SOUTH HOLLAND DISTRICT COUNCIL

Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE

Tel 01775 761161

Scale:

Author:

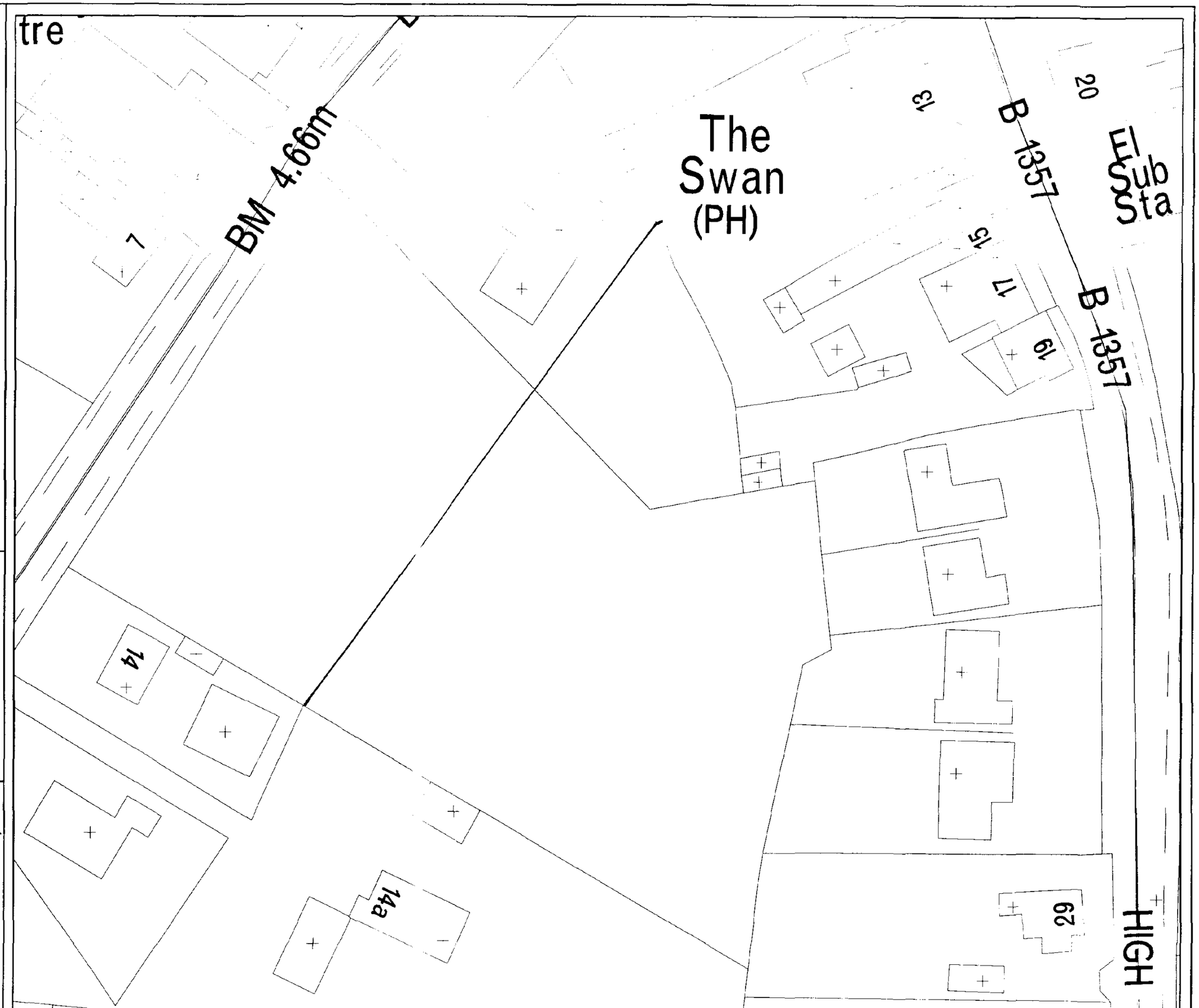
Date:

Location:

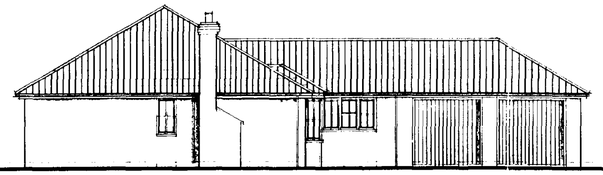
N

Reproduced from the Ordnance Survey mapping with the permission of the Controller of Her Majesty's Stationery Office (c) Crown Copyright, Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings

OS Licence No LA079413



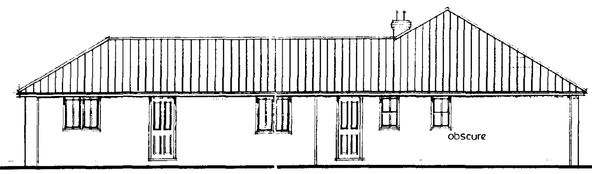
This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without consent of Broadgate Builders (Spalding) Ltd.



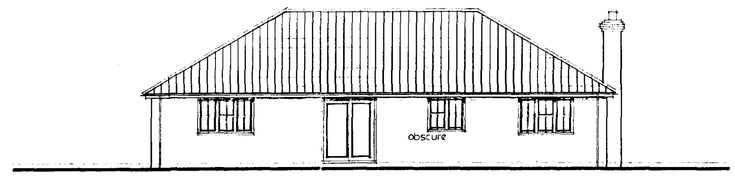
side



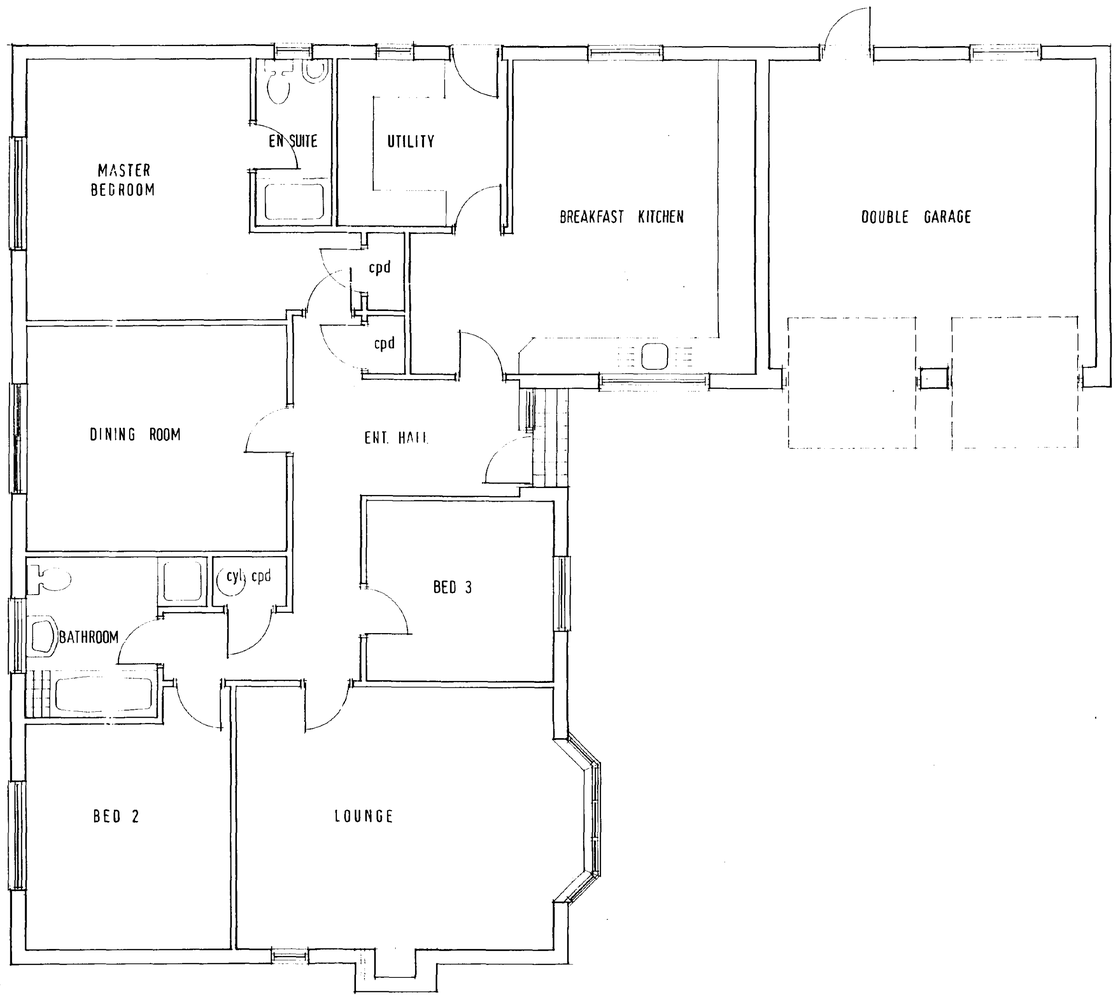
front



side



rear



Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 5

PLANNING

DRAWING

FLOOR LAYOUT
ELEVATIONS

SOUTH HOLLAND DC
HOUSING & PLANNING
15 APR 1996
Ref: 0328/96

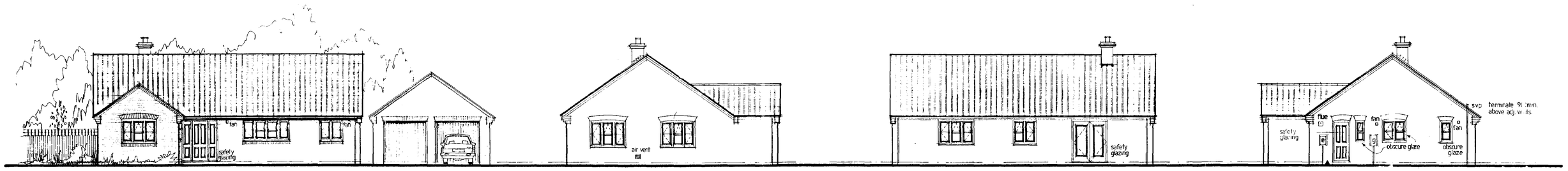
REV	DESCRIPTION	DATE	BY

SCALE 1:100 / 1:50

DRAWN AJF

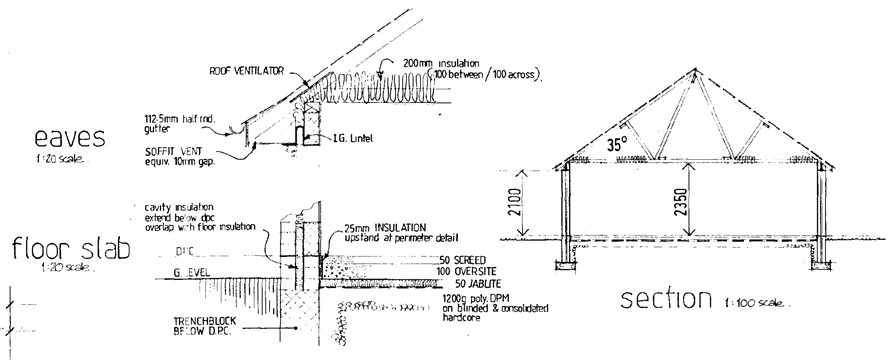
DATE 04/96

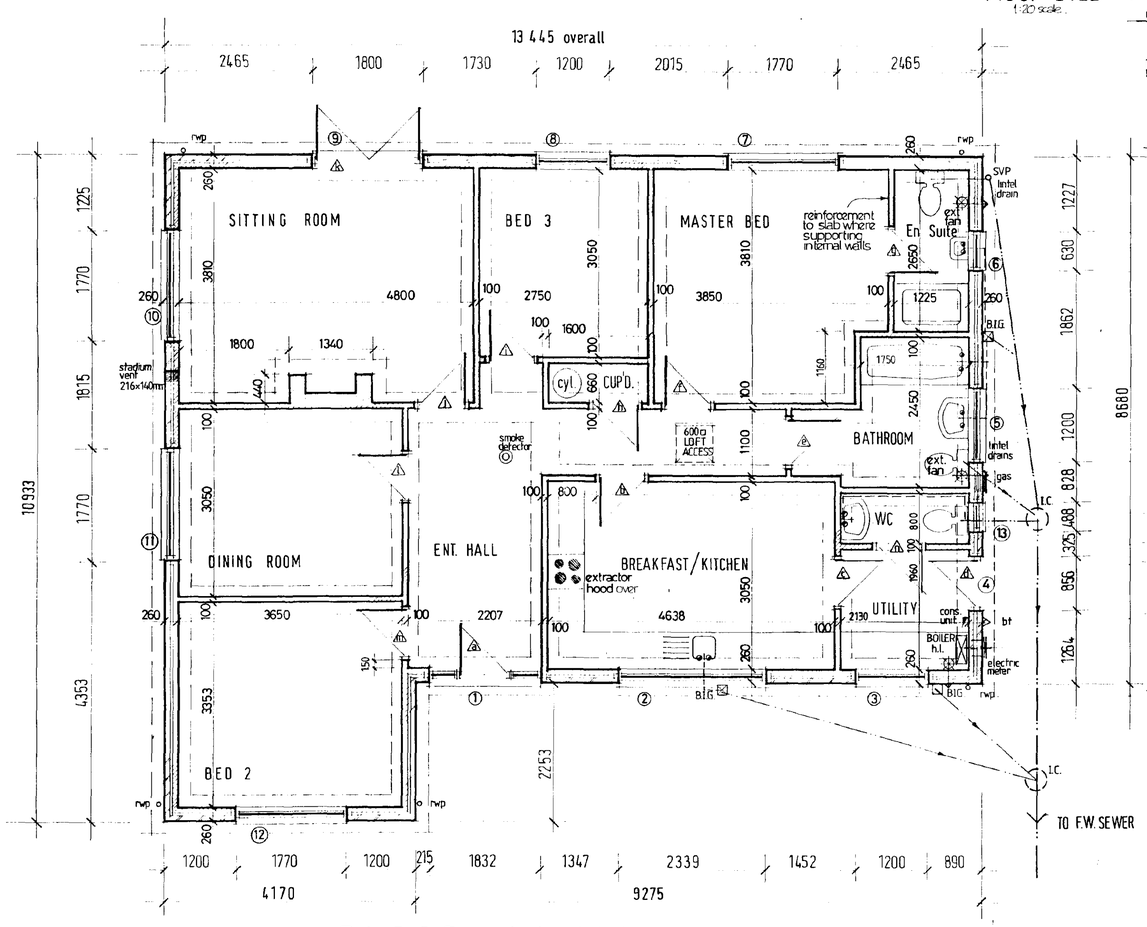
DRAWING No. 96004/P5



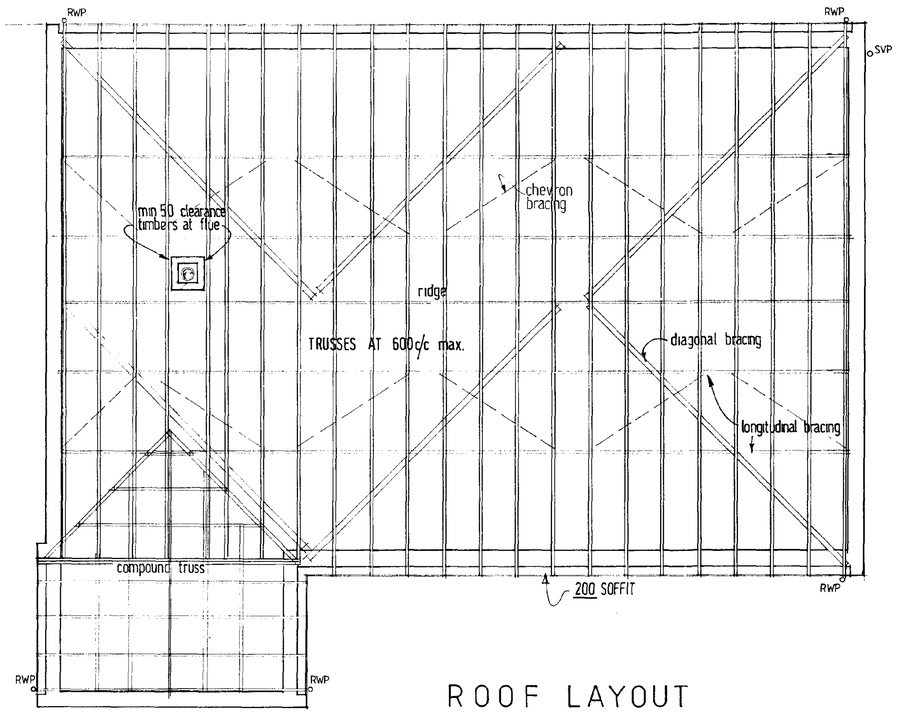
north - east south - east south - west north - west

P R O P O S E D E L E V A T I O N S 1 : 100 S C A L E





FLOOR LAYOUT 1:50 scale



ROOF LAYOUT

DOOR WINDOW LINTEL SCHEDULE * PLOT 4

REF	DESCRIPTION		LINTEL
1	entrance frame	1832 x 2100h (2'9" door)	L1/S 2250
2	window	2339w x 1050 deep	L1/S 2700
3	window	1200w x 1050 deep	L1/S 1500
4	entrance door	856w x 2100h (2'6" door)	L1/S 1200
5	window	1200w x 1050 deep	L1/S 1500
6	window	630w x 1050 deep	L1/S 900
7	window	1770w x 1200 deep	L1/S 2100
8	window	1200w x 1200 deep	L1/S 1500
9	french doors	1800w x 2100h	L1/S 2100
10	window	1770w x 1350 deep	L1/S 2100
11	window	1770w x 1350 deep	L1/S 2100
12	window	1770w x 1200deep	L1/S 2100
13	window	488w x 1050deep	L1/S 900

INTERNAL LINTELS I.G. INT 100 / 1100 long

windows to be pvc-u double glazed opening lights as indicated on elevations
trickle vents incorporated as required.
safety glazing inc. identification in accord. with part N.

