Extent of area to be the subject of maintenance plan
for private drive ways and public open space

PHASE 1

PHASE 2

Existing Glasshouses retained

Stonehaven
Care Home

Existing Yard & Access via Water Gate

new development under construction

Adoptable Estate Road

Main Road

Water Gate

A152

131a
131
129
127
125
123
115
113
10
6
25
17

SITE LAYOUT

1 : 500 scale

0m 10m 20m 30m 40m 50m

Boundary Treatment

Rear gardens to be divided by 1.8m high timber closeboard fence.
Where boundaries adjoining neighbouring properties do not provide sufficient screening a 2.0m high closeboard fence to be erected*. Front gardens to be divided by 0.45m high timber post and rail fence.
Screen fence to south east boundary with Nursery to be 2.0m high timber closeboard fence.
Front & Rear Gardens to be turfed
Driveways to be permeable (gravel / granite chippings) with tarmac apron in verge onto highway in accordance with LCC Highways specification.

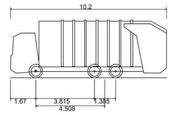
*Boundary to rear of No. 125 Main Road with plot 4 to be supplemented by 2.0m high closeboard fence + 0.6m high trellis screen top.

Drainage
Refer to Drainage Strategy which provides details of foul and surface water design proposals

Refuse Storage and Collection
provision is made within rear gardens for suitable storage of general and recycle materials pending collection from dwelling curtilage in accordance with SHDC refuse policy.

Street Lighting
A scheme of street lighting to be designed in accordance with LCC Highways specification to the adoptable estate road.

External Materials
Refer to Separate Materials Schedule for individual dwelling specification



Phoenix 2 Duo (P2-12W with Elite 6x4 chassis)

Overall Length	10.200m
Overall Width	2.530m
Overall Body Height	3.751m
Min Body Ground Clearance	0.304m
Track Width	2.500m
Lock to lock time	4.00s
Kerb to Kerb Turning Radius	7.800m

rev	date	name	chk	note
P5	10.05.22	DH	SP	Parking arrangement updated
P4	05.05.22	DH	SP	House type ref added. Site updated to SHDC comments
P3	27.04.22	DH	SP	Vehicle tracking added and private driveway updated
P2	11.04.22	DH	SP	Updated to incorporate LCC comments
P1	12.03.22	DH	SP	House types updated

HA architectural Services
A The Limes, 80 High Street, Ketton, Stamford PE9 3TE
E simon@h-a-architectural.co.uk
T 01780729122
W ---

A1
Original Sheet Size

STATUS
PLANNING

- All rights described in chapter IV of the copyright, designs and patents act 1988 have been generally asserted
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- All dimensions are in millimeters, all levels are in metres, unless shown otherwise
- Any discrepancies in dimensions or details on or between these drawings/specifications should be drawn to the attention of the Architect and or the engineer in writing for clarification
- Drawing prepared solely for the use of client, as detailed in text box, and is not to be copied, lent or used by any third party without written permission

PROJECT
Phase 2
Proposed Residential Development
Crossroads Nursery
Main Road
Quadring

CLIENT
Stinders Developments

DRAWING TITLE
Proposed Block Plan

SCALE	DATE	DRAWN	CHK
1:500	21.12.2021	DH	-

DRAWING NUMBER
4141/2001

REVISION
P5

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