No. 21

No. 20

No. 19

No. 18

N

6 Philadelphus 'Belle Etoile' with 20 Polygonum affine

5 Senecio 'Sunshine'

6 Hemerocallis (in variety)

20 Polygonum affine

4 Viburnum davidii

25 Polygonum affine

4 Senecio 'Sunshine'

6 Philadelphus 'Belle Etoile'

4 Philadelphus 'Belle Etoile'

8 Spiraea jap. 'Anthony Waterer'

20 Polygonum affine

8 Viburnum davidii

8 Senecio 'Sunshine'

3 Philadelphus 'B.E.'

6 Iris foetidissima

4 Prunus x cist. 'C.Dw.' with 24 Vinca min. 'G.J.'

10 Prunus x cist 'C.Dw' with 60 Vinca min. 'G.J.'

20 Prunus x cistena 'Crimson Dwarf' with 100 Vinca minor 'Gertrude Jekyll'

10 Achillea 'Moonshine' + 10 Geranium 'Johnsons Blue'

28 Rosa 'Broadlands' with Epimedium versicolor 'Sulphureum' 168

No. 22

Ashwood Homes
Weston Development
Planting Plan **Area 14**
Scale 1:200 **Date April 1998**

15 Prunus x cist. 'C.Dw' with Vinca min. 'G.J.' 90

No. 61

10 Achillea 'Moonshine' with Geranium Johnsons Blue' 10

14 Achillea 'Moonshine' with 12 Vinca minor 'Gertrude Jekyll'

22 Achillea 'Moonshine' with 20 Geranium 'Johnsons Blue'

18 Stachys 'Silver Carpet'

No. 23

6 Prunus x cist. 'Crimson Dwarf' with 36 Vinca minor 'G.J.'

16 96

12 Berberis Thunbergii 'Atropurpurea Nana'

26 Rosa 'Broadlands' with 156 Epimedium versicolor 'Sulphureum'

24 Achillea 'Moonshine'

28 Berberis th. 'Atropurpurea Nana'

Geranium 20 'Johnsons Blue'

No. 24

APPROVED PLAN

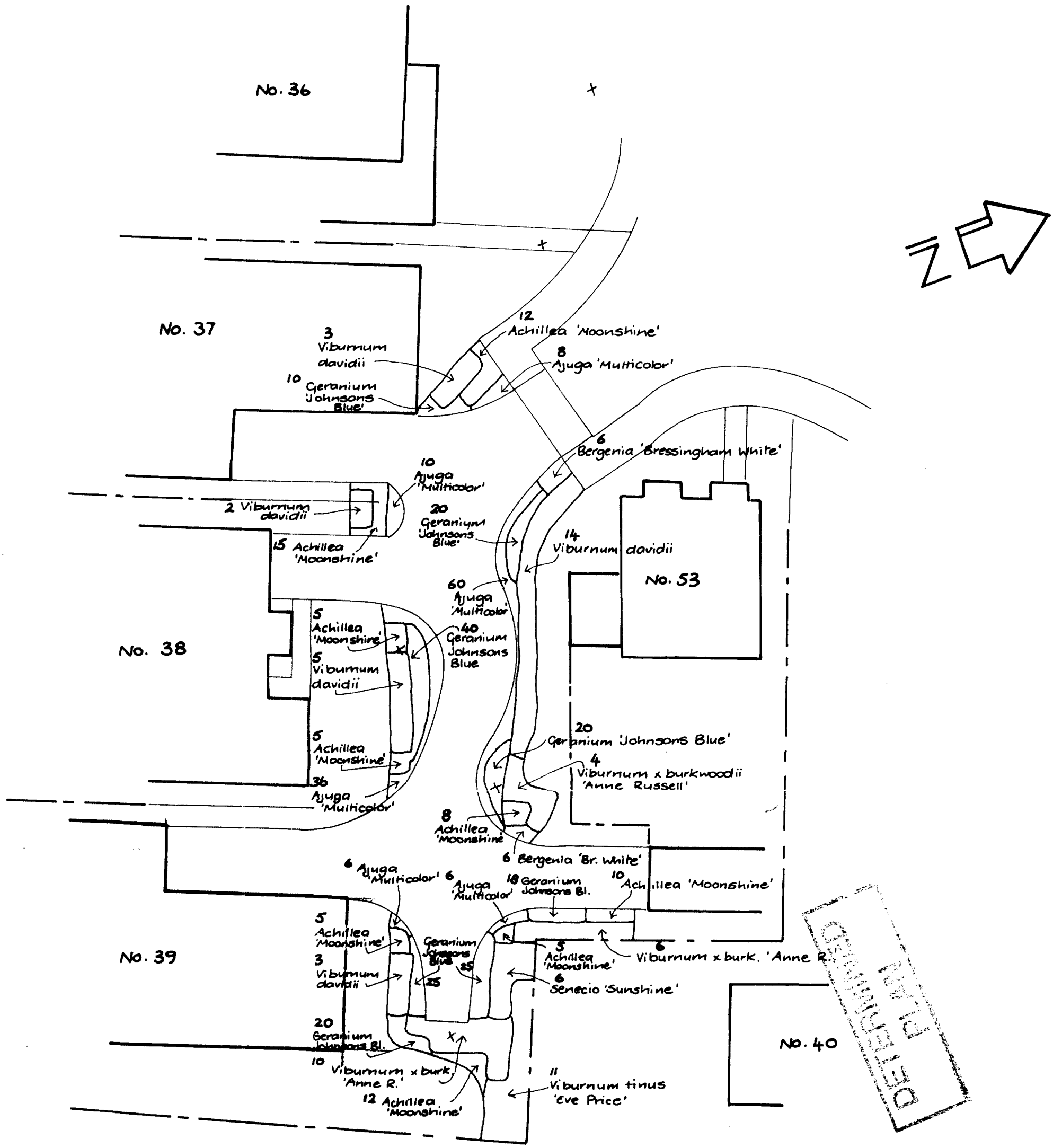
Dist.

SOUTH HOLLAND DC
HOUSING & PLANNING
-2 JUL 1998
Ref: 0303/98

Sally-Ann Jackson M A Dip L A Landscape Architect

Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF
Tel: 01733 253660 Fax: 01733 253660

Ashwood Homes
Weston Development
Planting Plan **Area 13**
Scale 1:200 **Date April 1998**



ARBORICULTURAL PLAN

Ref.

RECEIVED 02 JUN 1998

Ref: 0303/98

Sally-Ann Jackson M A Dip L A Landscape Architect Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF Tel: 01733 253660 Fax: 01733 253660	**Ashwood Homes** House 39 mov'd **Weston Development** Rev: May '98 **Planting Plan** **Area 18** **Scale 1:200** **Date April 1998**

15 Bergenia 'Br. White'
8 Stachys 'Silver Carpet'
10 Phlomis fruticosa
18 Campanula persicifolia
10 Cotoneaster 'Coral Beauty'
3 Potentilla 'Primrose Beauty'
8 Symphoricarpos x d. 'Magic Berry'
18 Campanula persicifolia
20 Bergenia 'Br. White'
8 Kerria japonica
9 Phlomis fruticosa
8 Prunus c/istena 'Crimson Dwarf'
9 Symphoricarpos x d. 'Magic Berry'
8 Berberis verruculosa
7 Aucuba 'Rozannie'
6 Forsythia 'Weekend'
10 Olearia x haastii
7 Symphoricarpos x d. 'Magic Berry'
6 Berberis verruculosa

No. 61
No. 60
No. 59
No. 58
No. 57
No. 56
No. 55

N

APPROVED PLAN
Ref.

SOUTH HOLLAND DC
HOUSING & PLANNING
-2 JUN 1998
Ref. H303/98

Sally-Ann Jackson M A Dip L A Landscape Architect
Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF

Ashwood Homes 'Plot 61 wall
Weston Development Rev: May '98
Planting Plan **Area 17**

N

No. 59

35
Euonymus f.
'Emerald Gaiety'

40
Geranium
'Johnsons
Blue'

18
Perovskia at.
'Blue Spire'

30
Rosa
'Surrey'

No. 34

28
Rosa
'Surrey'
with
96 Geranium
'Johnsons
Blue'

No. 58

68
Stachys
'Silver Carpet'

No. 35

10
Perovskia
atriplicifolia
'Blue Spire'

28
Geranium
'Johnsons Blue'

25
Euonymus
f.
'Emerald
Gaiety'

12
Perovskia at.
'Blue Spire'

18
Euonymus f.
'Emerald Gaiety'

No. 36

APPROVED PLAN
Ref.

SOUTH HOLLAND DC
HOUSING & PLANNING
-2 JUN 1998
Ref: 0303/98

Sally-Ann Jackson M A Dip L A Landscape Architect Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF Tel: 01733 253660 Fax: 01733 253660	**Ashwood Homes** House 34 mov'd. **Weston Development** Rev: May 98 **Planting Plan** **Area 15** **Scale 1:200** **Date April 1998**

N

No. 56

20 Mahonia aquifolium

4 Salix lanata + 6 Hedera h. 'Glacier'

4 Salix lanata

15 Mahonia aquifolium

10 Alchemilla mollis

10 Hedera h. 'Glacier'

12 Salix lanata

5 Potentilla 'Abbotswood'

3 Crocosmia 'Citronella'

40 Alchemilla mollis

12 Mahonia aquifolium

No. 54

10 Mahonia aquifolium

12 Mahonia aquifolium

4 Iris foetidissima

4 Salix lanata

3 Crocosmia 'Citronella'

16 Salix lanata

2 Potentilla 'Abbotswood'

8 Hedera h. 'Glacier'

3 Crocosmia 'Citronella'

10 Mahonia aquifolium

10 Alchemilla mollis

6 Hedera helix 'Glacier'

4 Potentilla 'Abbotswood'

12 Hedera h. 'Glacier'

6 Potentilla 'Abbotswood'

Mahonia aquifolium 12

56 Hedera h. 'Glacier'

12 Mahonia aquifolium

14 Potentilla 'Abbotswood'

3 Iris foetidissima

3 Mahonia aquifolium

6 Hedera h. 'Glacier'

3 Potentilla 'Abbotswood'

4 Salix lanata

3 Iris foetidissima

No. 53

No. 52

No. 51

No. 50

DETERMINED PLAN

AMENDED PLAN

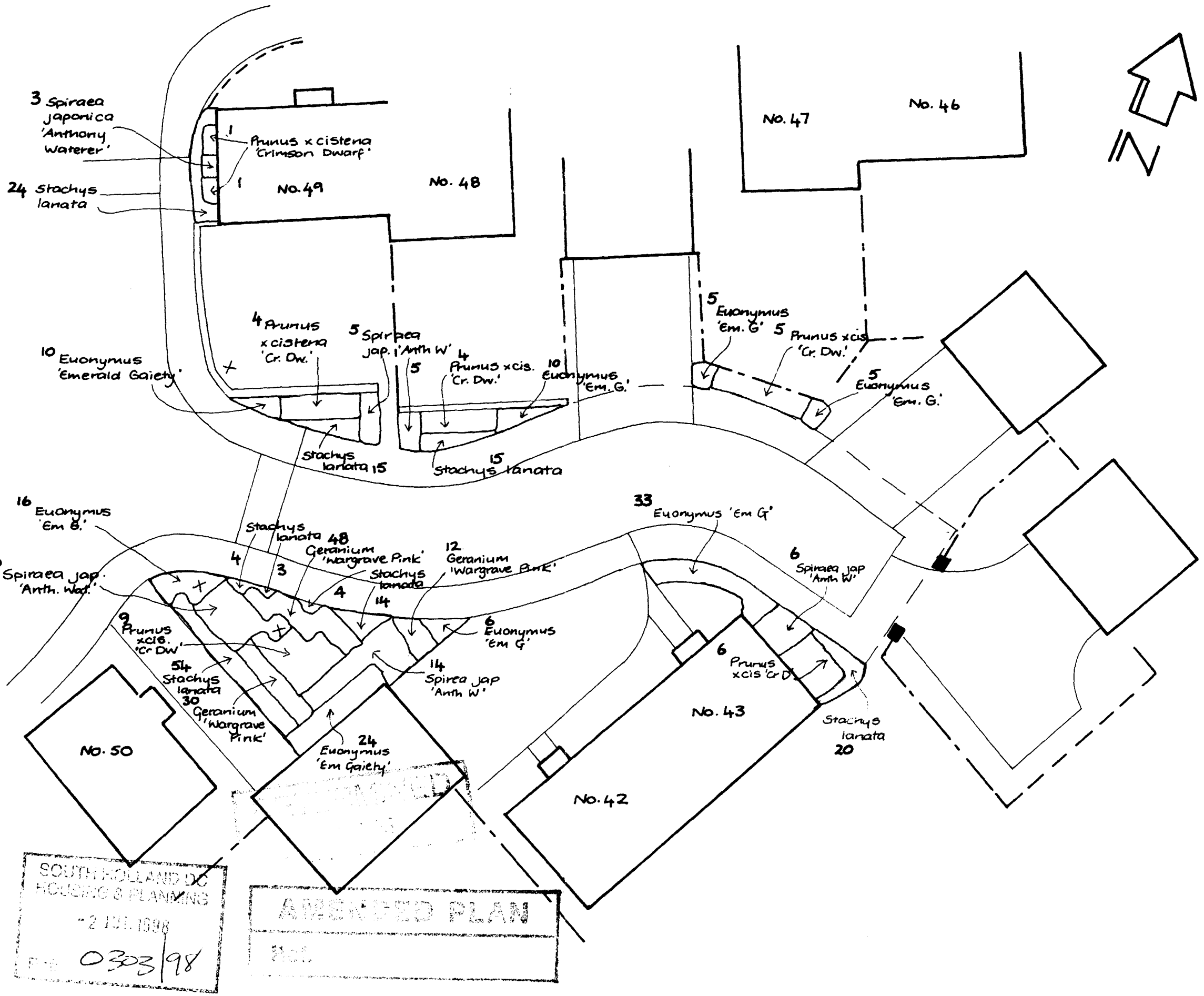
Ref.

0303/98

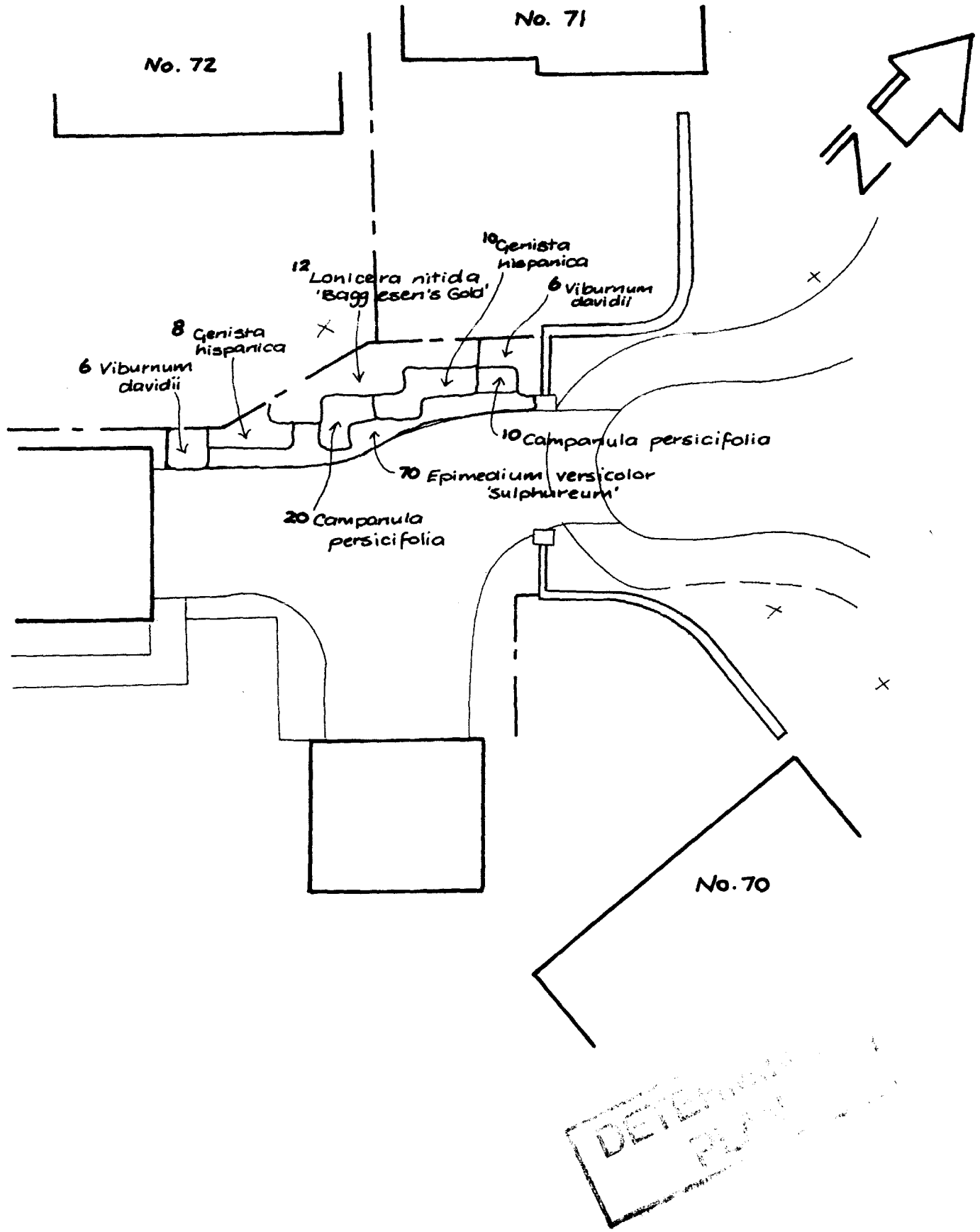
Sally-Ann Jackson M A Dip L A Landscape Architect

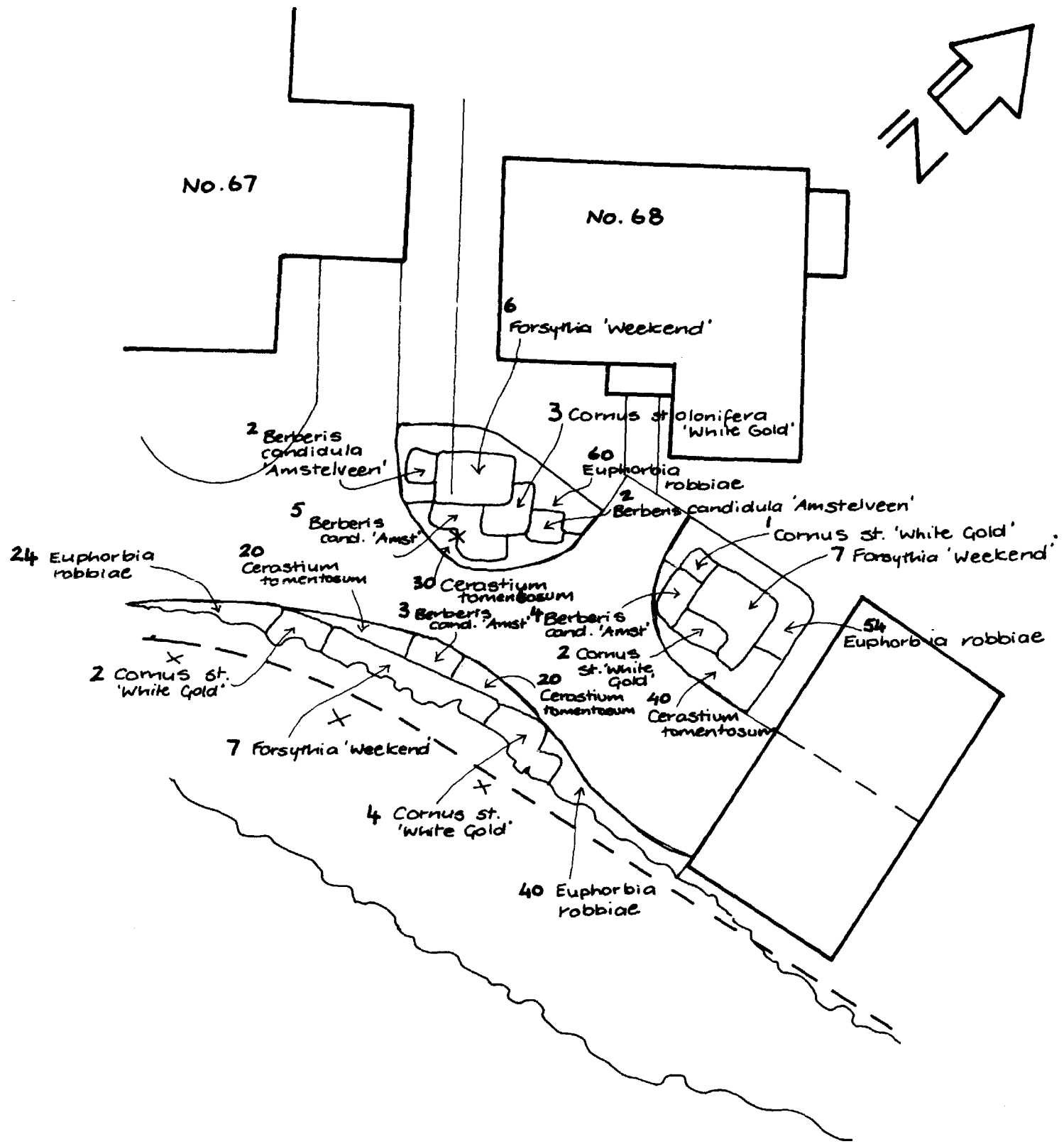
Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF
Tel: 01733 253660 Fax: 01733 253660

Ashwood Homes Wall plot 50
Weston Development Rev: May 98
Planting Plan Area 16
Scale 1:200 Date April 1998



Sally-Ann Jackson M A Dip L A Landscape Architect	**Ashwood Homes** House 43 mov'd.
Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough, PE6 7NF	**Weston Development** Rev: May '98
	Planting Plan **Area 12**





DETERMINED
PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
-2 JUL 1998
Ref 0303/98

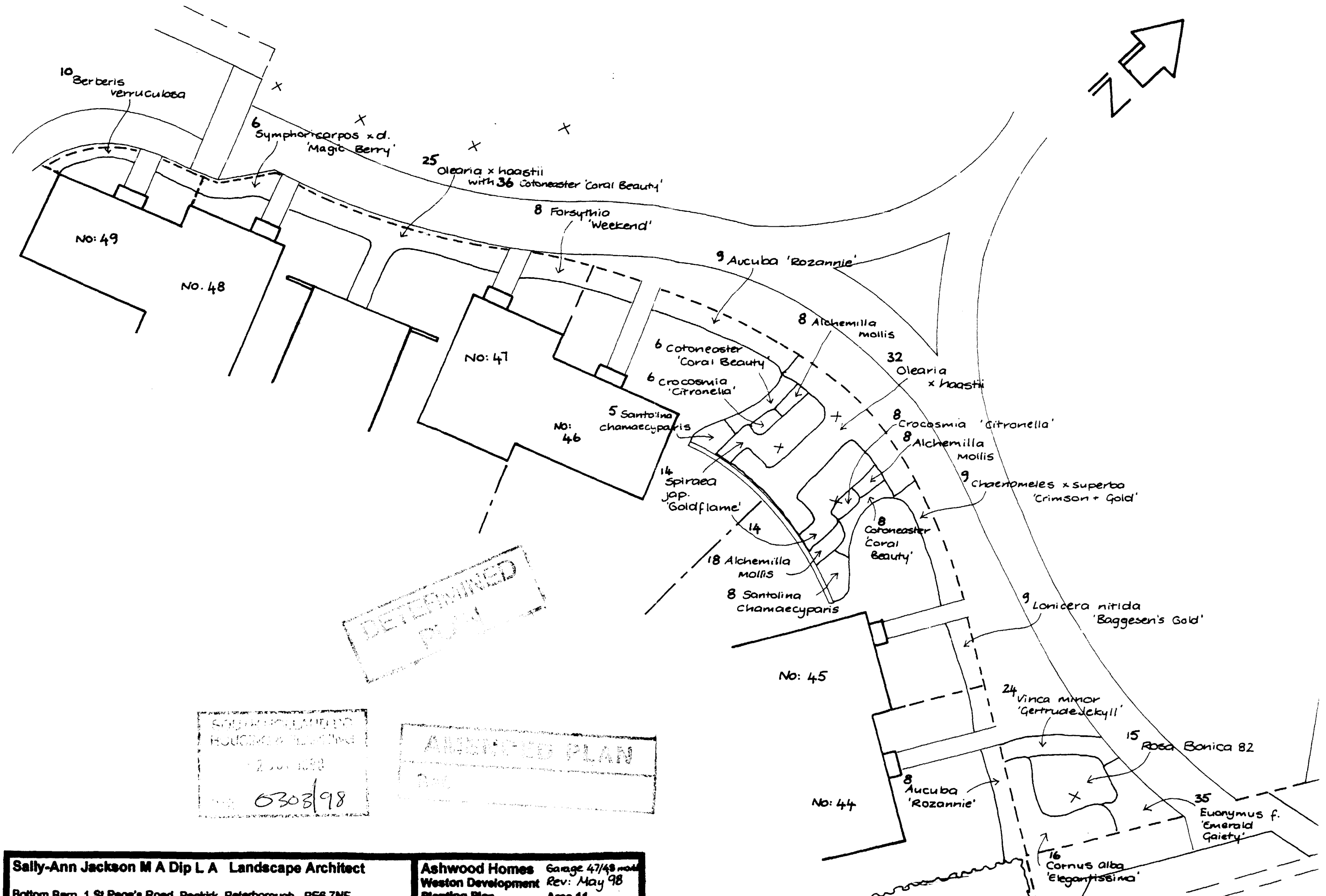
AMENDED PLAN

Sally-Ann Jackson M A Dip L A Landscape Architect

Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF
Tel: 01733 253660 Fax: 01733 253660

Ashwood Homes wall 70+71 mov'd
Weston Development Rev: May '98
Planting Plan **Area 10**
Scale 1:200 **Date April 1998**

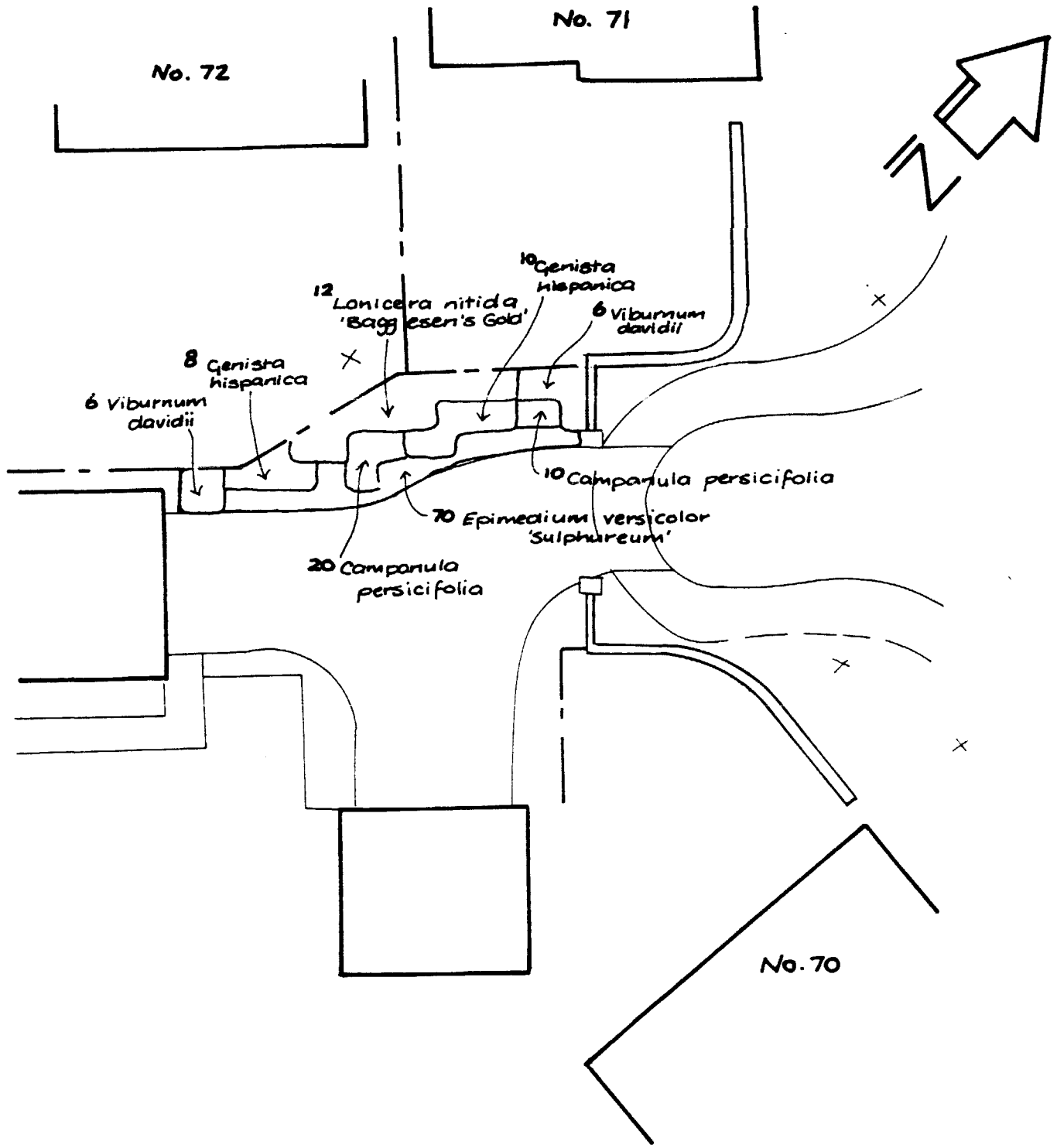
Ashwood Homes
Weston Development
Planting Plan **Area 9**
Scale 1:200 **Date April 1998**

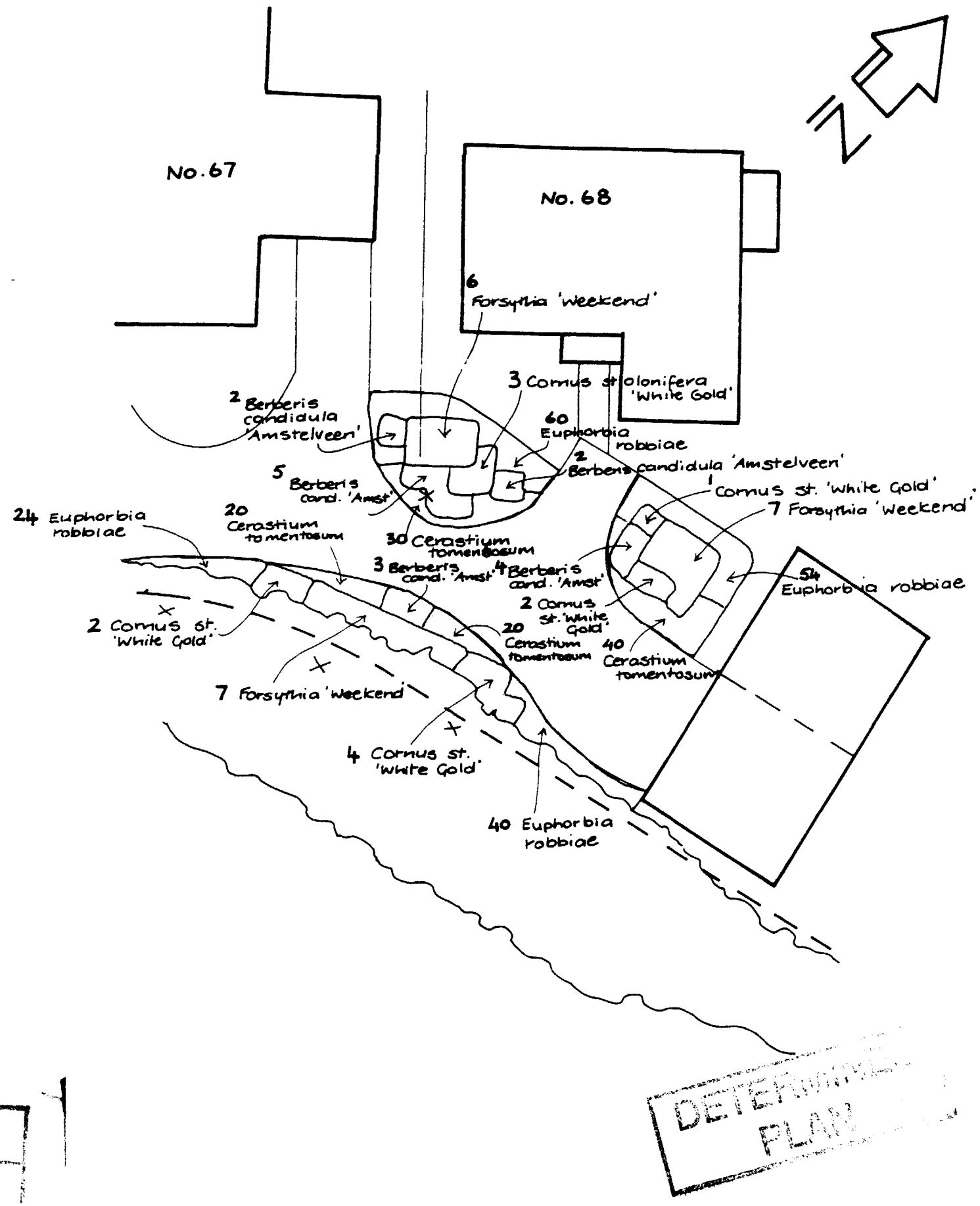


Sally-Ann Jackson M A Dip L A Landscape Architect

Bottom Barn, 1 St Pace's Road, Peakirk, Peterborough, PE6 7NE

Ashwood Homes Garage 47/48 mod
Weston Development Rev: May 98
Planting Plan Area 11





SOUTH HOLLAND DC
HOUSING & PLANNING
-2 JUN 1998
Ref. 0303/98

APPROVED PLAN
Ref.

DETERMINED PLAN

Sally-Ann Jackson M A Dip L A Landscape Architect
Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF
Tel: 01733 253660 Fax 01733 253660

Ashwood Homes wall 70+71 moved
Weston Development Rev: May 98
Planting Plan Area 10
Scale 1:200 Date April 1998

Ashwood Homes
Weston Development
Planting Plan Area 9
Scale 1:200 Date April 1998

N

No. 8

No. 9

No. 10

No. 66

No. 64

No: 16

No: 17

No: 18

20 Rosa Bonica 82

10 Lonicera pileata

10 Perovskia atriplicifolia 'Blue Spire'

12 Lamium 'Beacon Silver'

8 Rosa 'Kent'

8 Lonicera pileata

6 Iris foetidissima

24 Prunella webbiana 'Alba'

36 Lamium 'Beacon Silver'

28 Rosa 'Kent'

6 Perovskia atr. 'Blue Spire'

8 Lonicera pileata

42 Stachys lanata

3 Iris foetidissima

30 Prunella webbiana 'Alba'

10 Rosa 'Kent'

10 Lamium 'Beacon Silver'

42 Rosa Bonica

5 Lonicera pileata

30 Prunella webb. 'Alba'

26 Salvia off. 'Purpurescens'

12 Stachys lanata

6

26 Rosa 'Kent'

10 Iris foetidissima

25 Lamium 'Beacon Silver'

15 Prunella webb. 'Alba'

5 Lonicera pileata

20 Salvia off. 'Purpurescens'

20 Lamium 'Beacon Silver'

25 Rosa 'Kent'

4

10 Iris foetidissima

6

Lamium 'Beacon Silver'

14 Lonicera pileata

12 Rosa 'Kent'

60 Prunella webb. 'Alba'

32 Rosa 'Kent'

50 Stachys lanata

42 Lamium 'Beacon Silver'

23 Rosa Bonica

48 Stachys lanata

60 Cerastium tomentosum

38 Rosa Bonica

6 Iris foetidissima

8 Rosa 'Kent'

6 Lonicera pileata

30 Stachys lanata

18 Prunella webb. 'Alba'

14 Rosa Bonica

40 Lamium 'Beacon Silver'

12 Prunella webb. 'Alba'

10 Rosa 'Kent'

6 Lonicera pileata

24 Prunella webb. 'Alba'

5 Lonicera pileata

8 Rosa 'Kent'

17 Rosa Bonica

6 Iris foetidissima

18 Lamium 'Beacon Silver'

Prunella webb. 'Alba' 10

Cerastium tomentosum 20

Iris foetidissima 7

6 Lonicera pileata

20 Rosa 'Kent'

2 Lonicera pileata

8 Lonicera pileata

50 Lamium 'Beacon Silver'

30 Rosa Bonica

20 Rosa 'Kent'

6 Lonicera pileata

16 Perovskia atr. 'Blue Spire'

40 Rosa Bonica

42 Cerastium tomentosum

5 Lonicera pileata

40 Lamium 'Beacon Silver'

12 Rosa 'Kent'

12 Stachys 'Silver Carpet'

12 Perovskia atr. 'Blue Spire'

6 Iris foetidissima

12 Perovskia atr. 'Blue Spire'

5 Iris foetidissima

28 Prunella webb. 'Alba'

10 Rosa 'Kent'

5 Iris foetidissima with 6 Lamium 'Beacon Silve

5 Iris foetidissima

20 Rosa 'Kent'

18 Salvia off. 'Purpurescens'

20 Stachys 'Silver Carpet'

12 Rosa 'Kent' with 36 Lamium 'Beacon Silver'

12 Lonicera pileata

14 Rosa 'Kent'

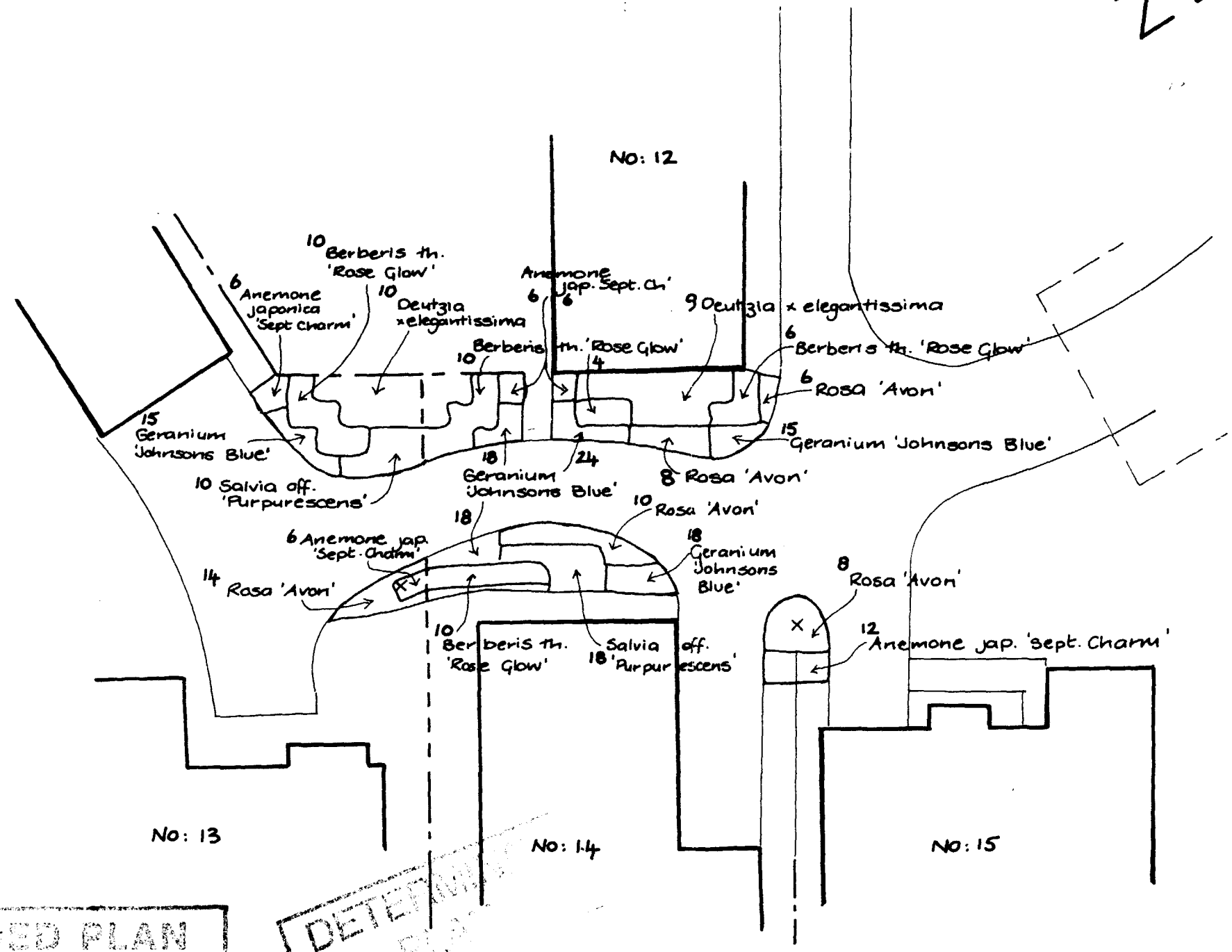
4 Iris foetidissima with

SOUTH HOLLAND DC
HOUSING & PLANNING
-2 JUN 1998
0303/98

AMENDED PLAN

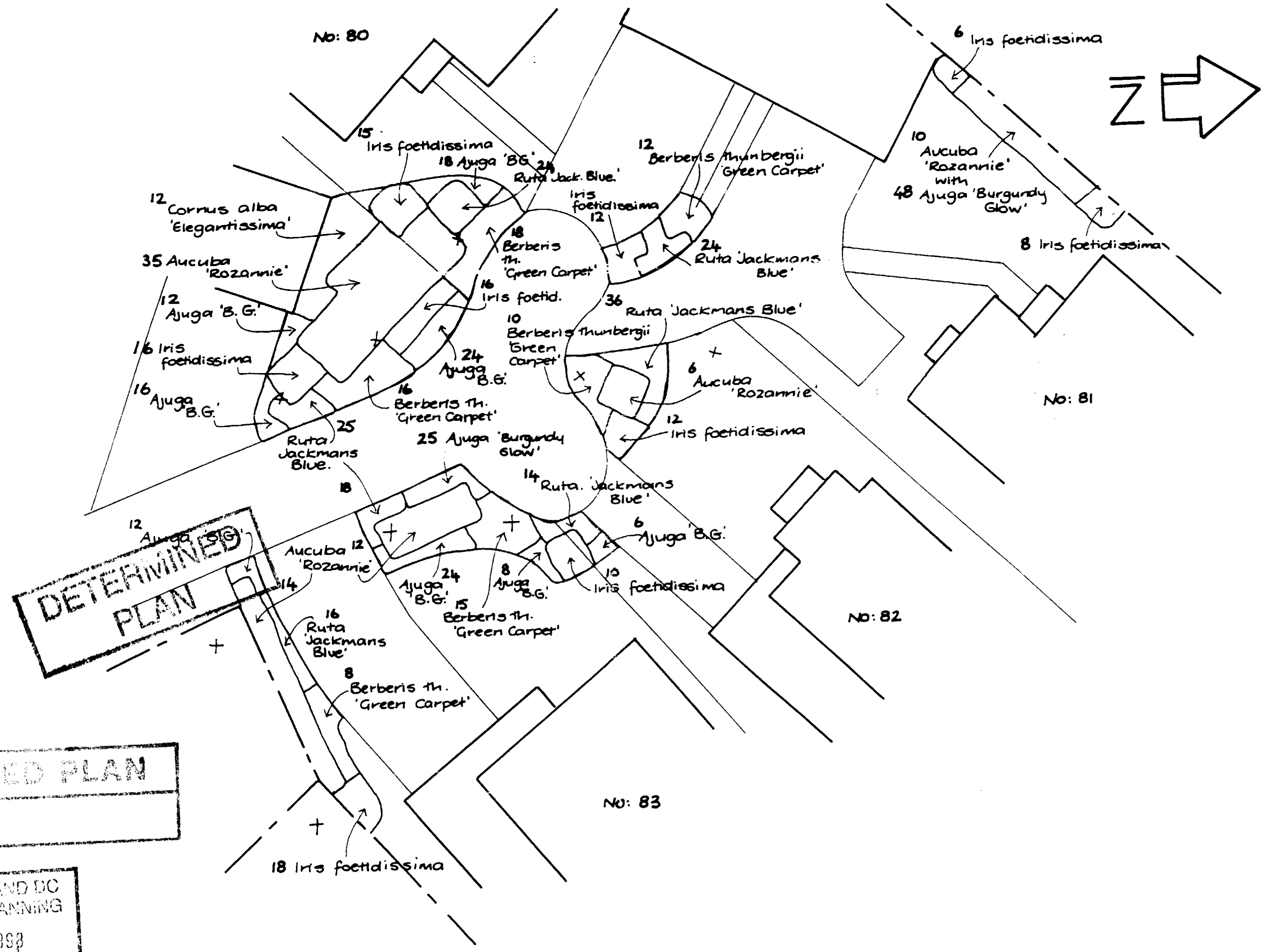
Sally-Ann Jackson M.A.Dip L.A. Landscape Architect
Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF
Tel: 01733 253660 Fax: 01733 253660

Ashwood Homes Wall plot 8
Weston Development Rev: May '98
Planting Plan Area 8
Scale 1:200 Date April 19



AMENDED PLAN
Ref.
SOUTH HOLLAND DC
HOUSING & PLANNING
- 2 JUN 1998
R/A 0303/98

Sally-Ann Jackson M A Dip L A Landscape Architect	**Ashwood Homes**
Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF	**Weston Development**
	Planting Plan Area 7
	Scale 1:200 Date April 1998



DETERMINED PLAN

AMENDED PLAN

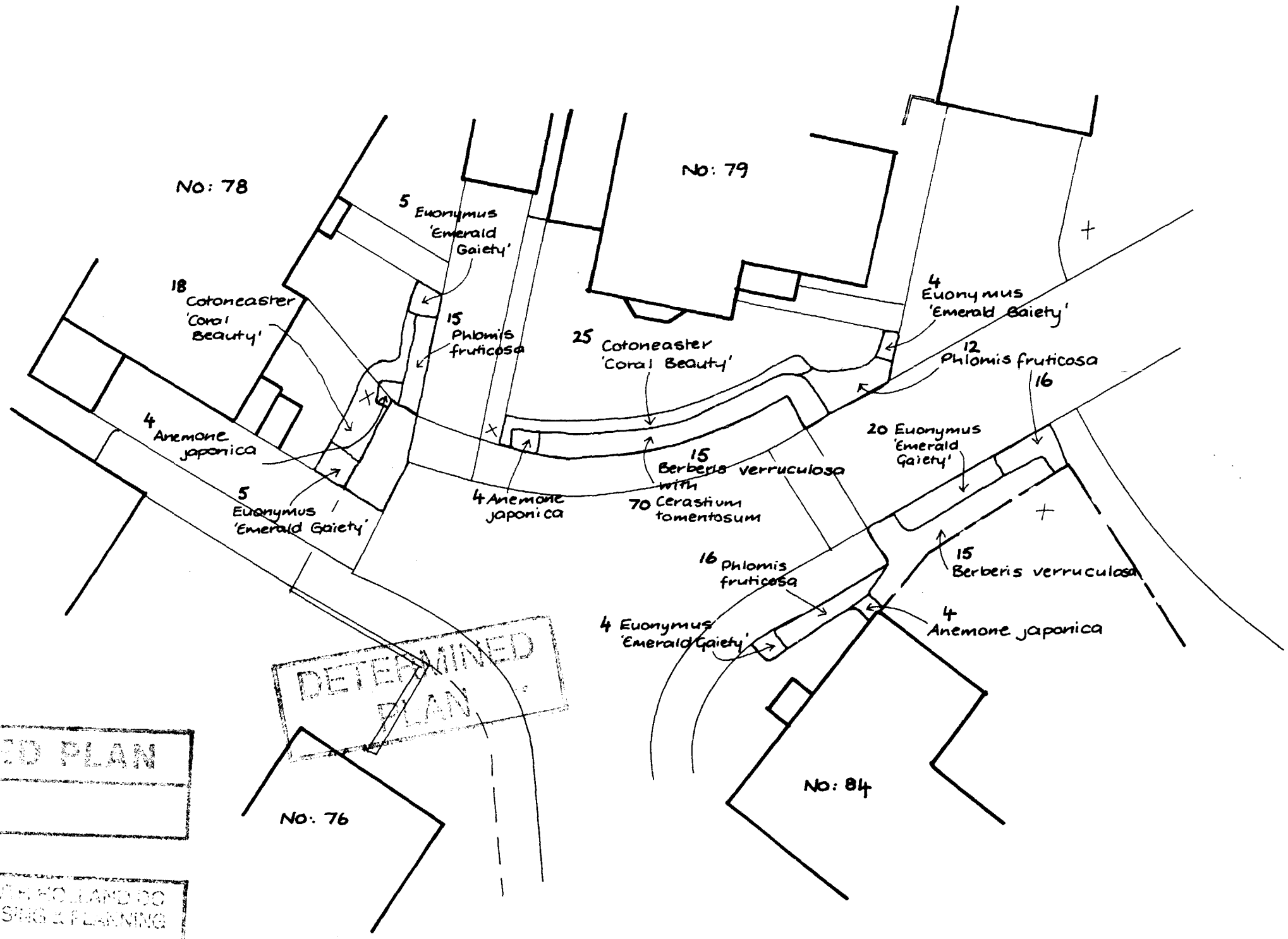
Ref.

