NOTE;-

ALL SURFACE WATER WILL BE COLLECTED BY CRATE SOAKAWAYS.

ALL FOUL WATER TO BE VIA 150mm PIPEWORK ALONG PRIVATE ROADWAY TO CONNECT TO MAINS SEWAGE IN RIVER LANE.

LANDSCAPING, TREE PLANTING & FENCING SCHEME.

A - 1.8m high close boarded fence between properties reducing to 1.2m at frontage.

B - Lincolnshire Post & Rail Fencing at front of site.

C - Native mixed frontage hedging - 1.2m max height.

D - Private Individual Gravel Drives

E - Tarmac Private Shared Drive

F - Magnolia Tree (Magnolia Liliflora) feathered.

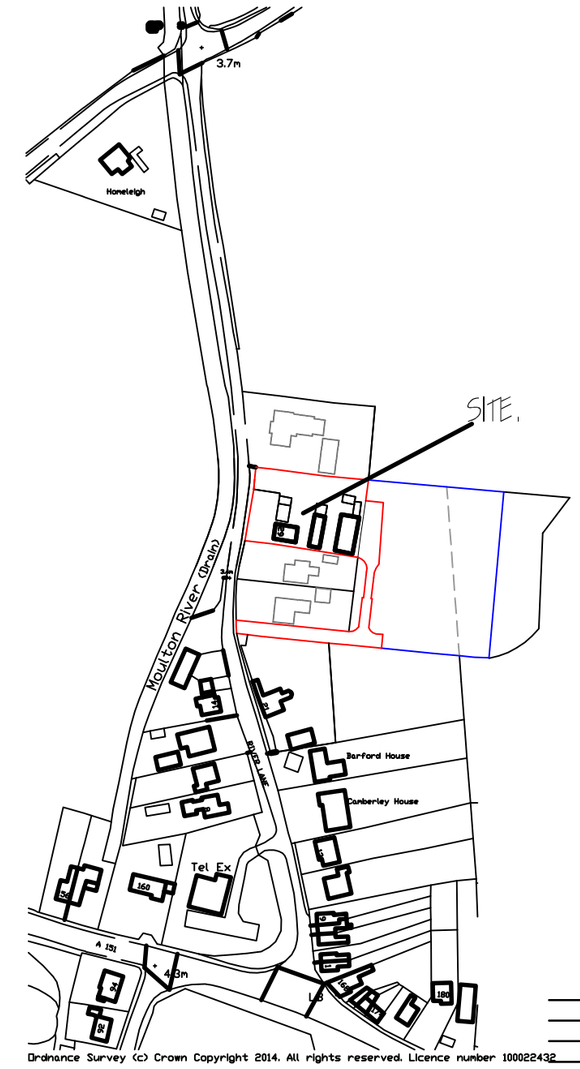
G - Slabbed patio and footpaths

H - Existing neighbours close boarded fence.

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.

