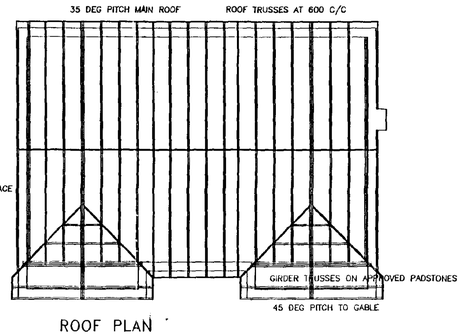
SECTION



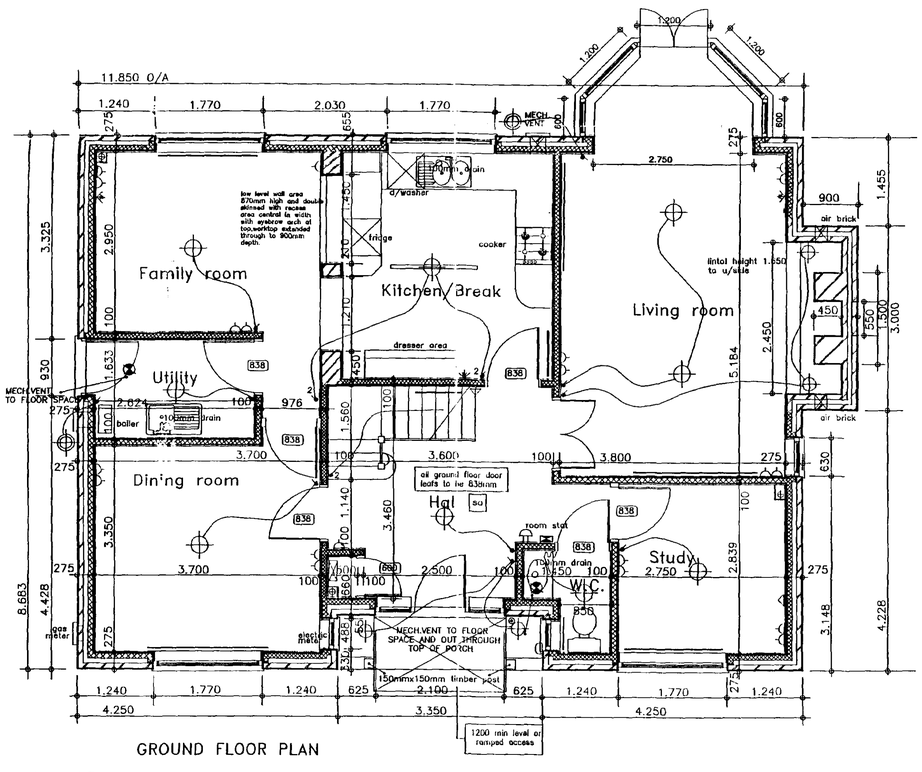
FOUNDATION PLAN



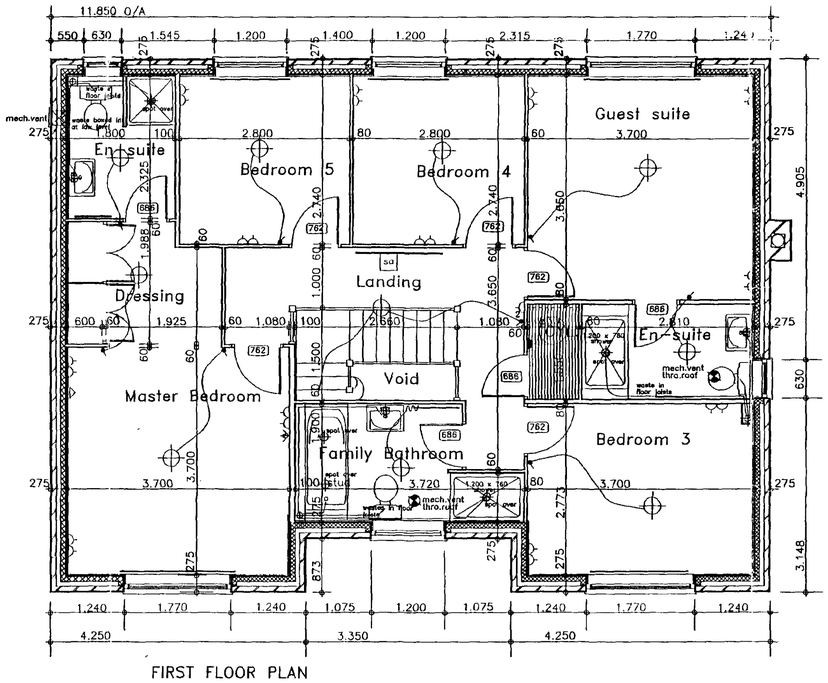
JOIST LAYOUT



ROOF PLAN



GROUND FLOOR PLAN



FIRST FLOOR PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref: 1012/00

All ground floor sockets and appliance sockets (TV, BT etc) except in the kitchen and utility room (if applicable) to be positioned min 450mm above floor level.

All ground floor light switches to be positioned within 1200mm of floor level.

DETERMINED PLAN

Rev	Instruction	Description		Rev	Instruction	Description
A	RS	Minor Amendments	July 99			
B	RS	Arches amended	July 99			
C	RS	Part 'M' details added	June 00			
D	RS	Part 'M' details added	JuLY 00			

ELECTRICAL LAYOUT KEY

- LIGHT
- BULKHEAD LIGHT
- EXTERNAL PIR LIGHT
- SWITCH
- 2 WAY SWITCH
- PULL SWITCH
- TWIN 13amp SOCKET OUTLET
- 13amp SOCKET OUTLET
- FUSED SPUR FOR FRIDGE, WASHING MACHINE ETC.
- IMMERSION HEATER SWITCH (KITCHEN AND CYL.CUP'D)
