

Drawing key:

Waste Storage Provisions:

Each dwelling will be provided with an enclosed bin store containing the following wheele bins:

- Black lid 240L wheele bin for food and residual waste
- Green lid 240L wheele bin for recycling waste

Hard and Soft Surfaces:

- Paving Type 1:
Supplier: Marshalls
Product: Drivesett Tegula Priora
Colour: Harvest
Size: 160x160x60mm and 120x160x60mm
Type: Permeable
- Paving Type 2:
Supplier: Marshalls
Product: Drivesett Tegula Priora
Colour: Pennant Grey
Size: 160x160x60mm and 120x160x60mm
Type: Permeable
- Tarmac
- 1.8m high close boarded fence with concrete posts, and gravel boards where indicated
- 0.6m high fence
- Existing levels
- Proposed levels
- 2.0m x 2.0m pedestrian visibility splay
- 43m vehicle visibility splay

Soft Landscaping:

- Grass/Lawn
- Specimen shrub/tree (denoted with letter A):
Buxus Sempervirens
Height/spread: 60-80cm
Pot size: 5cm
Centres (where applicable): 100cm
- Specimen shrub/tree (denoted with letter B):
Silver Birch
Height/spread: 150-200cm
Pot size: 10L
- Specimen shrub/tree (denoted with letter C):
Twisted Hazel
Height/spread: 80-100cm
Pot size: 10L

Notes:

1) All new planting and landscaping operations to comply with the requirements specified in BS 3936 (1992) 'Nursery Stock, Part 1, Specification for Trees and Shrubs' and in BS 4428 (1989) 'Code of Practice for General Landscape Operations (Excluding Hard Surfaces)'. Thereafter, the areas of hard and soft landscaping shall be retained.

2) Rain garden plants to be a mix of non-wooden stem plants, grasses and plants which tolerate temporarily wet as well as dry soil.

Garden Areas:

Unit 1 Garden:

Front Garden (driveway): 29.6sqm
Side Garden (private access): 18.9sqm
Rear Garden (private amenity): 64.2sqm
TOTAL: 112.7sqm

Unit 2 Garden:

Front Garden (driveway): 28.5sqm
Side Garden (private access): N/A
Rear Garden (private amenity): 61.0sqm
TOTAL: 89.5sqm

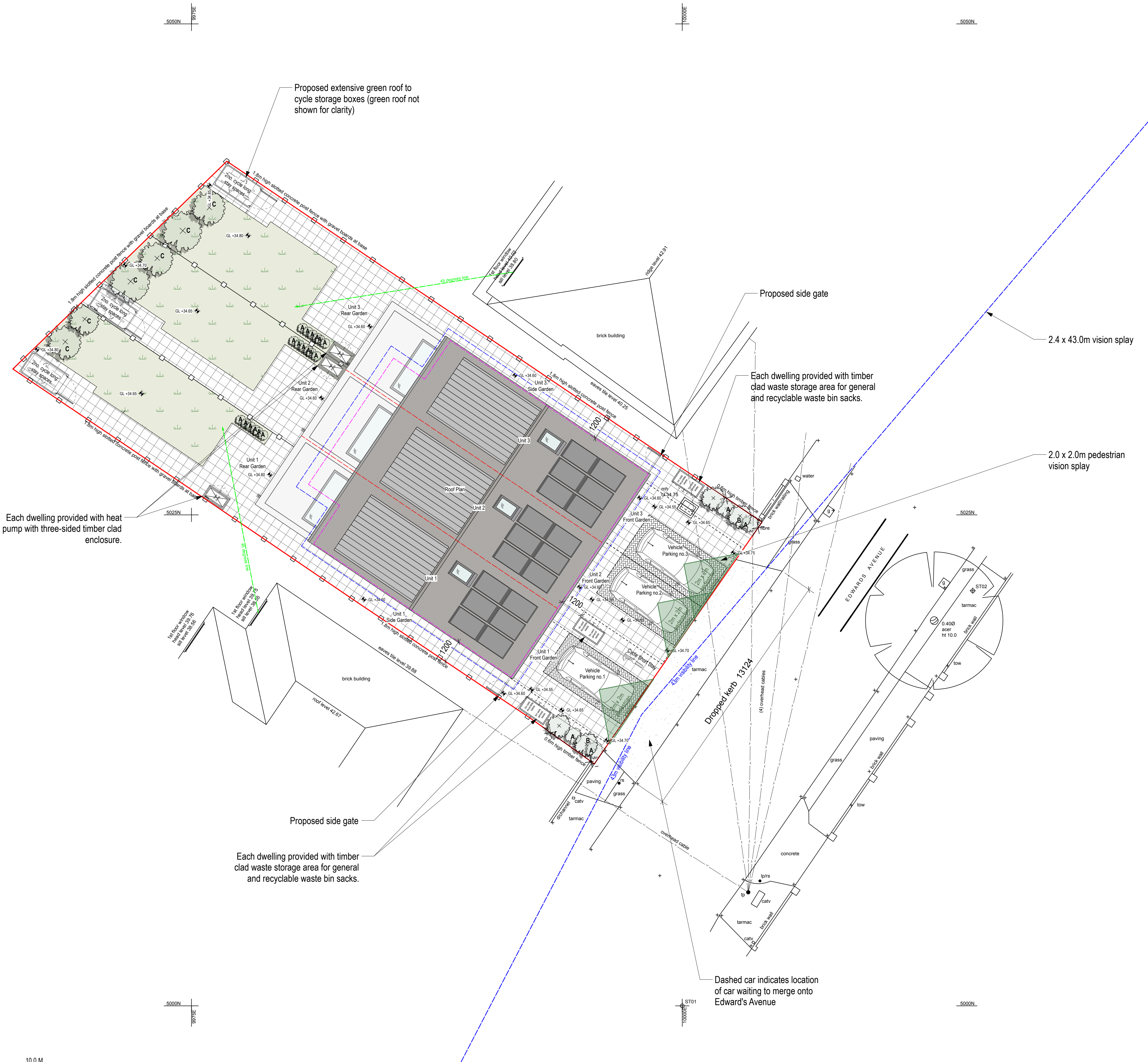
Unit 3 Garden:

Front Garden (driveway): 32.5sqm
Side Garden (private access): 18.8sqm
Rear Garden (private amenity): 61.0sqm
TOTAL: 112.3sqm

01 - Proposed Site Plan

Scale 1:100@A1 / 1:200@A3

0 2.0 4.0 6.0 8.0 10.0 M



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Notes

Drawing key:

- Boundary line
- Extent of approved 4 back-to-back houses
- Extent of approved 4 back-to-back houses at eaves level
- 45° visibility splay from first floor neighbouring buildings

P4	26/09/2025	Planning Amendments
P3	19/12/2024	Planning Amendments
P2	16/12/2024	Planning Amendments
P1	12/09/2024	Issued for Planning

Revisions

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Drawing Title
Proposed Site Plan

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