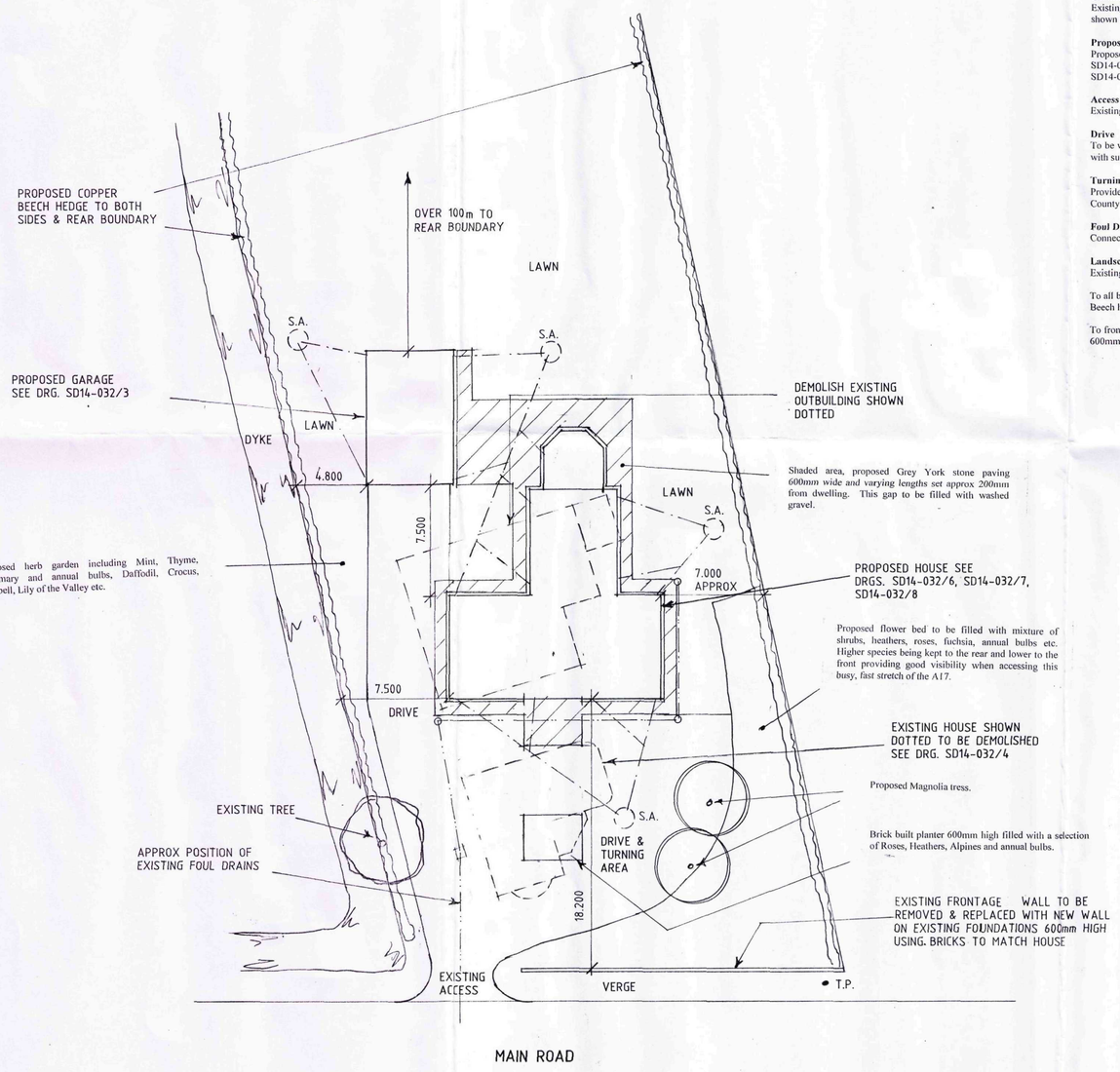
The 100m plus portion of the site at the rear of the proposed new dwelling has been left with a selection of 19 trees, mature and semi mature, including Apple, pear, Hazel, Ash and other species spaced reasonably throughout.



