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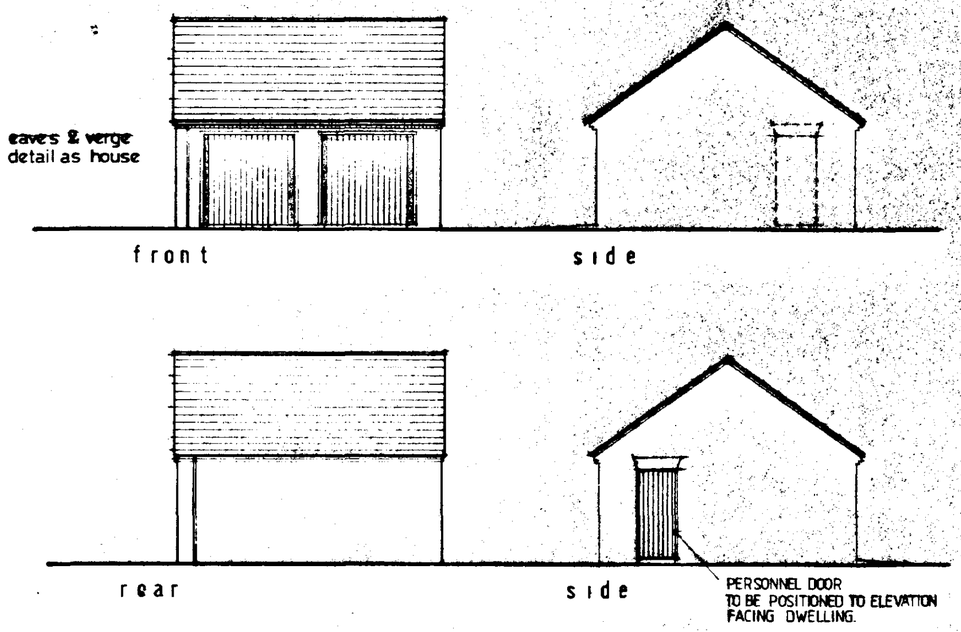
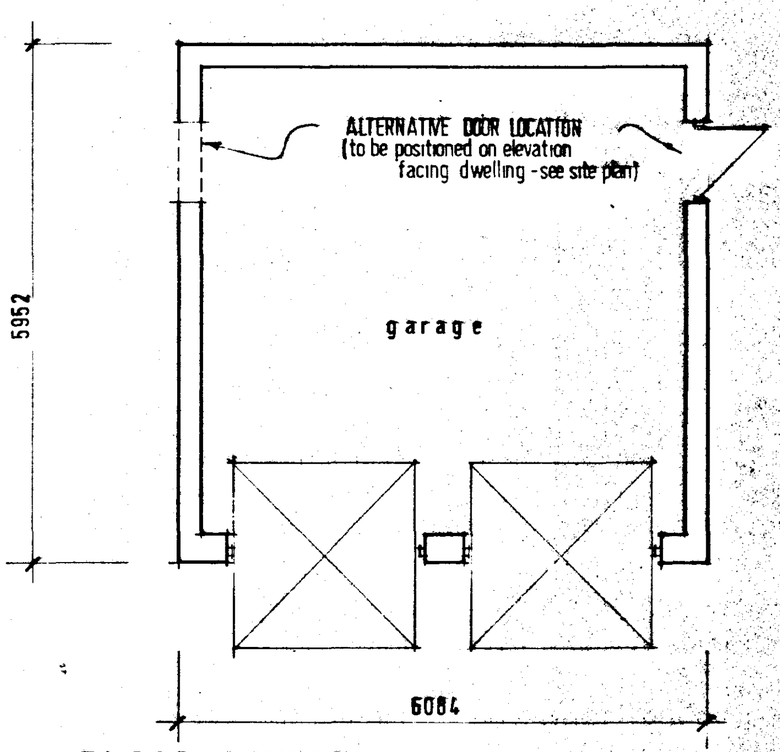
ASHWOOD HOMES

NOTES





FLOOR LAYOUT

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

PROJECT

GARAGE DESIGN TO
WITHAM DESIGN

DRAWING DESCRIPTION
DOUBLE GARAGE

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

REVISIONS	DES	DATE	SIGN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

SOUTH HOLLAND DC
HOUSING & PLANNING
25 MAR 1999
Ref: 630/99

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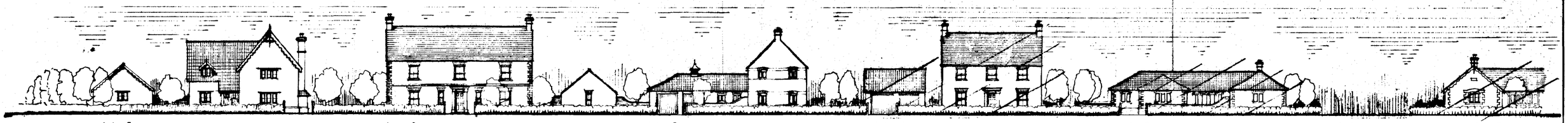
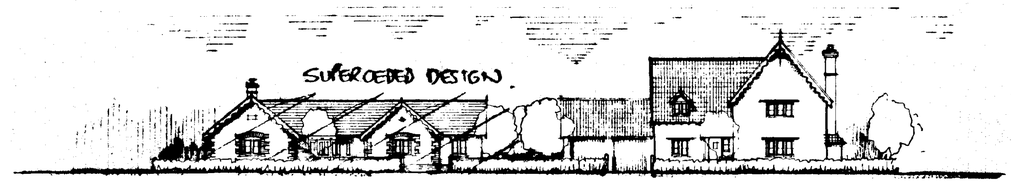
NOTES





LANDSCAPING – HEDGEROW PLANTING
frontage hedgerow to Washway Road to consist traditional mixed hedgerow
CRATAEGUS MONOGYNA / CORYLUS AVELLANA / PRUNUS SPINOSA / FAGUS SYLVATICA 45/60 cm PLANTED IN 2 ROWS STAGGERED @ 450 c/c.
intermediate boundary hedgerow to consist beech hedging as rear boundaries existing

