ACCOMMODATION SCHEDULE - total 14 dwellings

Affordable Housing -
2 bed terraced house - Plots 5, 6, 7

Market Housing
3 bed semi detached house - Plots 3 & 4
3 bed detached house - Plot 1, 2

2 bed detached bungalow - Plots 11, 12
3 bed detached bungalow (integral garage) - Plots 9, 10, 13
3 bed detached bungalow (detached garage) - Plots 8, 14

minimum 2 parking spaces per dwelling

Landscaping & Boundary Treatment
Tree Planting to be 1.8m - 2.m high suitably staked and tied
ac - *acer campestre* Field Maple
bp - *betula pendula* Silver Birch
pa- *prunus avium* Wild Cherry

Hedgerow
Plot frontages to be defined with hedgerow planting
Prunus Laurocerasus 'Rotundifolia' *cherry laurel*
45/60cm bare root plants @ 4 per metre run
Front and rear gardens to be seeded / turfed

Boundary Fencing*
Rear boundary to plots to be 2.0m high timber closeboard fence
Rear gardens to be divided by 1.8m high timber closeboard fence.
Front gardens divided by 1.2m high timber post and rail.
* heights are above finished ground levels

Private Drive
Permeable driveway 5metre width with turning head provision as indicated

Drainage
Foul Drainage from dwellings is to connect into Anglian Water sewer

Surface Water Drainage - Roof water to discharge into suitably sized soakaways or existing private watercourse in accordance with overall site drainage strategy.
Driveways to be permeable in accordance with drainage strategy

Site Levels

For details of existing site levels please refer to Topographical Survey
Finished Floor Levels to dwellings are to be at 3.40mODN minimum in accordance with FRA

Refuse Storage and Collection
Plots 8 - 14 provided with refuse collection point as indicated on layout provision is made within rear gardens for suitable storage of general and recycle materials



SITE LAYOUT

1 : 500 scale

0m 10m 20m 30m

rev A mar24 - amendment to road access position
revised design to plot 1 , garage added to plot 2

mlp Moulton Land and Planning

moultonlandandplanning.co.uk 21 Main Road Collyweston Stamford PE9 3PF
tel 01780 917190 mob 07484 101655 e-mail alan@moultonland.co.uk

Project
Crossroads Nurseries
Main Road Quadring

Drawing
Residential Development
Phase 3 - Site Layout REVISED
SHDC Planning Ref H15-1095-23

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