

Conditions to Application 4/01578/10/FUL

Condition 3:- Storage Refuse

No development shall take place until details of facilities for the storage of refuse shall have been submitted to and approved in writing by the local planning authority. The approved facilities shall be provided before the development is first brought into use.

Condition 4-5:- Soft/Hard Landscape

No development shall take place until full details of both hard and soft landscape works shall have been submitted to and approved in writing by the local planning authority. These shall include:

- Hard surfacing
- means of enclosure
- soft landscape works which shall include planting plan specifications of plants, sizes, numbers etc
- trees to be retained

Condition 8:- Vehicle Parking

The development hereby permitted shall not be occupied until the arrangements for vehicle parking.

Condition 9:- Visibility Splays

Provide 2.0m x2.0m pedestrian visibility splays. Ensure no obstruction to visibility, above 600mm high from the finished access ground level, is created in the sight splays. Ensure that visibility is maintained permanently as such thereafter.

Provide vehicle splays of not less than 43m x 2.4m before any part of the development hereby permitted is first brought into use, and thereafter shall be maintained, in both directions from the crossover, within which there shall be no obstruction to visibility between a height of 600mm and 2.0m above the carriageway.

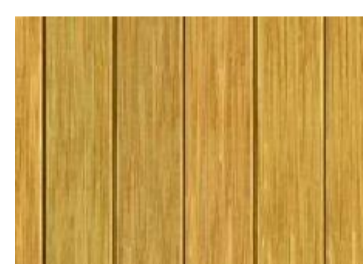
Note: Frontage Planter

Existing Yew and Scott Pine trees to be removed. New replacements within the frontage are to be of same or similar type in appearance.

Every endeavour will be made to retain all existing trees/shrubs within the new access points with additions as required so that the native appearance will remain and the front landscape with be consistent with neighbouring streetscenes.



PROPOSED SITE LAYOUT PLAN 1:200



New 1.8m high timber fence panels between new plots 20A & 20C



New permeable block paving to each new plot around property structure



New turf to the rear and front planters for all plots



New hedging to the front and rear of all property boundaries with Laurel hedging



New and existing hedging between no.20 & no.18 to remain with additions of small Beech hedging



New railings between parking areas of plots 20A, 20B and 20C



Calluna



Camellias



Caryopteris



Ceanothus



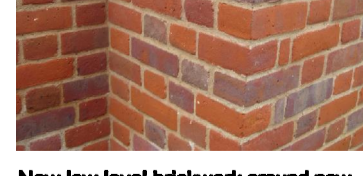
Carastigma



Cercis



Juniperus Media old gold



Juniperus Squamata blue star

To be located in all planters (approx 10nr per plot to main front planter)

New low level brickwork around new planters (Bovingdon to match properties)

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The drawing must be read in conjunction with all other related drawings and documentation.

It is the contractor's responsibility to ensure compliance with the Building Regulations.

It is the contractor's responsibility to check all dimensions on site, any discrepancy to be reported immediately.

Details and sizes shown are indicative only and are subject to confirmation by the relevant Specialist Sub-contractor.

This drawing is not to be for Land Registry purposes.

Revision	Additional information added	Date
A	Additional information added following planners comments	03.08.11
B	Revision to Plot C design following client mtg	01.11.11
C	Street furniture added	12.01.12



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Description
PROPOSED SITE ARRANGEMENT PLAN

Conditions applicable to application: 4/01578/10/FUL
Ref to no. 3445/8/9

Status
CONSTRUCTION

Scale	Drawn	Date
A1@1:200	PDE	FEB 11
Job number	Drawing no.	Revision
ADP006BRG	24	C