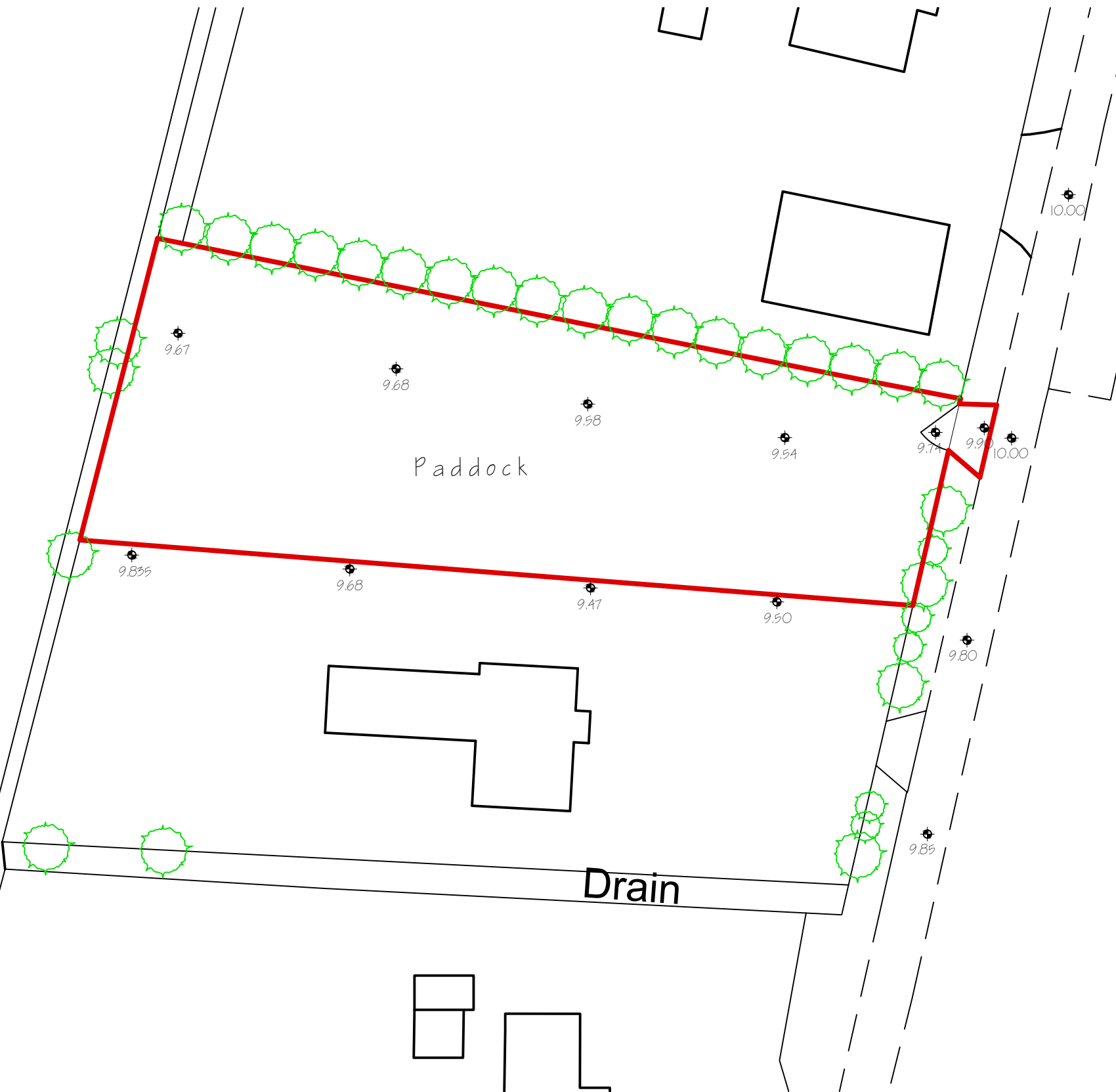
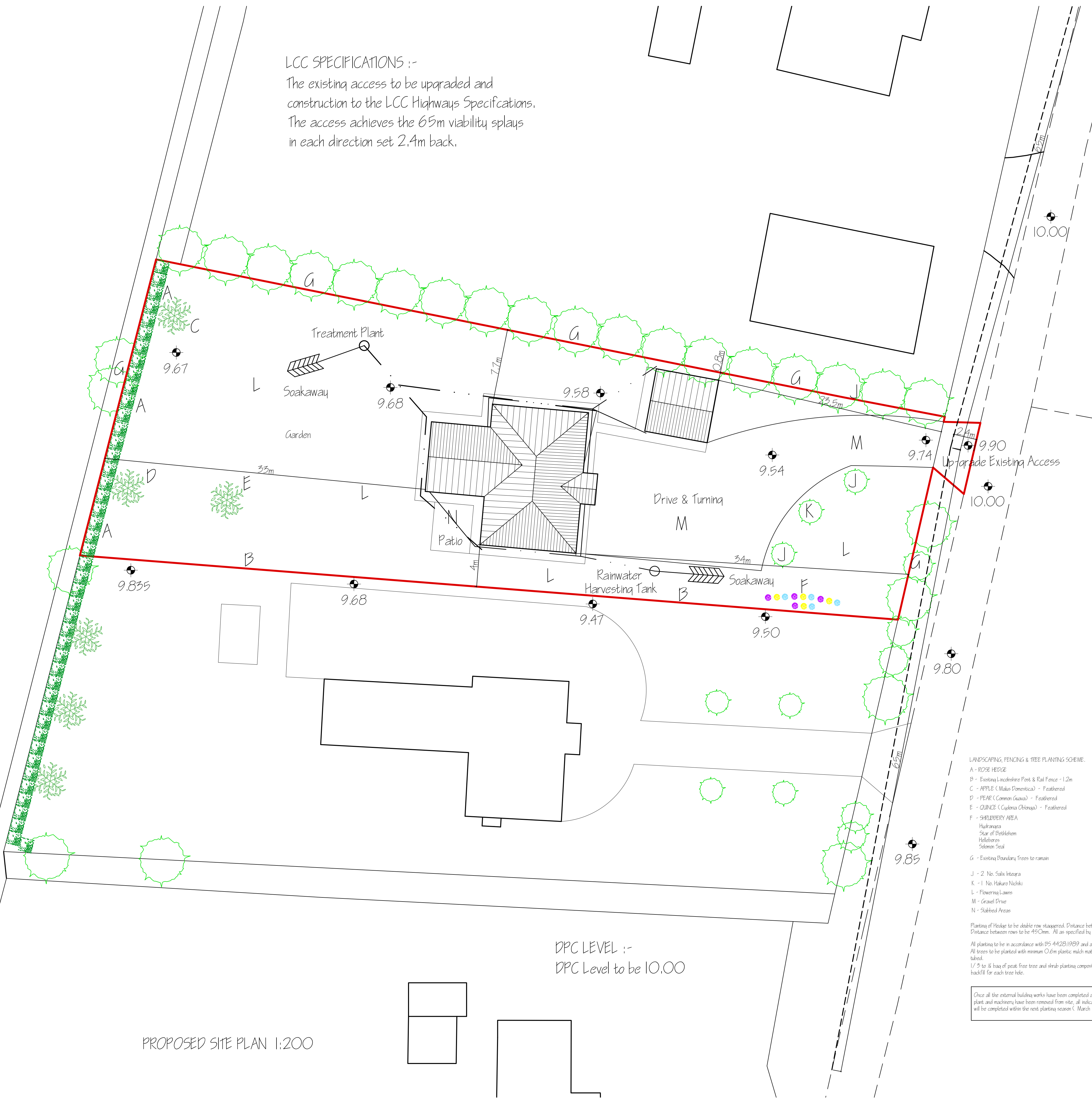
