ex. boundary panel fence 1800 high approx. reducing to 1200 high

Existing House No. 24
site area approx. .037ha.

demolish existing garage & build new attached garage to No 24

Garage

new drive & turning bay

Crossgate Lane

ex. boundary

ex. grass verge

existing conifers to be removed to all existing boundary fronting Crossgate Lane & Flaxmill Lane
Construct new post & rail fence c/w hedge mix of :
Crataegus monogyna - Hawthorn
Prunus spinosa - Blackthorn

provide concrete or similar approved gravel retaining strip as required @ junction of proposed new access & existing highway all subject to Local Highway Authorities (note recommendation & approval. tel. 01775 769091 prior to commencement of any work

existing conifers to be removed to all existing boundary fronting Crossgate Lane & Flaxmill Lane
Construct new post & rail fence c/w hedge mix of :
Crataegus monogyna - Hawthorn
Prunus spinosa - Blackthorn

existing silver birch tree to remain

900

900

900

new boundary 1800 high close boarded fence reducing to 900 high

12830

w/c Utility Kitchen Bathroom A/C Bedroom 2 Reception Diner Garage Bedroom 1 Lounge

13554

8854

3645

Proposed Bungalow
Proposed bungalow floor level to be 400mm above existing ground level @ a level of 3.80m OD
external floor area = 120m²
site area approx. .040ha.
subject to further accurate survey when site cleared

ex. grass verge

existing tree (not owned by applicant)

ex. boundary

ex. grass

ex. tarmac path

existing conifers to be removed to all existing boundary fronting Crossgate Lane & Flaxmill Lane
Construct new post & rail fence c/w hedge mix of :
Crataegus monogyna - Hawthorn
Prunus spinosa - Blackthorn

No. 9
bungalow

existing 1800 h. approx. boundary close boarded fence

existing shrub boundary

new drive & turning bay

ex. dropper kerb

ex. access kerbs

ex. dropper kerb

Flaxmill Lane

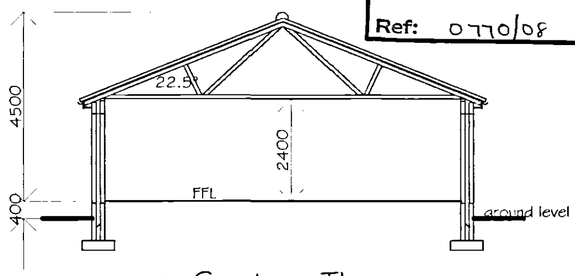
line of front elevation to No. 20 Crossgate

existing access to remain & be reused for proposed

existing tree

ex. tarmac path

Block Plan



Section Thro.

SHDC
Planning & Development
- 7 JUL 2008
Ref: 0770/08

DETERMINED PLAN

To be read in conjunction with attached Flood Risk Assessment

REVISIONS		BY	DATE
DRAWN	MJW	DATE	29/4/08
SCALE	1 / 100	CHECKED	

CLIENT
Mr & Mrs D. Todd
24 Crossgate Lane
Pinchbeck
Spalding
Lincs
PE11 3XW

PROJECT
Proposed one No. residential building plot and new access onto Crossgate Lane at 24 Crossgate Lane Pinchbeck Spalding Lincs PE11 3XW

DETAILS
Proposed Block Plan (showing indicative bungalow layout)

Malcolm Watson
Architectural - Detailing Services
Residential - Commercial - Industrial - Agricultural
Planning & Building Regulations submissions
13 Wimberley Way, Pinchbeck, Spalding, Lincs. PE11 3RY.
Tel / Fax : 01775 767650
email : mjw.13@btinternet.com
Local Authority BUILDING CONTROL Partner

DRWG No. 243/1/2008