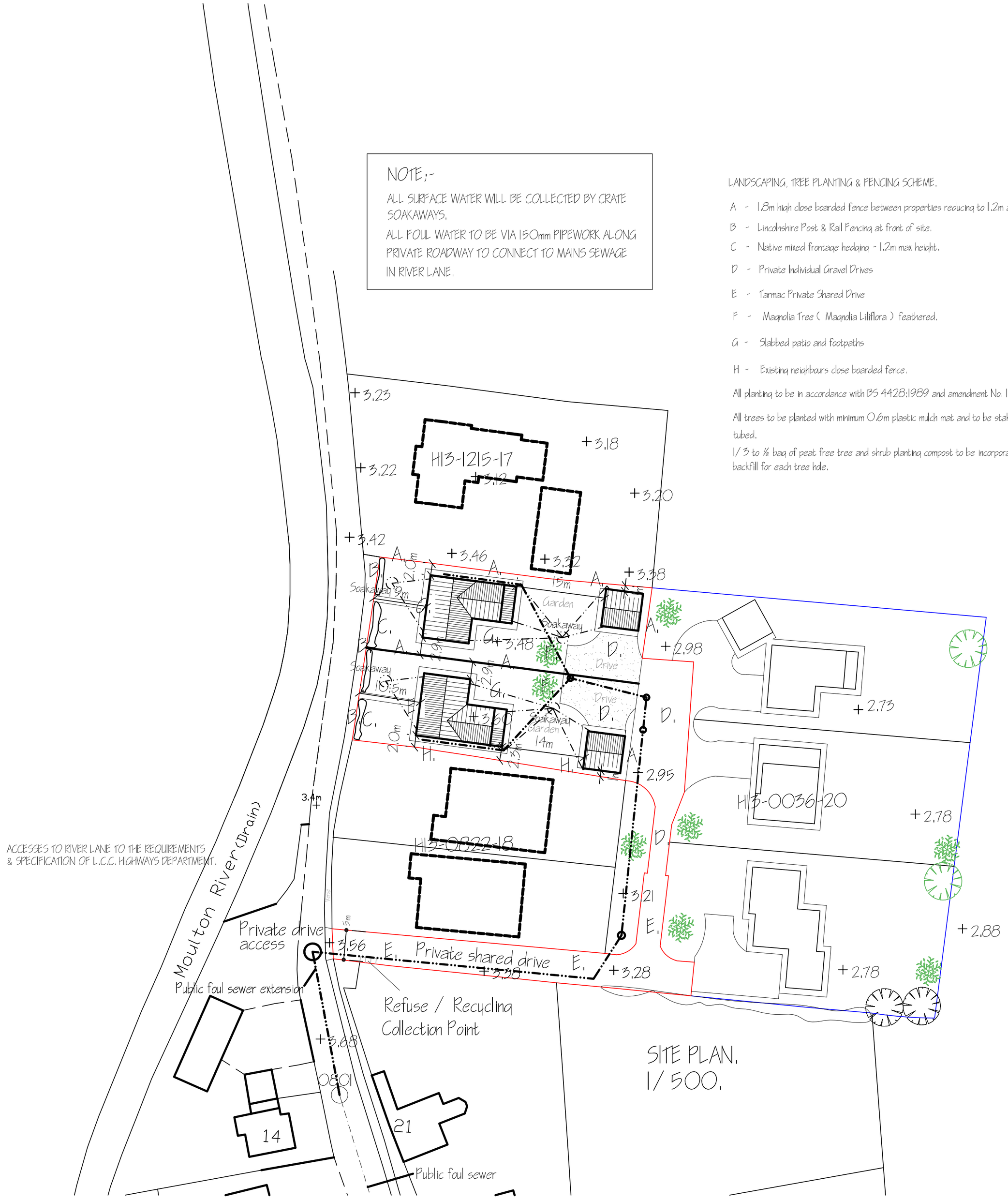
1/ 3 to ½ bag of peat free tree and shrub planting compost to be incorporated into backfill for each tree hole.



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LOCATION PLAN
1/ 2500

ref	revision	date
E	BUILDING REGULATIONS APPLICATION	APR '2020.
D	PLANNING APPLICATION.	JAN '2020.
C	GARAGES & DRIVES ALTERED.	NOV '19.
B	CLIENTS AMENDS - HOLBEX DESIGNS	OCT '19.
A	CLIENTS AMENDMENTS	SEPT '19.



SITE PLAN.
1/ 500.

NOTE :-

ALL LEVELS RELATE TO METRES ABOVE O. D. NEWLYN

NOTE :-

FINISHED FLOOR LEVELS TO BE AT 3.65 m ABOVE O. D. NEWLYN. WITH 300mm FLOOD RESILIENT & RESISTANT CONSTRUCTION TO BE USED.

DRIVEWAY CONSTRUCTION :-

The private driveway to be finished with tarmac and constructed so it will be able to support a fully laden Fire Appliance min. 17 Tonnes.

G. R. MERCHANT G R M

I.ENG AMICE FIWO

ARCHITECTURAL, STRUCTURAL AND LAND DRAINAGE CONSULTANTS

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Project
RESIDENTIAL DEVELOPMENT.
29 RIVER LANE.
MOULTON.
SPALDING. LINCS. PE12 6NX.

Client
MR R. SPENCELEY.

Drawing
LOCATION & SITE LAYOUT PLANS

Job Ref.	Drawing No.
3472-19.	01E.
Date	**Drawn**
FEBRUARY 2019.	SLD.

Scales
AS INDICATED.

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