- OUTLET FOR COOKER CONNECTION
- COOKER CONTROL PANEL
- CONSUMER UNIT
- BELL/BELL PUSH
- SMOKE DETECTOR ALARM (MAINS OPERATED)
- TV POINT
- INTERNAL TELEPHONE POINT
- SHAVER SOCKET WITH LIGHT and PULL SWITCH

All dimensions are to finished surfaces and are approximate to a tolerance of + or - 50mm (2")

GROUND FLOOR

LIVING ROOM	5.134 X 3.750 excluding bay	(16'10" X 12'4")
DINING ROOM	3.300 X 3.650	(10'10" X 12'0")
KITCHEN/BREAKFAST	3.650 X 3.675 inc.archways and units	(12'0" X 12'1")
FAMILY ROOM	2.900 X 3.650	(9'6" X 12'0")
STUDY	2.789 X 2.700	(9'2" X 8'10")

FIRST FLOOR

MASTER BEDROOM	3.675 X 3.675	(12'1" X 12'1")
GUEST SUITE	3.675 X 3.625	(12'1" X 11'11")
BEDROOM NO.3	3.675 X 2.745	(12'1" X 9'0")
BEDROOM NO.4	2.800 X 2.715	(9'2" X 8'11")
BEDROOM NO.5	2.715 X 2.800	(8'11" X 9'2")

LANTAC APPROVAL No.

N.H.B.C. APPROVAL No.

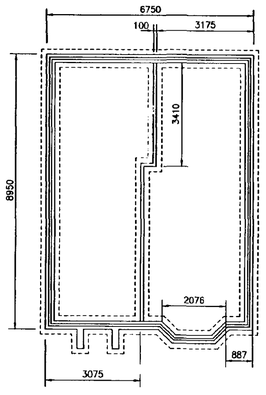
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DATE. JUNE 1999

