

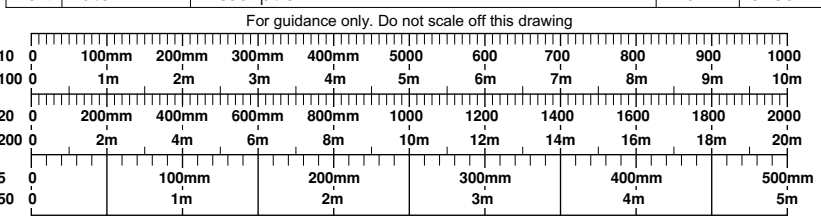
PLANNING

EXTERNALS LEGEND

- 1.8m high close boarded fence
- 0.45m high timber trip rail fence
- 1.2m high timber post & rail fence with wire mesh fixed to rear face
- Block paved drive
- Geosynthetics Golpla grass system or similar parking space
- Paving slab footpath
- Tarmac Road / Parking
- Tarmac footpath
- Geosynthetics Golpla Gravel system with Crushed aggregate or gravel road / drive with brick or concrete edging
- Geosynthetics Golpla Gravel system with Crushed aggregate or gravel footpath with timber edging
- Grass front garden
- Rear garden
- Shrub planting
- New hedge planting
- Proposed tree planting
- Existing Tree
- Existing Tree to be removed
- Root Protection Zone to Existing Tree

All boundary treatments and materials subject to planning condition to allow for further design discussions with other stakeholders.

P4	12-6-20	3b house type updated.	MB	TH
P3	24-4-20	PLOT 3 changed from 2b to 3b house type	MB	TH
P2	12-03-20	House type floor plans amended in line with reduced floor area house types. Plots 1 & 2 changed from 2b to 3b house type, Plots 3 & 4 changed from 3b to 2b house type. Plot 6 changed from 2b to 3b house type. Existing trees updated in line with revised topo survey.	MB	TH
P1	12-02-20		MB	TH
Rev.	Date	Description	Drawn	Check



Contract
PROPOSED RESIDENTIAL DEVELOPMENT
COMMON LANE, BEDNALL, STAFFORDSHIRE

Sheet Title
PROPOSED SITE LAYOUT 1:200 RESIDENTIAL DEVELOPMENT

Client
HOUSING PLUS

Scale
1:200 @ A1

Date
NOV 2019

Drawn By
MB

Checked By
TH

Drawing Number
1822-103-P4



Schedule of Accommodation		
TYPE	G.I.AREA	No.
2B4P HOUSE A (2 STOREY)	80.06m ²	3
3B5P HOUSE B (2 STOREY)	96.24m ²	4
3B5P HOUSE C (2 STOREY)	99.7m ²	1
TOTAL		8
SITE AREA:		
Parking Standards:		
Housing		
2No spaces per dwelling, bays 2.5m x 5m		
School Parking		
Standard bays 2.75m x 5m		
Disabled bays 3.6m x 6m		