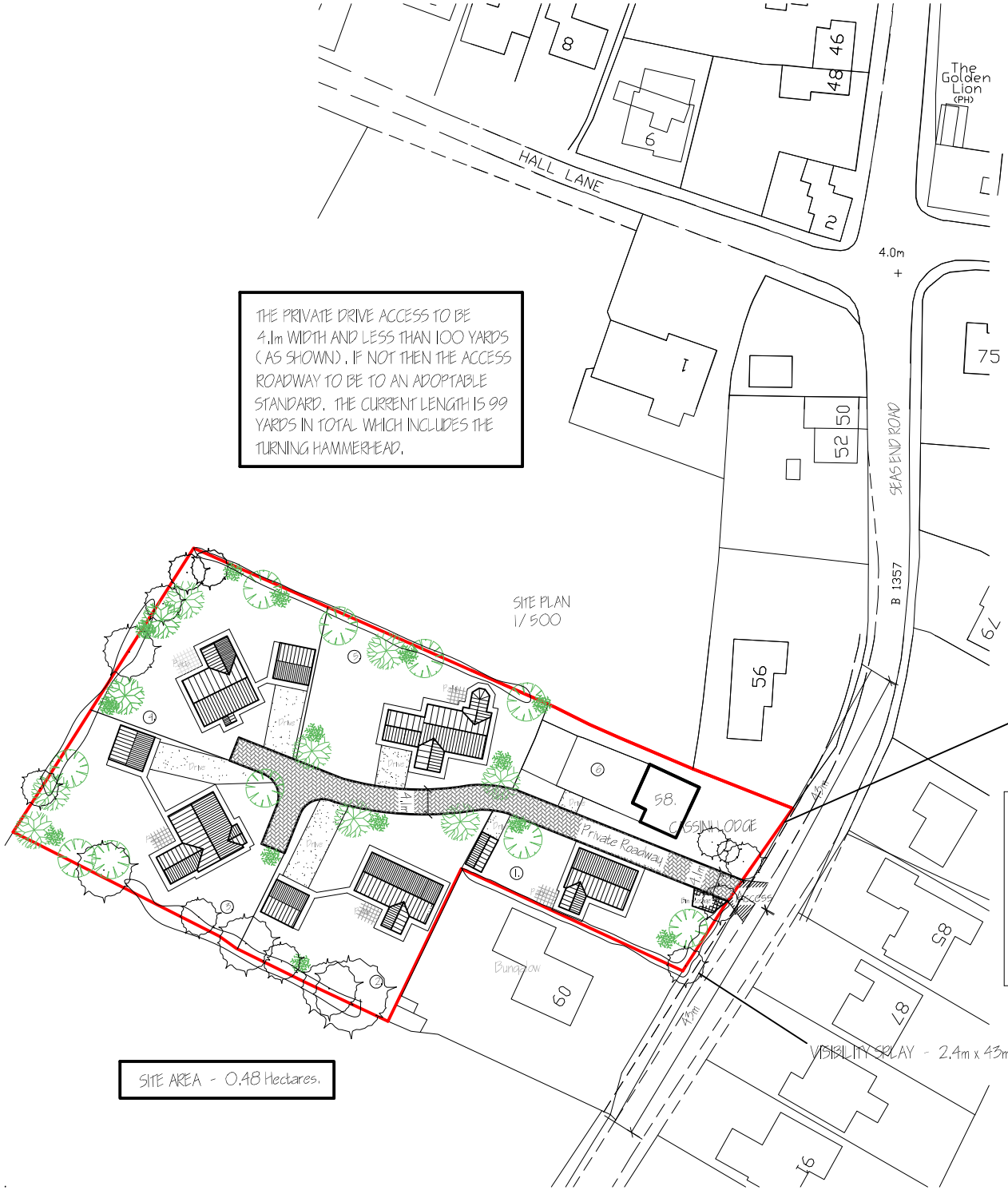
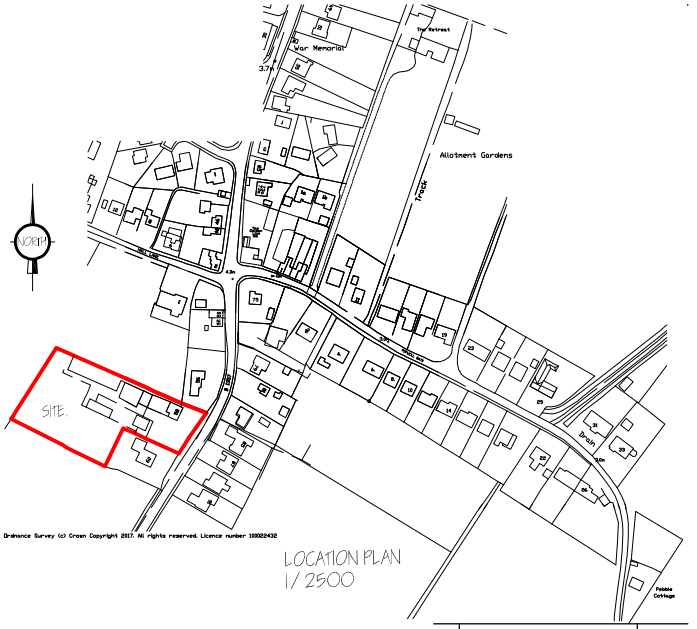


