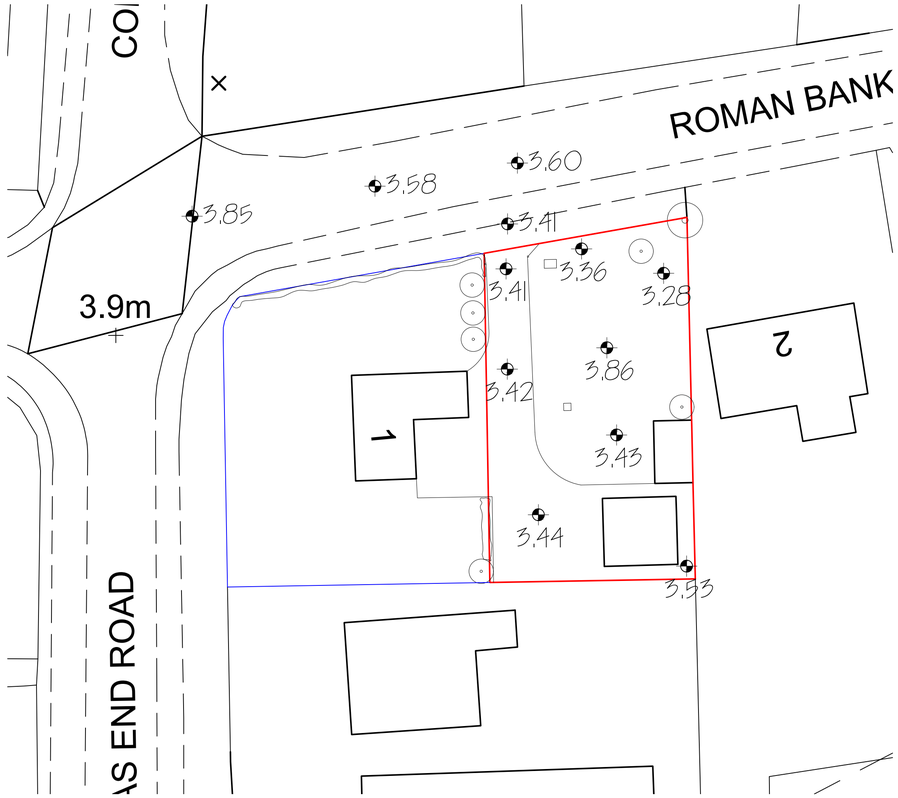


SITE PLAN 1:250

LANDSCAPING, FENCING & TREE PLANTING SCHEME.

A - 1.8m HIGH CLOSE BOARDED FENCE

B - 1.2m LINCOLNSHIRE POST & RAIL FENCE & WITH 16 No. MIXED SAMPLINGS
(a). Crab Apple (Malus Sylvestris)
(b). Silver Birch (Betula Pendula)
(c). Blackthorn (Prunus Spinosa)
(d). Rowan (Sorbus Aucuparia)
(f). Wild Cherry (Prunus avium)

C - EXISTING 1.8m CLOSE BOARDED FENCING

D - PERMEABLE BLOCK PAVING - SHARED DRIVE

E - GRAVEL PARKING AREAS

Planting of Hedge to be double row staggered. Distance between plants to be 300mm. Distance between rows to be 450mm. All as specified by The Woodland Trust.

All planting to be in accordance with BS 4428:1989 and amendment No. 1 (1991) All trees to be planted with minimum 0.6m plastic mulch mat, and to be staked, tied and tubed.

1/ 3 to 1/ 2 bag of peat free tree and shrub planting compost to be incorporated into backfill for each tree hole.