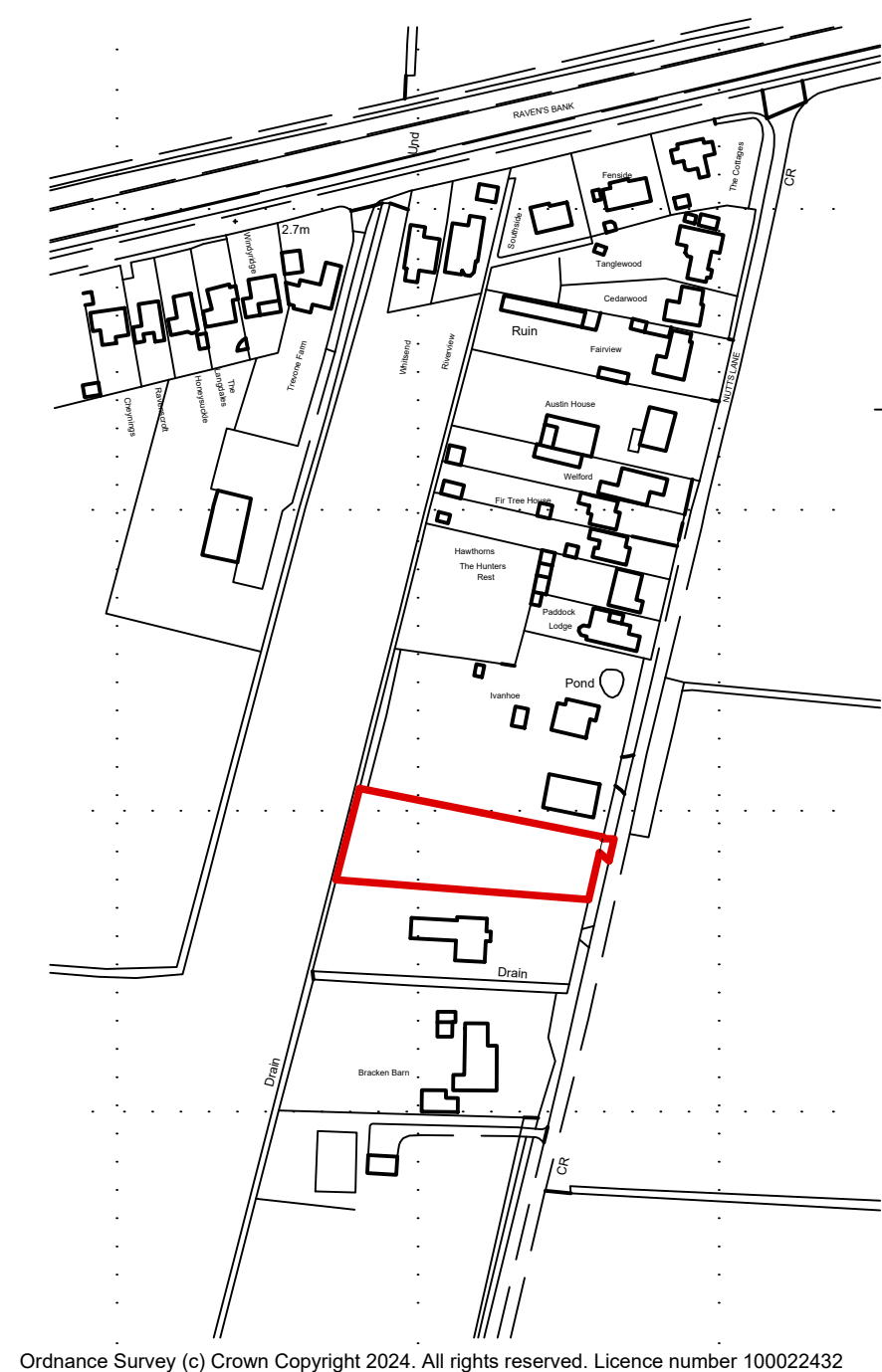