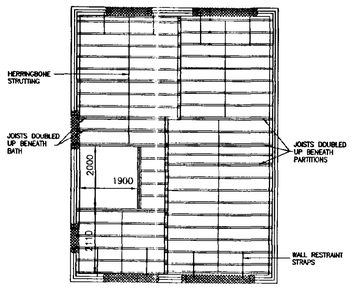
DAVID TUCKLEY ASSOCIATES LTD
ARCHITECTS

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196 – SYMPHONY 1 – Rev C

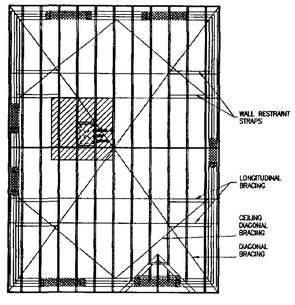


FOUNDATION PLAN



JOISTS 47 x 170 @ 400 CRS C16

JOIST LAYOUT

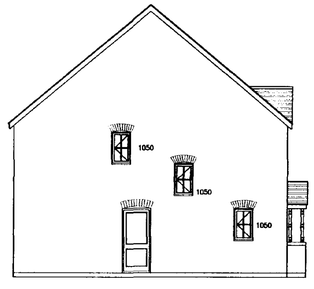


ROOF TRUUSES @ 600 CRS

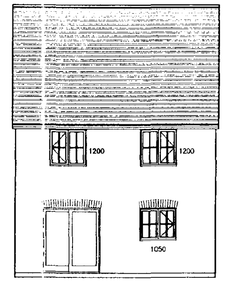
ROOF PLAN



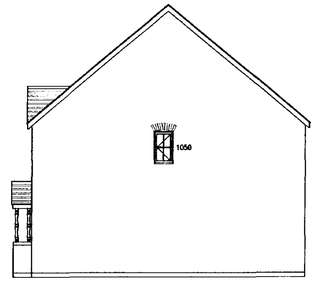
FRONT ELEVATION



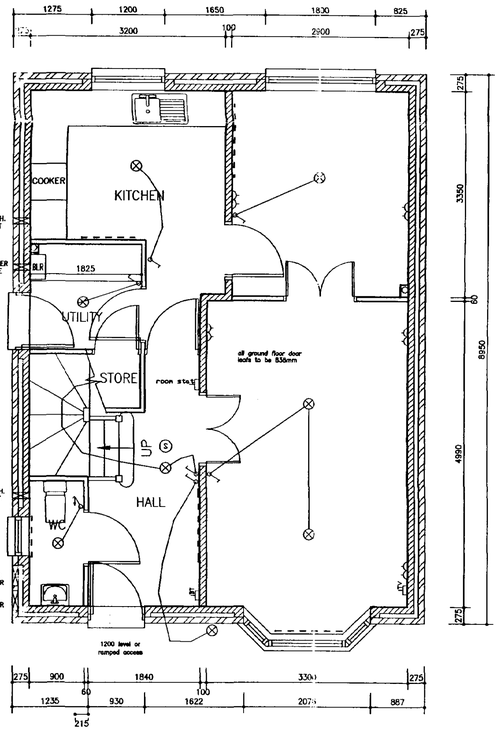
SIDE ELEVATION



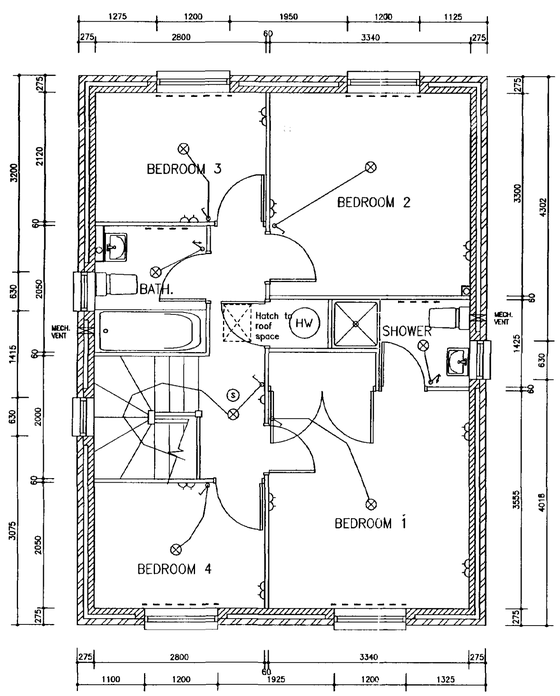
REAR ELEVATION



SIDE ELEVATION



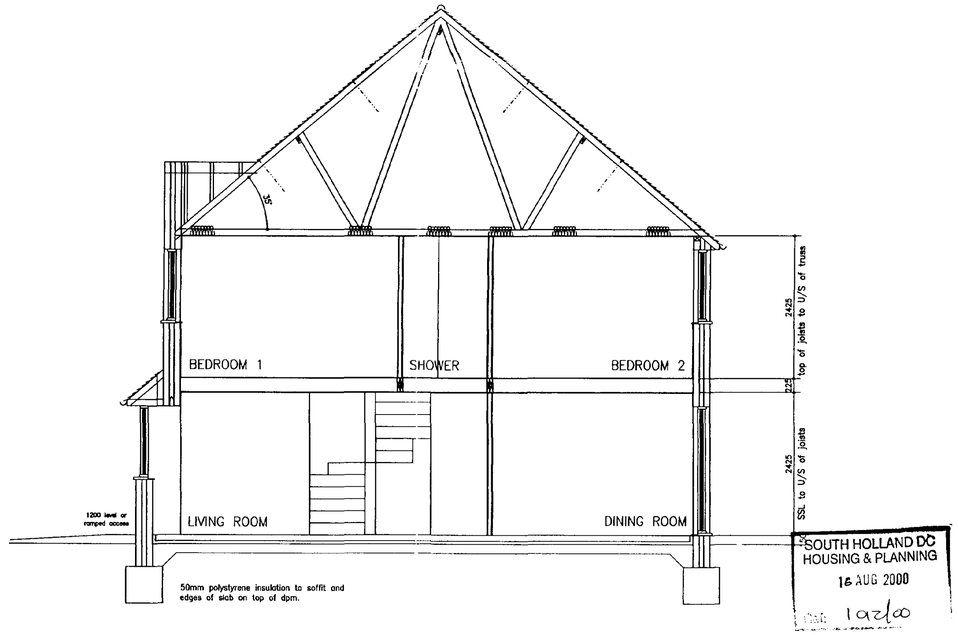
GROUND FLOOR PLAN



FIRST FLOOR PLAN

All ground floor sockets and appliance sockets (TV, BT etc) except in the kitchen and utility room (if applicable) to be positioned min 450mm above floor level.

All ground floor light switches to be positioned within 1200mm of floor level.



SECTION

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ltr: 1a2/00