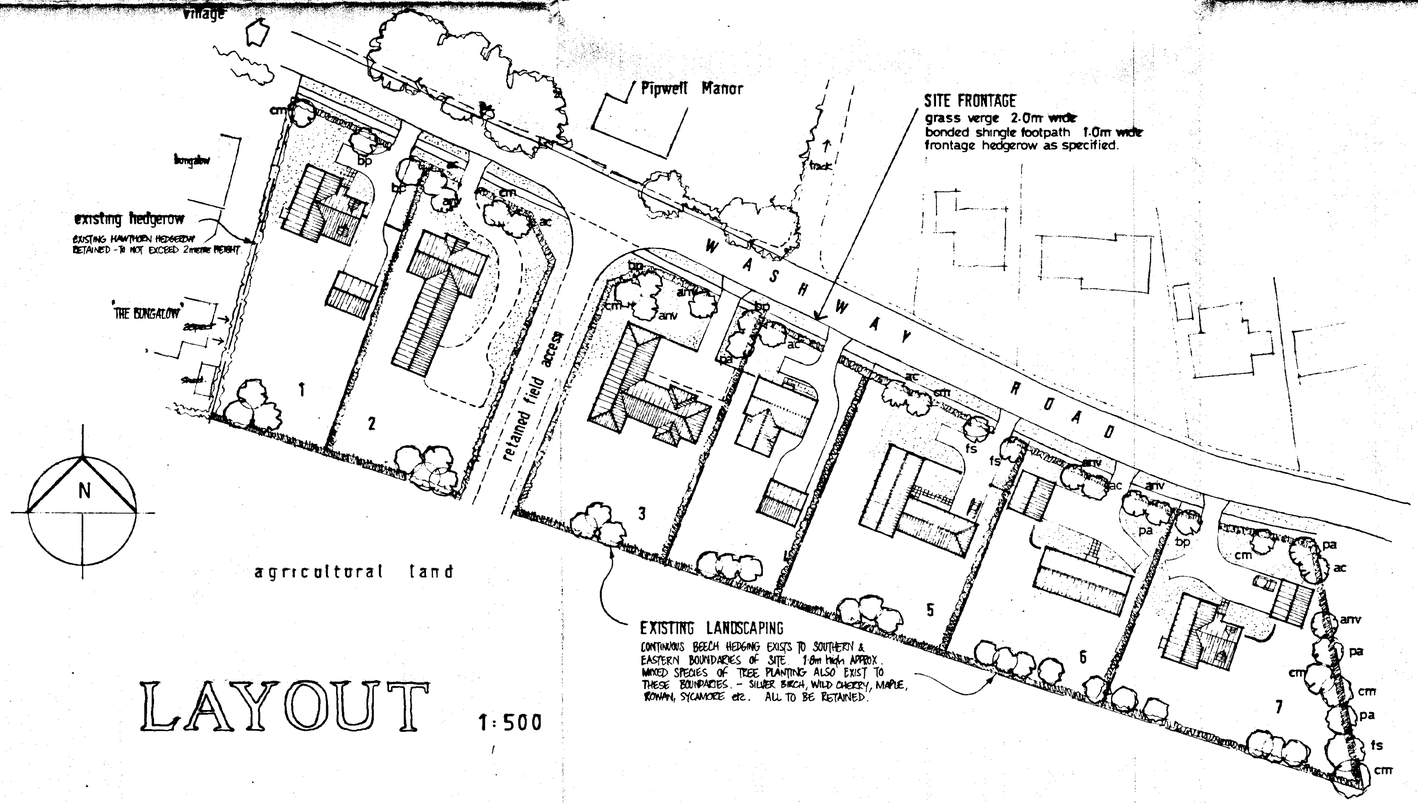
TREE PLANTING

AC	ACER CAMPESTRE
ANV	ACER NEGONDO VARIEGATUM
BP	BETTRA PENDULA
CM	CRATAEGUS MONOGYNA
FS	FAGUS SYLVATICA
PA	PRUNUS AVIUM

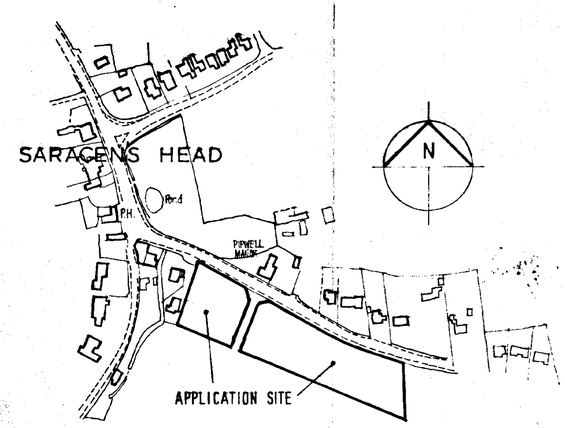
PLANTING HEIGHTS TO BE 1·8 – 2·4m HIGH SUITABLY STAKED & TIED.

FENCING & WALLING – 1.2m high timber post & rail fence to define side bo boundaries of plots
1·2 / 1·8m high walling plots 2,3&5 courtyard plots 6&7 link walls incorporating timber gates.

DRIVEWAYS & FRONT GARDENS – shingle driveways , turfed / seeded front gardens



LAYOUT 1:500



LOCATION PLAN 1:2500

AMENDED PLAN
Ref. 0496/98

SOUTH HOLLAND DC
HOUSING & PLANNING
08 SEP 1998
Ref:

DETERMINED PLAN

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

PROJECT
Residential Development
Plots 1 - 7 Washway Road
SARACENS HEAD

DRAWING DESCRIPTION
site layout / site location / street scene

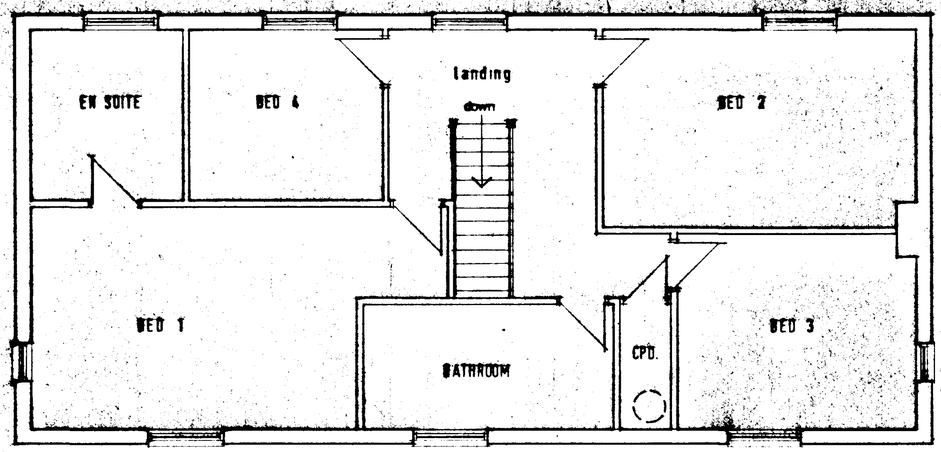
DATE 05/98	DRAWN alan j. finch.
DRWG No. 980501/01	SCALE 1:2500 / 1:500 / 1:200

