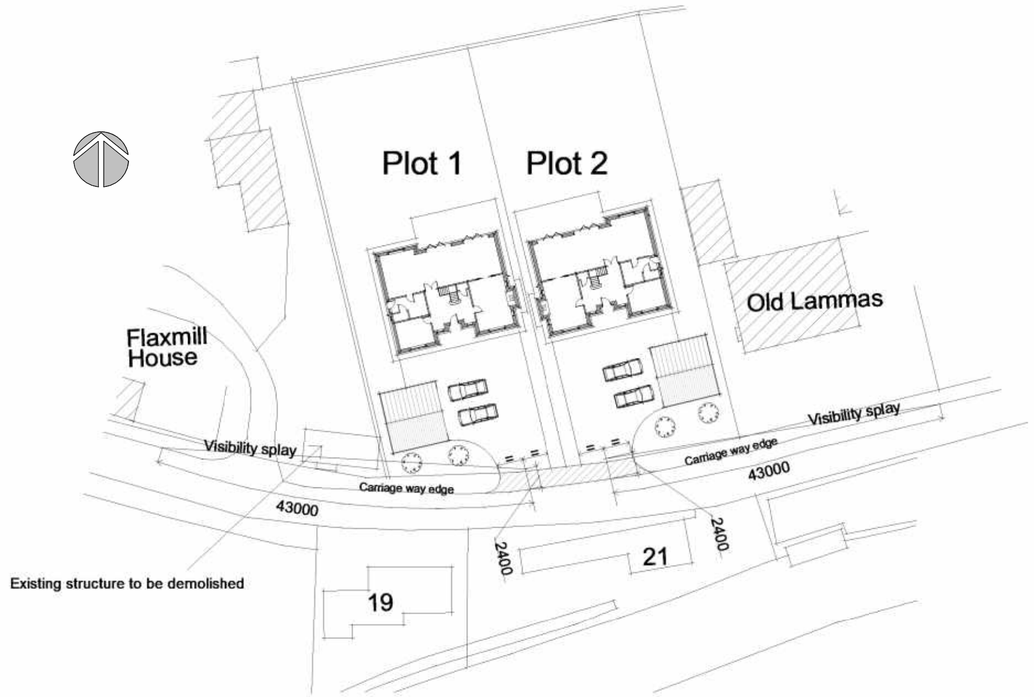
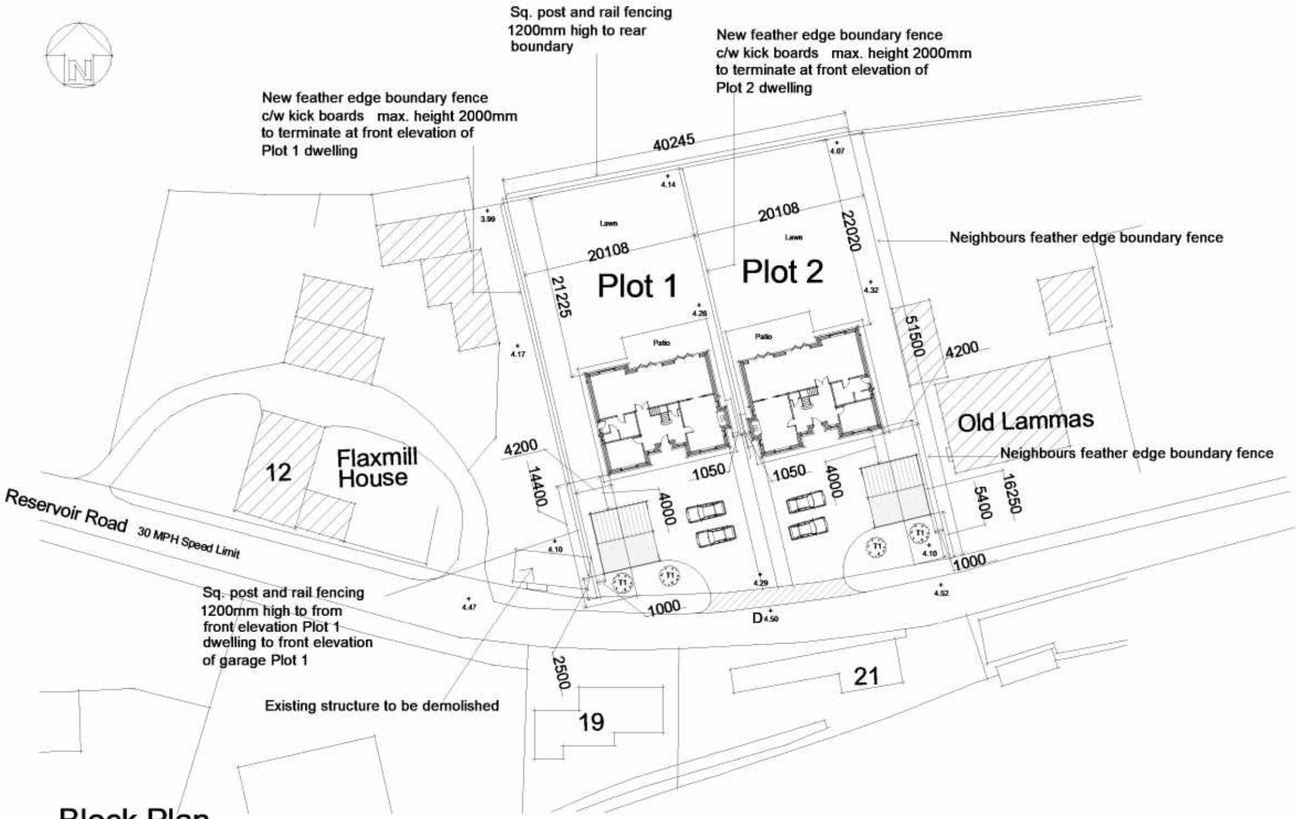
Contractors are responsible for checking all dimensions on site prior to work commencing.Due to areas of the structure being covered, unexposed or otherwise inaccessible the notes / specifications of existing materials are subject to confirmation of site when it is feasible to expose the relevant areas of construction. All material schedules are given in good faith and for pricing purposes only. It is the responsibility of the contractor to check their accuracy before ordering any materials. Remway Design accepts no responsibility for the accuracy of these material schedules.