MATERIAL SCHEDULE

WALLS:- FORTERRA FARMSTEAD ANTIQUE FACING BRICKS

TILES:- MARLEY ANGLIA INTERLOCKING CONCRETE - SMOOTH GREY

WINDOWS & DOORS:- UPVC ANTHRACITE GREY

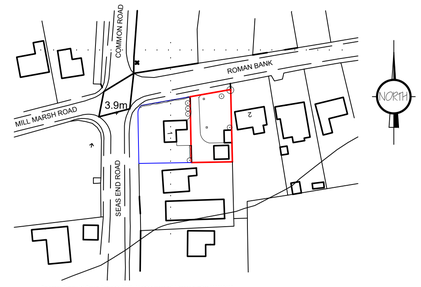
RAINWATER GOODS:- BLACK UPVC

EXISTING ACCESS:-

EXISTING ACCESS TO BE UPGRADED FROM PUBLIC HIGHWAY TO THE SITE BOUNDARY TO LCC HIGHWAYS SPECIFICATIONS AND REQUIREMENTS

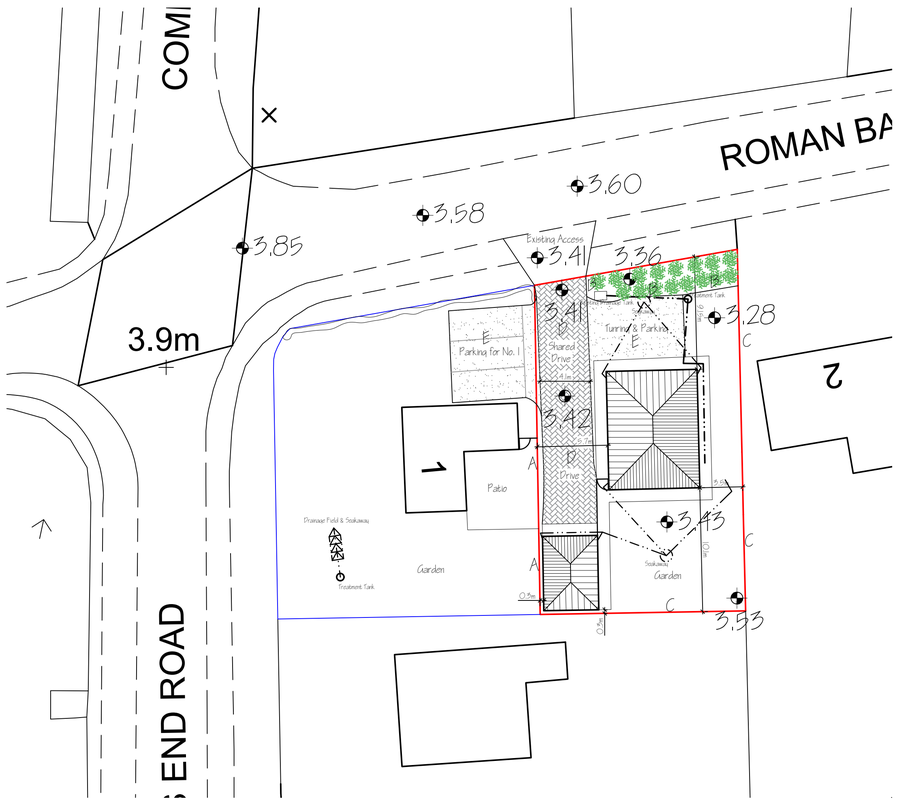
SITE LEVELS:-

ALL LEVELS ARE TO ORDNANCE DATUM
PROPOSED FINISHED FLOOR LEVEL - 5.73



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LOCATION PLAN 1:1250



SITE PLAN 1:250

ref:	revision	date

G. R. MERCHANT LTD.

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Project

ERECTION OF DWELLING & GARAGE
REAR OF 1 SEAS END ROAD
OFF ROMAN BANK
MOULTON SEAS END, LINCS, PE12 6LD.

Client

EMSWAY HOMES LTD

Drawing

LOCATION & SITE PLANS

Job Ref.	Drawing No.
4355-24	01.
Date	**Drawn**
FEBRUARY 2025	SLD.

Scales

AS STATED

DO NOT SCALE FROM THIS DRAWING

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