SOUTH HOLLAND DC HOUSING & PLANNING

- 2 JUN 1998

Ref 0303/98

Sally-Ann Jackson M A Dip L A Landscape Architect Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF Tel: 01733 253660 Fax 01733 253660	**Ashwood Homes** **Weston Development** **Planting Plan** **Area 1** **Scale 1:200** **Date April 1998**

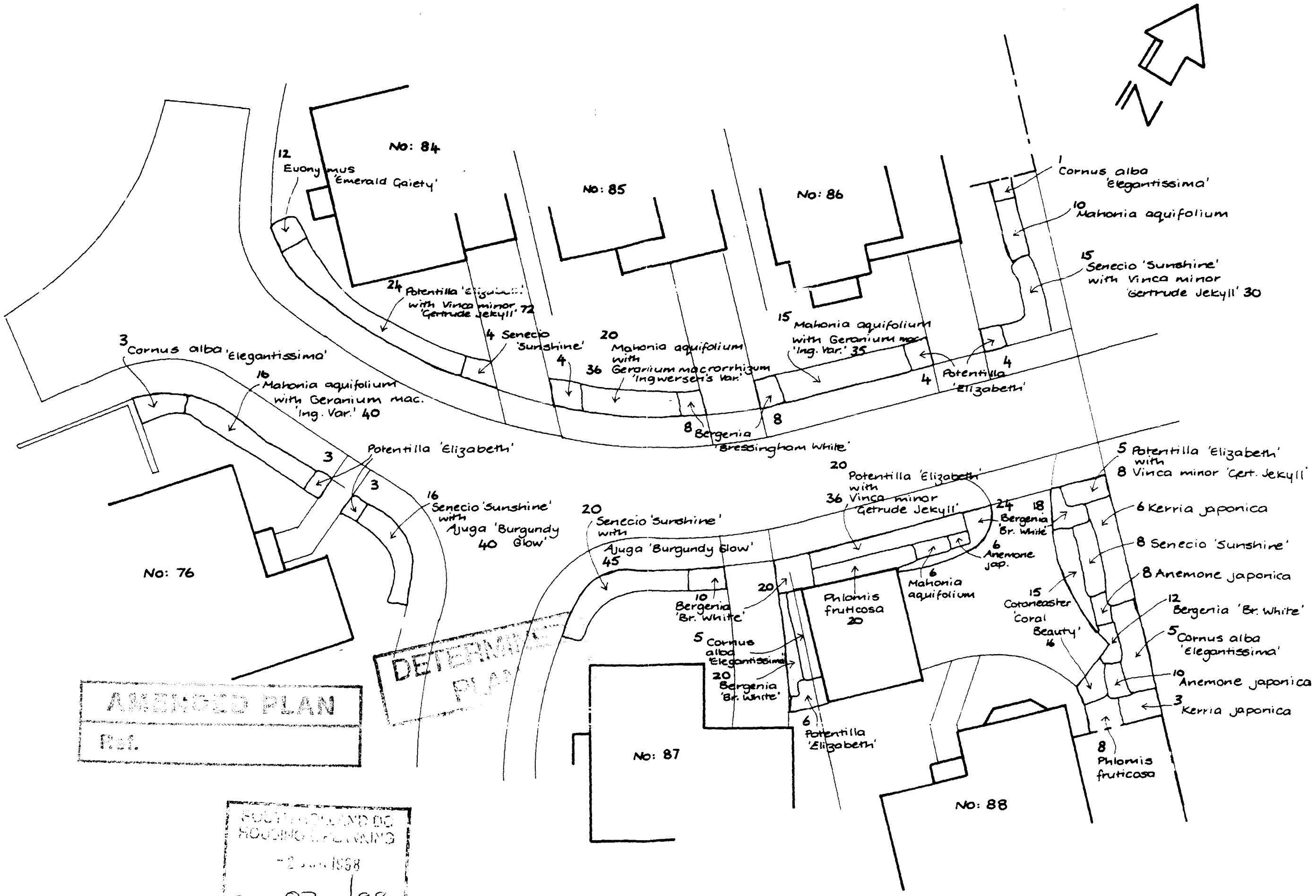


DETERMINED PLAN

APPROVED PLAN
Ref.

SOUTH HOLLAND DC
HOUSING & PLANNING
-2 JUN 1999
Ref: 0303/98

Sally-Ann Jackson M A Dip L A Landscape Architect Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF	**Ashwood Homes** **Weston Development** **Planting Plan** **Area 2**



AMENDED PLAN
Ref.

DETERMINED PLAN

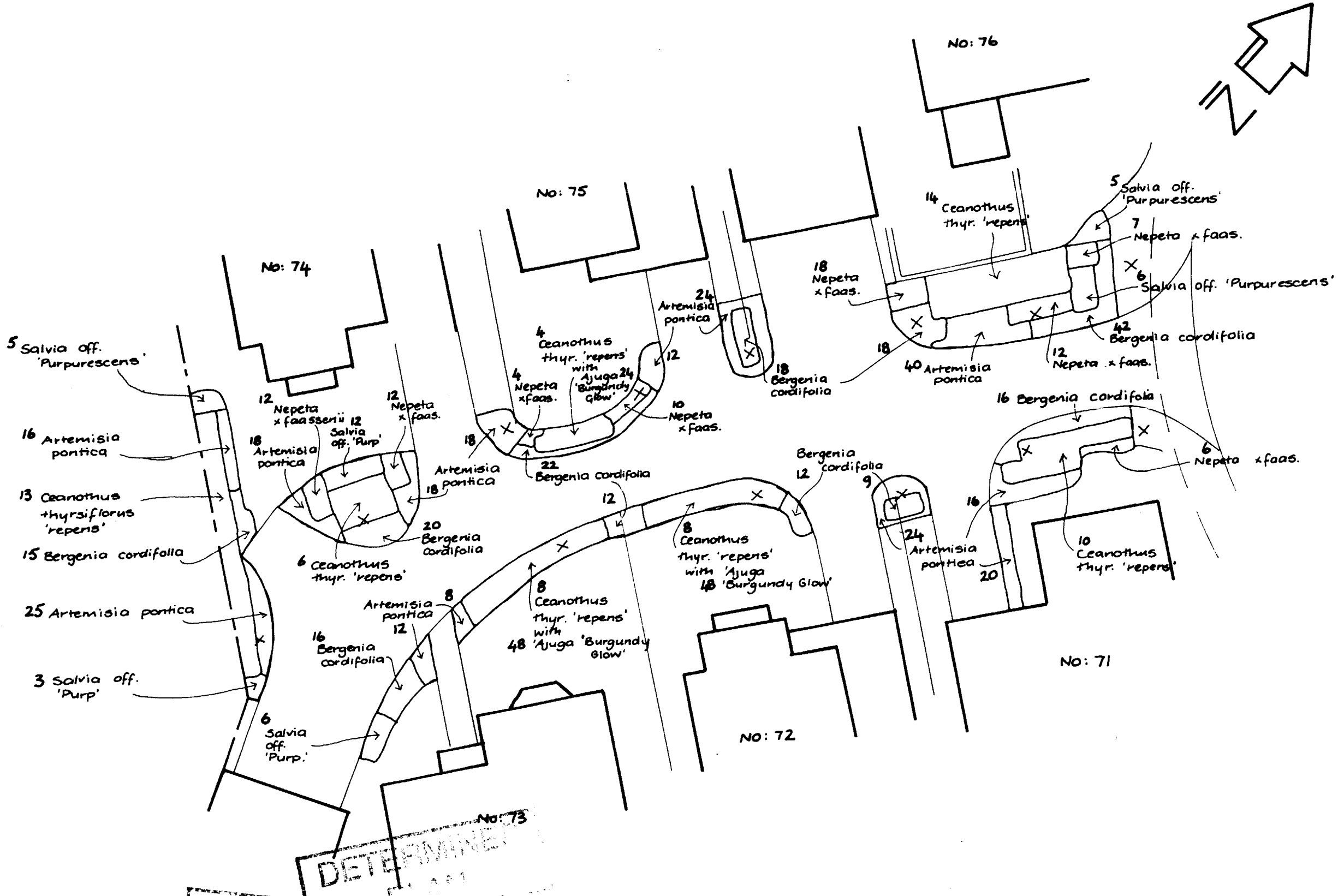
SOUTH HOLLAND DC HOUSING & PLANNING
-2 JUN 1998
Ref. 0303/98

Sally-Ann Jackson M A-Dip L A Landscape Architect

Peterborough PE6 7NF

Ashwood Homes
Weston Development
Planting Plan

Area 3
Date April 1998



DETERMINED PLAN

AMENDED PLAN

SOUTH HOLLAND DC HOUSING & PLANNING

Ref: 0303/98

Sally-Ann Jackson M A Dip L A Landscape Architect	**Ashwood Homes**
	Weston Development
	Planting Plan **Area 5**

NO: 73

11 Aucuba 'Rozannie' with 44 Vinca minor 'Bowles Variety'

25 Euphorbia 'Purpurea'

8 Berberis verruculosa with Ajuga 'Burgundy Glow' 36

30 Euonymus 'Coloratus'

16

NO: 87

10 Euphorbia 'Purpurea'

4 Cornus alba 'elegantissima'

5 Deutzia x elegantissima with 30 Cerastium tomentosum

NO: 71

22 Berberis verruculosa with Ajuga 'Burgundy Glow' 108

4 Salvia off. 'Purpurescens' 4

18 Deutzia x elegantissima with Cerastium tomentosum 108

20 Euonymus 'Emerald Gaiety'

14 Euonymus 'Emerald Gaiety'

6 Caryopteris x clandonensis 36 with Vinca minor 'Bowles Variety' 6 36

14 Potentilla 'Abbotswood'

20 Caryopteris x clandonensis 30 Vinca minor 'Bowles Variety'

20 Caryopteris x clandonensis with Vinca minor 'Bowles Variety' 60

NO: 89

4 Euonymus 'Coloratus'

10 Euphorbia 'Purpurea'

6 Euphorbia 'Purpurea'

6 Euonymus 'Coloratus' 10

20 Vinca minor 'Bowles Variety'

8 Potentilla 'Abbotswood'

NO: 70

8 Caryopteris x clandonensis with Vinca minor 'Bowles Variety' 24

6 Euphorbia 'Purpurea'

30 Rosa 'Surrey' with Vinca minor 'Bowles Variety' 108

15 Caryopteris x clandonensis with Vinca minor 'Bowles Variety' 48

SOUTH HOLLAND DC
HOUSING & PLANNING
- 2 JUN 1998
Ref: 0303/98

AMENDED PLAN
Ref.

Sally-Ann Jackson M A Dip L A Landscape Architect

Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF

Ashwood Homes Wall mov'd Plot 71
Weston Development Wall mov'd Plot 87
Planting Plan Rev: May 98
Area 4

2 Cornus alba 'Elegantissima'

5 Chaenomeles 'Rowallane' with Vinca minor 'Gertrude Jekyll'

2 Cornus alba 'Elegantissima'

No: 4

10 Chaenomeles 'Rowallane'

12 Potentilla 'Abbotswood'

6 Chaenomeles 'Rowallane'

No: 5

42 Geranium macrorrhizum 'Ingwersen's variety'

3 Hemerocallis (in variety)

2 Cornus alba 'Elegantissima'

6 Melissa officinalis

18 Cotoneaster 'Coral Beauty'

8 Potentilla 'Abbotswood'

14 Geranium mac. 'Ingwersen's var.'

3 Cornus alba 'Elegantissima'

2 Cornus alba 'Elegantissima'

18 Chaenomeles 'Rowallane' with 70 Vinca minor 'Gertrude Jekyll'

No: 6

1 Cornus alba 'Eleg.'

2 Cotoneaster 'Coral Beauty'

6 Potentilla 'Abbotswood'

20 Melissa officinalis

14 Chaenomeles 'Rowallane'

42 Geranium mac. 'Ingwersen's var.'

15 Geranium mac. 'Ingwers. var.'

6 Hemerocallis (in var.)

20 Geranium mac. 'Ingwersen's var.'

6 Cotoneaster 'Coral Beauty' 26

No: 7

18 Potentilla 'Abbotswood'

8 Cotoneaster 'Coral Beauty'

8 Cornus alba 'Elegantissima'

8 Potentilla 'Abbotswood'

4 Potentilla 'Abbotswood'

40 Vinca minor 'Gertrude Jekyll'

30 Cotoneaster 'Coral Beauty'

5 Potentilla 'Abbotswood'

No: 8

8 Cotoneaster 'Coral Beauty'

9 Chaenomeles 'Rowallane'

12 Melissa officinalis

8 Cotoneaster 'Coral Beauty'

18 Geranium mac. 'Ingwersen's Var.'

6 Potentilla 'Abbotswood'

4 Potentilla 'Abbotswood'

6 Vinca

24 Geranium mac. 'Ingwers. var.'

20 Chaenomeles 'Rowallane'

4 Melissa officinalis

14 Cotoneaster 'Coral Beauty'

N

DETERMINED PLAN

APPROVED PLAN

Ref.

SOUTH HOLLAND DC HOUSING & PLANNING

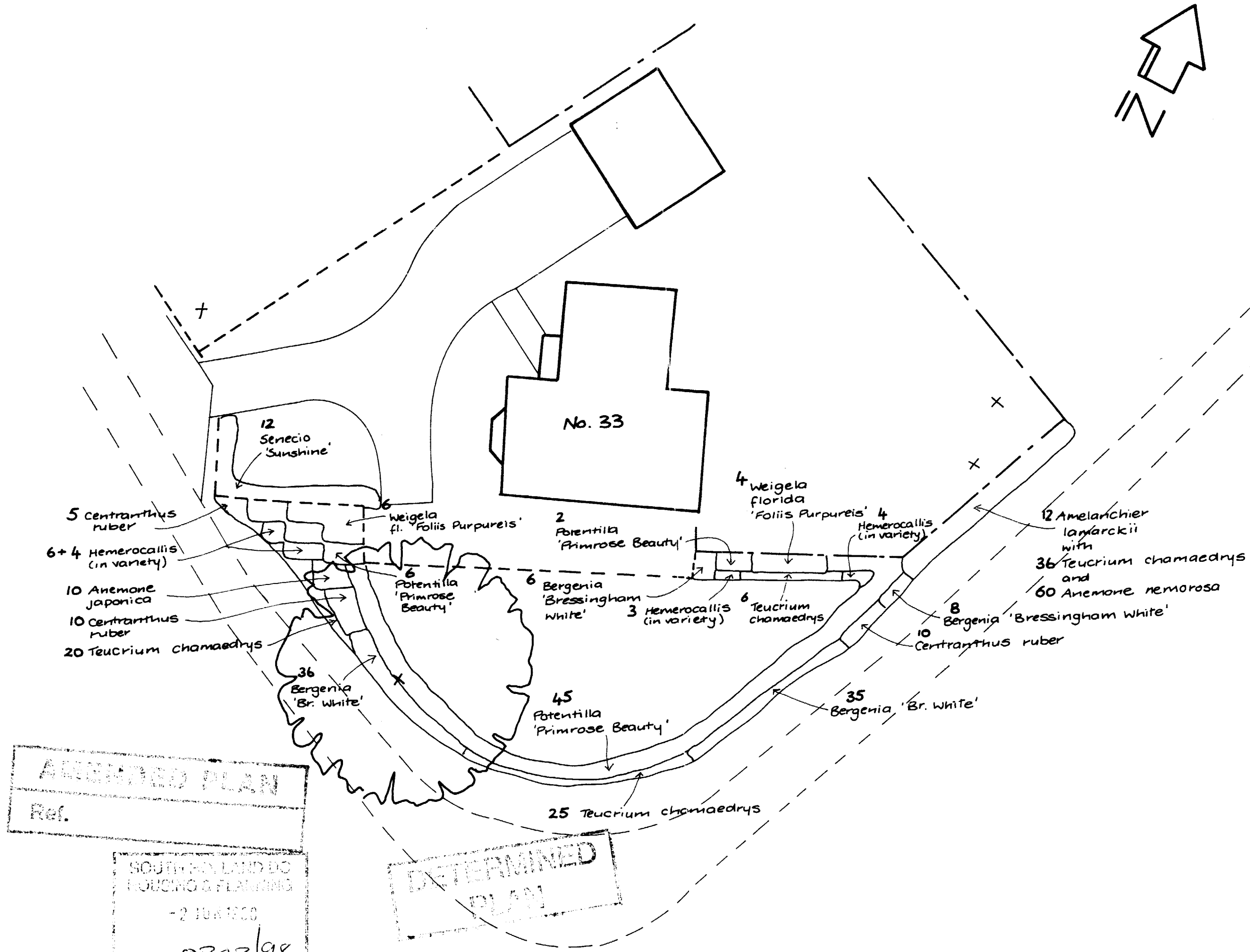
-2 JUL 1998

0303/98

Sally-Ann Jackson M A Dip L A Landscape Architect

Bottom Barn, 1 St Pega's Road, Peakirk, Peterborough. PE6 7NF

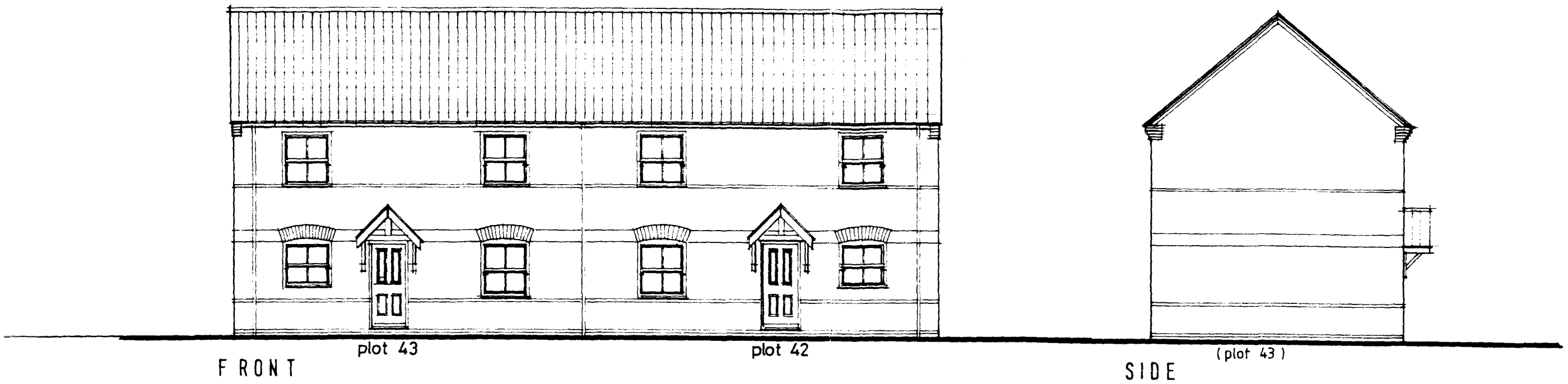
Ashwood Homes
Weston Development
Planting Plan **Area 6**
Scale 1:200 **Date April 1998**

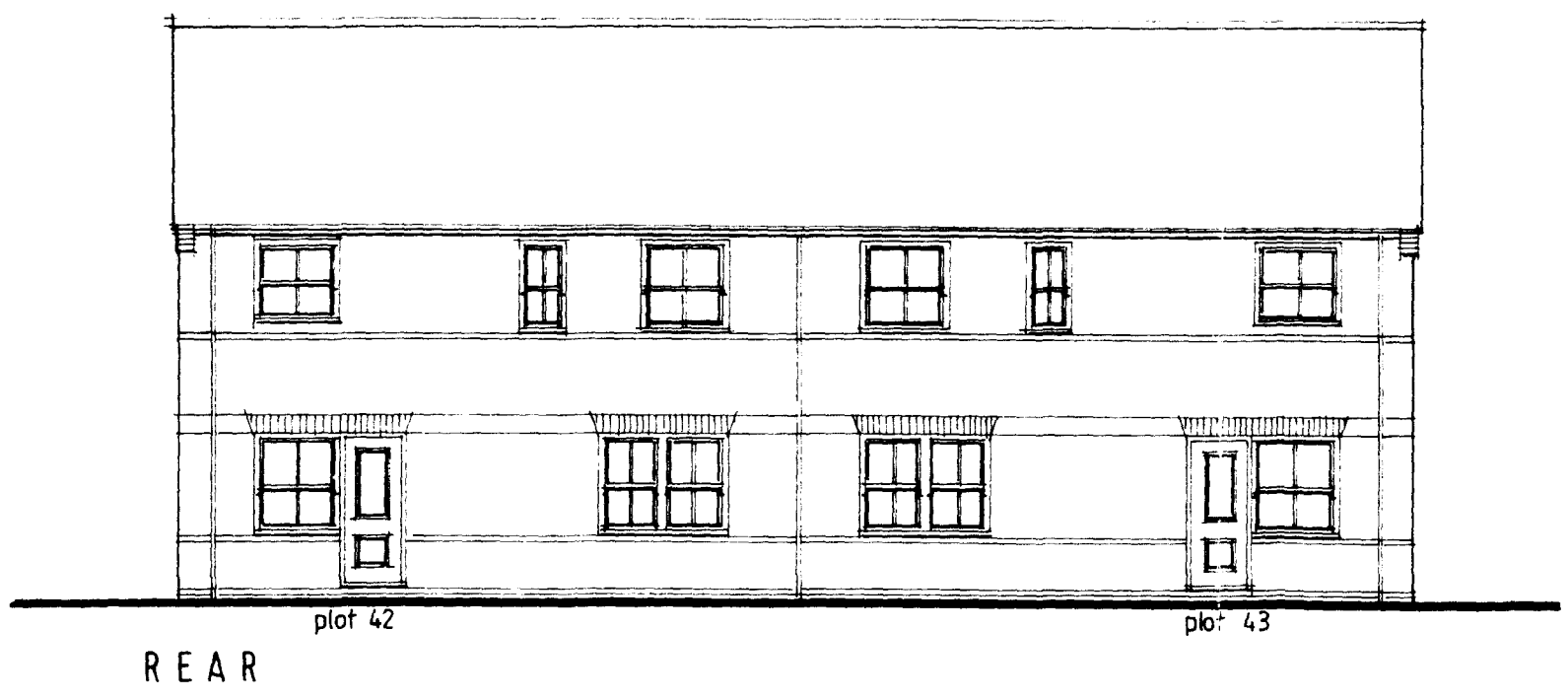


AMENDED PLAN
Ref.
SOUTH KESTEVEN DC
HOUSING & PLANNING
-2 JUN 1998
P/P 0303/98
DETERMINED
PLAN

Sally-Ann Jackson M A Dip L A Landscape Architect	**Ashwood Homes**
	Weston Development
	Planting Plan
	Area 19
	Date April 1998

ASHWOOD HOMES
Holbeach Manor
Fleet Road Holbeach
Lincs PE12 7AX





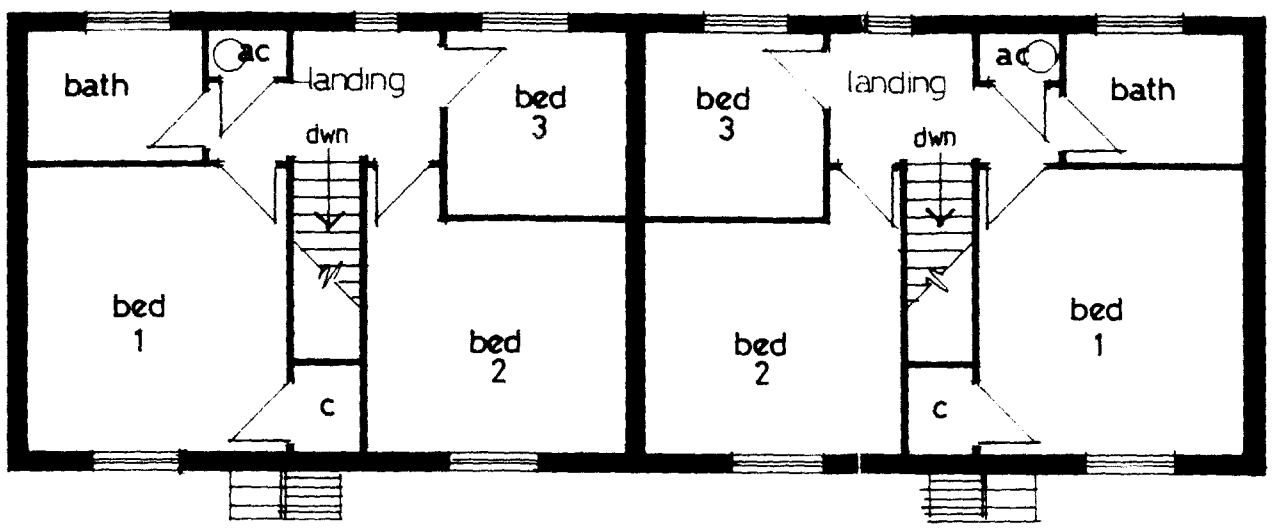
DETERMINED PLAN

0303/98

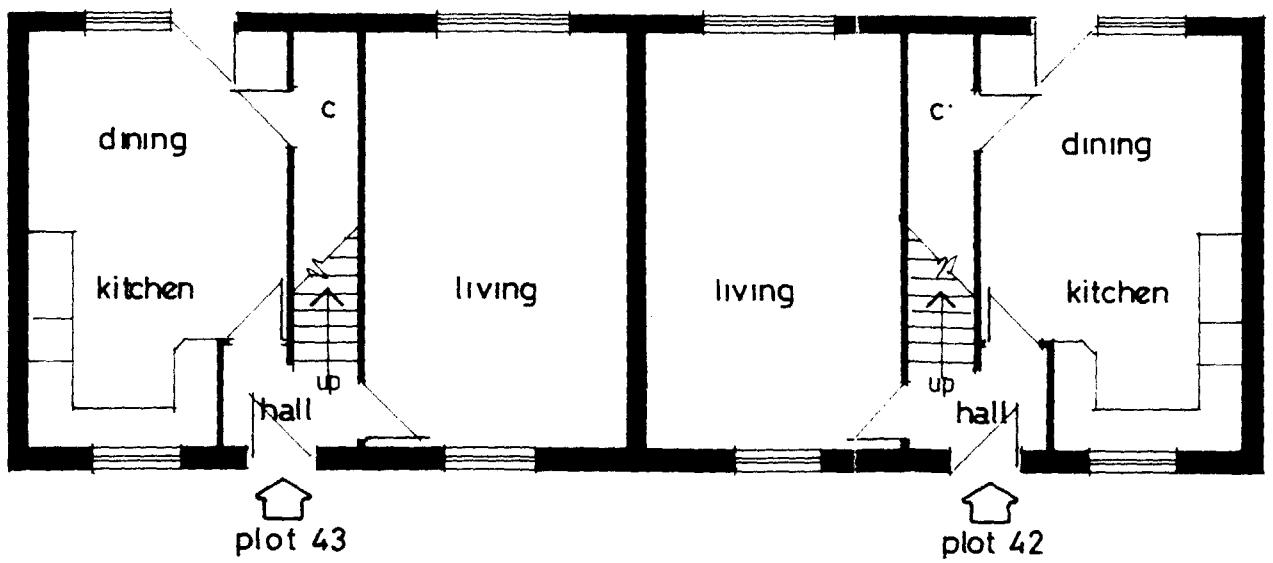
Residential Development
High Road Weston

plots 42/43 - ELEVATIONS

ASHWOOD HOMES
Holbeach Manor
Fleet Road Holbeach
Lincs PE12 7AX



FIRST FLOOR



GROUND FLOOR

0303/98

Residential Development
High Road Weston

plots 42/43 - LAYOUT

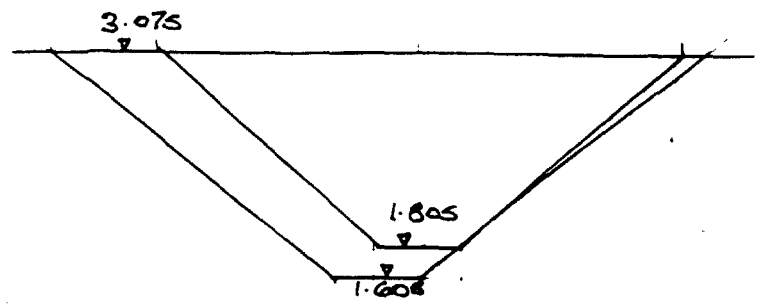
ASHWOOD HOMES – PROPOSED DEVELOPMENT AT HIGH ROAD, WESTON

Improvement Schema for Private Dyke from Site Boundary to S.H.I.D.B's Delgate Drain

D.N. E98/AH/HRW/1

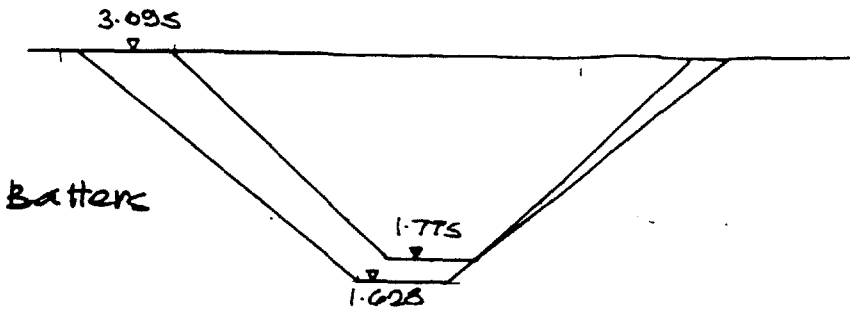
Scale Long sect Horiz 1:1000
Vert 1:50
cross sects 1:50

Drawn by HDanice

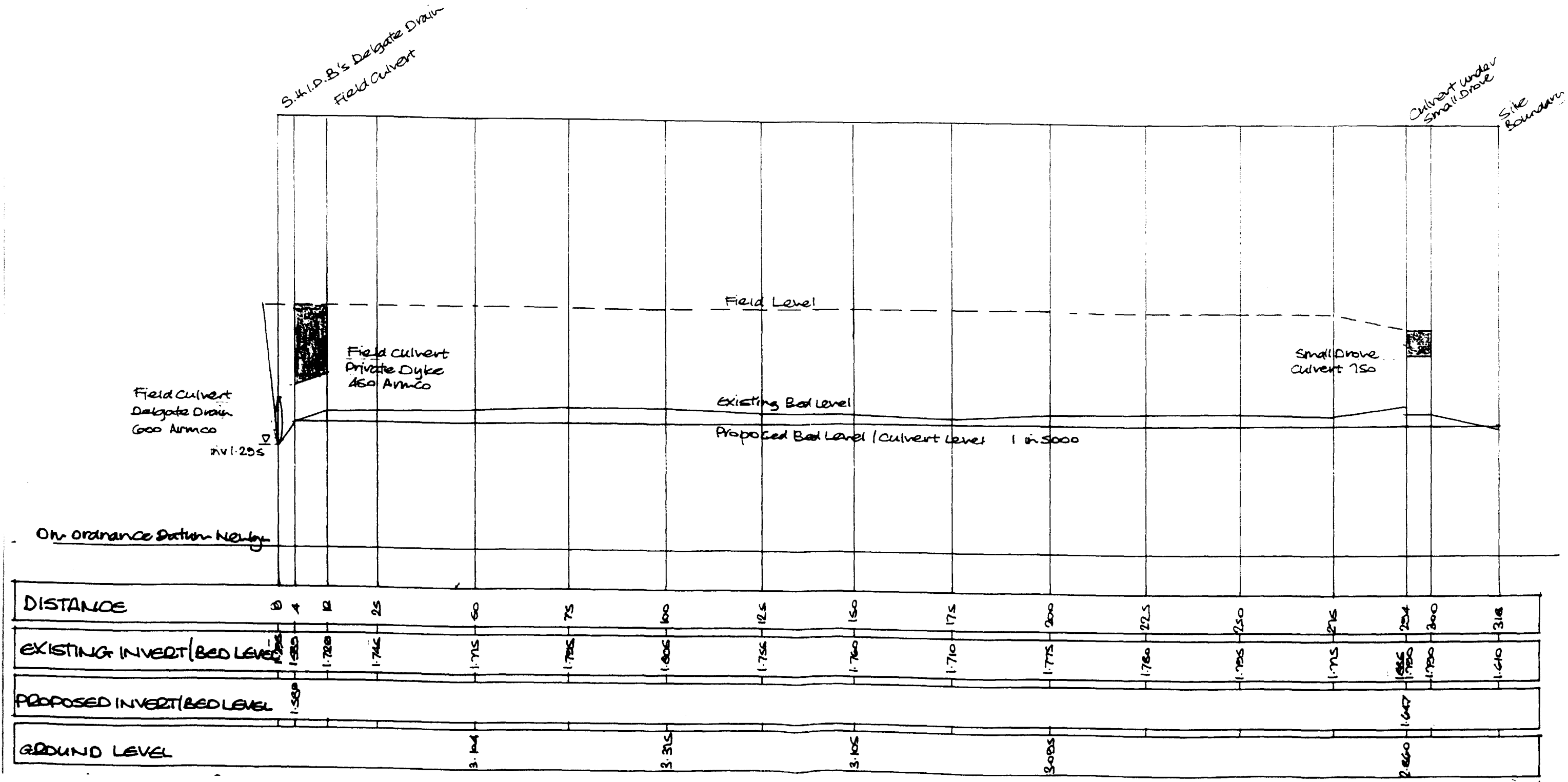


CROSS SECTION 1 @ 100m

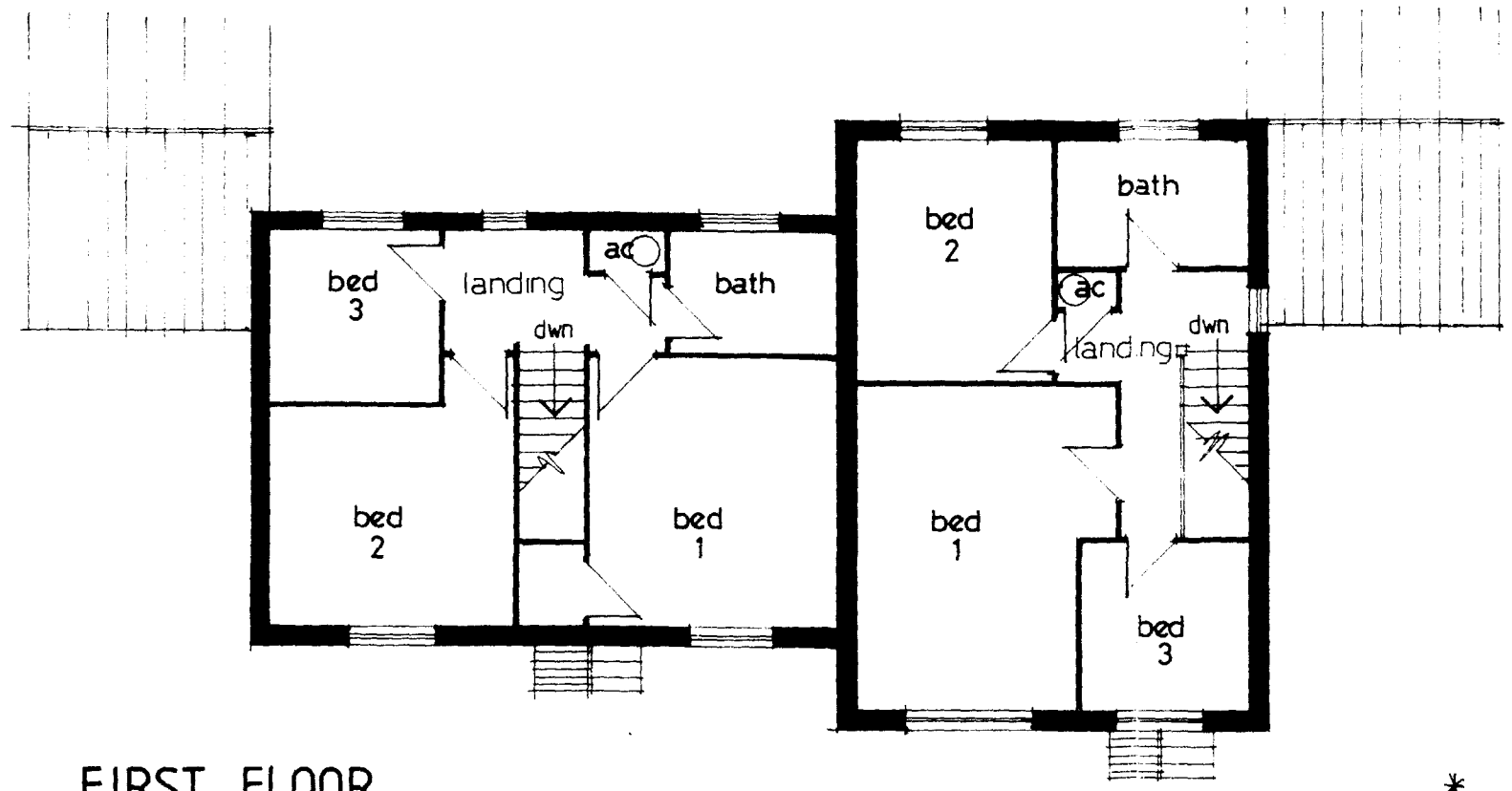
1 to 1½ Batters



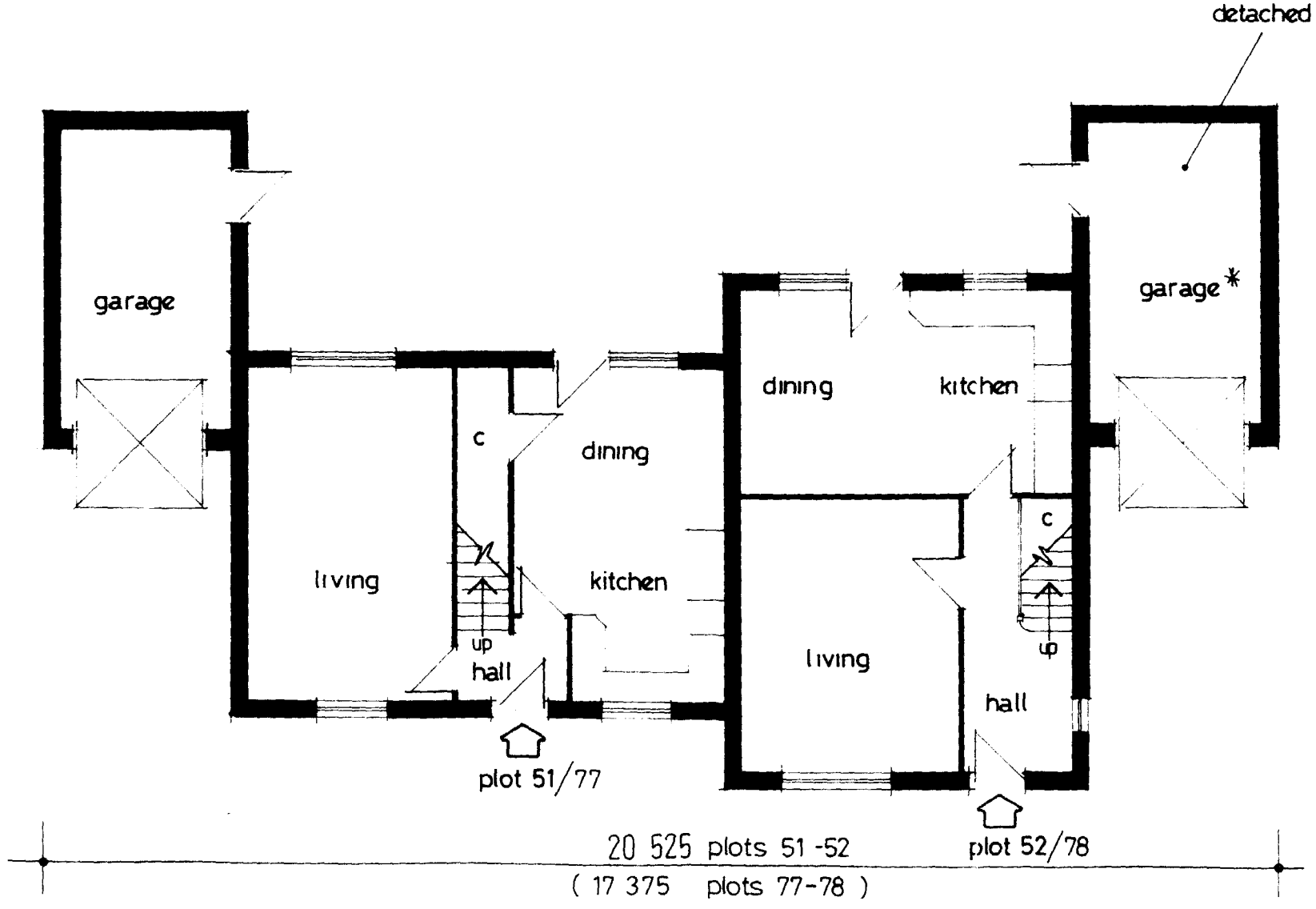
CROSS SECTION 2 @ 200m



ASHWOOD HOMES
Holbeach Manor
Fleet Road Holbeach
Lincs PE12 7AX

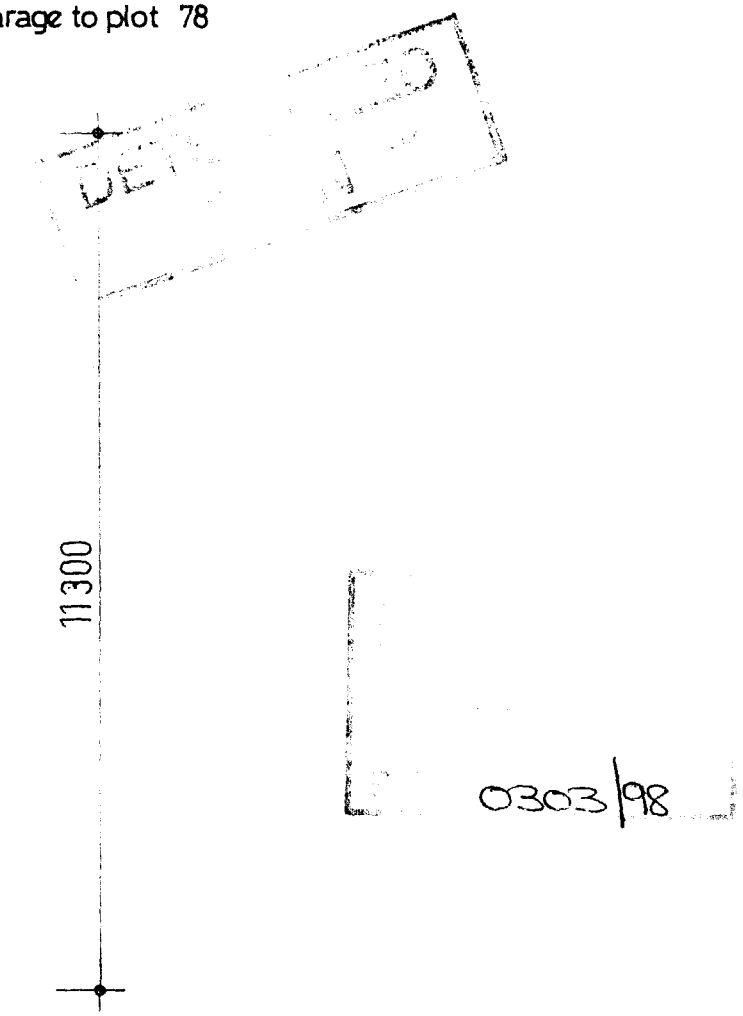


FIRST FLOOR



GROUND FLOOR

* NOTE:
detached garage to plot 78



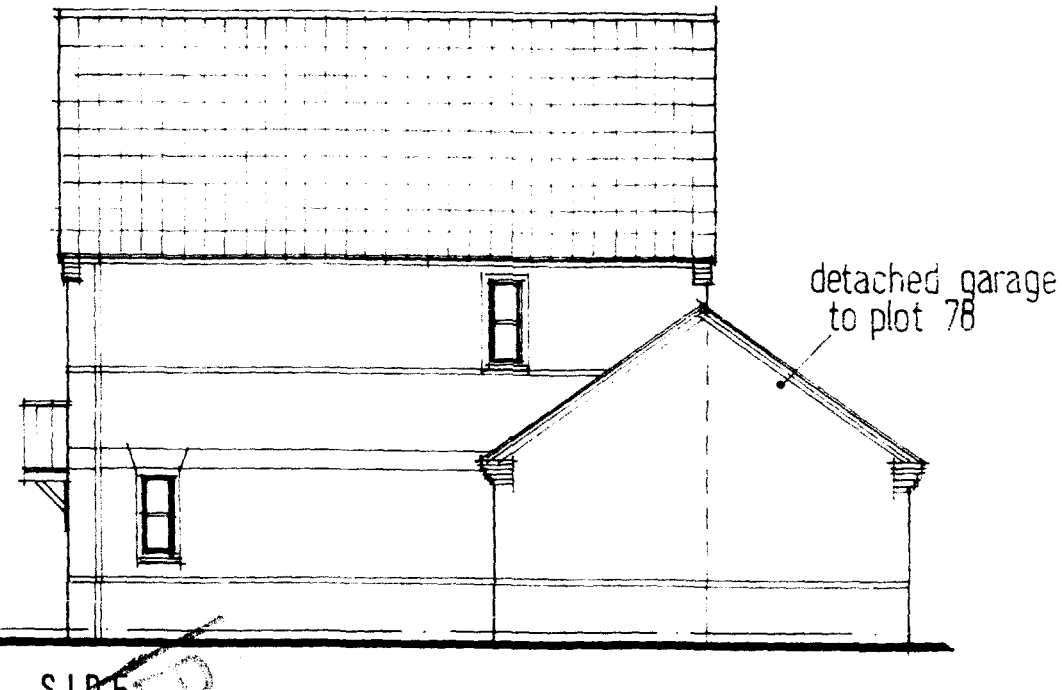
Residential Development
High Road Weston