* NOTE DETACHED GARAGE SEPARATE SCHEDULE

Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 4 APPROVED PLAN Ref. A2

DRAWING

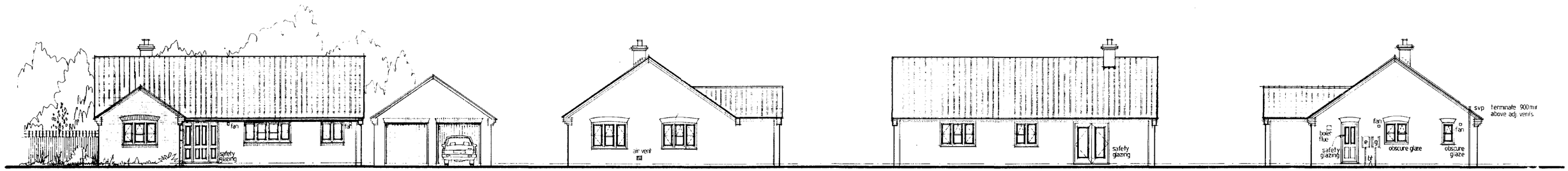
FLOOR LAYOUT
ELEVATIONS
ROOF LAYOUT
SECTION & DETAILS

SOUTH HOLLAND DC HOUSING & PLANNING -7 APR 1997 Ref: 0328/96

REV.	DESCRIPTION	DATE	BY
a	construction details	01/97	af
b	lintel schedule completed (as per I.G.)	02/97	af
c	revised layout to provide W.C. - EXT. REF 13		
	ADDED INT. REF'n' ADDED. Meter box and cons. unit		
	repositioned Drainage amended.	04/97	af

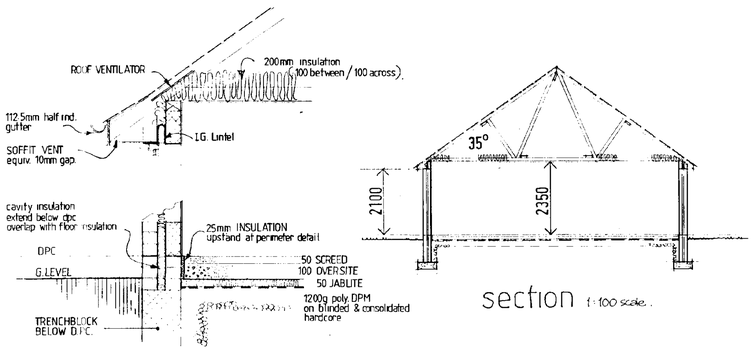
SCALE 1:100 / 1:50 DRAWN A J F

DATE 04/96 DRAWING No. 96004 P4



north - east south - east south - west north - west

PROPOSED ELEVATIONS 1:100 SCALE



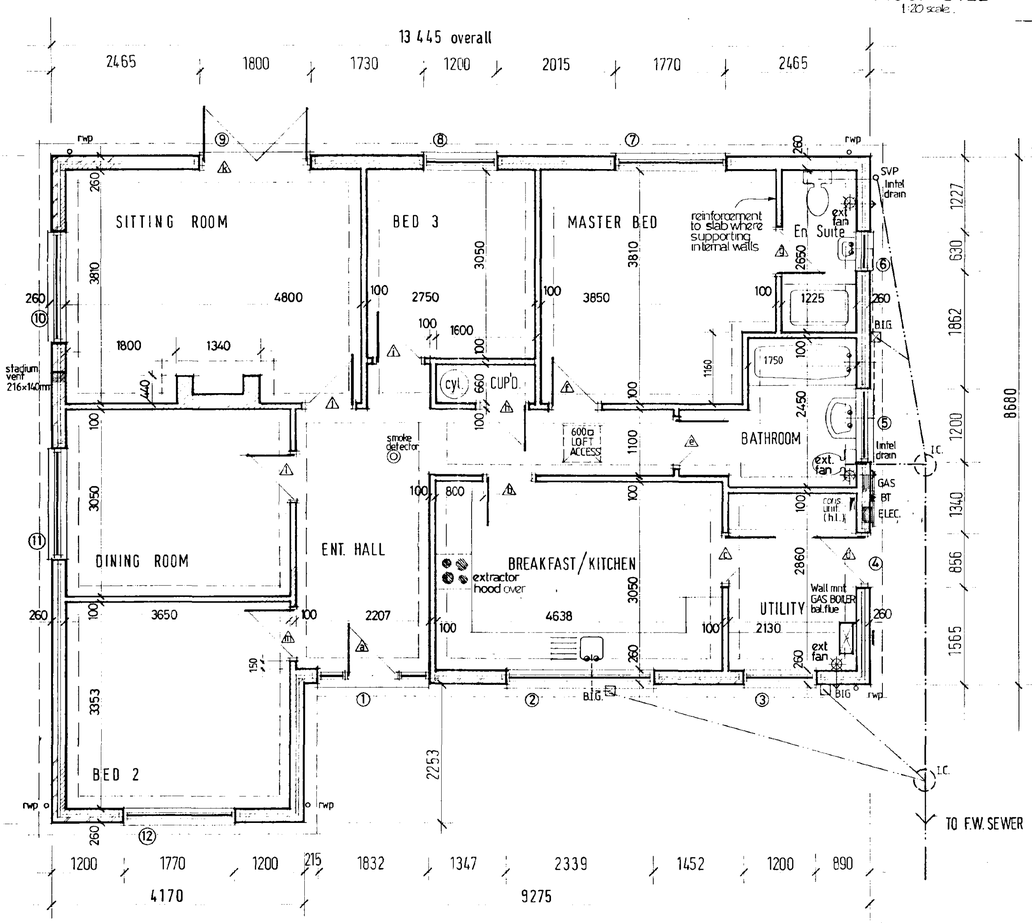
DOOR WINDOW LINTEL SCHEDULE * PLOT 4

REF	DESCRIPTION		LINTEL
1	entrance frame	1832 x 2100h (2'9" door)	L1/S 2250
2	window	2339w x 1050 deep	L1/S 2700
3	window	1200w x 1050 deep	L1/S 1500
4	entrance door	856w x 2100h (2'6" door)	L1/S 1200
5	window	1200w x 1050 deep	L1/S 1500
6	window	630w x 1050 deep	L1/S 900
7	window	1770w x 1200 deep	L1/S 2100
8	window	1200w x 1200 deep	L1/S 1500
9	french doors	1800w x 2100h	L1/S 2100
10	window	1770w x 1350 deep	L1/S 2100
11	window	1770w x 1350 deep	L1/S 2100
12	window	1770w x 1200 deep	L1/S 2100

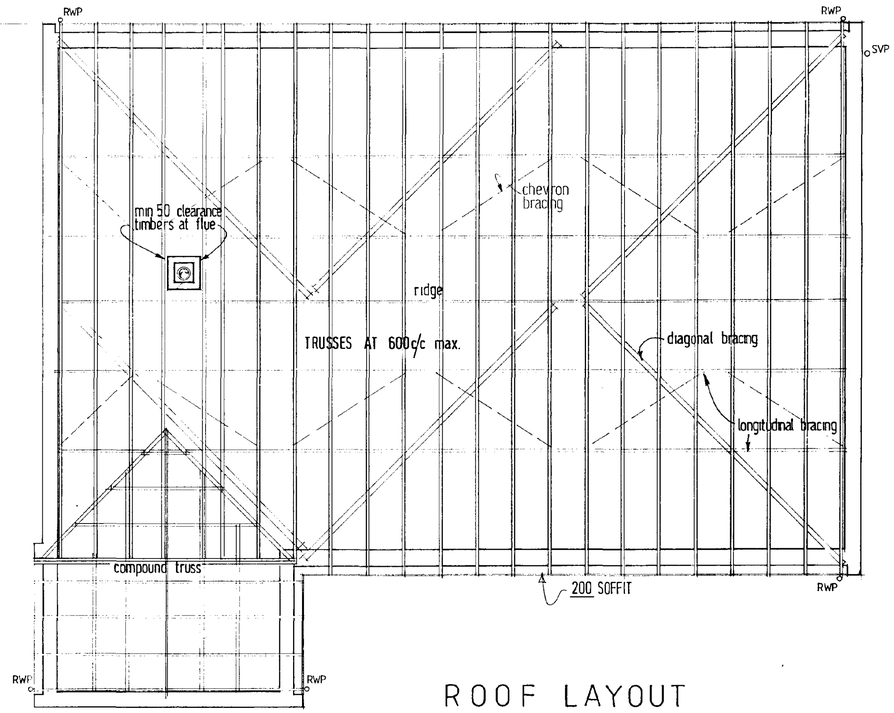
INTERNAL LINTELS LG. INT 100/1100 long

windows to be pvc-u double glazed opening lights as indicated on elevations
trickle vents incorporated as required
safety glazing inc. identification in accord. with part N.

* NOTE DETACHED GARAGE SEPARATE SCHEDULE



FLOOR LAYOUT 1:50 scale



ROOF LAYOUT

Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 4

Rec'd. 28

DRAWING

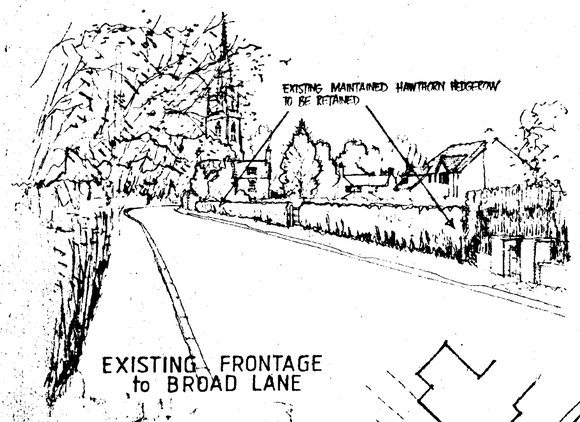
FLOOR LAYOUT
ELEVATIONS
ROOF LAYOUT
SECTION & DETAILS

SOUTH KESTEVEN HOUSING & PLANNING
-7 APR 1997
Ref: 0328/96

REV	DESCRIPTION	DATE	BY
a	construction details	01/97	af
b	lintel schedule completed (as per L.G.)	02/97	af

SCALE 1:100 / 1:50 DRAWN AJF

DATE 04/96 DRAWING No. 96004 P4



EXISTING FRONTAGE to BROAD LANE



Broad Lane Frontage

lighting to private drive

L ◇ DENOTES LOCATION OF LAMP STD. EACH PLOT 2-7 TO BE RESPONSIBLE CONTRACTUALLY FOR MAINTENANCE AND OPERATION OF LIGHT
DW WINDSOR Heritage Victorian Lantern 3m high or similar manufacture.

private drive

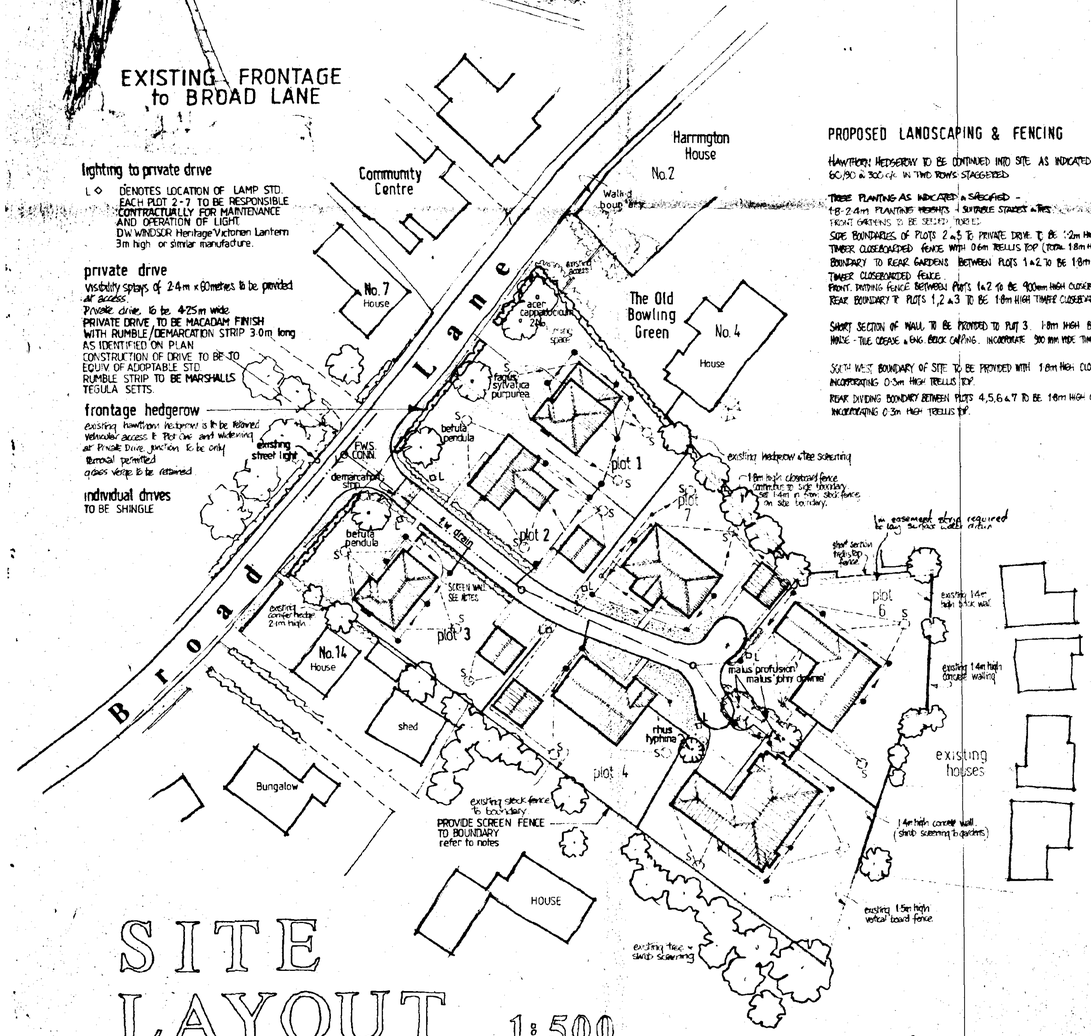
visibility splays of 2.4m x 60metres to be provided at access.
Private drive, to be, 4.25m wide
PRIVATE DRIVE, TO BE MACADAM FINISH WITH RUMBLE/DEMARCATION STRIP 3.0m long AS IDENTIFIED ON PLAN
CONSTRUCTION OF DRIVE TO BE TO EQUIV OF ADOPTABLE STD.
RUMBLE STRIP TO BE MARSHALLS TEGULA SETTS.

frontage hedgerow

existing hawthorn hedgerow is to be retained
Vehicular access & Plot One and widened at Private Drive junction to be only
Removal permitted
gates/verge to be retained

individual drives

TO BE SHINGLE



SITE LAYOUT 1:500

PROPOSED LANDSCAPING & FENCING

HAWTHORN HEDGEROW TO BE CONTINUED INTO SITE AS INDICATED 60/80 & 300 c/c IN TWO ROWS STAGGERED

TREE PLANTING AS INDICATED & SPECIFIED -
1@ 2.4m PLANTING HEIGHTS - SEMI-MATURE STANDARD TREES
FRONT GARDENS TO BE SEEDED TURFED
SIDE BOUNDARIES OF PLOTS 2 & 5 TO PRIVATE DRIVE TO BE 1.2m HIGH
TIMBER CLOSEBOARDED FENCE WITH 0.6m TRELLIS TOP (TOTAL 1.8m HEIGHT) (PEDESTRIAN GATE ADJACENT GARAGE)
BOUNDARY TO REAR GARDENS BETWEEN PLOTS 1 & 2 TO BE 1.8m HIGH
TIMBER CLOSEBOARDED FENCE.
FRONT DIVIDING FENCE BETWEEN PLOTS 1 & 2 TO BE 900mm HIGH CLOSEBOARD FENCE
REAR BOUNDARY TO PLOTS 1,2 & 3 TO BE 1.8m HIGH TIMBER CLOSEBOARD FENCE.

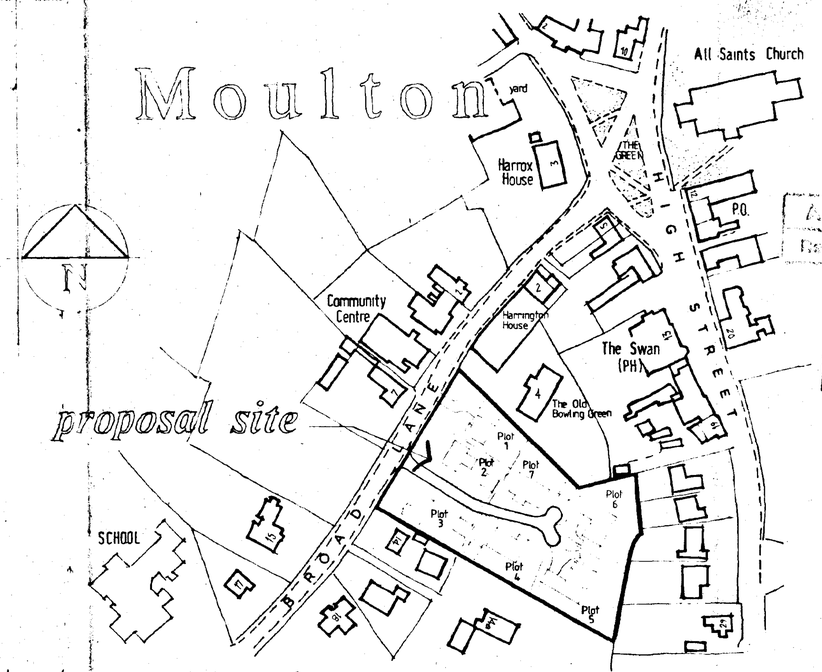
SHORT SECTION OF WALL TO BE PROVIDED TO PLOT 3. 1.8m HIGH BRICK AT HALVE - TILE COPING & ENG BRICK CAPPING. INCORPORATE 900 mm WIDE TIMBER GATE

SOUTH WEST BOUNDARY OF SITE TO BE PROVIDED WITH 1.8m HIGH CLOSEBOARD FENCE INCORPORATING 0.3m HIGH TRELLIS TOP
REAR DIVIDING BOUNDRY BETWEEN PLOTS 4,5,6 & 7 TO BE 1.8m HIGH CLOSEBOARD FENCE. INCORPORATING 0.3m HIGH TRELLIS TOP.

