



SITE PLAN - EXISTING 1:200

- LANDSCAPING, TREE PLANTING & FENCING SCHEME
- A - BERRY BERRY
 - B - CORNUS FLORIDA (Catalpa Mimosa)
 - C - HAZEL (Corylus avellana)
 - D - SPANISH GUM (Liquidambar styraciflua)
 - E - FIELD MAPLE (Acer campestre)
 - F - RED CEDAR (Taxus baccata)
 - G - GINKGO BILOBA (Ginkgo biloba)
 - H - PRUNE (Prunus domestica)
- P - 15m High Close Boarded Fence
 C - 12m High Close Boarded Fence
 E - 1.8m High Brick (Brick & Render) FENCING - 1.8m high with a 100mm STAINLESS STEEL ANTI-LAZER SKEWTS
 F - 1.8m High WOODEN FENCING - 1.8m high with a 100mm STAINLESS STEEL ANTI-LAZER SKEWTS
 G - 1.8m High WOODEN FENCING - 1.8m high with a 100mm STAINLESS STEEL ANTI-LAZER SKEWTS
 H - CONCRETE DRIVE
 J - SLABBED FOOTPATH & PATIOS
- FLORING SCHEME
- Flowering Perennials (Crocus, Tulip, Iris)
 - Annuals (Petunias, Geraniums)
 - Lawn (Lawn)
 - Mixed Lawn (Lawn)
 - Multi-level Deck (Multi-level Deck)
 - Decking (Decking)
- FLORING PLANS
- Seeded Soil - 1.0m from External Walls

All plants to be in accordance with BS 4224:1999 and amendments No. 1 (1999)
 All trees to be planted with minimum 20% plastic mulch and to be watered, mulched and
 supported for the first year.
 1.75m to 2.0m high trees to be supported and
 supported for the first year.
 All trees, shrubs and hedges shall be maintained by the owner or owners of the land
 on which they are situated for a period of five years from the date of
 completion of the scheme and during that period all trees shall be watered and
 when necessary.



LOCATION PLAN 1:1250



SITE PLAN - PROPOSED 1:200

P	FFL & SOAKAWAY ADDED - CON COMP	JULY 2025
A	ENG AMENDMENTS	JUNE 2025
ref:	revision	date

G. R. MERCHANT LTD.
ARCHITECTURAL CONSULTANTS

4 Wrights Mews
 12A Park Road, Holbeach,
 Spalding, Lincs. PE12 7EE
 Tel: 01406 490800
 E-Mail: office@gmerchantltd.com
 Website: www.gmerchantltd.com

Project
 RESIDENTIAL DEVELOPMENT
 BETWEEN 96 - 100 CHAPEL GATE
 SUITON ST JAMES
 SPALDING, LINCOS, PE12 0EE

Client
 MRL KENNALLY

Drawing
 SITE AND LOCATION PLANS

Job Ref. Drawing No.
 4376-25 02B

Date Drawn
 MAY 2025 SLD

Scales
 (AS STATED)

DO NOT SCALE FROM THIS DRAWING
 This drawing is copyright and may not be copied, traced, photocopied or used for any other purpose
 other than that for which it is issued. The General Contractor is to check all dimensions on site and
 report any discrepancies to G. R. Merchant Ltd. All details shown on this drawing including
 foundations are based upon typical site conditions related to the area. No responsibility can be
 accepted for abnormal conditions which may be discovered during construction unless reported to the
 recommended or specified foundations to establish specific site conditions before foundation work is
 undertaken. This drawing is limited in the amount of information contained and does not purport to
 contain a full specification of the works. It is issued for the purpose of obtaining Planning / Building
 Regulation approval. This drawing must not be used as a contract document alone. The works will not
 be supervised or inspected on site by G. R. Merchant Ltd or any representative thereof. It is the client
 or their appointed contractor(s) responsibility to control workmanship, substitution of materials,
 adherence to specification, variations to contract etc. All materials to be new unless otherwise stated
 and all components and materials etc. to be used fitted and installed etc. in strict accordance with
 manufacturers instruction and relevant code of practice. Materials shall conform to appropriate British
 standard specification or BBA certificate or European code equivalent. The Employer / Client shall
 ensure that the selected contractor is competent with and capable of meeting all measures to achieve
 compliance with Health and Safety legislation for Building sites and Work places. The Employer /
 Client is advised that should the works need to comply with the Construction Design and Management
 Regulations an independent Principal Designer will be required. The works shall comprise of all that is
 shown on the drawing and details. Works that may not specifically be shown but may be reasonably
 inferred as necessary to carry out the works shall be deemed to be included. It is the plot / land
 owners responsibility to be aware of the Party Wall etc. Act 1996 when building in close proximity to
 adjoining neighbours boundaries.