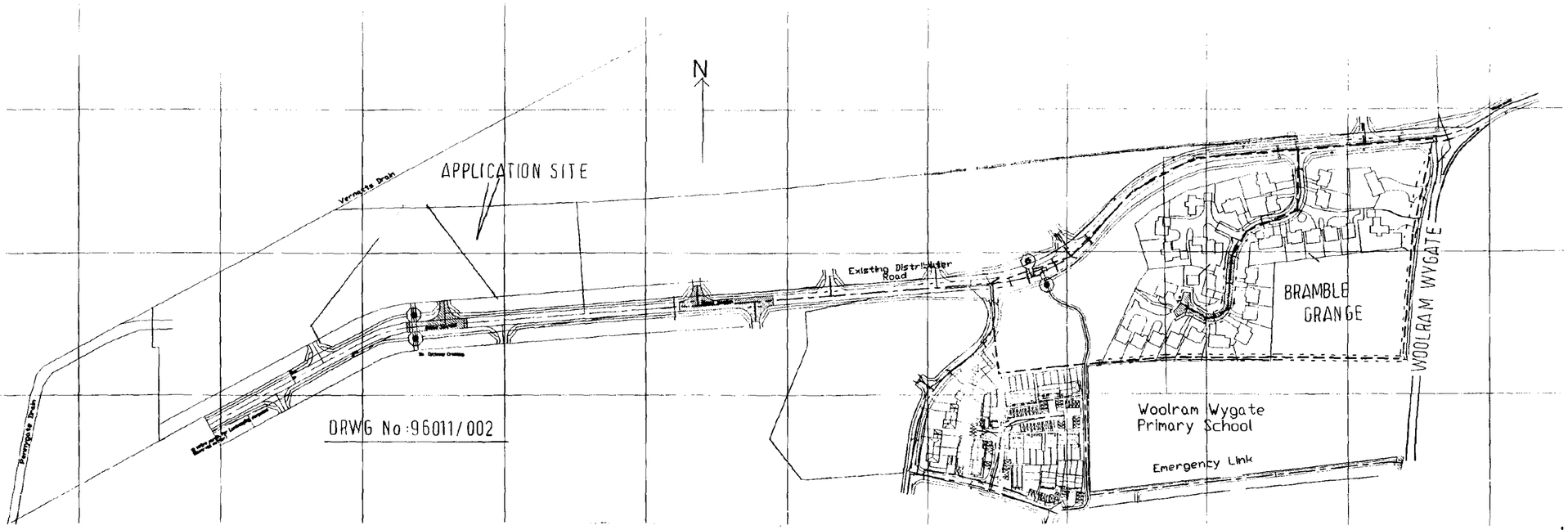
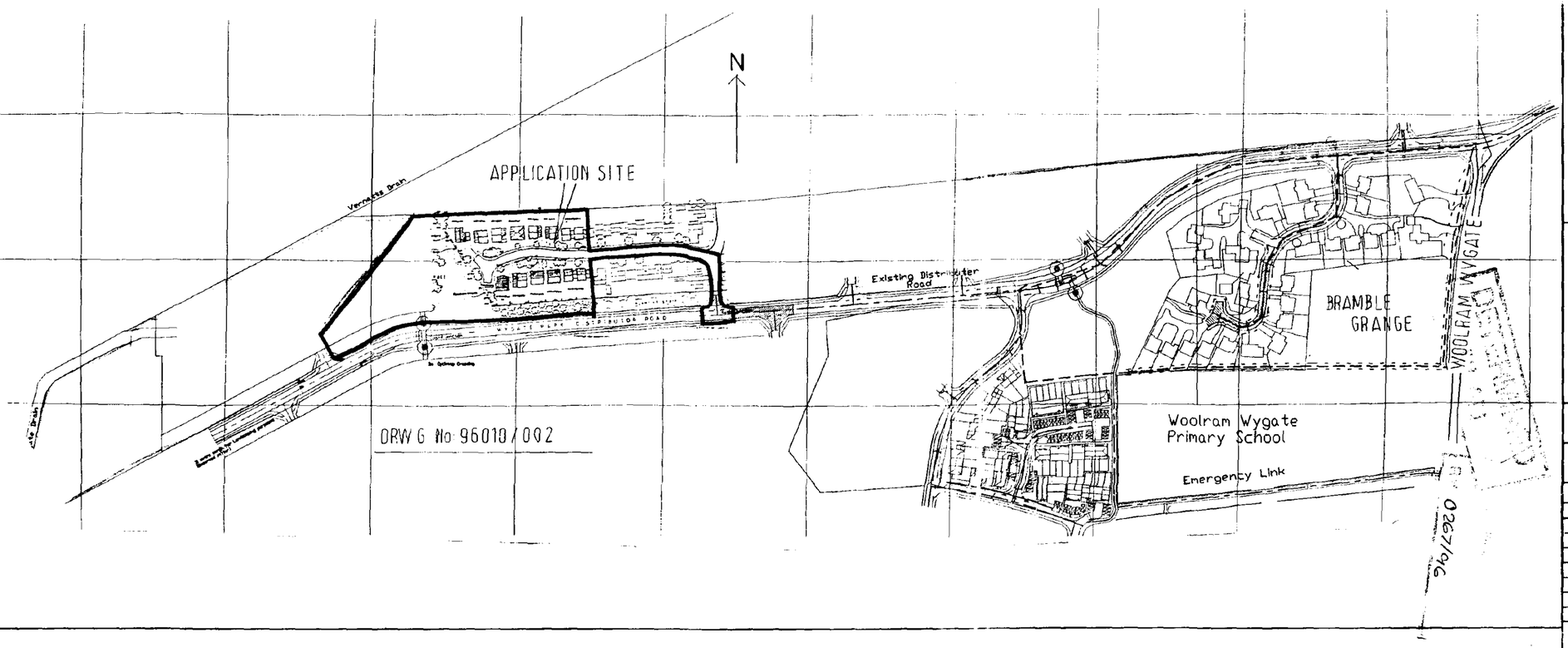




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Broadgate Builders

Broadgate Builders (Spalding) Limited

Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.

Telephone: Holbeach (0406) 380532

TITLE

Residential Development, Wygate Park, Spalding, Lincs.

Location Plans

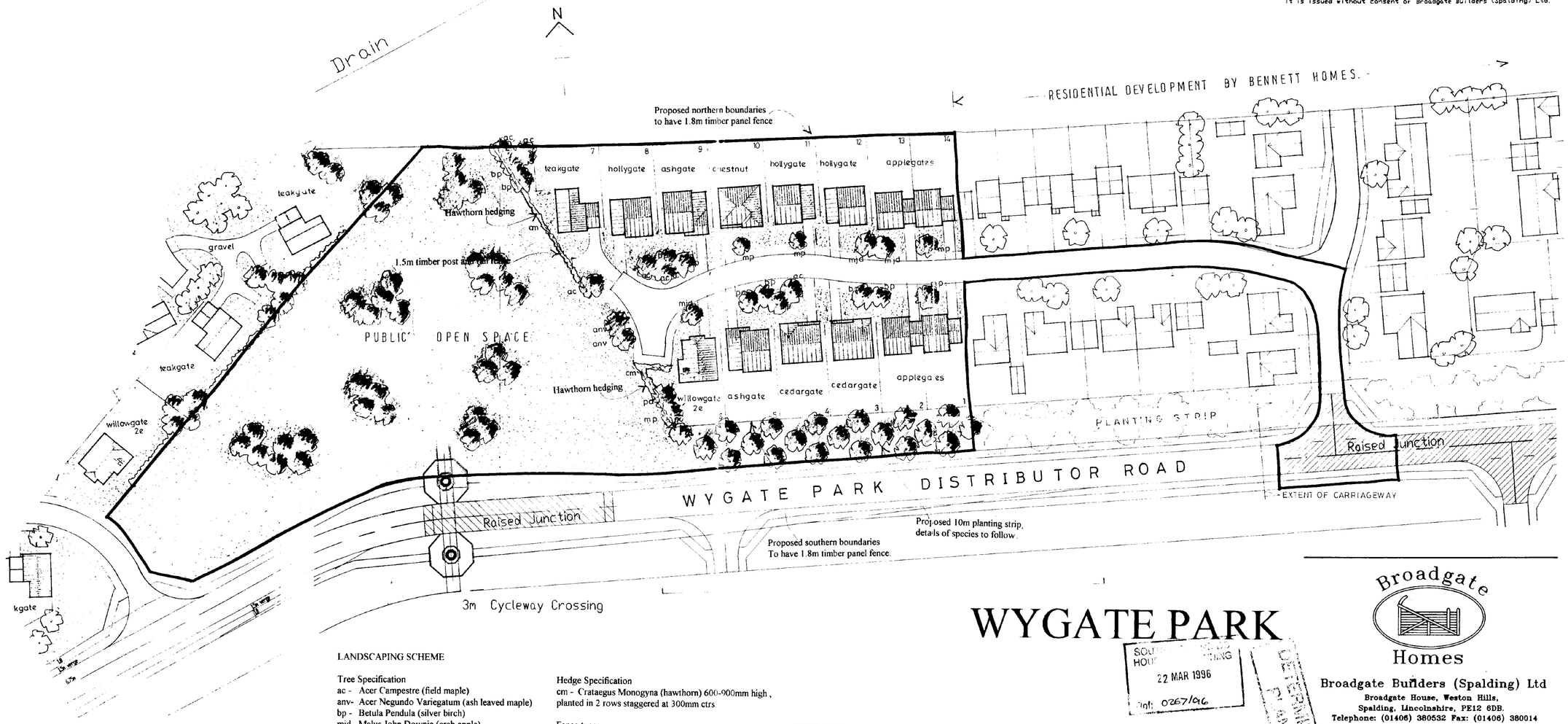
DATE MARCH 96	DRAWN MD
DRWG. No ——	SCALE 1:2500

REVISIONS	DES.	DATE	SIGN

PLANNING	BUILDING REGS.
CHECK BY	

MAOMEL 832322

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WYGATE PARK

LANDSCAPING SCHEME

Tree Specification
- ac - Acer Campestre (field maple)
- anv- Acer Negundo Variegatum (ash leaved maple)
- bp - Betula Pendula (silver birch)
- mjd- Malus John Downie (crab apple)
- mp - Malus Profusion (crab apple)
- pa - Prunus Avium (wild cherry)

All trees to be standards 1.5m-1.8m high suitably staked and tied.

Front gardens are to be seeded/turfed. individual drives to be washed gravel.

Hedge Specification
- cm - Crataegus Monogyna (hawthorn) 600-900mm high, planted in 2 rows staggered at 300mm ctrs.

Fence types
- pr- 15 m high traditional post & rail fence
- p - 1.8m high timber panel fence

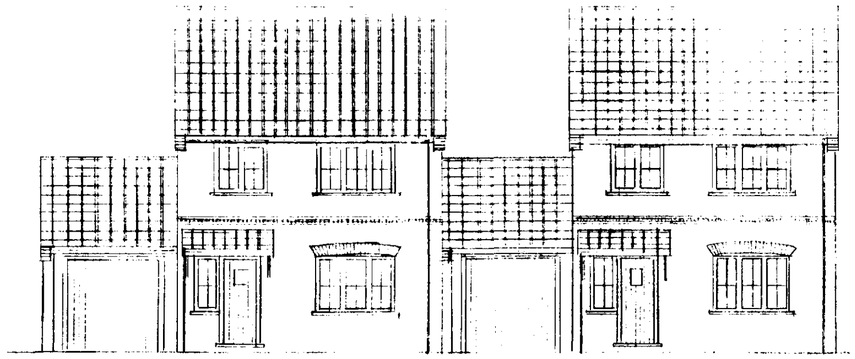
plot divide boundaries are 450mm high concrete post and wire, unless stated otherwise.

