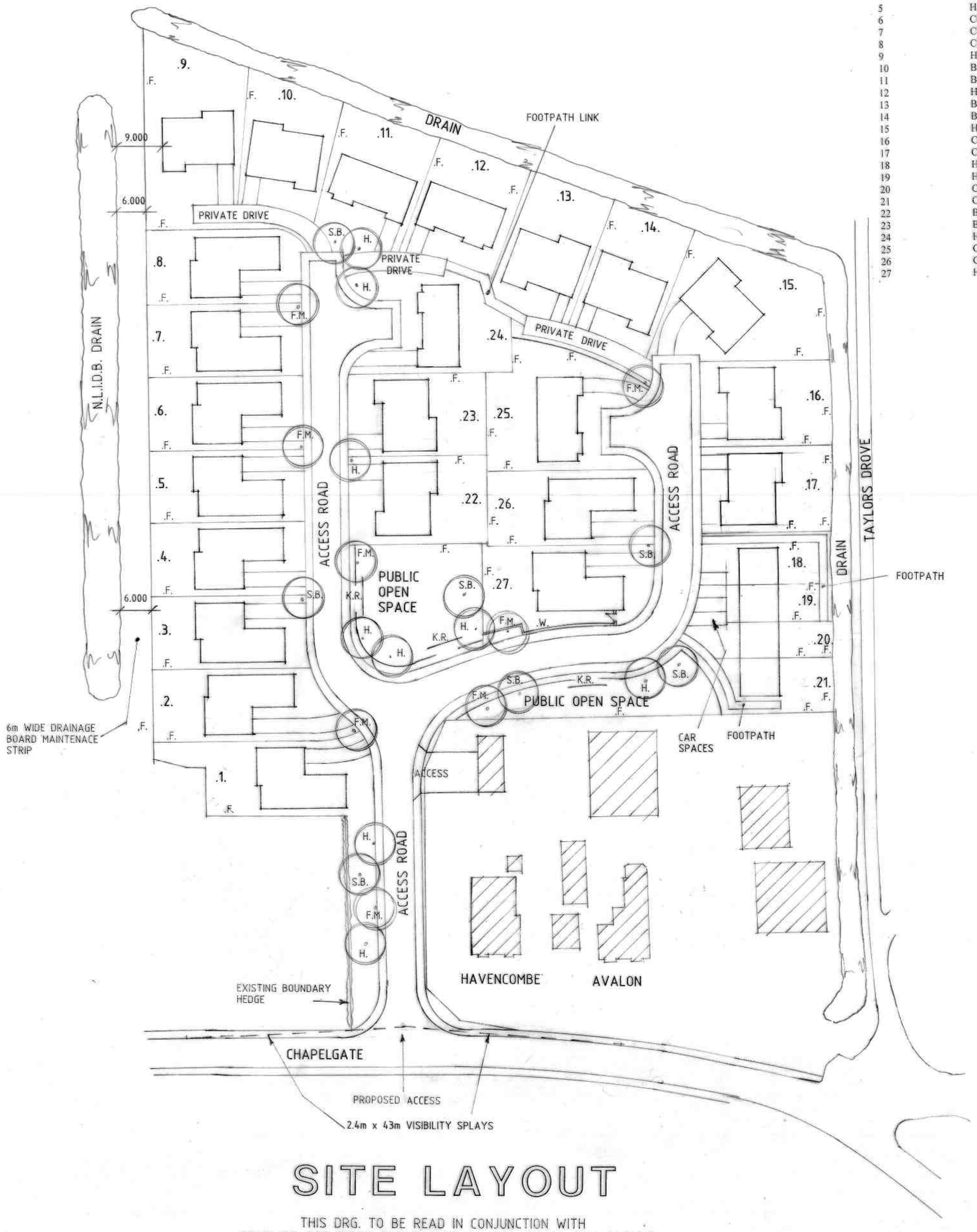


SITE LAYOUT

THIS DRG. TO BE READ IN CONJUNCTION WITH
37815/02, THE **DUROC**, THE TAMWORTH, THE PERSIA, THE GASCON,

Plot Number	Brickwork Type	Roof Coverage Type
1	Hampton Rural Blend	Marley Concrete Interlocking Slate
2	Chelsea Smoked Red	Marley Concrete Interlocking Slate
3	Chelsea Smoked Red	Marley Interlocking Concrete Pantile Red
4	Hampton Rural Blend	Marley Interlocking Concrete Pantile Red
5	Hampton Rural Blend	Marley Concrete Interlocking Slate
6	Chertsey Antique	Marley Interlocking Concrete Pantile Red
7	Chertsey Antique	Marley Interlocking Concrete Pantile Red
8	Chelsea Smoked Red	Marley Concrete Interlocking Slate
9	Hampton Rural Blend	Marley Interlocking Concrete Pantile Red
10	Belgravia Blend	Marley Concrete Interlocking Slate
11	Belgravia Blend	Marley Concrete Interlocking Slate
12	Hampton Rural Blend	Marley Interlocking Concrete Pantile Red
13	Belgravia Blend	Marley Concrete Interlocking Slate
14	Belgravia Blend	Marley Concrete Interlocking Slate
15	Hampton Rural Blend	Marley Interlocking Concrete Pantile Red
16	Chertsey Antique	Marley Concrete Pantile Red
17	Chertsey Antique	Marley Concrete Interlocking Slate
18	Hampton Rural Blend	Marley Concrete Interlocking Slate
19	Hampton Rural Blend	Marley Concrete Interlocking Slate
20	Chelsea Smoked Red	Marley Concrete Interlocking Slate
21	Chelsea Smoked Red	Marley Concrete Interlocking Slate
22	Belgravia Blend	Marley Concrete Interlocking Slate
23	Belgravia Blend	Marley Concrete Interlocking Slate
24	Hampton Rural Blend	Marley Interlocking Pantile Red
25	Chelsea Smoked Red	Marley Interlocking Pantile Red
26	Chelsea Smoked Red	Marley Concrete Pantile Red
27	Hampton Rural Blend	Marley Concrete Pantile Red