plots 51/52 & 77/78 - LAYOUT

ASHWOOD HOMES
Holbeach Manor
Fleet Road Holbeach
Lincs PE12 7AX

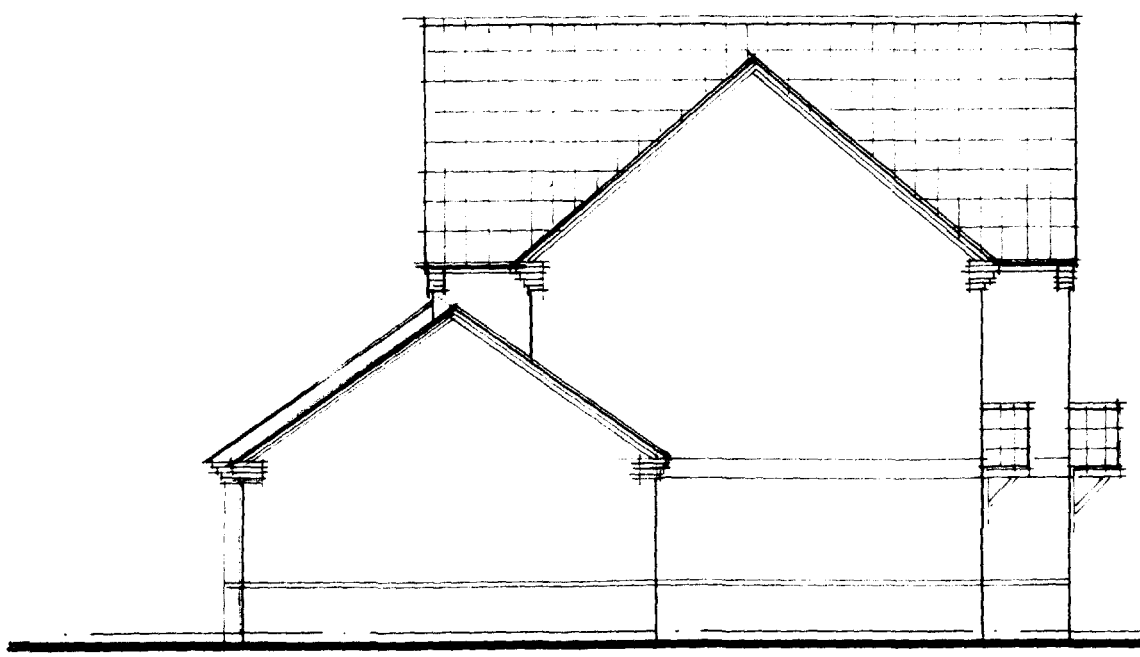


FRONT

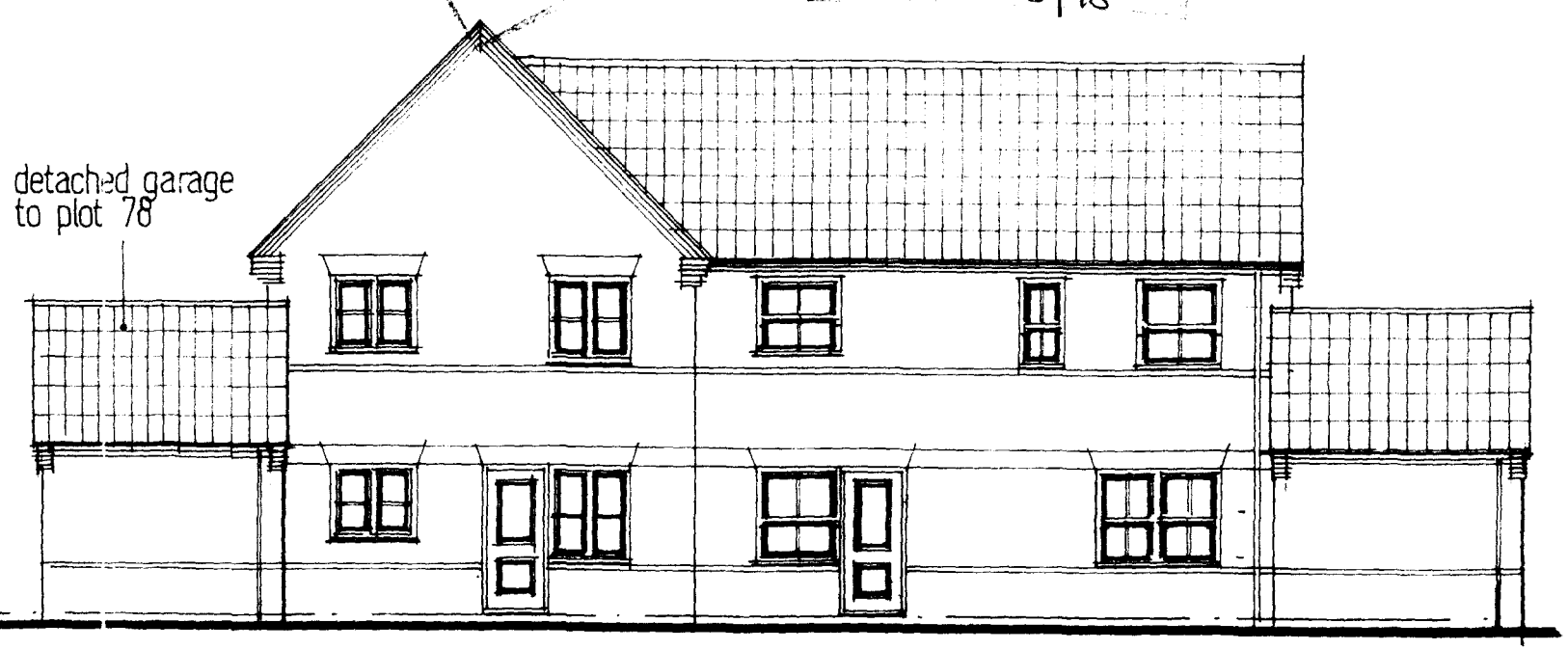


SIDE

DET
0303/98.



SIDE



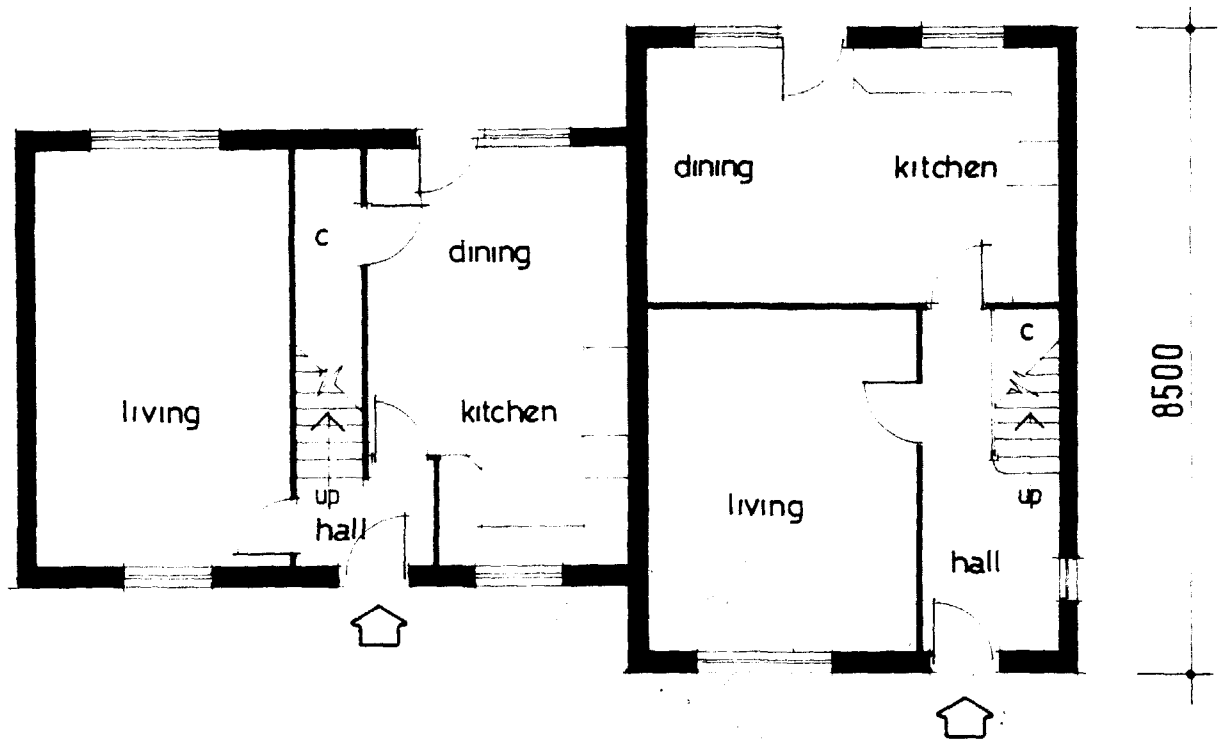
REAR

Residential Development
High Road Weston

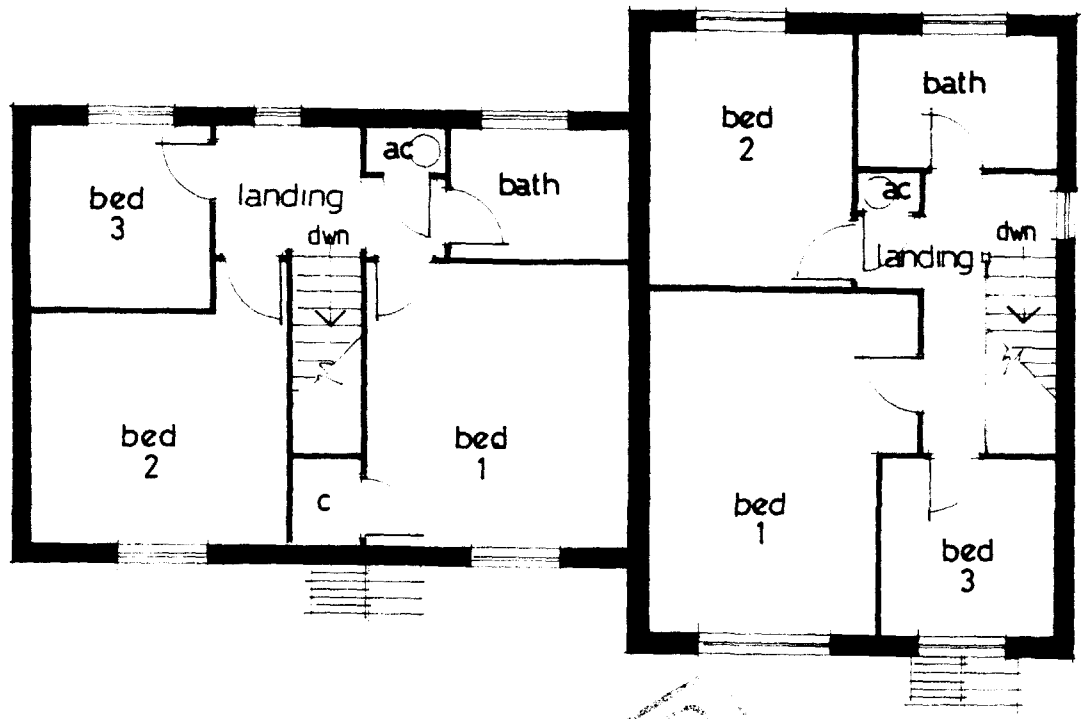
plots 51/52 & 77/78 - ELEVATIONS

ASHWOOD HOMES
Holbeach Manor
Fleet Road Holbeach
Lincs PE12 7AX

14225



ground floor



first floor

DETERMINED
PLAN
03303/98

Residential Development
High Road Weston

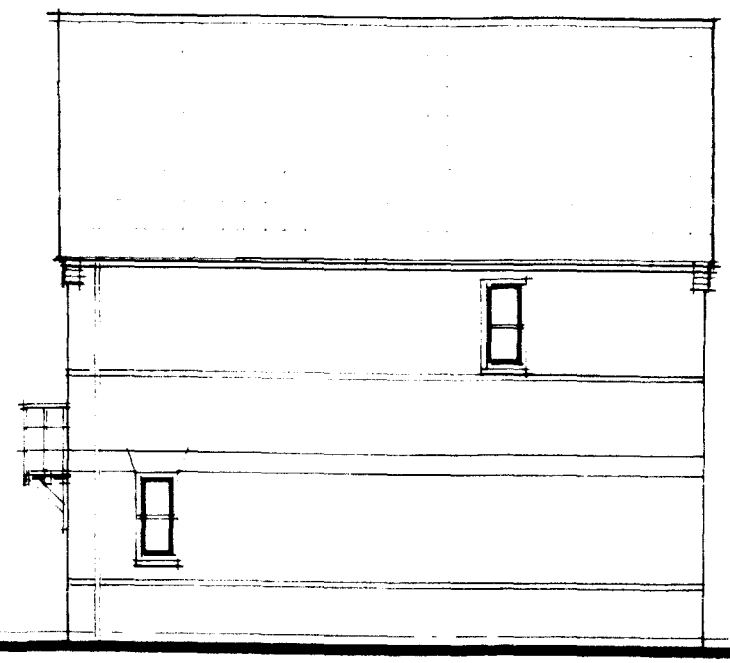
plots 44/45 , 46/47 , 55/56 - as drawing
48/49 - handed

- LAYOUT

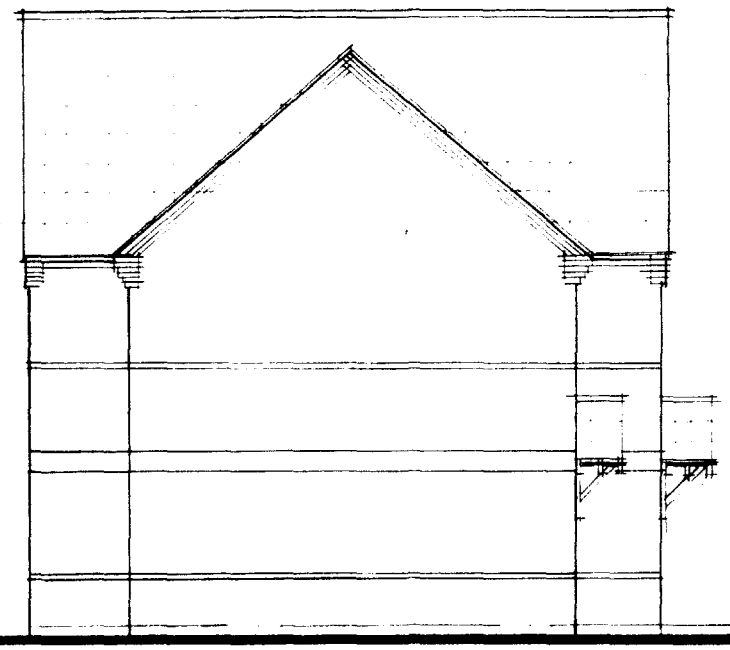
ASHWOOD HOMES
Holbeach Manor
Fleet Road Holbeach
Lincs PE12 7AX



FRONT



SIDE



SIDE

DETERMINED
PLA
0303/98



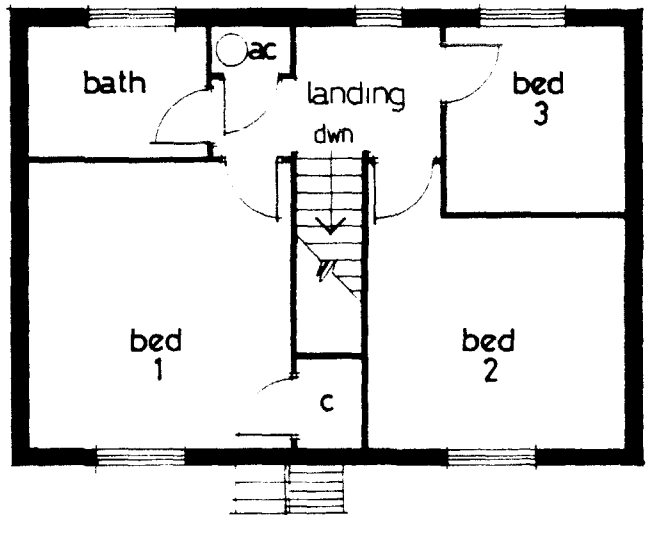
REAR

Residential Development
High Road Weston

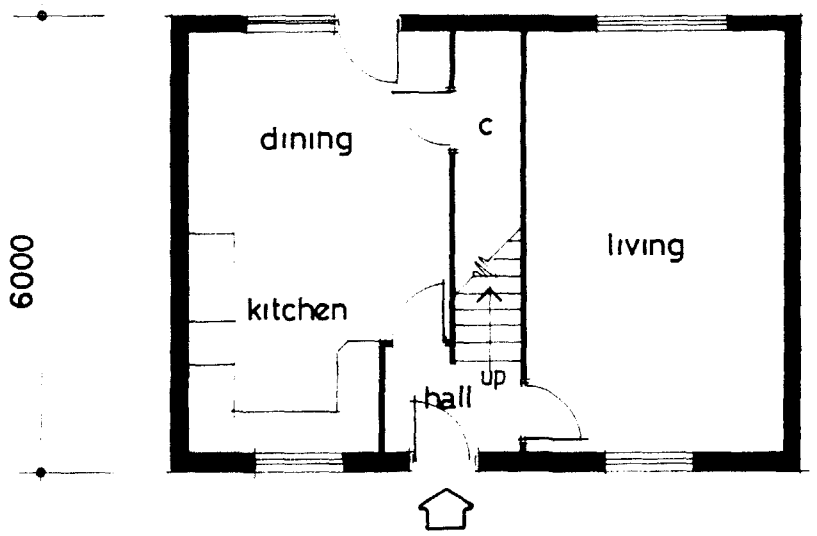
plots 44/45 , 46/47 , 55/56 - as drawing
48/49 - handed

ELEVATIONS

ASHWOOD HOMES
Holbeach Manor
Fleet Road Holbeach
Lincs PE12 7AX

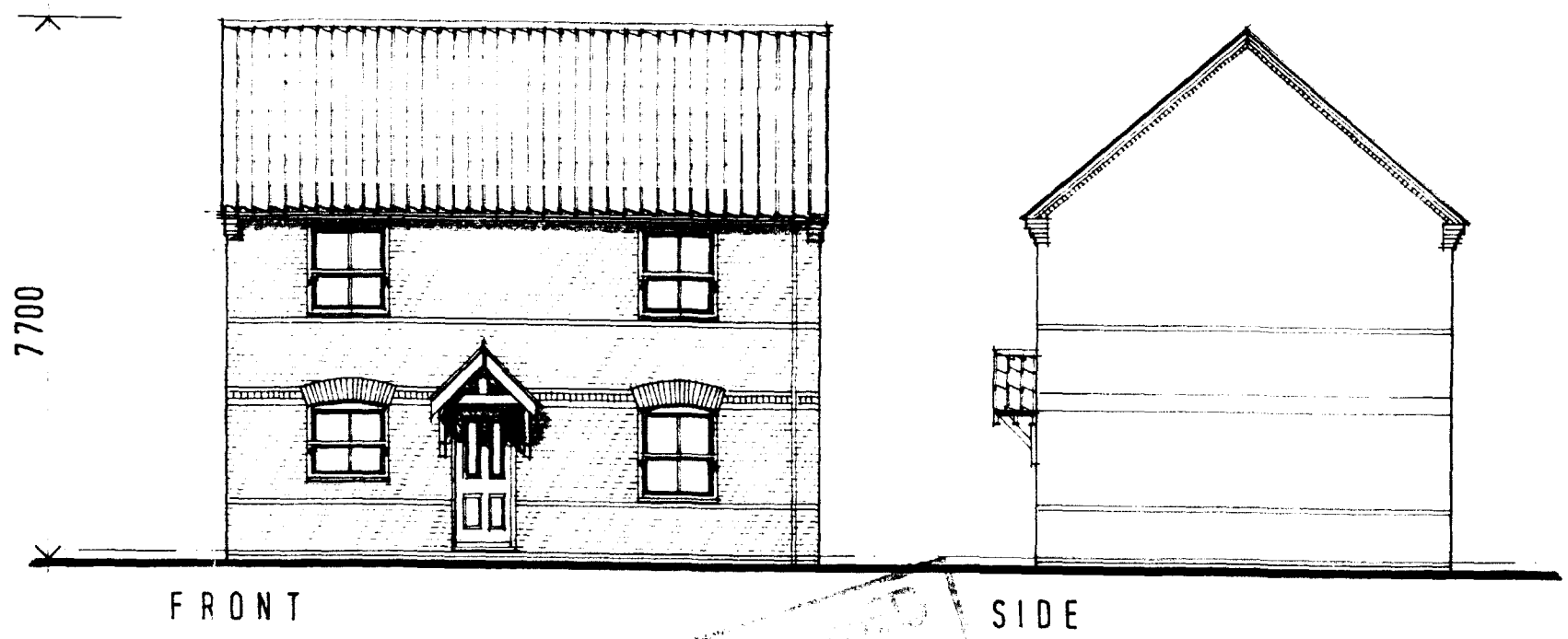


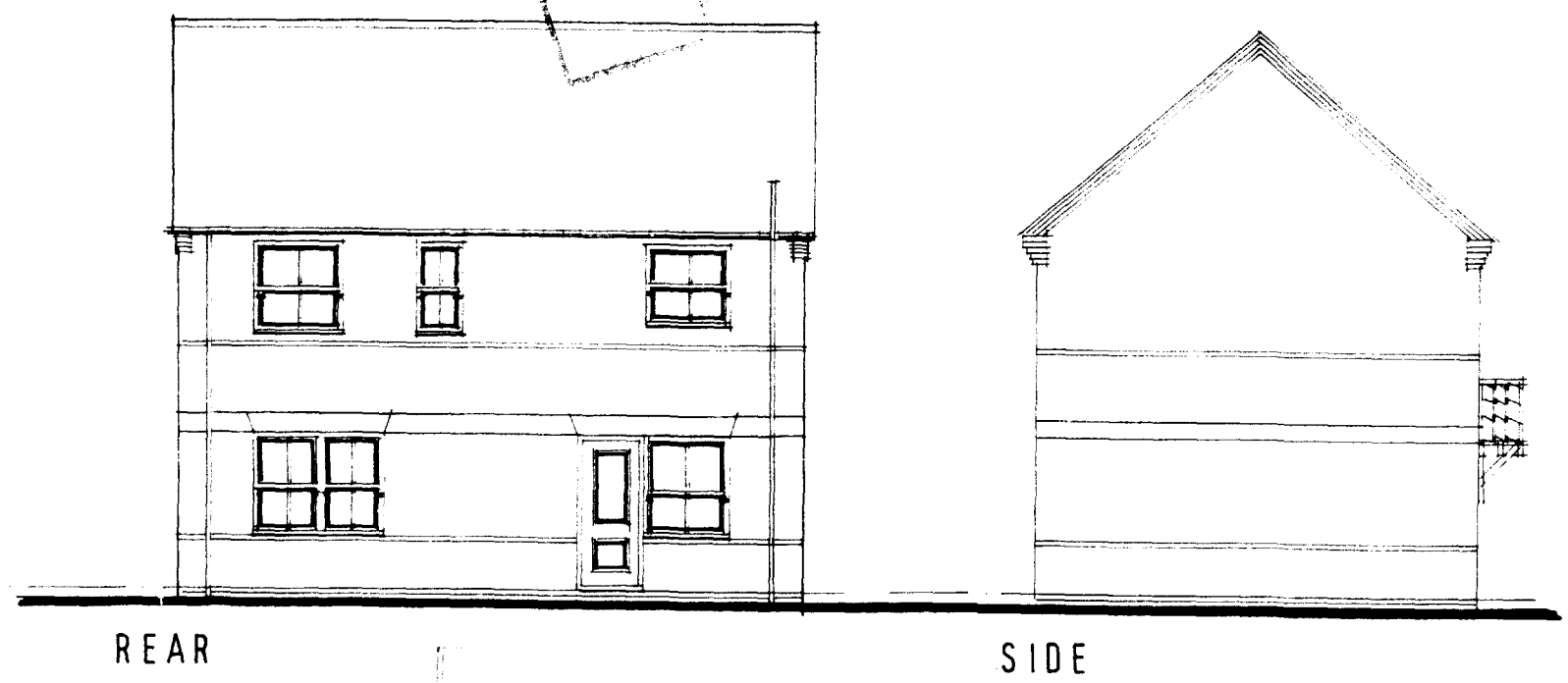
FIRST FLOOR



GROUND FLOOR

8000



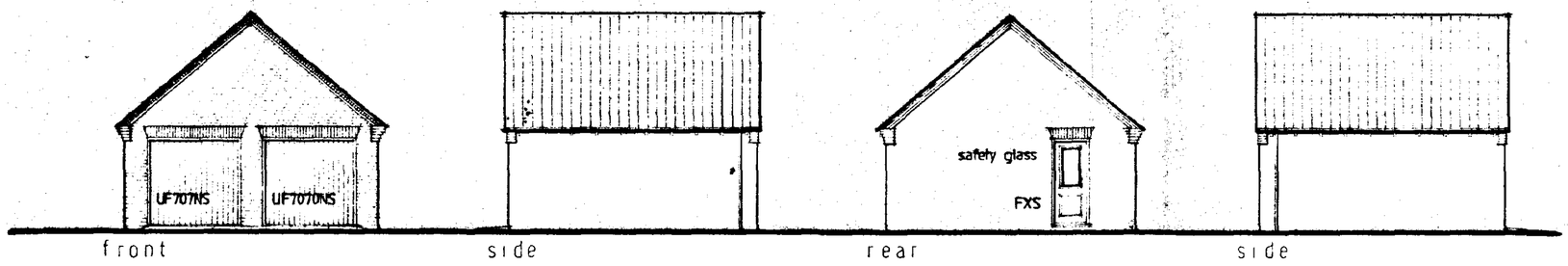


DETE

0303/98

Residential Development
High Road Weston

plot 50 - LAYOUT & ELEVATIONS



ROOF CONSTRUCTION

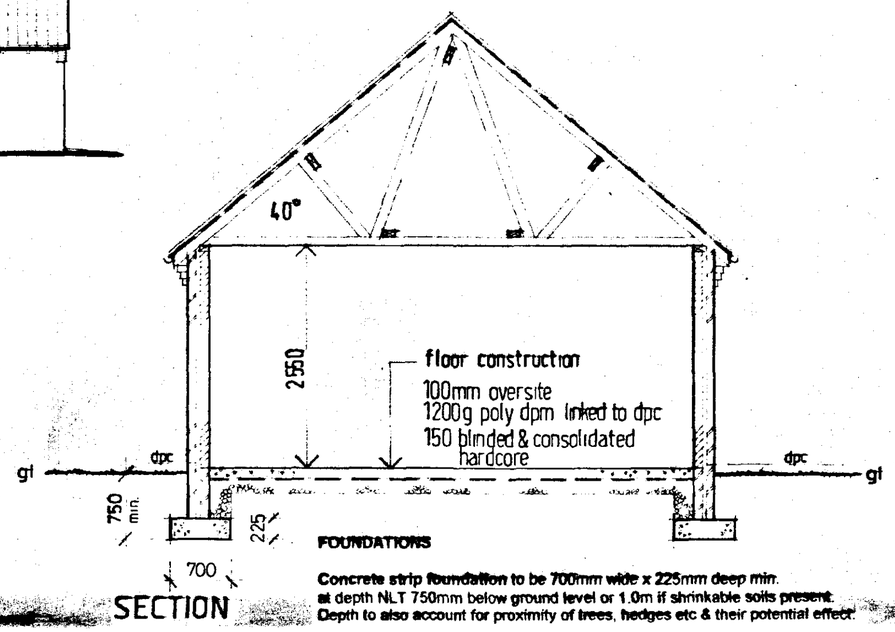
Concrete interlocking tiles to be selected and installed in accordance with BS 5534 Pt. 1: 1978 with 75mm min. headlap.
25 x 38mm sw treated battens on reinforced felt
Trussed rafters to be specialist design & supply to BS 5268 with Calculations provided for LA approval.
Install trusses @ 600 c/c max onto 75 x 100 s.w. **wall plate.**
Roof bracing to be to BS 5268 using 25 x 100mm C16 (SC3) **grade timbers**
Provide 30 x 5mm **galv.** restraint straps **@** 2.0m c/c max. **at** rafter & ceiling **levels**
span min. 3 No. trusses with s.w. pack between members restrained
Wall plate to be strapped to wall at 2.0m c/c max. using 30 x 5mm **galv. straps**
of NLT 1.0m length.

WALL CONSTRUCTION

265mm walling to consist 100mm approved facing brick. 65mm clear cavity
with 100mm inner leaf to be Hemelite 3.5N/mm2 block or similar.
Install galv./st.steel wall ties at 900mm c/c max horiz. & 450mm c/c max
vertically with increased no. adj openings. Incorporate DPC at all cavity closers
I.G. lintels to be installed to all openings as specified on plan with 150mm
min. end bearings. Provide dpc cavity tray above lintels in accord.
with BS 5628 Pt. 3: 1985 with a min. 2 No. weepholes per openings.
Joinery refs. - Boulton & Paul with safety glazing to door in accord.
with BS 6206 and Part N Building Regs. with clear identification
of BS compliance on installed glazing.
Walling below DPC to be FL quality and/or **Class A block with DPC to be at**
150mm min. above fin. ground level and linked to DPM.

SURFACE WATER DRAINAGE

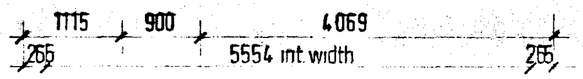
Provide 112mm PVC-U gutter to discharge to 68mm dia. rwp's installed in positions shown. Provide 82mm dia. PVC-U flexi-jointed pipe below ground laid to fall to 1.2m dia. soakaway at NLT 5.0m min. from any building.

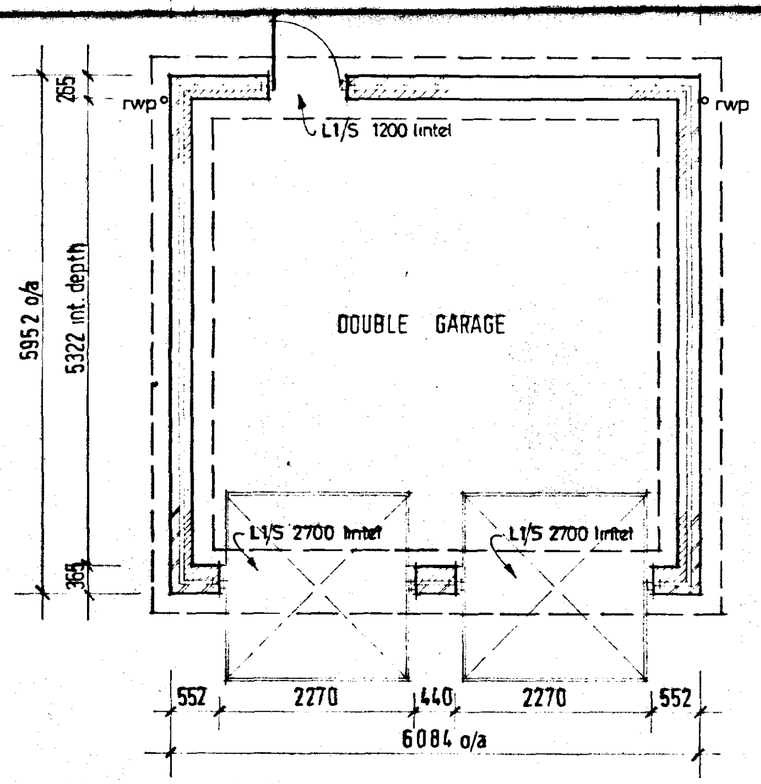


SECTION

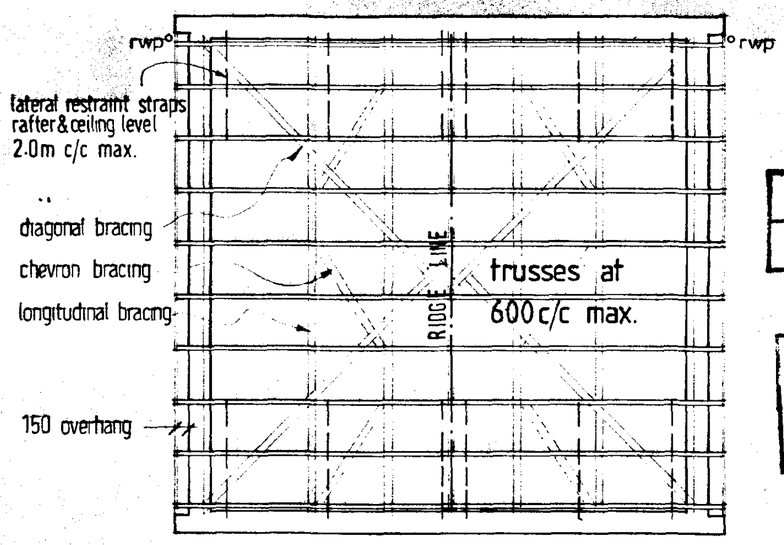
FOUNDATIONS

Concrete strip foundation to be 700mm wide x 225mm deep min.
at depth NLT 750mm below ground level or 1.0m if shrinkable soils present.
Depth to also account for proximity of trees, hedges etc & their potential effect.





FLOOR LAYOUT



ROOF LAYOUT

SOUTH HOLLAND DC
HOUSING & PLANNING
15 JUN 1999
Ref: 0303/98

AMENDED PLAN
Ref. A4

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX
TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT

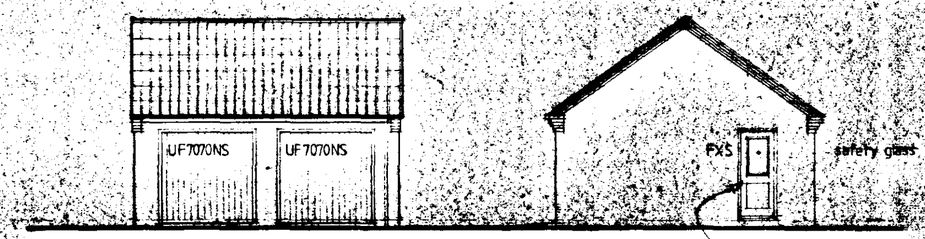
DRAWING DESCRIPTION: DOUBLE GARAGE

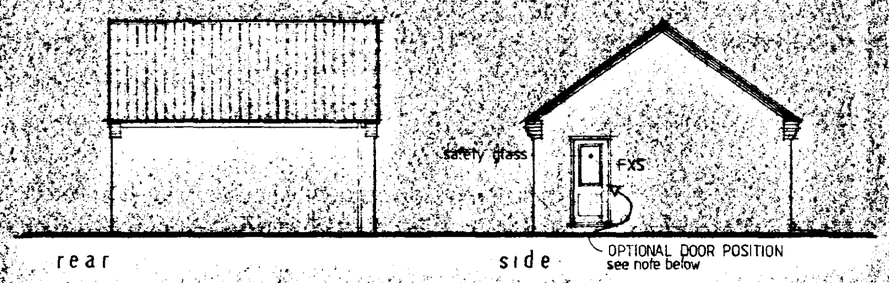
DATE 10/97	DRAWN alan j. finch
DRWG No.	SCALE 1:100 / 1:50

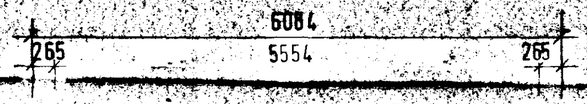
REVISIONS	DES	DATE	SIGN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

SUMMIT







ROOF CONSTRUCTION

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25 x 38mm sw treated battens on reinforced felt
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Install trusses @ 600 c/c max onto 75 x 100 s.w. wall plate.
Roof bracing to be to BS 5268 using 25 x 100mm C16 (SC3) grade timbers
Provide 30 x 5mm galv. restraint straps @ 2.0m c/c max. at rafter & ceiling levels
span min. 3 No. trusses with s.w. pack between members restrained.
Wall plate to be strapped to wall at 2.0m c/c max. using 30 x 5mm galv. straps of NLT 1.0m length.

WALL CONSTRUCTION

265mm walling to consist 100mm approved facing brick. 65mm clear cavity with 100mm inner leaf to be Hemelite 3.5N/mm2 block or similar.
Install galv./st.steel wall ties at 900mm c/c max horiz. & 450mm c/c max vertically with increased no. adj openings. Incorporate DPC at all cavity closers

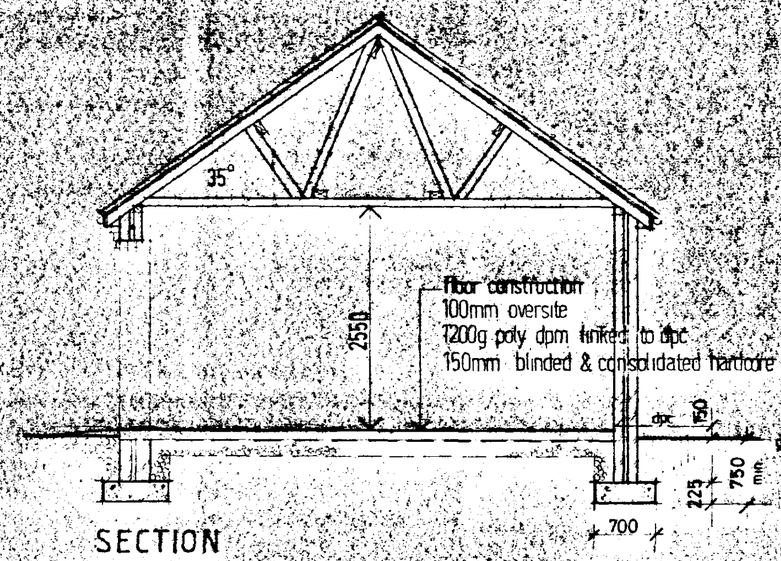
Lintels to be installed to all openings as specified on plan with 150mm min. end bearings. Provide dpc cavity tray above lintels in accord. with BS 5628 Pt. 3: 1985 with a min. 2 No. weepholes per openings.
Joinery refs. - Boulton & Paul with **safety glazing to door** in accord. with BS 6206 and Part N Building Regs. with clear identification of BS compliance on installed glazing.
Walling below DPC to be FL quality and/or Class A block with DPC to be at 150mm min. above fin. ground level and linked to DPM.

FOUNDATIONS

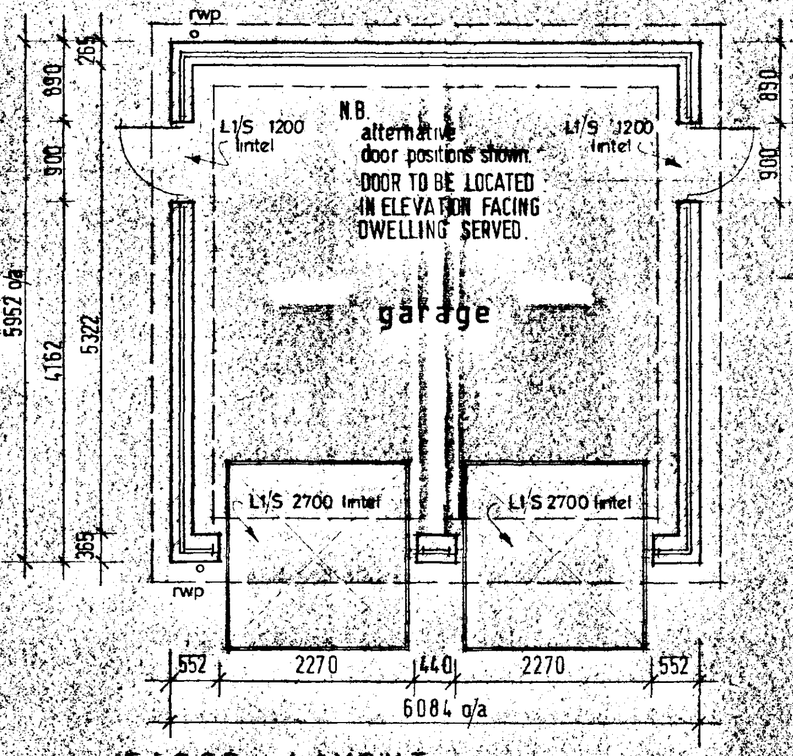
Concrete strip foundation to be 700mm wide x 225mm deep min. with 450mm x 225mm to internal wall at depth NLT 750mm below ground level or 1.0m if shrinkable soils present.
Depth to also account for proximity of trees, hedges etc & their potential effect.

SURFACE WATER DRAINAGE

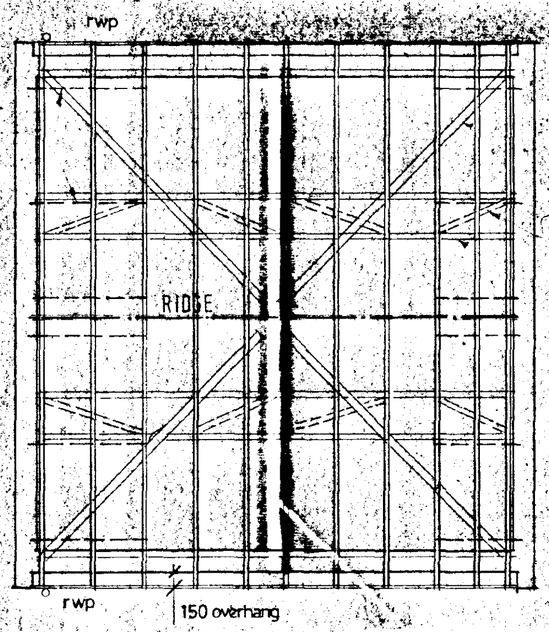
Provide 112mm PVC-U gutter to discharge to 68mm dia. rwp's installed in positions shown. Provide 82mm dia. PVC-U flexi-jointed pipe below ground laid to fall to 1.2m dia. soakaway at NLT 5.0m min. from any building.



SECTION



FLOOR LAYOUT



diagonal bracing

chevron bracing

longitudinal bracing

trusses at 600 c/c max.

ROOF LAYOUT

SOUTH HOLLAND DC
HOUSING & PLANNING
22 APR 1999
Ref. 0303/98

AMENDED PLAN
Ref. A2

ASHWOOD HOMES
Build a Better Neighbourhood
REGISTERED HOUSE BUILDER
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

plots - 4, 5, 21, 25, 33, 34, 40, 41, 63, 65, 66, 69, 70, 76, 79, 88, 89 + PLOT 11.

