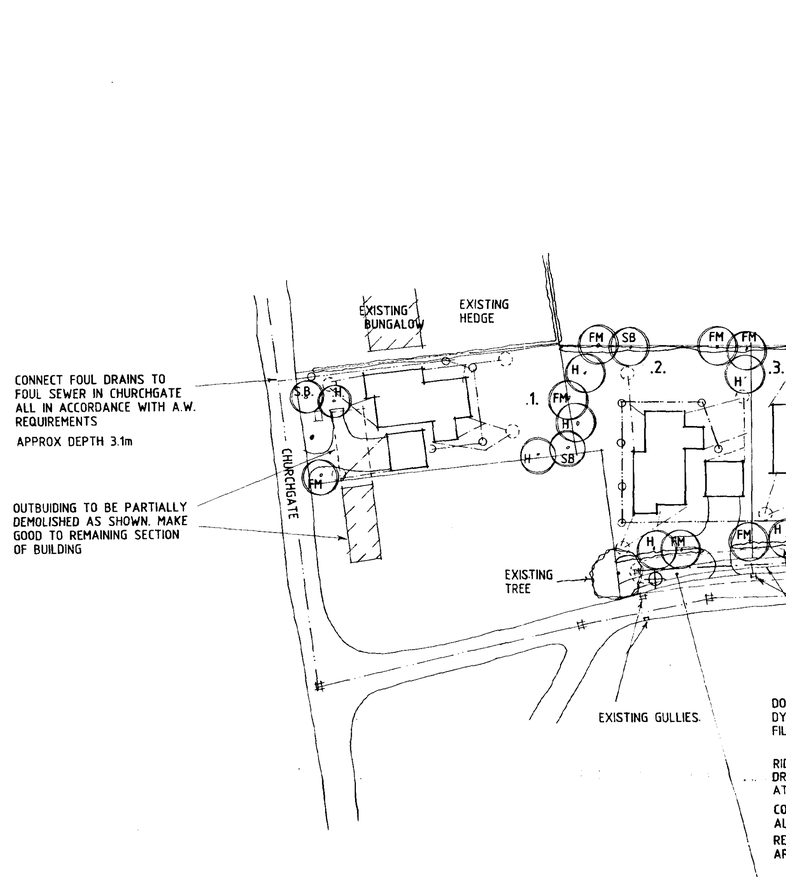


FOOTWAY SPECIFICATION
25 of 6 nom. dense bit. mac. wearing course
50 of 20 nom. dense bit. mac. basecourse
100 of Type 1 aggregate sub-base

CARRIAGEWAY SPECIFICATION
40 of Hot Rolled Asphalt wearing course with pre-coated chippings
150 of 20 nom. dense bit. mac. basecourse
450 of Type 1 aggregate sub-base
Geotextile

CONNECT FOUL DRAINS TO FOUL SEWER IN CHURCHGATE ALL IN ACCORDANCE WITH A.W. REQUIREMENTS

APPROX DEPTH 3.1m

OUTBUIDING TO BE PARTIALLY DEMOLISHED AS SHOWN. MAKE GOOD TO REMAINING SECTION OF BUILDING

EXISTING BUNGALOW

EXISTING HEDGE

PLANT HAWTHORN HEDGE TO REAR BOUNDARY

CHURCHGATE

STONEGATE

12.000

EXISTING TREE

EXISTING GULLIES.

DOTTED LINES. DENOTE DYKE TO BE PIPED. & FILLED

RIDER FRONTAGE FOUL DRAIN TO BE 150 DIA. AT 1:150

CONNECT TO M.H. IN STONEGATE ALL IN ACCORDANC WITH A.W. REQUIREMENTS.
APPROX DEPTH 4.69m

PROPOSED GULLIES.

LINE OF PIPED DYKE. WITH M.H'S AT EACH CHANGE OF DIRECTION

FIELD ACCESS TO LAND AT REAR

4.5 x 90.0m VISIBILITY SPLAYS

T.P. TO BE REPOSITIONED

RIDER FRONTAGE FOUL DRAIN TO BE 150 DIA. AT 1:150

CONNECT TO M.H. IN STONEGATE ALL IN ACCORDANCE WITH A.W. REQUIREMENTS.
APPROX DEPTH 4.470m

LINE OF WIDENED ROAD TO 5.0m IN WIDTH

ORIGINAL ROAD EDGE

EXISTING GULLIES

PROPOSED GULLIES.