THE PRIVATE DRIVE ACCESS TO BE 4.1m WIDTH AND LESS THAN 100 YARDS (AS SHOWN). IF NOT THEN THE ACCESS ROADWAY TO BE TO AN ADOPTABLE STANDARD. THE CURRENT LENGTH IS 99 YARDS IN TOTAL WHICH INCLUDES THE TURNING HAMMERHEAD.



LOCATION PLAN
1/2500

UP-GRADE EXISTING ACCESS TO SEAS END ROAD TO THE REQUIREMENTS & SPECIFICATION OF LINC'S C.C. HIGHWAYS DEPARTMENT.

INDICATIVE DWELLINGS SCHEDULE :-

PLOT 1 - 2 BEDROOM BUNGALOW & DETACHED SINGLE GARAGE.
PLOT 2 - 3 BEDROOM BUNGALOW & DETACHED DOUBLE GARAGE.
PLOT 3 - 3 BEDROOM HOUSE & DETACHED DOUBLE GARAGE.
PLOT 4 - 4 BEDROOM HOUSE & DETACHED DOUBLE GARAGE.
PLOT 5 - 3 BEDROOM BUNGALOW & ATTACHED DOUBLE GARAGE.
PLOT 6 - EXISTING HOUSE - 'CASSINI LODGE'.

SITE AREA - 0.48 Hectares.

ref:	revision	date
B	HIGHWAYS AMENDMENT	AUG'2020.
A	HIGHWAYS AMENDMENT	JULY'2020.

G. R. MERCHANT GRM
I.ENG AMICE FIWO

ARCHITECTURAL, STRUCTURAL AND LAND DRAINAGE CONSULTANTS

Unit 4, Wrights Mews
12A Park Road, Holbeach,
Spalding, Lincs. PE12 7EE
Tel: 01406 490800
Fax: 01406 425744
E-Mail: G. R. Merchant @ Merchant. FS. Co. UK

Project
RESIDENTIAL DEVELOPMENT
ADJ. CASSINI LODGE, 58 SEAS END ROAD,
MOULTON SEAS END,
LINCS, PE12 6LD.

Client
MR & MRS P WHITING.

Drawing
LOCATION & SITE LAYOUT PLANS - PROPOSED.

Job Ref.	Drawing No.
3659-20.	023.
Date	**Drawn**
APR' 17.	HLD / GRM.

Scales
AS INDICATED.

DO NOT SCALE FROM THIS DRAWING

This drawing is copyright and may not be altered, traced, photographed or used for any other purpose other than that for which it is issued. The General Contractor is to check all dimensions on site and report any discrepancies to the Architect. All details shown on this drawing including footpaths are based upon information related to the area. No responsibility can be accepted for abnormal conditions which may be discovered during construction unless reported to the Architect 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. 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 / Building Regulation approval. This drawing must not be used as a contract document alone. The works shall not be supervised or inspected on site by G.R. Merchant or any representative thereof. It is the client or their appointed agents responsibility to control workmanship, substitution of materials, adherence to specification, variations to contract etc.

All materials to be new unless otherwise stated and all components and materials etc. to be used fitted and installed etc. in strict accordance with manufacturers instruction and relevant code of practice, National Standard conforming to appropriate British national standard or BSI certificate or European code equivalents. The Employer / Client shall ensure that the selected contractor is competent with and adopts all measures necessary to perform work in accordance 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 an Planning Supervisor will be necessary. The works shall comply with all requirements shown on the drawing and details. Work that may not specifically inherent but may be reasonably inferred or necessary to carry out the works shall be deemed to be included.