DETERMINED
PLAN

Rev	Instruction	Description	Rev	Instruction	Description

ELECTRICAL LAYOUT KEY

- LIGHT
- BULKHEAD LIGHT
- EXTERNAL PIR LIGHT
- SWITCH
- 2 WAY SWITCH
- PULL SWITCH
- TWIN 13amp SOCKET OUTLET
- 13amp SOCKET OUTLET
- FUSED SPUR FOR FRIDGE, WASHING MACHINE ETC.
- IMMERSION HEATER SWITCH (KITCHEN AND CYL.CUP'D)
- OUTLET FOR COOKER CONNECTION
- COOKER CONTROL PANEL
- CONSUMER UNIT
- BELL/BELL PUSH
- (S) SMOKE DETECTOR ALARM (MAINS OPERATED)
- TV POINT
- INTERNAL TELEPHONE POINT
- SHAVER SOCKET WITH LIGHT and PULL SWITCH

All dimensions are to finished surfaces and are approximate to a tolerance of + or − 50mm (2")

AREA	METRIC	IMPERIAL
Living ecc bay	3250 x 4965	10'8" x 16'3"
Dining Room	2850 x 3325	9'4" x 10'10"
Kitchen	3150 x 2425	10'4" x 7'11"
Bedroom 1 exc wardrobe	3530 x 3315	11'7" x 10'10"
Bedroom 2	3315 x 3275	10'10" x 10'9"
Bedroom 3	2775 x 2095	9'1" x 6'10"
Bedroom 4	2775 x 2025	9'1" x 6,7"

LANTAC APPROVAL No.