SOU... HOU... 22 MAR 1996 Ref: 0267/96

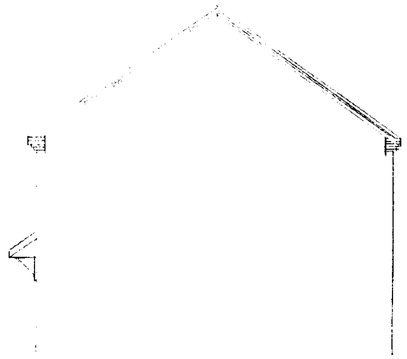
Broadgate Homes

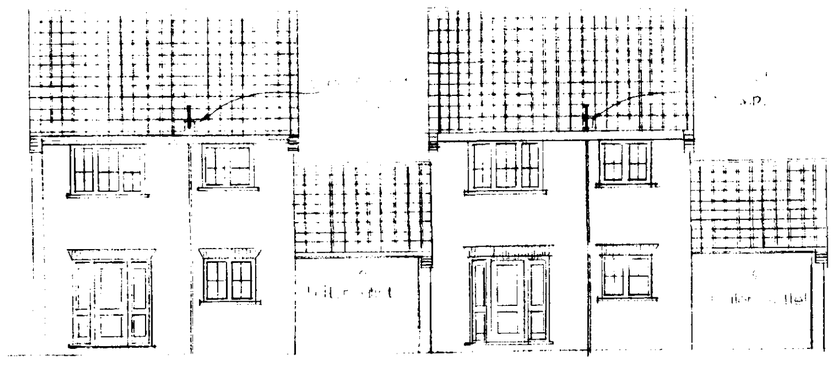
Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

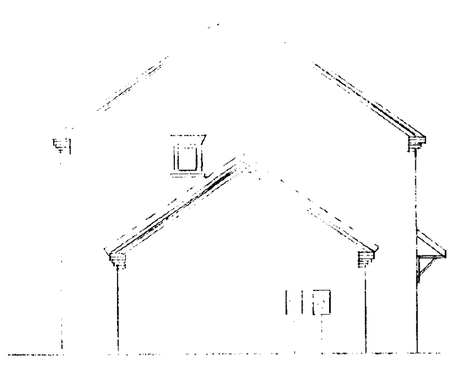
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date: 07/03/96					project title: Proposed Residential Development, Wygate Park, Spalding, Lincolnshire. Phase 2 Plots 1-14
drawn: MD					
drg.no: 96010/001					



Front Elevation







0267/96

Broadgate Builders

Broadgate Builders (Spalding) Limited

Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.

Telephone: Holbeach (0406) 380532

TITLE

APPLEGATE

Plots 1, 2.

Wygate Park, Spalding, Lincs.

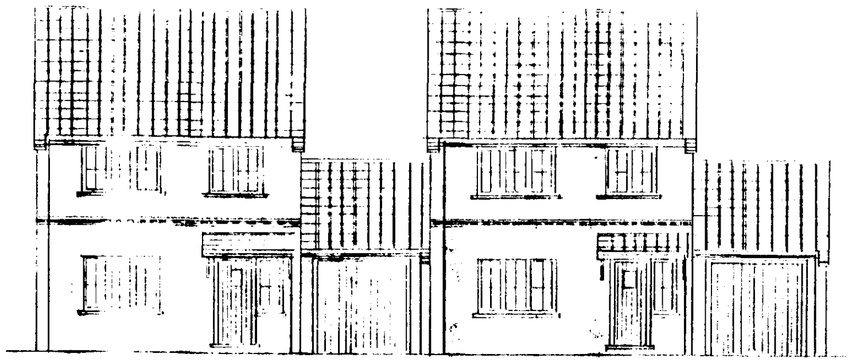
elevations

DATE 20 · 03 · 96	DRAWN CN
DRWG No. 96010 / 1·2	SCALE 1:100

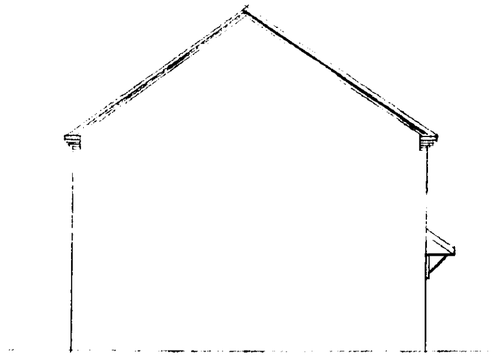
REVISIONS	DES.	DATE	SIGN

PLANNING	BUILDING REGS.
CHECK BY	

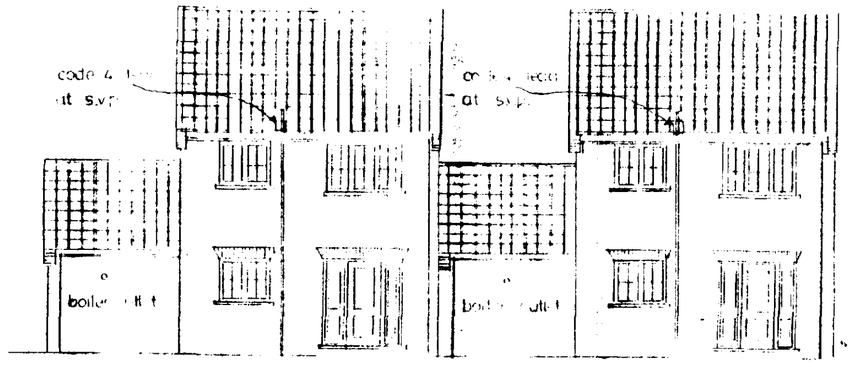
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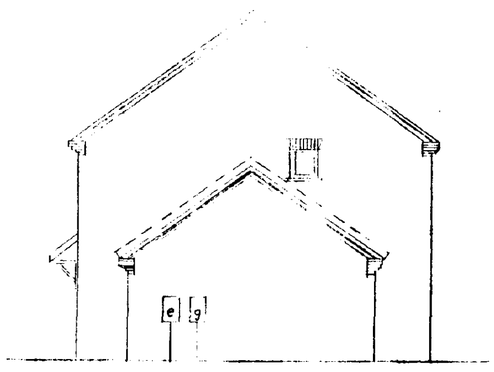
Front Elevation



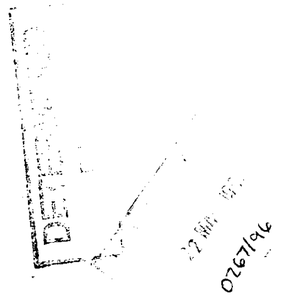
Side



Rear



Side



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Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.

Telephone: Holbeach (0406) 380532.

TITLE

APPLEGATE

Plots 13, 14:

Wygate Park, Spalding, Lincs.

elevations

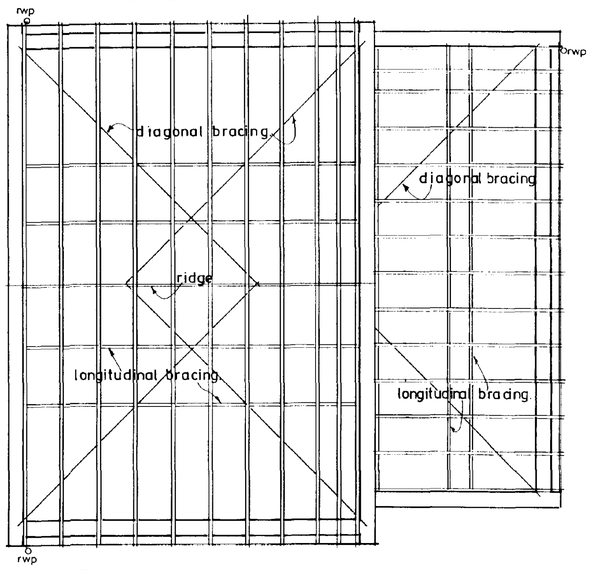
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DRWG No.	96010/13·14	SCALE	1:100

REVISIONS	DES.	DATE	SIGN

PLANNING	BUILDING REGS.
CHECK BY	

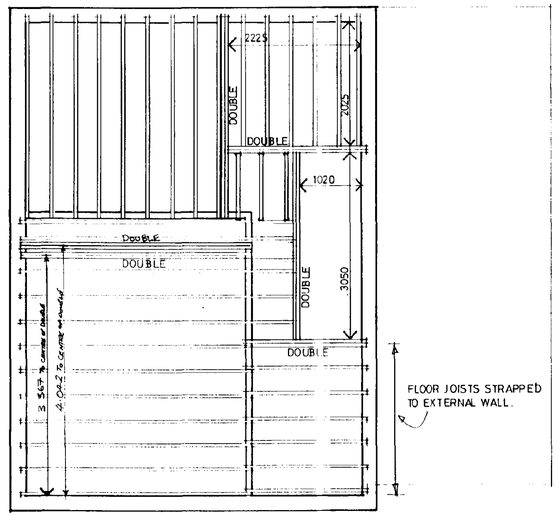
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trusses at : 600mm ctrs.max

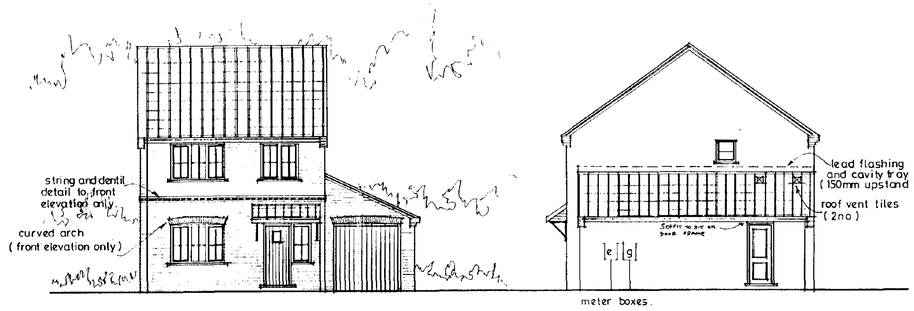


Roof Plan

FLOOR JOISTS 47 x 195 SC3 @ 400 c/c
DOUBLE JOISTS TO BE BOLTED @ 600 c/c .M12 BOLTS.

