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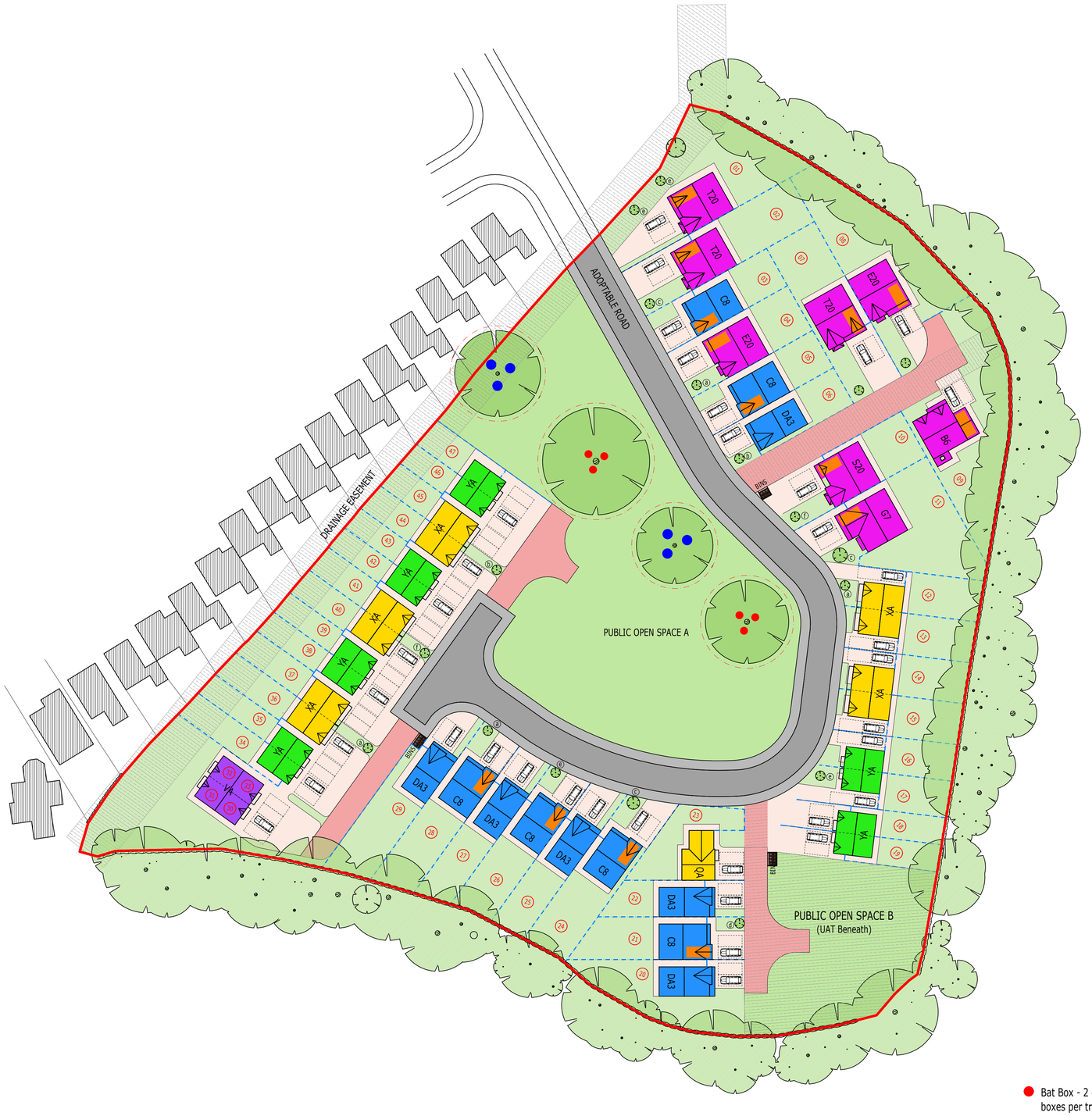