DRAWING DESCRIPTION
DOUBLE GARAGE (SIDE GABLE)

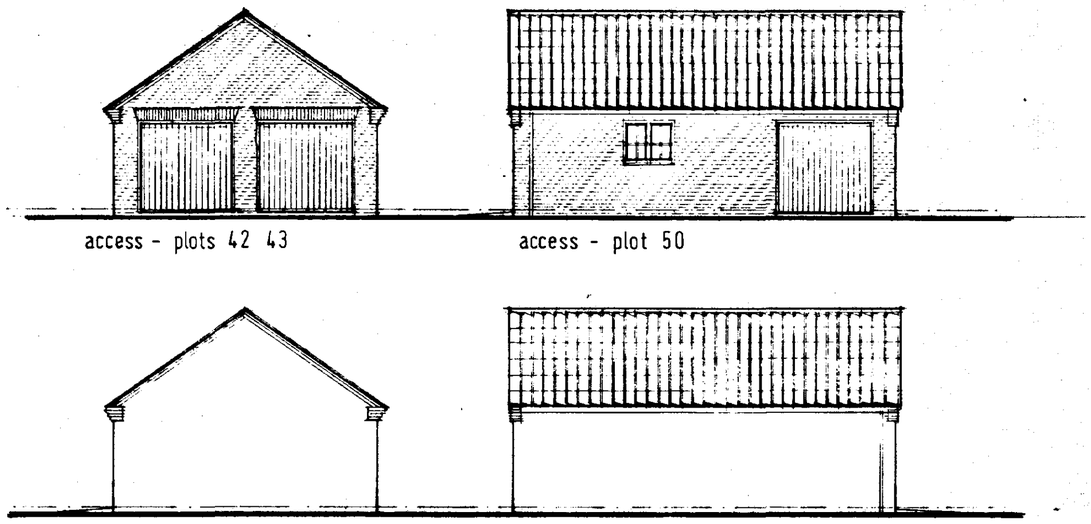
DATE	DRAWN
03/98	alan y finch
DRWG No	SCALE 1:100 / 1:50

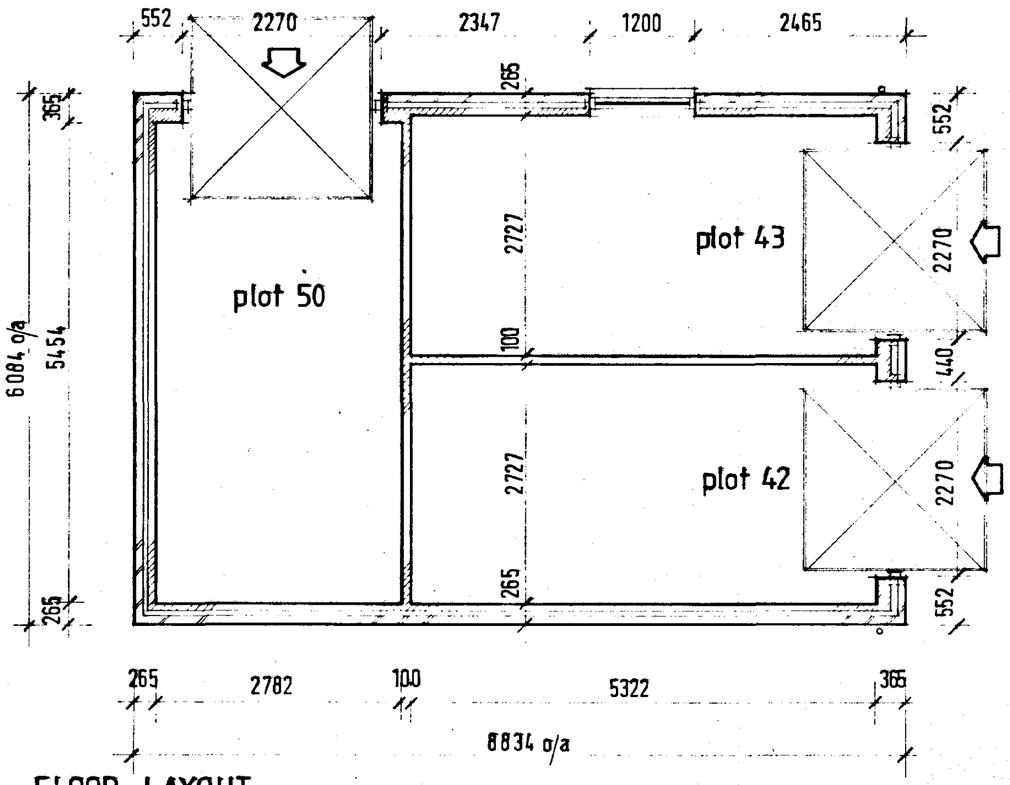
REVISIONS	DES	DATE	SIGN
A	PLOT 89 SEPARATE DRAWING ISSUED	09 98	ajf.
B	PLOT 11 ADDED	3.99	ajf.

PLANNING	BUILDING REGS
CHECKED BY	ISSUED

THIS DRAWING MUST NOT BE REPRODUCED
WITHOUT WRITTEN PERMISSION FROM
ASHWOOD HOMES

NOTES





FLOOR LAYOUT

DETERMINED PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT

RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

garaging - plots 42,43,50

DRAWING DESCRIPTION
TRIPLE GARAGE BLOCK - NON-STANDARD

DATE 03/98	DRAWN alan j.finch
DRWG No.	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

8131-1188T

SUMMIT

THIS DRAWING MUST NOT BE REPRODUCED WITHOUT WRITTEN PERMISSION FROM ASHWOOD HOMES

NOTES

EXT. DOOR, WINDOW & LINTEL SCHEDULE.

ref	desc.	joinery ref.	lintel ref.
1	ent. frame	FERD 180	L1/S 2100
2	window	H313CC	L1/S 2100
3	patio doors	1.8m wide	L1/S 2100
4	window	H110C	L1/S 900
5	window	H310CC	L1/S 2100
6	door frame	FNS	L1/S 1200
7	window	H210CC	L1/S 1500
8	window	H312CC	L1/HD 2100
9	window	H313CC	L1/S 2100
10	window	H212CC	L1/HD 1500
11	window	H312CC	L1/S 2100
12	window	H312CC	L1/S 2100
13	window	H210C (opp cat.)	L1/HD 1500
14	window	H312CC	L1/S 2100
15	window	H210C (opp cat.)	L1/S 1500
16	window	H110C (opp cat.)	L1/S 900
17	window	H312CC	L1/S 2100

PORCH & INTERNAL LINTELS

ref	lintel ref.
a	L1/S 2100
b	L10 900
d	L1/S 1200
e	box 100/1950
f	box 100/1200
h	L1/S 1200
l	box 100/1950
n	L1/HD 1200
o	L1/HD 1200

other ground floor lintels - int. 100 / 1100
first floor openings - partitioning.

JOINERY REFS - BOULTON & PAUL
as catalogue unless stated (opp cat.)
see elevation for safety glazing requirements.
LINTEL REFS - I.G. Ltd.

AMENDED PLAN
Ref. A3
SOUTH HOLLAND DC HOUSING & PLANNING
- 4 MAY 1999
RECEIVED
Ref. 0383/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX
TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT

ORIGINAL APPROVED DESIGN.

DRAWING DESCRIPTION
ASCOT design - FLOOR LAYOUTS / ELEVATIONS

DATE	DRAWN
10/97	alan j.finch
DRWG No.	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN
a	block wall (first floor) Build Reg req'ment	01 98	aj f.

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

FRONT

SAFETY GLASS TO DOOR AND SIDELIGHTS

SIDE

REAR

SAFETY GLASS TO PATIO DOORS

SAFETY GLASS TO DOOR

SIDE

GROUND FLOOR

FIRST FLOOR

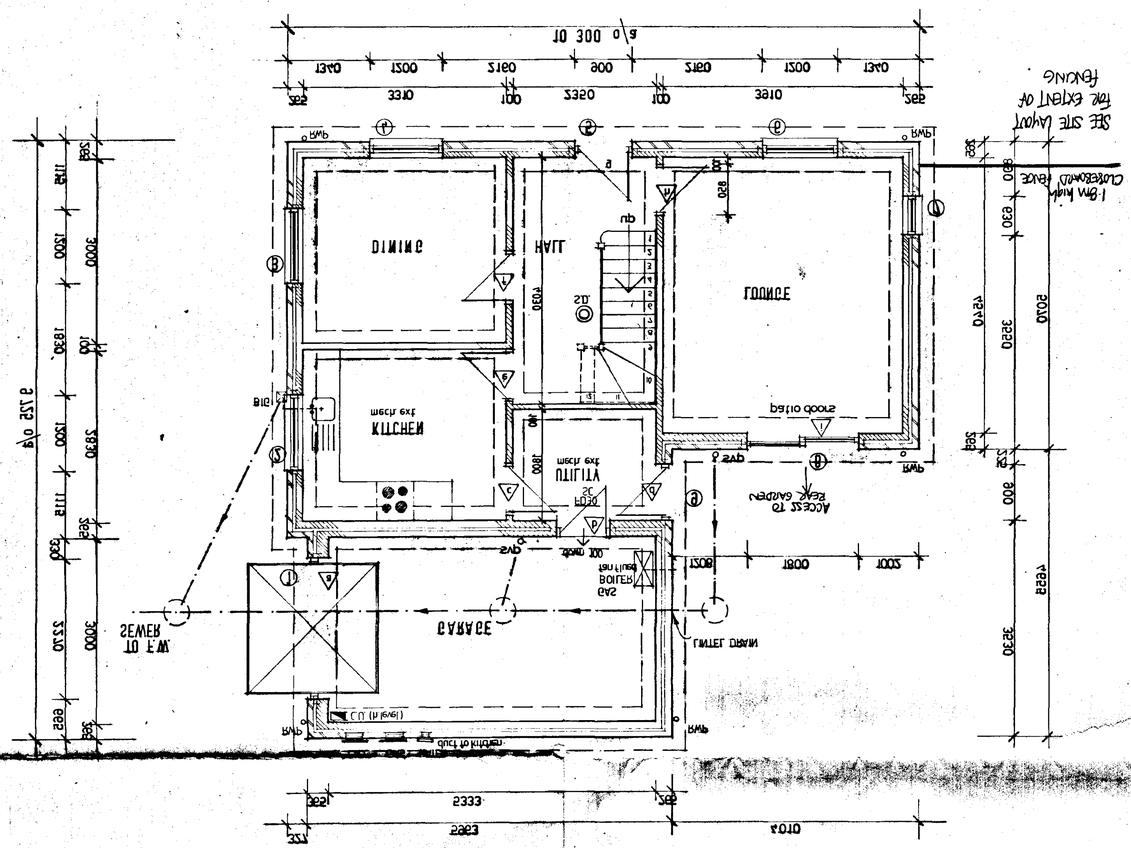
FW. SEWER

B130 1168T

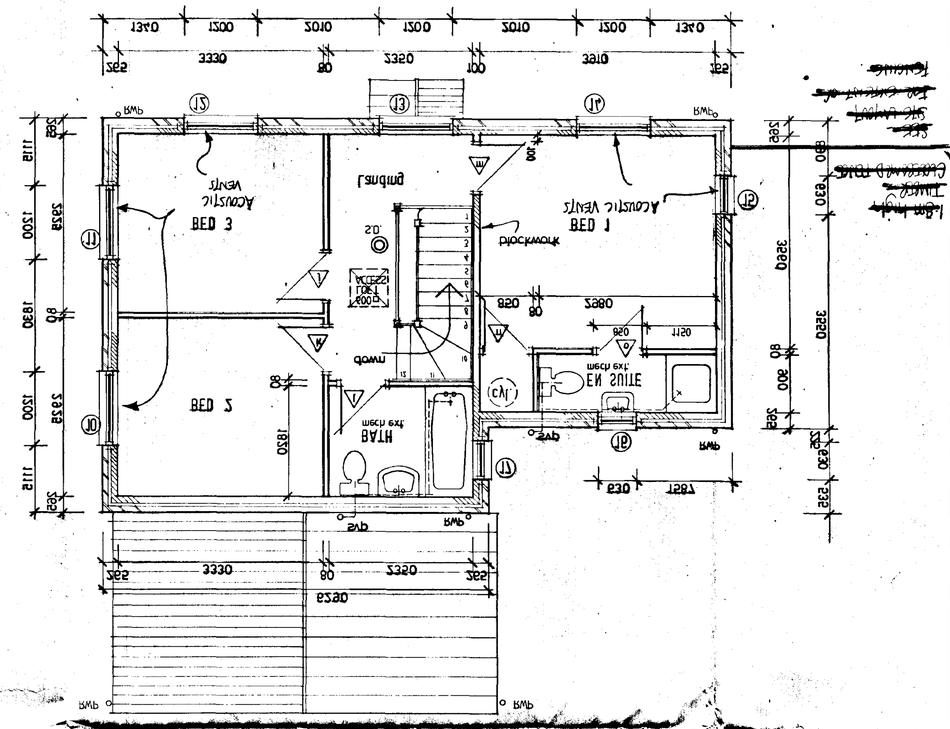
SUMMIT

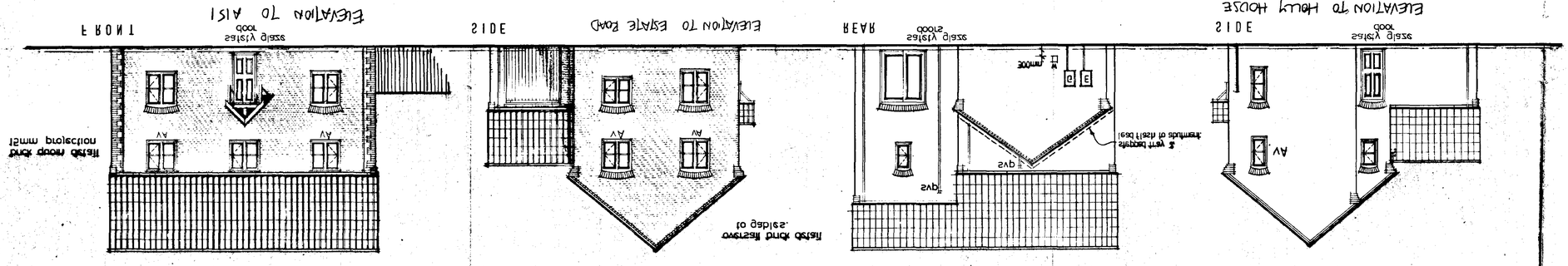
GROUND FLOOR

A151



FIRST FLOOR





Ref	Qty	Description	Internal	External
1	1	Casement window	1200	1200
2	1	Casement window obscured glass	1200	1200
3	1	Casement window	1200	1200
4	1	Casement window obscured glass	1200	1200
5	1	Casement window	1200	1200
6	1	Casement window obscured glass	1200	1200
7	1	Casement window	1200	1200
8	1	Casement window obscured glass	1200	1200
9	1	Casement window	1200	1200
10	1	Casement window obscured glass	1200	1200
11	1	Casement window	1200	1200
12	1	Casement window obscured glass	1200	1200
13	1	Casement window	1200	1200
14	1	Casement window obscured glass	1200	1200
15	1	Casement window	1200	1200
16	1	Casement window obscured glass	1200	1200
17	1	Casement window	1200	1200
18	1	Casement window obscured glass	1200	1200
19	1	Casement window	1200	1200
20	1	Casement window obscured glass	1200	1200

INTERNAL REF'S — BOULTON & PAUL
EXTERNAL REF'S — S.B.E. LTD.
SAFETY GLAZING AS INDICATED ON ELEVATIONS

Internal doors — 1/2 1200 x 2040
Patio doors — 1/2 1800 x 2040
Front door — 1/2 900 x 2040
Rear door — 1/2 900 x 2040
Side door — 1/2 900 x 2040
Garage door — 1/2 2400 x 2100
Garage door — 1/2 2400 x 2100

NOTES

EXT. DOOR, WINDOW & LINTEL SCHEDULE

THIS DRAWING MUST NOT BE REPRODUCED WITHOUT WRITTEN PERMISSION FROM ASHWOOD HOMES

PROJECT
PLOT 62
HIGH ROAD WESTON
DWELLING TYPE AS PROPOSED.

DRAWING DESCRIPTION
MARWICK plans — FLOOR LAYOUTS \ ELEVATIONS

DRAWN A.J.Lane
DATE 03\98
SCALE 1:100 \ 1:50
DRWG no.

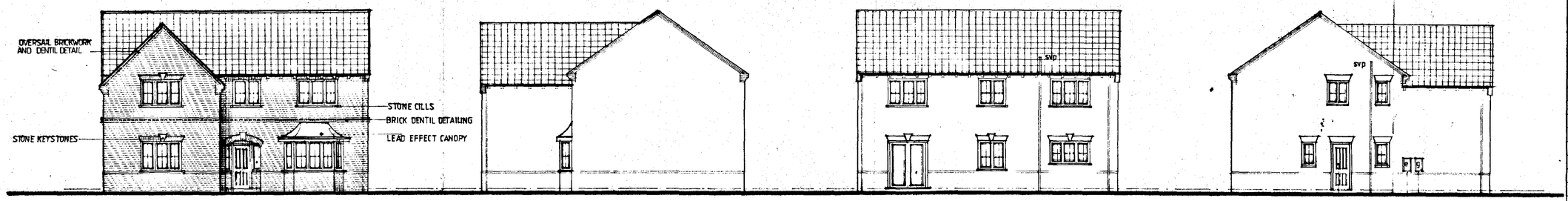
VERSIONS	DES	DATE	SIGN

ISSUED
BUILDING REGS
PLANNING
CHECKED BY

ASHWOOD HOMES
Build a Better Neighbourhood
HOUSE BUILDERS FEDERATION
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH, LINCOLNSHIRE PE13 4AX TEL: HOLBEACH (01406) 423388

THIS DRAWING MUST NOT BE REPRODUCED
WITHOUT WRITTEN PERMISSION FROM
ASHWOOD HOMES

NOTES



SAFETY GLAZE ENT. FRAME — FRONT

SIDE

SAFETY GLAZE PATIO DOORS — REAR

SAFETY GLAZE DOOR — SIDE

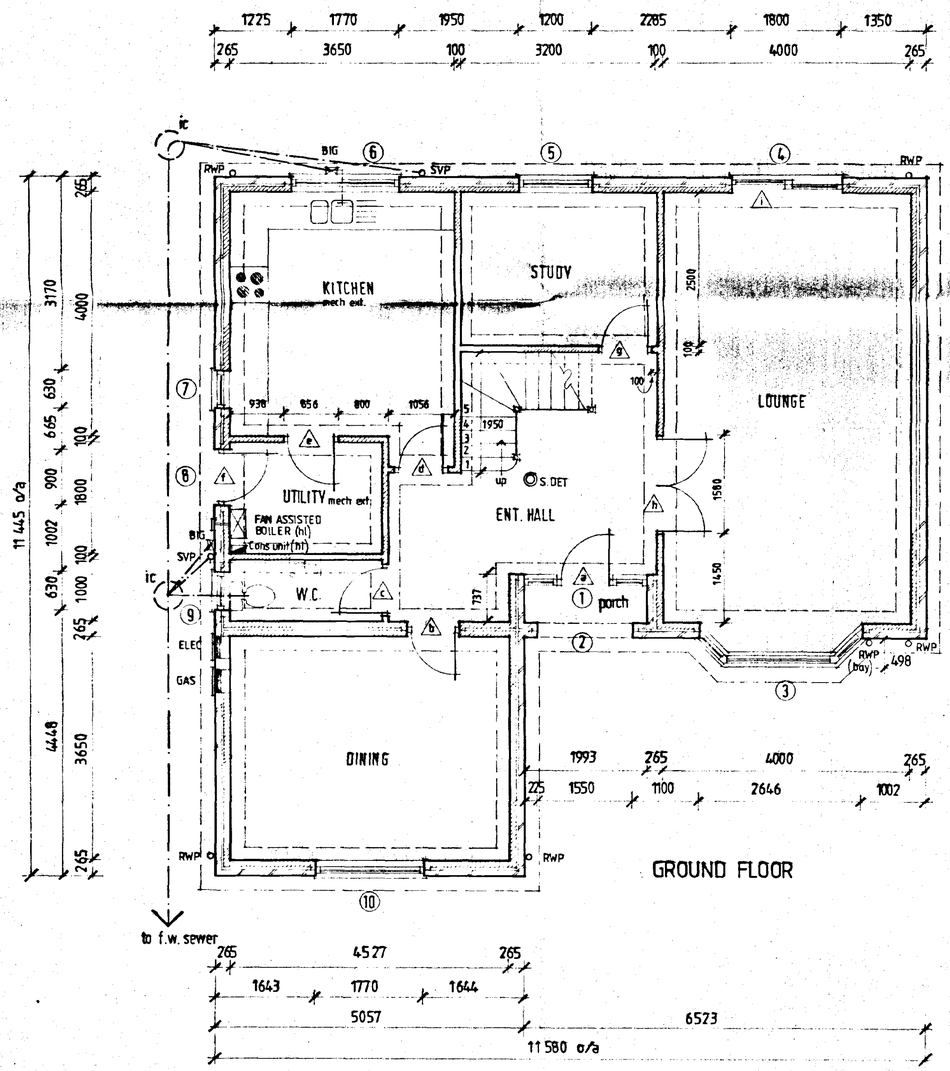
EXT DOOR, WINDOW & LINTEL SCHEDULE

ref	desc.	opening size	lintel
1	comb. frame	p/made 1993mm wide	L1/S 2250
2	arch	——	L1/HD 1950
3	bay window	2646 x 1350	L1/HD 3000
4	patio doors	1·8m wide	L1/S 2100
5	window	1200 x 1350	L1/S 1500
6	window	1770 x 1050	L1/S 2100
7	window	630 x 1050	L1/HD 1050
8	door	900 x 2100	L1/HD 1200
9	window	630 x 1050	L1/S 1050
10	"	1770 x 1350	L1/S 2100
11	"	1770 x 1200	L1/S 2100
12	"	1200 x 1200	L1/S 1500
13	"	1770 x 1200	L1/S 2100
14	"	1770 x 1200	L1/S 2100
15	"	1200 x 1200	L1/S 1500
16	"	1770 x 1200	L1/S 2100
17	"	915 x 1050	L1/S 1200
18	"	630 x 1050	L1/S 1050

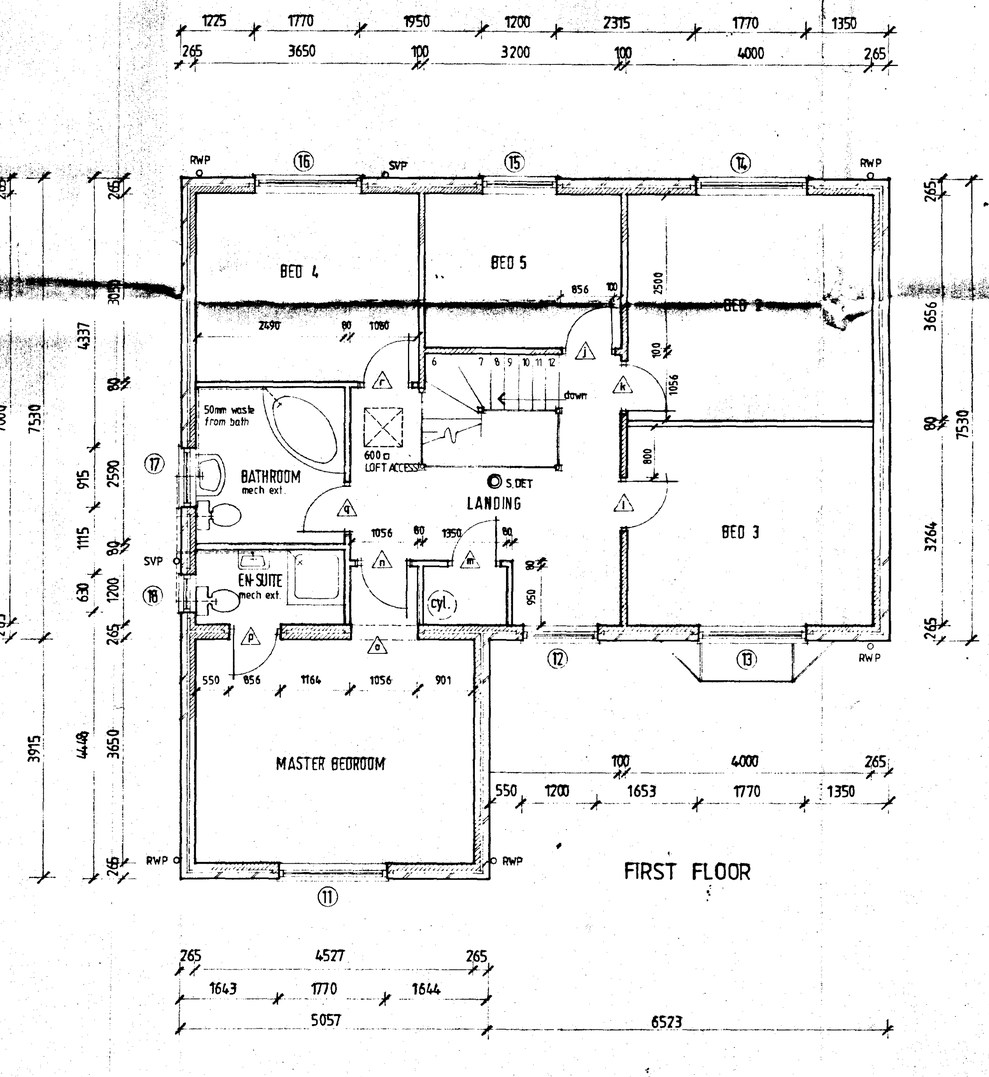
INTERNAL LINTELS

I.G. INTERNAL TYPE 1100mm long
except ref: b+p L1/HD 1200
d+g box 100 / 1200mm
h box 100 / 1950mm
o L1/S 1350

ALL LINTEL REFS BY I.G. LTD.



GROUND FLOOR



FIRST FLOOR

AMENDED PLAN
Ref. A3
SOUTH HOLLAND DC
HOUSING & PLANNING
- 4 MAY 1999
Ref. 0505/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT

AS PROPOSED for PLOTS 4, 27, 31, 68

DRAWING DESCRIPTION
HAMPSHIRE design - FLOOR PLANS & ELEVATIONS

DATE	DRAWN
04/99	
DRWG No.	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

SUMMIT

existing residential development

ROAD JUNCTION inc RIGHT TURN LANE AS REQUIRED BY L.C.C. HIGHWAYS

SPALDING

A 151

A 151

footpath provision to plots 1-3

existing residential development

PINFOLD LANE

BROADGATE

EDGEFIELD

EDGEFIELD

Toddlers Play Space

Enclosure surfacing & equipment to L.A. spec.

public open space

school playing field

Pumping Station

focal point e.g. signage to be agreed with L.A. & Parish Council

existing tree planting adj. boundary.

retained hedgerow

exist. close boarded fence to boundary

exist. chestnut fence

footpath link to L.C.C. Highways approval

passing bay

passing bay

passing bay

passing bay

passing bay

small drove

small drove

HIGHWAY IMPROVEMENTS TO SMALL DROVE
passing bays to L.C.C. Highways specification

EXISTING OPEN DRAIN TO SITE PERIMETER IS TO BE PIPED
subject to relevant consents
incorporate inspection chambers

REFERENCE TO BE MADE TO LANDSCAPE ARCHITECT DETAIL DRAWINGS FOR PLANTING, BOUNDARY TREATMENT etc.

SAFETY BARRIERS TO FOOTPATH & CYCLEWAY TO BE AGREED WITH L.C.C. HIGHWAYS

AMENDED PLAN
Ref. A2

SOUTH HOLLAND DC
HOUSING & PLANNING
22 APR 1999
Ref: 0303/98

rev. A	22·5·98	toddler play area reposition / garages Plots 48·49 re-pos. Plots 42·43 footprint corrected / Plot 39 bungalow move fwd / Plot 34 house move s/ways / Bound walls realigned - plots 8, 11, 70-71, 87, Plot 50. tree planting omitted from rear of plots 88, 89.
rev. B	2·3·99	Road layout revised to Section 38 Sub-station & Pumping station plotted
rev. C	11·3·99	PLOT 11 - Amendment to provide double garage

Moulton Design
Planning & Architecture
63 East Cob Gate, Moulton, Spalding, Lincolnshire PE12 6QJ
Tel / Fax 01406 373307 Principal : Alan J. Finch

ASHWOOD HOMES

RESIDENTIAL DEVELOPMENT

HIGH ROAD WESTON

LAYOUT

scale 1:500

drg no. 980302/01 c

MARCH 1998 alan j finch.

agricultural land

exist. residential development

ROAD JUNCTION inc. RIGHT TURN LANE AS REQUIRED BY L.C.C. HIGHWAYS

PINFOLD LANE

A151

SPALDING

A151

existing residential development

footpath provision to plots 1-3

sub station

BROADGATE

SMALL DROVE

EDGEFIELD

EDGEFIELD

WARWICK

HOLLY HOUSE

House

EPSOM 63

AINTREE

HAMPSHIRE

EPSOM

KEMPTON

CARLISLE

HAMILTON

LEICESTER

RUTLAND

RUTLAND II

Bungalow

House

ASCOT

WINDSOR

KENSINGTON

Retained Hedgerow

Exist. Closeboard Fence to Boundary

ELM

YEW

BIRCH

YORK

Garage

Bungalow

Chalet

Toddlers Play Space

Enclosure surfacing & equipment to L.A spec.

Public open space

SANDOWN

Pumping Station

school playing field

existing tree planting adj boundary.

focal point e.g signage to be agreed with L.A. & Parish Council

footpath link to L.C.C. Highways approval

passing bay

SAFETY BARRIERS TO FOOTPATH & CYCLEWAY TO BE AGREED WITH L.C.C. HIGHWAYS

HIGHWAY IMPROVEMENTS TO SMALL DROVE
passing bays to L.C.C. Highways specification

EXISTING OPEN DRAIN TO SITE PERIMETER IS TO BE PIPED
subject to relevant consents
incorporate inspection chambers

REFERENCE TO BE MADE TO LANDSCAPE ARCHITECT DETAIL DRAWINGS FOR PLANTING, BOUNDARY TREATMENT etc.

AMENDED PLAN
Ref. A4

SOUTH HOLLAND DC
HOUSING & PLANNING
15 Jun 1999
Ref: 0303/98

ASHWOOD HOMES

RESIDENTIAL DEVELOPMENT

HIGH ROAD WESTON

LAYOUT

rev. A	22·5·98	toddler play area reposition / garages Plots 48-49 re-pos. Plots 42-43 footprint corrected / Plot 39 bungalow move fwd / Plot 34 house move s/ways / Bound walls realigned - plots 8, 61, 70-71, 87, Plot 50, tree planting omitted from rear of plots 88,89.
rev. B	2·3·99	Road layout revised to Section 38 Sub-station & Pumping station plotted
rev. C	11·3·99	~~PLOT 11 - Amendment to provide double garage~~ NOT IMPLEMENTED
rev. D		HAMPSHIRE DESIGN substitution to plots 4, 27, 31, 68.
rev. E		PLOT 57 amend to incorporate double garage inc. re-alignment of rear dividing boundary Plots 57/58

scale 1:500

drg no. 980302/01 E

MARCH 1998 alan j finch.

Moulton Design
Planning & Architecture

63 East Cob Gate, Moulton, Spalding, Lincolnshire PE12 6QJ
Tel / Fax 01406 373307 Principal : Alan J. Finch

agricultural land

exist. residential development

ROAD JUNCTION inc. RIGHT TURN LANE AS REQUIRED BY L.C.C. HIGHWAYS

PINFOLD LANE

A151

SPALDING

existing residential development

footpath provision to plots 1-3

BROADGATE

EDGEFIELD

Public open space

Toddlers Play Space

Enclosure surfacing & equipment to L.A. spec.

focal point e.g. signage to be agreed with L.A. & Parish Council

school playing field

existing tree planting adj boundary

EXIST. CLOSEBOARD FENCE TO BOUNDARY

RETAINED HEDGEROW

EXIST. CLOSEBOARD FENCE

footpath link to L.C.C. Highways approval

SAFETY BARRIERS TO FOOTPATH & CYCLEWAY TO BE AGREED WITH L.C.C. HIGHWAYS

Small drove

passing bay

Pumping Station

sub station

Bungalow

House

Chalet

Garage

HIGHWAY IMPROVEMENTS
TO SMALL DROVE
passing bays to L.C.C. Highways specification

EXISTING OPEN DRAIN TO SITE PERIMETER IS TO BE PIPED
subject to relevant consents
incorporate inspection chambers

REFERENCE TO BE MADE TO LANDSCAPE ARCHITECT DETAIL DRAWINGS FOR PLANTING, BOUNDARY TREATMENT etc.

AMENDED PLAN
Ref. A3

SOUTH HOLLAND DC
HOUSING & PLANNING
- 4 MAY 1999
Ref: S/0338/98

rev. A	toddler play area reposition / garages Plots 48-49 re-pos.
22.5.98	Plots 42-43 footprint corrected / Plot 39 bungalow move fwd / Plot 34 house move s/ways / Bound walls realigned - plots 8, 61, 70-71, 87, Plot 50, tree planting omitted from rear of plots 88,89.
rev. B	Road layout revised to Section 38
2.3.99	Sub-station & Pumping station plotted
rev. C	
11.3.99	PLOT 11 - Amendment to provide double garage
rev. D	HAMPSHIRE DESIGN substitution to plots 4, 27, 31, 68.

Moulton Design
Planning & Architecture
63 East Cob Gate, Moulton, Spalding, Lincolnshire PE12 6QJ
Tel / Fax 01406 373307 Principal : Alan J. Finch

ASHWOOD HOMES

RESIDENTIAL DEVELOPMENT

HIGH ROAD WESTON.

LAYOUT

scale 1:500

drg no. 980302/01 d

MARCH 1998 alan j finch

agricultural land

exist. residential development

ROAD JUNCTION inc. RIGHT TURN LANE AS REQUIRED BY L.C.C. HIGHWAYS

PINFOLD LANE

A151

SPALDING

N

existing residential development

footpath provision to plots 1-3

BROADGATE

EDGEFIELD

Small Drove

Public open space

Toddlers Play Space

Enclosure surfacing & equipment to L.A. spec.

school playing field

Pumping Station

existing tree planting adj. boundary.

focal point e.g. signage to be agreed with L.A. & Parish Council

footpath link to L.C.C. Highways approval

passing bay

RETAINED HEDGEROW

EXIST. CLOSEBOARD FENCE TO BOUNDARY

EXIST. CLOSEBOARD FENCE

HIGHWAY IMPROVEMENTS TO SMALL DROVE
passing bays to L.C.C. Highways specification

EXISTING OPEN DRAIN TO SITE PERIMETER IS TO BE PIPED
subject to relevant consents
incorporate inspection chambers

REFERENCE TO BE MADE TO LANDSCAPE ARCHITECT DETAIL DRAWINGS FOR PLANTING, BOUNDARY TREATMENT etc.

SAFETY BARRIERS TO FOOTPATH & CYCLEWAY TO BE AGREED WITH L.C.C. HIGHWAYS

AMENDED PLAN
Ref. A3

SOUTH HOLLAND DC
HOUSING & PLANNING
- 4 MAY 1999
Ref: 0303/98

rev. A	22-5-98	toddler play area reposition / garages Plots 48-49 re-pos. Plots 42-43 footprint corrected / Plot 39 bungalow move fwd / Plot 34 house move s/ways / Bound walls realigned - plots 8, 61, 70-71, 87, Plot 50. tree planting omitted from rear of plots 86,89.
rev. B	2-3-99	Road layout revised to Section 38 Sub-station & Pumping station plotted
rev. C	11-3-99	PLOT 11 - Amendment to provide double garage

Moulton Design

Planning & Architecture

63 East Cob Gate, Moulton, Spalding, Lincolnshire PE12 6QJ
Tel / Fax 01406 373307 Principal : Alan J. Finch

ASHWOOD HOMES

RESIDENTIAL DEVELOPMENT

HIGH ROAD WESTON

LAYOUT

scale 1:500

drg no. 980302/01 c

MARCH 1998 alan j finch

AS APPROVED
H32/0303/98

agricultural land

exist. residential development

ROAD JUNCTION inc. RIGHT TURN LANE AS REQUIRED BY L.C.C. HIGHWAYS

PINFOLD LANE

A151

SPALDING

A151

existing residential development

footpath provision to plots 1-3

BROADGATE

EDGEFIELD

EDGEFIELD

Toddlers Play Space

Enclosure surfacing & equipment to L.A. spec.

public open space

school playing field

existing tree planting adj. boundary.

focal point e.g. signage to be agreed with L.A. & Parish Council

footpath link to L.C.C. Highways approval

passing bay

passing bay

passing bay

passing bay

passing bay

Small drove

Small drove

HIGHWAY IMPROVEMENTS TO SMALL DROVE
passing bays to L.C.C. Highways specification

EXISTING OPEN DRAIN TO SITE PERIMETER IS TO BE PIPED
subject to relevant consents
incorporate inspection chambers

REFERENCE TO BE MADE TO LANDSCAPE ARCHITECT DETAIL DRAWINGS FOR PLANTING, BOUNDARY TREATMENT etc.

SAFETY BARRIERS TO FOOTPATH & CYCLEWAY TO BE AGREED WITH L.C.C. HIGHWAYS

AREA 1 AREA 2 AREA 3 AREA 4 AREA 5 AREA 6 AREA 7 AREA 8 AREA 9 AREA 10 AREA 11 AREA 12 AREA 13 AREA 14 AREA 15 AREA 16 AREA 17 AREA 18 AREA 19

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19.

AMENDED PLAN
Ref.

SOUTH HOLLAND DC HOUSING & PLANNING
-2 JUN 1998
Ref: 0308/98

REV. A 22·5·98	toddler play area reposition / garages Plots 48-49 re-pos. Plots 42-43 footprint corrected / Plot 39 bungalow move fwd. / Plot 34 house move s/ways / Bound. walls re-aligned - plots 8, 61, 70-71, 87, Plot 50. tree planting omitted from rear of plots 88, 89.

DETERMINED PLAN

ASHWOOD HOMES

RESIDENTIAL DEVELOPMENT

HIGH ROAD WESTON

LAYOUT

scale 1:500

drg no. 980302/01 A

MARCH 1998 alan j. finch.

Moulton Design
Planning & Architecture
63 East Cob Gate, Moulton, Spalding, Lincolnshire PE12 6QJ
Tel / Fax 01406 370081 Principal: Alan J. Finch

agricultural land

exist. residential development

PINFOLD LANE

ROAD JUNCTION inc. RIGHT TURN LANE AS REQUIRED BY L.C.C. HIGHWAYS

A151

A151

SPALDING

existing residential development

footpath provision to plots 1-3

BROADGATE

passing bay

passing bay

passing bay

passing bay

Small drove

Small drove

EDGEFIELD

EDGEFIELD

RETAINED HEDGEROW

EXIST. CLOSEBOARD FENCE TO BOUNDARY

EXIST. CLOSEBOARD FENCE

Public open space

Toddlers Play Space

Enclosure surfacing & equipment to L.A. spec.

school playing field

existing tree planting adj boundary.

focal point e.g signage to be agreed with L.A. & Parish Council

Footpath link to L.C.C. Highways approval

SAFETY BARRIERS TO FOOTPATH & CYCLEWAY TO BE AGREED WITH L.C.C. HIGHWAYS

HIGHWAY IMPROVEMENTS TO SMALL DROVE
passing bays to L.C.C. Highways specification

EXISTING OPEN DRAIN TO SITE PERIMETER IS TO BE PIPED
subject to relevant consents
incorporate inspection chambers

REFERENCE TO BE MADE TO LANDSCAPE ARCHITECT DETAIL DRAWINGS FOR PLANTING, BOUNDARY TREATMENT etc.

AMENDED PLAN
Ref.

SOUTH HOLLAND DC
HOUSING & PLANNING
-2 JUN 1998
Ref: 0303/98

DETERMINED PLAN

rev.		
A	22.5.98	toddler play area reposition / garages Plots 48-49 re-pos. / Plots 42-43 footprint corrected / Plot 39 bungalow move fwd. / Plot 34 house move s/ways / Bound. walls realigned - plots 8, 61, 70-71, 87, Plot 50. tree planting omitted from rear of plots 88, 89.

ASHWOOD HOMES

RESIDENTIAL DEVELOPMENT

HIGH ROAD WESTON

LAYOUT

scale 1:500

drg no. 980302/01 A

MARCH 1998 alan j. finch.

Moulton Design
Planning & Architecture
63 East Cob Gate, Moulton, Spalding, Lincolnshire PE12 6QJ
Tel / Fax 01406 370081 Principal : Alan J. Finch

Betula jaquemontii	B	Birch	6m	Ex.	
Carpinus betulus		Hornbeam	8m	Heavy Sto.	
Euonymus europaeus	E	Spindle	4m	Std.	8
Fraxinus excelsior		Ash	9m	Heavy Std.	L
Larix decidua	L	Larch	4m	Lt. Std.	10
Malus sylvestris	M	Crab apple	4m	Std.	9
Tilia cordata		Lime	8m	Heavy Std.	4

Street Trees			Spread	Size	Number
Acer campestre	.Acer	Field Maple	5m	Std.	8
Cotoneaster 'Hybridus Pendulus'	CoHP		2m	Std.	23
Crataegus x lavallei	CrxL		1.5m	Std.	18
Malus 'Ruldolph'	MaR		1.5m	Std.	29
Prunus pissardii'Nigra'	PPN	Purple Cherry	2m	Std.	10
Prunus 'Rancho'	PR		1m	Std.	9
Prunus subhirtella 'Autumnalis'	PSA	Winter Cherry	2m	Std.	11
Pyrus communis 'Beech Hill'	PyBH		1.5m	Std.	21
Sorbus 'Schouten'	SS		1.5m	Std.	26

Trees in Screening belts			Spread	Size	Number
Area A					
Acer campestre	AcC	Field Maple	5m	Std.	11
Salix caprea	SaC	Goat Willow	1.5m	Std.	11
Sorbus aucuparia	Sor	Rowan	3m	Std.	6
Area B					
Fraxinus excelsior		Ash	9m	Heavy Std.	1
Tilia cordata		Lime	8m	Heavy Std.	2
Area E					
Acer campestre	AcC	Field Maple	5m	Std.	6
Salix caprea	SaC	Goat Willow	1.5m	Std.	10
Sorbus aucuparia	Sor	Rowan	3m	Std.	3
Tilia cordata		Lime	8m	Heavy Std.	1

3. Area C 278sqm. 700plants
4. Area D 78sqm. 200plants
5. Area E 362sqm. 900plants

			A	B	C	D	E
20%	Corylus avellana	30-60cm	328	184	140	40	180
30%	Crataegus monogyna	30-60cm	492	276	210	60	270
10%	Ilex aquifolium	Pot grown	164	92	70	20	90
10%	Ligustrum vulgare	30-60cm	164	92	70	20	90
10%	Rosa canina	30-60cm	164	92	70	20	90
20%	Symphoricarpus x doorenbosii	30-60cm	328	184	140	40	180

1. Northern Boundary Frontage to plots 1,2,3,
2. ~~Western~~ Boundary **Frontage to plots 25,26,27,28,29,30,31 &32** **261m** **780plants**
3. Southern Boundary Frontage to plots 40 & 41 56m **340plants**

			North	West	South
10%	Corylus avellana	30-60cm	68	157	34
60%	Crataegus monogyna	30-60cm	408	942	204
10%	Ligustrum vulgare	30-60cm	68	157	34
10%	Prunus spinosa	30-60cm	68	157	34
10%	Rosa canina	30-60cm	68	157	34



Soil Compaction The following measures will be taken to ensure favourable growing conditions for planting on site.
Major planting areas will be protected from storage of materials or heavy plant. Any areas found to be heavily compacted following building completion will have the sub-soil broken up before replacement of topsoil. All waste material will be removed from the planting areas prior to spreading top soil. All top soil brought onto site will be free of waste building rubbish and large stones.All pots and debris to be removed from site.

Planting and Establishment
Each area to be planted will be rotovated to a minimum depth of 250mm and left as a fine tilth immediately prior to planting.
Plants Trees to be bare rooted unless *specified. Other plants to be container grown.* All to be in good condition prior to planting.
Diseased or dying plants are not acceptable. All plants should be watered prior to removing from pot.
Planting An adequate sized hole must be dug for each plant and care must be taken to ensure the finished soil is level with that of the plant in the pot. The plant should be well firmed in and then watered. A top dressing of suitable slow release fertilizer should be applied to all planted areas on completion.

Mulching All planted areas to be covered with coarse bark mulch to a min. depth of 75mm to prevent water loss and deter weed growth
Tree Planting.All trees to be pit planted [the pit to be a minimum of 1m x 1m x 750mm deep]. The bottom of the pit should be broken up and a tree stake driven into the pit to finish a maximum of one third of the tree height. The tree should be placed in the centre of the pit and any net cut away to allow root growth The pit should be backfilled and firmed down making sure the finished soil level is consistent with that of the tree in the ground.Trees that need stakes should be tied below the lowest branch.Tree shelters should be firmly secured, those without shelters must be fitted with spiral rabbit guards.
Driveways All private driveways to be surfaced with washed gravel.

Maintenance Weeds must be adequately controlled for at least the first growing season. An area of at least 1000mm dia kept weed free around each tree to prevent plant loss from competition .The coarse bark mulch should be topped up each year maintaining a depth of at least 75mm to keep in moisture and control weeds.
Grass Seeding. All areas to be grass seeded in accordance with BS 4428 1989. Soil levels should be cultivated to a minimum depth of 150mm, stones over 25mm and rubbish removed and the area lightly compressed to provide a good seed-bed. A pre-emergent weedkiller should be applied in accordance with manufacturers instructions, followed by a pre-seeding fertiliser at 50mg per sq. m. This should be worked into the top 50mm during final cultivation. Grass seed should be sown at a minimum rate of 30gms per sq. m using a general purpose mix of Perennial Ryegrass, Fescue, Browntop and Meadowgrass in appropriate proportions. The soil surface should be left slightly proud of edging stones, kerbs, manhole covers and other hardsurfacing to permit acceptable grass cutting

JOB / TITLE :
Ashwood Homes
High Road Weston
Planting Layout

DRAWING No :980302/PP
SCALE : 1:500
DATE : March'98
Rev: May '98

Sally-Ann Jackson MA Dip LA
LANDSCAPE ARCHITECT
Bottom Barn • 1 St Pegas Road • Peakirk
Peterborough PE6 7NF • Telephone (0733) 253483

ASHWOOD HOMES

RESIDENTIAL DEVELOPMENT

HIGH ROAD WESTON

LAYOUT

DETERMINED PLAN
AMENDED PLAN
Ref.
SOUTH HOLLAND DC
HOUSING & PLANNING
-2 JUN 1998
Ref. 0303/98

scale 1:500 drg no. 980302/PP

MARCH 1998 alan j. finch

agricultural land

exist. residential development

PINFOLD LANE

ROAD JUNCTION inc. RIGHT TURN LANE AS REQUIRED BY L.C.C. HIGHWAYS

A 151

SPALDING

existing residential development

footpath provision to plots 1-3

BROAD GATE

HOLLY HOUSE

House

EDGEFIELD

RETAINED HEDGEROW

EXIST CLOSEBOARD FENCE TO BOUNDARY

EXIST CLOSEBOARD FENCE

Toddlers Play Space

Enclosure surfacing & equipment to L.A spec.

Public open space

existing tree planting adj. boundary

focal point e.g signage to be agreed with L.A. & Parish Council

school playing f

footpath to L.C.C. Highways

SAFETY BARRIER TO FOOTPATH & CYCLEWAY TO BE AGREED WITH L.C.C. HIGHWAYS

passing bay

Small drove

HIGHWAY IMPROVEMENTS TO SMALL DROVE

passing bays to L.C.C. Highways specification

EXISTING OPEN DRAIN TO SITE PERIMETER IS TO BE PIPED subject to relevant consents incorporate inspection chambers

REFERENCE TO BE MADE TO LANDSCAPE ARCHITECT DETAIL DRAWINGS FOR PLANTING, BOUNDARY TREATMENT etc.