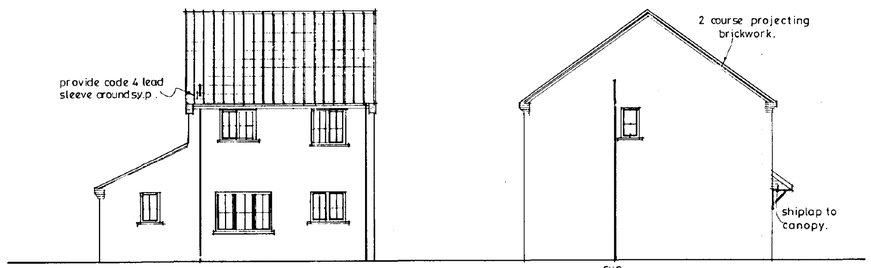


Joist Plan



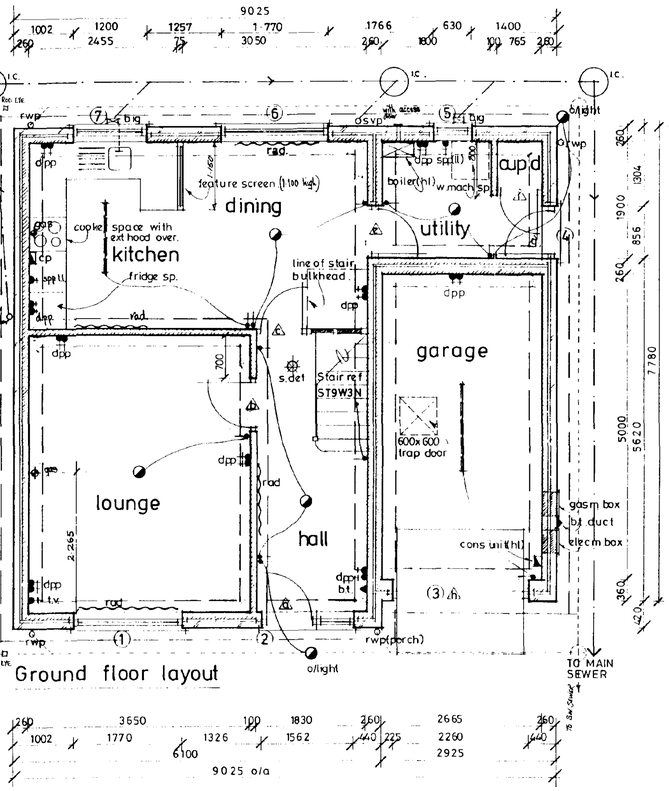
Front elevation

Side

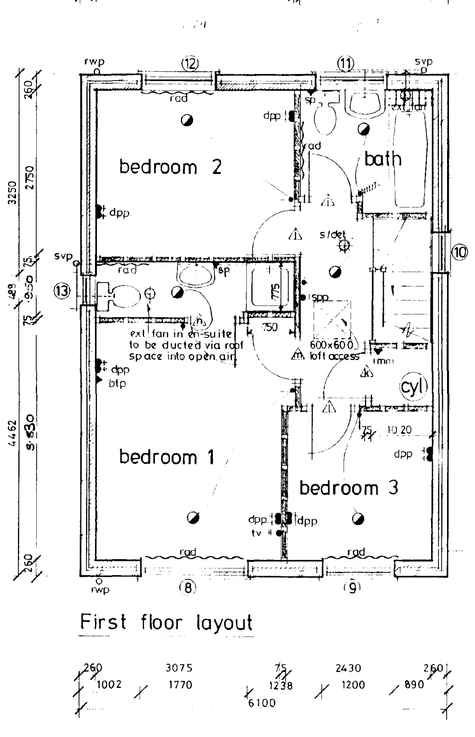


Rear elevation

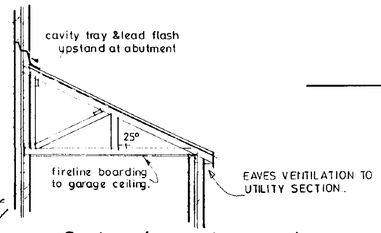
Side



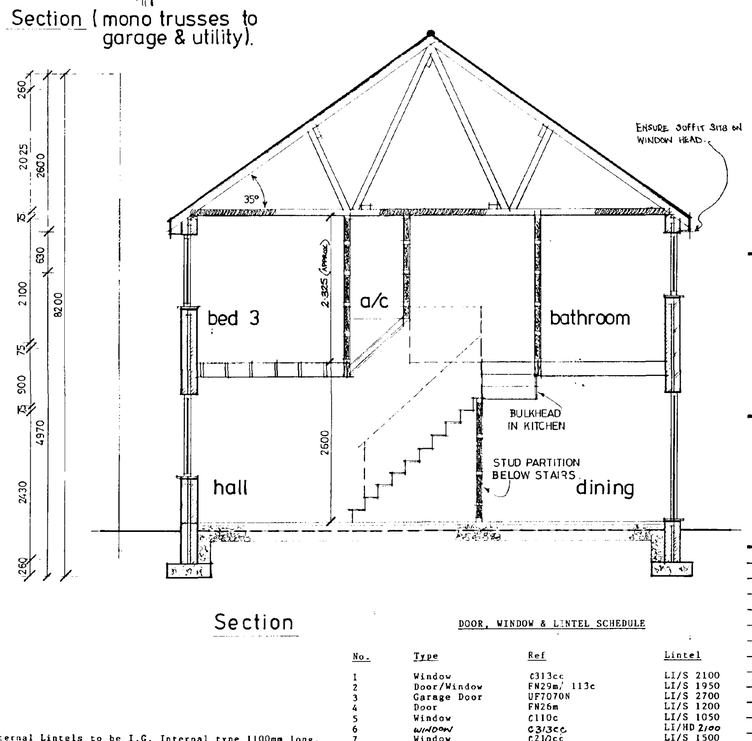
Ground floor layout



First floor layout



Section (mono trusses to garage & utility).



Section

DOOR, WINDOW & LINTEL SCHEDULE

No.	Type	Ref	Lintel
1	Window	C313cc	LI/S 2100
2	Door/Window	FN29m/ 113c	LI/S 1950
3	Garage Door	UF7070N	LI/S 2700
4	Door	FN26m	LI/S 1200
5	Window	C110c	LI/S 1050
6	WINDOW	C313CC	LI/HD 2100
7	Window	C210cc	LI/S 1500
8	Window	C312cc	LI/S 2100
9	Window	C212cc	LI/S 1500
10	Window	H107c	LI/S 1050
11	Window	C210c	LI/S 1500
12	Window	C212c	LI/S 1500
13	Window	HN10c	LI/S 1050

Internal Lintels to be I.C. Internal type 1100mm long.
Except Ref B, Box Beam 1200 long.
Ref E, LI/S 1200 long.

All Lintel Refs by I. C. Lintels
All windows to be double glazed
All joinery refs to be Boulton and Paul

Broadgate Homes

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Broadgate House, Weston Hills,
Spalding, Lincolnshire PE12 6DB.
Telephone: (0406) 380532 Fax: (0406) 380014

PROJECT TITLE

Standard Dwelling Type

HOLLYGATE

Plot 11

Wygate Park, Spalding, Lincs.

DRAWING

floor plans.
roof + joist plan.
elevations.
section.

22 MAR 1996
1:0267/016

REV	DESCRIPTION	DATE	BY
A.	UPDATE ELECTRICS	28.2.95	JL
B.	WINDOWS ALTERED	2.3.95	JL
C.	B.B. Amendments	16.8.95	JL
D	REF 13 CORRECTED	5.5.95	MD.
E.	ALTER BEDROOM 2 WINDOW & REPLACE PATIO DOORS WITH 1/WINDOW	1.8.95	JL.
F	REF 7 (CORRECTED)	4.4.96	MD

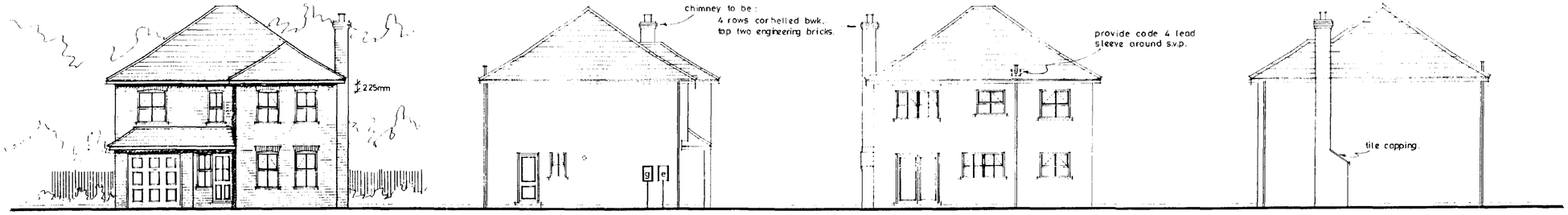
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DRAWN MD.

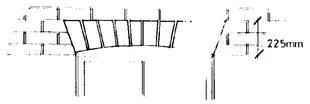
DATE OCT / 1994

DRAWING No. 96010/11

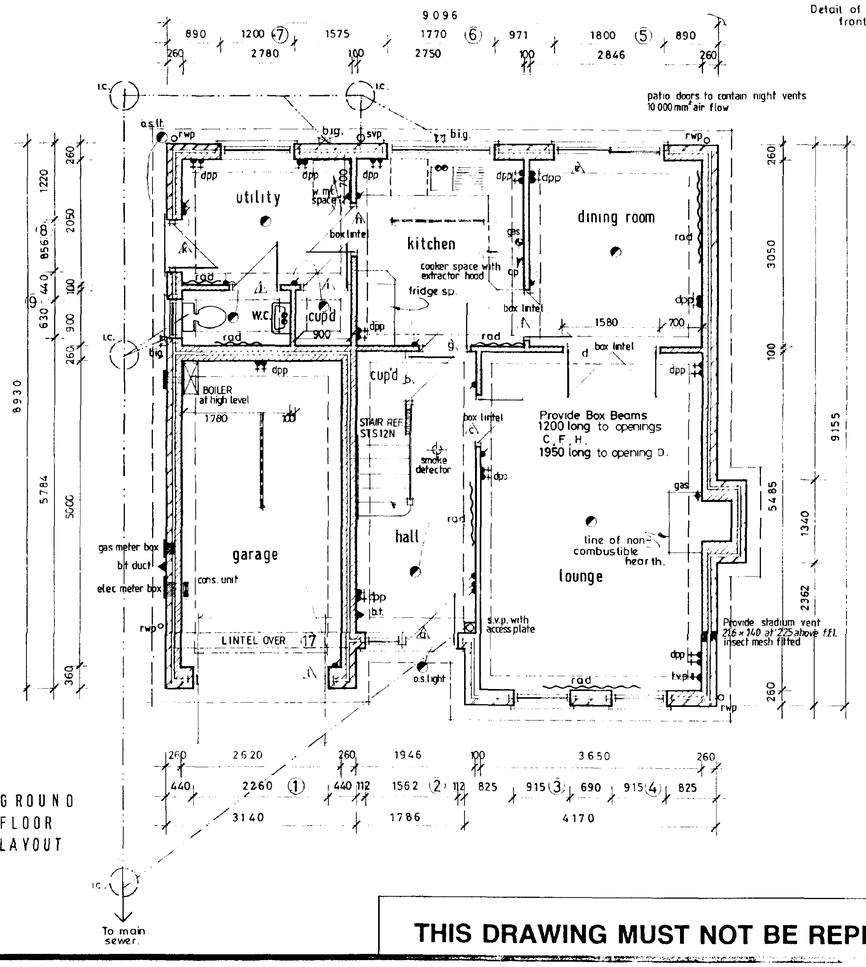
SUMMIT DOS 841736



PROPOSED ELEVATIONS

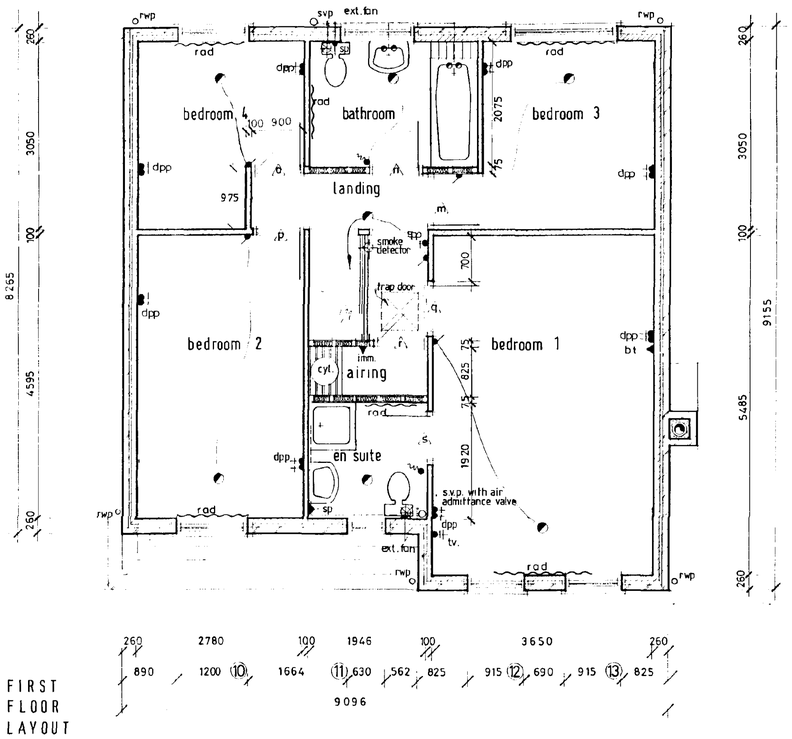


Detail of arch above openings on front elevation only
1-20 scale



GROUND FLOOR LAYOUT

To main sewer.