REVISIONS	DES	DATE	SIGN
a	revised layout plot 2 - 5	09·98	ajf

PLANNING H23/0496/98
BUILDING REGS.
CHECKED BY
ISSUED

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

NOTES



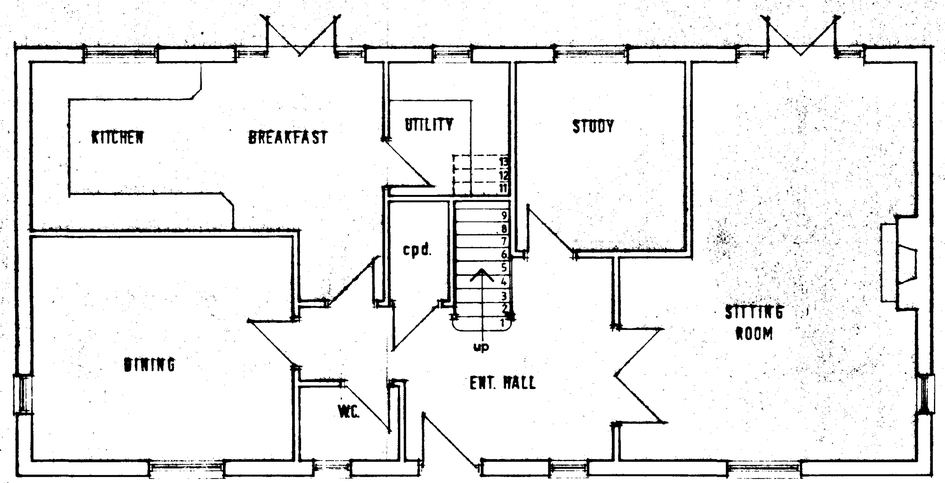
FIRST FLOOR



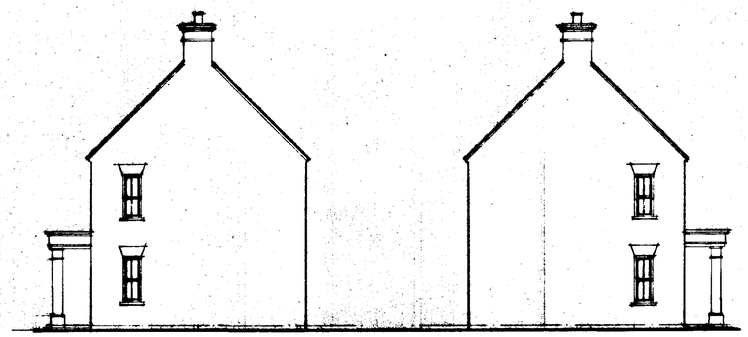
front



rear



GROUND FLOOR



side

side

AMENDED PLAN
Ref. 0496/98

SOUTH HOLLAND DC
HOUSING & PLANNING
08 SEP 1998
Ref:

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

PROJECT
WASHWAY ROAD
SARACEN'S HEAD
plot 6

DETERMINED PLAN

DRAWING DESCRIPTION

DATE	DRAWN alan j. finch.
DRWG No. 980501/P6	SCALE 1:50 / 1:100

REVISIONS	DES	DATE	SIGN
a	re design portico	09 98	ajf

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

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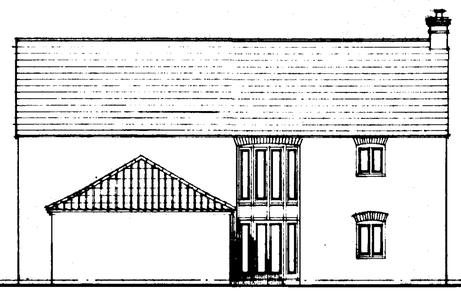
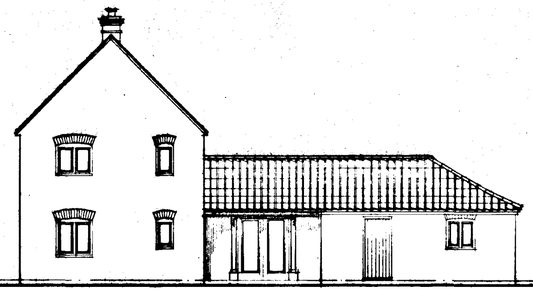
ASHWOOD HOMES