AREA 1 AREA 2 AREA 3 AREA 4 AREA 5 AREA 6 AREA 7 AREA 8 AREA 9 AREA 10 AREA 11 AREA 12 AREA 13 AREA 14 AREA 15 AREA 16 AREA 17 AREA 18 AREA 19

rev.	
A 22·5·98	toddler play area reposition / garages Plots 48-49 re-pos. Plots 42-43 footprint corrected / Plot 39 bungalow move fwd / Plot 34 house move s/ways / Bound walls realigned - plots 8, 61, 70-71, 87, Plot 50 tree planting omitted from rear of plots 88, 89.

AMENDED PLAN
Ref.

SOUTH HOLLAND DC HOUSING & PLANNING -2 JUN 1998 Ref: 0303/98

DETERMINED PLAN

ASHWOOD HOMES

RESIDENTIAL DEVELOPMENT

HIGH ROAD WESTON

LAYOUT

scale 1:500

drg no. 980302/01 A

MRS THOMPSON
4 WIMBERLEY WAY
WESTON

Moulton Design
anning & Architecture
ast Cob Gate, Moulton, Spalding, Lincolnshire PE12 6QJ



HIGHWAY IMPROVEMENTS TO SMALL DROVE
passing bays to L.C.C. Highways specification

EXISTING OPEN DRAIN TO SITE PERIMETER IS TO BE PIPED subject to relevant consents incorporate inspection chambers

REFERENCE TO BE MADE TO LANDSCAPE ARCHITECT DETAIL DRAWINGS FOR PLANTING, BOUNDARY TREATMENT etc.

SAFETY BARRIERS TO FOOTPATH & CYCLEWAY TO BE AGREED WITH L.C.C. HIGHWAYS

(1) Issue of fencing
(2) Landscaping & Maintenance
(3) Drainage & Adoption
(4) Section 106 re. use of Edgefield
(5) Section 106 re. use of Edgefield
(6) Traffic Noise
(7) Lighting & Drainage
(8) Adoption of public areas
(9) Landscaping
(10) Amendments

ASHWOOD HOMES

RESIDENTIAL DEVELOPMENT

HIGH ROAD WESTON

LAYOUT

DETERMINED PLAN

Ref: 0303/98

scale 1:500

drg no. 980302/01

MARCH 1998 alan j finch

Moulton Design
Planning & Architecture

63 East Cob Gate, Moulton, Spalding, Lincolnshire PE12 6QJ
Tel / Fax 01406 370081 Principal : Alan J. Finch

			Spread	Size	Number
	Al	Alder	4m	Std.	7
	B	Birch	6m	Lt. Std	10
		Hornbeam	8m	Heavy Std.	3
	E	Spindle	4m	Std.	8
		Ash	9m	Heavy Std.	L
	L	Larch	4m	Lt. Std.	10
	M	Crab apple	4m	Std.	9
		Lime	8m	Heavy Std.	4

			Spread	Size	Number
	Acer	Field Maple	5m	Std.	8
	CoHP		2m	Std.	23
	CrxL		1.5m	Std.	18
	MaR		1.5m	Std.	29
	PPN	Purple Cherry	2m	Std.	10
	PR		1m	Std.	9
	PSA	Winter Cherry	2m	Std.	11
	PyBH		1.5m	Std.	21
	SS		1.5m	Std.	26

			Spread	Size	Number
	AcC	Field Maple	5m	Std.	11
	SaC	Goat Willow	1.5m	Std.	11
	Sor	Rowan	3m	Std.	6
		Ash	9m	Heavy Std.	1
		Lime	8m	Heavy Std.	2
	AcC	Field Maple	5m	Std.	6
	SaC	Goat Willow	1.5m	Std.	10
	Sor	Rowan	3m	Std.	3
		Lime	8m	Heavy Std.	1

'Natural' Planting Areas Random mix approx. density 2.5 plants per sq. m.

1.	Area A adjacent to A151	655sq.m	1640plants
2.	Area B	366sqm	920plants
3.	Area C	278sqm.	700plants
4.	Area D	78sqm.	200plants
5.	Area E	362sqm.	900plants

			A	B	C	D	E
20%	Corylus avellana	30-60cm	328	184	140	40	180
30%	Crataegus monogyna	30-60cm	492	276	210	60	270
10%	Ilex aquifolium	Pot grown	164	92	70	20	90
10%	Ligustrum vulgare	30-60cm	164	92	70	20	90
10%	Rosa canina	30-60cm	164	92	70	20	90
20%	Symphoricarpus x doorenbosii	30-60cm	328	184	140	40	180

Hedgerow Planting Random mix approx. 6 plants per m run

1.	Northern Boundary	Frontage to plots 1,2,3,62&63	112m	680 plants
2.	Western Boundary	Frontage to plots 25,26,27,28,29,30,31 &32	261m	1570plants
3.	Southern Boundary	Frontage to plots 40 & 41	56m	340plants

			North	West	South
10%	Corylus avellana	30-60cm	68	157	34
60%	Crataegus monogyna	30-60cm	408	942	204
10%	Ligustrum vulgare	30-60cm	68	157	34
10%	Prunus spinosa	30-60cm	68	157	34
10%	Rosa canina	30-60cm	68	157	34

N

exist. residential development

PINFOLD LANE

A151

ROAD GATE

Area A

Area B

Area C

Area D

Area E

footpath provision to plots 1-3

HOLLY HOUSE

House

EDGEFIELD

RETAINED HEDGEROW

EXIST. CLOSEBOARD FENCE TO BOUNDARY

EXIST. CLOSEBOARD FENCE

Bungalow

Chalet

garage

Pavlors

Lime

Ash

Rowan

Hornbeam

Acer

passing bay

Smarden Drive

PUBLIC OPEN SPACE

WITH SEMI MATURE TREES

school playing field

TODDLERS PLAY AREA
FULL DETAILS - Enclosure, equipment & surfacing to L.A. requirements for adoption.

existing tree planting adj. boundary.

focal point
e.g. signage to be agreed with L.A. & Parish Council

footpath link to L.C.C. Highways approval.

SAFETY BARRIERS TO FOOTPATH & CYCLEWAY TO BE AGREED WITH L.C.C. HIGHWAYS

action The following
ll be taken to ensure
rowing conditions for planting

ng areas will be protected from
eavy plant. Any
to be heavily compacted
lding completion will have the
ken up before replacement of
aste material will be removed
nting areas prior to spreading
op soil brought onto site will be
building rubbish and large
ts and debris to be removed

d Establishment
be planted will be rotovated to a
th of 250mm and left as a fine tilth
rior to planting.
s to be bare rooted unless
ner plants to be container grown. All
condition prior to planting.
lying plants are not acceptable. All
be watered prior to removing from

dequate sized hole must be dug
and care must be taken to ensure
oil is level with that of the plant in
lant should be well firmed in and
A top dressing of suitable slow
zer should be applied to all planted
pletion.

0303/98

l planted areas to be covered
ark mulch to a min. depth of
ent water loss and deter weed

ng.All trees to be pit planted [
minimum of 1m x 1m x 750mm
ttom of the pit should be
d a tree stake driven into the pit
imum of one third of the tree
ee should be placed in the
it and any net cut away to
th The pit should be
firmed down making sure the
vel is consistent with that of
ground.Trees that need
be tied below the lowest
elters should be firmly
without shelters must be
l rabbit guards.
l private driveways to be
washed gravel.

Maintenance Weeds must be adequately controlled for at least the first growing season. An area of at least 1000mm dia kept weed free around each tree to prevent plant loss from competition .The coarse bark mulch should be topped up each year maintaining a depth of at least 75mm to keep in moisture and control weeds.

Grass Seeding. All areas to be grass seeded in accordance with BS 4428 1989. Soil levels should be cultivated to a minimum depth of 150mm, stones over 25mm and rubbish removed and the area lightly compressed to provide a good seed-bed. A pre-emergent weedkiller should be applied in accordance with manufacturers instructions, followed by a pre-seeding fertiliser at 50mg per sq. m. This should be worked into the top 50mm during final cultivation. Grass seed should be sown at a minimum rate of 30gms per sq. m using a general purpose mix of Perennial Ryegrass, Fescue, Browntop and Meadowgrass in appropriate proportions. The soil surface should be left slightly proud of edging stones, kerbs, manhole covers and other hardsurfacing to permit acceptable grass cutting

LE :
ood Homes
Road Weston
ing Layout

DRAWING No : 980302/PP
SCALE : 1:500
DATE : March '98

Sally-Ann Jackson MA Dip LA
LANDSCAPE ARCHITECT
Bottom Barn • 1 St Pegas Road • Peakirk
Peterborough PE6 7NF • Telephone (0733) 253483

ASHWOOD HOMES

RESIDENTIAL DEVELOPMENT

HIGH ROAD WESTON

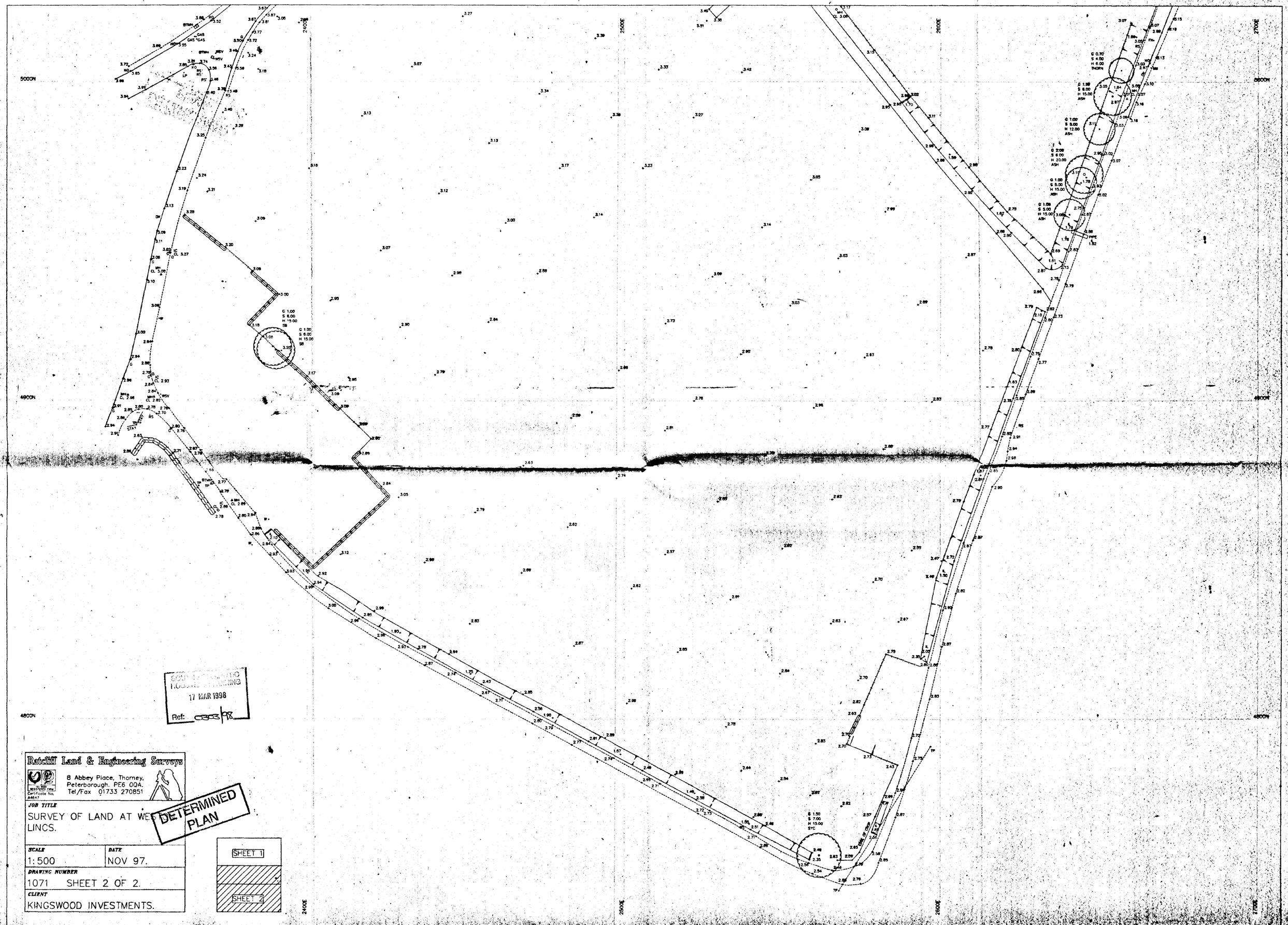
LAYOUT

scale 1:500

drg no. 980302/PP

MARCH 1998 alan j. finch.

Copy



SOUTH ... DC
HOUSING ... PLANNING
17 MAR 1998
Ref: 0303/98

Ratcliff Land & Engineering Surveys
8 Abbey Place, Thorney,
Peterborough. PE6 0QA.
Tel/Fax 01733 270851
Certificate No. A4647

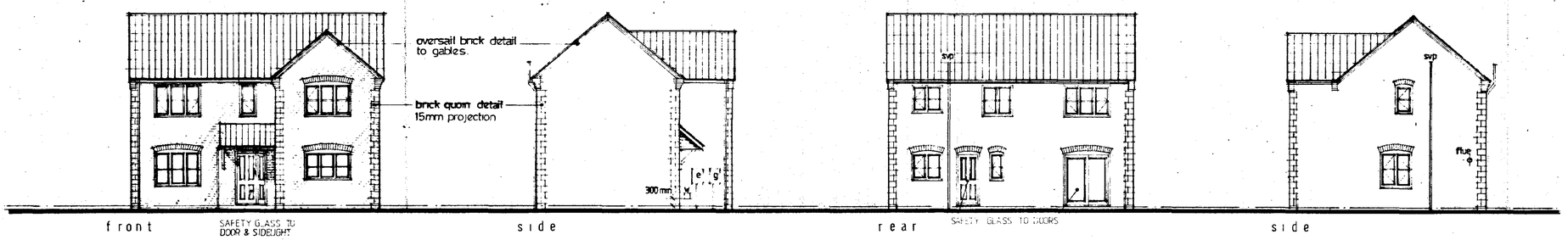
DETERMINED PLAN

JOB TITLE	SURVEY OF LAND AT WEST ... LINCS.
SCALE	1:500
DATE	NOV 97.
DRAWING NUMBER	1071 SHEET 2 OF 2.
CLIENT	KINGSWOOD INVESTMENTS.

SHEET 1

SHEET 2

THIS DRAWING MUST NOT BE REPRODUCED WITHOUT WRITTEN PERMISSION FROM ASHWOOD HOMES



NOTES

EXT. DOOR WINDOW & LINTEL SCHEDULE

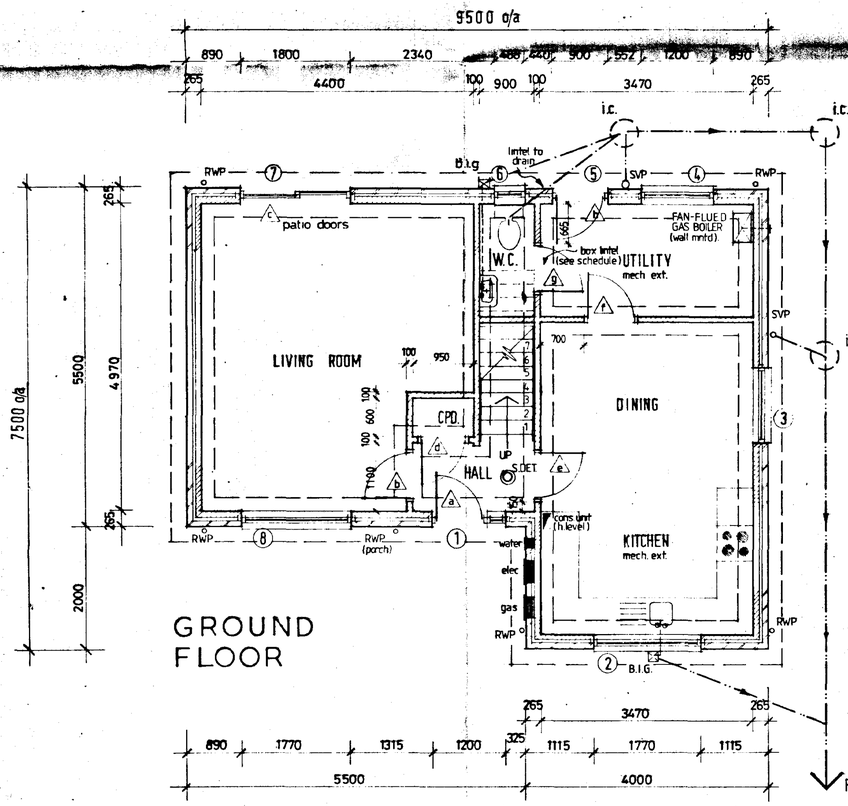
ref.	desc.	joinery ref.	lintel ref
1	entrance frame	FER 120 (opp cat)	L1/S 1500
2	window	H310CC	L1/S 2100
3	window	H213CC	L1/HD 1500
4	window	H210C	L1/S 1500
5	door frame	FNS	L1/S 1200
6	window	HN10C	L1/S 900
7	patio doors	1.8m wide	L1/S 2100
8	window	H313CC	L1/S 2100
9	window	H312CC	L1/S 2100
10	window	H112C	L1/S 900
11	window	H312CC	L1/S 2100
12	window	H110C	L1/S 900
13	window	H210C	L1/S 1500
14	window	H212C	L1/S 1500
15	window	H312CC	L1/S 2100

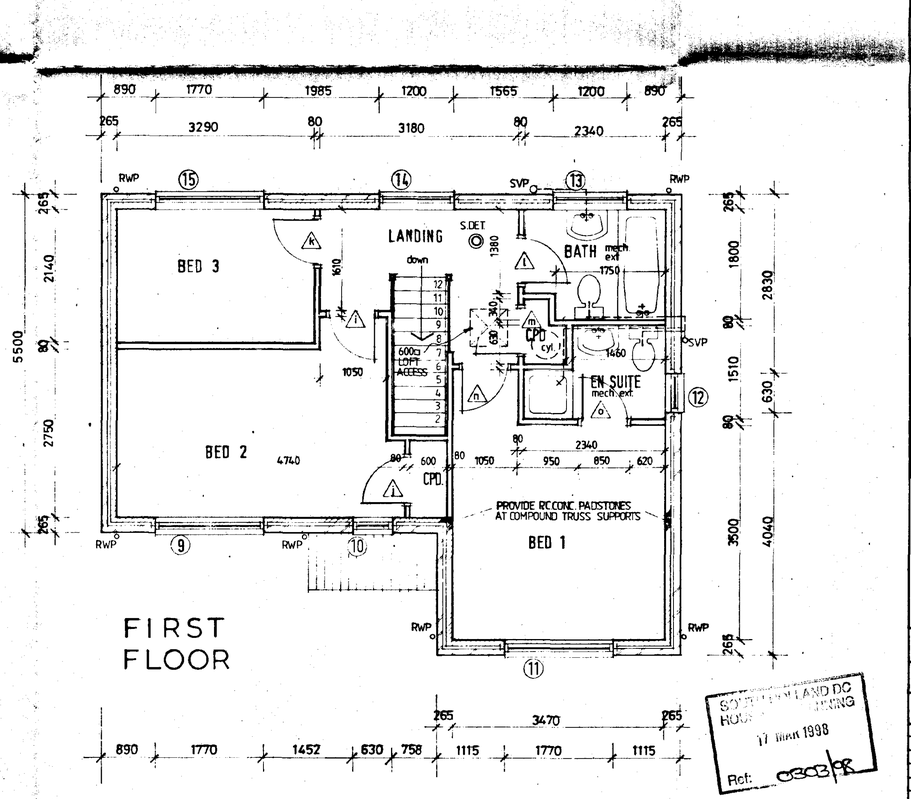
JOINERY REFS. - BOULTON & PAUL
as catalogue unless stated (opp cat)
see elevation for safety glazing requirement to units.

LINTEL REFS. - I.G. LTD.

INTERNAL LINTELS
GROUND FLOOR
ref g ____ box 100 / 1200 long
other ground floor openings – int. 100 / 1100 long.

FIRST FLOOR – partitioning





SOUTH HOLLAND DC BUILDING CONTROL 17 MAR 1998 Ref: 0303/PR

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (01406) 23388
REGISTERED HOUSE BUILDER

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

plots 9 – AS DRAWING
58 HANDED

DRAWING DESCRIPTION
HAMILTON design – FLOOR LAYOUTS / ELEVATIONS

DATE	DRAWN
11/97	alan j finch
DRWG No. 980302	SCALE 1:50 / 1:100

REVISIONS	DES	DATE	SIGN

DETERMINED PLAN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

Ratcliff Land & Engineering Surveys
8 Abbey Place, Thorney,
Peterborough. PE6 0QA.
Tel/Fax 01733 270851
Certificate No. A4647

JOB TITLE

SURVEY OF LAND AT WESTON. LINCS.

SCALE	DATE
1: 500	NOV 97.

DRAWING NUMBER

1071 SHEET 1 OF 2.

CLIENT

KINGSWOOD INVESTMENTS.

SHEET 1

SHEET 2

KEY LISTING

+5.55 GROUND LEVEL IS 5.55M
BM BENCHMARK
STN SURVEY STATION

BF FENCE BOARDED
CLF CHAIN LINK
CH CHESTNUT
BWF BARBED WIRE
ELF ELECTRIC
PRF POST + RAIL
PWF POST + WIRE
IR IRON RAIL
PF PANEL
PT POST
GP GATE/POST
GT GATE

DMH MANHOLES
AMH
OMH
CP CATCH PIT
DP DOWNPIPE
VP VENT PIPE
RE RODDING EYE
CL COVER LEVEL
SL SOFFIT LEVEL
IL INVERT LEVEL

TREE GIRTH CIRCUM 0.5M
SPREAD RADIUS 6M
HEIGHT 10M
SPECIES ASH
TREE STUMP GIRTH CIRCUM 0.5M

HEDGE
OUTLINE OF BUSH / HEDGE

TK TRACK
BANKING

ROAD EDGE (NON KERBED)
FP FOOT PATH
BEP BACK EDGE FOOTPATH
DROP KERB

GULLY
KO KERB OUTLET

LP LAMPPOST
SIGN
MS MILE STONE
TS TRAFFIC SIGNAL
RS ROAD SIGN
BCN BELISHA BEACON
BD BOLLARD
HR HAND RAIL
CB CRASH BARRIER
BEN BENCH
BS BUS STOP

BRK WALL BRICK
STN STONE
CON CONCRETE
BLK BLOCK
RW RETAIN

CB BT CALL BOX
BTBX BT ABOVE GROUND BOX
BTMH BT MANHOLE
TP BT TELEGRAPH POLE
CATV CABLE TELEVISION
EP ELECTRICITY POLE
ELMH ELECTRICITY MANHOLE
ER EARTH ROD
GAS GAS
FH FIRE HYDRANT
FHMP FIRE HYDRANT M/POST
WM WATER METER
WSV WATER STOP VALVE
SV STOP VALVE
SVMP STOP VALVE M/POST
MTR METER
US UNIDENTIFIED SERVICE
TSCB TRAFFIC SIGNAL CNTL BOX.

THE DEPICTION OF A WALL, FENCE OR HEDGE DOES NOT NECESSARILY REPRESENT A LEGAL BOUNDARY. IT IS THE CLIENTS RESPONSIBILITY TO CONFIRM LEGAL BOUNDARIES WITH THE VENDOR

ALL LEVELS RELATE TO ORDNANCE DATUM.
SURVEY BASED ON ARBITRARY GRID.

RECEIVED
17 MAR 1998
Ref: 0308/98

DETERMINED PLAN

North.
(Indicative)

2400E 2500E 2600E 2700E
5100N 5000N

GREENHOUSES
GREENHOUSES

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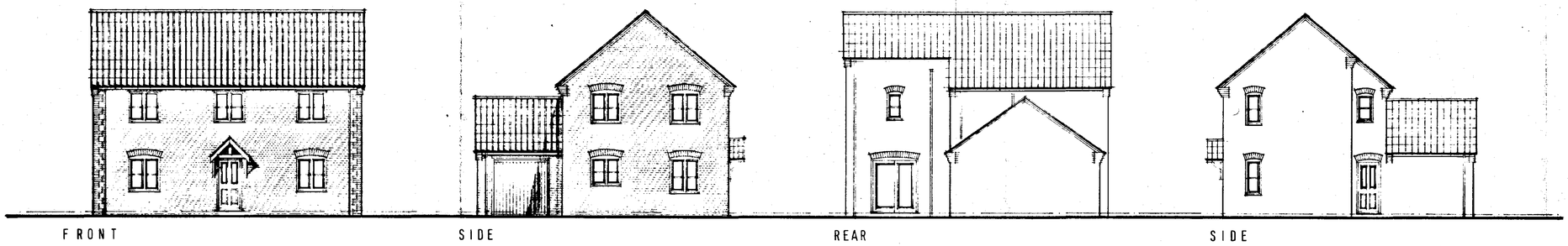
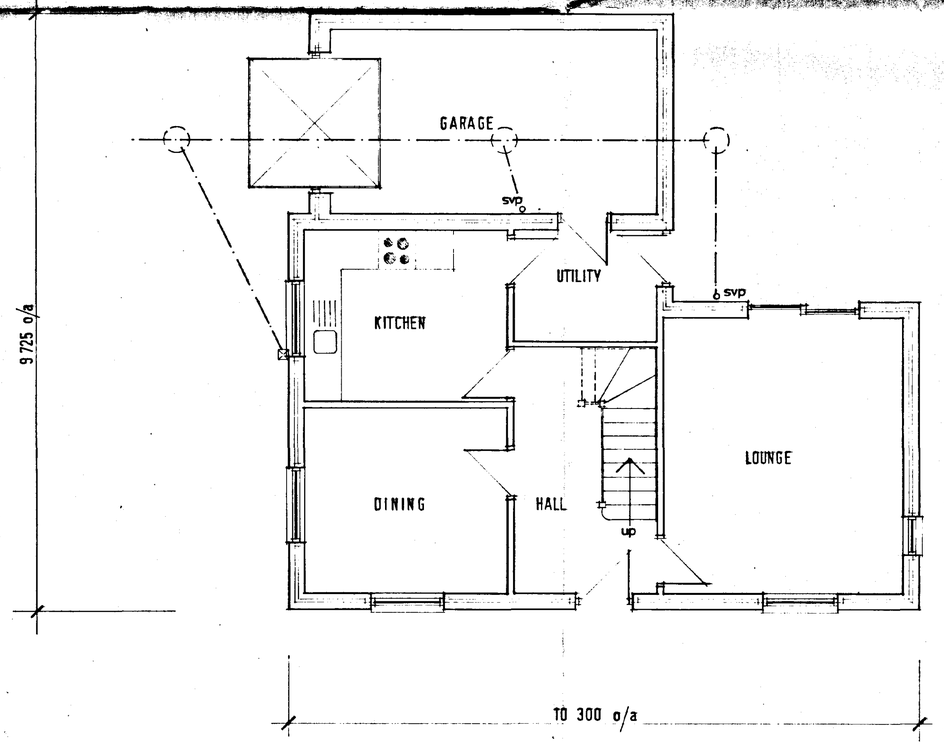
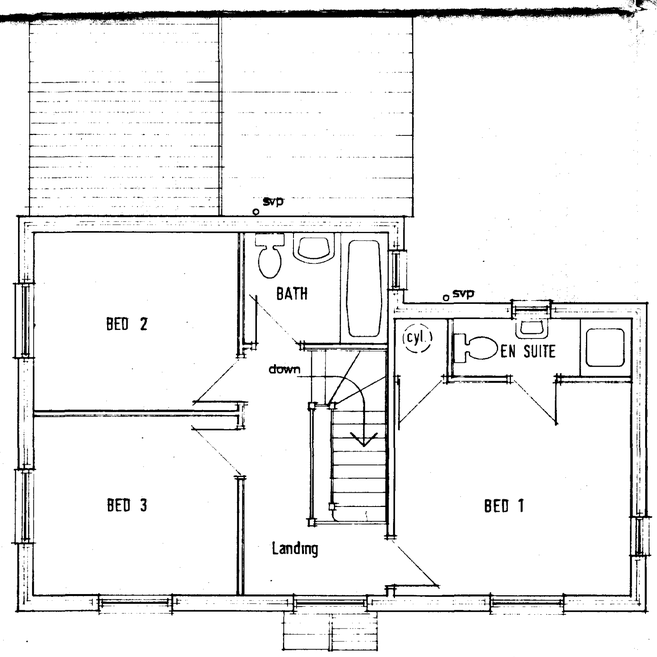
ASHWOOD HOMES

NOTES





GROUND FLOOR



FIRST FLOOR

SOUTH HOLLAND DISTRICT COUNCIL
PLANNING
17 MAR 1998
Ref: H333/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT

Residential Development
High Road Weston

plots 18, 24 — as drawing
8, 61, 62, 84 — handed

DRAWING DESCRIPTION
WARWICK design — FLOOR LAYOUTS / ELEVATIONS

DATE 03/98	DRAWN alan j finch.
DRWG No.	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN

DETERMINED PLAN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

8130-1188T

SUMMIT

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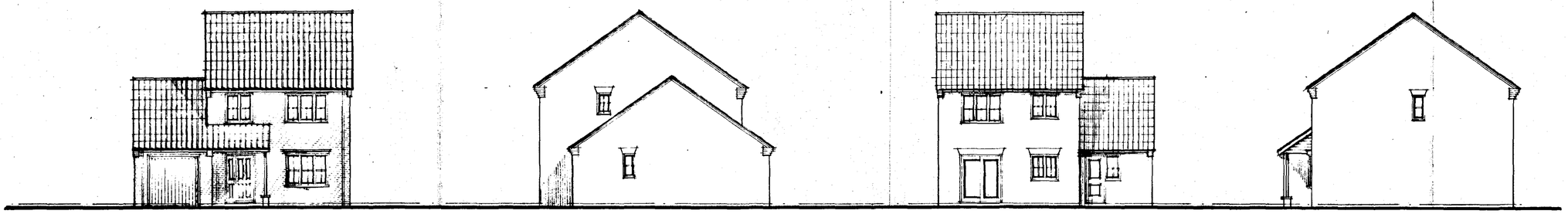
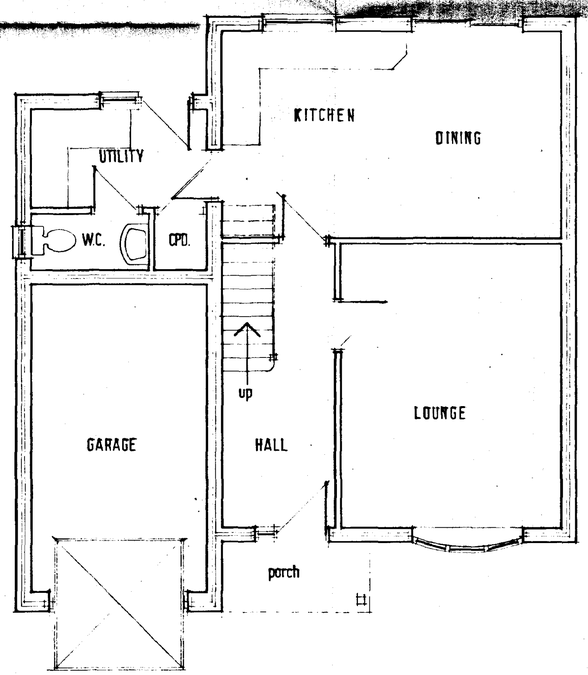
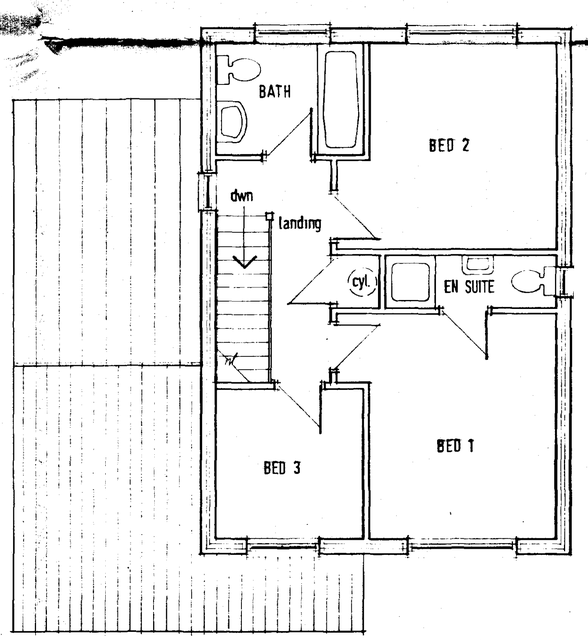
ASHWOOD HOMES

NOTES





GROUND FLOOR



FIRST FLOOR

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT

RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

plots 54 — AS DRAWING
75, 85 – HANDED

DRAWING DESCRIPTION

DATE 03/98 DRAWN alan j. finch.

DRWG No. SCALE 1:50 / 1:100

REVISIONS	DATE	SIGN

PLANNING BUILDING REGS.

CHECKED BY ISSUED

SOUTH HOLLAND DC
HOLBEACH OFFICE
17 MAR 1998
Ref: 0303/98.
DETERMINED
PLAN

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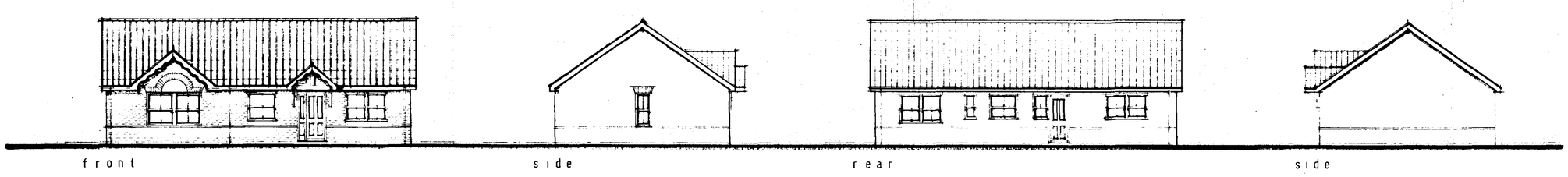
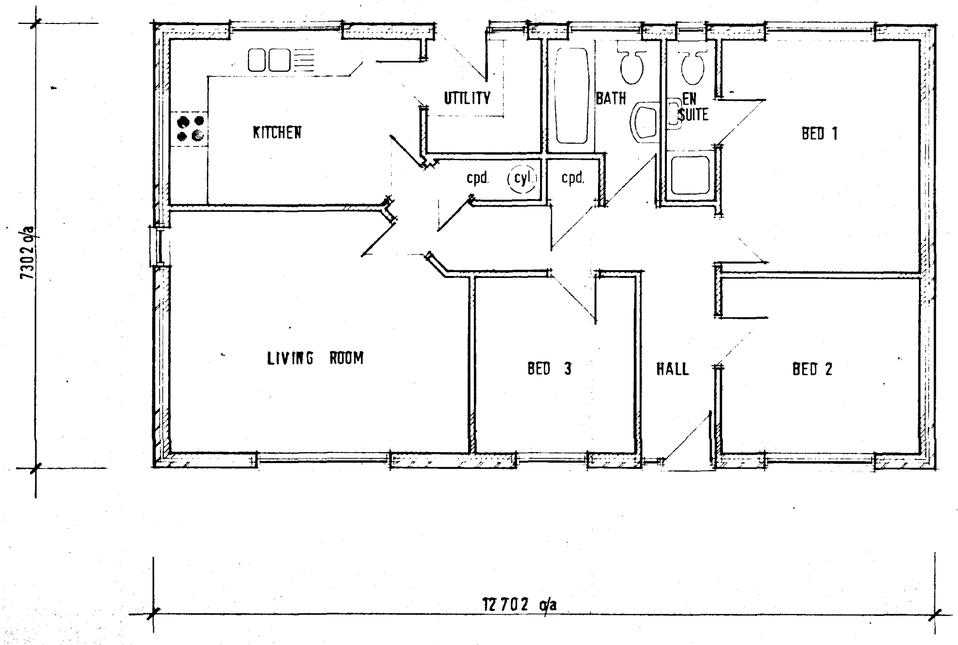
ASHWOOD HOMES

NOTES





FLOOR LAYOUT

SOUTH HOLLAND DC
HOUSING
17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT

Residential Development
High Road Weston

plots 12, 70 — as drawing
11, 69 — handed

DRAWING DESCRIPTION

DATE 02/98	DRAWN alan j finch.
DRWG No.	SCALE 1:50 / 1:100

REVISIONS	DES.	DATE	SIGN

DETERMINED PLAN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

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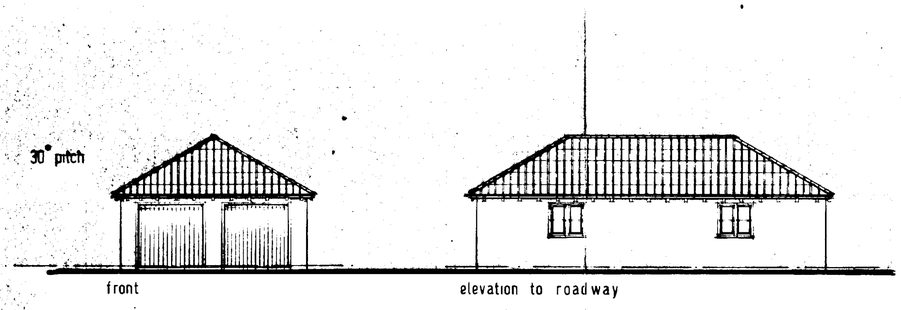
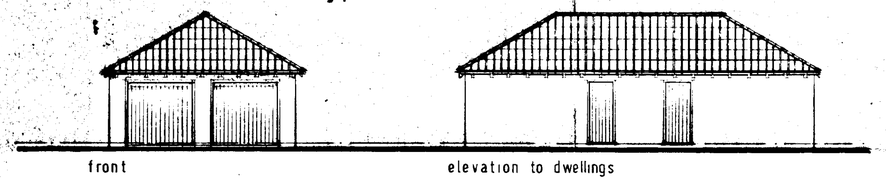
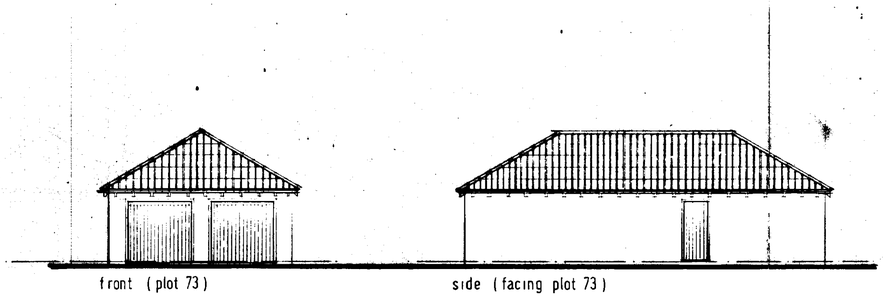
WITHOUT WRITTEN PERMISSION FROM
ASHWOOD HOMES

NOTES

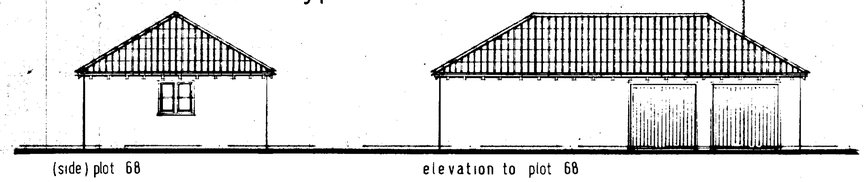


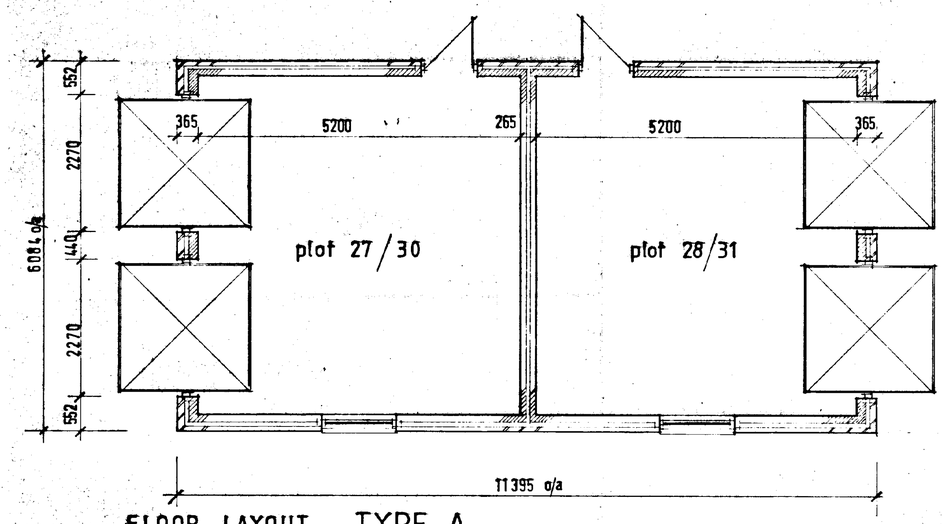
Type A



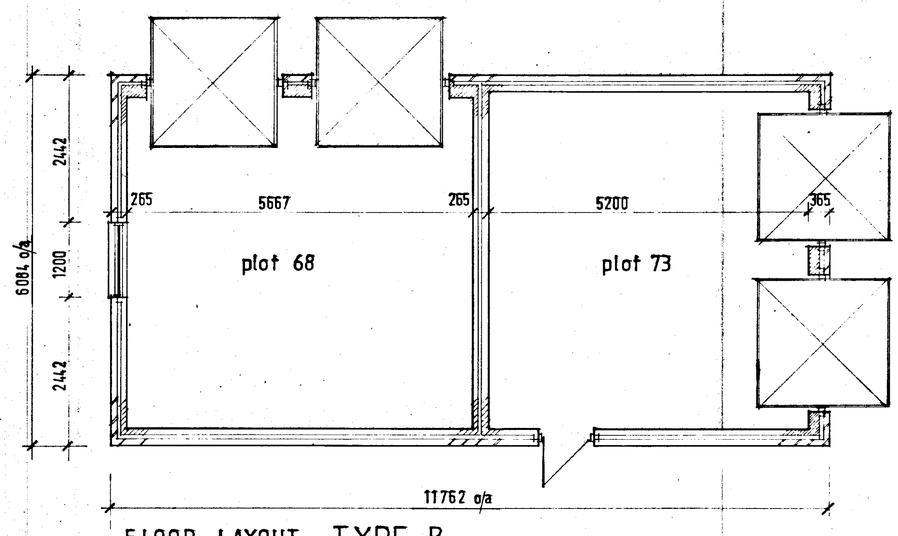


Type B





FLOOR LAYOUT TYPE A



FLOOR LAYOUT TYPE B

SCH... HOL...
17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

garaging - plots 27/28, 30/31
68, 73.

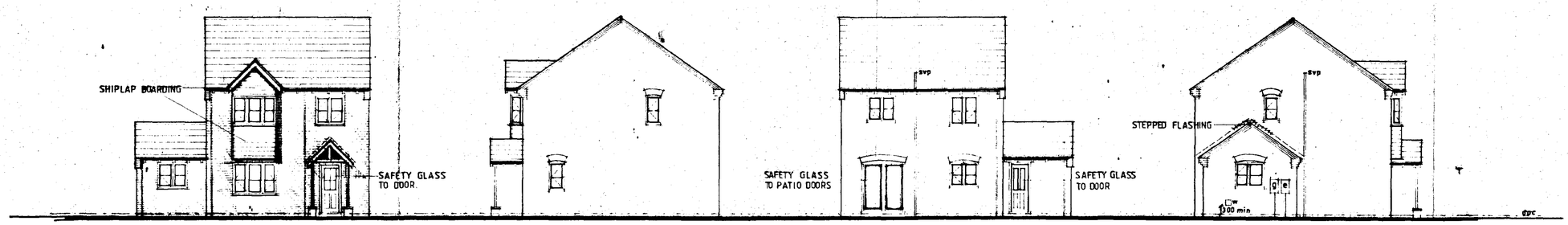
DRAWING DESCRIPTION
QUAD. GARAGE BLOCK TYPE A TYPE B

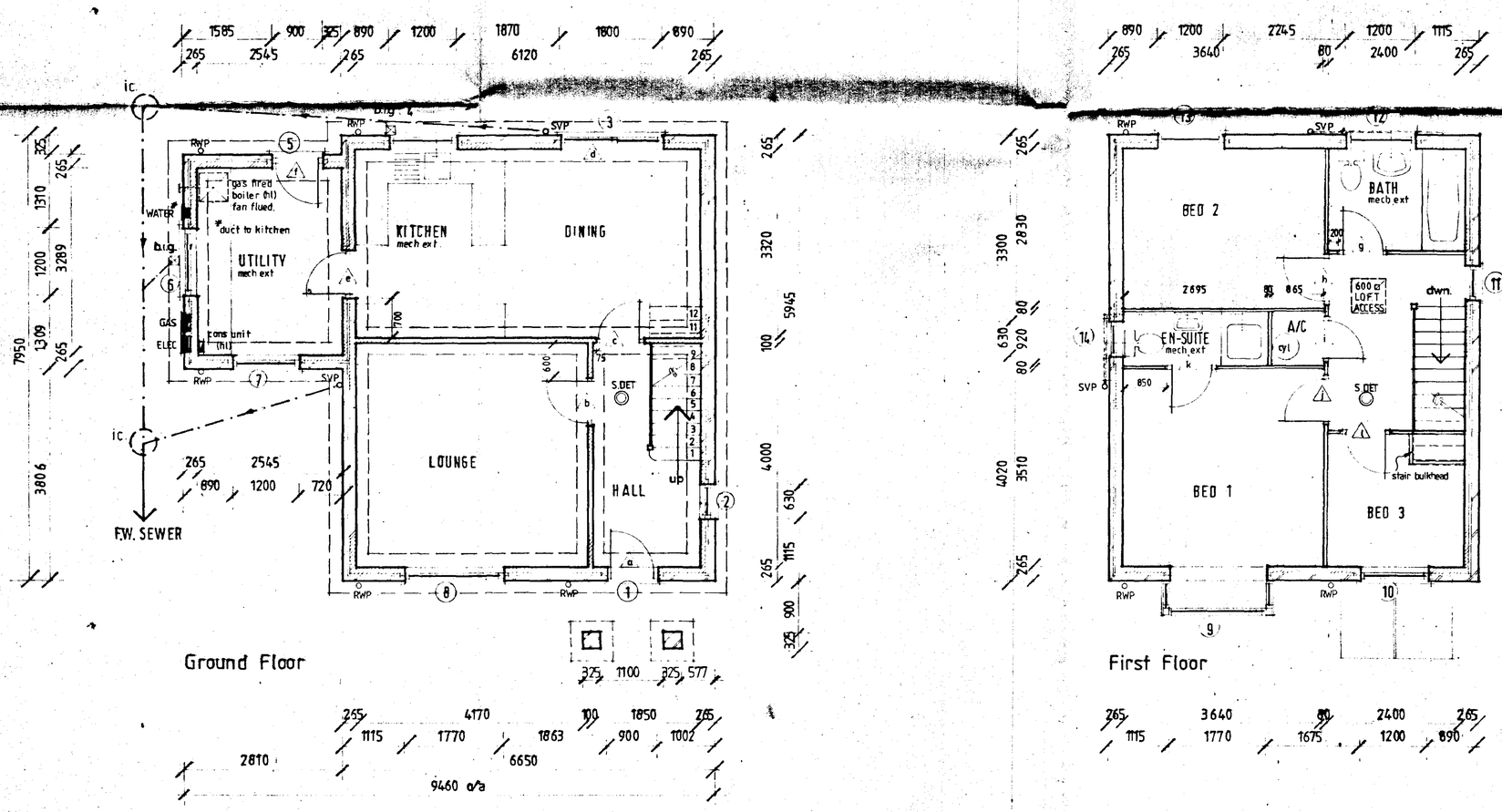
DATE 03/98	DRAWN alan j.finch.
DRWG No.	SCALE 1:50 1:100

REVISIONS	DES	DATE	SIGN

DETERMINED PLAN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED





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NOTES

EXT. DOOR, WINDOW & LINTEL SCHEDULE

ref	desc.	joinery ref	lintel ref
1	door frame	FNS	L1/S 1200
2	window	H112C	L1/S 900
3	patio doors	1·8m wide	L1/HD 2100
4	window	H210C	L1/S 1500
5	door	FNS	L1/S 1200
6	window	H210C	L1/S 1500
7	window	H210C	L1/S 1500
8	window	H313CC	L1/HD 2100
9	bay window	SO3 1No H312CC 2No HN12C	L1/HD 2100
10	window	H212CC	L1/S 1500
11	window	H112C	L1/S 900
12	window	H210C	L1/S 1500
13	window	H212CC	L1/S 1500
14	window	H110C	L1/S 900

INTERNAL LINTELS

ref	lintel ref
b	box 100/1200
c	box 100/1200
e	L1/S 1200

first floor openings – partitioning.