PROPOSED EXTERNAL MATERIALS

PLOT NO.	ROOF TILE	FACING BRICKS
1	REDLAND NORFOLK TERRACOTTA	IBSTOCK BRADGATE BRINDLE with bradgate red detail i.e. arches
2	REDLAND STONEWOLD SLATE GREY	" " " " " " "
3	" " " "	IBSTOCK BRADGATE BRINDLE with bradgate multi cream panels to front elevation with bradgate red detailing
4	" " " "	" " " " " " "
5	REDLAND NORFOLK TERRACOTTA	" " " " " " "
6	" " " "	" " " " " " "
7	REDLAND STONEWOLD SLATE GREY	" " " " " " "

NOTE : RESPECTIVE DETACHED GARAGES TO BE IDENTICAL MATLS. TO DWELLING.



LOCATION PLAN 1:1250

BROADGATE EXCLUSIVES

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire. PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PLANNING PLAN
Ref. A3

SOUTH HOLLAND DC HOUSING & PLANNING
16 NOV 1998
Ref. 0328/96

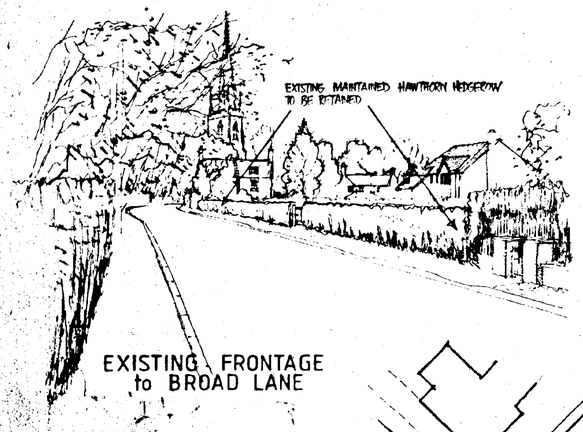
PROJECT TITLE
RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON
LINCS.
PLOTS 1-3 FOUR BEDROOMED HOUSES
PLOTS 4-7 THREE BEDROOMED BUNGALOWS

DRAWING
location plan
site layout

REV.	DESCRIPTION	DATE	BY
A	(i) REVISED TURNING HEAD TO PRIVATE DRIVE AS AGREED WITH L.C.C. HIGHWAYS		
	(ii) FENCING SPECIFICATION RE: PLOTS 2 & 3 SIDE BOUNDARIES REVISED TO 1.2m CROWNED FENCE WITH 0.6m TRELLIS TOP		
	(iii) NOTE RE SURFACE TREATMENT OF PRIVATE DRIVE.	28.5.96	GJF
B.	F.W. & S.W. DRAINAGE ADDED		
	EXT. MATERIALS SPECIFIED INC. PRIVATE DRIVE		
	PRIVATE DRIVE SPEC. & LIGHTING PROVISION		
	INDIVIDUAL DRIVE SPEC.	10.9.97	GJF
C	SUBSTITUTION TO PLOT 5	23.9.97	MD
D	EASEMENT STRIP SHOWN TO PLOT 6	16.12.97	CA
E	REVISED LANDSCAPING SCHEME - PLOTS 4-7	12.11.98	JC

SCALE 1:1250/1:500/1:200 DRAWN glen j. finch

DATE 02/96 DRAWING No. 96004/001 REV E



EXISTING FRONTAGE to BROAD LANE



Broad Lane Frontage

lighting to private drive

L ◇ DENOTES LOCATION OF LAMP STD. EACH PLOT 2-7 TO BE RESPONSIBLE CONTRACTUALLY FOR MAINTENANCE AND OPERATION OF LIGHT
DLW WINDSOR Heritage Victorian Lantern 3m high or similar manufacture

private drive

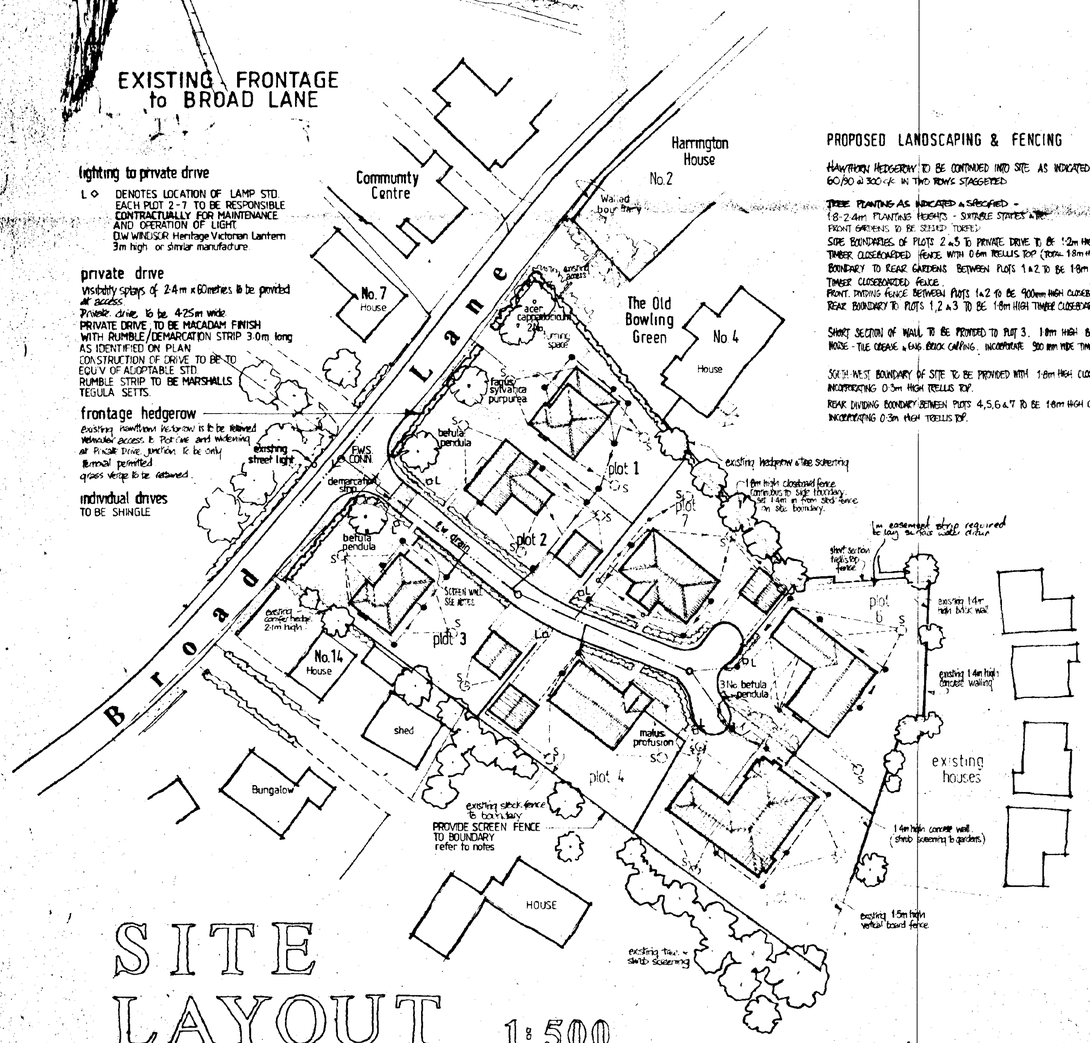
visibility splays of 2.4m x 60metres to be provided at access
Private drive to be 4.25m wide
PRIVATE DRIVE TO BE MACADAM FINISH WITH RUMBLE/DEMARCATION STRIP 3.0m long AS IDENTIFIED ON PLAN
CONSTRUCTION OF DRIVE TO BE TO EQUIV OF ADOPTABLE STD
RUMBLE STRIP TO BE MARSHALLS TEGULA SETTS

frontage hedgerow

Existing hawthorn hedgerow to be retained
Vehicular access & Pedestrian and walkway at Plot 1 drive junction to be only removal permitted
grass verge to be restored

individual drives

TO BE SHINGLE



SITE LAYOUT 1:500

PROPOSED LANDSCAPING & FENCING

HAWTHORN HEDGEROW TO BE CONTINUED INTO SITE AS INDICATED 60/80 @ 300 c/c IN TWO ROWS STAGGERED

TREE PLANTING AS INDICATED & SPECIFIED -
1.8-2.4m PLANTING HEIGHT - SUITABLE STAKES & TIE
FRONT GARDENS TO BE SEEDED TURFED
SIDE BOUNDARIES OF PLOTS 2 & 5 TO PRIVATE DRIVE TO BE 1.2m HIGH
TIMBER CLOSEBOARDED FENCE WITH 0.6m TRELLIS TOP (TOTAL 1.8m HEIGHT) (PERSONNEL GATE ADJACENT GARAGE)
BOUNDARY TO REAR GARDENS BETWEEN PLOTS 1 & 2 TO BE 1.8m HIGH
TIMBER CLOSEBOARDED FENCE
FRONT DIVIDING FENCE BETWEEN PLOTS 1 & 2 TO BE 900mm HIGH CLOSEBOARD FENCE.
REAR BOUNDARY TO PLOTS 1, 2 & 3 TO BE 1.8m HIGH TIMBER CLOSEBOARD FENCE.

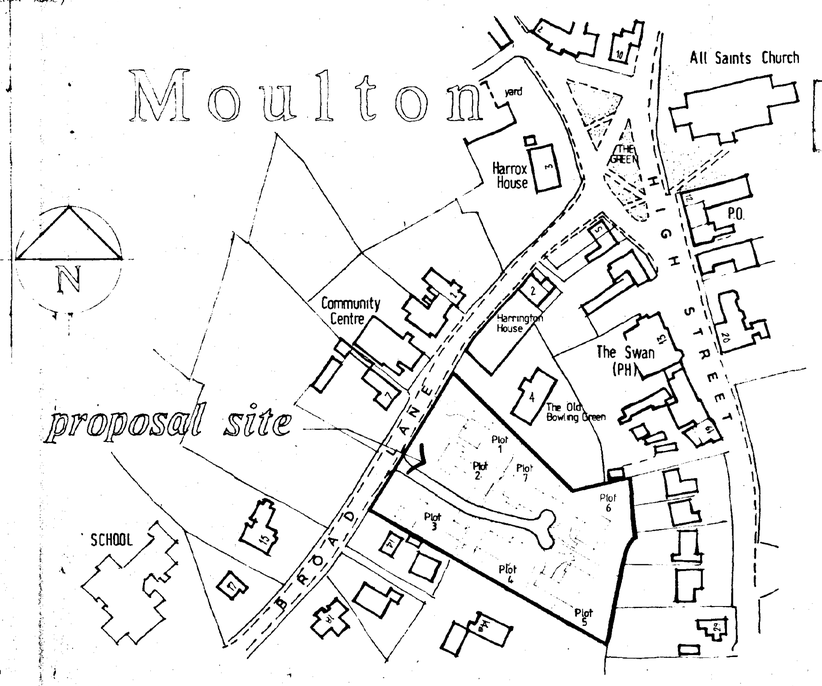
SHORT SECTION OF WALL TO BE PROVIDED TO PLOT 3. 1.8m HIGH BRICKS AS HOUSE - TILE COPING & DPC BRICK CAPPING. INCORPORATE 900 mm WIDE TIMBER GATE.

SOUTH WEST BOUNDARY OF SITE TO BE PROVIDED WITH 1.8m HIGH CLOSEBOARD FENCE INCORPORATING 0.3m HIGH TRELLIS TOP.
REAR DIVIDING BOUNDARY BETWEEN PLOTS 4,5,6 & 7 TO BE 1.8m HIGH CLOSEBOARD FENCE INCORPORATING 0.3m HIGH TRELLIS TOP.

PROPOSED EXTERNAL MATERIALS

PLOT NO.	ROOF TILE	FACING BRICKS
1	REDLAND NORFOLK TERRACOTTA	IBSTOCK BRADGATE BRINDLE with bradgate red detail i.e arches
2	REDLAND STONEWOLD SLATE GREY	" " " " " " " "
3	" " " "	IBSTOCK BRADGATE BRINDLE with bradgate multi cream panels to front elevation with bradgate red detailing
4	" " " "	" " " "
5	REDLAND NORFOLK TERRACOTTA	" " " " " " " "
6	" " " "	" " " " " " " "
7	REDLAND STONEWOLD SLATE GREY	" " " " " " " "

NOTE : RESPECTIVE DETACHED GARAGES TO BE IDENTICAL MATLS. TO DWELLING.



LOCATION PLAN 1:1250

APPROVED PLAN
Ref. A3

SOUTH HOLLAND DC
HOUSING & PLANNING
16 NOV 1998
Ref: H0338/96

BROADGATE EXCLUSIVES

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON
LINCS.
PLOTS 1-3 FOUR BEDROOMED HOUSES
PLOTS 4-7 THREE BEDROOMED BUNGALOWS

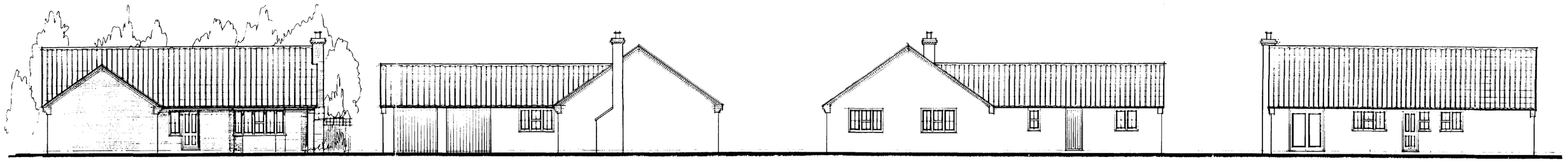
DRAWING

location plan
site layout

REV.	DESCRIPTION	DATE	BY
A	(i) REVISED TURNING HEAD TO PRIVATE DRIVE AS AGREED WITH L.C.C. HIGHWAYS		
	(ii) FENCING SPECIFICATION RE PLOTS 2 & 5 SIDE BOUNDARIES REVISED TO 1.2m CROSSED FENCE WITH 0.6m TRELLIS TOP		
	(iii) NOTE RE SURFACE TREATMENT OF PRIVATE DRIVE.	28.5.96	GJC
B	F.W. & S.W. DRAINAGE ADDED.		
	EXT. MATERIALS SPECIFIED INC. PRIVATE DRIVE.		
	PRIVATE DRIVE SPEC. & LIGHTING PROVISION		
	INDIVIDUAL DRIVE SPEC.	10.3.97	GJC
C	SUBSTITUTION TO PLOT 5	25.5.97	MD
D	EASEMENT STRIP SHOWN TO PLOT 6	16.9.97	CW

