

**Ground Floor Plan**

2mx2m vision splays.  
No planting or wall to be above 600mm in this area.



**Front Elevation**

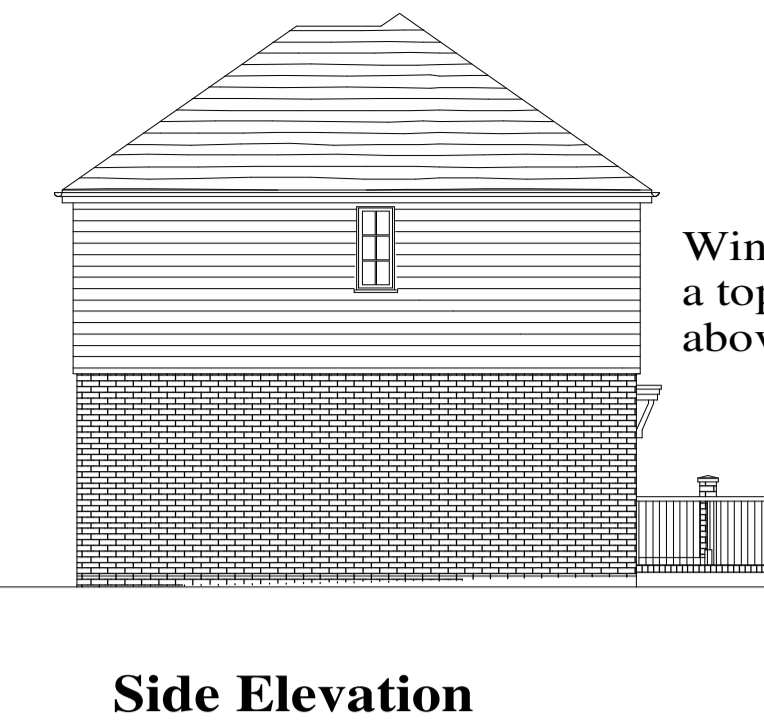
**Boundary treatment:**  
Existing 1.1m closeboard fences to be retained.  
Existing conifer hedge to north-west boundary to be retained.  
The boundary gap between the north west neighbour and this development to be a new 1.2m closeboard fence to match those retained.

**Turf to rear garden**  
Minimum depth of 150mm topsoil.

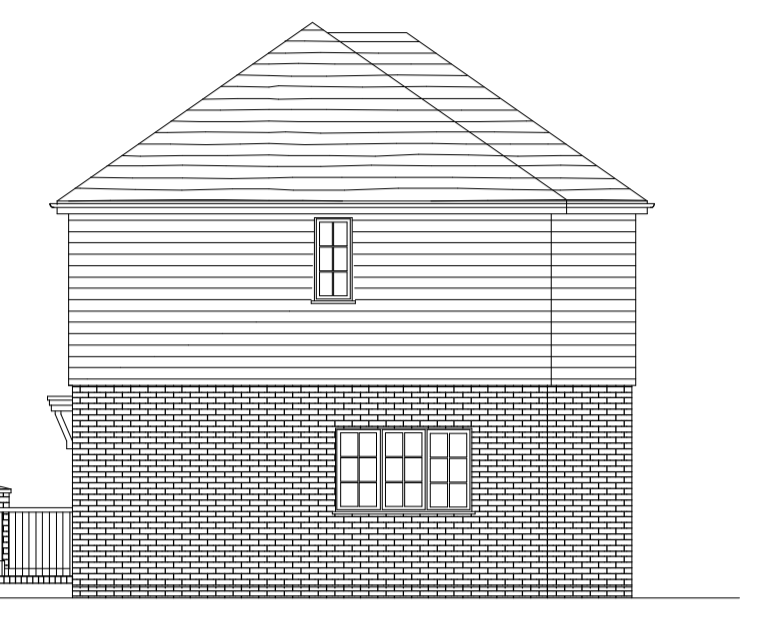
**Planting beds to front garden:**  
Good quality topsoil to a depth of 300mm, topped with 50mm bark mulch.  
All shrubs, minimum size 2 litre, at a natural mix and spacing of 3 per m<sup>2</sup>.