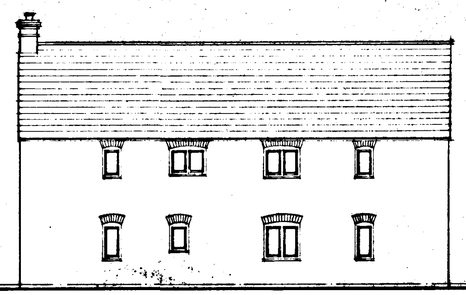
front



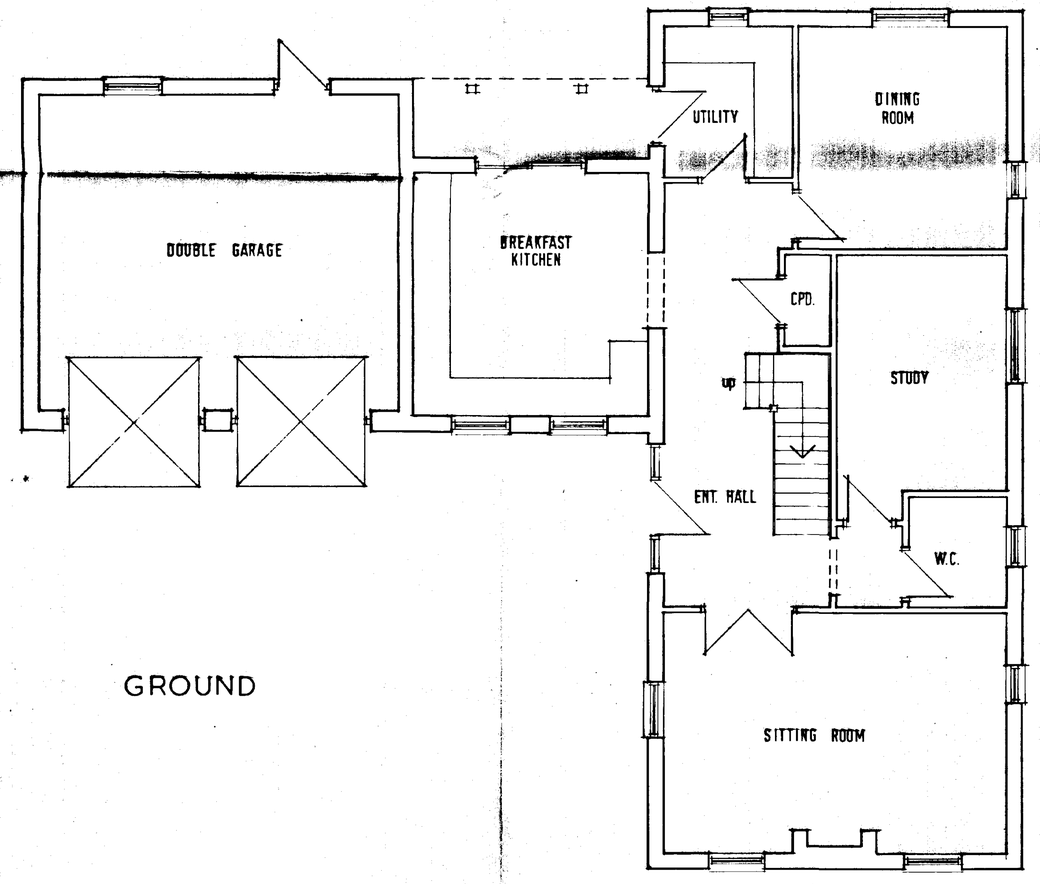
side



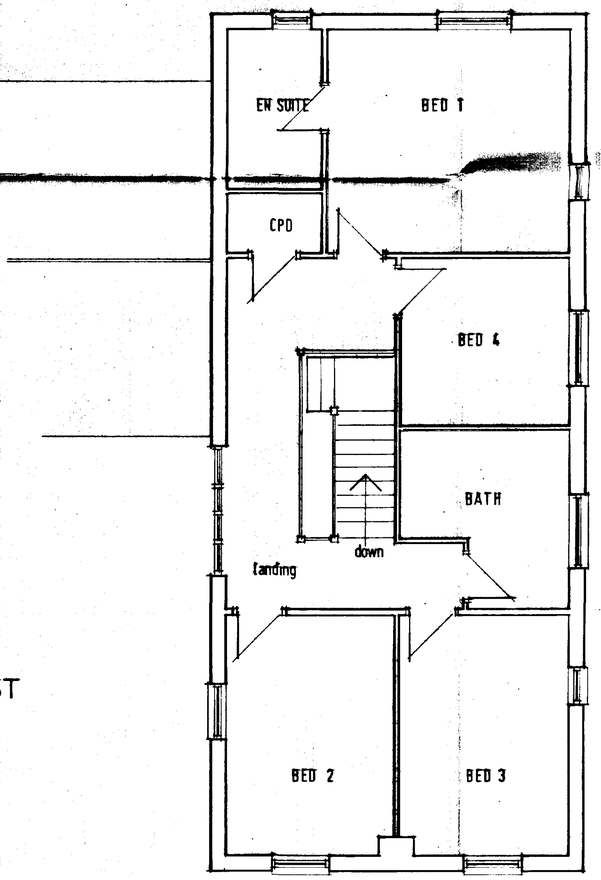
rear



side



GROUND



FIRST

AMENDED PLAN
Ref. 0496/98

SOUTH HOLLAND DC
HOUSING & PLANNING
08 SEP 1998
Ref:

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

PROJECT
WASHWAY ROAD
SARACEN'S HEAD
plot 5

DETERMINED PLAN

DRAWING DESCRIPTION

DATE	DRAWN alan j finch.
DRWG No. 980501/P5	SCALE 1:100 / 1:50

REVISIONS	DES	DATE	SIGN
a	roof tower / dovecote feature omitted	09.98	

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

8130-1188T

SUMMIT

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

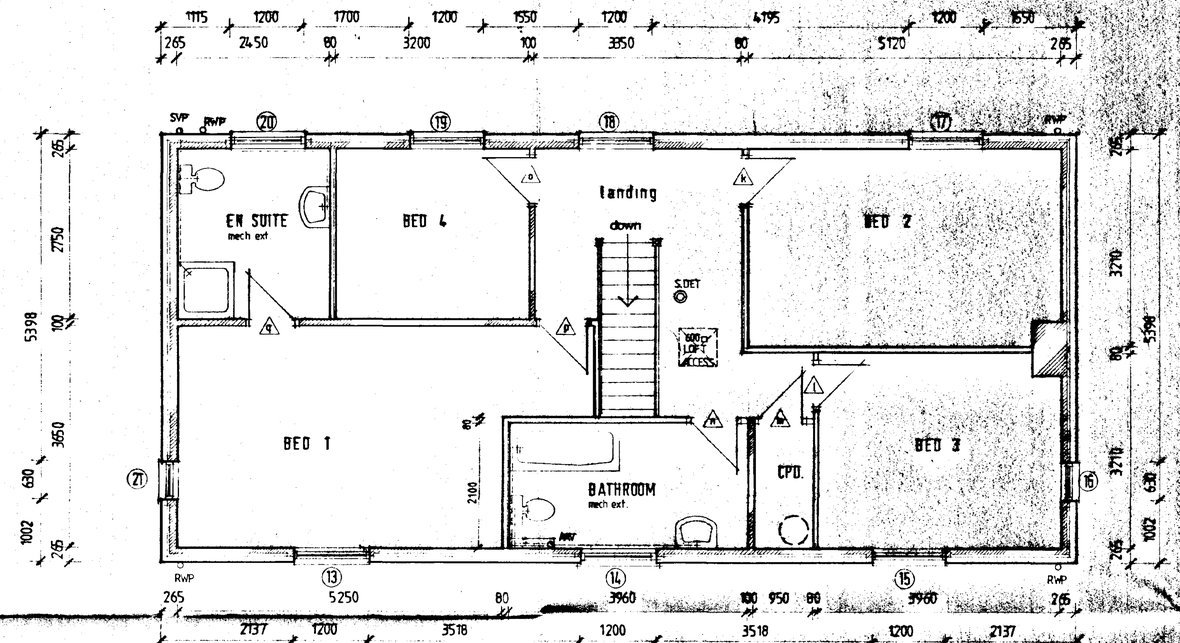
NOTES

EXT. DOOR WINDOW & LINTEL SCHEDULE

ref	desc.	joinery ref	lintel ref
1	window	SRV216	L1/S 1500
2	window	SRV113	L1/HD 1050
3	purpose made door / fanlight	1050x2400	L1/HD 1350
4	window	SRV113	L1/S 1050
5	window	SRV216	L1/S 1500
6	window	SRV116	L1/S 1050
7	doors/s.lights	FCP210	L1/S 2400
8	window	SRV216	L1/HD 1500
9	window	SRV112	L1/HD 1050
10	doors/s.lights	FCP210	L1/S 2400
11	window	SRV212	L1/S 1500
12	window	SRV116	L1/S 1050
13	window	SRV215	L1/S 1500
14	window	SRV215	L1/S 1500
15	window	SRV215	L1/S 1500
16	window	SRV115	L1/S 1050
17	window	SRV215	L1/S 1500
18	window	SRV215	L1/S 1500
19	window	SRV215	L1/S 1500
20	window	SRV212	L1/S 1500
21	window	SRV115	L1/S 1050