FIRST FLOOR LAYOUT

NOTES

METER BOXES

Position gas and electric meter boxes as shown. Boxes to be 500mm min - 1000m max above path level. Consumer unit at high level.

BOILER

Wall mounted gas balance flue boiler with durable guard over outlet (boiler at high level).

CYLINDER

30 gallon foam lagged indirect cylinder with immersion heater (3Kw).

TRAP DOOR : To be 600mm x 600mm access in roof space

AIR VENT

Provide stadium air vent 216mm x 140mm with insect mesh positioned 225mm above finish floor level.

DOOR, WINDOW AND LINTEL SCHEDULE

NO	TYPE	REF	LINTEL
1	GARAGE DOOR	UF7070N	L1/S 2700
2	WINDOW / DOOR	YC115/FN29N	L1/S 1950
3	WINDOW	YC2N15	L1/S 1350
4	WINDOW	YC2N15	L1/S 1350
5	PATIO DOORS	1.8M WIDE	L1/S 2250
6	WINDOW	YC310	L1/S 2100
7	WINDOW	YC210	L1/S 1500
8	DOOR	FN26N	L1/S 1200
9	WINDOW	YC110	L1/S 1050
10	WINDOW	YC213	L1/HD 1500
11	WINDOW	YC113	L1/S 1050
12	WINDOW	YC2N13	L1/S 1350
13	WINDOW	YC2N13	L1/S 1350
14	WINDOW	YC312	L1/HD 2100
15	WINDOW	YC210	L1/S 1500
16	WINDOW	YC212	L1/HD 1500
17	LINTEL	——	L1/HD 3000

INTERNAL LINTELS

TO BE IC INTERNAL TYPE UNLESS OTHERWISE STATED

ALL JOINERY REFS BY BOULTON & PAUL
ALL WINDOWS TO BE DOUBLE GLAZED
ALL LINTEL REFS BY I.G. LINTELS

DETAILED PLANS

SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING
22 MAR 1996
Ref: 0267/96

Broadgate Builders (Spalding) Limited

Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.

Telephone: Holbeach (0406) 380532.

TITLE

Standard Dwelling Type

CHESTNUT

Plot 10.

Wygate Park, Spalding, Lincs.

Floor Plans & Elevations

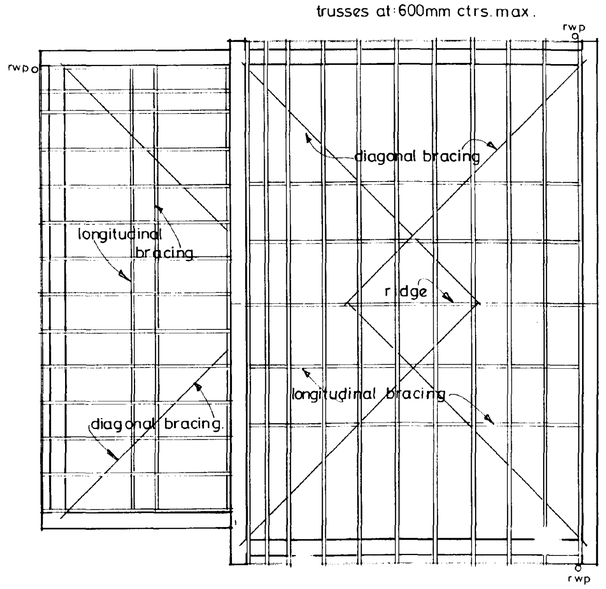
DATE 12 - AUG - 92	DRAWN MARK DEWB
DRWG. No. 96010/10	SCALE 1-100 , 1-50

REVISIONS	DES.	DATE	SIGN
A	Electrics amended	27-2-95	MD
B	DIMENSIONS OF PATIO WINDOWS ALTERED	17.9.95	MD

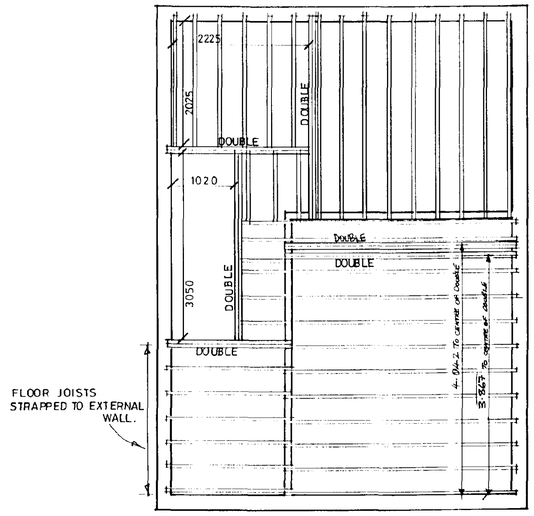
PLANNING	BUILDING REGS.
CHECK BY	

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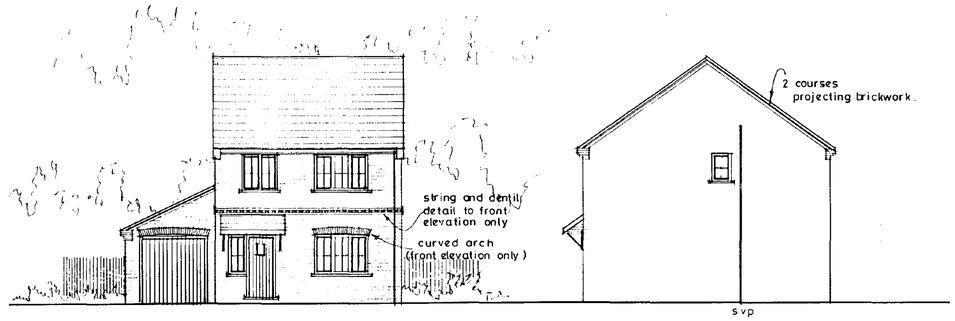
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Roof layout

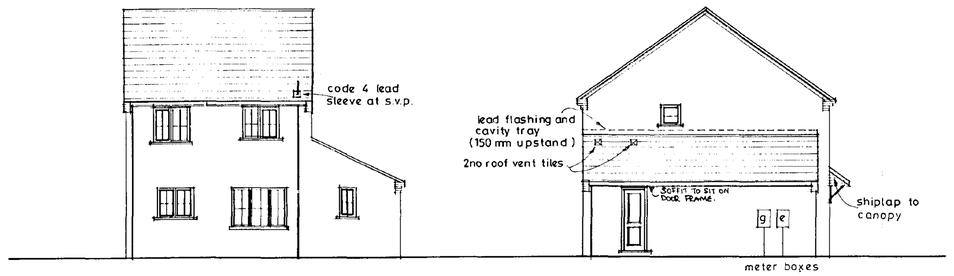


Joist layout



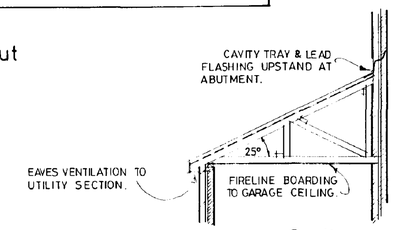
Front elevation

Side

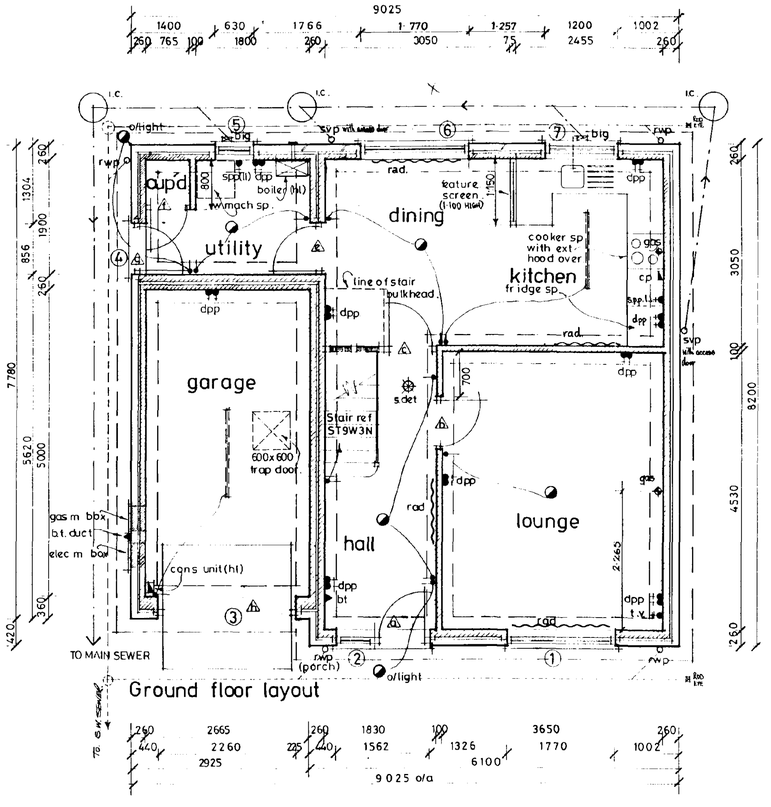


Rear elevation

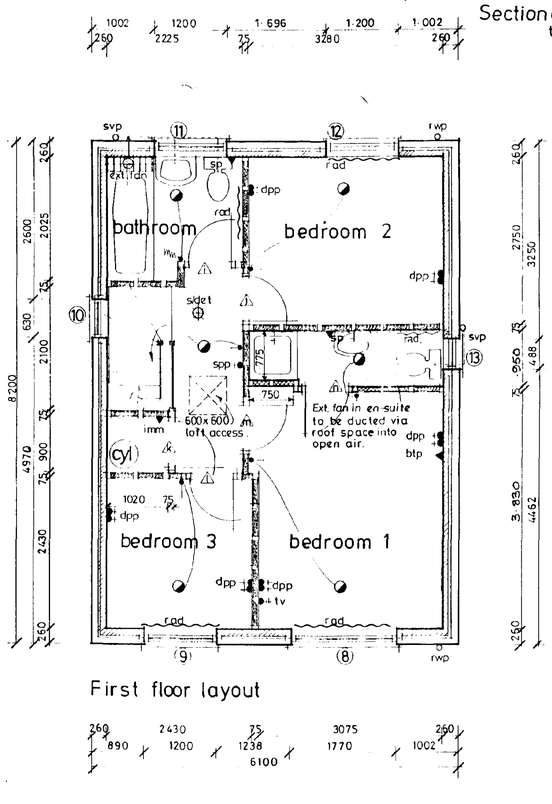
Side



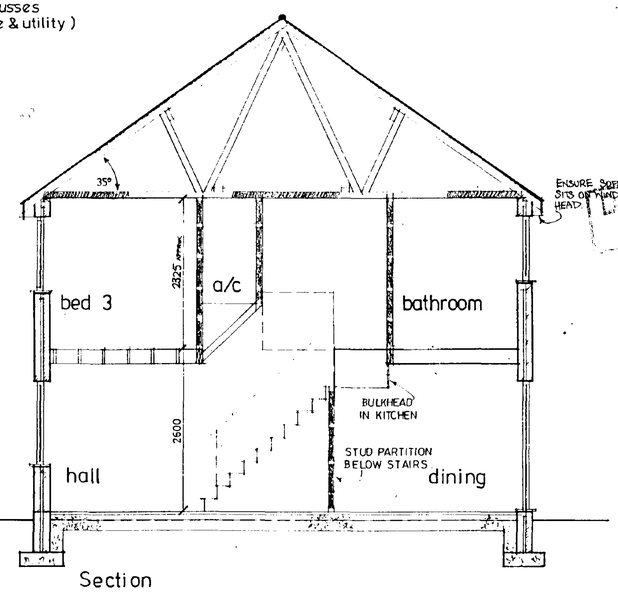
Section (mono trusses to garage & utility)



Ground floor layout



First floor layout



Section

DOOR, WINDOW & LINTEL SCHEDULE

No.	Type	Ref	Lintel
1	Window	C313cc	LI/S 2100
2	Door/Window	FN29m/C113c	LI/S 1950
3	Garage Door	UF7070N	LI/S 2700
4	Door	FN26m	LI/S 1200
5	Window	C110c	LI/S 1050
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7	Window	C210cc	LI/S 1500
8	Window	C312cc	LI/S 2100
9	Window	C212cc	LI/S 1500
10	Window	H107c	LI/S 1050
11	Window	C210c	LI/S 1500
12	Window	C212cc	LI/S 1500
13	Window	H110c	LI/S 1050

Internal Lintels to be I.G. Internal type 1100mm long.
Except Ref B, Box Beam 1200 long.
Ref E, LI/S 1200 long.