EXISTING FOUL SEWER

SITE PLAN

PROVIDE 1.8m WIDE FOOTPATH TO FULL SITE FRONTAGE WITH 2.0m WIDE VERGE BETWEEN ROAD & FOOTPATH CONSTRUCTED ALL IN ACCORDANCE WITH L.C.C. DEVELOPMENT ROAD SPECIFICATION & CONSTRUCTION 1991

External Materials
Marley Mendip, Old English Dark Red roof tiles to Plots 1, 2, 3 & 4.

Marley Mendip, Smooth Grey roof tiles to Plots 5, 6, 7 & 8.

LBC Kempston, Cantata Antique facing bricks to Plots 1 & 3.

LBC Kempston, Seville Antique facing bricks to Plots 2 & 4

LBC Kempston, Andante Golden Buff facing bricks to Plots 5 & 6.

LBC Kempston, Mozart Blend facing bricks to Plots 7 & 8.

HAWTHORN HEDGE

HAWTHORN HEDGE TO BE PLANTED IN 2No ROWS STAGGERED AT 450 C/C & PLANTS TO BE 450 HIGH ON PLANTING

Drives
Washed gravel on 100mm consolidated hardcore. Concrete edging kerbs.

Turning
Provide turning bays from garages as shown all to local authority requirements.

Accesses
Accesses to be minimum 2.5m wide and constructed all in accordance with Lincolnshire Country Council requirements.

Dyke
Dyke to site frontage to be piped with solid concrete pipes 450mm diameter and to be connected to existing 600mm diameter pipe outlet. Levels and falls to suit existing outlet. New road gullies as shown to be connected into new pipeline. All works to be in accordance with Lincolnshire County Council and South Holland Internal Drainage Board requirements.

Road Improvements
Road frontage to site along Stonegate to be widened to a minimum width of 5m. All works to conform to Lincolnshire County Council Development Road Specification and Construction 1997

Landscaping
Plant trees as shown, minimum height on planting, to be 2m.

SB Silver birch
FM Field maple
H Hawthorn

To site frontage where shown plant hawthorn hedge.

Foul Drainage
Connect to existing foul drainage system in Church Gate and Stonegate as shown.

Street Lighting
6 no. high pressure sodium 5m tubular street lighting columns with post top mounted Philips MF070*1 lantern for 70 watt SON-T lamp and SELC ECU.

Existing lighting to be removed.

For street lighting details and specification etc. see Harlite information dated 12.08.98.

DWELLINGS

PLOT 1 - ULLSWATER
PLOT 2 - ULLSWATER
PLOT 3 - LANGDALE
PLOT 4 - DERWENT
PLOT 5 - CONISTON
PLOT 6 - ULLSWATER - HANDED
PLOT 7 - LANGDALE
PLOT 8 - ULLSWATER - HANDED
PLOT 9 - CONISTON - HANDED

GARAGES

G.T.L./D.G/1 TO PLOTS 6 & 9

G.T.L./D.G./2 TO PLOTS 1,2,4,5 & 8

Notes & Revisions

Do not scale from this drawing.