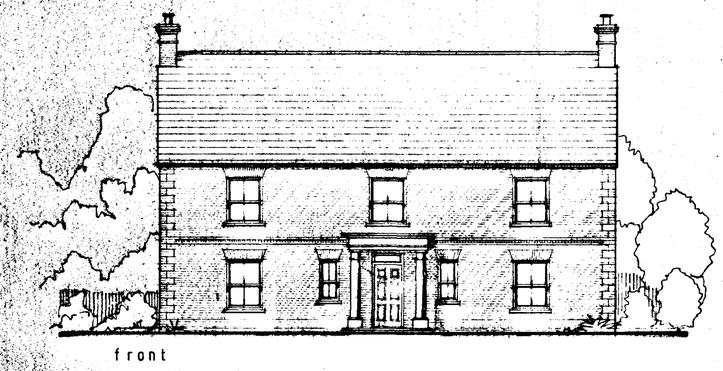
INTERNAL LINTELS – internal type 100 / 1100mm
except ref b, d, g box 100 / 1200 mm
ref. i box 100 / 1950 mm

JOINERY REFS – BOULTON & PAUL
see elevation for safety glazing requirements
LINTEL REFS BY IG LTD



FIRST FLOOR

GROUND FLOOR



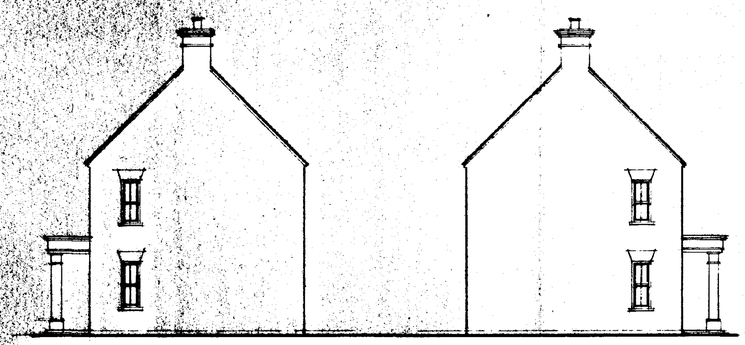
front



rear

SAFETY GLASS TO DOOR'S & S/LIGHTS

SAFETY GLASS TO DOOR'S & S/LIGHTS



side

side

SOUTH HOLLAND DC
HOUSING & PLANNING
25 MAR 1999
Ref: 0300/99

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

PROJECT

PLOT 6 WASHWAY ROAD
PLOT 3 ROMAN BANK
SARACEN'S HEAD

DRAWING DESCRIPTION
WITHAM design – FLOOR LAYOUTS / ELEVATIONS

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

REVISIONS	DES	DATE	SIGN
a	re design portico	09.98	ajf

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

8130-118T

SUMMIT

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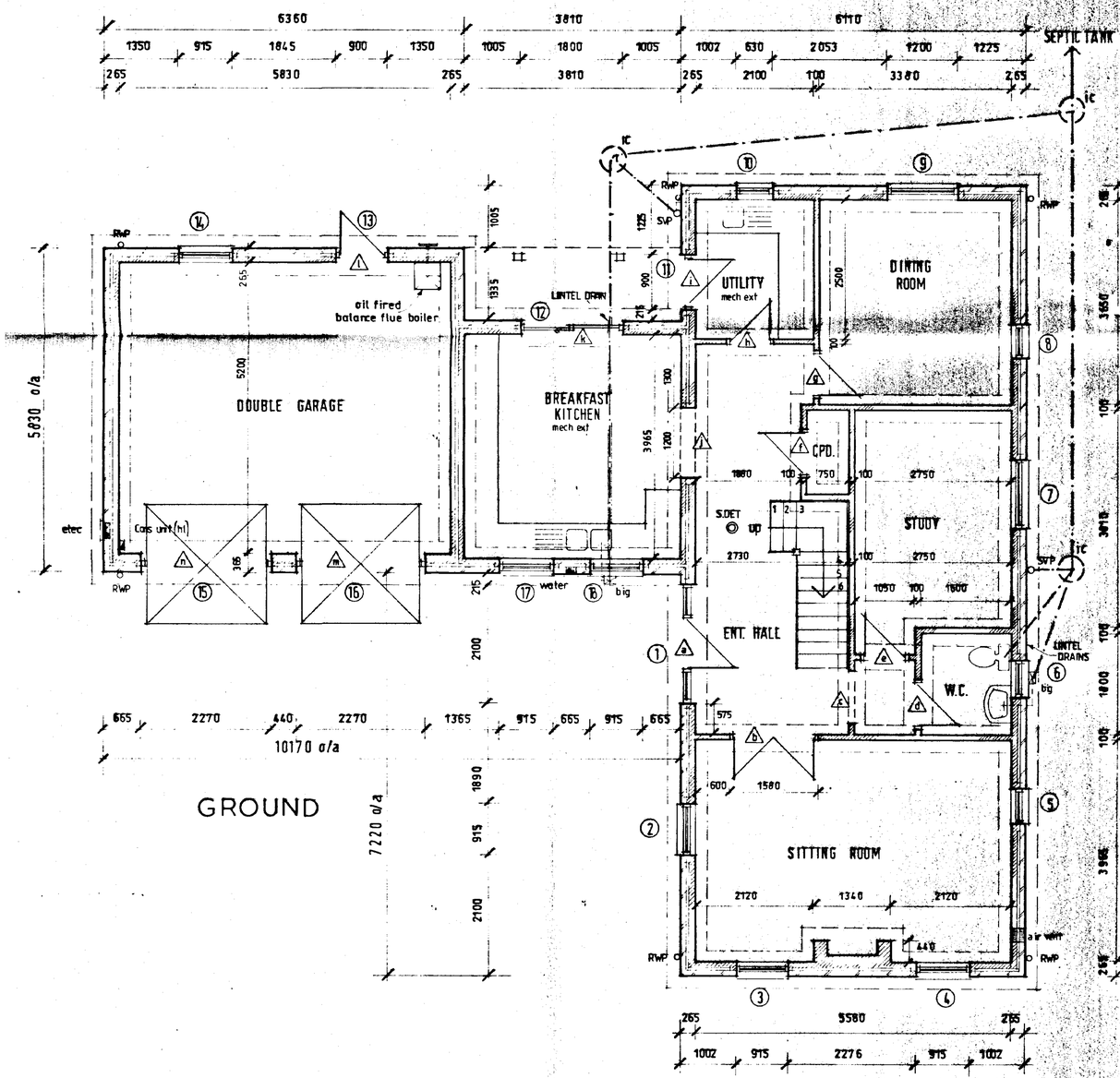
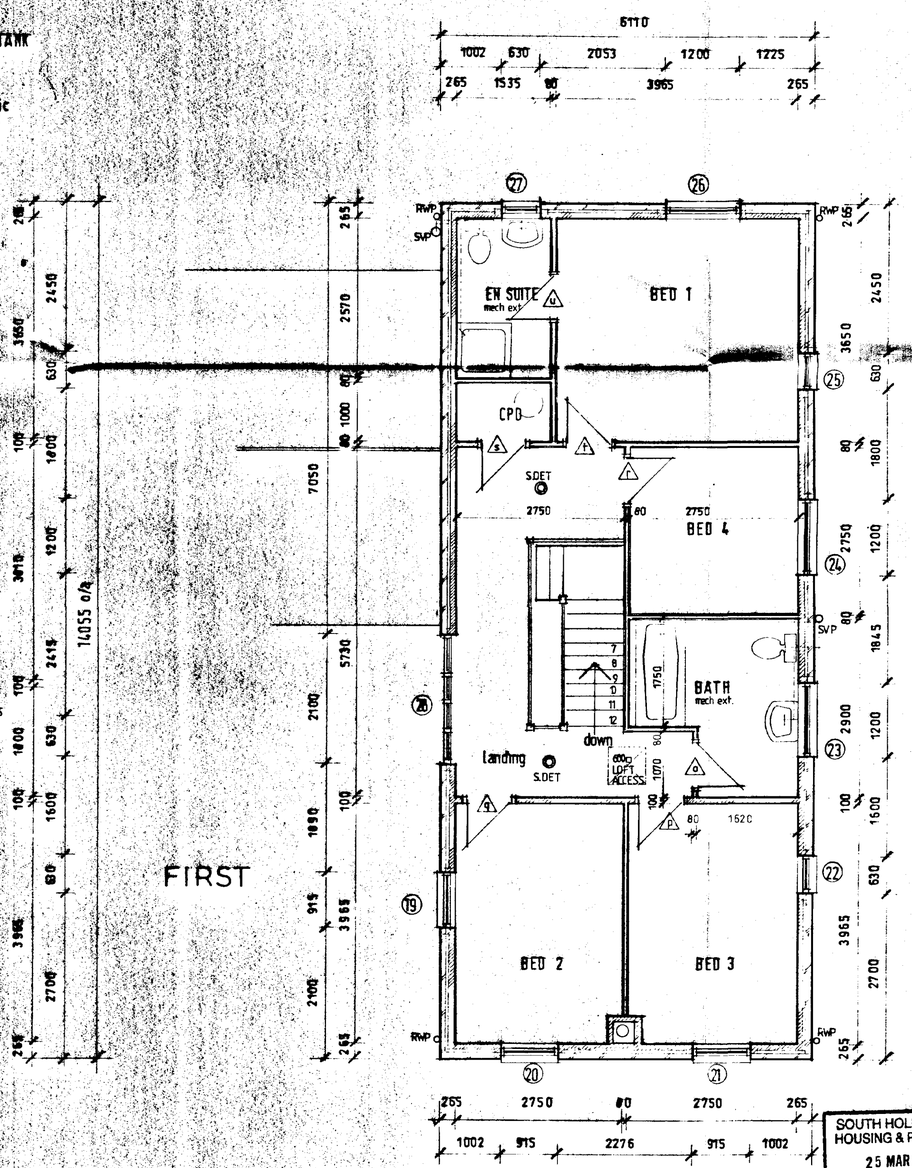
ASHWOOD HOMES



front | side | safety glaze ent. frame | rear | safety glaze patio doors | side





EXT. DOOR, WINDOW & LINTEL SCHEDULE

ref	desc	joinery ref	lintel ref
1	ent. frame	purpose made	L1/HD 2400
