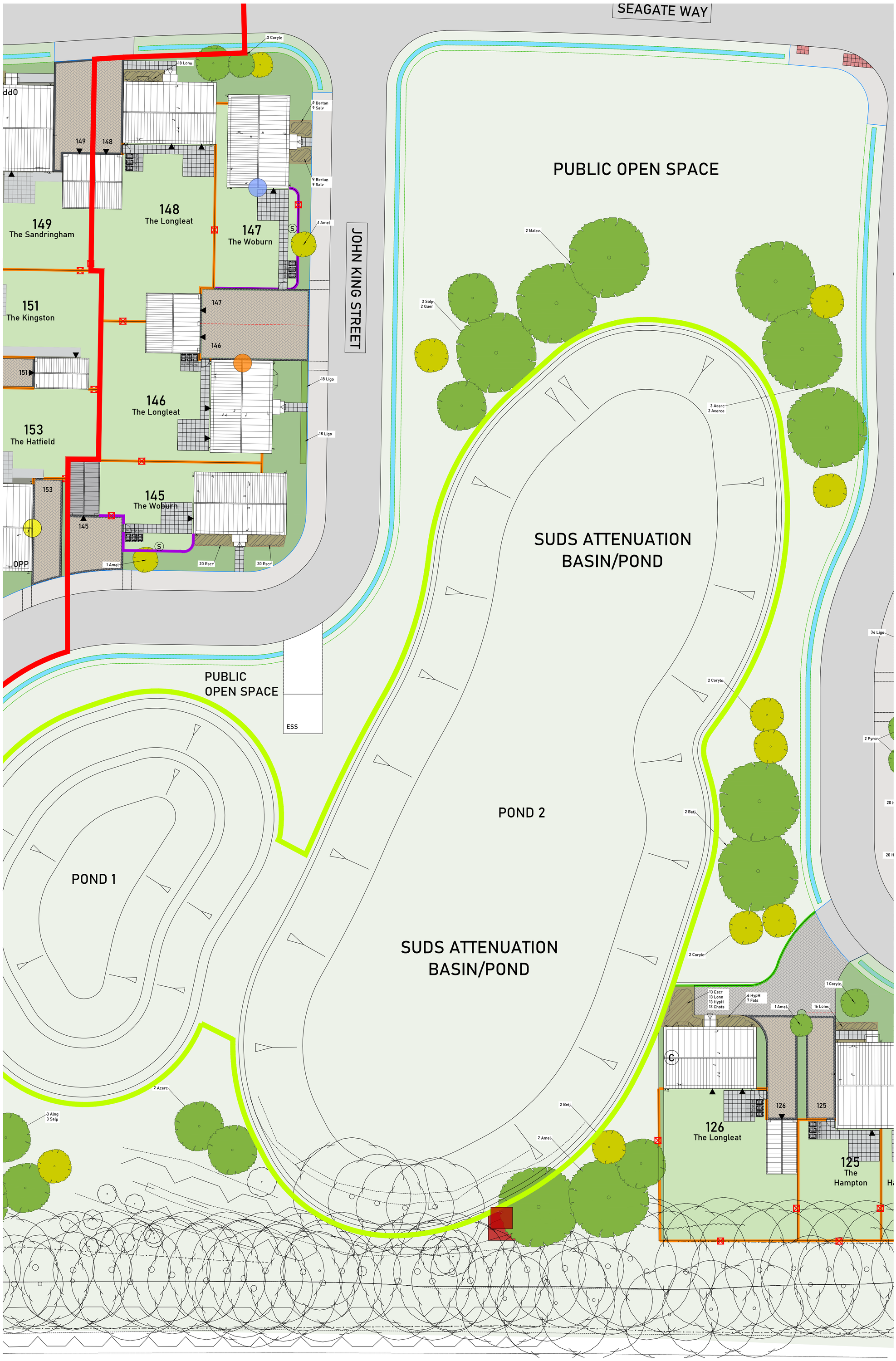
DAMGATE - HOLBEACH



NOTES:

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All dimensions to be checked on site prior to construction or off-site fabrication by the Contractor, his Sub-contractor or Supplier.