SCALE 1:1250 / 1:500 / 1:200 — DRAWN alan j. fowler

DATE 02/96 — DRAWING No. 96004/001 REV. D

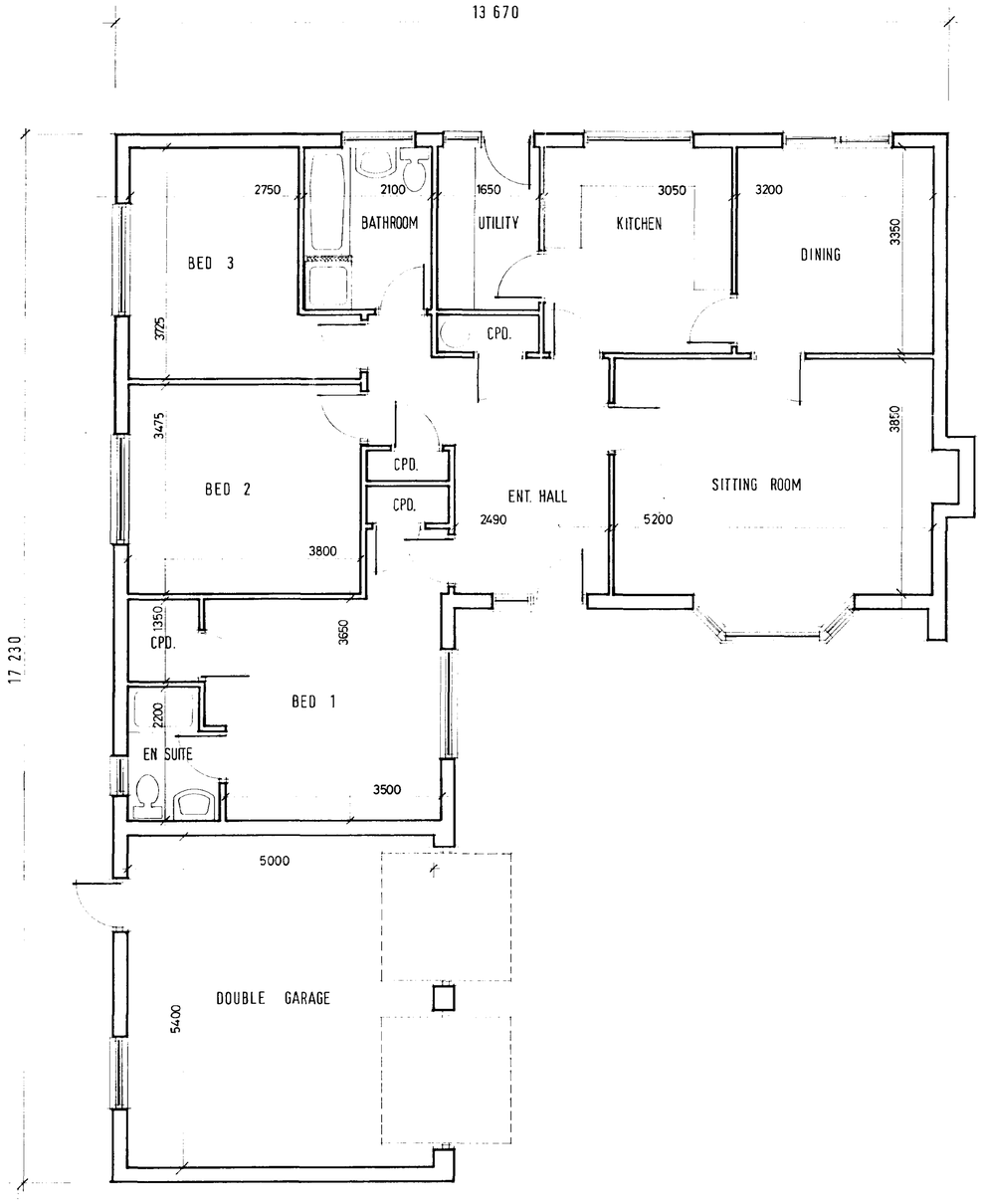


north - west

south - west

north - east

south - east



Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 6

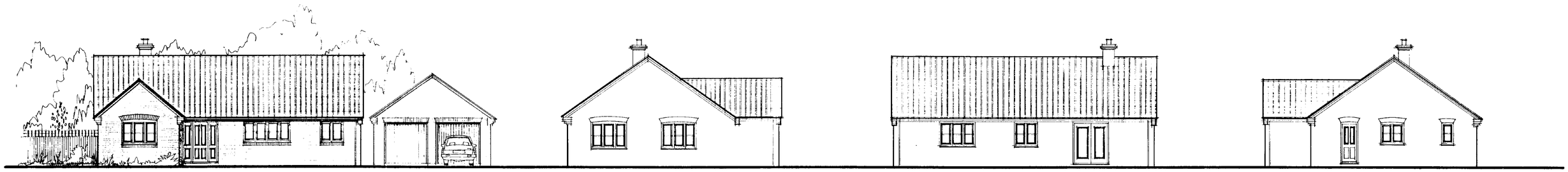
DRAWING

FLOOR LAYOUT
ELEVATIONS

SOUTH HOLLAND
HOUSING & PLANNING
16 APR 1996
Ref: 0328/96

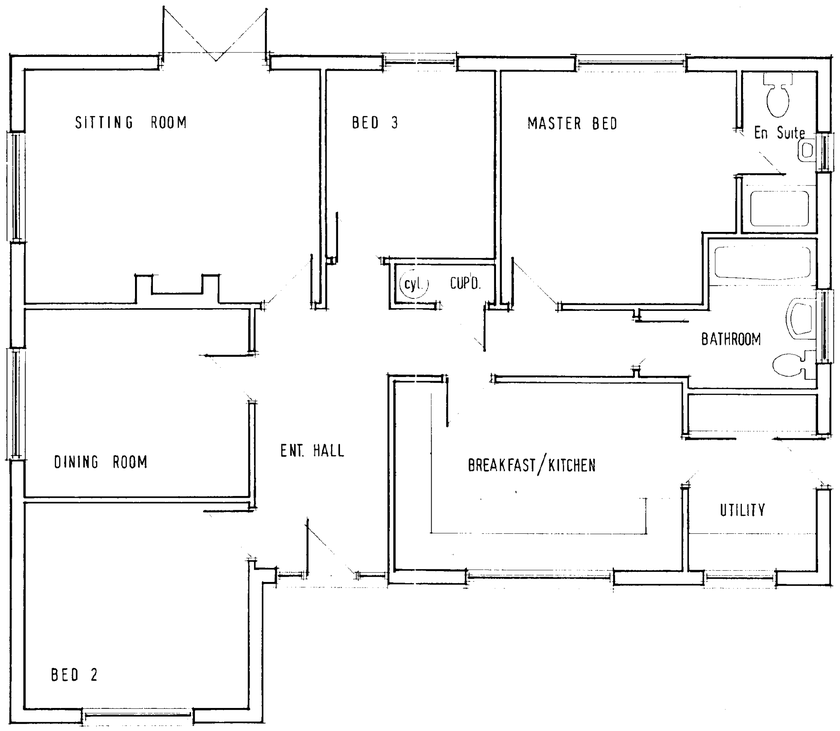
REV	DESCRIPTION	DATE	BY

SCALE	DRAWN
1:100 / 1:50	AJF
DATE	**DRAWING No**
04/96	96004/P6



north - east | south - east | south - west | north - west

P R O P O S E D E L E V A T I O N S 1 : 100 S C A L E



Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 4

DRAWING

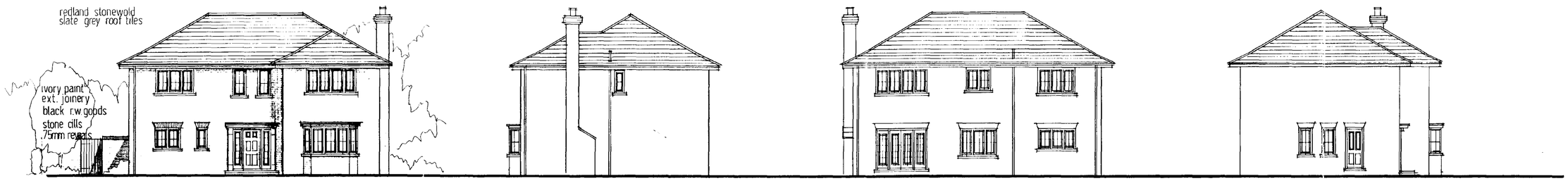
FLOOR LAYOUT
ELEVATIONS

SOUTH HOLLAND DC
HOUSING & PLANNING
15 APR 1996
Ref. H0328/96.

REV	DESCRIPTION	DATE	BY

SCALE	DRAWN
1:100 / 1:50	A J F
DATE	**DRAWING No.**
04/96	96004 P4

This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without consent of Broadgate Builders (Spalding) Ltd.

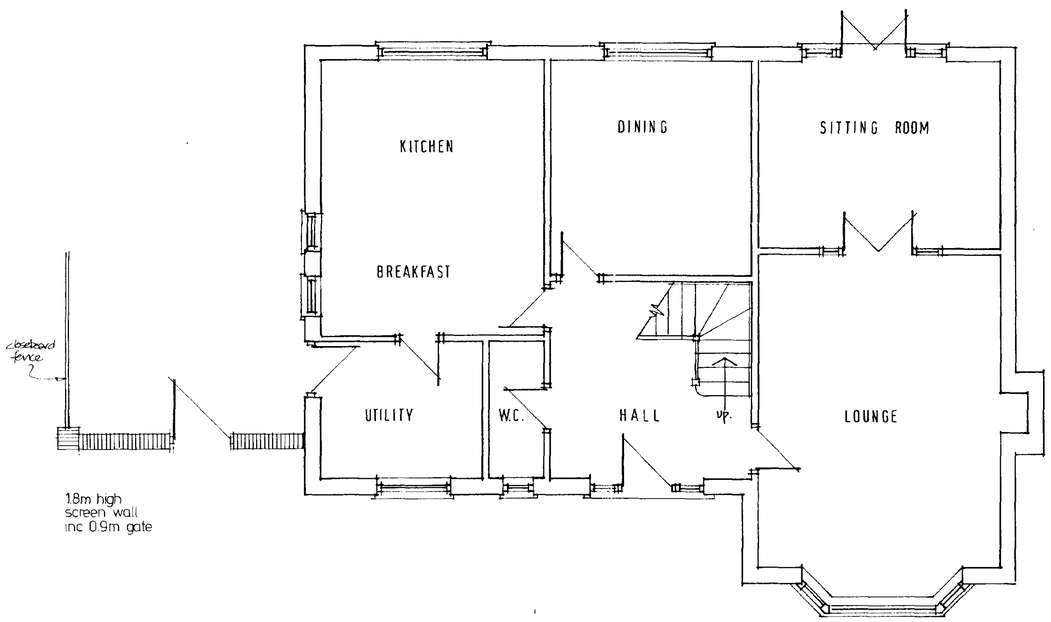


FRONT north - west

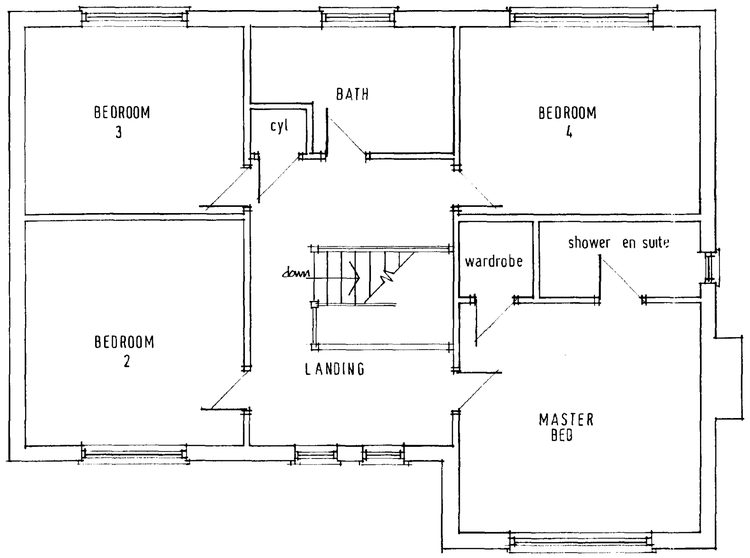
SIDE south - west

REAR south east

SIDE north - east



GROUND FLOOR



FIRST FLOOR

Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 3

DRAWING

FLOOR LAYOUTS
ELEVATIONS

SOUTH HOLLAND DC
HOUSING & PLANNING
15 APR 1996
Ref: 0328/96.

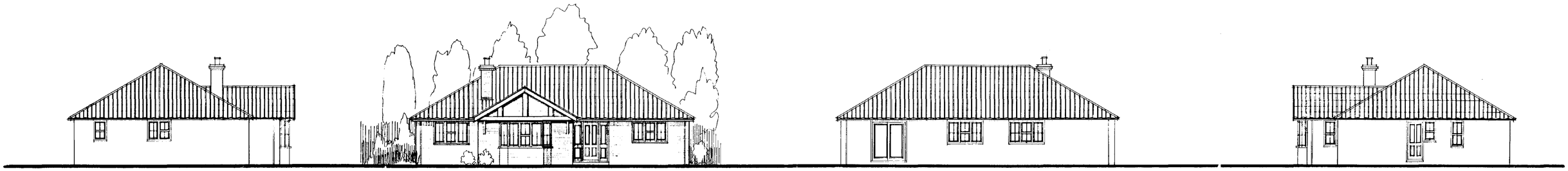
REV	DESCRIPTION	DATE	BY

SCALE 1:50 ; 1:100

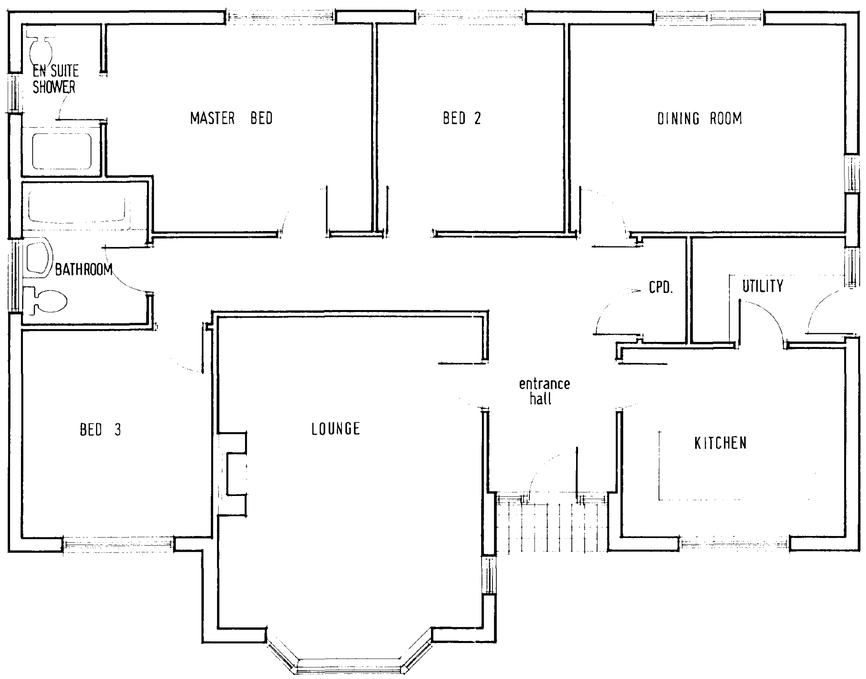
DRAWN

DATE 01/96

DRAWING No. 96004/P3



P R O P O S E D E L E V A T I O N S 1 : 100 s c a l e



SOUTH HOLLAND DC
HOUSING & PLANNING
15 APR 1996
Ref: 0328/96.

Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 7

Building Regulations Plans

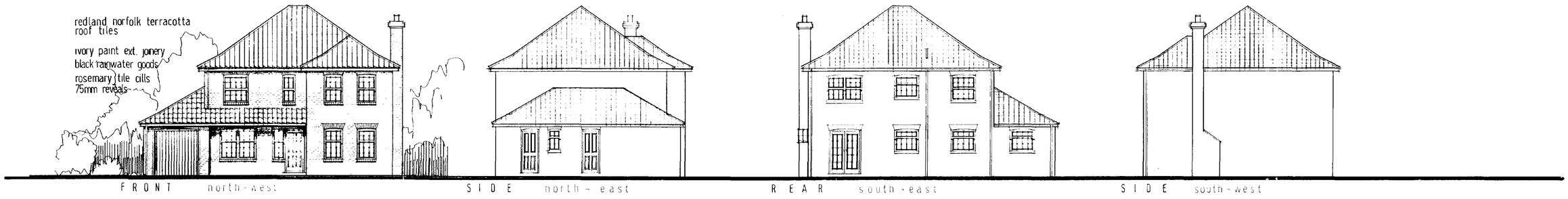
DRAWING

FLOOR LAYOUT
ELEVATIONS

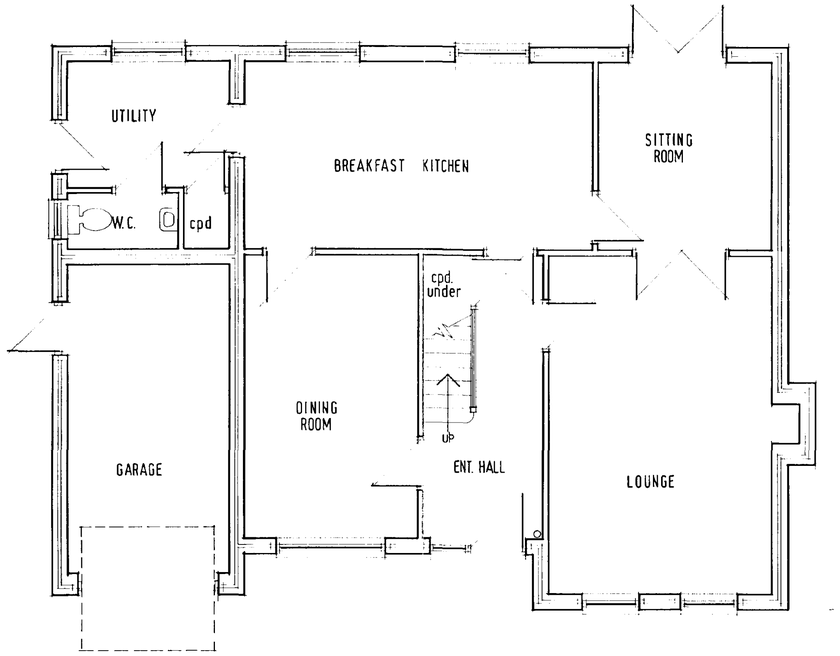
REV	DESCRIPTION	DATE	BY

SCALE	DRAWN
1:100 / 1:50	A J F
DATE	**DRAWING No.**
04/96	96004/P7

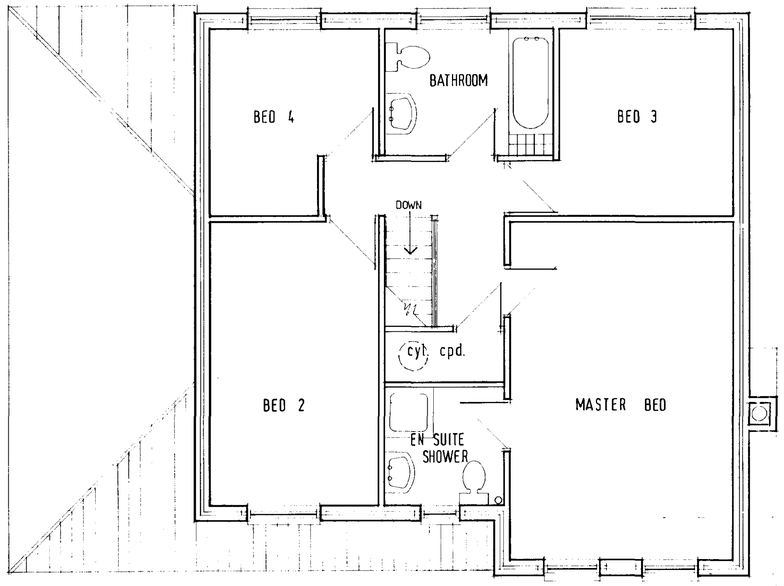
This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without consent of Broadgate Builders (Spalding) Ltd.



