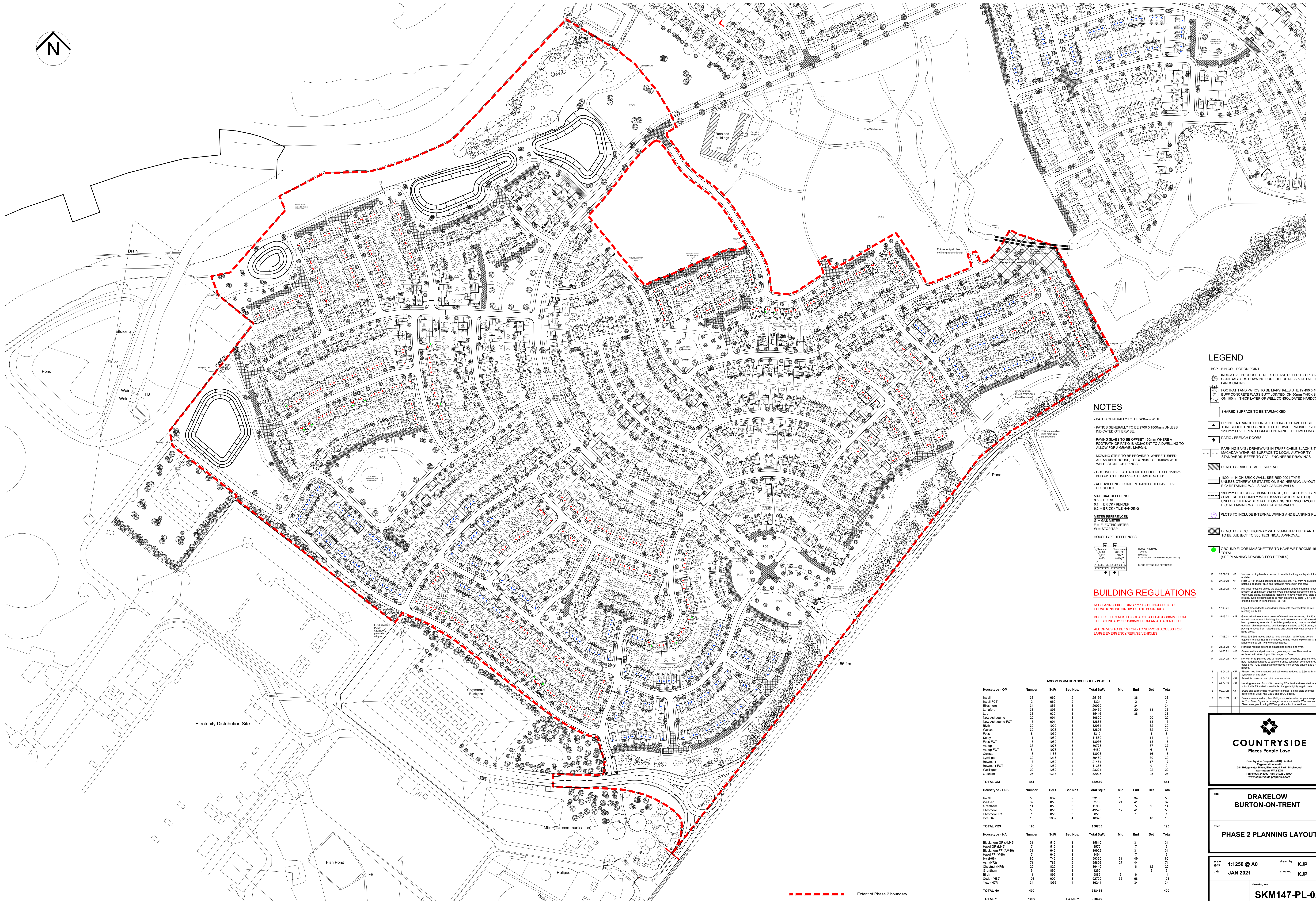
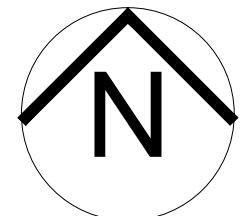




LEGEND

- BCP BIN COLLECTION POINT
- INDICATIVE PROPOSED TREES PLEASE REFER TO SPECIALIST CONTRACTORS DRAWING FOR FULL DETAILS & DETAILED LANDSCAPING
- FOOTPATH AND PATIOS TO BE MARSHALLS UTILITY 400 x 400mm BUFF CONCRETE FLAG BUTT JOINTED, ON 50mm THICK SAND BED ON 100mm THICK LAYER OF WELL CONSOLIDATED hardcore
- SHARED SURFACE TO BE TARMACKED
- FRONT ENTRANCE DOOR, ALL DOORS TO HAVE FLUSH THRESHOLD, UNLESS NOTED OTHERWISE PROVIDE 1200 x 1200mm LEVEL PLATFORM AT ENTRANCE TO DWELLINGS
- PATIO FRENCH DOORS
- PARKING BAYS / DRIVEWAYS IN TRAFFICABLE BLACK BITUMEN STANDARDS, REFER TO CIVIL ENGINEERS DRAWINGS
- DENOTES RAISED TABLE SURFACE
- 1800mm HIGH BRICK WALL, SEE RSD 0001 TYPE 1, UNLESS OTHERWISE STATED ON ENGINEERING LAYOUT E.G. RETAINING WALLS AND GABION WALLS
- 1800mm HIGH CLOSE BOARD FENCE, SEE RSD 0102 TYPE A (FENCES TO COMPLY WITH BS5869 WHERE NOTED), UNLESS OTHERWISE STATED ON ENGINEERING LAYOUT E.G. RETAINING WALLS AND GABION WALLS
- PLOTS TO INCLUDE INTERNAL WIRING AND BLANKING PLATE
- DENOTES BLOCK HIGHWAY WITH 200M KERB UPSHED, TO BE SUBJECT TO SB TECHNICAL APPROVAL
- GROUND FLOOR MAISONNETTES TO HAVE WET ROOMS 15 UNITS TOTAL (SEE PLANNING DRAWING FOR DETAILS)