All Lintel Refs by I. G. Lintels
All windows to be double glazed
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Spalding, Lincolnshire PE12 6DB.
Telephone: (0406) 380532 Fax: (0406) 380014

PROJECT TITLE

Standard Dwelling Type

HOLLYGATE

Plots 8, 12

Wygate Park, Spalding, Lincs.

DRAWING

floor plans
elevations
roof + joist plan
sections.

8267/016

REV.	DESCRIPTION	DATE	BY
a.	UPDATE ELECTRICS & CHANGE WINDOW STYLE	28.2.95	JL
b.	B.B. Amendments	15.3.95	JL
c.	REF 13 CORRECTED	5.5.95	MD
D.	ALTER REDRAWN 2 WINDOW & REPLACE PATIO DOORS WITH WINDOW	1.9.95	JL
E	REF 7 CORRECTED	4.10.95	MD

SCALE 1:100, 1:50

DRAWN

DATE NOV / 1994

DRAWING No 96010/8,12

SUMMIT D.O.S. 841735

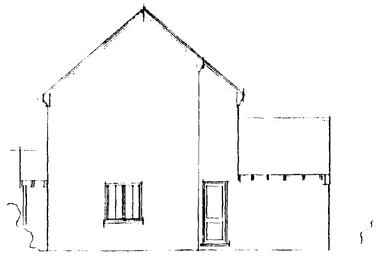
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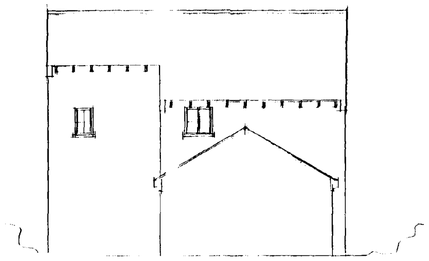
front elevation



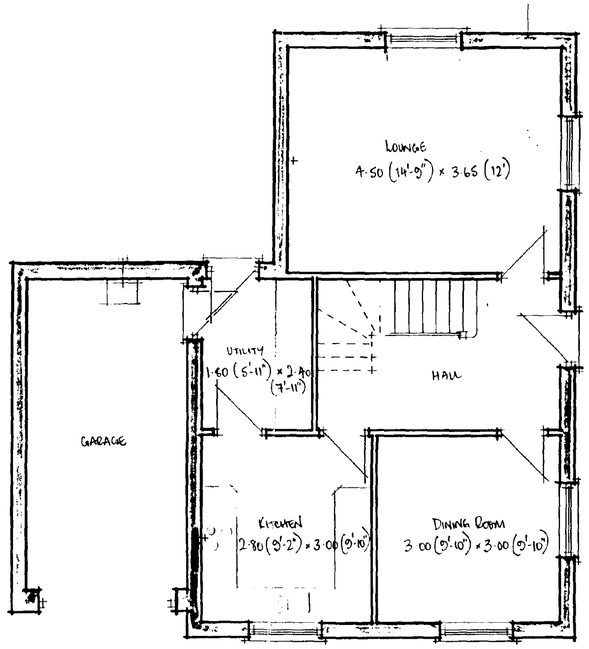
front / side



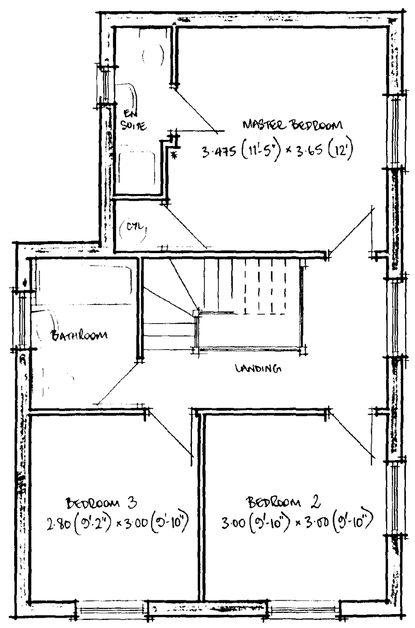
rear



side



Ground floor



First floor

Broadgate Homes

Broadgate Builders (Spalding) Limited
Broadgate House, Weston Hills,
Spalding, Lincolnshire PE12 6DB.
Telephone: (0406) 380532 Fax: (0406) 380014

PROJECT TITLE

STANDARD DWELLING TYPE

TEAKGATE

Plot 7.(handed)
Wygate Park, Spalding, Lincs.

DRAWING

FLOOR PLANS
ELEVATIONS

SOUTH HOLLAND DC HOUSING
22 MAR 1996
Ref: 0267/MG

REV.	DESCRIPTION	DATE	BY

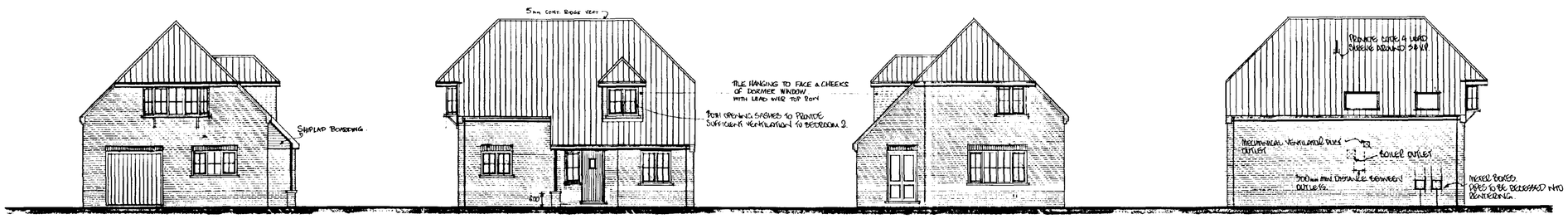
SCALE 1·100 , 1·50

DRAWN

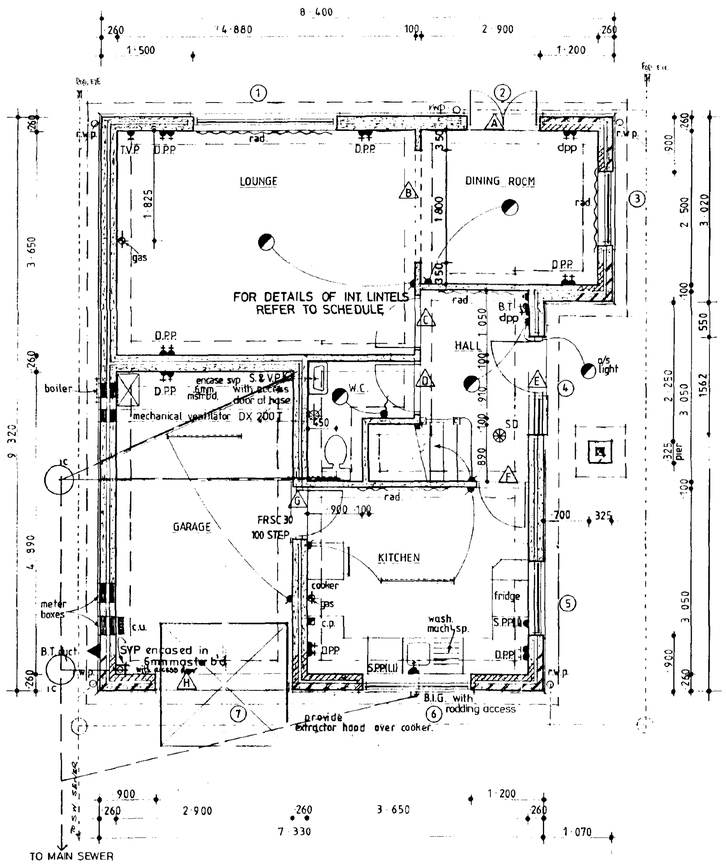
DATE 08/95

DRAWING No. 96010/7

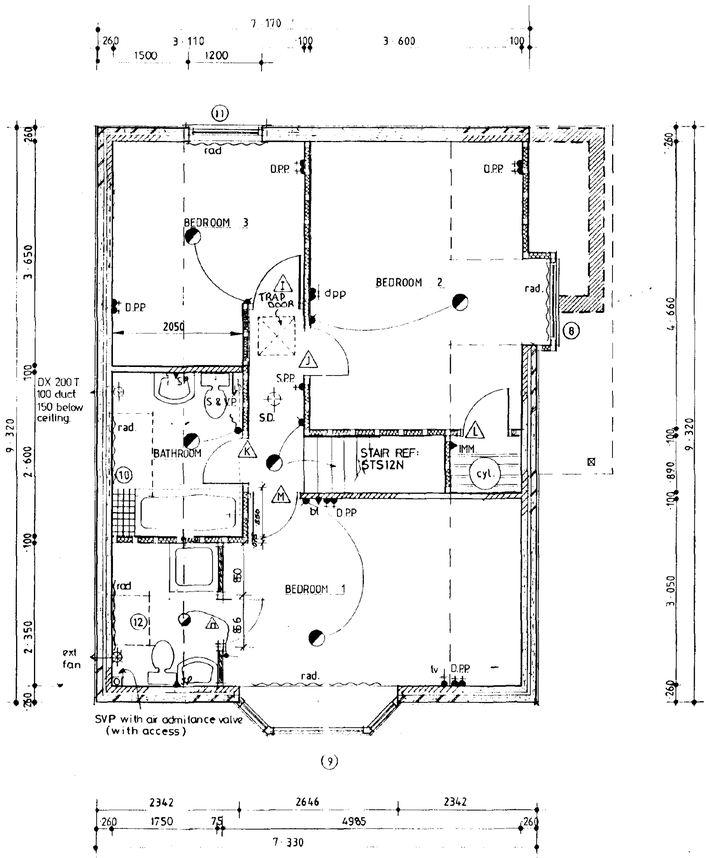
SUMMIT O.O.B. 941735



Front Elevation | Side Elevation | Rear Elevation | Side Elevation



Ground Floor Plan



First Floor Plan

DOOR WINDOW & LINTEL SCHEDULE

WILLOWGATE IV

No.	Type	Joinery Ref	Lintel Ref
1	Window	C413CMC	LI/HD 2700
2	Pair of Doors	FCP120	LI/S 1500
3	Window	C213CC	LI/S 1500
4	Door/Window	C113C/FN29M	LI/HD 1950
5	Window	C210CC	LI/S 1500
6	Window	C310CC	LI/S 2100
7	Garage Door	UF7070N	LI/S 2700
8	Window	C212CC	Timber
9	Splay Bay	SP3/2 NoC112C/C312CC	LI/S 3000
10	Roof Light	Velux GGL 7 (obscure)	
11	WINDOW	C212 CC	L5 1500
12	Roof light	GGL 304	——

INTERNAL LINTEL SCHEDULE

REF.	LINTEL TYPE
A	Ext Ref 2
B	Box 100/2100
C, D	Box 100/2400 Long Continuous.
E	Ext Ref 4
F	Int 100/1100
G	LI/S 1200
H	Ext Ref 7
I	Timber
J	Timber
K	Timber
L	Timber
M	Timber

DETERMINED

Broadgate Builders

Broadgate Builders (Spalding) Limited

Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.