Do not scale plans - use figure or grid dimensions where given.
Any deviation from the drawing is to be reported to the originator immediately.

IF IN DOUBT ASK !

Key

- Proposed Housing
- Ornamental Bark Chipping + Membrane (To be laid under any shrubs and hedges)
- Private Rear/Front Garden Areas unless noted otherwise — Turfed with Rowlawn Medalion
- Public Open / Green Spaces — Seeded with hard wearing seed mix (with ryegrass)
- Principal Highway / Road - Tarmacadam
- Principal Highway / Road - Footpaths - Tarmacadam
- Shared Driveways (Marshall's Keyblok Block Paving in Charcoal)
- Private Drives (Marshall's Keyblok Block Paving in Natural with Charcoal Edging)
- Grey Paving Slabs — Principle entrances require slabs to create 1200mm² landing
- Grey Paving Slabs - 900mm Footpaths
- Gravel
- Filter Strip
- 9m IDB Easement
- Tactile Paving Area (For spec see Civils Package)
- 1.8m Close-boarded Timber Fencing
- 0.45m knee rail fence
- Concrete gravel board with fence on top (Number of concrete gravel boards needed specified on plan)
- 1.2m high galvanised black estate railings
- 1.2m post and rail timber fence
- 1.8m brick wall
- Ⓢ 1.8m stone wall
- Gates (FLB Square top timber fitted with galvanised hinges and latch)
- Proposed Tree Planting
- Bat Box — Integrated - Installed on southern or eastern elevations 3-4m above ground and not above windows.
- 25mm nest box — Installed 2-3m above the ground on northern or eastern elevations.
- 28mm nest box — Installed 2-3m above the ground on northern or eastern elevations.
- Open fronting nest box — Installed 1-2m above the ground on northern or eastern elevations.
- Sparrow terrace box — Integrated - Installed 2-4m above the ground on northern or eastern elevations.
- Swift nest box — Integrated - Installed 5-7m above the ground on northern or eastern elevations. Ideally placed near the roof line.
- Swallow nest box — Installed 2-6m above the ground on northern or eastern elevations. Best placed under eaves.
- House martin nest box — Installed 2-6m above the ground on northern or eastern elevations. Best placed under eaves.
- Proposed Hedge
- Proposed Shrubs
- Hedgehog Box
- Hedgehog Highway — 13cm x 13cm opening in the bottom of the fence. Refer to ecology report for further details.

READ IN CONJUNCTION WITH FENCING DETAILS, DWG NO. AR-1025.

Key

Shared Driveways
Block Paver - 60mm Marshall's Keyblok Block Paving in Charcoal

Laying Course - 50mm minimum (when compacted) sand laying course.

Sub-Base - 370mm Type 1 granular material with geotextile at formation.

Where laid to either a 90 or 45 degree herringbone pattern, the edge perimeter should be laid with one single row of stretcher bond set parallel to the edge restraint. Where block pavers are laid abutting drainage channels, gulley grates, etc. the upper surface of the block pavers should be set 3-6mm above the grating.

Private Drives
Block Paver - 60mm Marshall's Keyblok Block Paving in Natural with Charcoal Edging

Laying Course - 50mm minimum (when compacted) sand laying course.

Sub-Base - 200mm Type 1 granular material

Capping - 170mm min. 6F5 material with geotextile at formation

Where laid to either a 90 or 45 degree herringbone pattern, the edge perimeter should be laid with one single row of stretcher bond set parallel to the edge restraint. Where block pavers are laid abutting drainage channels, gulley grates, etc. the upper surface of the block pavers should be set 3-6mm above the grating.

Rev	Notes	Date	By
C03	Layout updated	02.09.26	WK
C02	Driveway Specification Amended	10.07.25	MLB
C01	First Issue	18.06.25	WK

SEAGATE HOMES

Project:
PROPOSED RESIDENTIAL DEVELOPMENT, DAMGATE, HOLBEACH. LINCS.

Drawing:
BOUNDARY AND EXTERNAL WORKS PLAN 4 OF 4

Drawn:	WK	Date:	MAY 2025
Status:	CONSTRUCTION	Scale:	1:200 @A1
Drawing Number:	10009-SGH-DR-AR-1016	Issue:	C03