Visibility Splay

0 10 20 30 40 50m

Scale Bar 1/500



Block Plan

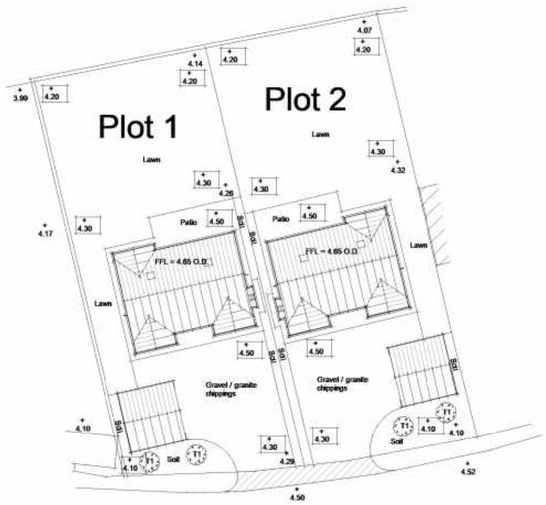
New ffls to be at least 4.65m OD which is 150mm above Reservoir Road in front of the site

Site Area = 0.2 ha

0 10 20 30 40 50m

Scale Bar 1/500

Site Boundaries and associated setting out have been taken from an OS Map so all critical setting out dimensions should be checked on site prior to any work commencing.



Existing/Proposed Site Levels

0.00 Existing site levels

0.00 Proposed site levels

0 10 20 30 40 50m

Scale Bar 1/500

Foul Drainage :
Connect to AW main sewer within Reservoir Road

Surface Water Drainage :
All rainwater to discharge into suitably sized and located soakaways min. 5m from any building

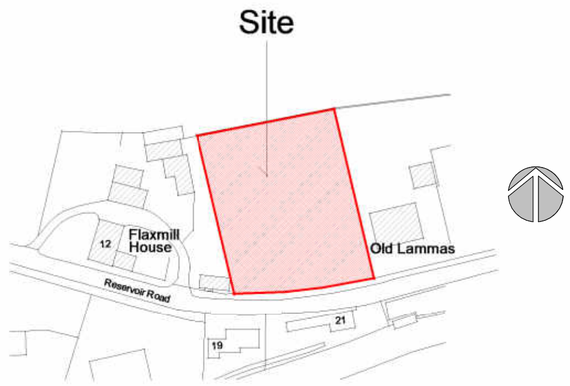
Driveways and Turning Areas :
Driveways and turning area to be permeable (gravel / granite chippings). Turning areas to enable vehicles to exit driveway in forward gear

Highways :
Confirm with LCC Highways prior to commencement acceptable finish between drive and carriage way edge (shown hatched)

Boundaries :
Side boundaries comprising of timber feather edge fence c/w kickboards max. height 2000mm to terminate at front elevation of Plot 1 & 2 dwellings
Rear boundaries comprising of timber sq. post and rail fencing 1200mm high Plots 1 & 2
Side boundary comprising of timber sq. post and rail fencing 1200mm high from front elevation Plot 1 dwelling to front elevation of garage Plot 1

Tree planting :
All planting to be in accordance with BS 4428-1989 and amendment No. 1 (1991)

Maintenance :
Proposed trees to be planted in suitably prepared tree pits to avoid compaction of roots and allow root growth into surrounding soils
All trees to be watered in with regular watering during periods of dry weather until established (3-5 years)
Undertake weed control during first 3 years to ensure good growth with wood chip mulch around base
Tree stakes and ties to be routinely checked and adjusted with stakes and ties removed when trees become established (3-5 years)
All trees to be maintained for the period of 5 years from the date of completion of the scheme and during any losses shall be made good



Location Plan

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0 10 20 30 40 50m

Scale Bar 1/1250

Land between 12 Flaxmill House and Old Lammas, Reservoir Road, Surfleet Seas End

Proposed Plans

Drg No A2-3365-S00

remway Design Ltd