JOINERY REFS – BOULTON & PAUL as catalogue unless stated

see elevation for safety glazing requirements.

LINTEL REFS – I.G. Ltd.

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

plots 17, 57 — AS DRAWING
7, 10, 53, 59 — HANDED

DRAWING DESCRIPTION
CARLISLE design – FLOOR LAYOUTS / ELEVATIONS

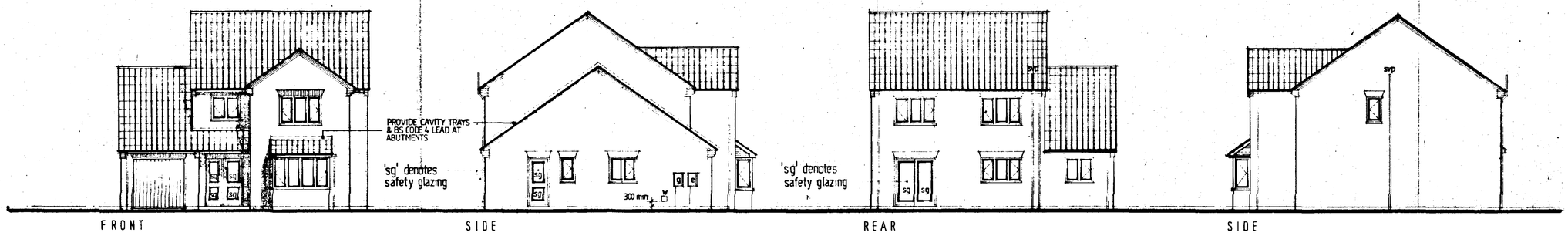
DATE 12/97	DRAWN
DRWG No. 980302	SCALE 1:50 / 1:100

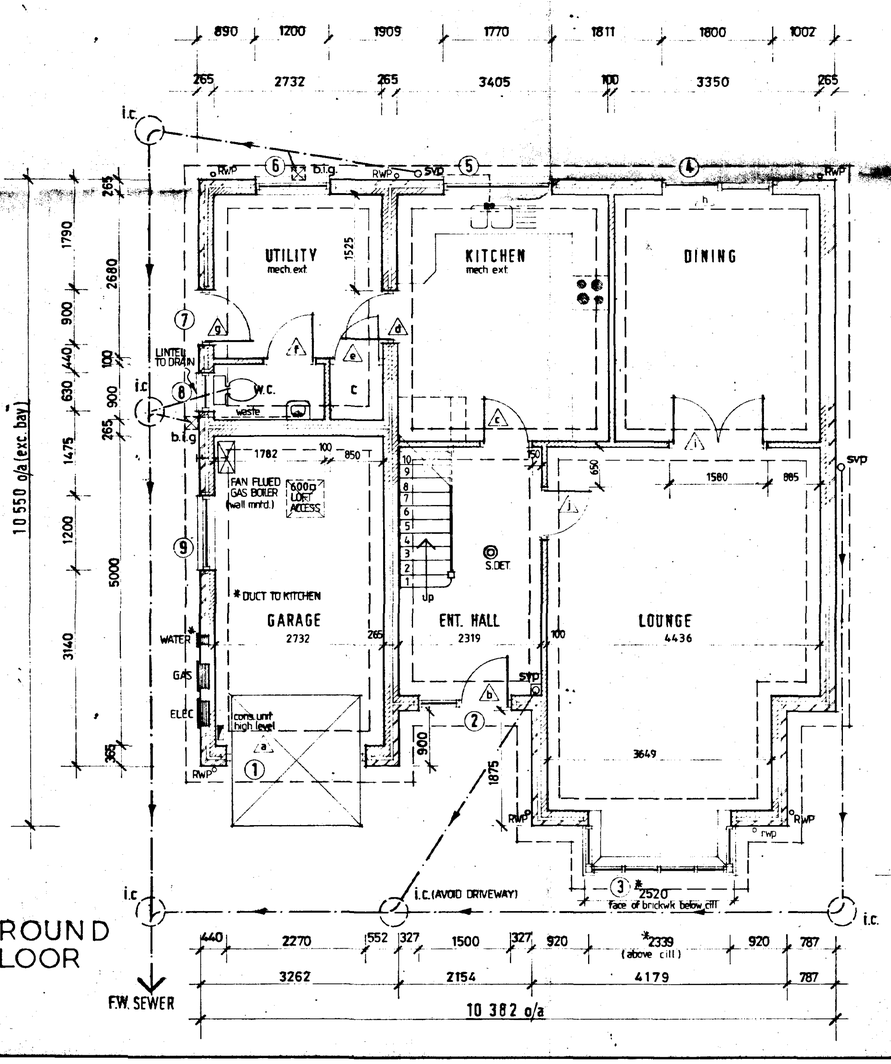
REVISIONS	DES	DATE	SIGN

DETERMINED PLAN

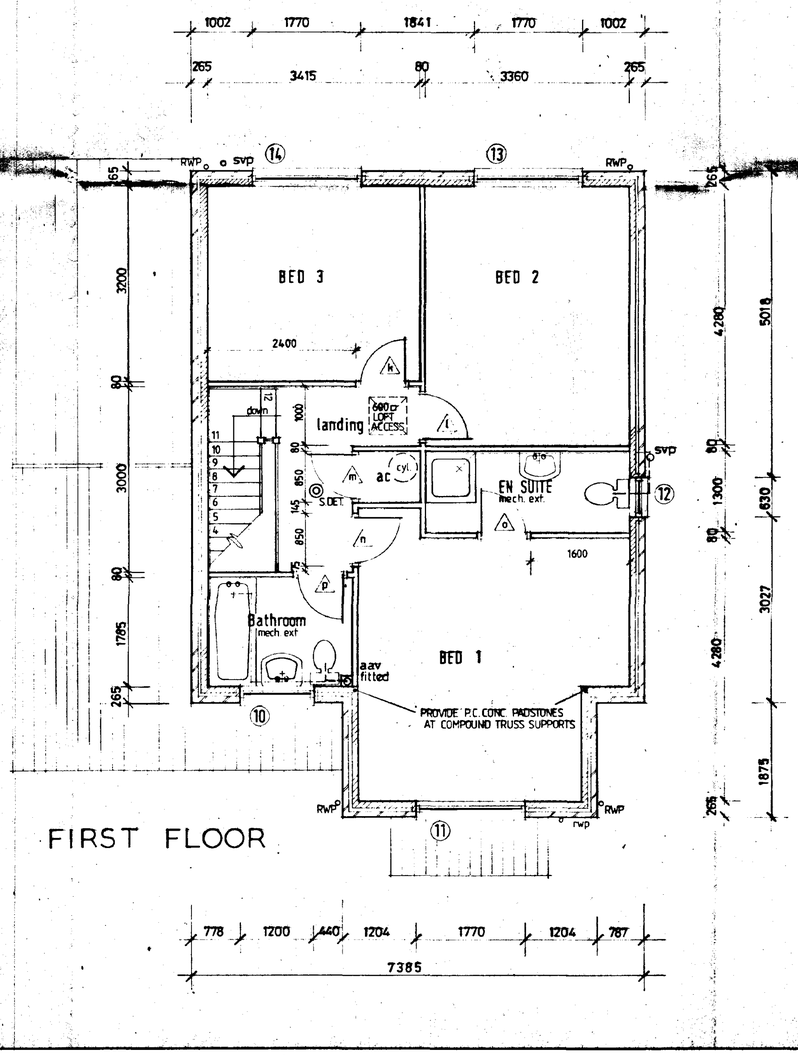
PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

SOUTH HOLLAND DC HOUSING & PLANNING 17 MAR 1998 Ref: 0303/98





GROUND FLOOR



FIRST FLOOR

THIS DRAWING MUST NOT BE REPRODUCED WITHOUT WRITTEN PERMISSION FROM ASHWOOD HOMES

NOTES

EXT. DOOR, WINDOW & LINTEL SCHEDULE

ref	desc.	joinery ref	lintel ref
1	garage door	UF7070NS	L1/HD 2700
2	ent. frame	FER 150	L1/S 1800
3	sq. bay	SO4/113C/413CMC/113C(opp)	L1/S 2700
4	patio doors	1.8m wide	L1/S 2100
5	window	310CC	L1/S 2100
6	window	210C(opp)	L1/HD 1500
7	door frame	FNS	L1/S 1200
8	window	110C (opp)	L1/S 900
9	window	210C (opp)	L1/S 1500
10	window	212CC	L1/S 1500
11	window	312CC	L1/S 2100
12	window	110C	L1/S 900
13	window	312CC	L1/S 2100
14	window	312CC	L1/S 2100

JOINERY REFS. - BOULTON & PAUL as catalogue unless stated (opp).
see elevation for safety glazing requirement to units

LINTEL REFS - I.G. LTD

INTERNAL LINTELS
GROUND FLOOR
ref d ___ L1/S 1200
ref i ___ box 100/1950
ref j ___ box 100/1200
other ground floor openings - int. 100 / 1100
FIRST FLOOR - partitioning.

17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

plots 19, 35, 72 — AS DRAWING
74, 82, 86 — HANDED

DRAWING DESCRIPTION
WINDSOR design - FLOOR LAYOUTS / ELEVATIONS

DATE 10/97	DRAWN alan j. finch
DRWG No. 980302	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN
a	bay dimension added	12-12-97	ajf

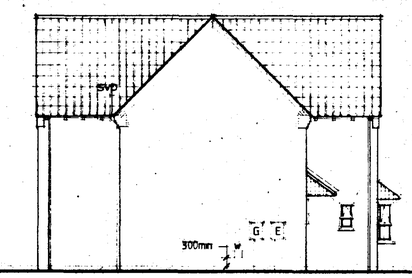
DETERMINED PLAN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

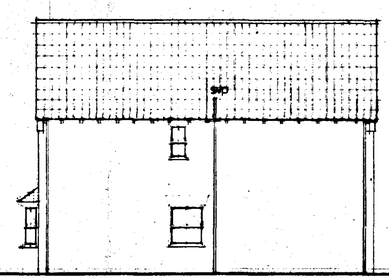
THIS DRAWING MUST NOT BE REPRODUCED WITHOUT WRITTEN PERMISSION FROM ASHWOOD HOMES



FRONT



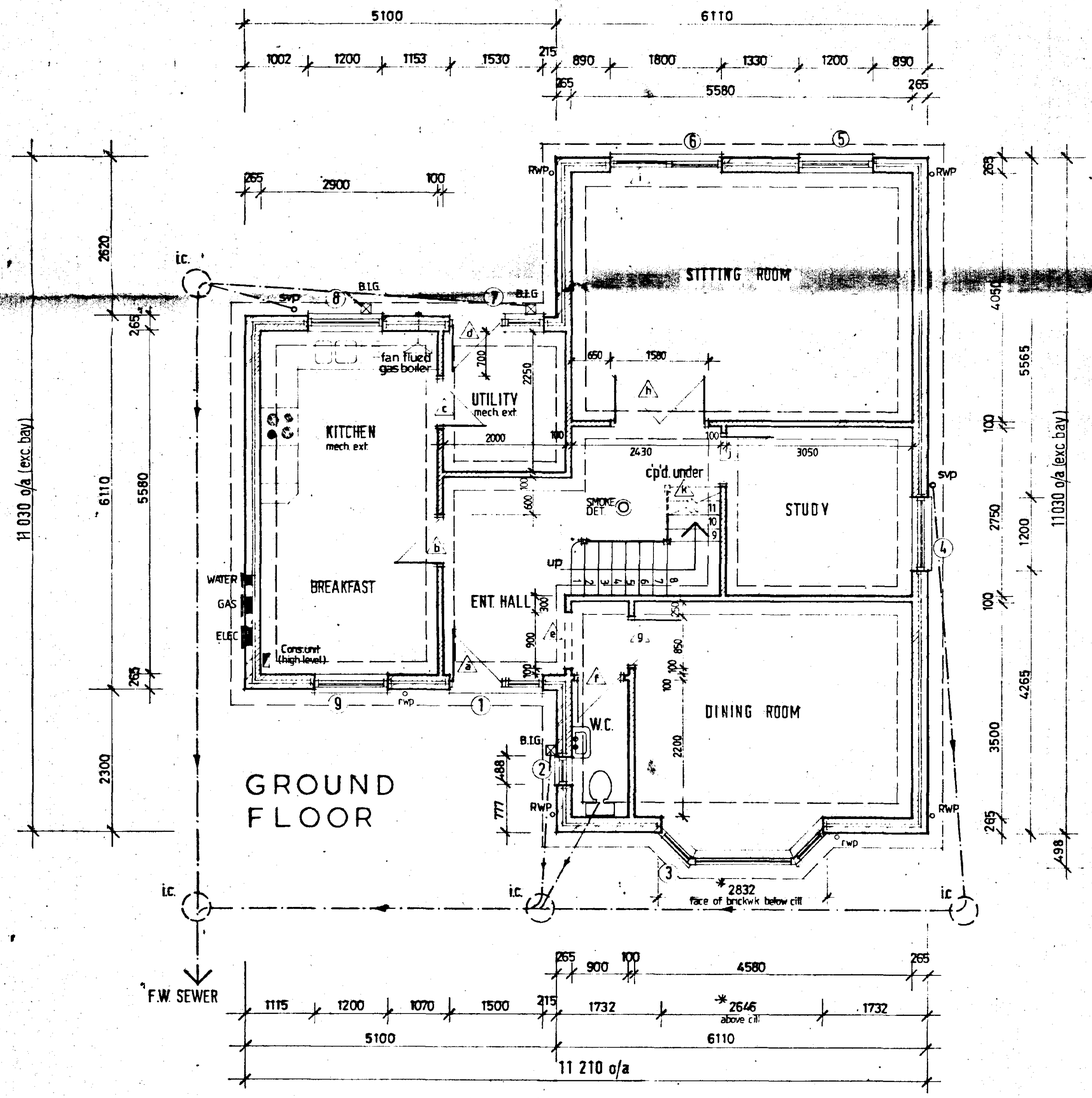
SIDE



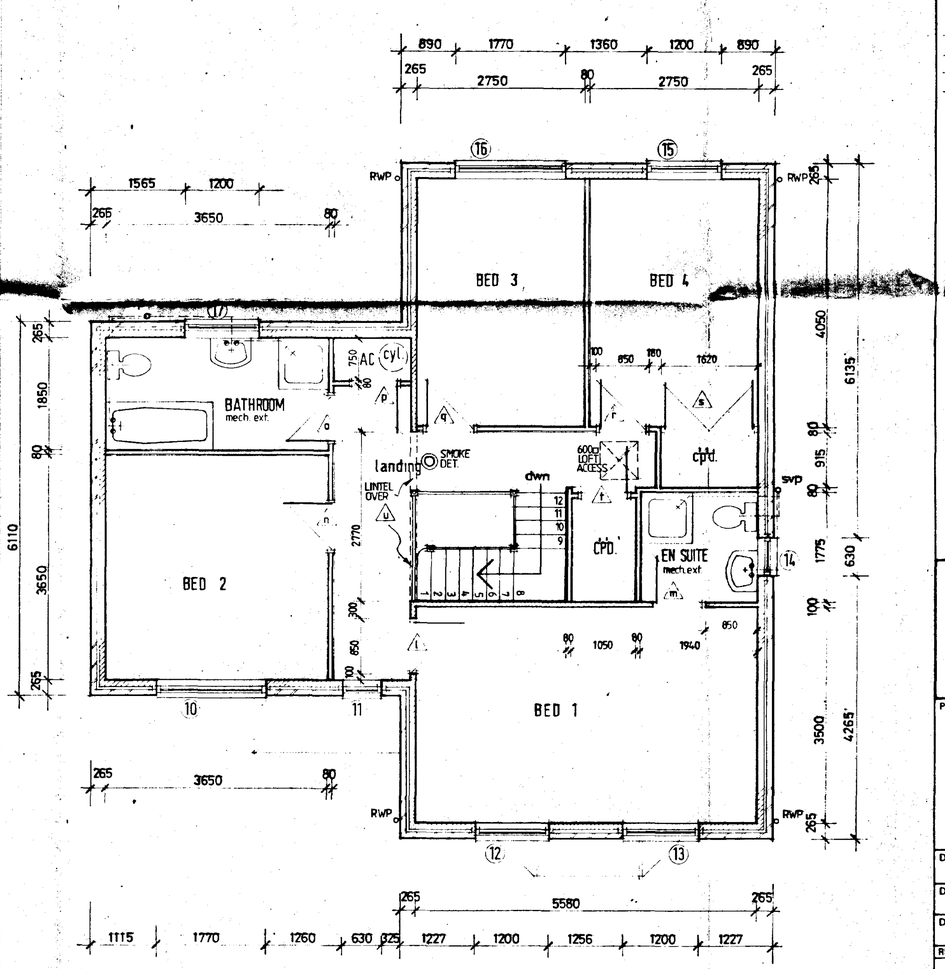
SIDE



REAR



GROUND FLOOR



FIRST FLOOR

NOTES

EXT. DOOR, WINDOW & LINTEL SCHEDULE

ref	desc.	joinery ref.	lintel ref
1	ent. frame	FER 150 (opp. cat.)	L1/HD 1800
2	window	SRN09	L1/S 900
3	bay window	SP3/SRV113/SRV4N113/SRV113	L1/HD 3000
4	window	SRV213	L1/S 1500
5	window	SRV213	L1/S 1500
6	patio door's	1.8m wide	L1/HD 2100
7	door/window	MNSRV110	L1/HD 1950
8	window	SRV210	L1/S 1500
9	window	SRV213	L1/S 1500
10	window	SRV4N12	L1/S 2100
11	"	SRV112	L1/S 1050
12	"	SRV212	L1/S 1500
13	"	SRV212	L1/S 1500
14	"	SRV110	L1/S 1050
15	"	SRV212	L1/S 1500
16	"	SRV4N12	L1/S 2100
17	"	SRV210	L1/S 1500

INTERNAL LINTELS

ref	lintel ref.
c	box 100/1200
h	box 100/1950
j	box 100/1200
l	box 100/1200 (first floor)
u	box 100/3150 (first floor)

other internal lintels (ground floor) internal 100/1100
first floor ref m - internal 100/1100
other f.floor openings - partitioning.

JOINERY REFS. - BOULTON & PAUL
as catalogue unless stated (opp. cat.)
see elevations for safety glazing requirements.
LINTEL REFS. - I.G. Ltd.

SOUTH ROCHFORD
17 MAR 1998
Ref: 0368/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (04063) 23388
REGISTERED HOUSE BUILDER

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

plots 5,25,28,33,40,81 — AS DRAWING
30,34,41,60,63,66,73,79,88 — HANDED

DRAWING DESCRIPTION
EPSOM design - FLOOR LAYOUTS / ELEVATIONS

DATE	DRAWN
12/97	alan j. finch.
DRWG No. 980302	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN

DETERMINED PLAN

PLANNING | BUILDING REGS

CHECKED BY | ISSUED

0799 1188T

SUMMIT

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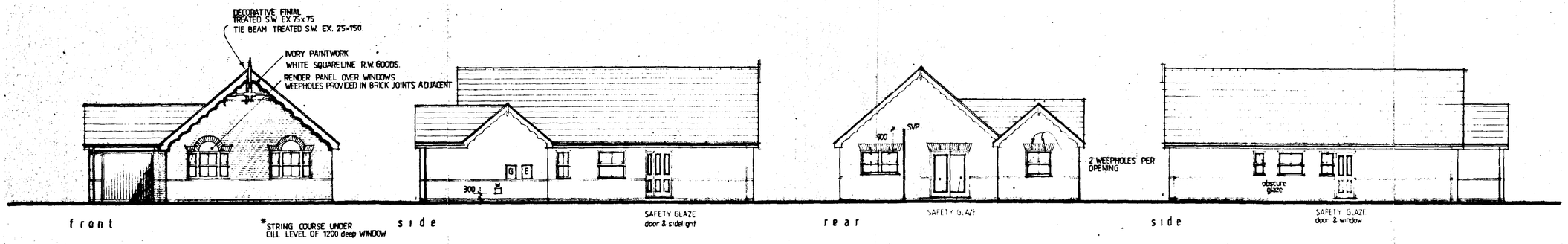


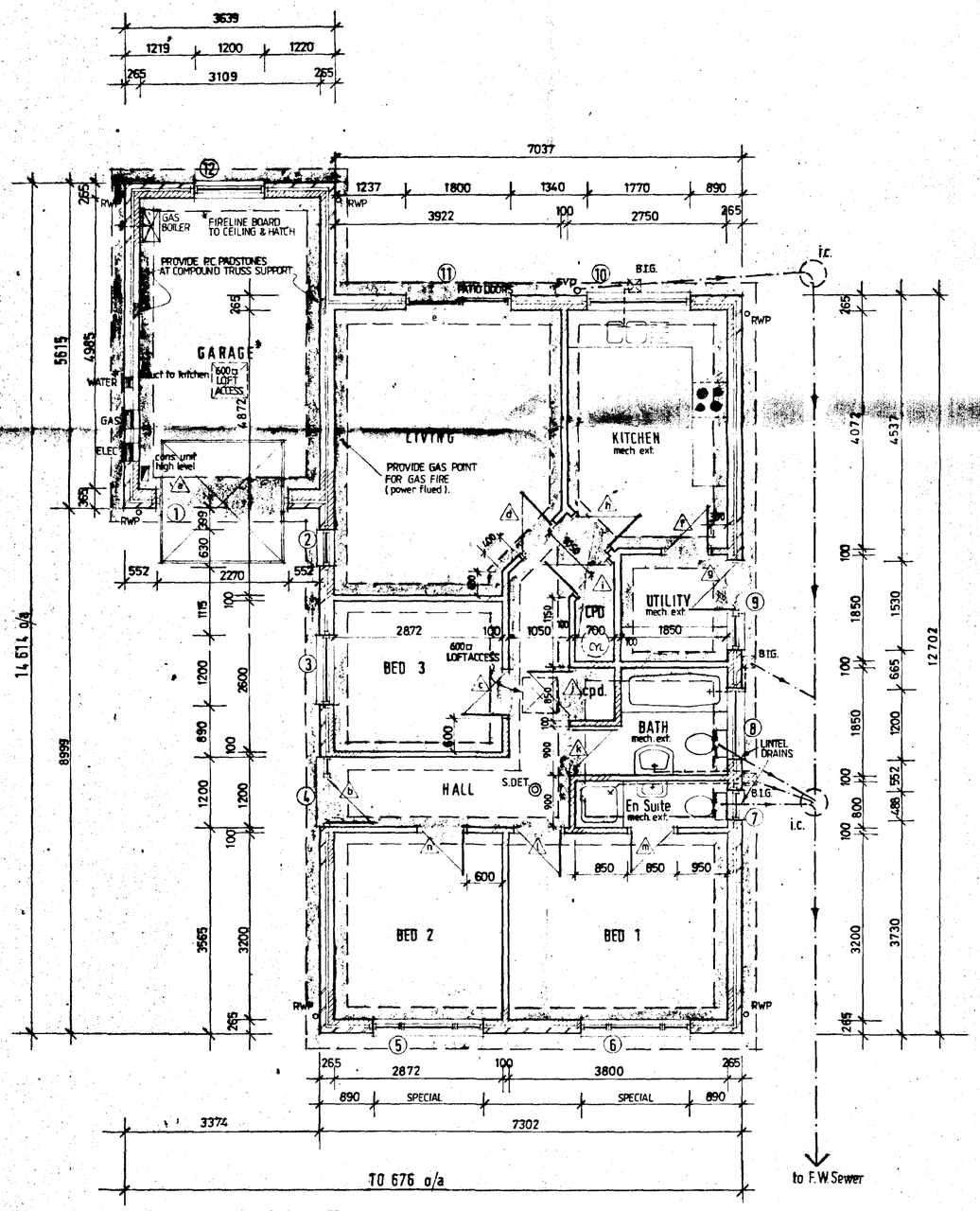
NOTES

EXT. DOOR, WINDOW & LINTEL SCHEDULE

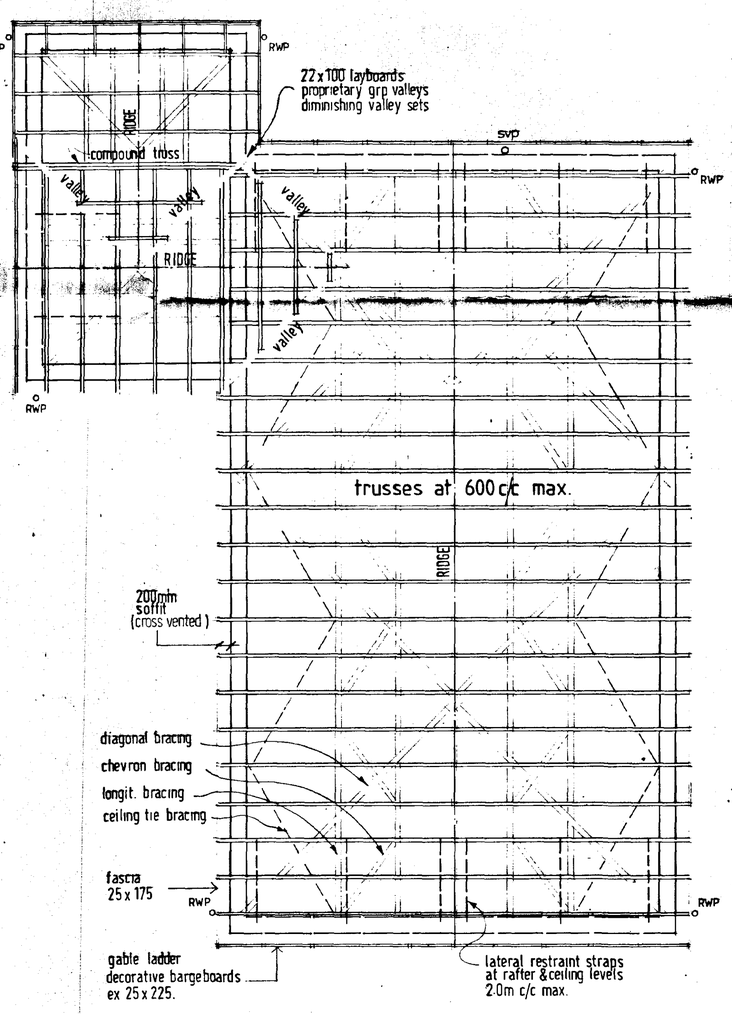
ref	desc.	joinery ref.	lintel ref.	
1	garage door	UF7070NS	L1/S	2700
2	window	SRV112	L1/S	1050
3	window	SRV212	L1/S	1500
4	ent. frame	FER 120	L1/S	1500
5	COMBIN. WINDOW	SRN12/SRV2N12/SRN12	L1/S	2250
6	COMBIN. WINDOW	SRN12/SRV2N12/SRN12	L1/S	2250
7	window	SRN10	L1/S	900
8	window	SRV210	L1/S	1500
9	door window	MNSRV110	L1/S	1950
10	window	SRV4N10	L1/S	2100
11	patio doors	1.8m wide	L1/S	2100
12	window	SRV212	L1/S	1500

JOINERY REFS: BOULTON & PAUL
EXCEPT ITEM 11 — JOHN CARR

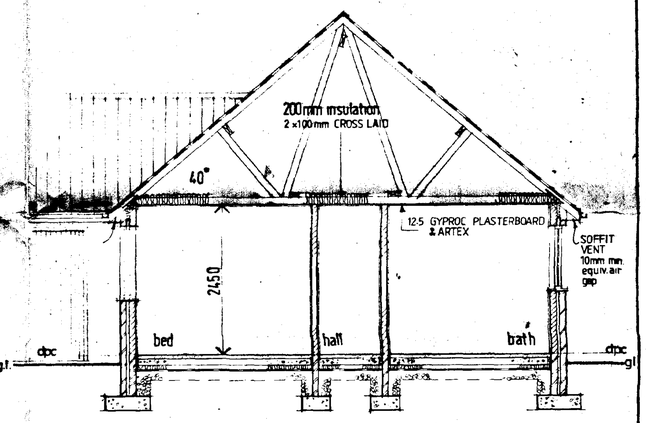
LINTEL REFS: I.G. LTD.
provide cavity trays, stop ends & weepholes in accord. with BS 5628 Pt 3 1985
INTERNAL LINTELS TO BE I.G. INT 100/1100 long.



FLOOR LAYOUT



ROOF LAYOUT



SECTION

ASHWOOD HOMES
Build a Better Neighbourhood
REGISTERED HOUSE BUILDER
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

plots 14, 16, 37 — AS DRAWING
1, 39 — HANDED

SOUTH HOLLAND DC BUILDING CONTROL 17 MAR 1998 Ref. 0363/98

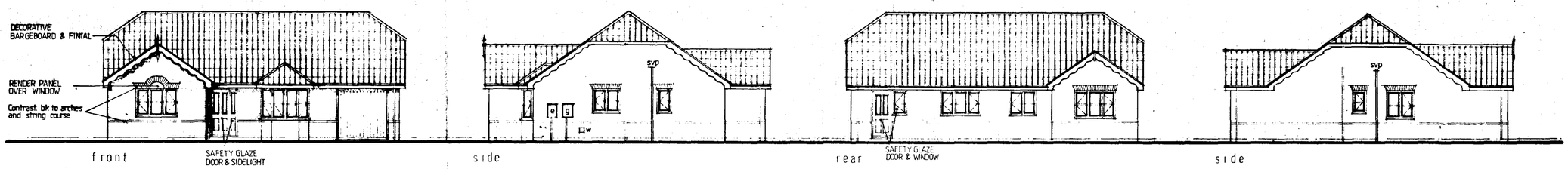
DRAWING DESCRIPTION: RUTLAND design — WORKING DRAWING
DATE: 03/98
DRAWN: alan j. finch
DRWG No: 980302
SCALE: 1:50 ; 1:100

REVISIONS	DES	DATE	SIGN

DETAILING

PLANNING
BUILDING REGS.
CHECKED BY
ISSUED

THIS DRAWING MUST NOT BE REPRODUCED WITHOUT WRITTEN PERMISSION FROM ASHWOOD HOMES



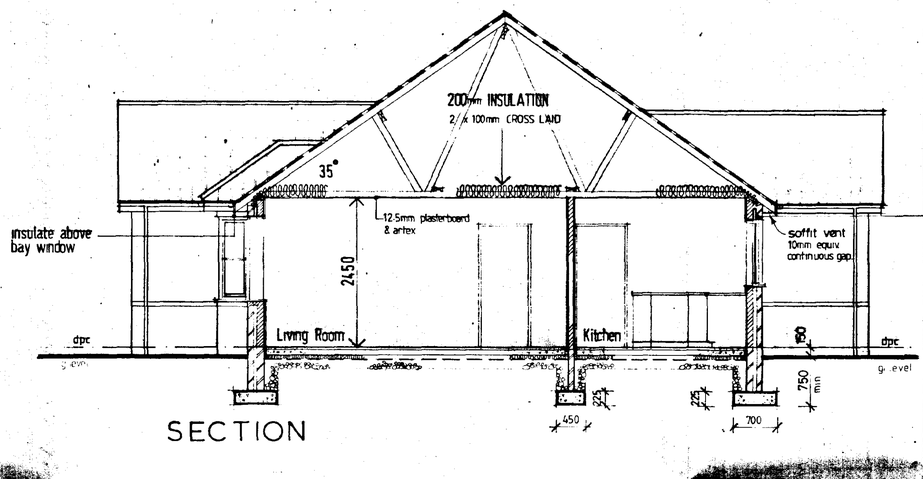
NOTES

EXT. DOOR WINDOW & LINTEL SCHEDULE

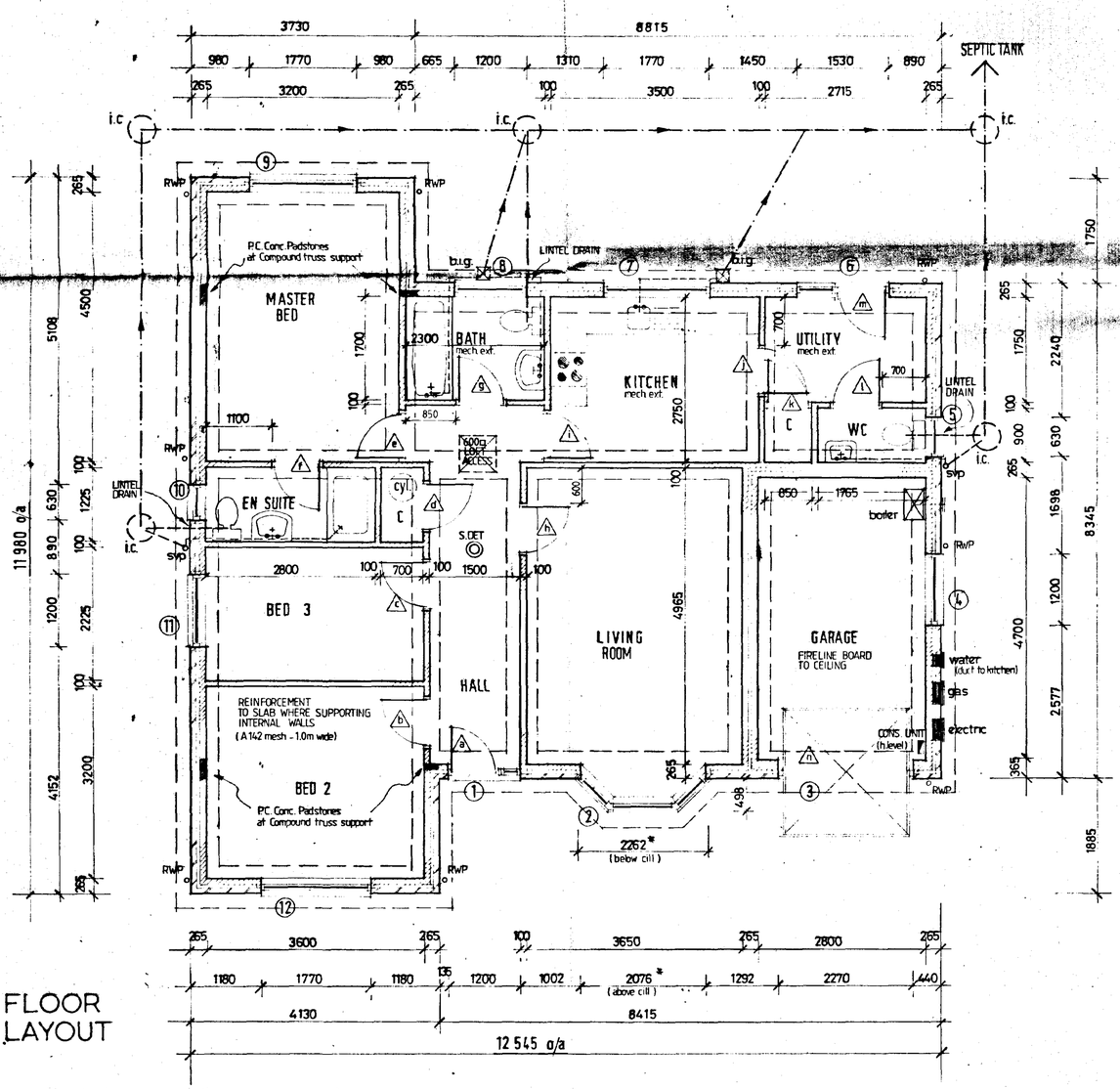
ref	desc.	joinery ref.	lintel ref.
1	ent. frame	FE 120 (opp. cat.)	L1/S 1500
2	splay bay	SP2/H113C/H213CC/H113Copp cat)	L1/HD 2400
3	garage door fr.	UF7070NS	L1/HD 2700
4	window	H210C	L1/S 1500
5	window	H110C	L1/S 1050
6	comb. door window	MNH110C (opp.cat)	L1/HD 1950
7	window	H310CC	L1/HD 2100
8	"	H210C	L1/S 1500
9	"	H312CC	L1/S 2100
10	"	H110C (opp.cat.)	L1/S 1050
11	"	H212C (opp. cat.)	L1/S 1500
12	"	H312CC	L1/S 2100

JOINERY REF'S - BOULTON & PAUL
SAFETY GLAZING AS INDICATED ON ELEVATIONS :
LINTEL REF'S. I.G. Ltd.
INTERNAL OPENINGS TO HAVE RT. 100/1100 lintels over.

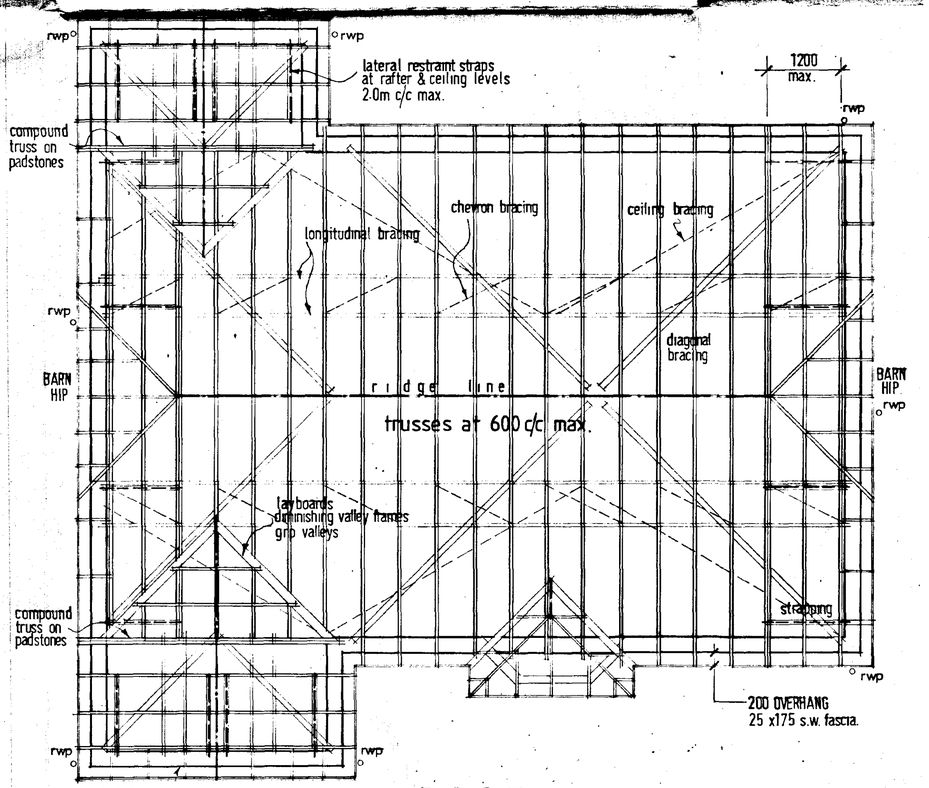
provide cavity trays, stop ends, & weepholes in accord. with B.S. 5628 Pt. 3 1985



SECTION



FLOOR LAYOUT



ROOF

17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX
TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

plot 23 (handed)

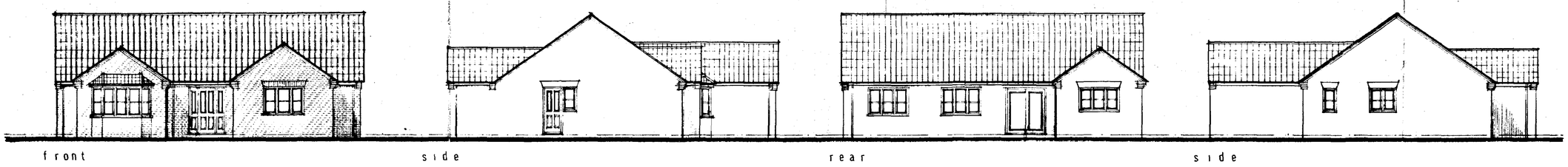
DRAWING DESCRIPTION
SANDOWN design — WORKING DRAWING

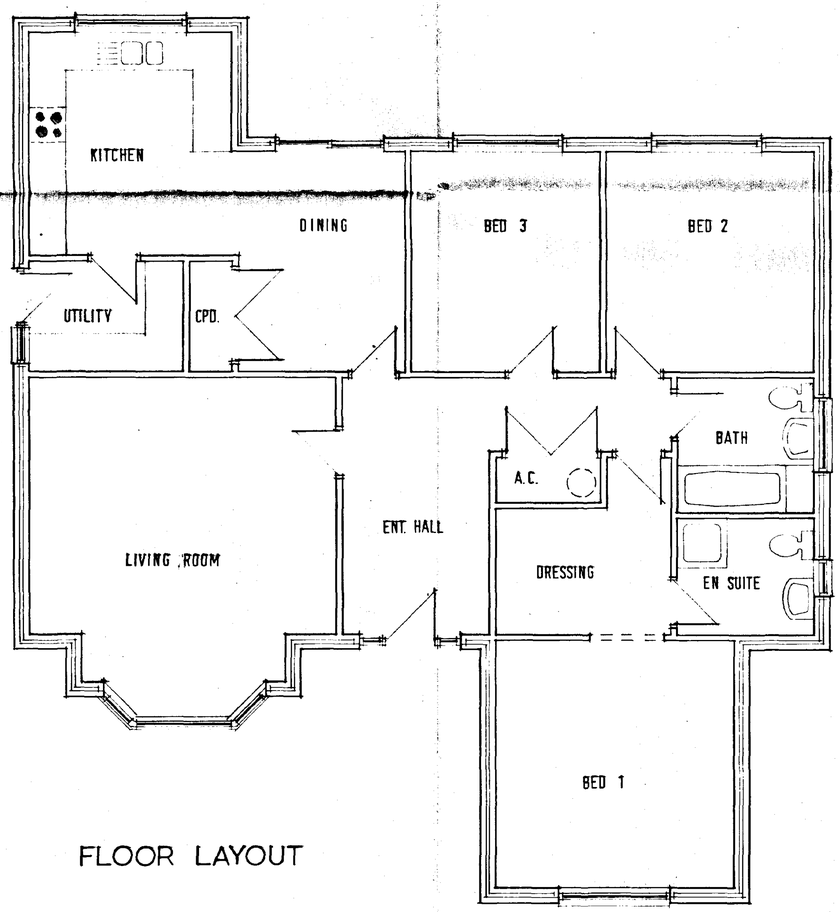
DATE 12/97	DRAWN alan j finch.
DRWG No. 980302	SCALE 1:100/1:50