PROPOSED ELEVATIONS



GROUND FLOOR



FIRST FLOOR

Broadgate Homes
Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 1

SITE PLAN

DRAWING

FLOOR LAYOUTS
ELEVATIONS

SOUTH HOLLAND DC
HOUSING & PLANNING
15 APR 1996
Ref: 0328/96

REV	DESCRIPTION	DATE	BY

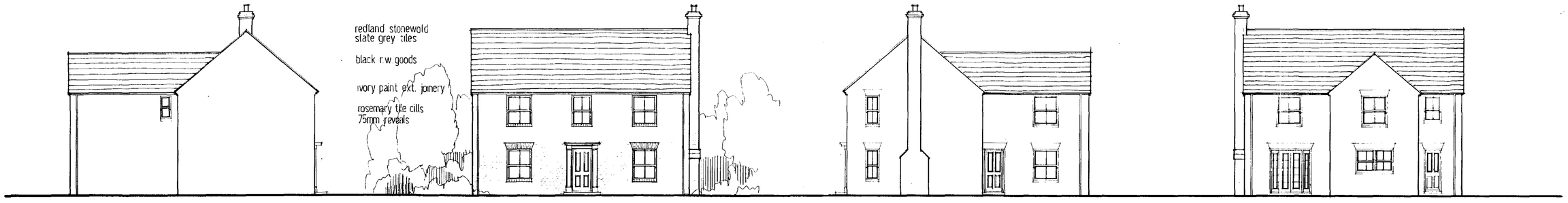
SCALE 1:50 ; 1:100

DRAWN stan j. finch

DATE 01/96

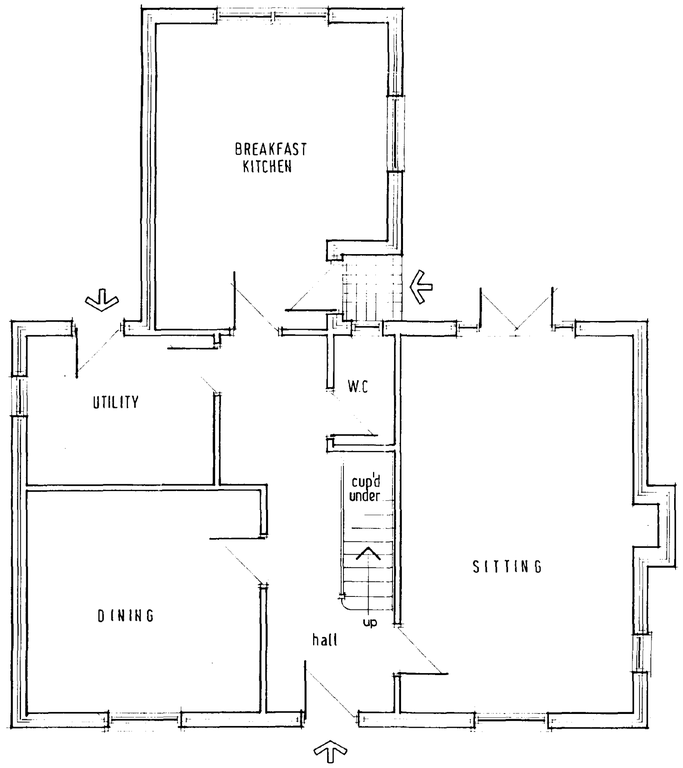
DRAWING No. 96004 P1

This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without consent of Broadgate Builders (Spalding) Ltd.

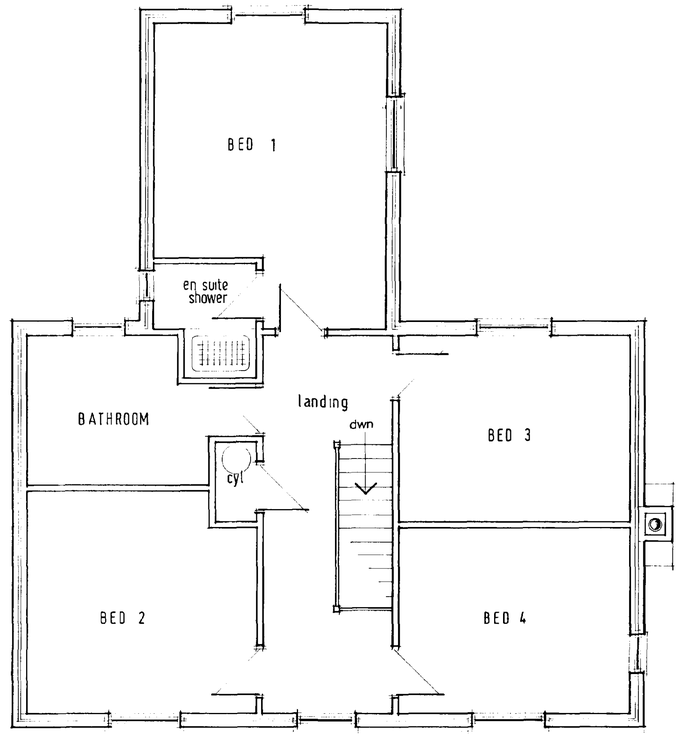


S I D E north-east | F R O N T north-west | S I D E south-west | R E A R south-east

P R O P O S E D E L E V A T I O N S 1 : 100 S C A L E



GROUND FLOOR



FIRST FLOOR

Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 2

DRAWING

FLOOR LAYOUTS
ELEVATIONS

SOUTH HOLLAND DC
HOUSING & PLANNING
15 APR 1996
Ref: 0328/96.

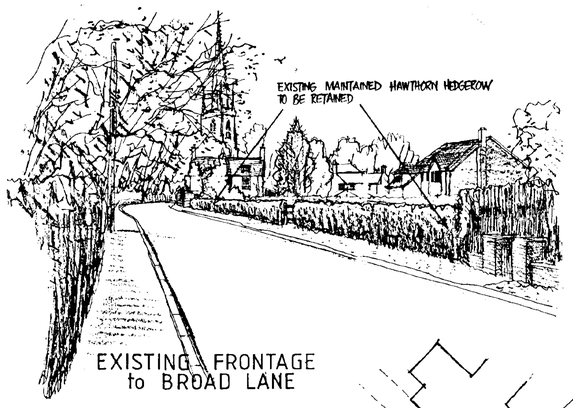
REV	DESCRIPTION	DATE	BY

SCALE 1:50 1:100

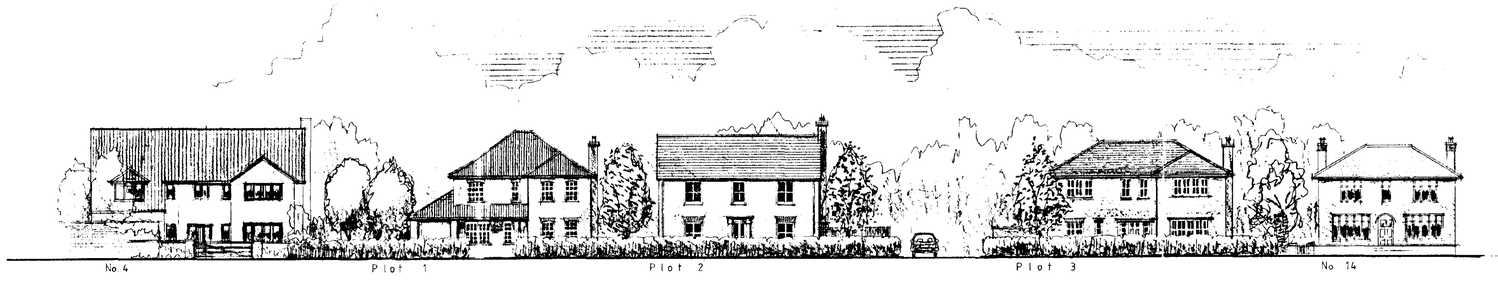
DRAWN Alan J Fincu.

DATE 01/96

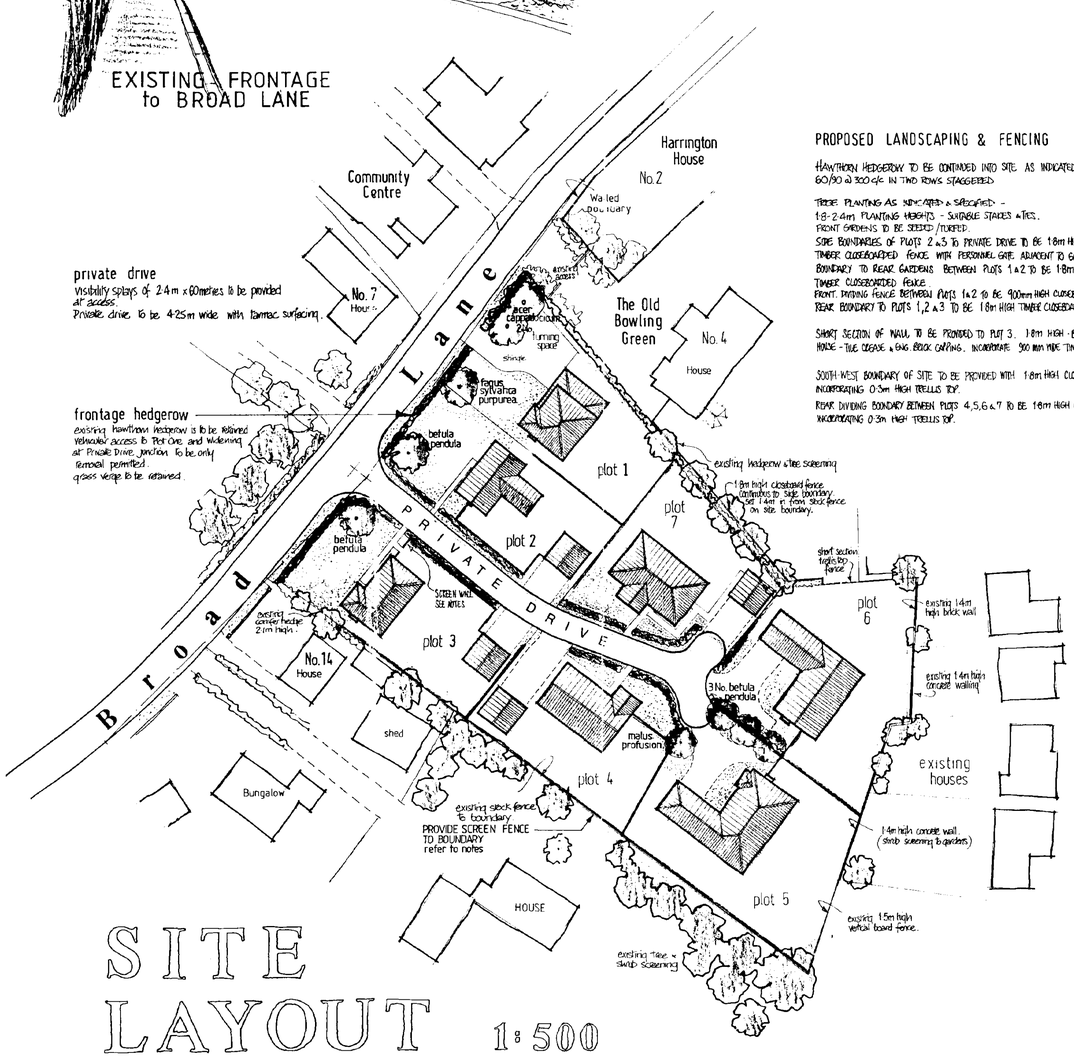
DRAWING No. 96004 / P2



EXISTING FRONTAGE to BROAD LANE



Broad Lane Frontage



SITE LAYOUT 1:500

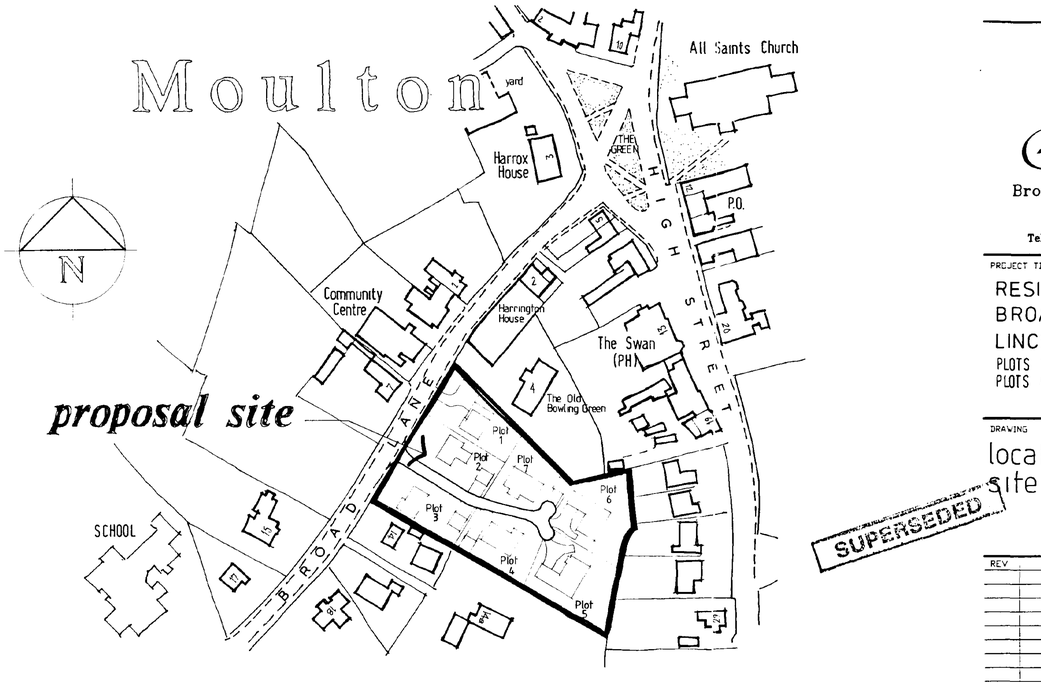
PROPOSED LANDSCAPING & FENCING

HAWTHORN HEDGEROW TO BE CONTINUED INTO SITE AS INDICATED 60/90 @ 300 c/c IN TWO ROWS STAGGERED

TREE PLANTING AS INDICATED & SPECIFIED -
1.8-2.4m PLANTING HEIGHTS - SUITABLE STAKES & TIES.
FRONT GARDENS TO BE SEEDED / TURFED.
SIDE BOUNDARIES OF PLOTS 2 & 3 TO PRIVATE DRIVE TO BE 1.8m HIGH TIMBER CLOSEBOARDED FENCE WITH PERSONNEL GATE ADJACENT TO GARAGES.
BOUNDARY TO REAR GARDENS BETWEEN PLOTS 1 & 2 TO BE 1.8m HIGH TIMBER CLOSEBOARDED FENCE.
FRONT PAVING FENCE BETWEEN PLOTS 1 & 2 TO BE 900mm HIGH CLOSEBOARD FENCE.
REAR BOUNDARY TO PLOTS 1,2 & 3 TO BE 1.8m HIGH TIMBER CLOSEBOARD FENCE.

SHORT SECTION OF WALL TO BE PROVIDED TO PLOT 3. 1.8m HIGH - BLOCKS AS HOUSE - TILE COPING & BAG BRICK CAPPING. INCORPORATE 900 MM WIDE TIMBER GATE.

SOUTH WEST BOUNDARY OF SITE TO BE PROVIDED WITH 1.8m HIGH CLOSEBOARD FENCE INCORPORATING 0.3m HIGH TRELLIS TOP.
REAR DIVIDING BOUNDARY BETWEEN PLOTS 4,5,6 & 7 TO BE 1.8m HIGH CLOSEBOARD FENCE INCORPORATING 0.3m HIGH TRELLIS TOP.



LOCATION PLAN 1:1250

SUPERSEDED

BROADGATE EXCLUSIVES

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON
LINCS.
PLOTS 1-3 FOUR BEDROOMED HOUSES
PLOTS 4-7 THREE BEDROOMED BUNGALOWS

DRAWING

location plan
site layout

SOUTH HOLLAND DC HOUSING & PLANNING
15 APR 1996
Ref: 0328/96

REV	DESCRIPTION	DATE	BY

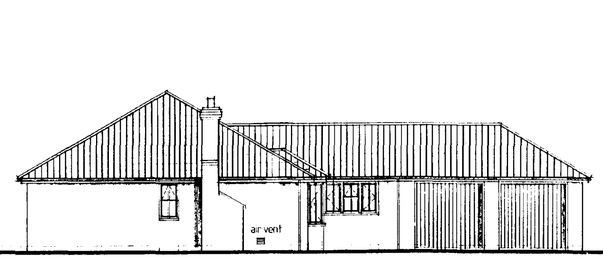
SCALE 1:1250 / 1:500 / 1:200

DRAWN alan j. finch

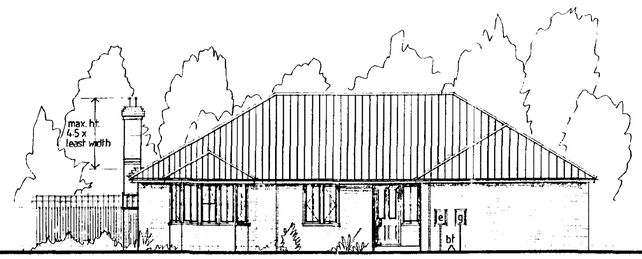
DATE 02/96

DRAWING No. 96004/001

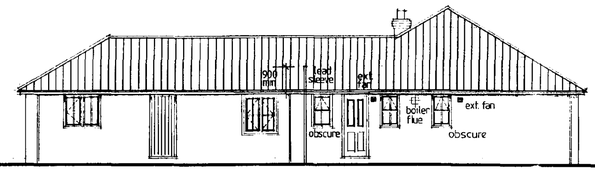
This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without consent of Broadgate Builders (Spalding) Ltd.