2	window	2N12CC	L1/S 1200
3	window	2N12CC	L1/S 1200
4	window	2N12CC	L1/S 1200
5	window	112C	L1/S 1050
6	window	109C	L1/S 1050
7	window	212C	L1/S 1500
8	window	112C	L1/S 1050
9	window	212C	L1/S 1500
10	window	109C	L1/S 1050
11	door	FNS	L1/S 1200
12	patio doors	1·8m wide	L1/S 2100
13	door	FXS	L1/S 1200
14	window	2N09C (opp)	L1/S 1200
15	garage door	UF7070NS	L1/HD 2700
16	garage door	UF7070NS	L1/S 2700
17	window	2N09C	L1/S 1200
18	window	2N09C (opp)	L1/S 1200
19	window	2N10CC	L1/S 1200
20	window	2N10CC	L1/S 1200
21	window	2N10CC	L1/S 1200
22	window	110C	L1/S 1050
23	window	209C	L1/S 1500
24	window	210C	L1/S 1500
25	window	110C	L1/S 1050
26	window	210C	L1/S 1500
27	window	109C	L1/S 1050
28	feature screen	purpose made	L1/S 2400

INTERNAL OPENINGS INT. 100 / 1100 mm lintels over
ref C, G BOX 100 / 1200 mm over
ref B BOX 100 1950 mm over
ref J L1/S 1500 mm over

JOINERY REFS - BOULTON PAUL
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
PLOT 5 WASHWAY ROAD
PLOT 1 ROMAN BANK
SARACEN'S HEAD

DRAWING DESCRIPTION
ORWELL design - FLOOR LAYOUTS / ELEVATIONS

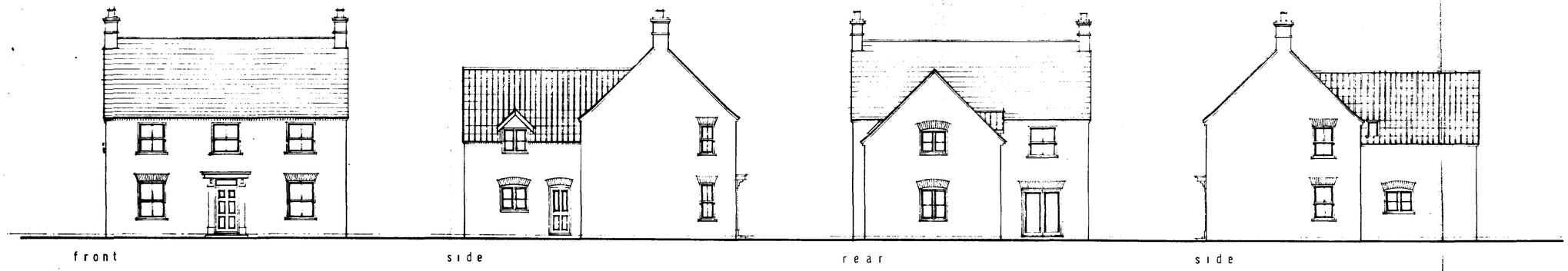
DATE 02·99	DRAWN alan j finch.
DRWG No.	SCALE 1:100 / 1:50