REVISIONS	DES	DATE	SIGN

DETERMINED PLAN

PLANNING	BUILDING REGS
CHECKED BY	ISSUED





FLOOR LAYOUT

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NOTES

RECEIVED
17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT

RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

plots 13, 21 — AS DRAWING
89 —— HANDED

DRAWING DESCRIPTION

DATE 03/98	DRAWN alan j finch
DRWG No.	SCALE 1:50 / 1:100

REVISIONS	DES	DATE	SIGN

DETERMINED PLAN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

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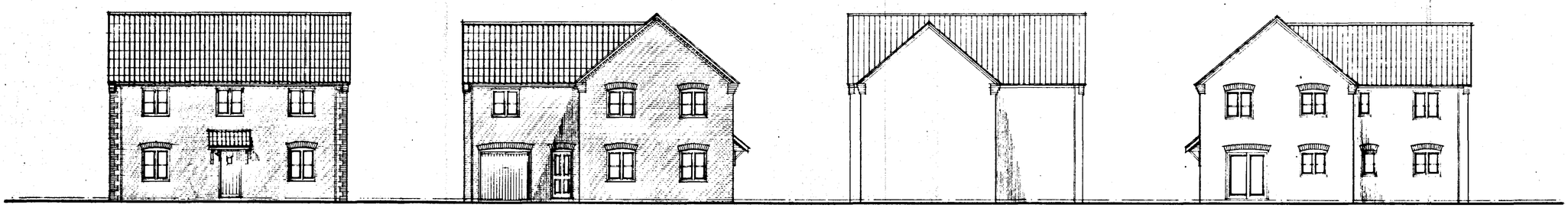
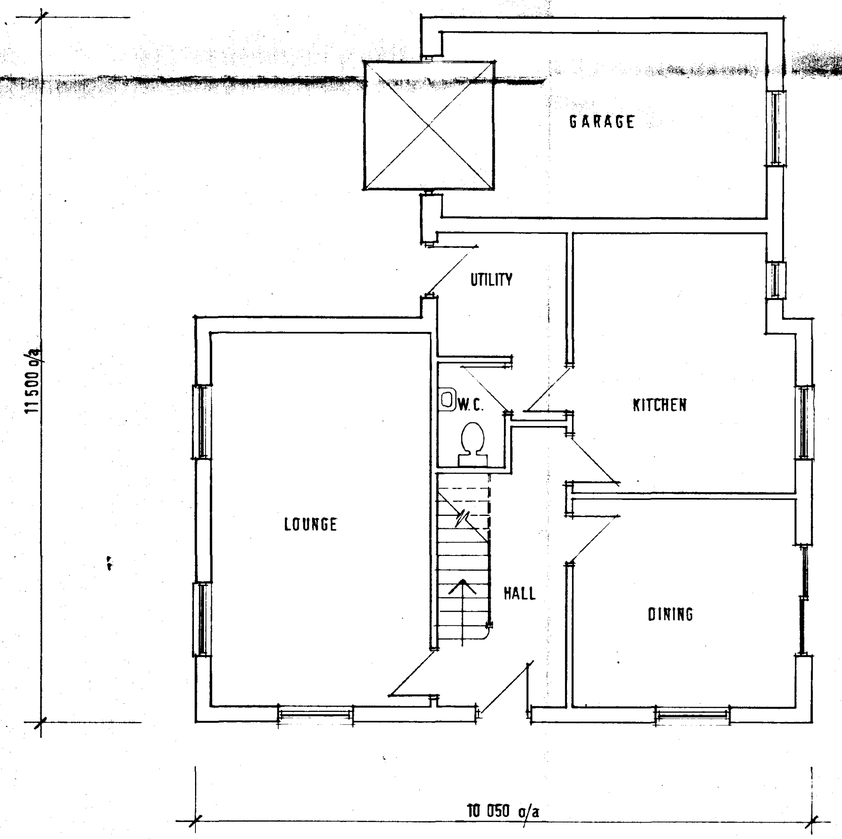
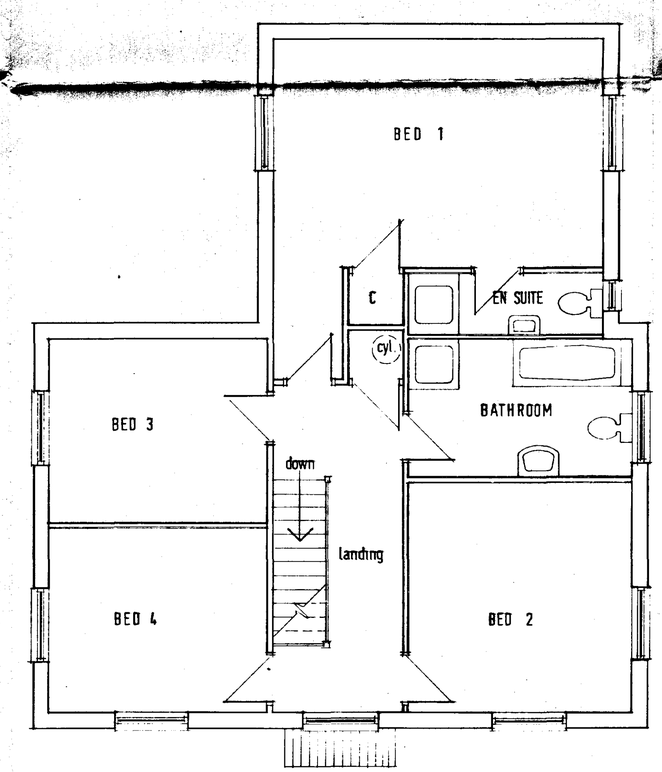
WITHOUT WRITTEN PERMISSION FROM
ASHWOOD HOMES

NOTES





GROUND FLOOR



FIRST FLOOR

17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood

REGISTERED HOUSE BUILDER

HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388

PROJECT

Residential Development
High Road Weston

plots 32, 87 — as drawing
6, 29, 64, 67, 71 — handed

DRAWING DESCRIPTION

DATE 03/98	DRAWN alan j finch
DRWG No.	SCALE 1:100/1:50

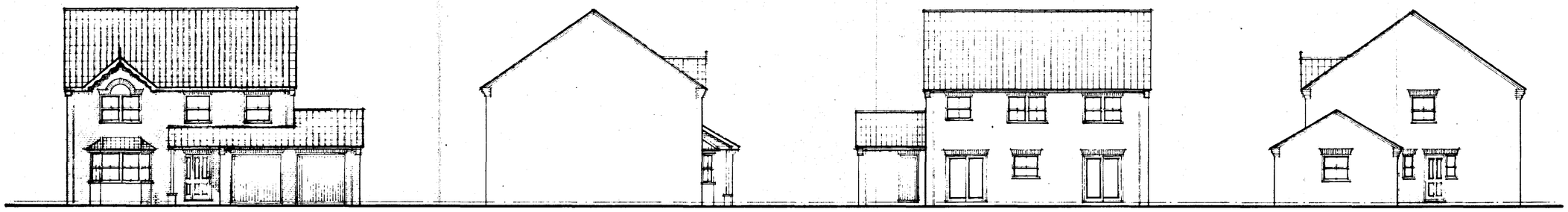
REVISIONS	DES	DATE	SIGN

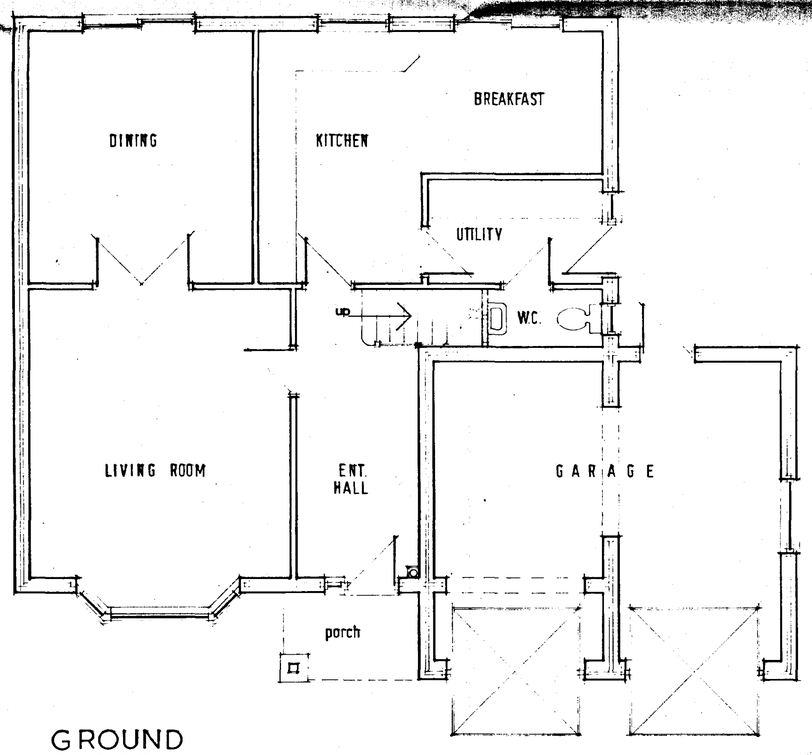
DETERMINED PLAN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

8130-1108T

SUMMIT





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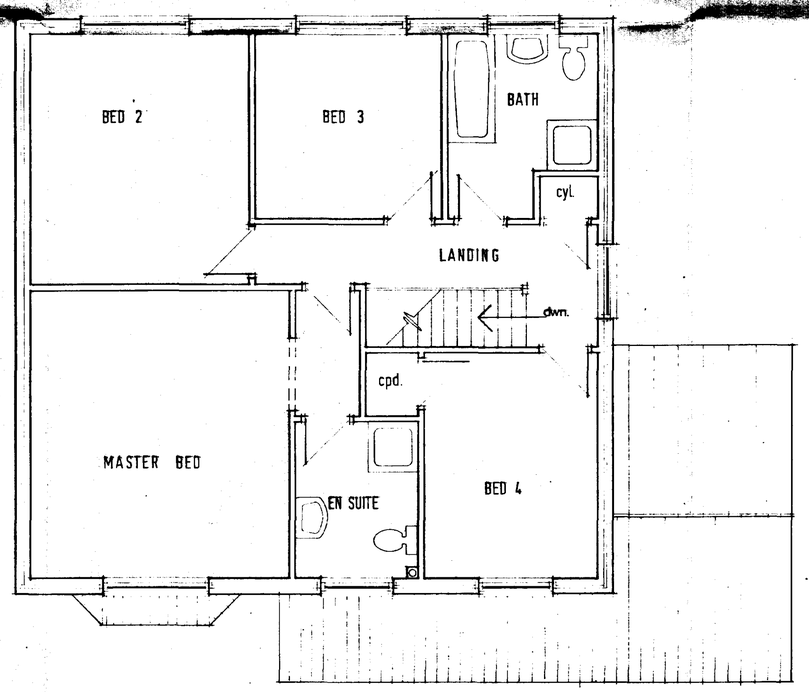

FIRST FLOOR

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NOTES

17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT

Residential Development
High Road Weston

plots 26, 83 — as drawing
36 — handed

DRAWING DESCRIPTION

DATE 02/98	DRAWN alan j. finch
DRWG No.	SCALE 1:50 / 1:100

REVISIONS	DES	DATE	SIGN

DETERMINED PLAN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

8130-1188T

SUMMIT

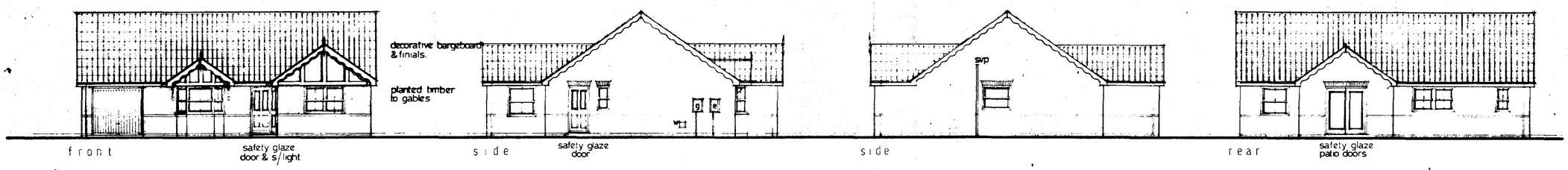
THIS DRAWING MUST NOT BE REPRODUCED
WITHOUT WRITTEN PERMISSION FROM
ASHWOOD HOMES

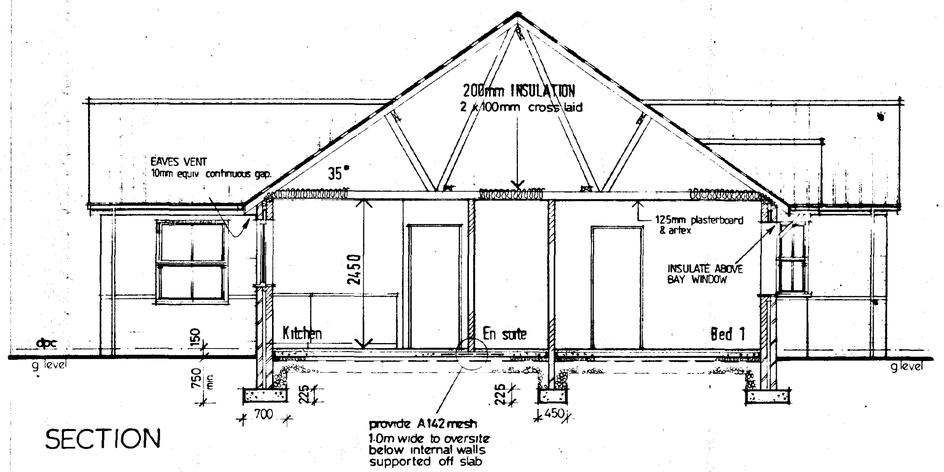
NOTES

EXT. DOOR WINDOW & LINTEL SCHEDULE

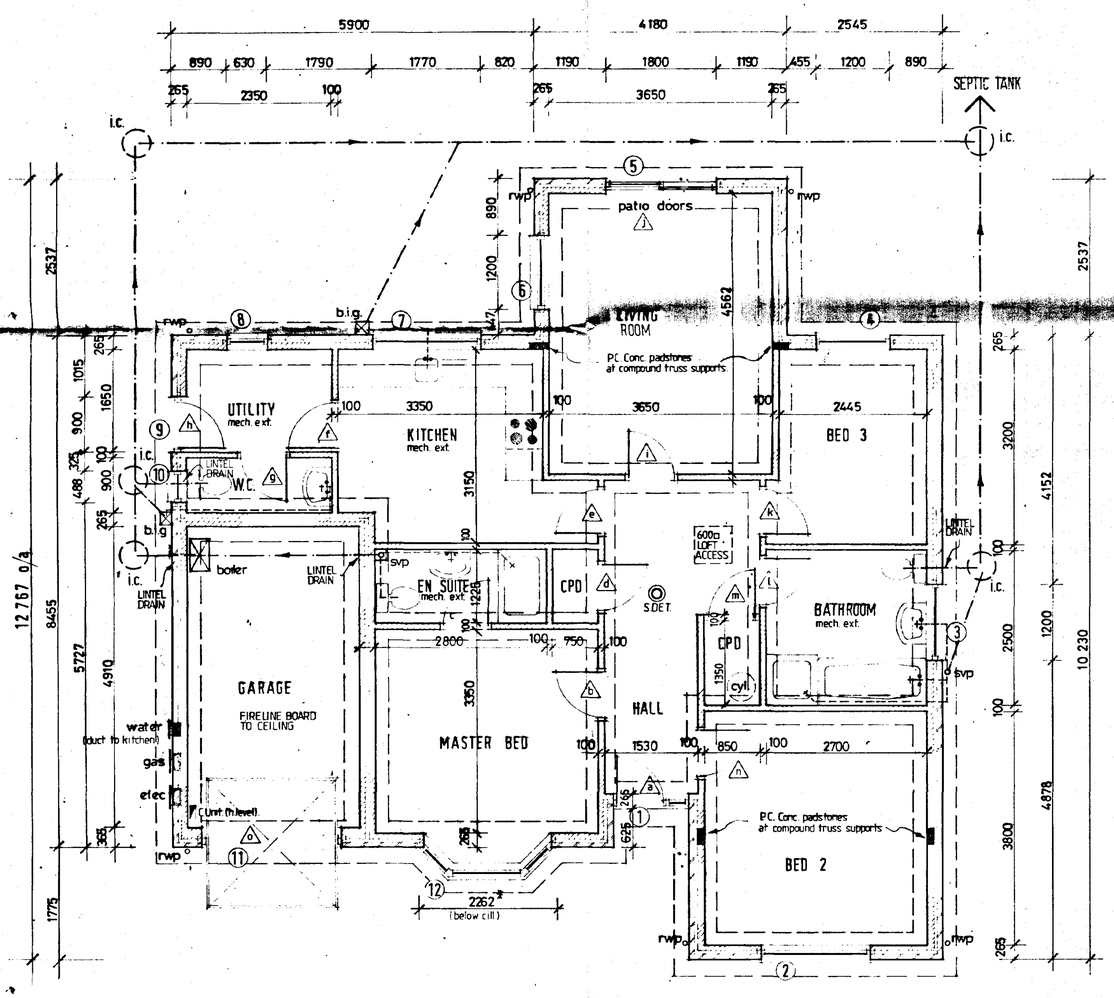
ref	desc.	joinery ref.	lintel ref.
1	ent. frame	FE120 (opp.cat)	L1/S 1500
2	window	SRV4N12	L1/S 2100
3	window	SRV210	L1/S 1500
4	window	SRV212	L1/S 1500
5	patio doors	1.8m wide	L1/S 2100
6	window	SRV213	L1/S 1500
7	window	SRV4N10	L1/HD 2100
8	window	SRV110	L1/HD 1050
9	ent. door frame	FNS	L1/S 1200
10	window	SRN10	L1/S 900
11	garage dr. frame	UF7070NS	L1/S 2700
12	splay bay	SP2/SRV112/SRV212/SRV112	L1/HD 2400

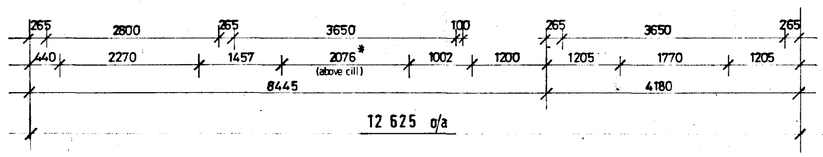
JOINERY REF'S - BOULTON & PAUL
SAFETY GLAZING AS INDICATED ON ELEVATIONS
LINTEL REF'S - I.G. LTD
INTERNAL OPENINGS - INT. 100/1100mm lintels over.



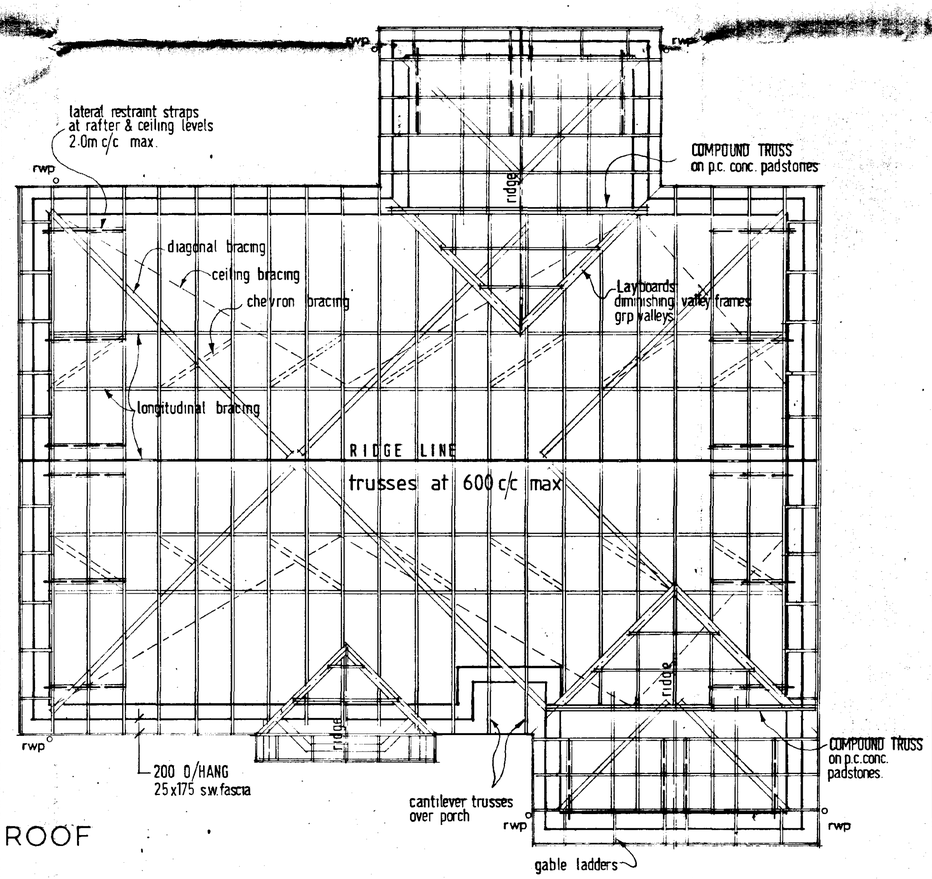


SECTION





FLOOR LAYOUT



ROOF

SOUTH HOLLAND DC
HOUSING & PLANNING
17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
REGISTERED HOUSE BUILDER
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

plots 22 – AS DRAWING
2, 15, 38 – HANDED

DRAWING DESCRIPTION
LEICESTER design – WORKING DRAWING

DATE 12/97	DRAWN alan j. finch
DRWG No. 980302	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN

DETERMINED PLAN

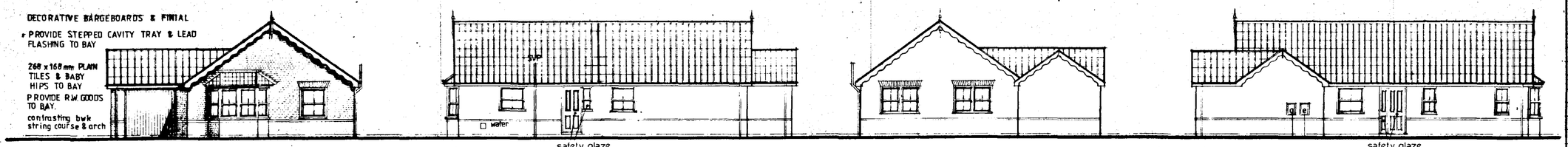
PLANNING	BUILDING REGS
CHECKED BY	ISSUED

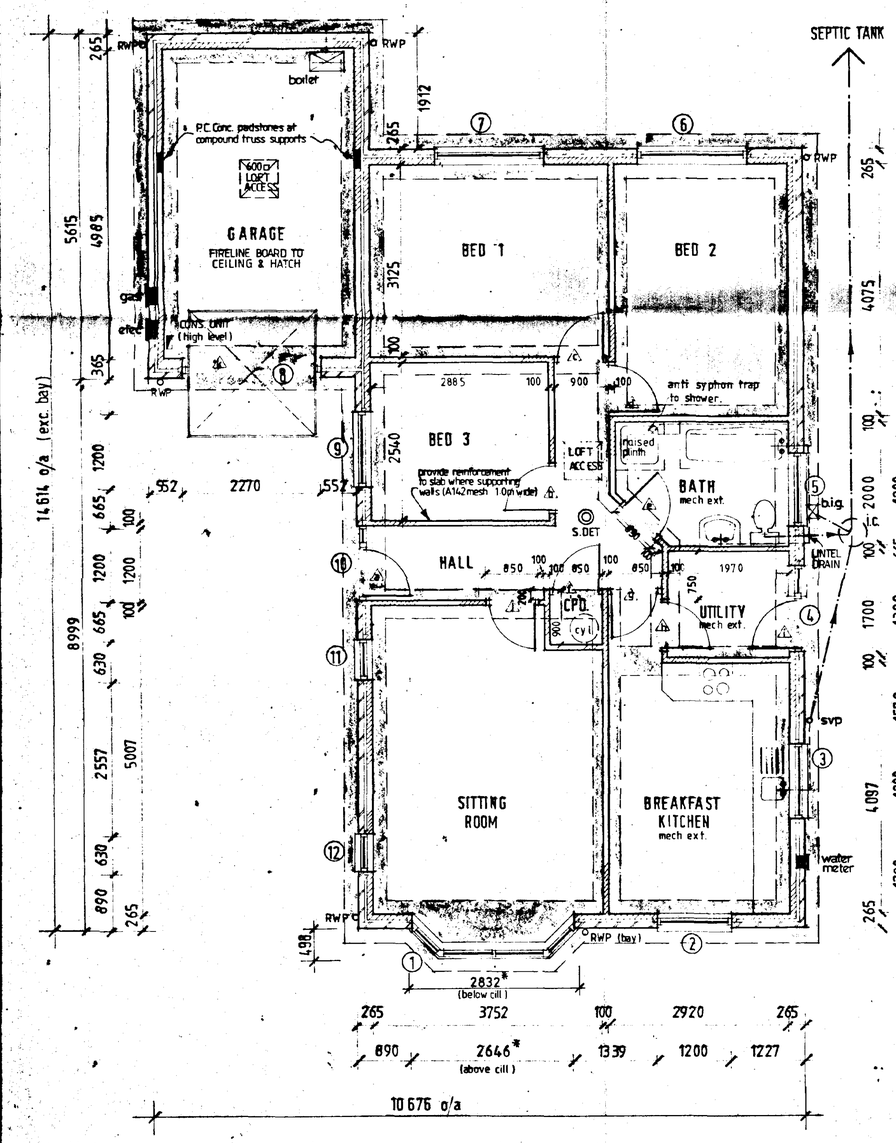
SUMMIT

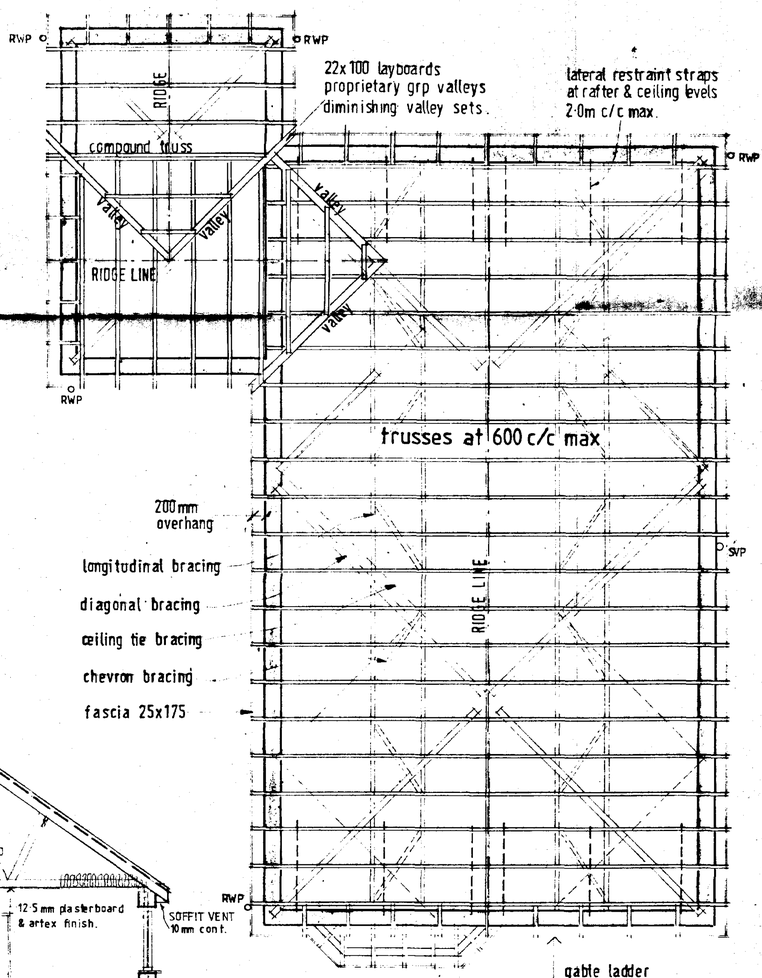
THIS DRAWING MUST NOT BE REPRODUCED WITHOUT WRITTEN PERMISSION FROM ASHWOOD HOMES

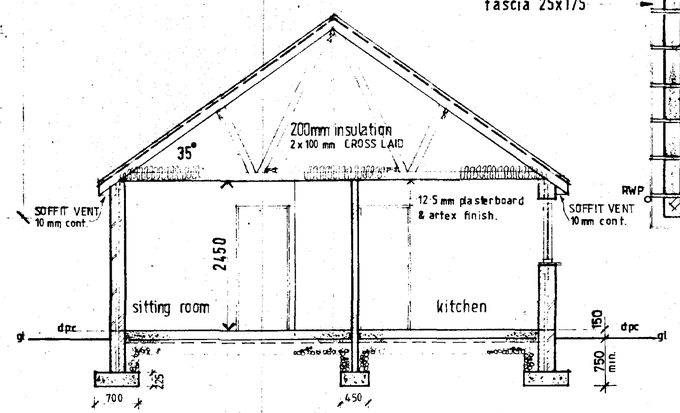
DECORATIVE BARGEBOARDS & FINIAL

- PROVIDE STEPPED CAVITY TRAY & LEAD FLASHING TO BAY
- 268 x 168mm PLAIN TILES & BABY HIPS TO BAY
- PROVIDE R.W. GOODS TO BAY.
- contrasting bwk string course & arch









SECTION

BAY ROOF
tile, felt & batten onto
50x100 SC3 grade rafters & ceiling joists.

NOTES

EXT. DOOR, WINDOW & LINTEL SCHEDULE

ref	desc	joinery ref	lintel ref	
1	splay bay	SP3 / 1No SRV4N13 2 No SRV113	L1/S	3000
2	window	SRV213	L1/S	1500
3	window	SRV210	L1/S	1500
4	door/window	MNSRN10 (opp cat)	L1/S	1800
5	window	SRV210	L1/S	1500
6	window	SRV4N12	L1/S	2100
7	window	SRV4N12	L1/S	2100
8	garage door	UF7070NS	L1/S	2700
9	window	SRV212	L1/S	1500
10	ent frame	FE120 (as cat)	L1/S	1500
11	window	SRV112	L1/S	1050
12	window	SRV112	L1/S	1050

INTERNAL LINTELS
IG internal type 1100mm

JOINERY REFS - BOULTON & PAUL
as catalogue unless stated.
see elevation for safety glazing requirements

LINTEL REFS I.G. Ltd

SOUTH HOLLAND DISTRICT COUNCIL
17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
REGISTERED HOUSE BUILDER
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

plots 3, 20 — BOTH HANDED DRG.

DRAWING DESCRIPTION
AINTREE design - WORKING DRAWING

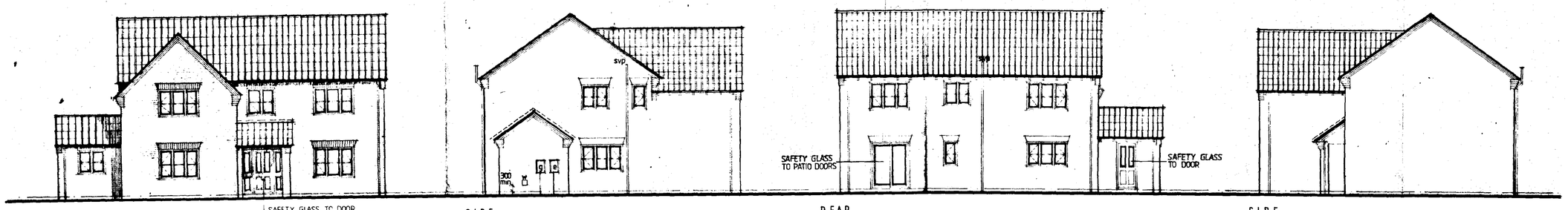
DATE 12/97	DRAWN alan j. finch
DRWG No. 980302	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN

DETERMINED PLANS

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

THIS DRAWING MUST NOT BE REPRODUCED WITHOUT WRITTEN PERMISSION FROM ASHWOOD HOMES



FRONT — SAFETY GLASS TO DOOR AND SIDELIGHTS — SIDE — REAR — SIDE

NOTES

EXT. DOOR, WINDOW & LINTEL SCHEDULE.

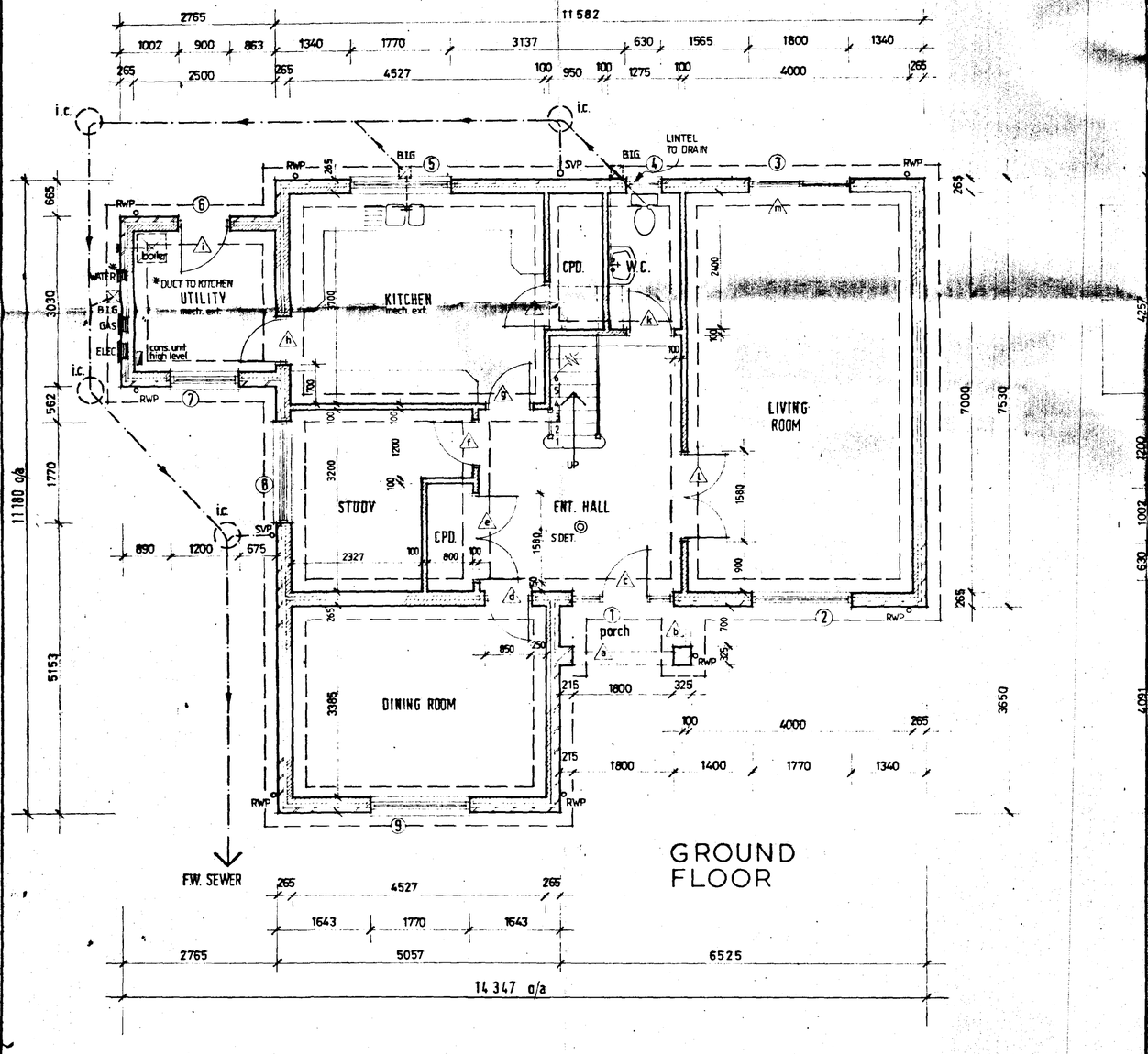
ref	desc.	joinery ref.	lintel ref.	
1	ent. frame	FERO 180	L1/S 2100	
2	window	H313CC	L1/S 2100	
3	patio doors	1.8m wide	L1/S 2100	
4	window	H110C	L1/S 900	
5	window	H310CC	L1/S 2100	
6	door frame	FNS	L1/S 1200	
7	window	H210CC	L1/S 1500	
8	window	H312CC	L1/HD 2100	
9	window	H313CC	L1/S 2100	
10	window	H212CC	L1/HD 1500	
11	window	H312CC	L1/S 2100	
12	window	H312CC	L1/S 2100	
13	window	H210C (opp cat.)	L1/HD 1500	
14	window	H312CC	L1/S 2100	
15	window	H210C (opp cat).	L1/S 1500	
16	window	H110C (opp cat.).	L1/S 900	
17	window	H312CC	L1/S 2100	

PORCH & INTERNAL LINTELS

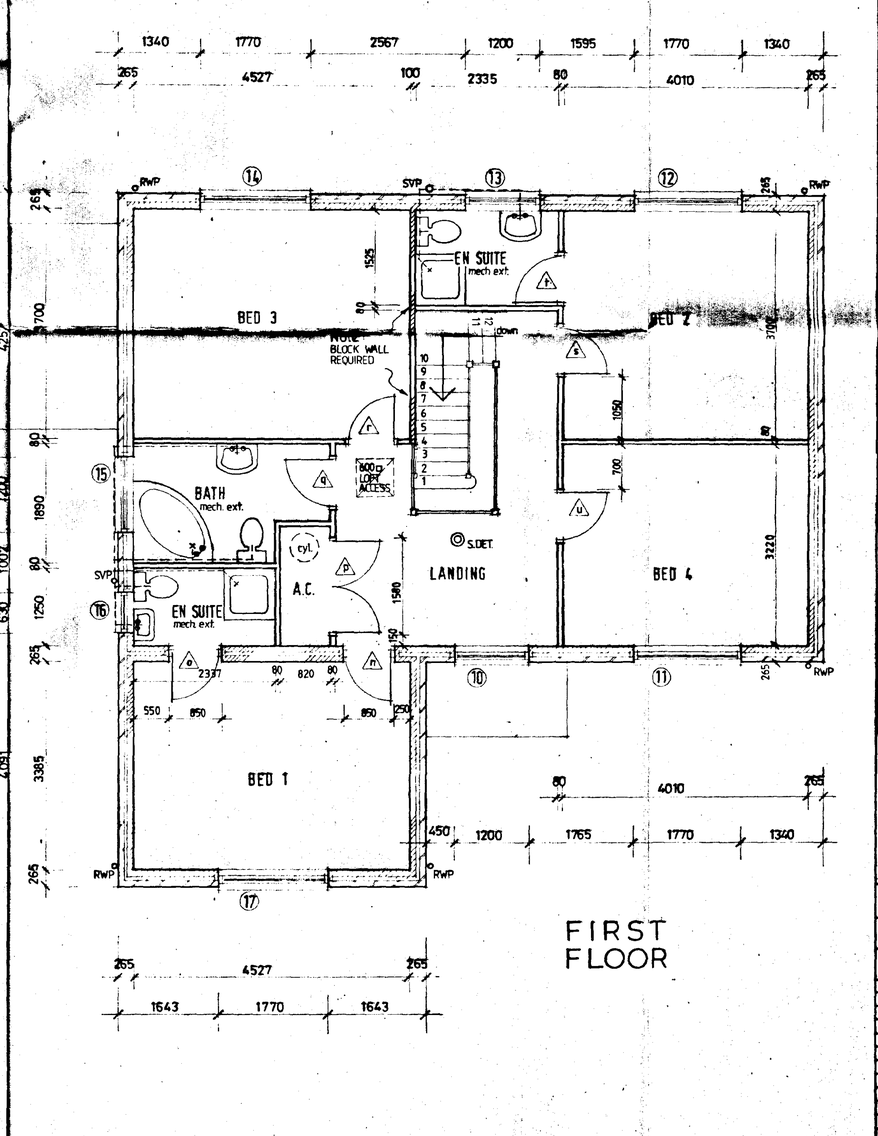
ref	lintel ref.
a	L1/S 2100
b	L1D 900
d	L1/S 1200
e	box 100/1950
f	box 100/1200
h	L1/S 1200
l	box 100/1950
n	L1/HD 1200
o	L1/HD 1200

other ground floor lintels - int. 100 / 1100
first floor openings - partitioning.

JOINERY REFS - BOULTON & PAUL
as catalogue unless stated (opp cat.)
see elevation for safety glazing requirements.
LINTEL REFS - I.G. Ltd.



GROUND FLOOR



FIRST FLOOR

SOUTH HOLLAND DISTRICT COUNCIL
17 MAR 1998
Ref: S353/PR

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON
plots 27, 65, 76 - AS DRAWING
4, 31, 68, 80 - HANDED

DRAWING DESCRIPTION
ASCOT design - FLOOR LAYOUTS / ELEVATIONS

DATE 10/97	DRAWN alan j. finch
DRWG No. 980302	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN
a	block wall (first floor) Build Reg. req'ment	01 98	a/f.

DETERMINED PLAN

PLANNING | BUILDING REGS.
CHECKED BY | ISSUED

rees arger Trees			Spread	Size	Number
linus cordata	Al	Alder	4m	Std.	7
etula jaquemontii	B	Birch	6m	Lt. Std	10
arpinus betulus		Hornbeam	8m	Heavy Std.	3
uonymus europaeus	E	Spindle	4m	Std.	8
raxinus excelsior		Ash	9m	Heavy Std.	6
arix decidua	L	Larch	4m	Lt. Std.	10
alus sylvestris	M	Crab apple	4m	Std.	9
ilia cordata		Lime	8m	Heavy Std.	4

treet Trees			Spread	Size	Number
cer campestre	Acer	Field Maple	5m	Std.	8
otoneaster 'Hybridus endulus'	CoHP		2m	Std.	23
rataegus x lavallei	CraL		1.5m	Std.	18
falus 'Ruidolph'	MaR		1.5m	Std.	29
runus pissardii'Nigra'	PPN	Purple Cherry	2m	Std.	10
runus 'Rancho'	PR		1m	Std.	9
runus subhirtella 'Autumnalis'	PSA	Winter Cherry	2m	Std.	11
yrus communis 'Beech Hill'	PyBH		1.5m	Std.	21
orbus 'Schouten'	SS		1.5m	Std.	26

Trees in Screening belts			Spread	Size	Number
Area A					
Acer campestre	AeC	Field Maple	5m	Std.	11
Salix caprea	SaC	Goat Willow	1.5m	Std.	11
Sorbus aucuparia	Sor	Rowan	3m	Std.	6
Area B					
Fraxinus excelsior		Ash	9m	Heavy Std.	1
Tilia cordata		Lime	8m	Heavy Std.	2
Area E					
Acer campestre	AeC	Field Maple	5m	Std.	6
Salix caprea	SaC	Goat Willow	1.5m	Std.	10
Sorbus aucuparia	Sor	Rowan	3m	Std.	3
Tilia cordata		Lime	8m	Heavy Std.	1

'Natural' Planting Areas Random mix approx. density 2.5 plants per sq. m.

1.	Area A adjacent to A151	655sq.m	1640plants
2.	Area B	366sqm	920plants
3.	Area C	278sqm.	700plants
4.	Area D	78sqm.	200plants
5.	Area E	362sqm.	900plants

			A	B	C	D	E
20%	Corylus avellana	30-60cm	328	184	140	40	180
30%	Crataegus monogyna	30-60cm	492	276	210	60	270
10%	Ilex aquifolium	Pot grown	164	92	70	20	90
10%	Ligustrum vulgare	30-60cm	164	92	70	20	90
10%	Rosa canina	30-60cm	164	92	70	20	90
20%	Symphoricarpus x doorenbosii	30-60cm	328	184	140	40	180

Hedgerow Planting. Random mix approx. 6 plants per m run

1.	Northern Boundary	Frontage to plots 1,2,3,62&63	112m	680 plants
2.	Western Boundary	Frontage to plots 25,26,27,28,29,30,31 &32	261m	1570plants
3.	Southern Boundary	Frontage to plots 40 & 41	56m	340plants

			North	West	South
10%	Corylus avellana	30-60cm	68	157	34
60%	Crataegus monogyna	30-60cm	408	942	204
10%	Ligustrum vulgare	30-60cm	68	157	34
10%	Prunus spinosa	30-60cm	68	157	34
10%	Rosa canina	30-60cm	68	157	34

Soil Compaction The following measures will be taken to ensure favourable growing conditions for planting on site.
Major planting areas will be protected from storage of materials or heavy plant. Any areas found to be heavily compacted following building completion will have the sub-soil broken up before replacement of topsoil. All waste material will be removed from the planting areas prior to spreading top soil. All top soil brought onto site will be free of waste building rubbish and large stones. All pots and debris to be removed from site.

Planting and Establishment
Each area to be planted will be rotovated to a minimum depth of 250mm and left as a fine tilth immediately prior to planting.
Plants Trees to be bare rooted unless specified. Other plants to be container grown. All to be in good condition prior to planting. Diseased or dying plants are not acceptable. All plants should be watered prior to removing from pot.
Planting An adequate sized hole must be dug for each plant and care must be taken to ensure the finished soil is level with that of the plant in the pot. The plant should be well firmed in and then watered. A top dressing of suitable slow release fertilizer should be applied to all planted areas on completion.

Mulching All planted areas to be covered with coarse bark mulch to a min. depth of 75mm to prevent water loss and deter weed growth
Tree Planting All trees to be pit planted [the pit to be a minimum of 1m x 1m x 750mm deep]. The bottom of the pit should be broken up and a tree stake driven into the pit to finish a maximum of one third of the tree height. The tree should be placed in the centre of the pit and any net cut away to allow root growth The pit should be backfilled and firmed down making sure the finished soil level is consistent with that of the tree in the ground. Trees that need stakes should be tied below the lowest branch. Tree shelters should be firmly secured, those without shelters must be fitted with spiral rabbit guards.
Driveways All private driveways to be surfaced with washed gravel.