LCC SPECIFICATIONS :-

The existing access to be upgraded and construction to the LCC Highways Specifications.
The access achieves the 65m viability splays in each direction set 2.4m back.



EXISTING SITE PLAN 1:500



LOCATION PLAN 1:2500

LANDSCAPING, FENCING & TREE PLANTING SCHEME.

- A - ROSE HEDGE
B - Existing Lancashire Post & Rail Fence - 1.2m
C - APPLE (Malus Domestica) - Feathered
D - PEAR (Common Quince) - Feathered
E - QUINCE (Cydonia Oblonga) - Feathered
F - SHRUBBERY AREA
Hydrangea
Star of Bethlehem
Hellebores
Solomon Seal
G - Existing Boundary Trees to remain

- J - 2 No. Salix Integra
K - 1 No. Hukuro Nidiki
L - Flowering Laurus
M - Gravel Drive
N - Subbed Areas

Planting of Hedges to be double row staggered. Distance between plants to be 300mm.
Distance between rows to be 450mm. All as specified by The Woodland Trust.

All planting to be in accordance with BS 4423:1989 and amendment No.1 (1991)
All trees to be planted with minimum 0.6m plastic mulch mat and to be staked, tied and tubed.
1/3 to 1/2 bag of peat-free tree and shrub planting compost to be incorporated into backfill for each tree hole.

Once all the external building works have been completed and all plant and machinery have been removed from site, all indicated planting will be completed within the next planting season (March - September)



ref.	revision	date

G. R. MERCHANT LTD.

ARCHITECTURAL
CONSULTANTS



4 Wrights Mews
12A Park Road, Holbeach,
Spalding, Lincs. PE12 7EE
Tel: 01406 450800
E-Mail: office@grmerchantltd.com
Website: www.grmerchantltd.com

Project
PROPOSED SELF-BUILD DWELLING
ADJACENT MEAD LODGE
NUTTS LANE,
HOLBEACH ST. JOHNS, PE12 8PP.

Client
MR & MRS G MASON

Drawing
SITE & LOCATION PLANS

Job Ref.
4524-26

Drawing No.
01.

Date
AUGUST 2026

Drawn
SLD

Scales
(AS STATED).

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