



LOCATION PLAN
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0 10 20 30 40 50 60m
scale 1:1250

DO NOT SCALE FROM THIS DRAWING
THE GENERAL CONTRACTOR IS TO CHECK ALL DIMENSIONS ON SITE AND REPORT ANY DISCREPANCIES TO THE SUPERVISING OFFICER.
ALL DIMENSIONS ARE SHOWN IN 'mm' UNLESS OTHERWISE STATED.

- NOTES:
- SURFACING:**
- Adoptable Access**
5m wide new tarmac access to be designed and constructed to approval of Highway Authority.
 - Private Drive**
4.2m wide block paved private drive to approval of Local Authority.
 - Footpaths**
New footpaths to be formed with 450 x 450mm slabs to approval of Local Authority.
 - Private Parking**
Where indicated drives and parking spaces to be block paved to approval of Local Authority.
 - Visibility Splay**
2.4 x 20m visibility splay. Any planting that falls within the splay to be low rise (max. 600mm).

- SOFT LANDSCAPING:**
- Rear Gardens**
 - Front Gardens**
Front gardens to be turfed where shrub planting not shown.
 - New Trees**
Indicative locations of new trees to be agreed with Local Authority.
 - Existing Trees**
Indicative locations of existing trees.
 - Soft Landscaping / Planting**
Location of proposed planting. Planting scheme to be agreed with Local Authority.
 - Existing Hedge**
Location of existing hedges to be trimmed and maintained.

- BOUNDARY TREATMENTS:**
- 1m Hooped Metal Railings**
Black painted hooped metal railings to approval of Local Authority.
 - 1.8m Close Boarded Fence**
1.8m high close boarded timber fence.

Development Summary:

House	2 bedroom	4 person	79m ²	5	Plots 1-5	
					TOTAL	5 Dwellings

Site Area approx. 0.17Ha
Development density = 29 dwellings per hectare
10 parking spaces

The Design Partnership
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Job Title
Proposed New Residential Development at Frambury lane, Newport for Uttlesborough Council
DRAFT FOR COMMENT
Drawing Title
PLANNING SUBMISSION
Site Plan and Landscaping

SITE PLAN - Proposed
0 2 4 6 8 10m
scale 1:200

Date	Scale	Drawn	Dwg. No.	Rev.
Aug 16	Var @ A1	RW	UDC-703-P01	