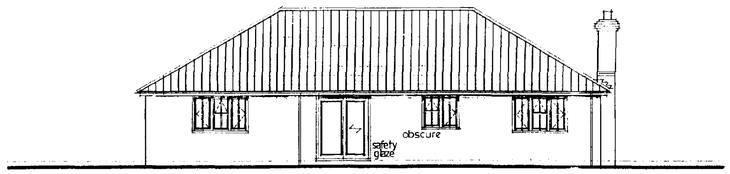
side



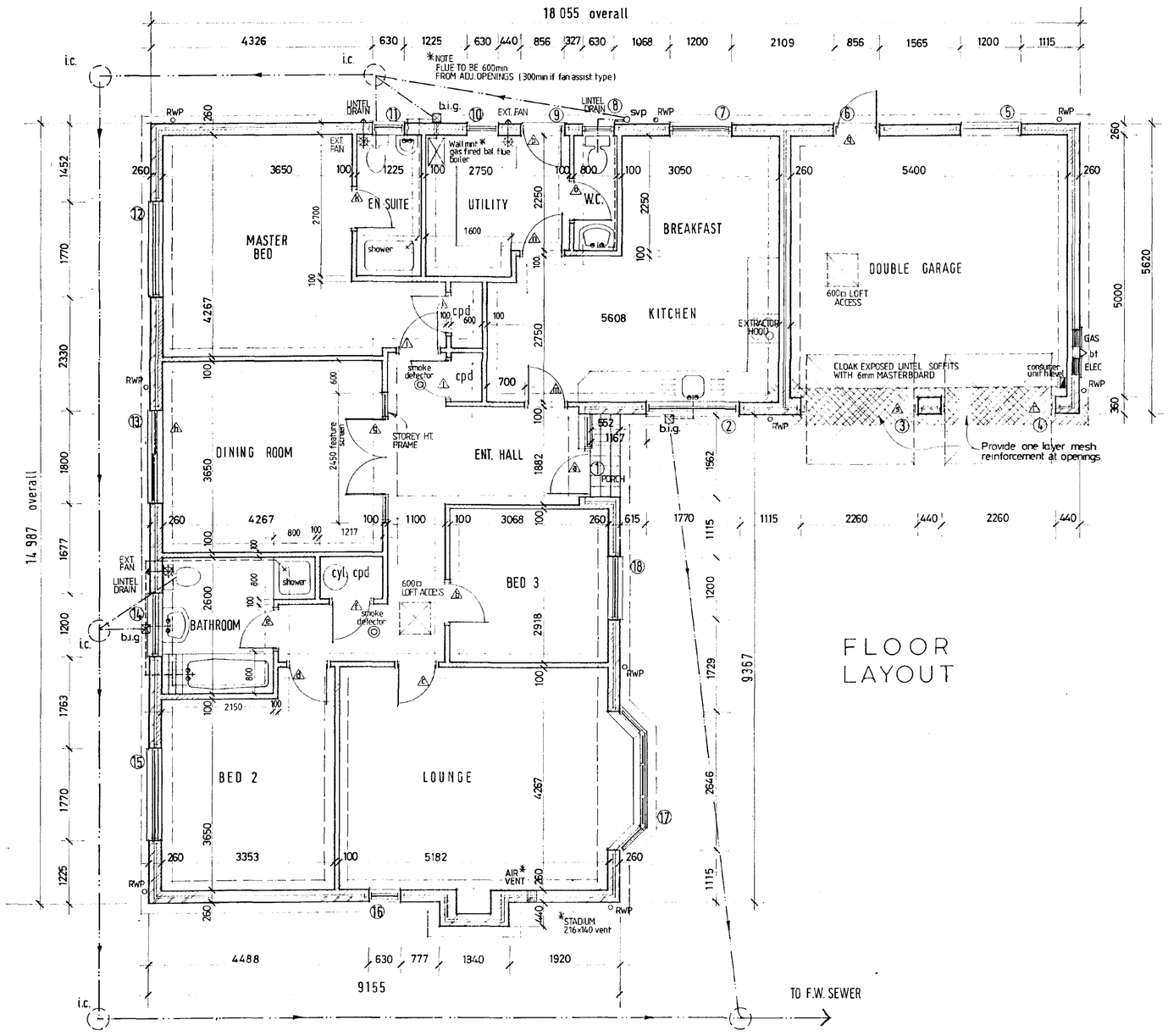
front



side



rear



FLOOR LAYOUT

DOOR, WINDOW & LINTEL SCHEDULE PLOT 5

ref	description	lintel ref
1	ENT. DOOR & WINDOW 2'9"DOOR/630×1350 window	L1/S 1950
2	WINDOW 1770 ×1050 deep	L1/S 2100
3	GARAGE DOOR UF 7070N FRAME	L1/S 2700
4	GARAGE DOOR UF 7070N FRAME	L1/HD 2700
5	WINDOW 1200 ×1050 deep	L1/HD 1500
6	PERSONNEL DOOR GARAGE FX26M frame	L1/S 1200
7	WINDOW 1200 × 1350 deep	L1/S 1500
8	WINDOW 630 × 1050 deep	L1/HD 1050
9	REAR ENT. DOOR 856×2100 high opening	L1/S 1200
10	WINDOW 630 × 1050 deep	L1/S 1050
11	WINDOW 630 × 1050 deep	L1/S 1050
12	WINDOW 1770 × 1200 deep	L1/HD 2100
13	PATIO DOORS 1800 × 2100 high opening	L1/S 2250
14	WINDOW 1200×1050 deep	L1/S 1500
15	WINDOW 1770 × 1200 deep	L1/HD 2100
16	WINDOW 630 × 1350 deep	L1/S 1050
17	SPLAY BAY 1350 deep windows	L1/HD 3000
18	WINDOW 1200 × 1200 deep	L1/S 1500

windows to be pvc u double glazed opening lights as indicated on elevations
trickle vents incorporated as required.
safety glass as required inc. identification Part N. Build. Regs.
INTERNAL LINTELS TO BE I.G. INT. 100 1100 long EXCEPT REF. 4 STOREY FRAME (NO LINTEL REQUIRED)

Broadgate Homes

0328/96

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 5 AMENDED PLAN
Ref. A1

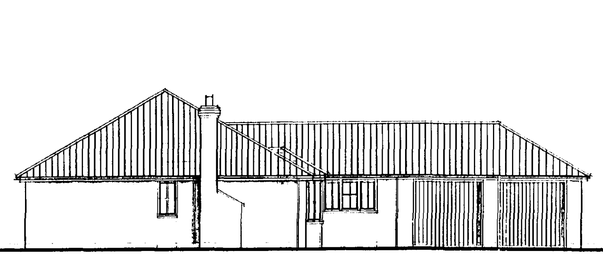
DRAWING

FLOOR LAYOUT
ELEVATIONS
AS AMENDED

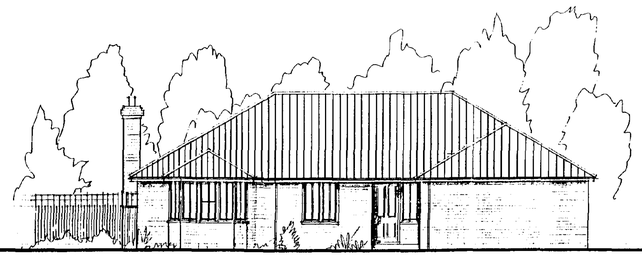
REV	DESCRIPTION	DATE	BY
A.	LAYOUT REVISED TO INCORPORATE W.C.	JAN 97	AF

SCALE 1:100 / 1:50
DRAWN A J F
DATE 04/96
DRAWING No. 96004/P5

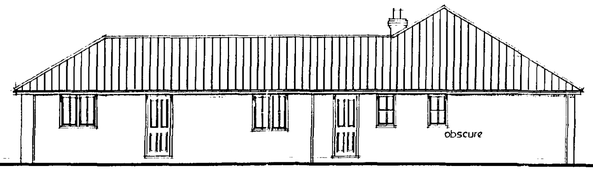
This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without consent of Broadgate Builders (Spalding) Ltd.



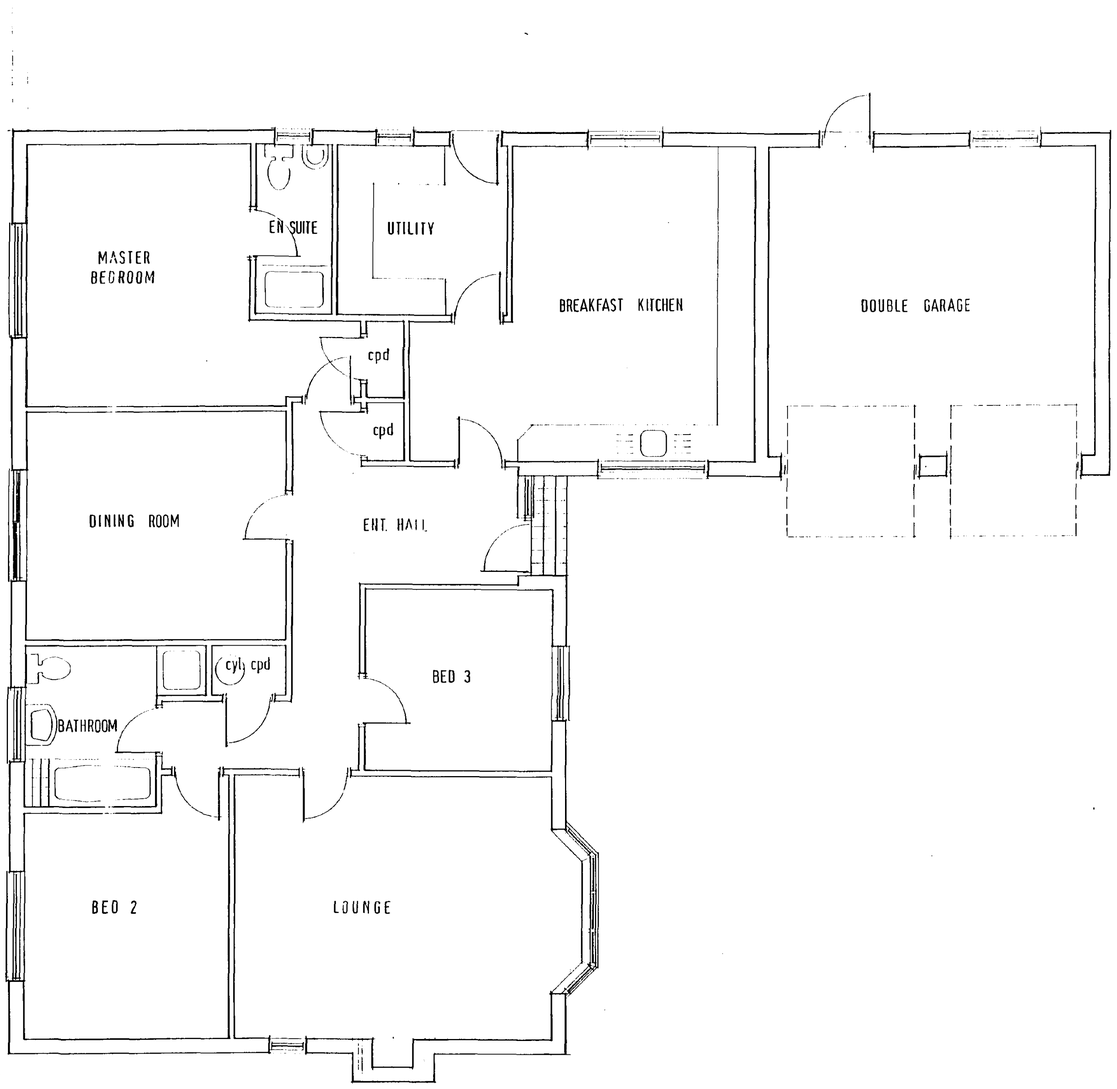
side

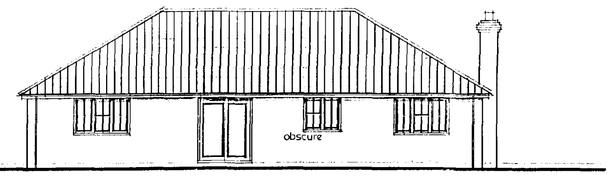


front



side





rear

0328/96

Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 5

AMENDED PLAN
Ref. A1

DRAWING

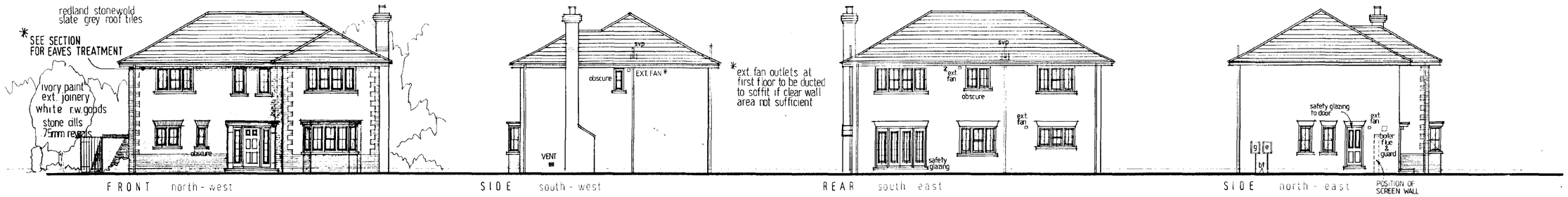
FLOOR LAYOUT
ELEVATIONS

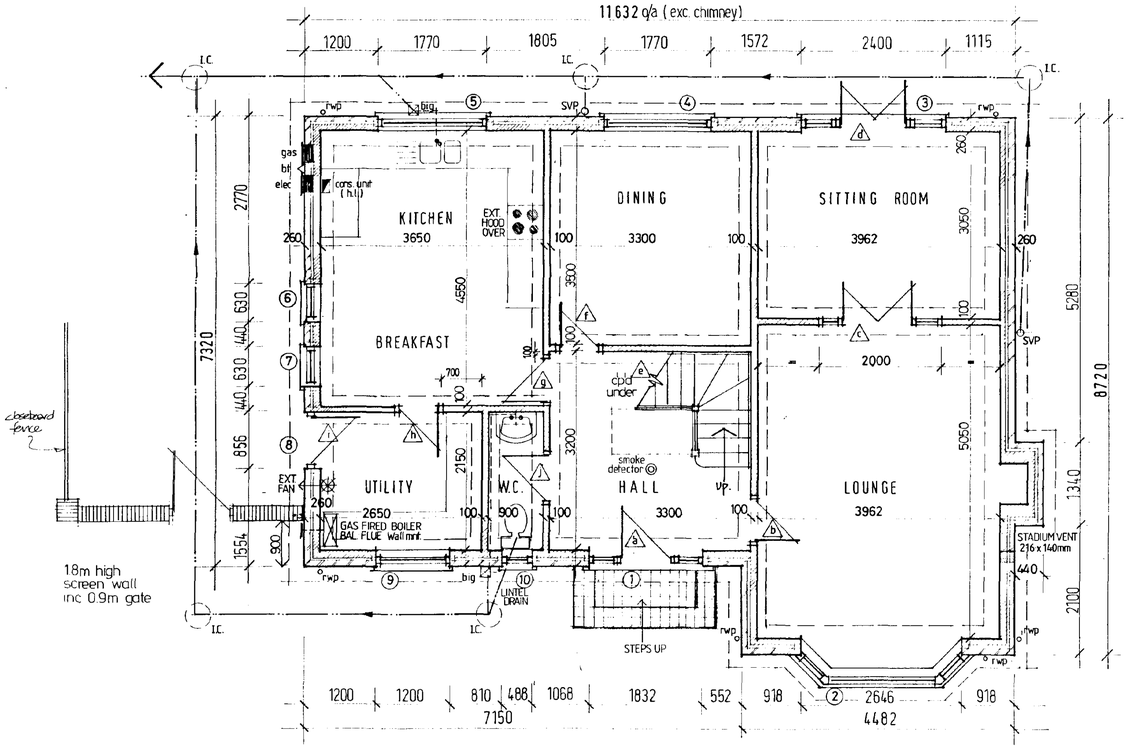
ORIGINAL AS APPROVED

REV	DESCRIPTION	DATE	BY

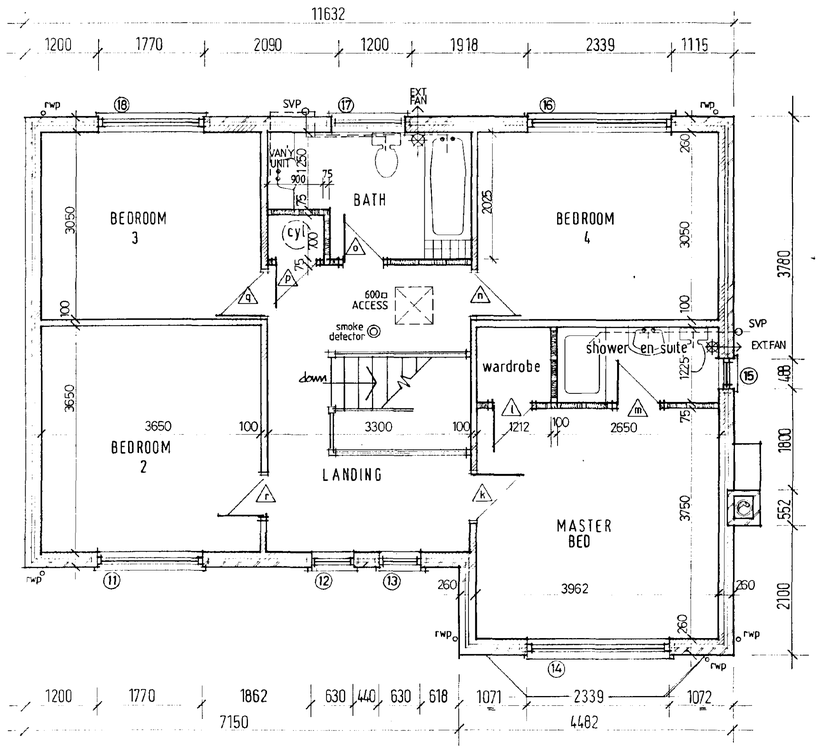
SCALE	DRAWN
1:100 / 1:50	AJF
DATE	**DRAWING No.**
04/96	96004/P5

This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without consent of Broadgate Builders (Spalding) Ltd.





GROUND FLOOR



FIRST FLOOR

INTERNAL LINTEL SCHEDULE - PLOT 3

REF	LINTEL type & length
b	BOX 75 1200
c	BOX 100 2250
f	INT. 100 1100
g	BOX 75 1200
h	INT 100 1100
j	BOX 75 1200
n	INT 100 1100
q	INT 100 1100
r	INT 100 1100

other internal lintels to be timber in stud partitions

DOOR WINDOW & LINTEL SCHEDULE - PLOT 3

REF	DESCRIPTION (boulton & paul ref.)	LINTEL type & length
1	ENT. FRAME / SIDELIGHTS FED 180 / 29BB	L1/HD 2100
2	SPLAY BAY- SP3 / C113C/C313CDC/C113C	L1/HD 3000
3	FRENCH CASEMENT/ S'LIGHTS FCP240/SL55B	L1/S 2700
4	WINDOW C313CDC	L1/S 2100
5	WINDOW C310CDC	L1/S 2100
6	WINDOW C113C as cat.	L1/S 900
7	WINDOW C113C opp cat.	L1/S 900
8	ENT. DOOR FN26M FRAME	L1/S 1200
9	WINDOW C210CC	L1/S 1500
10	WINDOW HN10D	L1/S 750
11	WINDOW C312CDC	L1/HD 2100
12	WINDOW C113C as cat.	L1/S 900
13	WINDOW C113C opp cat.	L1/S 900
14	WINDOW C412CDDC	L1/S 2700
15	WINDOW HN10D	L1/S 750
16	WINDOW C412CDDC	L1/HD 2700
17	WINDOW C210CD	L1/S 1500
18	WINDOW C312CDC	L1/HD 2100

Broadgate Homes

0328/96

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 3 AMENDED PLAN Ref. A1

DRAWING

FLOOR LAYOUTS
ELEVATIONS
A1 AMENDED.

