existing perimeter hedging to be trimmed back and cultivated and to remain

7201mm

all parking bays to be formed in Marshall or equal 'concrete sett paving – laid in Tegular form' colour: BURNT OCHRE with bays delineation in slate grey colour paviors

existing tree to remain and additional feature planting to be installed within this area to extents as indicated

main site entrance to have 1000mm high feature walls constructed in steel railings similar to dwelling boundary treatment, railing to be located 500mm from face of footpath and follow line of vision splay

existing landscaped areas to remain as indicated with additional planting introduced to enhance areas – exact details to be agreed with Planning Authority Landscape Officer

existing access to remain and internal roadways to be amended to suit new residential layout

ALLENBY CHASE

DWELLING 16 AMENITY SPACE

3716mm

bin store area

walkway to plot 16

1500mm high vertical boarded fence (stained finish)

walkway to plot 15

DWELLING 15 AMENITY SPACE

dwarf wall with steel railings – 1m high

all new roadways to be constructed in accordance with Lincolnshire County Council Highway standards and works on site carried out by approved contractors to be formed in Marshall or equal 'concrete sett paving – laid in Tegular form' colour: BURNT OCHRE

all access walkways to be formed in Marshall or equal 'concrete sett paving – laid in Tegular form' colour: BURNT OCHRE

ACCESS ROADWAY

DWELLING 14 AMENITY SPACE

existing hedge along this boundary to be removed and new hedge planted

DWELLING 13 AMENITY SPACE

walkway to plot 13

walkway to plots 12 & 14

walkway to plot 11

DWELLING 12 AMENITY SPACE

existing site boundary to have 1800mm high vertical boarded fence along complete length, fence to have stained finish – dark brown

DWELLING 11 AMENITY SPACE

all boundary to eastern elevations of plots 9, 11, 13, and 15 to have 1000mm high feature walls constructed in 300mm high 225mm wide dwarf wall with steel railings fixed to top of wall – see drawing 05–66–107 for railing details

existing tree to remain and additional feature planting to be installed within this area to extents as indicated

main site entrance to have 1000mm high feature walls constructed in steel railings similar to dwelling boundary treatment, railing to be located 500mm from face of footpath and follow line of vision splay

bin store area

refuge area to have 1800mm high vertical boarded fence along complete length, fence to have stained finish – dark brown

DWELLING 10 AMENITY SPACE

DWELLING 9 AMENITY SPACE

walkway to plot 9

walkway to plot 10

all boundary to eastern elevations of plots 9, 11, 13, and 15 to have 1000mm high feature walls constructed in 300mm high 225mm wide dwarf wall with steel railings fixed to top of wall – see drawing 05–66–107 for railing details

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DWELLING 1 AMENITY SPACE

DWELLING 2 AMENITY SPACE

DWELLING 3 AMENITY SPACE

DWELLING 4 AMENITY SPACE

DWELLING 5 AMENITY SPACE

DWELLING 6 AMENITY SPACE

DWELLING 7 AMENITY SPACE

DWELLING 8 AMENITY SPACE

1500mm high vertical boarded fence (stained finish)

12000mm between dwellings

existing tree to be removed

walkway to plot 1

walkway to plot 2

walkway to plot 3

walkway to plot 4

walkway to plot 5

walkway to plot 6

walkway to plot 7

walkway to plot 8

Telephone Pit

Lamp Post

all access walkways to be formed in rustic colour block paviours with charcoal grey border – paviours to be laid in herringbone pattern

all boundary to southern elevations of plots 1 – 8 to have 1000mm high feature walls constructed in 300mm high 225mm wide dwarf wall with steel railings fixed to top of wall – see drawing 05–66–107 for railing details

PLOT SCHEDULE

PLOT 1 - 2 BEDROOM DWELLING

PLOT 2 - 2 BEDROOM DWELLING

PLOT 3 - 2 BEDROOM DWELLING

PLOT 4 - 2 BEDROOM DWELLING

PLOT 5 - 2 BEDROOM DWELLING

PLOT 6 - 2 BEDROOM DWELLING (AFFORDABLE HOUSING)

