

Site Plan Key/Legend

- Residential gardens
- Grassed area
- Existing buildings/structures
- Existing caravan
- Existing hardstanding
- Existing hedgerow
- Existing trees
- Existing Watercourse
- Existing post & rail timber fence
- Existing close boarded timber fence
- Existing gate
- Proposed mobile home
- Proposed touring caravan
- Proposed utility/utility room
- Proposed loose bound permeable hardstanding
- Proposed tarmacadam surface
- Proposed native hedge & tree planting
- Proposed Soakaway
- Proposed trees
- Proposed Foul drainage
- Indicative turning head
- Proposed bin storage
- Application Boundary

Notes:
 1. DO NOT SCALE FROM THIS DRAWINGS
 2. This drawing relates to the discharge of conditions 9, 11 and 14 imposed on Planning Decision 23/501095/FULL.

Condition 9
 3. All existing trees and hedges, as shown on this drawing, are to be retained to the satisfaction of the LPA.
 4. New tree planting to mix of the following tree species:
 - Acer Campestre - Field Maple
 - Prunus Aucuparia - Wild Cherry
 - Sorbus Aucuparia - Rowan
 New trees to be larger feathered trees 1.5 to 2 metres in height with immediate visual effect. Refer to GPS standard Soft Landscaping Specification - Issue 3 - June 2020 Landscape Management.

5. New hedges planting to be a mix of the following species:
 - Acer Campestre - Field Maple
 - Corylus Avellanea - Hazel
 - Crataegus Monogyna - Blackthorn
 Plants to be 0.6m - 0.8m at time of planting, to be planted at 3 plants per metre at 0.33m apart. Refer to GPS standard Soft Landscaping Specification - Issue 3 - June 2020 Landscape Management.

6. In conjunction to GPS standard Soft Landscaping Specification - Issue 3 - June 2020 Landscape Management, proposed native tree and hedge species have been selected and designed using the principles established in the Council's adopted Landscape Character Assessment (2012) - this scheme strives to strike a balance between enhanced screening and ecological development.

7. Grassed/turfed areas to be cut at least once annually (preferably July to allow seeding of spring and early summer species) to a height of 50mm.
 8. Trees to be pruned to maintain form of respective trees. Clear stem heights shall be uniform.

9. Hedges to be trimmed on an annual basis, at the end of winter after berries have been eaten by birds and small mammals and before nesting season begins. Avoid trimming during periods of frost. To produce a hedge which is suitable for nesting birds trim the hedge into an 'A' profile by cutting inwards from base to the top. This shape ensures maximum exposure to the sun and allows snow to slip off easily. Existing hedgerows to be maintained at a minimum height of 2 metres. Refer to GPS standard Soft Landscaping Specification - Issue 3 - June 2020 Landscape Management.

10. Any tree, hedge or shrub removed, uprooted, destroyed, that dies or becomes seriously damaged/defective, in the opinion of the local planning authority, will be replaced by another of the same species and size as that originally planted unless otherwise agreed in writing by the local planning authority.

11. Subject to LPA written approval of confirmation of compliance with conditions, the planting will be undertaken within 12 months of commencement of lawful development of first subsequent planting season (October - March).

12. Subject to LPA written approval of confirmation of compliance with conditions, the scheme will be maintained, in the long term, for 5 years in accordance with GPS standard Soft Landscaping Specification - Issue 3 - June 2020 Landscape Management.

Condition 11
 13. In addition to the proposed native tree/hedge planting, biodiversity enhancement and ecological permeability features will be incorporated into the scheme.

14. One bat tube will be installed on the mobile home prior to the first occupation of such. The bat tube will create a wildlife habitat and feature, enhancing the sites ecological value. This will be located as shown on this drawing.

15. Subject to LPA written approval of confirmation of compliance with conditions, the bat tube will be implemented in accordance with approved details and maintained as such thereafter.

Condition 14
 16. A package treatment plant, such as a Klargester Biodesic situated where this drawing indicates, will handle the site's foul drainage. For further details, please see the accompanying booklet.
 17. Outflow from such will discharge into a soakaway, as depicted on this drawing.

Issue ID	Initial Transmittal Issue Name	Current Revision	EG Initials	Date
P01			EG	16/08/2023

Do not scale from this drawing except for planning application purposes. The contractor is to check all site dimensions, levels and sewer inverts before works commence. This drawing must be checked and read against any structural or specialist consultant drawings. The contractor is to comply in all respects with the current Building Regulations and BS Codes of Practice whether or not specifically stated on these drawings. This drawing is not intended to show details of foundations, ground conditions or ground contaminants and confirmation and/or investigation is to be carried out by suitable experts. This drawing and the building works designs depicted are the copyright of Green Planning Studio Ltd and are not to be reproduced in any form or by any means without the written consent of Green Planning Studio Ltd.
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Green Planning Studio

Client
Henry Eastwood
 Project
22_1251 Thistlemere Stables - Conditions
 Thistlemere Stables,
 Love Lane,
 Headcorn,
 Kent,
 TN27 9HH

Drawing Title		
Scale @A1	Date	Drawn
1:500	16/08/2023	EG
Case No	Status	
22_1251	Initial Status	
Drg No	Rev	
011	P01	

ISO 19650 No:
 22_1251-GPS-ZZ-DR-A-011

Proposed native tree planting, in compliance with condition 9. Application Ref. 23/501095/FULL

Proposed native hedge planting, in compliance with condition 9. Application Ref. 23/501095/FULL

Proposed bat tube, in compliance with condition 11. Application Ref. 23/501095/FULL

Existing grass/turf to be maintained, in compliance with condition 9. Application Ref. 23/501095/FULL

Proposed soakaway, in compliance with condition 14. Application Ref. 23/501095/FULL

Proposed package treatment plant, in compliance with condition 14. Application Ref. 23/501095/FULL

Existing trees are to be maintained, in compliance with condition 9. Application Ref. 23/501095/FULL

Existing hedgerows are to be maintained, in compliance with condition 9. Application Ref. 23/501095/FULL

Abbotts Sk

Pond