REV.	DESCRIPTION	DATE	BY

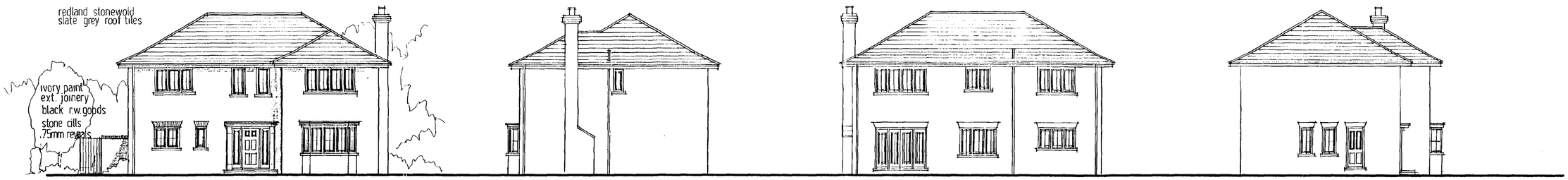
SCALE 1:50 ; 1:100

DRAWN

DATE 01/96

DRAWING No. 96004 / P3 REV.

This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without consent of Broadgate Builders (Spalding) Ltd.

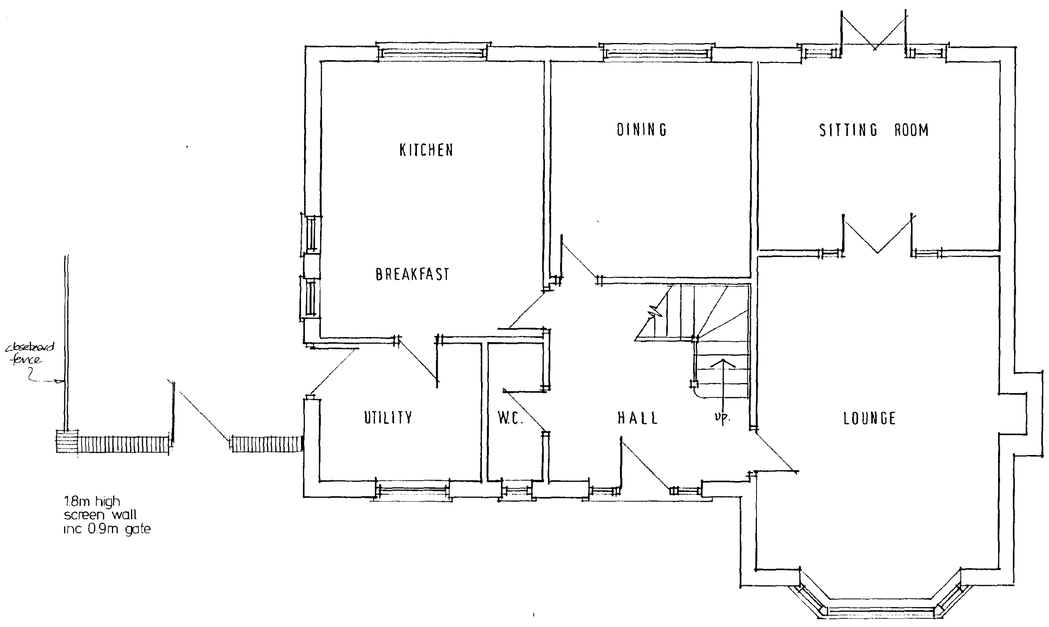


FRONT north - west

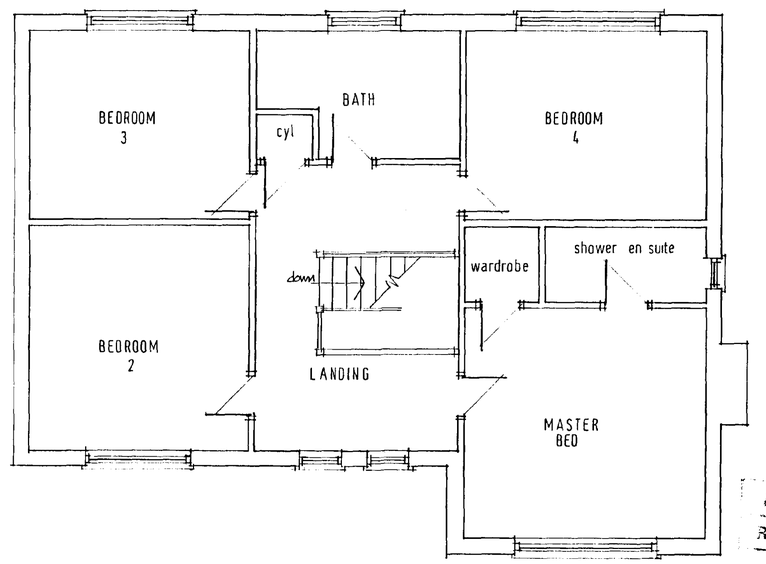
SIDE south - west

REAR south east

SIDE north - east



GROUND FLOOR



FIRST FLOOR

0328/96

ARENDED PLAN
Ref. A1

Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE
RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 3

DRAWING
FLOOR LAYOUTS
ELEVATIONS
ORIGINAL AS APPROVED

REV	DESCRIPTION	DATE	BY

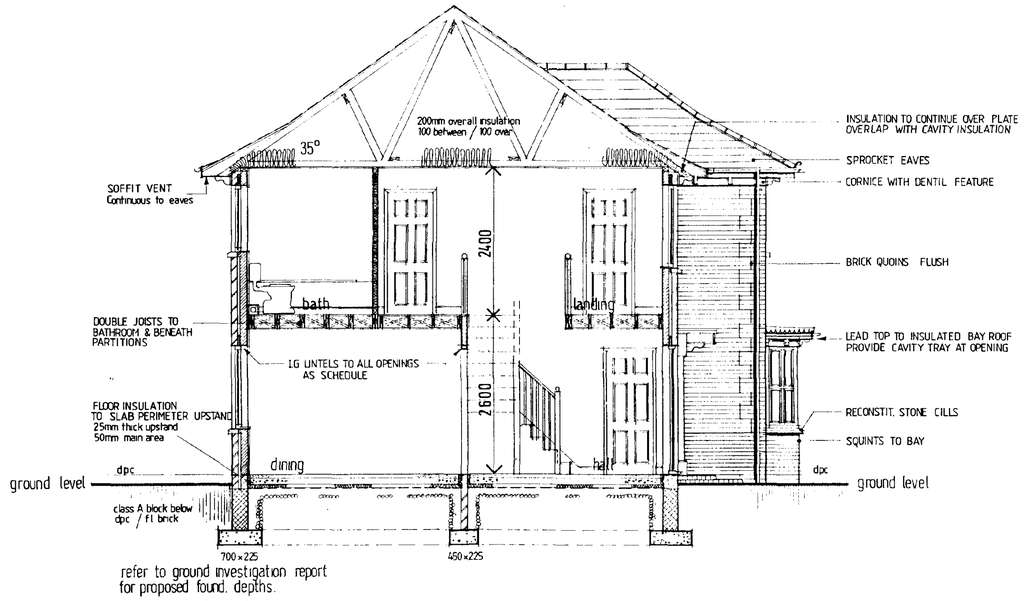
SCALE 1:50 ; 1:100

DRAWN

DATE 01/96

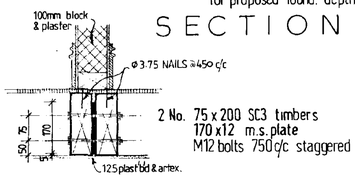
DRAWING No. 96004 / P3

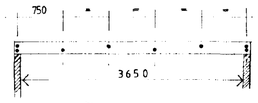
This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without consent of Broadgate Builders (Spalding) Ltd.



refer to ground investigation report for proposed found. depths.

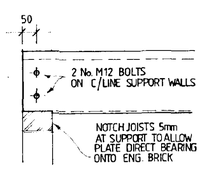
SECTION





BOLTING REQUIREMENT
TO FLITCH BEAM
TOTAL 8 No. M12 BOLTS

FLITCH BEAM DETAIL

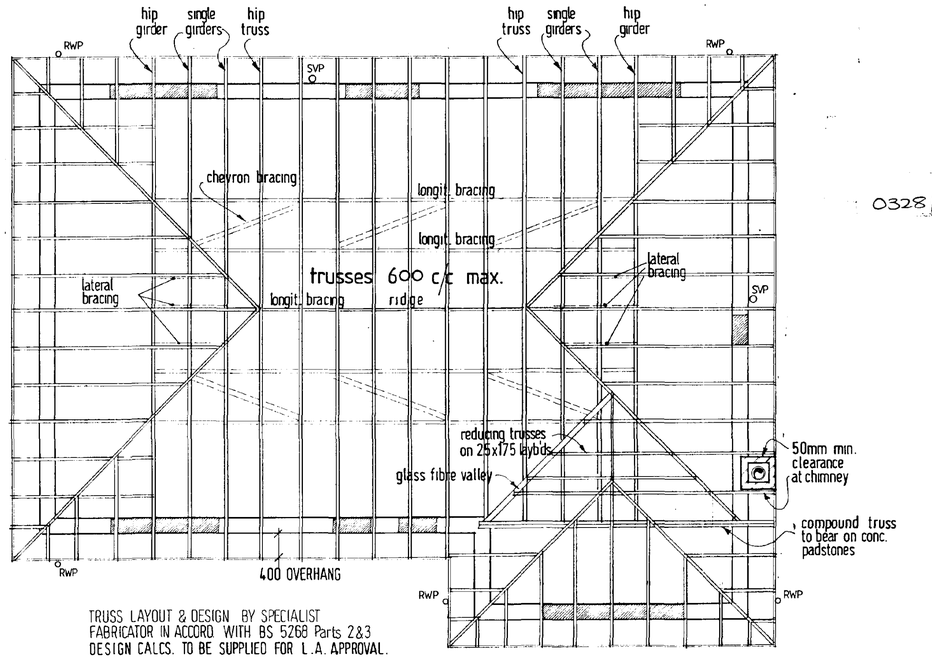


* NOTE DOUBLE JOIST SETTING OUT DIMENSIONS ARE TO CENTRELINE OF JOISTS i.e centreline of supported wall – check first floor layout

FLOOR JOISTS 50 x 200 SC3 grade
400 c/c max.

ALL DOUBLE JOISTS BOLTED TOGETHER INC. STAIR TRIMMERS. 600 c/c M12 bolts

JOIST



TRUSS LAYOUT & DESIGN BY SPECIALIST
FABRICATOR IN ACCORD WITH BS 5268 Parts 2&3
DESIGN CALCS. TO BE SUPPLIED FOR L.A. APPROVAL.

ROOF

0328/96

Broadgate Exclusives
Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE
RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON
plot 3

AMENDED PLAN
Ref. A1

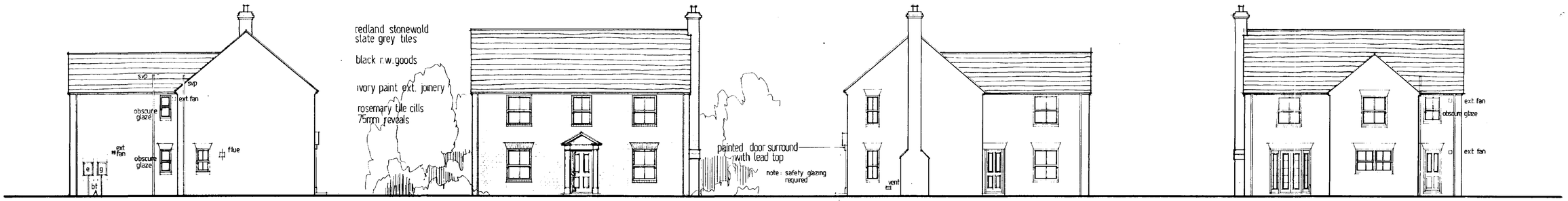
DRAWING
joist
roof
section

As AMENDED (SHOWING DETAIL)

REV	DESCRIPTION	DATE	BY

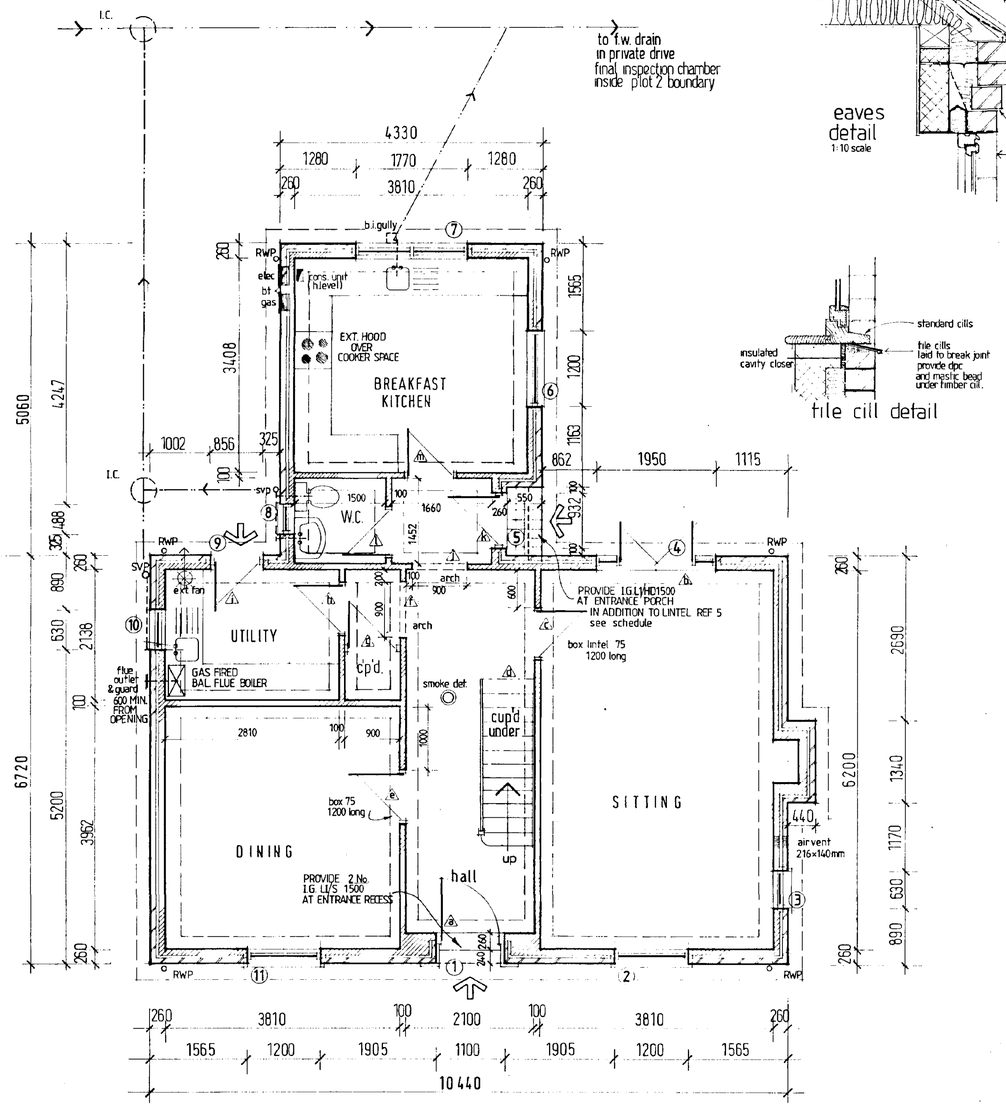
SCALE 1:50
DRAWN alan j finch
DATE JAN 1997
DRAWING No. 96004/P3/2

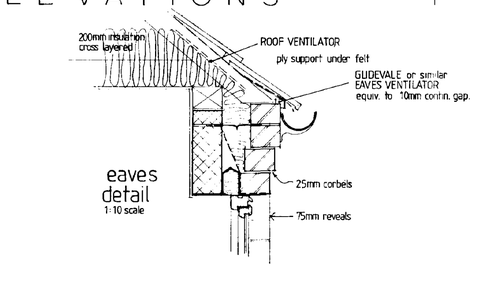
This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without consent of Broadgate Builders (Spalding) Ltd.