N.H.B.C. APPROVAL No.

SCALE.
1:100 1:50

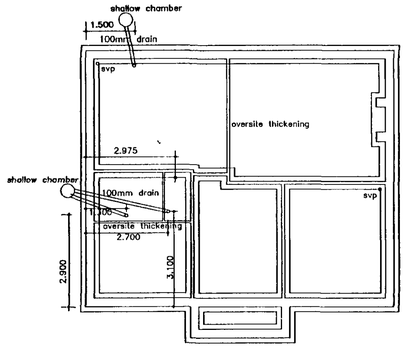
DATE.

DAVID TUCKLEY ASSOCIATES LTD
ARCHITECTS

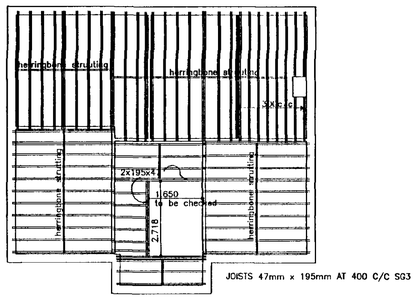
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M-Cottage C/113 East

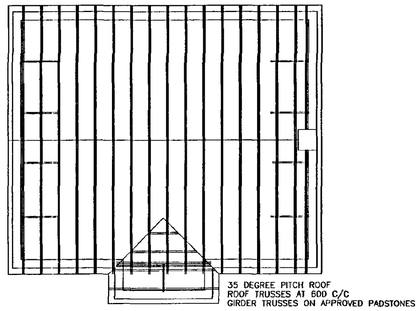
DO NOT SCALE FROM THIS DRAWING



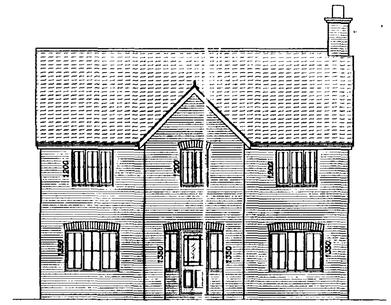
FOUNDATION PLAN



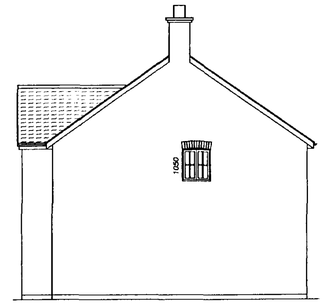
JOIST LAYOUT



ROOF PLAN