SITE PLAN

External Materials
Wienerberger/Desimple, Hathaway Brindled facing bricks.

NATURAL SLATE TO ROOF

Verges and soffits to have brick detailing.

Windows and doors to be timber painted.

Existing House and Outbuilding
Existing house and outbuilding to be demolished as shown dotted on the site plan.

Proposed House and Garage
Proposed house and garage to be to drawings SD14-032/3, SD14-032/6, SD14-032/7 and SD14-032/8.

Access
Existing access to be used.

Drive
To be washed gravel on 150 well compacted hardcore with suitable edging kerbs.

Turning Area
Provide turning area as shown all to Lincolnshire County Council requirements.

Foul Drainage
Connect to public sewer via existing foul drains.

Landscaping
Existing tree to remain **& see notes**

To all boundaries, except front boundary, plant Copper Beech hedging.

To front boundary replace existing wall with new wall 600mm high using bricks to match house.

General Notes

Do not scale from this drawing.

This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other that that for which it is issued without written permission from Messrs Status Design.

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. Site soil surveys are recommended in respect of foundations to establish specific site conditions before foundation work is undertaken.

Please note this drawing is not a conveyance drawing.

Proposed on-site soakaways to be maintained by the owner for the life duration of the property.

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 and Building Regulations approvals. This drawing must not be used as a contract document alone. The works will not be supervised or inspected by Status Design unless specifically contracted to do so. It is the client or their agent's responsibility to control workmanship, substitution of materials, adherence to specification, variations to contract, etc.

All materials to be new unless stated otherwise and all components and materials, etc. to be used, fitted and installed, etc. in strict accordance with manufacturers' instructions and relevant Code of Practise. Materials should conform to appropriate British Standard specification or BBA Certificate or European Code equivalent.

The Employer/Client shall ensure that the selected contractor is conversant with and adopts all measures necessary to achieve compliance with Health and 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 1994 (CDM) and Health and Safety at Work, etc., Act 1974 (HSW Act) an independent Planning Supervisor will be required, whom should be supplied with a set of all relevant drawings, etc.

The works shall comprise of all that shown on the drawings and information, etc. Works that may not specifically be shown but may be reasonably inferred as necessary to carry out the works shall be deemed to be included.

These notes relate to this drawing and all associated drawings.

It is the property/landowner's responsibility to be aware of the Party Wall, etc. Act 1996 when building or carrying out alterations in close proximity to adjoining neighbour's boundaries.

THIS DRG. TO BE READ IN CONJUNCTION WITH
SD14-032/3, SD14-032/4, SD14-032/6, SD14-032/7, SD14-032/8, SD14-032/9
THERMAL DETAILS MC1-RE-01, MC1-WD-03, MC1-WD-04, MC1-WD-05
FLOOD RISK ASSESSMENT BY GEOFF BEEL DATED MARCH-15
SRC GROUND INVESTIGATION REPORT REF - 14915 DATED APRIL 2015
SRC STRUCTURAL CALCS REF - 14915/1 TO 36
SD14-032/10, SD14-032/11

E - LANDSCAPING ALTS - 9.6.15
D - CALCS ADDED - 14.4.15
C - IMF. ADDED - 4.3.15
B - IMF. ADDED - 21.1.15
A - DESIGN ALTS - 28.11.14

Status DESIGN
CONSULTANTS IN ARCHITECTURE & PLANNING

PROPOSED DEMOLITION OF EXISTING HOUSE & OUTBUILDING, ALONG WITH PROPOSED REPLACEMENT HOUSE WITH GARAGE AT EXETER HOUSE, MAIN ROAD, GEDNEY FOR

MR. & MRS. P. THACKERY.

SITE PLAN

1:200	SD14-032/5
OCT-14	B.GILHAM.

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