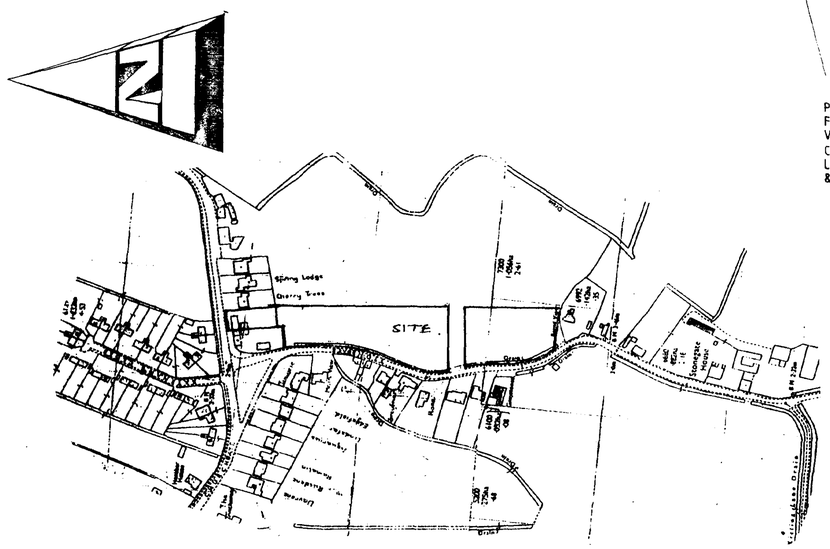
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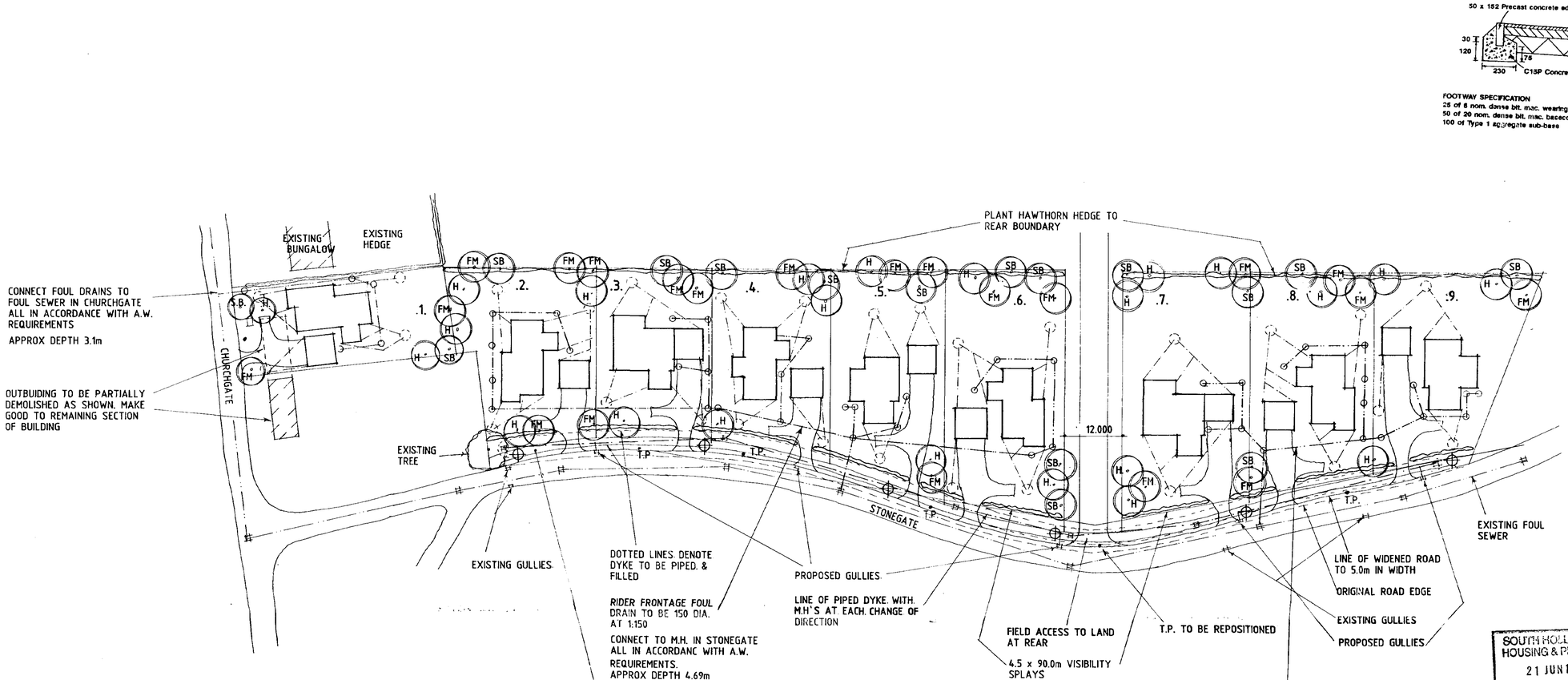
The General Contractor is to check all dimensions on site and report discrepancies to the Architect.

