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For Whole site views refer to drawing P-05.

Drainage Swale
Shallow ditch to side of hardstanding / road to collect surface water and attenuate prior to discharge to Fenton District Main Drain.

Existing field drain
under new glass house to be filled in. (Subject to dep. agreement)

Lagoon overflow into Field drain.
Outflow limited to green field run off rate of 1.4l/s/Ha. (Subject to IDB agreement)

Access for ditch maintenance.

Boiler House and Engineering Workshop Building
(52.3m x 14.0m x 4.5m clear internal)
See drawings P-25-27

Goods In.
Concrete hardstanding for vehicle turning, unloading and storage.

Boiler House

LAGOON
Irrigation and surface water balancing lagoon providing 7000m³ storage at 2.6m deep.

Future irrigation and surface water balancing lagoon providing 5000m³ storage at 2.6m deep.

Culvert .
Over drain suitable for HGV access. Constructed from either precast concrete culvert units or "Asset" type formed metal arch. Minimum cross sectional area of 2.4m x 1.5m as agreed with "IDB"
See drawing P35.

Vehicular Access
6.4m wide x 20m (min) span private vehicular access bridge suitable for single file traffic. Bridge soffit 2.70m AOD as required by Welland and Deeping IDB.

New junction. formed onto the existing highway. All delivery vehicles to enter site and leave site from A52.

Toilets and staff facilities
with area for future expansion.
See drawings P-15-16

Foul water package treatment plant with discharge to the existing drain. Subject to IDB approval.

Entrance Sign
See P-40

Space for future car park expansion.

Car Park
(28 spaces)

Proposed Glass House
14.0m x 102.0m = 14,360m² (3.55 Acres)
See drawings P-10-11

Future Glass
14.0m x 102.0m = 14,360m² (3.55 Acres)

Vehicular Turning Area
Bay jointed reinforced concrete construction.

Drainage Ditch
Linked to pond to collect despatch building roof and access road surface water.

Pond
Attenuation pond for run off from car park, hardstanding and turning areas. Subject to IDB agreement.

Incoming Electricity Supply
GRP sub-station.
Transformer and switch building
See drawings P30.

Loading Dock.
Reinforced concrete ramp and retaining wall adjacent to buildings. Pumped drainage due to depth.

Laydown Area
Granular surfacing for refuse skips, pallet and pot storage.

3m wide access road finished with blacktop road planings.

Goods Out.
Steel portal framed building 16m wide x 48m long x 4m clear internal. External columns, food safe walls and ceiling panels, and profiled metal roof cladding.
See drawings P20-P22.

Filter Drain
To the perimeter of the glass house, connected into the existing field drainage system.

Drainage Swale
Shallow ditch to edge of development, linked with the existing field drain.

Approximate line of existing Gas Pipeline. Position taken between marker post at field boundary.

The Delph
Counter Drain
Fenton District Main Drain
Field Drain

Notes

1. DO NOT SCALE THIS DRAWING. VERIFY DIMENSIONS, COMPONENTS & ASSEMBLIES ON SITE PRIOR MANUFACTURE, CONSTRUCTION OR SUPPLY.
2. WHERE NO SYMBOLS ARE GIVEN FOR DIMENSIONS, WHOLE NUMBERS INDICATE MILLIMETRES & DECIMALISED INDICATE METRES.
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Rev		Dr'n	Ch'd	Rvw'd	Date
G	Entrance signs added.	PH	PH	PH	16.12.14
F	Sub/switch repositioned Good in area revised. Concrete apron added.	PH	PH	PH	03.12.14
E	Boiler House size updated pond layout revised. sub-station/switch added.	PH	PH	PH	27.11.14
D	Boiler House size updated	PH	PH	PH	17.11.14
C	Updated to reflect comment from meeting of 15.10.14. Site Survey added. Further revisions site layout to reflect location of gas main.	PH	PH	PH	16.07.14
B	Extent of initol glass reduced. Layout updated to suit client requirements given 15 July 14.	PH	PH	PH	16.07.14
A	Layout amended to reflect client comments from meeting of 17.6.14	PH	PH	PH	18.06.14

Client: JV JG Herbs Ltd

Project Title: Proposed Site Development

Drawing Title: Proposed Site Plan

Scale @ (594 x 1189)	Status
1:500	Draft

Date	Drawn By	Checked By	Reviewed By
June 2014	SG	PH	PH

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reference scale (mm) 0 50 100

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