Telephone: Holbeach (0406) 380381 & 380532.

12 MAR

Ref: 0767/096

TITLE

standard dwelling type
WILLOWGATE 2E
Plot 6.
Wygate Park, Spalding, Lincs.

FLOOR PLANS / ELEVATIONS

DATE April 1989	DRAWN
DRWG. No. 96010/6	SCALE 1:50, 1:100

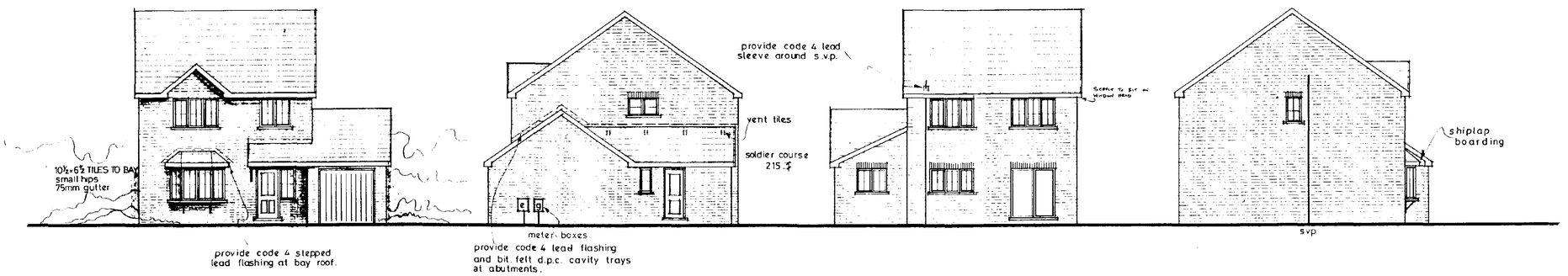
REVISIONS	DES.	DATE	SIGN
A	BB Amendments	16/6/89	MJ
B	Building Control Amendments, Bed 2 handing Ver.	12-9-89	MJ
C	Bay dimensions	1/2/90	MJ
D	Lintel Details	9-8-91	MJ/MD
E	Amendments to Front Elevations Amended	10-9-91	MJ/MD
F	Window Style changed inc. Lintel Schedule	14-5-93	AE
G	LINTELS CORRECTED/W/ROBE DOORS AMEN.	9-8-94	MD
H	En-suite to bed1, electrics amended,	24-2-95	MD

PLANNING I Window to bed 3. Shower point indicated in ensuite

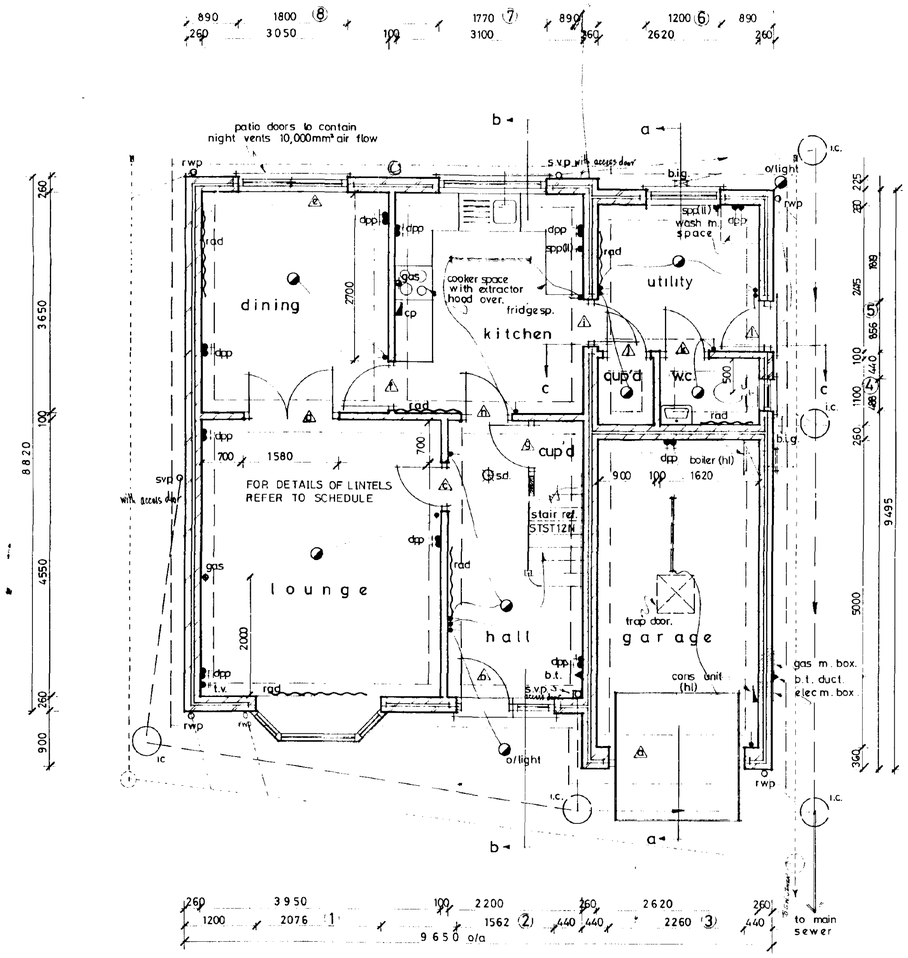
BUILDING REGS. 23-10-95 MD.

CHECK BY

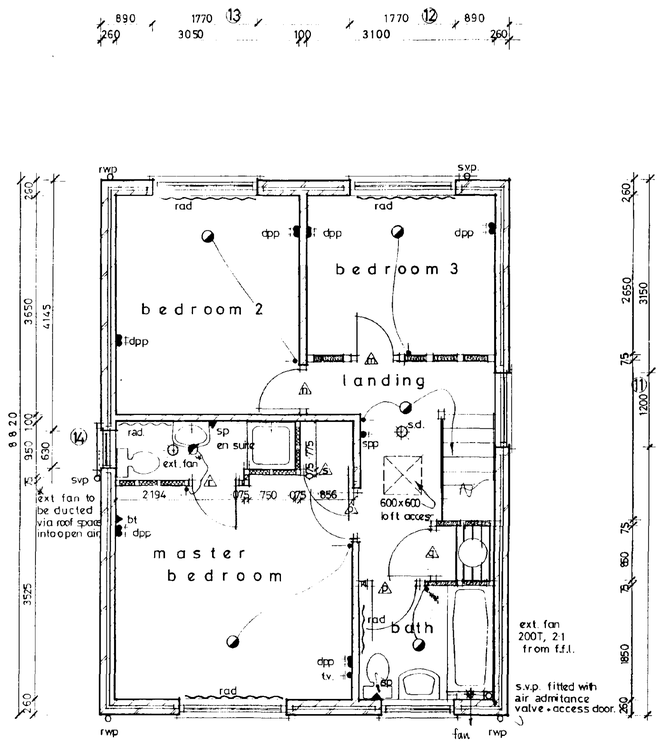
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front elevation | side elevation | rear elevation | side elevation



ground floor plan



first floor plan

THIS DRAWING MUST NOT BE REPRODUCED WITHOUT PERMISSION FROM BROADGATE BUILDERS (SPALDING) LTD.

NOTES

DOOR, WINDOW AND LINTEL SCHEDULE

NO.	TYPE	REF:	LINTEL
1	SPLAY BAY	SP2/C113C/C213cc/C113c	L1/HD 2400
2	DOOR/WINDOW	FN29m/C113c	L1/S 1950
3	GARAGE DOOR	uF7070H	L1/S 2700
4	WINDOW	HN10C	L1/S 900
5	DOOR	FN26m	L1/S 1200
6	WINDOW	C210c	L1/S 1500
7	WINDOW	C310cc	L1/S 2100
8	PATIO DOORS	1.8m WIDE	L1/S 2250
9	WINDOW	C212cc	L1/S 1500
10	WINDOW	C312cc	L1/S 2100
11	WINDOW	H207c	L1/S 1500
12	WINDOW	C312cc	L1/S 2100
13	WINDOW	C312cc	L1/S 2100
14	Window	C110C	L1/S 1050.

INTERNAL LINTEL SCHEDULE

OPENING	REF	LENGTH
c	Box beam	1200
d	BOX BEAM	1950
f	INTERNAL TYPE	1100
h	INTERNAL TYPE	1200
i	L1/HD	1200
j	INTERNAL TYPE	1100
k	INTERNAL TYPE	"
n	INTERNAL TYPE	"
o	INTERNAL TYPE	"

ALL WINDOWS TO BE DOUBLE GLAZED
ALL JOINERY REFS BY BOULTON AND PAUL
ALL LINTEL REFS BY IG LINTELS

notes :

30 gallon indirect copper cyl. complete with 3 kw immersion heater + insulation jacket.

wall mounted gas balance flue boiler (high level) of required rating with gaurd over outlet.

position gas + electric meter boxes as shown. boxes to be 550mm min 1000mm max above path level. consumer unit at high level.

Broadgate Builders

Broadgate Builders (Spalding) Limited

Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.

Telephone: Holbeach (0406) 380532.

SOUTH HOLLAND HOUSING
22 MAR 1996
Ref. 0267/96

TITLE

STANDARD DWELLING TYPE

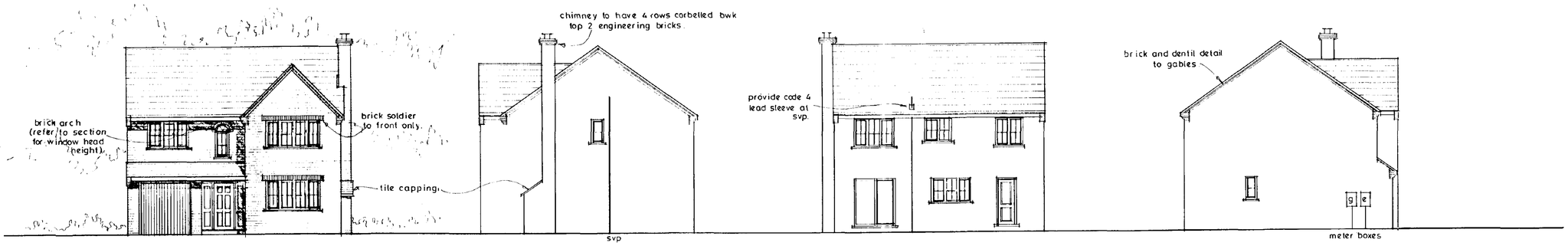
ASHGATE
WITH EN-SUITE
Plots 5, 9.
Wygate Park, Spalding, Lincs.
floor plans and elevations.

