SITE AREA 0.40 Ha.
FINISHED FLOOR LEVELS AT 3.50 O.D.

PROPOSED NEW ACCESS TO 4.1m WIDE PRIVATE DRIVE FIRST 10.0M TO BE TARMACADAM ALL CONSTRUCTED IN ACCORD WITH LINCS C.C. HIGHWAYS STANDARDS.

EXISTING HEDGE TO BE GRUBBED OUT AND REPLACED WITH NEW POST & RAIL FENCE WITH MIXED HEDGE BEHIND.

1.8m HIGH TREATED TIMBER CLOSE BOARDED FENCE.

2.4m x 90.0m VISIBILITY SPLAY

WINSLOW GATE

PRIVATE DRIVE

Fence to Pond

FLEET ROAD B1515

Tarmac Footpath 0.07m

Grass

Gate

Wall Top 4.30

Wall Top 4.46

Wall Top 7.78

Hdg Hght

BLOCK PLAN 1:250

LANDSCAPE SCHEME

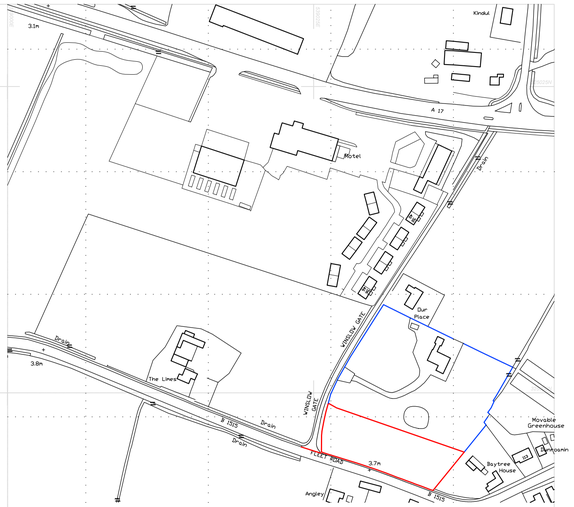
A MIXED HEDGE PLANT HT. 45 - 60 cm @ 40 cm c/ c.

- (a) HAWTHORN (CRATAEGUS MONOGYNA)
- (b) BEECH (FAGUS SYLVATICA)
- (c) BLACKTHORN (PRUNUS SPINOSA)
- (d) BUCKTHORN (RHAMOS CATHARTICA)

B 1.8m HIGH CLOSE BOARDED TIMBER FENCE

C 1.2m HIGH LINCOLNSHIRE TIMBER POST & RAIL FENCE

ALL PLANTING TO BE IN ACCORDANCE WITH B.S. 4428:1989 AND AMENDMENT No. 1 (1991)
ALL TREES TO BE PLANTED WITH MINIMUM 0.6m MULCH MAT AND TO BE STAKED, TIED & TUBED.
1/ 3 TO 1/ 2 BAG OF PEAT FREE TREE AND SHRUB PLANTING COMPOST TO BE INCORPORATED INTO BACKFILL FOR EACH PLANT.



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LOCATION PLAN 1:2500

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LIMITATIONS.
This drawing is limited in the amount of information contained and does not purport to contain a full specification of the works. It is solely for the purpose of obtaining Planning/Building Regulation approval.
The drawing must not be used as a contract document alone. All dimensions shall be taken from site from actual work. Under no circumstances shall measurements be scaled from this drawing for construction or ordering purposes.
All given dimensions shall be checked by the Builder/Contractor and will be his responsibility from commencement of site works.
The works will not be supervised or inspected on site by C.A.D. or any representative thereof, it is the client or their appointed agents responsibility to control workmanship, substitution of materials, adherence to specification, variations to contract etc.

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Materials shall conform to appropriate British Standard Specification or BBA Certificate or European Code equivalent.

HEALTH & SAFETY.
The Employer/Client shall ensure that the selected contractor is conversant with and adopts all measures necessary to achieve compliance with Health & Safety legislation for Building Sites and Work Places.
The Employer /Client is advised that should the works need to comply with the Construction Design and Management Regulations an independent Planning Supervisor will be required.

SCOPE OF THE WORKS.
The works shall comprise of all that is shown on the drawing and details. Work that may not be specifically shown but may be reasonably inferred as necessary to carry out the works shall be deemed to be included.

revision	date	init.	revision details.

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MR & MRS H PAYNE

Project.
OUTLINE RESIDENTIAL DEVELOPMENT
FLEET ROAD (B1515)
FLEET
LINCS.
PE12 8LD

Drawing.
LOCATION PLAN
SITE PLAN - PROPOSED

Scale	1:250 1:2500 @ A1	Drawing No.	1636-01
Date.	SEPT. '16	Drawn.	J.C.