Plan Rec with Cttee dated 21/9/00
Road - 22/9/00

Jelson Ltd
370 Loughborough Road
Leicester LE4 5PP
Tel 0116 266 1561 Fax 0116 266 4589

Jelson

Scale	Dwg No.	Revision	Drawing Title
1:500	728.16	1	Residential Development At Magellan Way, Spalding.
File C:\JOBS65\DWGS\SPALD5	Drn By S.R.PARKER.	Date August 14th 2000	

Planning Permission Applied For : ☐ Building Regulations Applied For : ☒ Plot complies with Building Regs Part M : M

1.8m High Close Boarded Fence
1.8m High Brick Screen Wall
0.6m High Ranch Type Fence
1.8m High Combined Chevron Fence And Brick Wall

New Shrubs/Trees
Existing Tree To Be Retained
Existing Tree To Be Removed

Stormwater Sewer
Foulwater Sewer
Lamppost
Existing Sewer To Be Abandoned

Bin Column
Sm Raising / Lowering Column

Highway Notes

1. Pram Crossings (PC) with tactile surfacing required at all crossover points.
2. All road signs and markings to be agreed on site by the Highway Supervisor.
3. All roadworks shall be coordinated with such time as the site investigation report has been approved by Lincs County Council.

LANDSCAPING KEY

A GROUND COVER SHRUBS TO BE SELECTED FROM -
Cotoneaster Coral Carpet spacing 0.9m
Cotoneaster Congestus Decora 0.9m
Cytisus Kewensis 0.6m
Genista Lydia 0.6m
Potentilla in Variety 0.5m
Sarcolina 0.5m
Senecio Laxifolius 0.6m

B TALLER SHRUBS SELECTED FROM -
Cotoneaster Divaricata (against screen) spacing 1.2m
Escallonia in variety 1.2m
Garrya Elliptica 1.8m
Hypericum Hidcote 1.0m
Lavatera Variety 0.9m
Rosa "Frau Dagmar Hastrup" 0.9m
Simmia Foremanii 0.9m
Viburnum Tinus Eurustinus1 1.2m
Weigela Florida Variegata 1.0m

C TREES SELECTED FROM -
A Betula Pendula
B Cherry Alba no grass
C Cherry Kanzan
D Prunus Cerasifera Nigra
E Prunus Cerasus Rhexii
F Sorbus Aria
G Malus Evelyn
H Gleditsia Sunburst
I Malus Aculeata
J Crataegus Coccinea
K Pinus Ornicka (Serbium Spruce)
M Norway Maple
N Prunus Avium
O Ash
P Oak

DETERMINED PLAN
H6/0829/00

existing ditch not yet surveyed
existing ditch not yet surveyed
existing open dyke to be piped (and backfilled) with 225 mm dia pipe
existing open dyke to be piped (and backfilled) with 225 mm dia pipe
existing building to be demolished
Public Open Space
S22 new chamber to be built onto end of existing sewer (soffit level 1.09 m AOD) (invert level 0.91 m AOD)
Southwater pumping station
Gas Main
Gas Main
Gas Main

DETERMINED PLAN

SOUTH HOLLAND DC HOUSING SERVICES 28 JAN 2000 Rec'd

Jelson Ltd, 170 Loughborough Road, Leicester LE4 5PP. Tel: 0116 266 1561 Fax: 0116 266 4579 **Jelson**	Scale: 1:500	Dwg No.: 728.16	Revision: G
	Drn By: S.R.PARKER.	Date: JANUARY 2000	Drawing Title: Residential Development At Magellan Way, Spalding.
	File: C:\DCAD\1\Data\SPALD5		

1.8M high Close Boarded Fence
1.8M high Brick Screen Wall
0.6M high Ranch Type Fence
1.8m high Combined Chevron Fence And Brick Wall
New Shrubs/Trees
Existing Tree To Be Retained
Existing Tree To Be Removed
Stormwater Sewer
Foulwater Sewer
Compost (Sm. column)
Existing Sewer To Be Abandoned
= 8m. column.
= 5m. Flowing/lowering column.

Highway notes
(i) Pram crossings (Prc) with tactile surfacing required at all crossover points.
(ii) All road signs and marking to be agreed on site by the Divisional Highways Manager South Area at the site investigation report has been approved by Lincs County Council.

LANDSCAPING KEY

A. GROUND COVER SHRUBS TO BE SELECTED FROM :-
Cotoneaster Coral Carpet spacing 0.8m
Cotoneaster Conspicus Decora 0.9m
Cytisus Kewensis 0.6m
Genista Lydia 0.6m
Spiraea III Variety 0.5m
Symphoria 0.9m
Sempuo Lactifolius 0.6m

B. TALLER SHRUBS SELECTED FROM :-
Cotoneaster Dielectris (against screen) spacing 1.2m
Escallonia in variety 1.0m
Garrya Elliptica 1.2m
Hypericum Hidcote 0.8m
Olearia Haastii 1.0m
Rosa 'Frau Dagmar Hastrup' 0.8m
Spirea Foreveriig 0.9m
Viburnum Tinus (Laurustinus) 1.2m
Weigela Florica Variegata 1.0m

C. TREES SELECTED FROM :-
A Birch, Fastigiate
B Birch, Silver, pines
C Cherry, Kanzen
D Prunus Cerasifera 'Nigra
E Prunus Cerasus Rhexii
F Sorbus Aria
G Malus Bonfire
H Glenlisa Sunburst
J Sorbus Aroplains
K Crataegus Coocmes
L Picea Ormorika (Serbium Spruce)
M Norway Maple
N Prunus Avium
O Ash
P Oak

Public Open Space

existing open dyke to be piped (and backfilled) with 225 mm dia. pipe

existing building to be demolished

ex.Armco pipe to be removed and replaced with 675mm dia. concrete pipe at a gradient of 1 in 198

existing foulwater pumping station

S22 new chamber to be built onto end of existing pipework (soffit level -0.977)

existing 2 225mm diameter pipes

375mm diameter concrete pipe

Railtrack Ltd line

existing pond detail not yet surveyed

existing pond detail not yet surveyed

MAGELLAN WAY

STOCKDALE WAY

SWINEGATE AVENUE

ROAD No.1

ROAD No.2

ROAD No.3

ROAD No.4

ROAD No.5

ROAD No.6

ROAD No.7

ROAD No.8

ROAD No.9

ROAD No.10

ROAD No.11

ROAD No.12