DWELLINGS

THE DUROC

Plot – 12

THE DUROC - HANDED

Plots 11, 24 and 25

THE TAMWORTH

Plots 10, 14, 15, 22, 17

THE TAMWORTH - HANDED

Plots 9, 13, 16, 23

THE PERSIA

Plots 19, 20 and 21, 18

THE GASCON

Plots 2, 4, 6, 8, 26

THE GASCON - HANDED

Plots 1, 3, 5, 7, 27

Landscaping
Plant trees where shown, minimum height on planting to be 2.0m.

FM Field Maple
SB Silver Birch
H Hawthorn

Screening/Fences/Walls
Provide 1.8m high wall in facing bricks to match adjacent dwelling as depicted .W.
Provide gates as shown.

Provide 1.8m high close boarded fence to boundary between properties depicted .F. Fence to be reduced in height to 1.0m between front of property and highway.

To rear of properties 1 – 8 and side of No: 9 and along rear of open space provide 1.8m high close boarded fence depicted .F.

To front of open space provide Knee Rail 600mm high depicted .K.R.

Domestic Drives
To be 19mm washed gravel on 150mm well compacted hardcore with suitable edging kerbs.

Domestic Paths
All properties to have paths to all areas around each dwelling together with disabled access constructed in concrete or paving slabs.

Access Road/Paths
To be to an adoptable standard.

Private Drive
Chippings bedded in bitumen on 150 concrete on 150 well compacted hardcore.

Footpath Link
Chippings bedded in bitumen on 100mm concrete on 150mm well compacted hardcore.

Ground Floor Level
All ground floor levels to be 500mm above existing ground level for bungalows and 300mm for chalets.

Visibility Splays
To main access on to Chapel Gate Visibility Splays to be 2.4m x 43m.

Internal Drainage Board Maintenance Strip
Allow 6m wide drainage Board maintenance strip adjacent NLIDB drain.

General Notes

Do not scale from this drawing.

This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other that that for which it is issued without written permission from Messrs Status Design.

The General Contractor is to check all dimensions on site and report discrepancies to the Architect.

All details shown on this drawing are based upon typical site conditions related to the area. No responsibility can be accepted for abnormal conditions unless reported to the Architects so that design amendments may be considered. Site soil surveys are recommended in respect of foundations to establish specific site conditions before foundation work is undertaken.

Please note this drawing is not a conveyance drawing.

Proposed on-site roadways to be maintained by the owner for the life duration of the property.

This drawing is limited in the amount of information contained and does not purport to contain a full specification of the works. It is solely for the purpose of obtaining Planning and Building Regulations approvals. This drawing must not be used as a contract document alone. The works will not be supervised or inspected by Status Design unless specifically contracted to do so. It is the client or their agent's responsibility to control workmanship, substitution of materials, adherence to specification, variations to contract, etc.

All materials to be new unless stated otherwise and all components and materials, etc. to be used, fitted and installed, etc. in strict accordance with manufacturers' instructions and relevant Code of Practise. Materials should conform to appropriate British Standard specification or BBA Certificate or European Code equivalent.

The Employer/Client shall ensure that the selected contractor is conversant with and adopts all measures necessary 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 1994 (CDM) and Health and Safety at Work, etc., Act 1974 (HSW Act) an independent Planning Supervisor will be required, whom should be supplied with a set of all relevant drawings, etc.

The works shall comprise of all that shown on the drawings and information, etc. 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.

These notes relate to this drawing and all associated drawings.

It is the property/landowner's responsibility to be aware of the Party Wall, etc: Act 1996 when building or carrying out alterations in close proximity to adjoining neighbour's boundaries.

G - EX. MATERIALS ALTS - 4.9.19
F - DESIGN ALTS - 12.10.18
E - DEIGN ALTS - 2.1.18
D - ALTS./INF. ADDED - 12.12.17
C - INF. ADDED - 8.11.17
B - INF. ADDED - 31.10.17
A - ALTS - 20.7.17

Status DESIGN
CONSULTANTS IN ARCHITECTURE & PLANNING

PROPOSED RESIDENTIAL DEVELOPMENT AT CHAPELGATE, SUTTON ST. JAMES FOR

KIRK HOME DEVELOPMENTS LTD.

SITE PLAN

1:500	SD16-049/3
JUNE- 17	B.GILHAM

2 Edinburgh Walk, Holbeach,
Spalding, Lincs. PE12 7AP
Tel: 01406 424343 Fax: 01406 490702