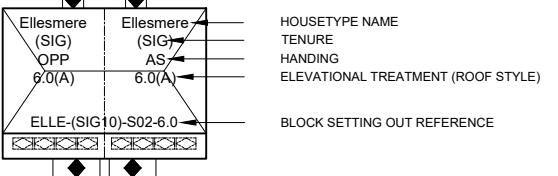
NOTES

- PATHS GENERALLY TO BE 900mm WIDE
- PATIOS GENERALLY TO BE 2000 x 1800mm UNLESS INDICATED OTHERWISE
- PAVING SLABS TO BE OFFSET 150mm WHERE A FOOTPATH OR PATIO IS ADJACENT TO A DWELLING TO ALLOW FOR A GRAVEL MARGIN
- MOVING STRIP TO BE PROVIDED WHERE TURNED AREAS ADJUT HOUSE, TO CONSIST OF 150mm WIDE WHITE STONE CHIPPINGS
- GROUND LEVEL ADJACENT TO HOUSE TO BE 150mm BELOW S.L. UNLESS OTHERWISE NOTED
- ALL DWELLING FRONT ENTRANCES TO HAVE LEVEL THRESHOLD

MATERIAL REFERENCE
6.0 = BRICK
6.1 = BRICK / RENDER
6.2 = BRICK / TILE HANGING

METER REFERENCES
G = GAS METER
E = ELECTRIC METER
W = STOP TAP

HOUSETYPE REFERENCES



BUILDING REGULATIONS

- NO GLAZING EXCEEDING 1m² TO BE INCLUDED TO ELEVATIONS WITHIN 1m OF THE BOUNDARY
- ROOF FLUES MUST DISCHARGE AT LEAST 600MM FROM THE BOUNDARY OR 1000MM FROM AN ADJACENT FULLY ALLIED TO BE 15 TON - TO SUPPORT ACCESS FOR LARGE EMERGENCY/REFUSE VEHICLES

ACCOMMODATION SCHEDULE - PHASE 1									
Housetype - OM	Number	SqFt	Bed Nos.	Total SqFt	Mid	End	Det	Total	
Inwell	38	662	2	25196		38		38	
Inwell FCT	2	662	2	1324		2		2	
Elestone	34	855	3	29070		34		34	
Longford	33	893	3	29489		20	13	33	
Lox	38	532	3	35416		38		38	
New Ashbourne	20	991	3	19820			20	20	
New Ashbourne FCT	13	991	3	12883			13	13	
Byth	32	1002	3	32004			32	32	
Weston	32	1026	3	32896			32	32	
Foss	6	1039	3	6232			6	6	
Silly	11	1150	3	11550			11	11	
Foss FCT	18	1052	3	18936			18	18	
Ashby	37	1075	3	39775			37	37	
Ashby FCT	6	1075	3	6450			6	6	
Corston	16	1163	4	18608			16	16	
Lynton	30	1215	4	36450			30	30	
Blowton	17	1262	4	21464			17	17	
Blowton FCT	6	1262	4	7572			6	6	
Wilkinson	22	1282	4	28204			22	22	
Chertem	25	1317	4	32925			25	25	
TOTAL OM	441			452440				441	
Housetype - PRS	Number	SqFt	Bed Nos.	Total SqFt	Mid	End	Det	Total	
Inwell	50	662	2	33100	16	34		50	
Waver	62	850	3	52700	21	41		62	
Grafton	14	850	3	11900		5	9	14	
Elestone FCT	58	855	3	49590	17	41		58	
Elestone	1	855	3	855		1		1	
Deo SA	10	1062	4	10620			10	10	
TOTAL PRS	195			158766				195	
Housetype - HA	Number	SqFt	Bed Nos.	Total SqFt	Mid	End	Det	Total	
Blackthorn GF (AM46)	31	510	1	15810		31		31	
Hazel GF (AM46)	7	510	1	3570		7		7	
Blackthorn FF (AM46)	31	542	1	16802		31		31	
Hazel FF (AM46)	60	542	1	44544				60	
Ivy HSD	60	762	2	95900				60	
Ash (H2)	71	788	2	55906	31	49		71	
Chertem (H2)	20	822	2	16440			12	20	
Grafton	5	830	3	4150			5	5	
Bryn	11	868	3	9548			11	11	
Cedar (H2)	103	900	3	92700	35	68		103	
Yew (H2)	34	1066	4	36244			34	34	
TOTAL HA	400			318466				400	
TOTAL +	1036			929676				1036	

Extent of Phase 2 boundary



CountrySide Properties (UK) Limited
Incorporated in England
301 Bridge Street, Birmingham, B3 3SQ
Tel: 0121 2481911 Fax: 0121 2481901
www.countryside-properties.com

site: **DRAKELAW BURTON-ON-TRENT**

title: **PHASE 2 PLANNING LAYOUT**

date: **1:1250 @ A0** drawn by: **KJP**
date: **JAN 2021** checked: **KJP**

drawing no: **SKM147-PL-02**

Certificate Number 15507 sheet no: revision: **P**