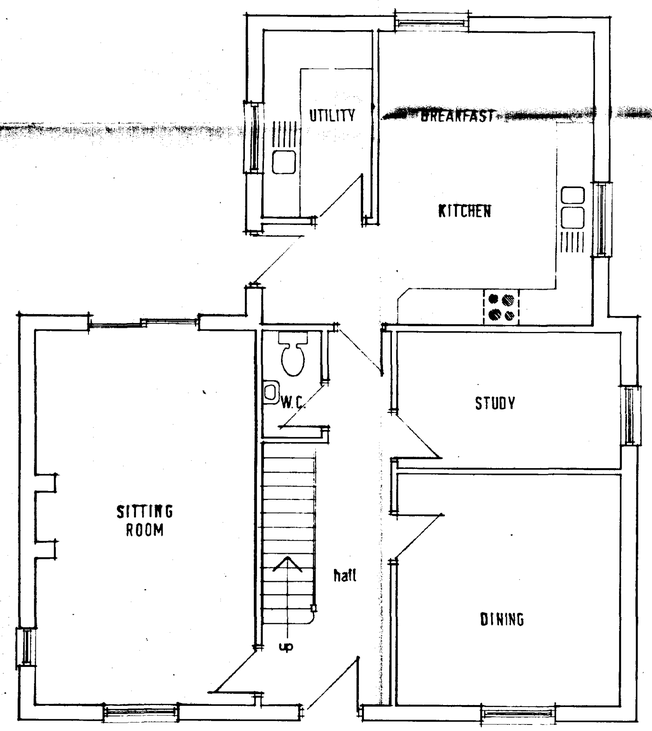
REVISIONS	DES	DATE	SIGN
a	roof tower / dovecote feature omitted	09·98	ajf.

SOUTH HOLLAND DC
HOUSING & PLANNING
25 MAR 1999
Ref: 03 00 99

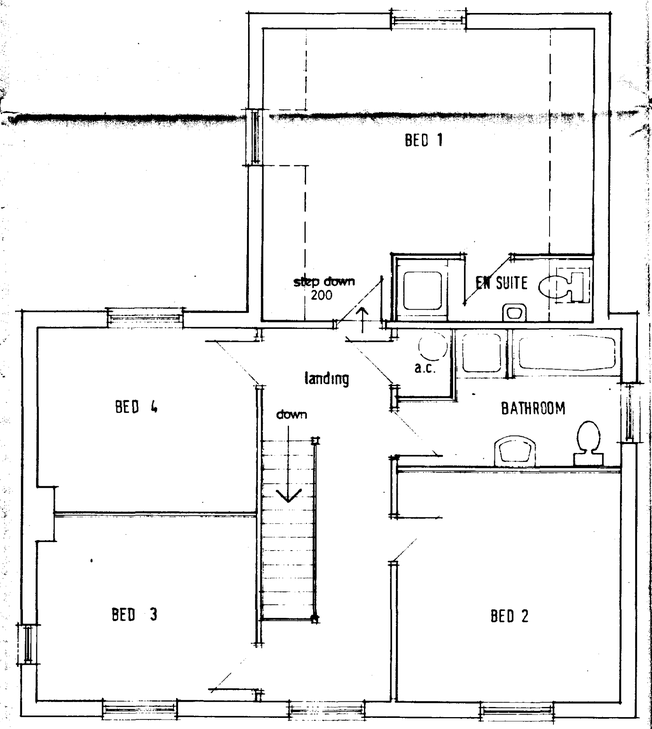
PLANNING | BUILDING REGS.
CHECKED BY | ISSUED

8130-1188T





GROUND



FIRST

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NOTES

SOUTH HOLLAND DC
HOUSING & PLANNING
15 MAY 1998
Ref: 0496/98

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

PROJECT

RESIDENTIAL DEVELOPMENT
PLOTS 1-7 WASHWAY ROAD
SARACEN'S HEAD, LINCS

plot 4

DETERMINED PLAN

DRAWING DESCRIPTION

DATE 05/98	DRAWN alan j finch
DRWG No. 980501/P4	SCALE 1:50/1:100

REVISIONS	DES	DATE	SIGN

PLANNING	BUILDING REGS.
CHECKED BY	ISSUED

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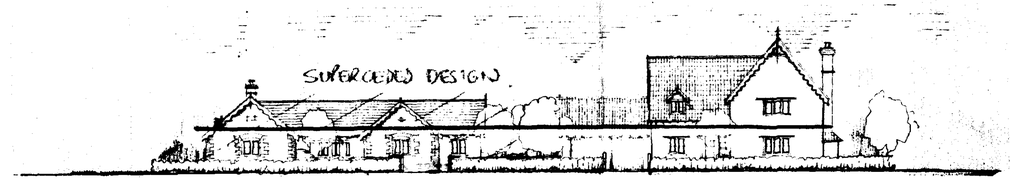
NOTES





LANDSCAPING – HEDGEROW PLANTING

frontage hedgerow to Washway Road to consist traditional mixed hedgerow
CRATAEGUS MONOGYNA / CORYLUS AVELLANA / PRUNUS SPINOSA / FAGUS SYLVATICA 45/60 cm PLANTED IN 2 ROWS STAGGERED @ 450 c/c.
intermediate boundary hedgerow to consist beech hedging as rear boundaries existing