House Type Schedule

House Type	GIA*	Bedrooms	Quantity	Plots
B6-2019 (SG)	145	5	1	09
C8-2018 (SG)	121	4	6	03, 05, 21, 24, 26, 28
DA3-2018	109	4	6	06, 20, 22, 25, 26, 29
E20-2018 (SG)	145	5	2	04, 08
G7-2018 (SG)	175	5	1	11
S20-2019 (SG)	161	5	1	10
T20-2018 (SG)	149	5	3	01, 02, 07
VA-2018	46	1	4	30-33
QA-2016	108	3	1	23
XAA-2018	79	3	10	12-15, 36-37,40-41,44-45
YAB-2018	60	2	12	16-19, 34-35,38-39,42-43,46-47

Total Units: 47

GIA* (m^2) Ground + First Floor = Gross Internal Area (excluding garage)

Total Parking Spaces = 94 + 20 Integral Garages

Abbreviations

SG: Single Integral Garage
UAT: Underground Attenuation Tank

Hatch Key

1.0m high vertical close boarded timber fencing

1.8m high vertical close boarded timber fencing
The T-mark for all plot fencing bordering a footpath or open space should face in e.g. to be the owners responsibility.
A mixture of brick and/or close boarded fencing to all properties of 1.8m in height

Adoptable Road & Footpath (tarmac)

Drainage Easement / Attenuation Area

Private Hardstanding / Patio Area (finished in block paving)

Shared Private Drive (finished in tarmac to match colour of adoptable road)

Soft Landscaping

Existing Trees

Proposed Tree Planting		mature height in (m)
a.	Silver Birch (Betula Pendula 'Fastigiata')	12 to 14m
b.	Whitebeam (Sorbus Aria)	12m to 14m
c.	Pyrus Calleryana (Chanticleer)	10m to 12m
d.	Honey Locust (Gleditsia Triacauthus 'Sunburst')	8m to 12m
e.	Mountain Ash (Surbus Aucuparia)	7m to 11m
f.	Flowering Cherry (Prunus Hillieri 'Spire')	8m to 10m

All trees in standard size during planting phase - approx 12-14cm girth trees

Infill Hedge Planting - Quickthorn
Planting to be carried out in accordance with BS.4428:1989 'General Landscape Operations'
Hedging to be planted as a double staggered row. Rows to be 25cm apart and plants within each row to be planted at 50cm centres = 5 plants per linear metre of hedging.
Plant material to be provided in accordance with BS.3936 Part 1:1992 Nursery Stock Specification for trees and Shrubs.
Minimum container size 2l
The total number to be determined on site.
Weed control to be carried out in accordance with BS.4428:1989 'General Landscape Operations' by the application of bark mulch 5cm in depth and 100cm in width

Turf
Turf by Sykes from Lincoln
Stadium turf - mixture of hardwearing and finer grasses, perfect for a general purpose lawn.

Lockable security gates to rear gardens as appropriate

Vehicle wheels are to be cleaned with a high pressure hose to prevent the disposition of extraneous material on the public highway.
This facility to be retained on the site until the substantial completion of construction work.

Public Footpaths to be tarmac surfaced, see attached specification
PCC edgings to footpaths(900mmx150mmx50mm) bedded in concrete

- Bat Box - 2 groups of 3 general purpose bat roosting boxes per tree in POS A. Spaced equally and tree trunks, min 4m above ground. (6 in total)
- Bird Box - 3 bird next boxes for hole nesting species on per tree IN POS A (6 in total) fitted as high as possible and amongst the foliage to provide cover to the young birds and to conceal the nests.

Development Site
Drawing Title
Drawing Reference
Drawing By
Issue Date

Chestnut Avenue, Riddings
Site Landscape Plan
CARDR02-SLP
Mohammed Khaliq
23.09.2020 (11:30)

Revisions.....

N

00 05 10 15 20 25
METRES @ 1:500 DRAWING SCALE

Langridge

Langridge Homes Ltd

Drawing Reference	Scale	Revision
CARDR02-SLP	1:500 @ A1 1:1000 @ A3	A