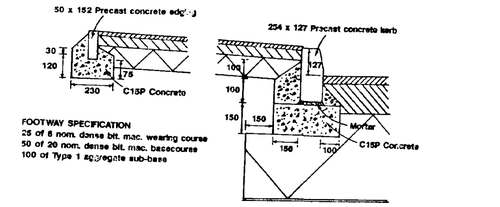
All details shown on this drawing are based upon typical site conditions related to the area. No responsibility can be accepted for abnormal conditions unless reported to the Architects so that design amendments may be considered.

Please note: This drawing is not a conveyance drawing.

Construction work to be carried out with due regard to the Construction(Design and Management) Regulations 1994 (CDM) and the Health and Safety at Work, etc. Act 1974 (HSW Act).

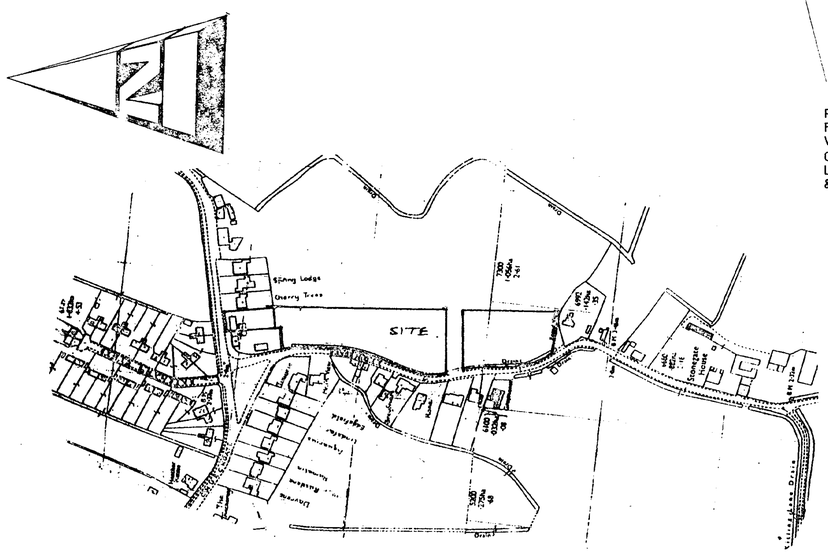

Spring Lodge
Cherry Trees
SITE
Stonegate
Drain
Churchgate
Bungalow
Hedge
Hedge
Hedge





SITE PLAN

PROVIDE 1.8m WIDE FOOTPATH TO FULL SITE FRONTAGE WITH 2.0m WIDE VERGE BETWEEN ROAD & FOOTPATH CONSTRUCTED ALL IN ACCORDANCE WITH L.C.C. DEVELOPMENT ROAD SPECIFICATION & CONSTRUCTION 1991



LOCATION PLAN

THIS DRG. TO BE READ IN CONJUNCTION WITH ULLSWATER, LANGDALE, DERWENT, CONISTON, G.T.L/D.G/1, G.T.L/D.G/2 & HARLITE IMFORMATION DATED 12.8.98

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GARAGES

G.T.L./D.G/1 TO PLOTS 6 & 9

G.T.L./D.G./2 TO PLOTS 1,2,4,5 & 8

SOUTH HOLLAND DC
HOUSING & PLANNING
21 JUN 1999
Ref: 0609/99

Notes & Revisions

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C - HEDGE ADDED - 18.6.99
B - PLOT ADDED - 7.4.99
A - DRAINS ETC. - 26.3.99

DESIGN Status
CONSULTANTS IN ARCHITECTURE & PLANNING

RESIDENTIAL DEVELOPMENT AT STONEGATE, GEDNEY FOR

G. T. L. DEVELOPMENTS

DETERMINED
SUPERSEDED

1:500 | G.T.L/1998/4

NOV-98 | B.GILHAM.

SUPERSEDED

2 Edinburgh Walk, Holbeach, Spalding, Lincs. PE12 7AP.
Tel: 01406 424343 Fax: 01406 490702