DATE JULY—1991	DRAWN MRC/DAWS
DRWG. No. 96010/5,9	SCALE 1-100 , 1-50

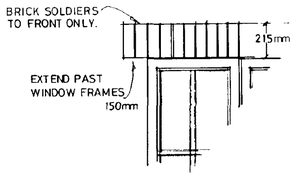
REVISIONS	DES.	DATE	SIGN
A.	Lintel References amended as per I.G Lintel Schedule	24.9.91	AF
B	REF 4 AMENDED, PIER CHANGED TO 440	29-4-92	MRC
C	EN-SUITE ADDED, LINTEL REF C AMENDED	5-1-94	MD
D	Electrics amended	27.2.95	MD
E.	B.B. Amendments	16.3.95	
F	SHAVER POINT INSERTED IN EN-SUITE	13.10.95	MD

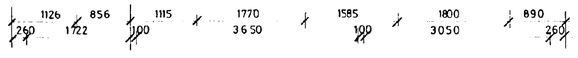
PLANNING	BUILDING REGS.
CHECK BY	

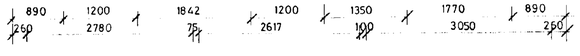
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Front elevation | Side | Rear | Side







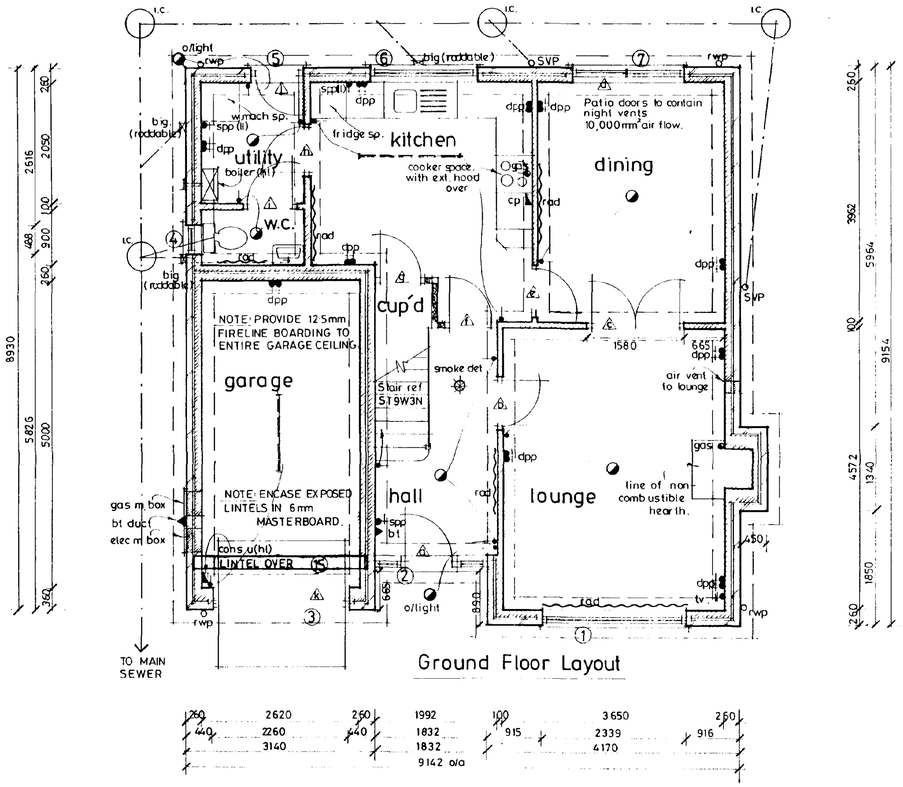
DOOR, WINDOW AND LINTEL SCHEDULE

NO	TYPE	REF	LINTEL
1	WINDOW	C413CWC	L1/S 2700
2	ENT. FRAME	FED180/29	L1/S 2250
3	GARAGE DOOR	UF7070N	L1/S 2700
4	WINDOW	HN10C	L1/S 900
5	DOOR	FN26M	L1/S 1200
6	WINDOW	C310CC	L1/S 2100
7	PATIO DOORS	1.8M WIDE	L1/S 2250
8	WINDOW	C412CWC	L1/S 2700
9	WINDOW	(COMBINED) C112/SEM 1	L1/S 1050
10	WINDOW	C312CC	L1/S 2100
11	WINDOW	C212CC	L1/S 1650
12	WINDOW	C210C	L1/S 1650
13	WINDOW	C312CC	L1/S 2100
14	WINDOW	HN10C	L1/S 900
15	LINTEL	———	L1/HD 3000

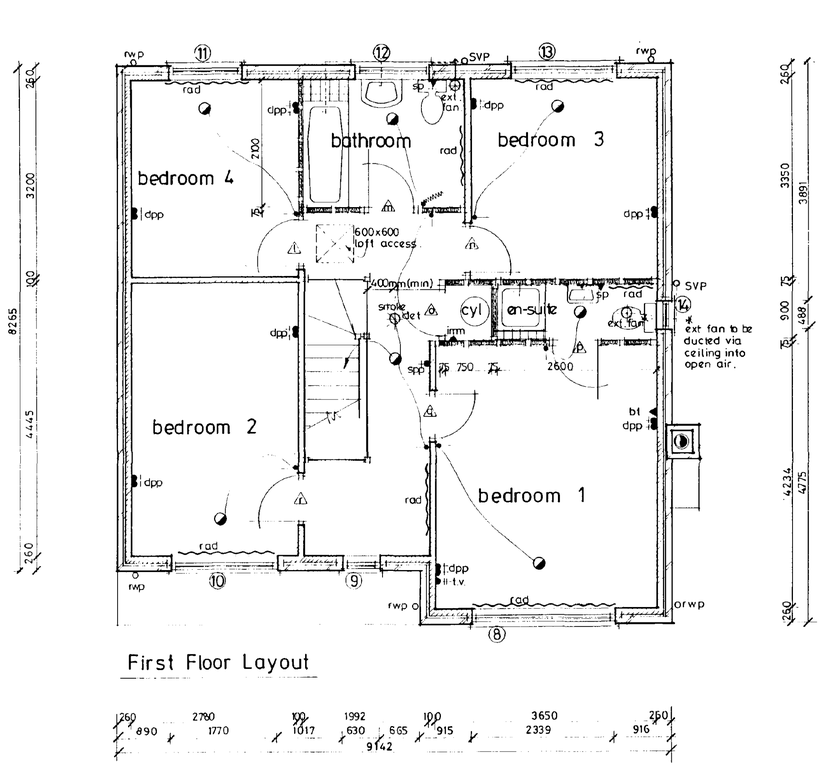
INTERNAL LINTELS

TO BE IG INTERNAL TYPE 1100MM LONG
EXCEPT REF C. BOX BEAM 100 1950MM LONG
E. BOX BEAM 100 1200MM LONG

ALL LINTEL REFS BY I.G. LINTELS
ALL WINDOWS TO BE DOUBLE GLAZED
ALL JOINERY REFS BY BOULTON & PAUL



Ground Floor Layout



First Floor Layout

Broadgate Builders (Spalding) Limited
Broadgate House, Weston Hills,
Spalding, Lincolnshire PE12 6DB.
Telephone: (0406) 380532 Fax: (0406) 380014

PROJECT TITLE
Standard Dwelling Type

CEDARGATE
Plot 4.
Wygate Park, Spalding, Lincs.

DRAWING
floor plans
elevations.

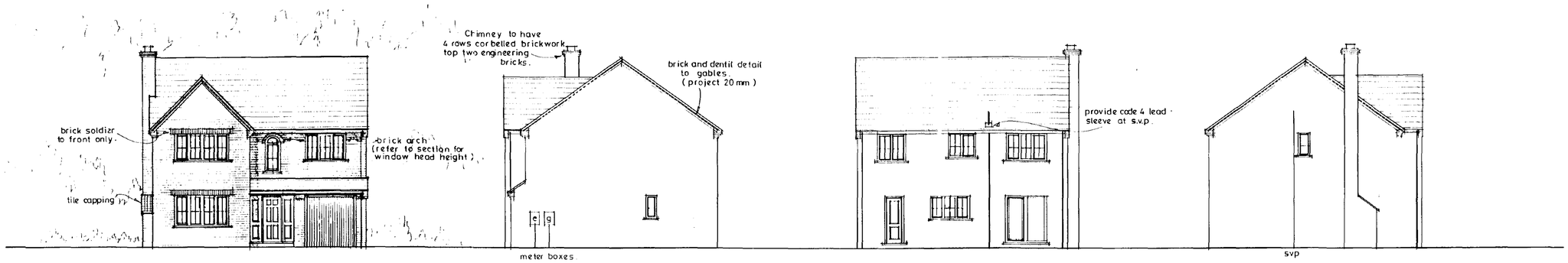
Ref: 0267/96

REV.	DESCRIPTION	DATE	BY
A	Airing cup'd reduced in size.	23.1.95	MD
B.	WINDOWS ALTERED	7.3.95	MD

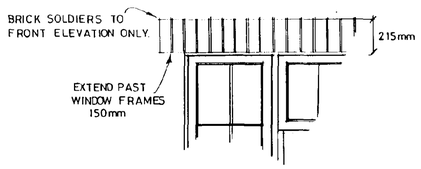
SCALE 1:100 , 1:50
DRAWN MD
DATE DEC / 1994
DRAWING No. 96010 / 4

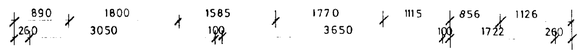
SUMMIT D.O.S. 841736

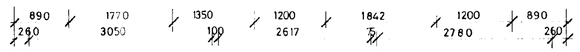
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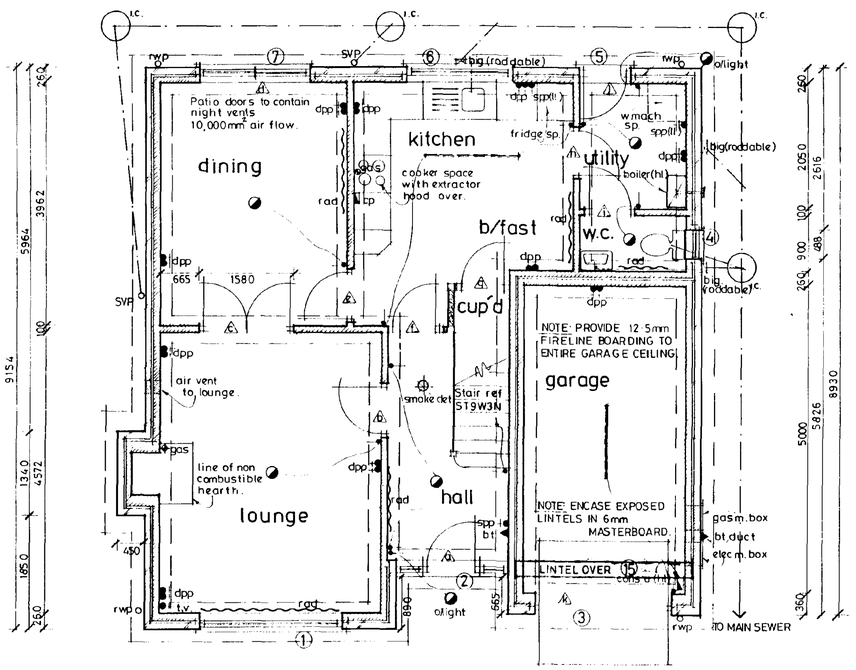