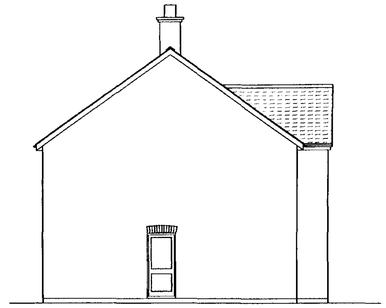
FRONT ELEVATION



SIDE ELEVATION



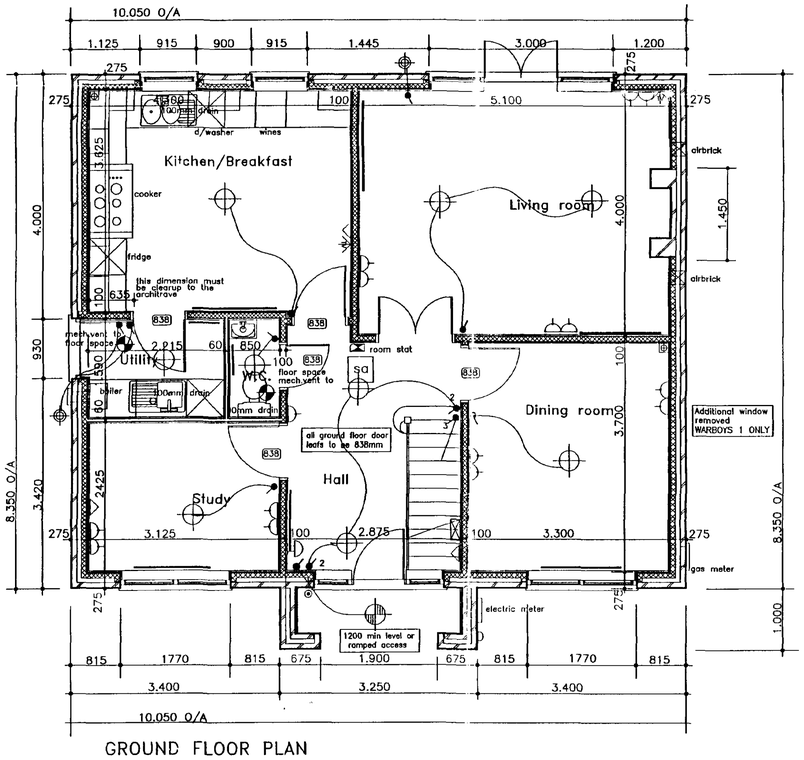
REAR ELEVATION



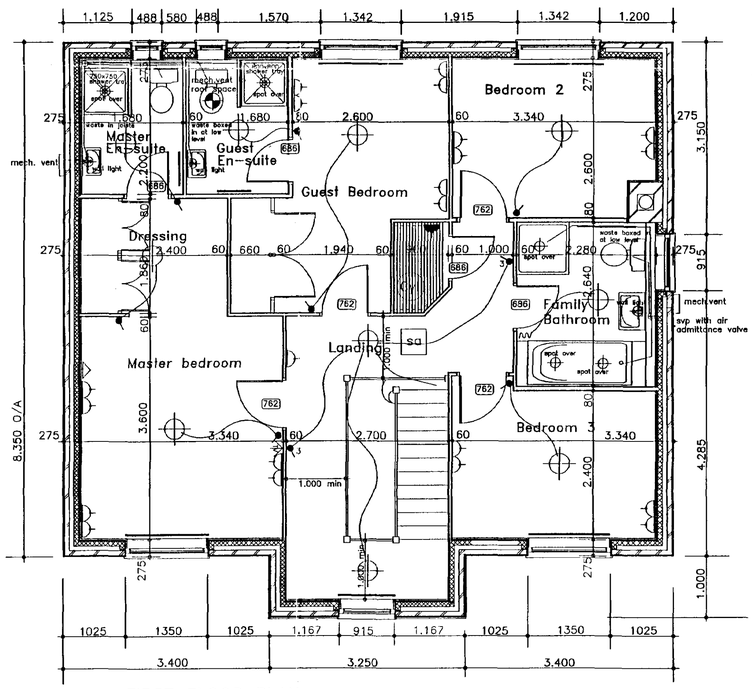
SIDE ELEVATION

All ground floor sockets and appliance sockets (TV, BT etc) except in the kitchen and utility room (if applicable) to be positioned min 450mm above floor level.

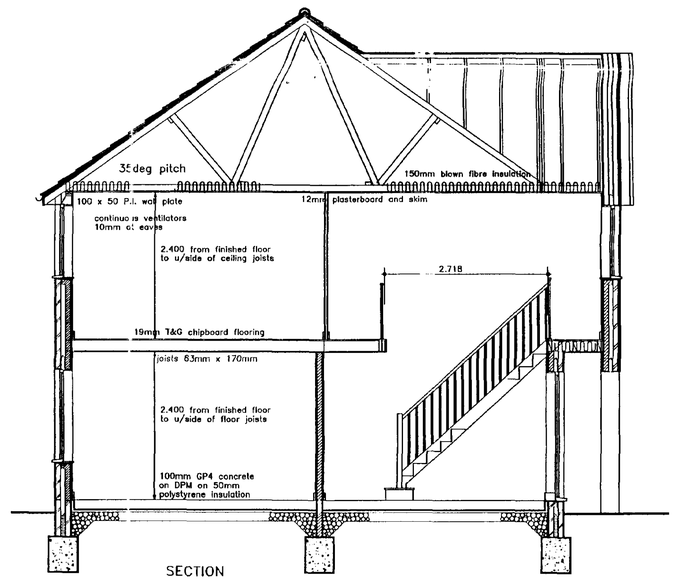
All ground floor light switches to be positioned within 1200mm of floor level.