SIDE north-east — FRONT north-west — SIDE south-west — REAR south-east

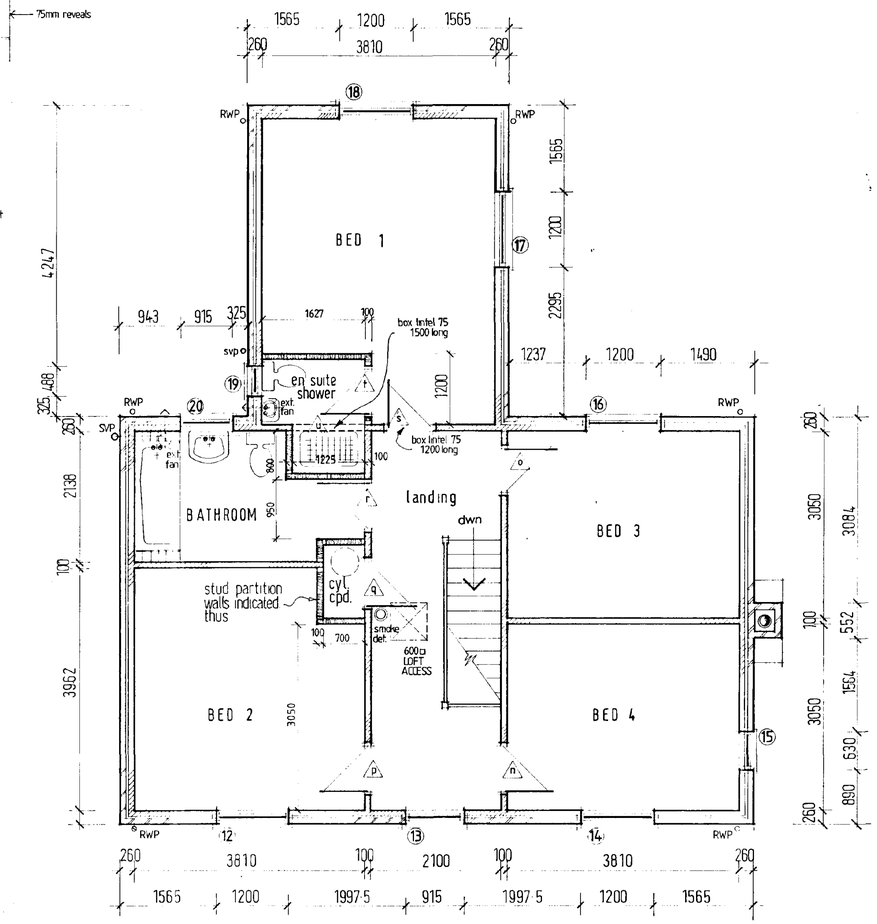
PROPOSED ELEVATIONS 1 : 100 SCALE





eaves detail 1:10 scale

tile cill detail



FIRST FLOOR

INTERNAL LINTELS

ref e box lintel 75 1200 long
ref c " " " "
ref s " " " "
ref u box lintel 75 1500 long

ALL OTHER INTERNAL MASONRY OPENINGS USE INTERNAL 100/1100 long

DOOR, WINDOW & LINTEL SCHEDULE PLOT 2

REF	DESC. Boulton & Paul		LINTEL I.G.
1	ent. door 1100w x2100h for 3' WIDE DOOR (all p made)		2 No L1S 1500
2	window	SRV215	L1S 1500
3	window	SRV115	L1S 1050
4	french casement	FCP195	L1S 2250 *
5	ent. door	FN29M	1No L1S 1350 & L1HD 1500
6	window	SRV215	L1S 1500
7	window	SRV4N10	L1S 2100
8	window	SRN10	L1S 900
9	ent. door	FN26M	L1S 1200
10	window	SRV110	L1S 1050
11	window	SRV215	L1S 1500
12	window	SRV213	L1S 1500
13	window	SRV2N13	L1S 1350
14	window	SRV213	L1S 1500
15	window	SRV113	L1S 1050
16	window	SRV213	L1S 1500
17	window	SRV213	L1S 1500
18	window	SRV213	L1S 1500
19	window	SRN10	L1S 900
20	window	SRV2N10	L1S 1350

* REFER TO LAYOUT FOR CLARIFICATION

Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

REF 0328/96

ADDITIONAL PLAN Ref. A1

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 2

DRAWING

FLOOR LAYOUTS
ELEVATIONS
AS AMENDED.

REV.	DESCRIPTION	DATE	BY
A	REVISED INTERNAL LAYOUT EXTERNALLY - W.C. WINDOW RE-POSITIONED TO N.E. ELEVATION. FRONT DOOR & SURROUND REVISED DESIGN	FEB 97	ajf
B	LINTEL SCHEDULE AMENDED IN ACCORD. WITH I.G. SPEC.	March 97	ajf

SCALE 1:50 1:100

DRAWN alan j finch.

DATE 01/96

DRAWING No. 96004 / P2

This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without consent of Broadgate Builders (Spalding) Ltd.



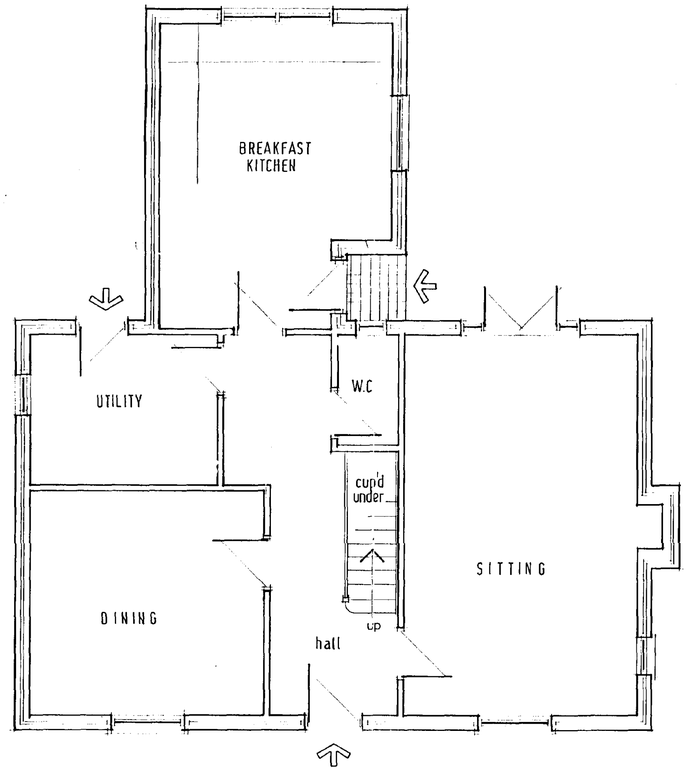
S I D E north-east

F R O N T north-west

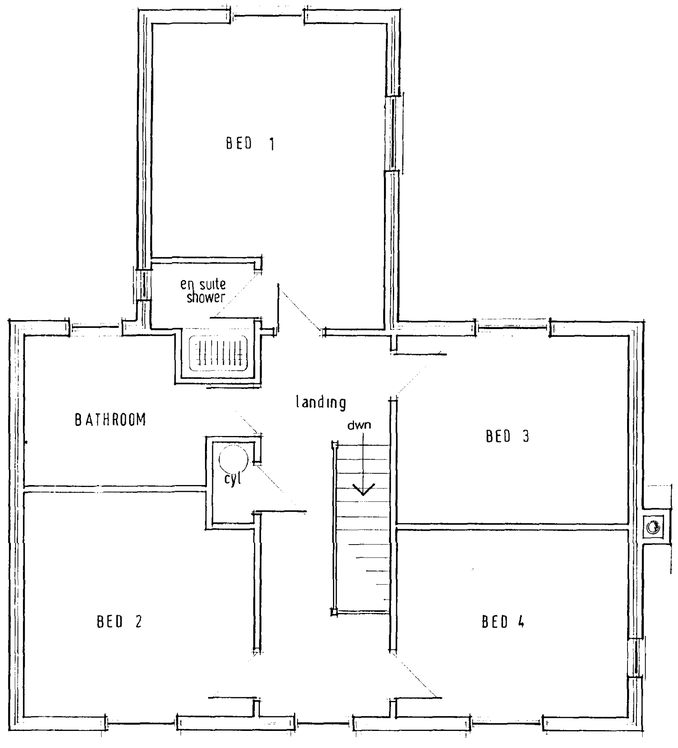
S I D E south-west

R E A R south-east

P R O P O S E D E L E V A T I O N S 1 : 100 S C A L E



G R O U N D F L O O R



F I R S T F L O O R

0328/96

APPROVED PLAN
Ref. A1

Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON

PLOT 2

DRAWING

FLOOR LAYOUTS
ELEVATIONS
AS APPROVED ORIGINAL.

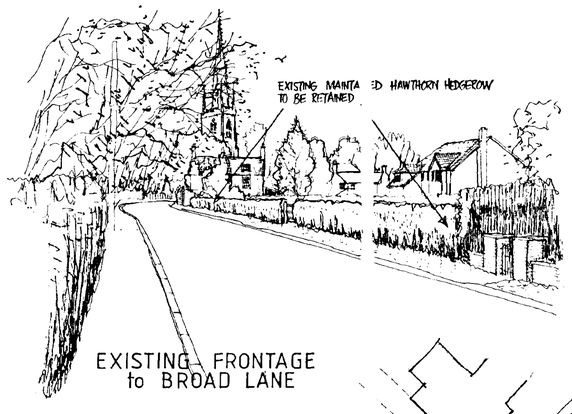
REV	DESCRIPTION	DATE	BY

SCALE 1:50 1:100

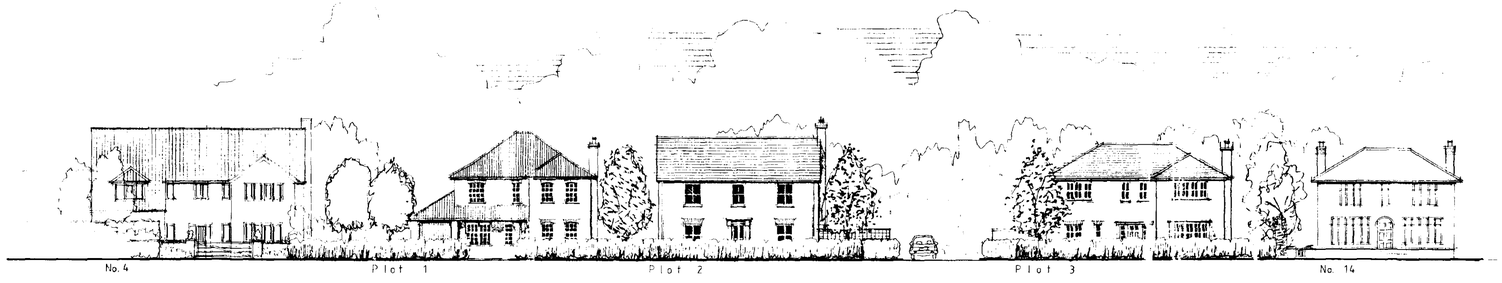
DRAWN Alan J Finch

DATE 01/96

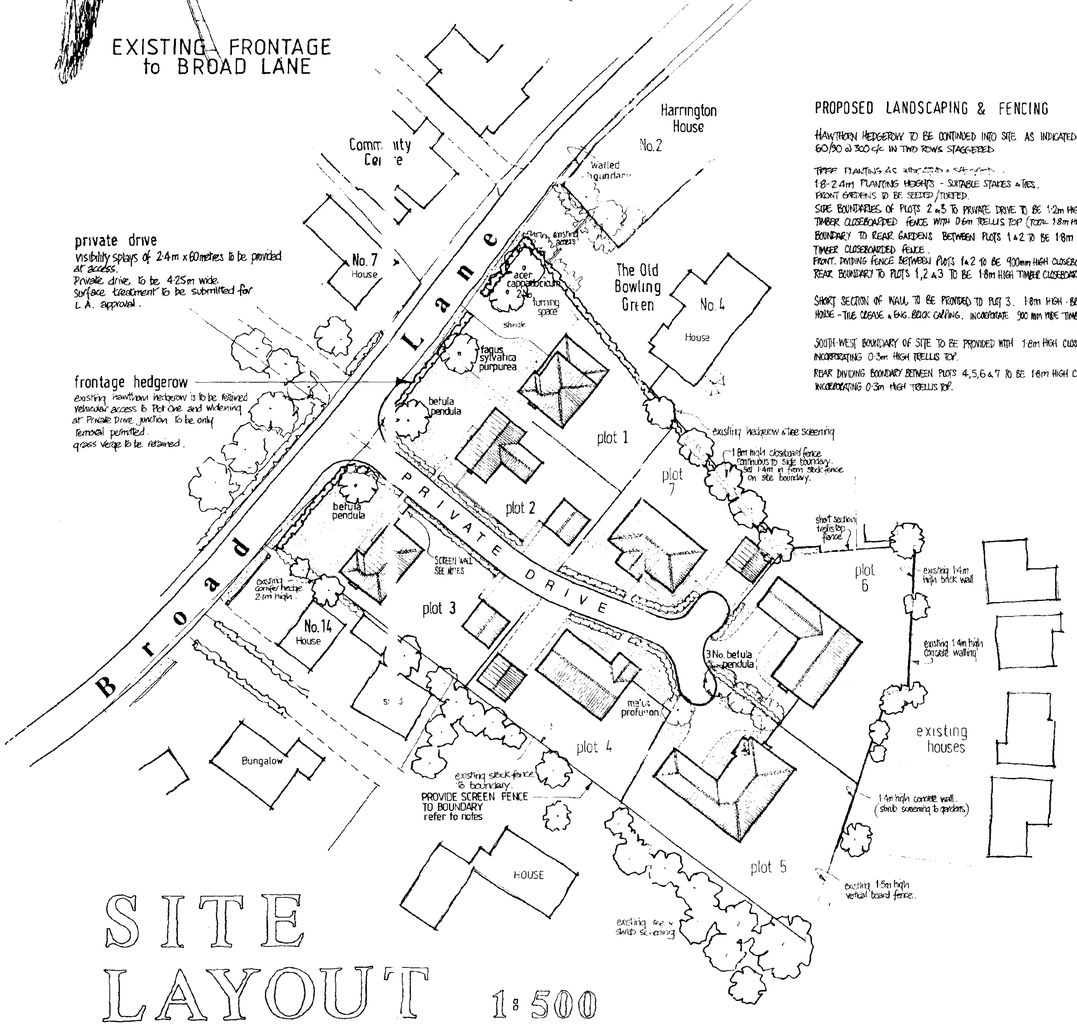
DRAWING No. 96004 / P2



EXISTING FRONTAGE to BROAD LANE



Broad Lane Frontage



SITE LAYOUT 1:500

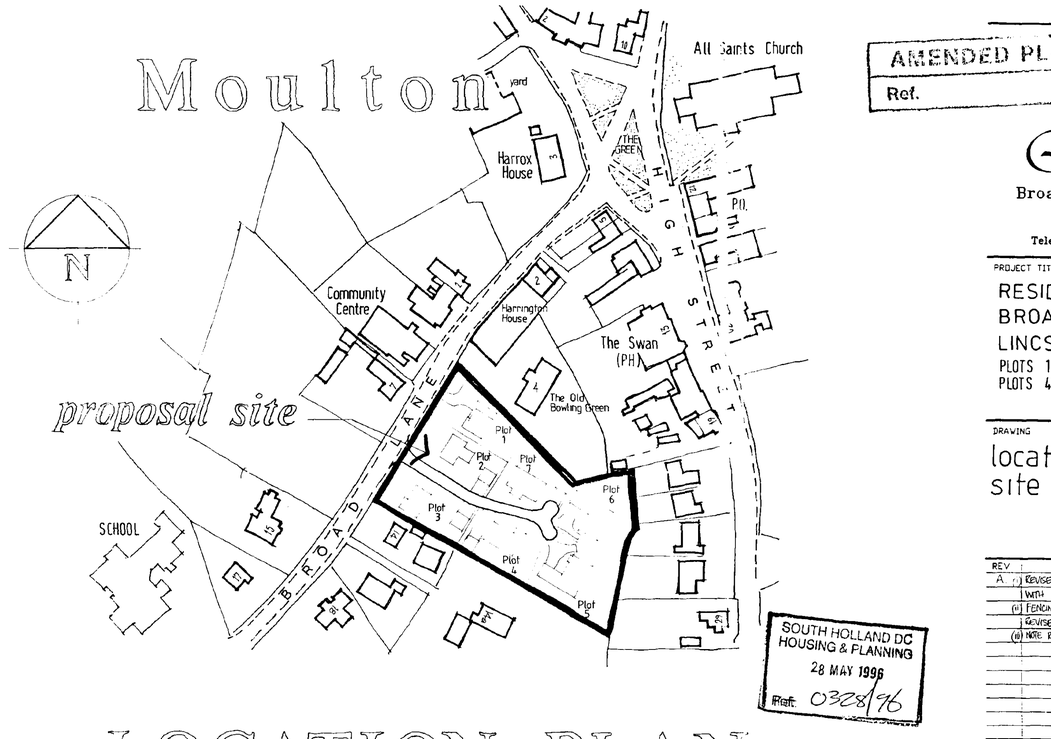
PROPOSED LANDSCAPING & FENCING

HAWTHORN HEDGEROW TO BE CONTINUED INTO SITE AS INDICATED
60/80 cl 300 c/c IN TWO ROWS STAGGERED

TIMBER PLANTERS AS SPECIFIED & SET OUT
1.8-2.4m PLANTING HEIGHTS - SUITABLE STAKES & TIES.
FRONT GARDENS TO BE SEEDED/TURFED.
SIDE BOUNDARIES OF PLOTS 2 & 3 TO PRIVATE DRIVE TO BE 1.2m HIGH
TIMBER CLOSEBOARDED FENCE WITH 0.6m TRELLIS TOP (TOTAL 1.8m HEIGHT) (PERSONNEL GATE ADJACENT GARAGE)
BOUNDARY TO REAR GARDENS BETWEEN PLOTS 1 & 2 TO BE 1.8m HIGH
TIMBER CLOSEBOARDED FENCE
FRONT DIVIDING FENCE BETWEEN PLOTS 1 & 2 TO BE 900mm HIGH CLOSEBOARD FENCE.
REAR BOUNDARY TO PLOTS 1,2 & 3 TO BE 1.8m HIGH TIMBER CLOSEBOARD FENCE.

SHORT SECTION OF WALL TO BE PROVIDED TO PLOT 3. 1.8m HIGH BRICK AS HOUSE - TILE CREASE & DAG. BRICK COPING. INCORPORATE 900 mm WIDE TIMBER GATE.

SOUTH-WEST BOUNDARY OF SITE TO BE PROVIDED WITH 1.8m HIGH CLOSEBOARD FENCE INCORPORATING 0.3m HIGH TRELLIS TOP.
REAR DIVIDING BOUNDARY BETWEEN PLOTS 4,5,6 & 7 TO BE 1.8m HIGH CLOSEBOARD FENCE INCORPORATING 0.3m HIGH TRELLIS TOP.



LOCATION PLAN 1:1250

SOUTH HOLLAND DC
HOUSING & PLANNING
28 MAY 1996
Draft 0328/96

AMENDED PLAN
Ref.

BROADGATE EXCLUSIVES

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

RESIDENTIAL DEVELOPMENT
BROAD LANE MOULTON
LINCS.
PLOTS 1 - 3 FOUR BEDROOMED HOUSES
PLOTS 4 - 7 THREE BEDROOMED BUNGALOWS

DRAWING

location plan
site layout

REV.	DESCRIPTION	DATE	BY
A	(i) REVISED TURNING HEAD TO PRIVATE DRIVE AS AGREED WITH L.C.C. HIGHWAYS.		
	(ii) FENCING SPECIFICATION RE. PLOTS 2 & 3 SIDE BOUNDARIES REVISED TO 1.2m CREOSOTED FENCE WITH 0.6m TRELLIS TOP.		
	(iii) NOTE RE. SURFACE TREATMENT OF PRIVATE DRIVE.	28.5.96	AJF

SCALE 1:1250 / 1:500 / 1:200 DRAWN alan j. fin

DATE 02/96 DRAWING No. 9600/1/001