PLOT 7 - 2 BEDROOM DWELLING (AFFORDABLE HOUSING)

PLOT 8 - 2 BEDROOM DWELLING (AFFORDABLE HOUSING)

PLOT 9 - 1 BEDROOM DWELLING

PLOT 10 - 1 BEDROOM DWELLING

PLOT 11 - 1 BEDROOM DWELLING

PLOT 12 - 1 BEDROOM DWELLING (AFFORDABLE HOUSING)

PLOT 13 - 1 BEDROOM DWELLING (AFFORDABLE HOUSING)

PLOT 14 - 1 BEDROOM DWELLING (AFFORDABLE HOUSING)

PLOT 15 - 1 BEDROOM DWELLING

PLOT 16 - 1 BEDROOM DWELLING

KEY TO SHADING

pedestrian pathways - tegular setts

dwelling amenity space

car parking space - tegular setts

access roadway - tegular setts

dwelling roof line

SUTTON ROAD

A	13.03.07	LANDSCAPING DETAILS AMENDED

Revisions

Preliminary | For Construction

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Chartered Institute of Architectural Technologists

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DETERMINED PLAN

Amended plan

SHDC Planning & Development 14 MAR 2007 Ref:

Project Title:

DRUMMOND DEVELOPMENTS LIMITED

PROPOSED REDEVELOPMENT OF EXISTING REDUNDANT HEALTH CARE CENTRE FOR RESIDENTIAL USE

Drawing Title:

PROPOSED SITE PLAN

Scale:	Date:	Drawn:
1:100	FEB 2006	TB

Drawing Number:

05-66-201 A

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NOTE: i) CHESTNUT PALE OR SIMILAR FENCING 1.5M IN HEIGHT SHALL BE PROVIDED AROUND THE TREES TO BE RETAINED BEFORE DEVELOPMENT IS COMMENCED AT A MINIMUM DISTANCE FROM THE TRUNKS EQUAL TO THE SPREAD OF THE CROWNS OF THE TREES. NO MATERIALS, EQUIPMENT, SITE HUTS, FUELS OR OTHER ITEMS SHALL BE PLACED OR STORED WITHIN THE AREAS ENCLOSED BY THE FENCING SO ERECTED AND THE GROUND LEVELS WITHIN THOSE AREAS SHALL NOT BE ALTERED, NOR SHALL ANY EXCAVATION BE MADE, WITHOUT THE PRIOR WRITTEN CONSTENT OF THE LOCAL PLANNING AUTHORITY. ii) NO BURNING OF MATERIALS OR OTHER ITEMS SHALL TAKE PLACE WITHIN 3M METRES OF THE CROWN SPREAD OF ANY TREE TO BE RETAINED. iii) NO SERVICES SHALL BE ROUTED UNDER THE SPREAD OF THE TREES TO BE RETAINED WITHOUT THE PRIOR WRITTEN CONSENT OF THE LOCAL PLANNING AUTHORITY. iv)NO RETAINED TREE SHALL BE CUT DOWN, UP ROOTED, DESTROYED, TOPPED OR LOPPED WITHOUT THE PRIOR WRITTEN CONSTENT OF THE LOCAL PLANNING AUTHORITY AND IF ANY TREE WHICH IS TO BE RETAINED DIES WITHIN FIVE YEARS BEGINNING WITH THE DATE ON WHICH THE DEVELOPMENT IS COMMENCED IT SHALL BE REPLACED WITH A TREE OF SUCH SIZE AND SPECIES AS MAY BE SPECIFIED IN WRITING BY THE LOCAL AUTHORITY.

NOTE: THIS DRAWING TO BE READ IN CONJUNCTION WITH LANDSCAPING PLAN 05–66–207A

PROPOSED SITE PLAN

SCALE 1:100

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