Maintenance Weeds must be adequately controlled for at least the first growing season. An area of at least 1000mm dia kept weed free around each tree to prevent plant loss from competition. The coarse bark mulch should be topped up each year maintaining a depth of at least 75mm to keep in moisture and control weeds.
Grass Seeding. All areas to be grass seeded in accordance with BS 4428 1989. Soil levels should be cultivated to a minimum depth of 150mm, stones over 25mm and rubbish removed and the area lightly compressed to provide a good seed-bed. A pre-emergent weedkiller should be applied in accordance with manufacturers instructions, followed by a pre-seeding fertiliser at 50mg per sq. m. This should be worked into the top 50mm during final cultivation. Grass seed should be sown at a minimum rate of 30gms per sq. m using a general purpose mix of Perennial Ryegrass, Fescue, Browntop and Meadowgrass in appropriate proportions. The soil surface should be left slightly proud of edging stones, kerbs, manhole covers and other hardsurfacing to permit acceptable grass cutting

JOB / TITLE :
Ashwood Homes
High Road Weston
Planting Layout

DRAWING No : 980302/PP
SCALE : 1:500
DATE : March'98

Sally-Ann Jackson MA Dip LA
LANDSCAPE ARCHITECT
Bottom Barn • 1 St Pegas Road • Peakirk
Peterborough PE6 7NE • Telephone (0733) 253483

0303/98

ASHWOOD HOMES

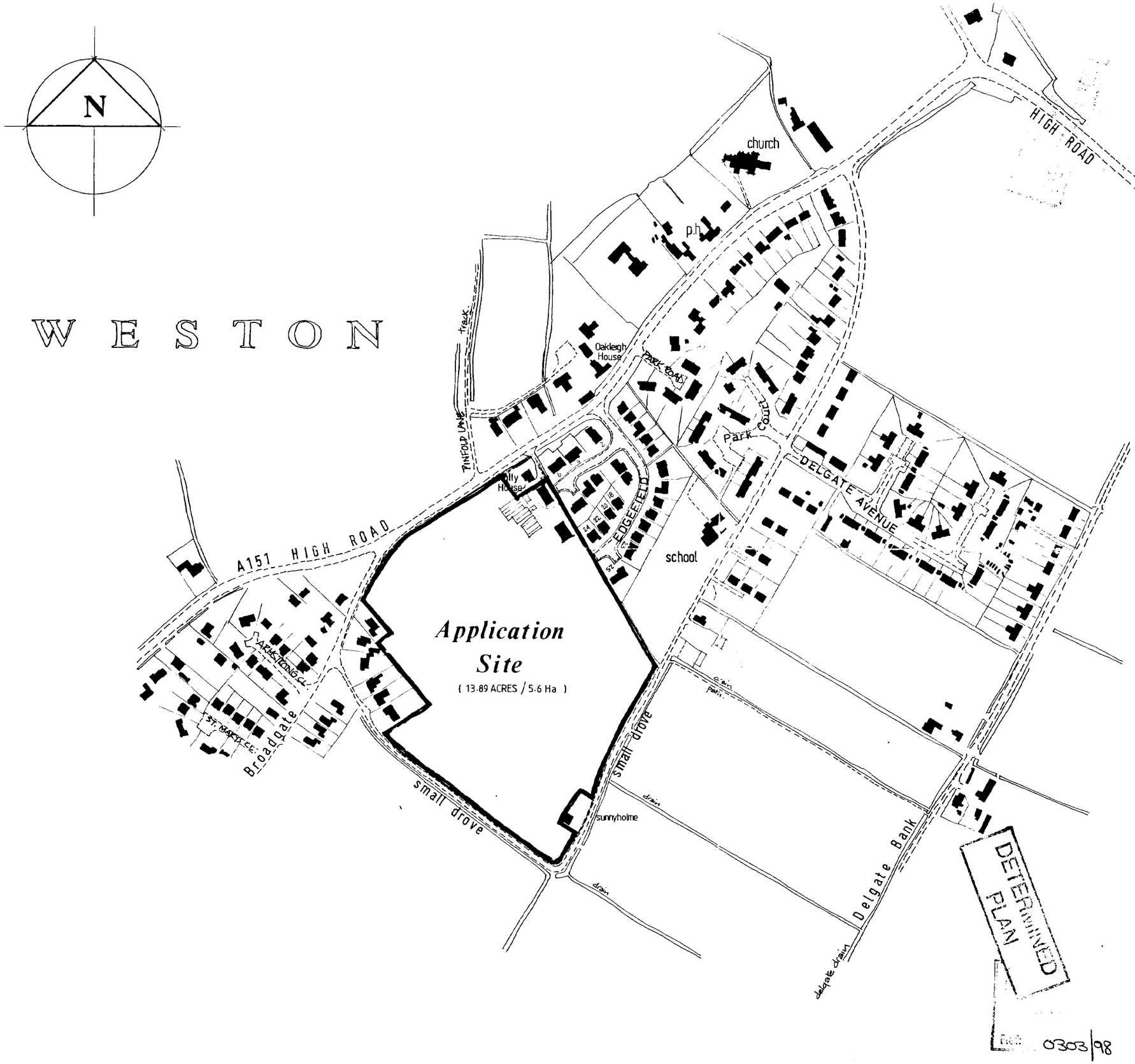
RESIDENTIAL DEVELOPMENT

HIGH ROAD WESTON

LAYOUT

scale 1:500 drg no. 980302/PP

MARCH 1998 alan j. finch.



THIS DRAWING MUST NOT BE REPRODUCED WITHOUT WRITTEN PERMISSION FROM ASHWOOD HOMES

NOTES

ASHWOOD HOMES

HOLBEACH MANOR , FLEET ROAD HOLBEACH , PE12 7AX .
Tel : 01406 423388 Fax : 01406 426237

PROJECT

RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON
Spalding Lincs

DRAWING DESCRIPTION: SITE LOCATION

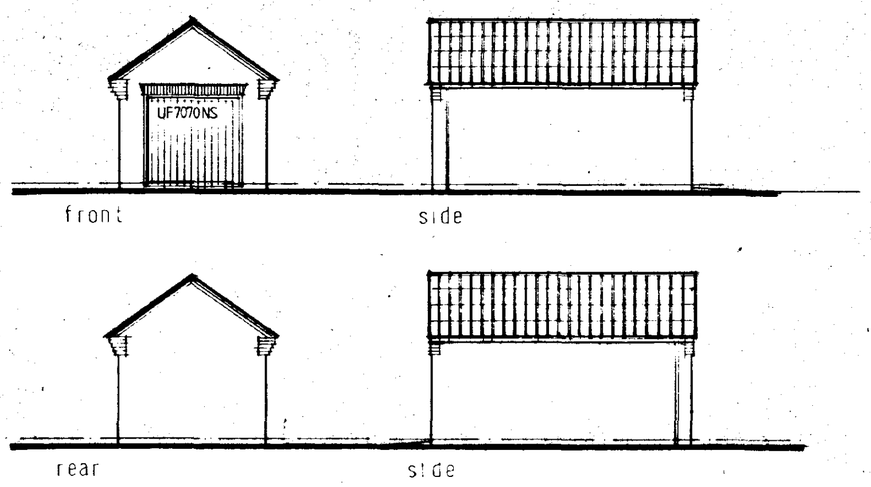
DATE: March 1998	DRAWN: alan j. finch.
DRWG No.: 980302/LP	SCALE: 1:2500

REVISIONS	DES	DATE	SIGN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

8131-1188T

SUMMIT



WITHOUT WRITTEN PERMISSION FROM
ASHWOOD HOMES

NOTES

ROOF CONSTRUCTION

Concrete interlocking tiles to be selected and installed in accordance with BS 5534 Pt. 1: 1978 with 75mm min. headlap.
25 x 38mm sw treated battens on reinforced felt
Trussed rafters to be specialist design & supply to BS 5268 with Calculations provided for LA approval.
Install trusses @ 600 c/c max onto 75 x 100 s.w. wall plate.
Roof bracing to be to BS 5268 using 25 x 100mm C16 (SC3) grade timbers
Provide 30 x 5mm galv. restraint straps @ 2.0m c/c max. at rafter & ceiling levels span min. 3 No. trusses with s.w. pack between members restrained.
Wall plate to be strapped to wall at 2.0m c/c max. using 30 x 5mm galv. straps of NLT 1.0m length.

WALL CONSTRUCTION

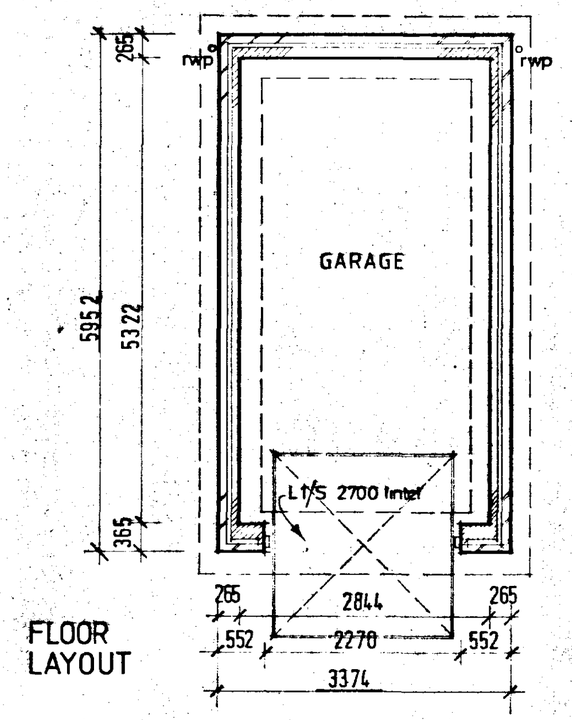
265mm walling to consist 100mm approved facing brick. 65mm clear cavity with 100mm inner leaf to be Hemelite 3.5N/mm2 block or similar.
Install galv./st.steel wall ties at 900mm c/c max horiz. & 450mm c/c max vertically with increased no. adj openings. Incorporate DPC at all cavity closers
l.G. lintel to be installed to opening as specified on plan with 150mm min. end bearings. Provide dpc cavity tray above lintel in accord. with BS 5628 Pt. 3: 1985 with a min. 2 No. weepholes per opening.
Joinery refs. - Boulton & Paul with safety glazing to door where fitted in accord. with BS 6206 and Part N Building Regs. with clear identification of BS compliance on installed glazing.
Walling below DPC to be FL quality and/or **Class A block with DPC to be at** 150mm min. above fin. ground level and linked to DPM.

FOUNDATIONS

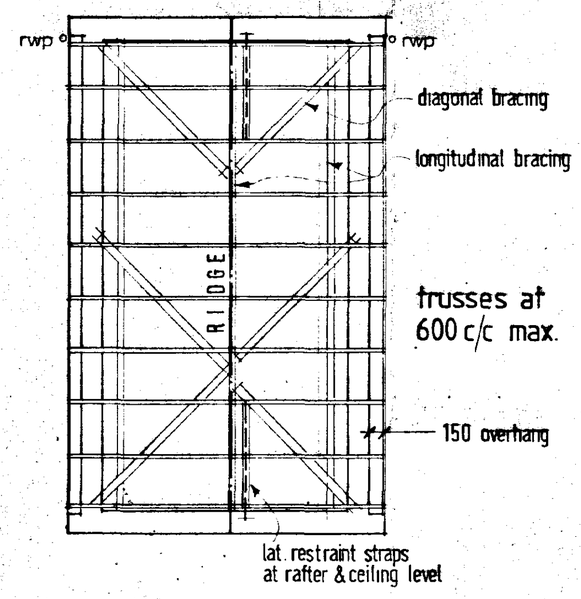
Concrete strip foundation to be 700mm wide x 225mm deep min. with 450mm x 225mm to internal wall at depth NLT 750mm below ground level or 1.0m if shrinkable soils present.
Depth to also account for proximity of trees, hedges etc & their potential effect.

SURFACE WATER DRAINAGE

Provide 112mm PVC-U gutter to discharge to 68mm dia. hop's installed in positions shown. Provide 82mm dia. PVC-U flexi-jointed pipe below ground laid to fall to 1.2m dia. soakaway at NLT 5.0m min. from any building.

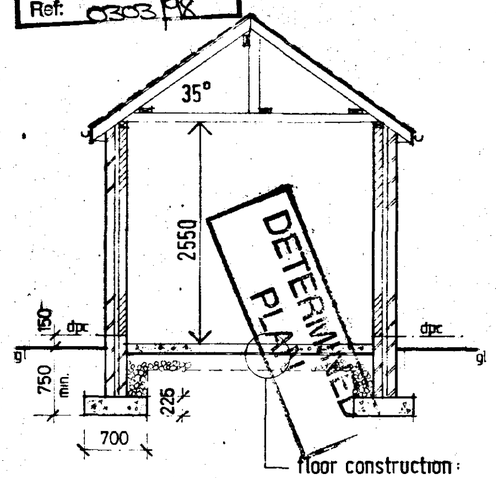


FLOOR LAYOUT



ROOF LAYOUT

SOUTH HOLLAND DC
HOUSING
17 MAR 1998
Ref: 03/03/98



SECTION

floor construction:
100mm oversite
1200g. poly. dpm (linked to dpc.)
150mm blinded & consolid. hardcore

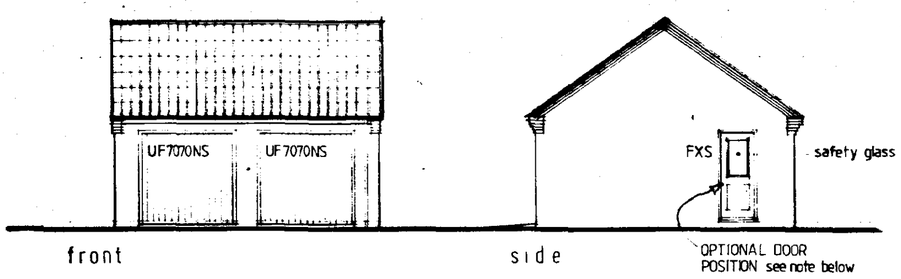
ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

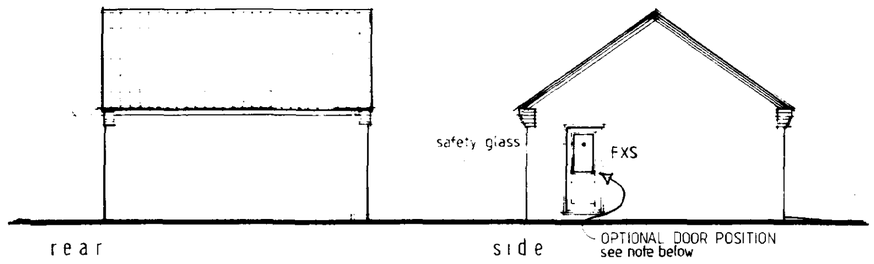
PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON
plots 7,11,12,17,53,57,58,59,78.

DRAWING DESCRIPTION: Single Garage
DATE: 12/97
DRAWN: alan j finch.
DRWG No.
SCALE: 1:100 / 1:50

REVISIONS	DES	DATE	SIGN

PLANNING
BUILDING REGS
CHECKED BY
ISSUED





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I.G. lintels to be installed to all openings as specified on plan with 150mm min. end bearings. Provide dpc cavity tray above lintels in accord. with BS 5628 Pt. 3: 1985 with a min. 2 No. weepholes per openings.
Joinery refs. - Boulton & Paul with **safety glazing to door** in accord. with BS 6206 and Part N Building Regs. with clear identification of BS compliance on installed glazing.
***Walling below DPC** to be FL quality and/or Class A block with DPC to be at* 150mm min. above fin. ground level and linked to DPM.

FOUNDATIONS

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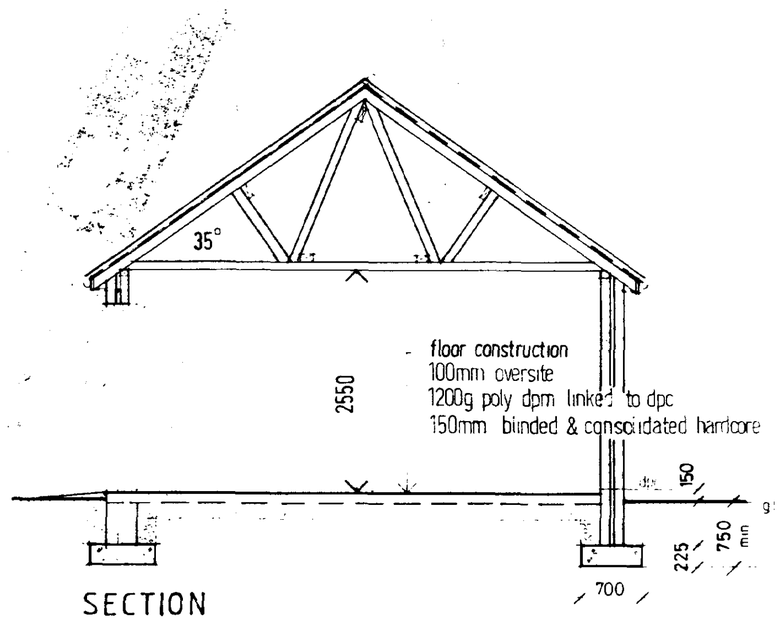
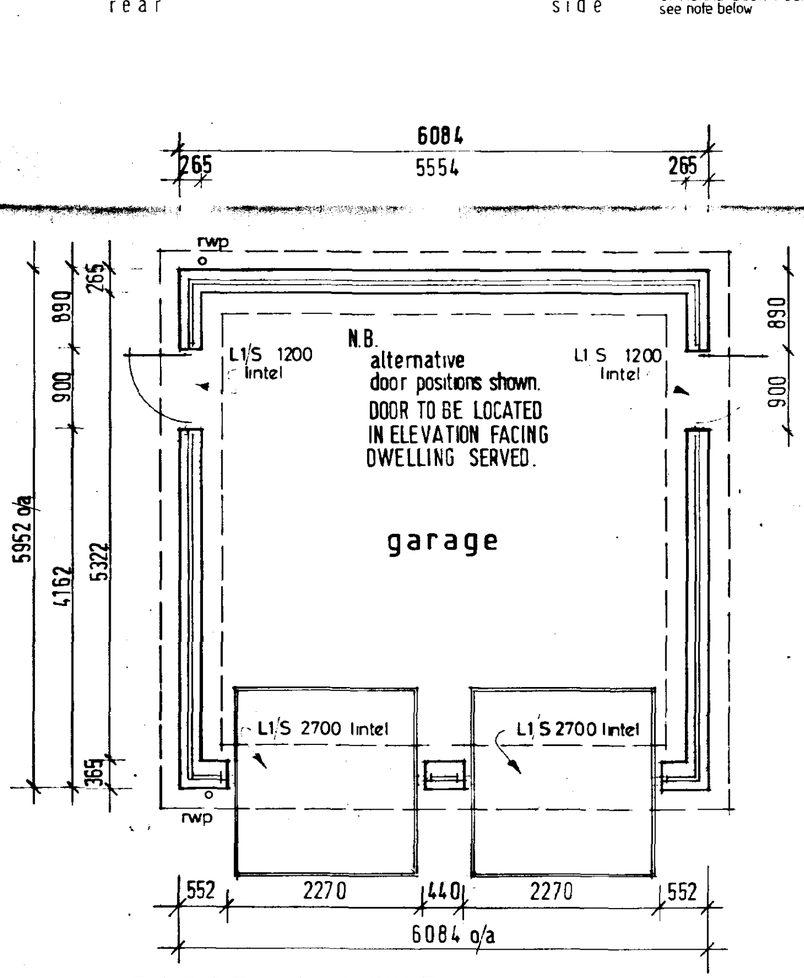
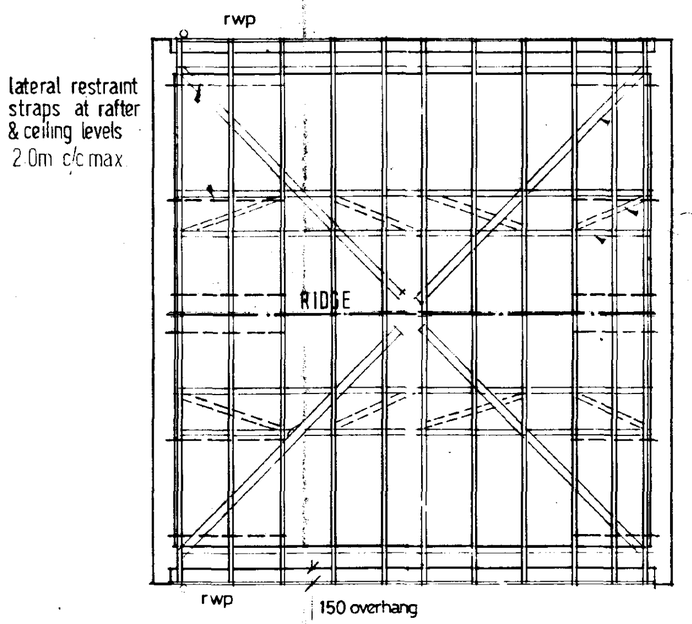


SECTION



FLOOR LAYOUT



ROOF LAYOUT

DETERMINED PLAN

17 MAR 1998

0303/98

ASHWOOD HOMES
Build a Better Neighbourhood

REGISTERED HOUSE BUILDER

HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL HOLBEACH (0406) 23388

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

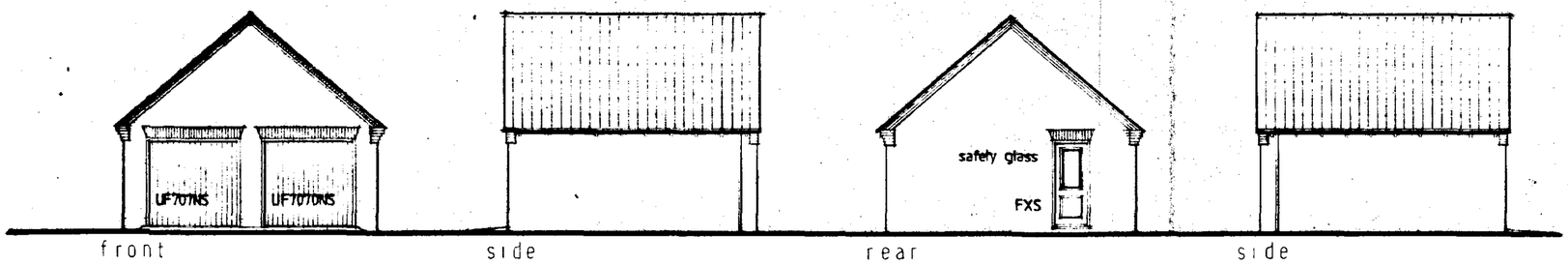
plots : 4,5,21,25,33,34,40, 41,63,65, 66, 69,70,76,79,88,89.

DRAWING DESCRIPTION
DOUBLE GARAGE (SIDE GABLE)

DATE 03 '98	DRAWN
DRWG No	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN

PLANNING	BUILDING REGS
CHECKED BY	ISSUED



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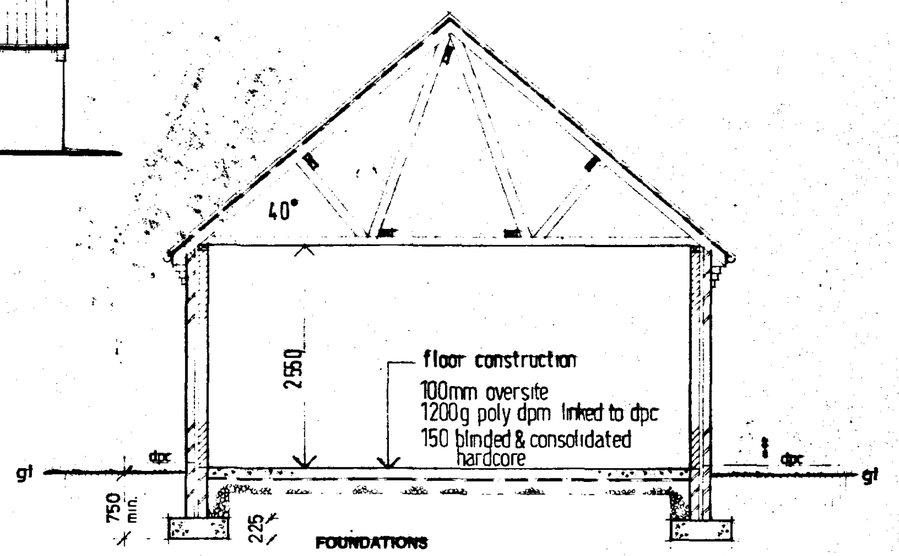
Joinery refs. - Boulton & Paul with safety glazing to door in accord. with BS 6206 and Part N Building Regs. with clear identification of BS compliance on installed glazing.
Walling below DPC to be FL quality and/or Class A block with DPC to be at *150mm min. above fin. ground level and linked to DPM.*

SURFACE WATER DRAINAGE

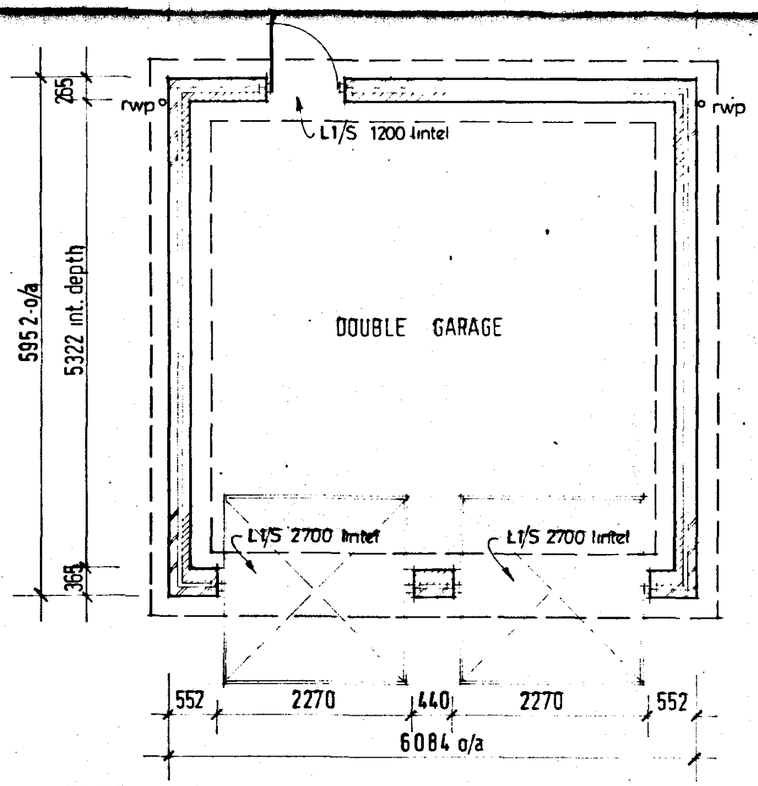
Provide 112mm PVC-U gutter to discharge to 68mm dia. rwp's installed in positions shown. Provide 82mm dia. PVC-U flexi-jointed pipe below ground laid to fall to 1.2m dia. soakaway at NLT 5.0m min. from any building.



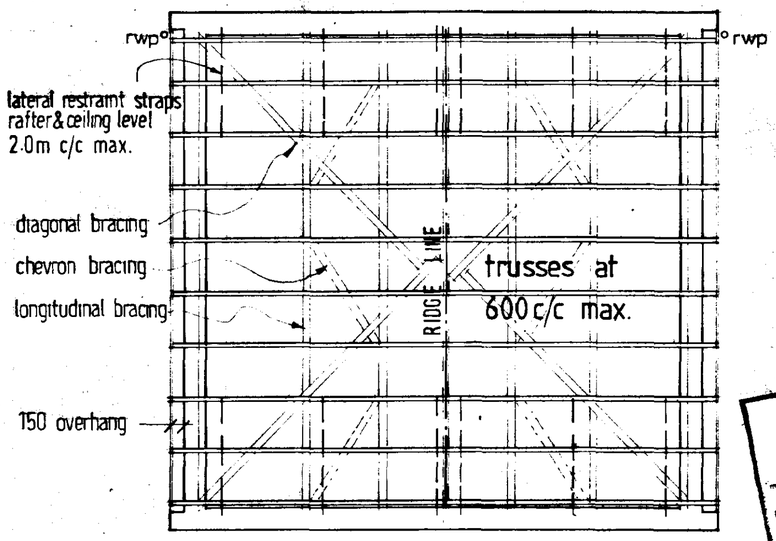
SECTION

FOUNDATIONS

Concrete strip foundation to be 700mm wide x 225mm deep min.
at depth NLT 750mm below ground level or 1.0m if shrinkable soils present.
Depth to also account for proximity of trees, hedges etc & their potential effect.



FLOOR LAYOUT



ROOF LAYOUT

DETERMINED PLAN
SOUTH HOLLAND DISTRICT COUNCIL
17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
REGISTERED HOUSE BUILDER
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON
plot 13 (garaging)

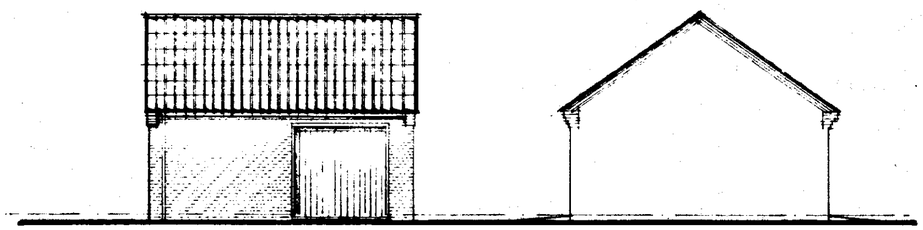
DRAWING DESCRIPTION: DOUBLE GARAGE

DATE	DRAWN
10/97	alan j. finch
DRWG No.	SCALE 1:100 / 1:50

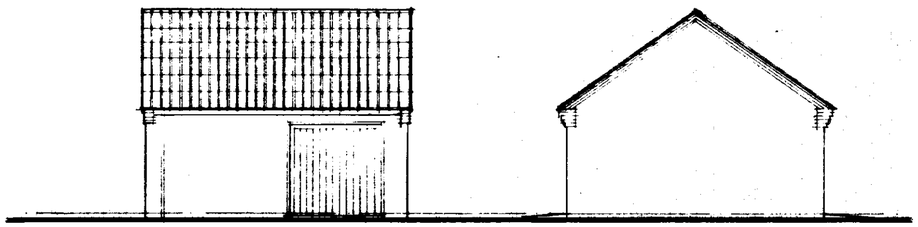
REVISIONS	DES	DATE	SIGN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

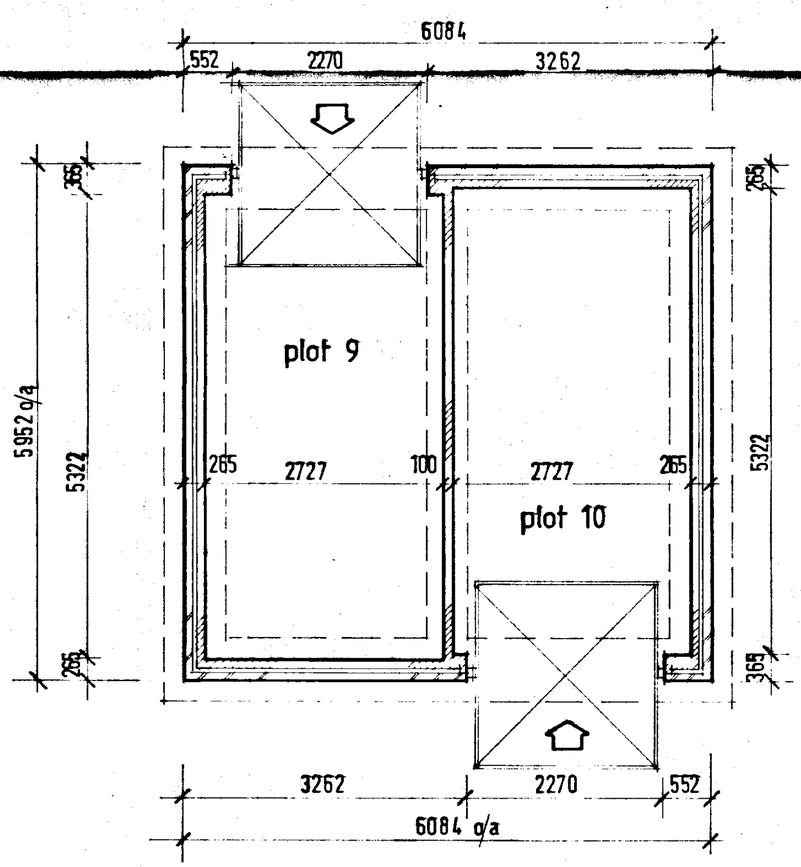
SUMMIT



front (to plot 10) side



front (to plot 9) side



FLOOR LAYOUT

THIS DRAWING MUST NOT BE REPRODUCED WITHOUT WRITTEN PERMISSION FROM ASHWOOD HOMES

NOTES

DETERMINED PLAN

SOUTH HOLLAND DISTRICT COUNCIL
17 MAR 1998
Ref: 0303/98.

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

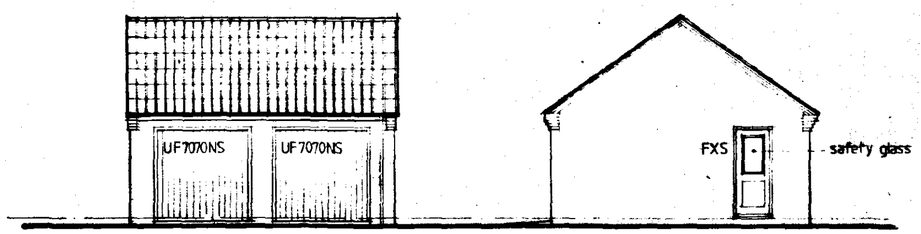
garaging - plots 9, 10.

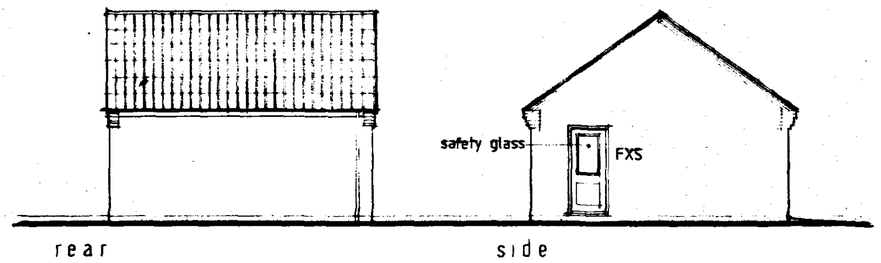
DRAWING DESCRIPTION
Twin Garage Block - ALTERNATED ACCESS

DATE 03/98	DRAWN alan j finch.
DRWG No.	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED





ROOF CONSTRUCTION

Concrete interlocking tiles to be selected and installed in accordance with BS 5534 Pt. 1: 1978 with 75mm min. headlap.
25 x 38mm sw treated battens on reinforced felt
Trussed rafters to be specialist design & supply to BS 5268 with Calculations provided for LA approval.
Install trusses @ 600 c/c max onto 75 x 100 s.w. **wall plate.**
Roof bracing to be to BS 5268 using 25 x 100mm C16 (SC3) grade timbers
Provide 30 x 5mm galv. restraint straps @ 2.0m c/c max. at rafter & ceiling levels span min. 3 No. trusses with s.w. pack between members restrained.
Wall plate to be strapped to wall at 2.0m c/c max. using 30 x 5mm galv. straps of NLT 1.0m length.

WALL CONSTRUCTION

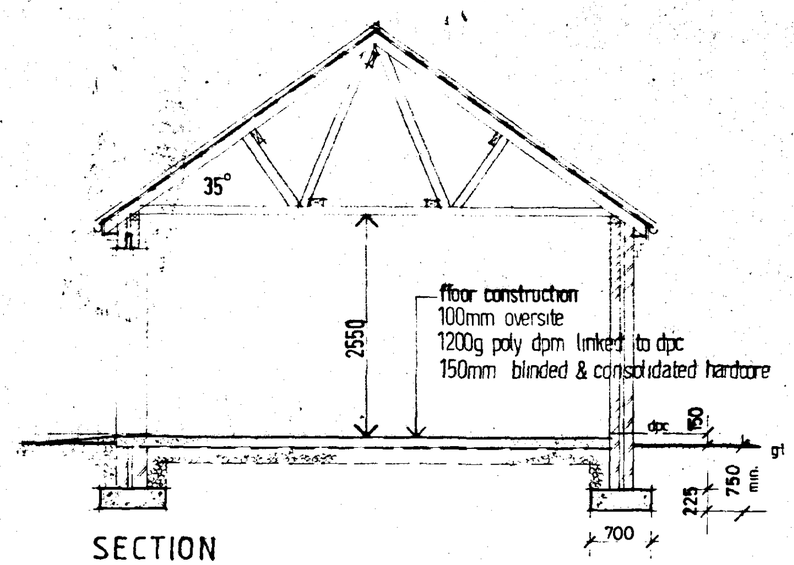
265mm walling to consist 100mm approved facing brick. 65mm clear cavity with 100mm inner leaf to be Hemelite 3.5N/mm2 block or similar.
Install galv./st.steel wall ties at 900mm c/c max horiz. & 450mm c/c max vertically with increased no. adj openings. Incorporate DPC at all cavity closers
100mm internal wall separating garages to be carried up to u/side of roof & firestopped with mineral wool.
I.G. lintels to be installed to **all openings as specified on plan with** 150mm min. end bearings. Provide dpc cavity tray above lintels in accord. with BS 5628 Pt. 3: 1985 with a min. 2 No. weepholes per openings.
Joinery refs. - Boulton & Paul with safety glazing to door in accord. with BS 6206 and Part N Building Regs. with clear identification of BS compliance on installed glazing.
Walling below DPC to be FL quality and/or Class A block with DPC to be at 150mm min. above fin. ground level and linked to DPM.

FOUNDATIONS

Concrete strip foundation to be 700mm wide x 225mm deep min. with 450mm x 225mm to internal wall at depth NLT 750mm below ground level or 1.0m if shrinkable soils present.
Depth to also account for proximity of trees, hedges etc & their potential effect.

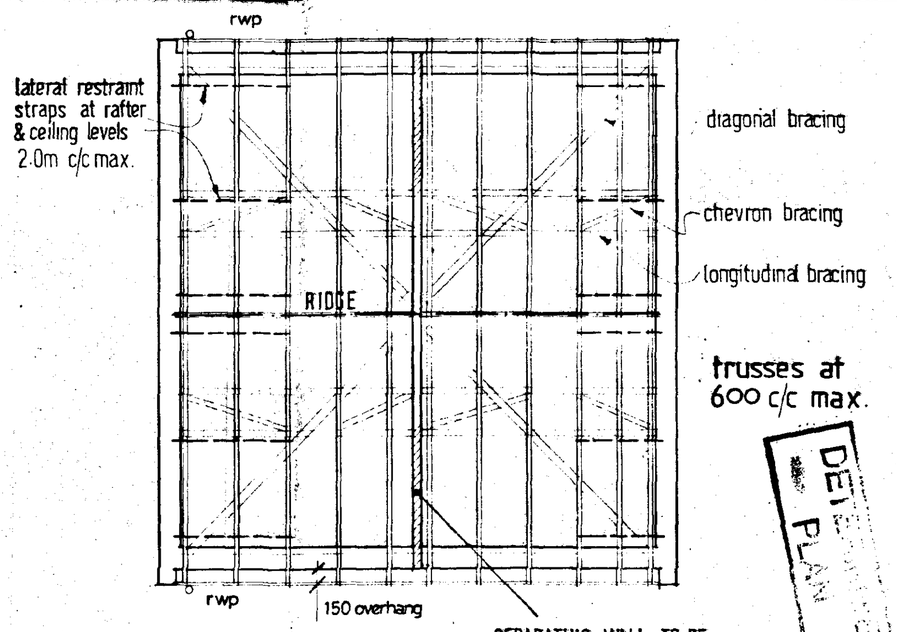
SURFACE WATER DRAINAGE

Provide 112mm PVC-U gutter to discharge to 68mm dia. rwp's installed in positions shown. Provide 82mm dia. PVC-U flexi-jointed pipe below ground laid to fall to 1.2m dia. soakaway at NLT 5.0m min. from any building.



SECTION

FLOOR LAYOUT



ROOF LAYOUT

DEEMED PLANNING

SOUTH HOLLAND DC HOUSING & PLANNING
17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388
REGISTERED HOUSE BUILDER

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON
plots: 44/45, 46/47, 48/49, 55/56.

DRAWING DESCRIPTION: Twin Garage Block

DATE	DRAWN
11/97	Ian J. Finch
DRWG No	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN

PLANNING	BUILDING REGS
CHECKED BY	ISSUED

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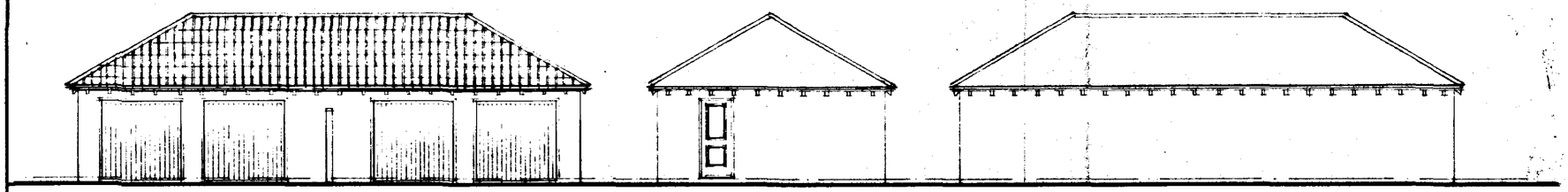
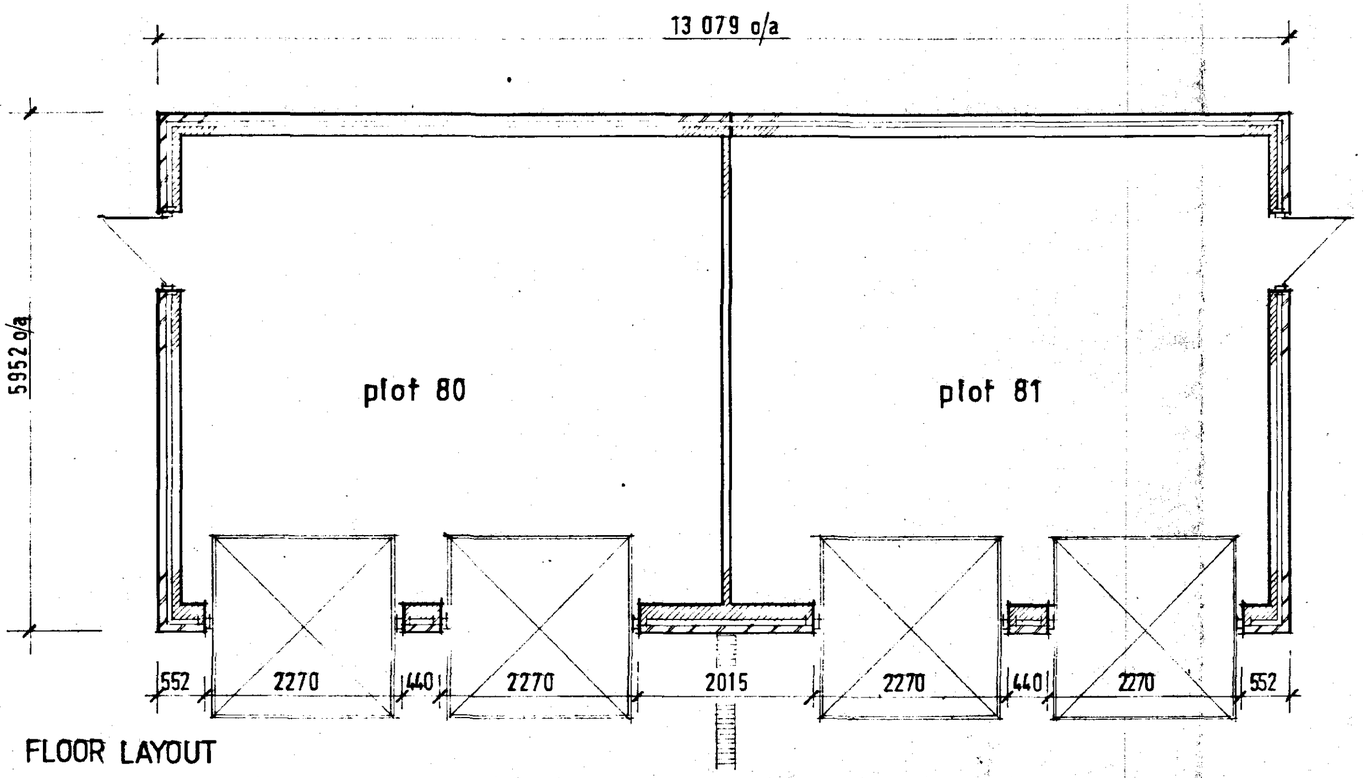
WITHOUT WRITTEN PERMISSION FROM
ASHWOOD HOMES

NOTES



front side (plot 80) rear



FLOOR LAYOUT

DETERMINED PLAN

SOUTH HOLLAND DC
HOUSE & PLANNING
17 MAR 1998
Ref: 0303/98

ASHWOOD HOMES
Build a Better Neighbourhood
REGISTERED HOUSE BUILDER
HOLBEACH MANOR,
FLEET ROAD,
HOLBEACH,
LINCOLNSHIRE PE12 7AX TEL: HOLBEACH (0406) 23388

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON

garaging - plots 80,81

DRAWING DESCRIPTION
QUAD. GARAGE BLOCK- TYPE C

DATE 03/98	DRAWN alan j finch.
DRWG No.	SCALE 1:100/1:50

REVISIONS	DES	DATE	SIGN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

8131-1188T

SUMMIT

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ASHWOOD HOMES

New Estate Junction with A151 High Road to incorporate right-hand turn lane to new development and Pinfold Lane.
Road Pattern to be non-linear in order to reduce traffic speeds

Strategic Landscaping to minimise impact on open countryside as specified by Landscape Architect - refer to details.

3 Frontage plots to Broadgate inc. turning facility traditional hedgerow frontage and footpath provision

Holly House retained

Existing estate road to be extended into site to provide cul de sac of 21 dwellings also provides emergency link, footpath/cycle link through to Small Drove.

Public Open Space as nucleus giving important identity to development
'Village Green' feel with properties of varying design & scale overlooking.
Roadway adjacent open space has paved surface, traffic calming and minimal vehicular access to dwellings to create safe environment for pedestrians & cyclists.

Bungalows proposed to sensitive boundaries with existing properties
(denoted B on layout)

Toddlers Play Area overlooked by properties

Extensive use of detached garages (denoted by G on layout) in various configurations to create variable roofscape and minimise 'building massing'.

Significant Highway Improvements to Small Drove-
provision of Passing Bays giving access to individual plots
existing drains to be piped
Traditional hedgerow and tree planting, gated accesses to create soft, rural appearance to development.

Footpath link to Small Drove - School, proposed Village Hall etc.
Passing Bay also provides safe stopping area for cyclists emerging onto Small Drove

Passing Bay providing access to 2 dwellings

Visibility retained at corner

SITE CONCEPT

TOTAL No. OF DWELLINGS - 89 (EIGHTY-NINE)
comprising :-
4 bed detached house - 32 dwellings
3 bed detached house - 24 dwellings
3 bed semi-det. house - 14 dwellings
3 bed det. bungalow - 19 dwellings

SITE AREA - 13.89 Acres (5.6 Hectares)
giving a density of 6.4 dwellings per acre

ASHWOOD HOMES
HOLBEACH MANOR FLEET ROAD HOLBEACH PE12 7AX
Tel : 01406 423388 Fax : 01406 426237

PROJECT
RESIDENTIAL DEVELOPMENT
HIGH ROAD WESTON
Spalding Lincs

DRAWING DESCRIPTION: CONCEPT PLAN
DATE: March 1998
DRAWN: alan j. finch
DRWG No.: 980302/CP
SCALE: 1:1000

REVISIONS	DES	DATE	SIGN

PLANNING
BUILDING REGS.
CHECKED BY
ISSUED

APPROVED PLAN
0303/98

131 1188T
SUMMIT