Front elevation | Side | Rear | Side

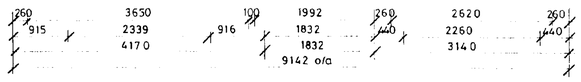


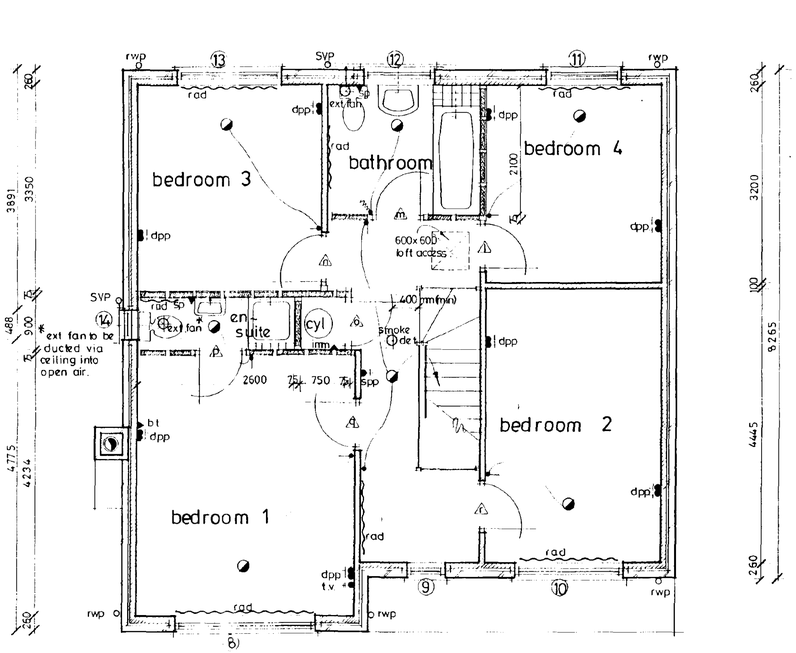




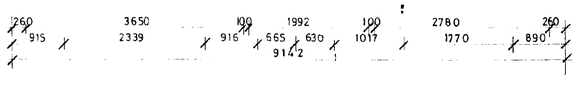


Ground floor layout





First floor layout



DOOR, WINDOW AND LINTEL SCHEDULE

NO	TYPE	REF	LINTEL
1	WINDOW	C413CMC	L1/S 2700
2	ENT. FRAME	FED180/29	L1/S 2250
3	GARAGE DOOR	UF7070N	L1/S 2700
4	WINDOW	HN10C	L1/S 900
5	DOOR	FW26M	L1/S 1200
6	WINDOW	C310CC	L1/S 2100
7	PATIO DOORS	1.8M WIDE	L1/S 2250
8	WINDOW	C412CMC	L1/S 2700
9	WINDOW	(COMBINED) C112/SEM 1B	L1/S 1050
10	WINDOW	C312CC	L1/S 2100
11	WINDOW	C212CC	L1/S 1650
12	WINDOW	C210C	L1/S 1650
13	WINDOW	C312CC	L1/S 2100
14	WINDOW	HN10C	L1/S 900
15	LINTEL	———	L1/HD 3000

INTERNAL LINTELS

TO BE IG INTERNAL TYPE 1100MM LONG
EXCEPT REF C. BOX BEAM 100 1950MM LONG
E. BOX BEAM 100 1200MM LONG

ALL LINTEL REFS BY I.G. LINTELS
ALL WINDOWS TO BE DOUBLE GLAZED
ALL JOINERY REFS BY BOULTON & PAUL

DETERMINED PLAN

Broadgate Homes

Broadgate Builders (Spalding) Limited
Broadgate House, Weston Hills,
Spalding, Lincolnshire PE12 6DB.
Telephone: (0406) 380532 Fax: (0406) 380014

PROJECT TITLE

Standard Dwelling Type

CEDARGATE

Plot 3.

Wygate Park, Spalding, Lincs.

DRAWING

floor plans
elevations

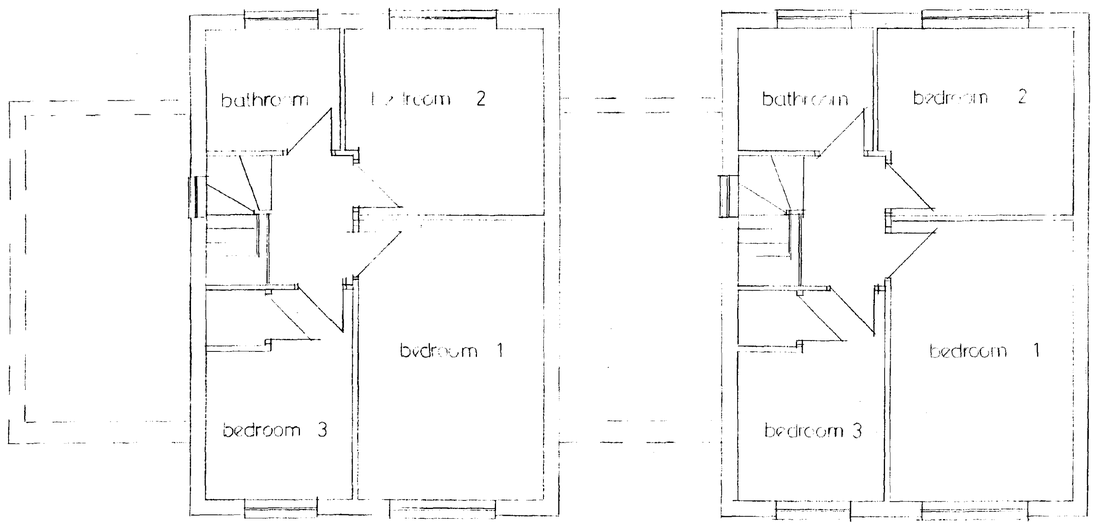
SOUTH... HOUSING
22 MAR 1996
Ref: 0267/96

REV	DESCRIPTION	DATE	BY
A	Airing cup'd reduced in size.	23·1·95	MD
B	WINDOWS ALTERED	9·2·95	L

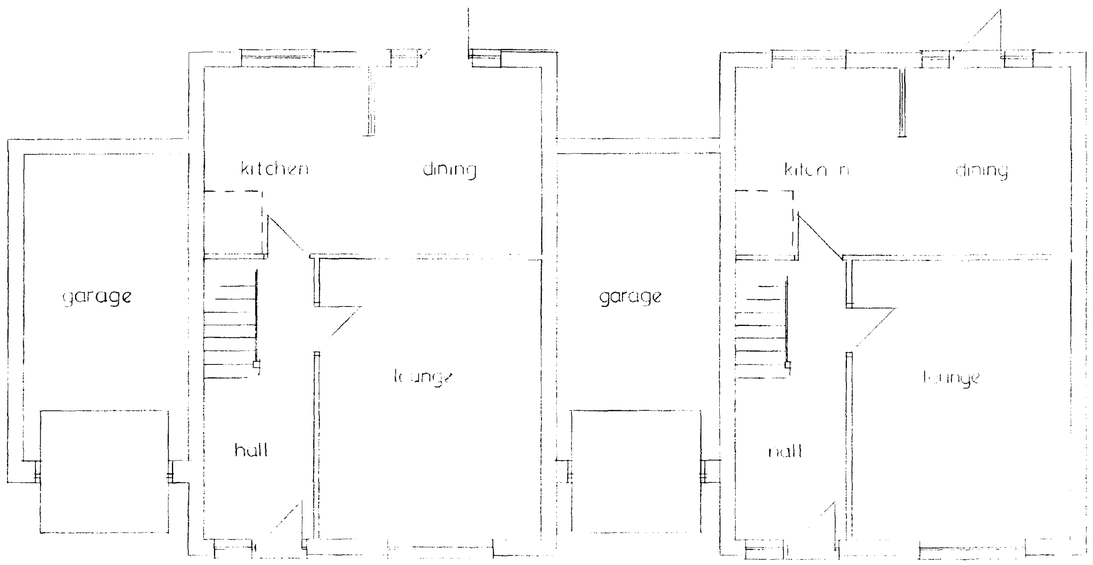
SCALE 1:100, 1:50 DRAWN MD

DATE DEC. 1994 DRAWING No. 96010/3

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FIRST FLOOR LAYOUT



GROUND FLOOR LAYOUT

Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

APPLEGATE

Plots 1, 2.

Wygate Park, Spalding, Lincs.

DRAWING

SOUTH HOLLAND HOUSING
22 MAR 1996
PLANNING
floor plans

REV	DESCRIPTION	DATE	BY

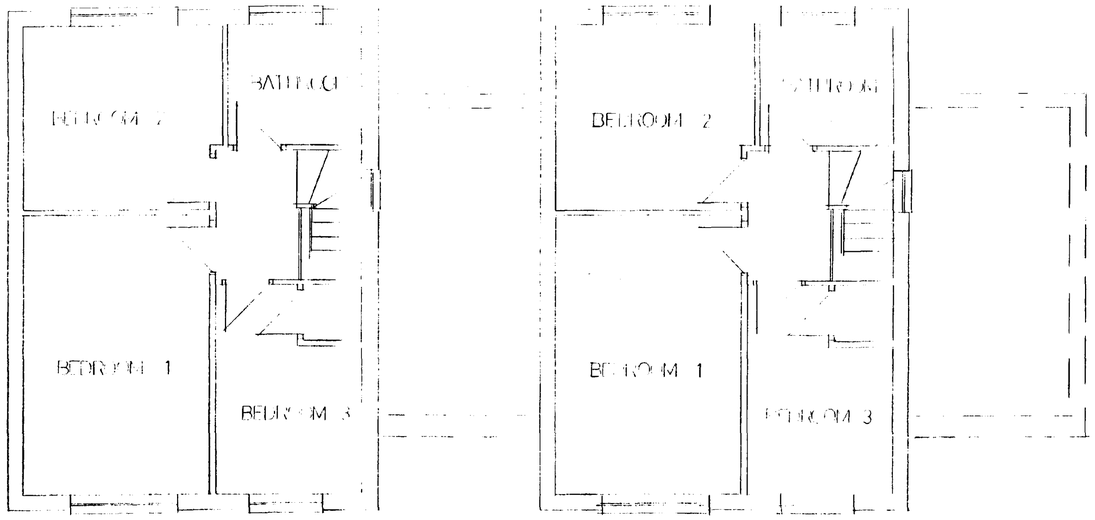
SCALE 1:50

DRAWN CN

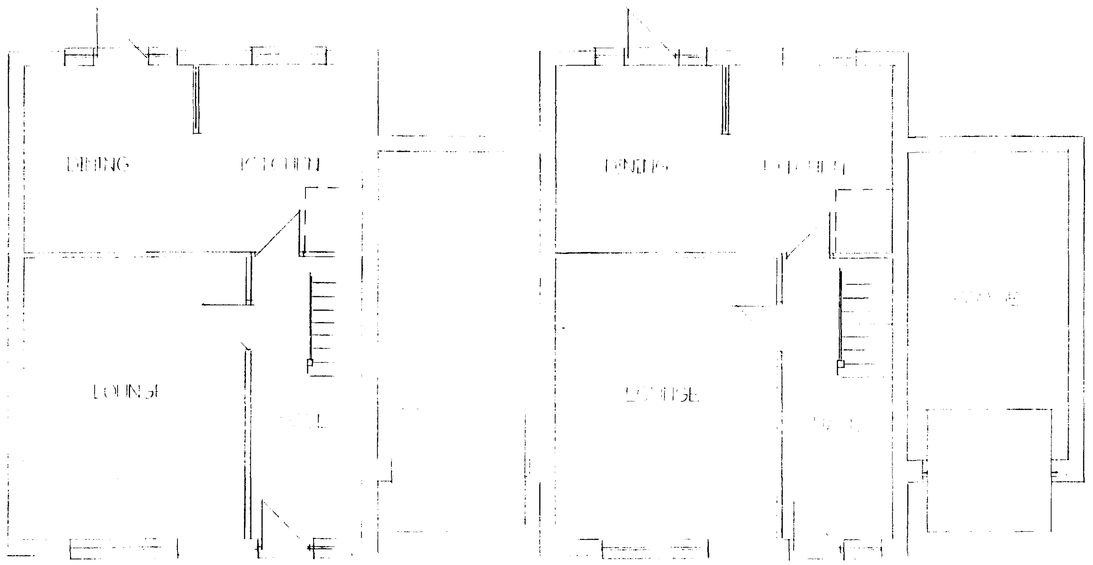
DATE 21·03·96

DRAWING No. 96010 / 1·2

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FIRST FLOOR LAYOUT



GROUND FLOOR LAYOUT

Broadgate Homes

Broadgate Builders (Spalding) Ltd
Broadgate House, Weston Hills,
Spalding, Lincolnshire, PE12 6DB.
Telephone: (01406) 380532 Fax: (01406) 380014

PROJECT TITLE

APPLEGATE

Plots 13, 14

Wygate Park, Spalding, Lincs.

DRAWING

floor plans

SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING
22 MAR 1996
Ref. 0267/96

REV	DESCRIPTION	DATE	BY

SCALE 1:50

DRAWN CN

DATE 21.03.96

DRAWING No. 96010/13.14