

LEGEND

- Boundary Fence 1 - 1.8m Closeboard fence between concrete posts
- Boundary Fence 2 - 2m Closeboard fence between concrete posts
- Boundary Fence 3 - 1.2m Post & Rail
- Boundary - Edge Kerbing
- EP1 Emorgalte marginal marginal mix for attenuation area
- Swales sown with meadow mix EM5 by Emorgalte or similar approved
- Road- Tarmacadam
- Pavement - Tarmacadam
- Parking - Hydropave Tegula, Bracken
- Paving - Footpaths - Standard Flags, Buff - 600mmx 600mm
- Paving - Pafios - Standard Flags, Natural - 450mmx 450mm
- Gate - Ledged and braced timber gate, feather edged
- Private maintenance
- Public maintenance
- Electric Meter Box
- Gas Meter Box
- Rented Ownership
- Shared Ownership

Printed or electronic copies of this drawing can be scaled for planning purposes only. Any discrepancies with this drawing to be reported and clarified prior to commencing work on site, if in doubt - Ask.
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North point:

NORTH

Notes:

Phase 2 - Schedule of Accommodation
25 no. Units -

2 no. x 1 bed 2 person house - 54.3m²
10 no. x 2B/4P house - 69.3m²
12 no. x 3B/5P house - 84.6m²
1 no. x 3B/5P house - 87.6m²

Site Area = 11,002m² (2.719 acres).

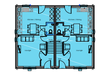
Overall POS requirement:
Under Policy HS11 at 14%

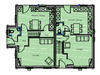
Tenure
Shared Ownership - Plots 1-11 & 14-25

Rented - Plots 12 & 13

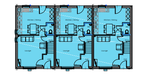
Block Types


BT1


BT2


BT3


BT4


BT5

Development Phase One -

Development Phase Two -

Filter Drain -

Revision Log:

Rev:	Description:	By:	Date:
T3	Phase 1 boundary treatment adjusted	cd	July 23

Project:
Proposed Development at
Fleet Road
Holbeach

Client:
Kaplan Property Group

Scale: 0 5m 10m 15m 20m 25m 1:500

Drawn by:	Checked:	Date:	Paper Size:
JAE	JAE	Feb 22	A1

Drawing Title:
Phase 2 - Proposed Site Plan

Drawing Status:
PLANNING ISSUE

Drawing Number:	Revision Number:
5366/KP/22/003	T3

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