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECTION

SOUTH HOLLAND DC
HOUSING & PLANNING
16 AUG 2000
Ref: 1012/00
DETERMINED
PLAN

Rev	Instruction	Description	
A	RS	Various minor amendments	July 99
B	RS	Amended to Part 'M' details	June 00
C	RS	Amended to client comments	July 00

Rev	Instruction	Description

ELECTRICAL LAYOUT KEY

- LIGHT
- BULKHEAD LIGHT
- EXTERNAL PIR LIGHT
- SWITCH
- 2 WAY SWITCH
- PULL SWITCH
- TWIN 13amp SOCKET OUTLET
- 13amp SOCKET OUTLET
- FUSED SPUR FOR FRIDGE, WASHING MACHINE ETC.
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- CONSUMER UNIT
- BELL/BELL PUSH
- SMOKE DETECTOR ALARM (MAINS OPERATED)
- TV POINT
- INTERNAL TELEPHONE POINT
- SHAVER SOCKET WITH LIGHT and PULL SWITCH

All dimensions are to finished surfaces and are approximate to a tolerance of + or -- 50mm (2")

GROUND FLOOR

LIVING ROOM	5.050 X 3.950	(16'7" X 13'0")
DINING ROOM	3.650 X 3.250	(12'0" X 10'8")
KITCHEN/BREAKFAST	4.250 X 3.575	(13'11" X 11'9")
STUDY	3.075 X 2.375	(10'1" X 7'10")

FIRST FLOOR

MASTER BEDROOM	3.575 X 3.315	(11'9" X 10'11")
GUEST BEDROOM	4.115 MAX X 2.600	(13'6" X 8'6")
BEDROOM 2	3.315 X 2.575	(10'11" X 8'5")
BEDROOM 3	3.315 X 2.375	(10'11" X 7'9")

LANTAC APPROVAL No.

N.H.B.C. APPROVAL No.

SCALE. 1:50:100

DATE.

DAVID TUCKLEY ASSOCIATES LTD
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– 164 Rev C

North.

Contoured planting of oak ash ,ash, hornbeam, maple and sycamore underplanted with spring bulbs of narcissi and daffodils

CLOOT DROVE

SEWER RESERVE

2m high facing brick acoustic

EX HEDGE RETAINED

Pumping station

LAP

Existing planting to be retained

Existing planting to be removed

Shrub planting

Tree planting

Hedge planting

Areas for P.O.S. adoption

5.5m adopted roads blacktop

Brindle blockwork

1800 mm facing brick walls

900mm facing brick walls

1000mm railings

ECC setts

Gravel 19mm

Private drives tarmac with tar spray and pea gravel finish

ENGINEERING PLANS
REF.
RECEIVED 15 NOV 2000
Ref. 10/2/00

C Highway amends 102-105 and pumping station gravel. Nov 2000
B Planning highway amends Aug 2000
A Client and schedule amends Aug 2000

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Title
CLOOT DROVE CROWLAND
PERSIMMON HOMES

Detail
LAYOUT

		No.
Drawn		1899/6
Date		A B C
Scale 1:500		

DETERMINED PLAN

SCHEDULE

64	6
73	11
83	7
85	13
88	4
100	7
103	1
113	6
120	15
133	3
	8

frontage hedge ligustrum japonicum

native hedge

450/600 bare root transplants as follows

% mix
55% Crataegus monogyna
10% Corylus Avellana
10% Acer Campestre
10% Prunus Spinosa
5% Rosa Canina
5% Salix Caprea
5% Ligustrum Vulgare
5% Ilex Aquifolium

...tural and within the site is to be protected in ... to be 1200 mm high chestnut ... and ...