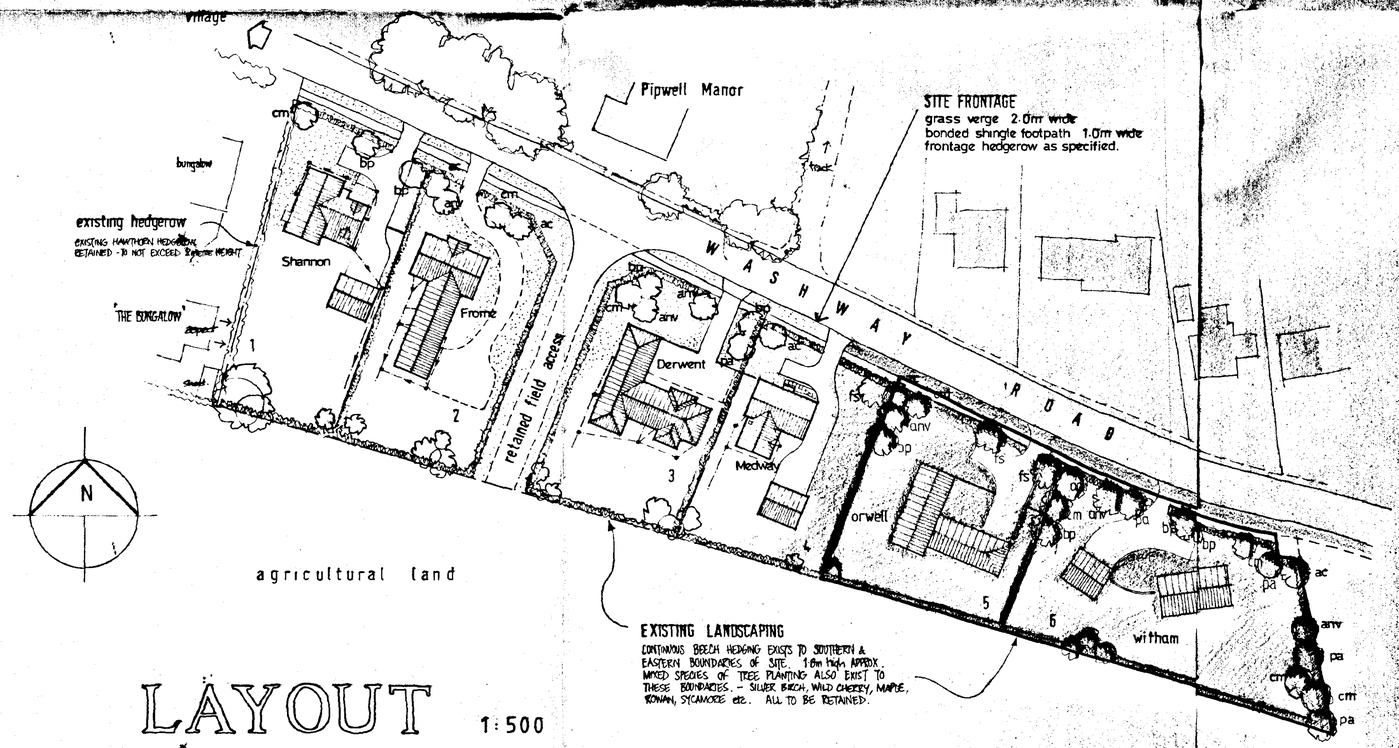
TREE PLANTING

- **AC** ..... ACER CAMPESTRE
- **ANV** ..... ACER NEGUNDO VARIEGATUM
- **BP** ..... BETULA PENDULA
- **CM** ..... CRATAEGUS MONOGYNA
- **FS** ..... FAGUS SYLVATICA
- **PA** ..... PRUNUS AVIUM

PLANTING HEIGHTS TO BE 1·8 – 2·4m HIGH SUITABLY STAKED & TIED.

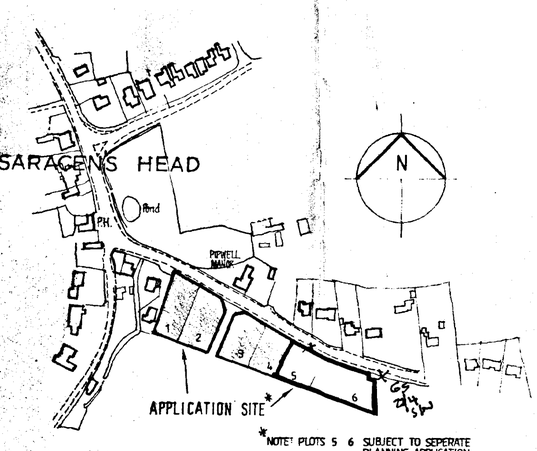
FENCING & WALLING – 1.2m high timber post & rail fence to define side boundaries of plots
1.2 / 1.8m high walling plots 2, 3, 5 courtyard
plot 6 — link wall incorporating timber gate.

DRIVEWAYS & FRONT GARDENS – shingle driveways, turf/seeded front gardens



LAYOUT 1:500

EXISTING LANDSCAPING
CONTINUOUS BEECH HEDGING EXISTS TO SOUTHERN & EASTERN BOUNDARIES OF SITE. 1.6m HIGH APPROX. MIXED SPECIES OF TREE PLANTING ALSO EXIST TO THESE BOUNDARIES. – SILVER BIRCH, WILD CHERRY, MAPLE, ROWAN, SYCAMORE etc. ALL TO BE RETAINED.



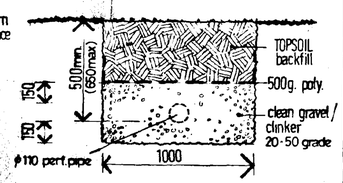
*NOTE: PLOTS 5 6 SUBJECT TO SEPERATE PLANNING APPLICATION

LOCATION PLAN 1:2500

FOUL DRAINAGE
INDIVIDUAL SEPTIC TANK & SOAKAWAY SYSTEM TO DWELLINGS
3750 litre (825 gallon) KLARGESTER or similar to BS 6297: 1983
Percolation test carried out in accordance with BS 6297: 1983 indicates a min length of land drain of 36 metres required in trench width 1.0m

Drain to be laid in closed circuit or herringbone pattern uniform gradient no more than 1 in 200 at min. distance of 6m from buildings.

Inspection chambers adj. inlet & outlet to facilitate cleansing & rodding. first 3m of pipe from tank to be imperforate - to allow clearance of effluent from tank area.



SECTION THRO LAND DRAIN TRENCH 1:20 scale

SOUTH HOLLAND DC
HOUSING & PLANNING
25 MAR 1999
Ref: 03/0496/98

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

PROJECT
Residential Development
Plots 1 - 6 Washway Road
SARACENS HEAD

DRAWING DESCRIPTION
site layout / site location / street scene

DATE	DRAWN
05/98	alan j. finch.

DRWG No.	SCALE
980501/01	1:2500 / 1:500 / 1:200

REVISIONS	DES	DATE	SIGN
A	revised layout plot 2 - 5	09·98	ajf
B	REAR BOUNDARY CORRECTED	03·99	MD
C	REVISED LAYOUT PLOTS 4, 5 & 6	03·99	MD

PLANNING	BUILDING REGS.
H23/0496/98	
CHECKED BY	ISSUED