**Shrub Species:**  
Lambdiana 'Fideler'  
Euonymus fortunei 'silver queen'  
Celastrus 'Evergold'  
Rosa 'Kari'  
Euphorbia amygdaloides var. robbiae  
Ceanothus 'Blue Mound'  
Thymus vulgaris  
Aeonia x grandiflora 'Canyon Creek'  
Verbena rigida  
Potentilla fruticosa 'Abbotswood'  
Hebe abricans  
Eryngium bourgatii 'Pico blue'  
Liriodendron muscari  
Ophiopogon planiscapus  
Sedum spectabile  
Ophiopogon planiscapus  
Hosta 'Blue mouse ears'

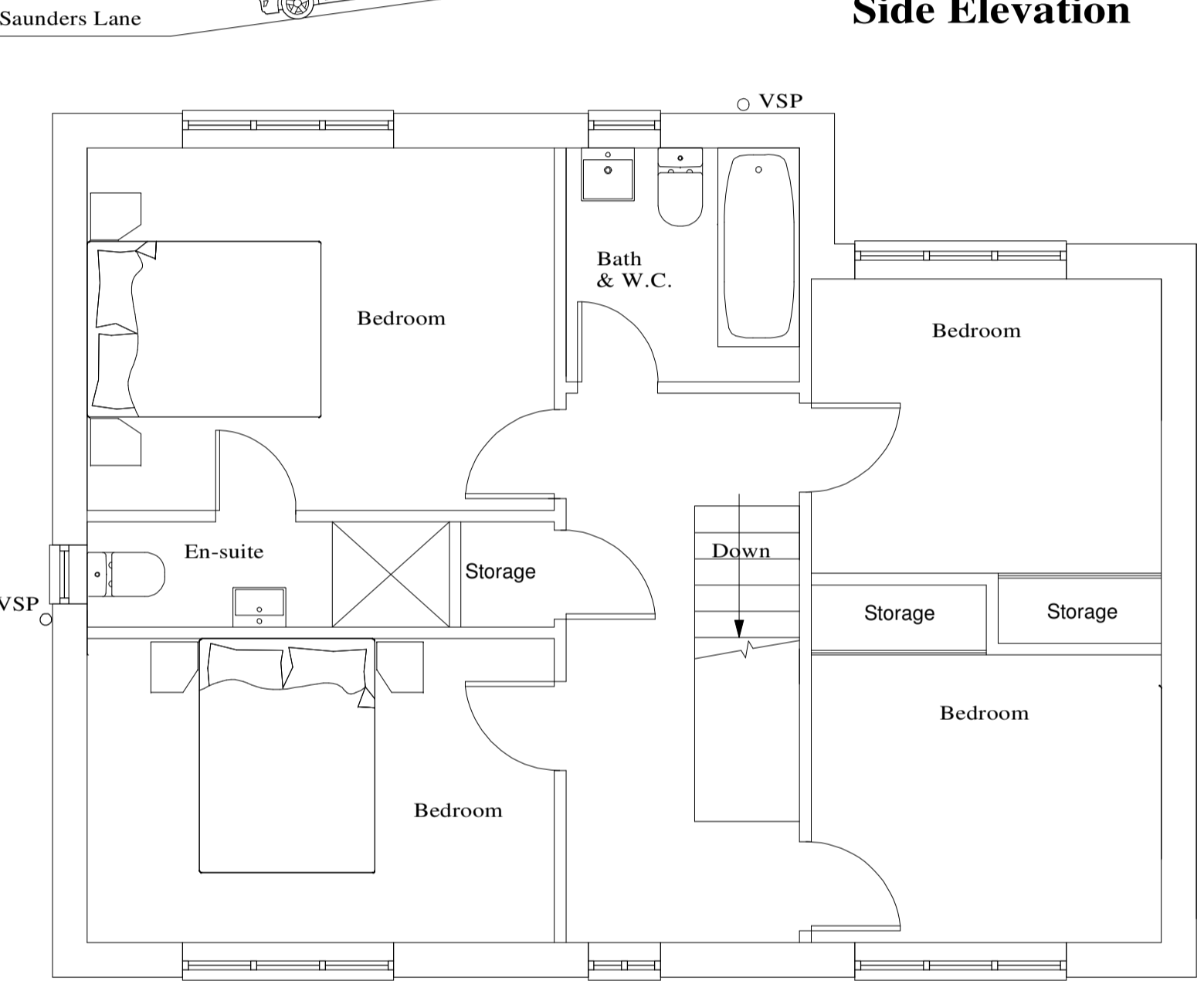
**Climber:**  
Clematis Armandi 'Apple Blossom' supported and trained against the north-west fence.



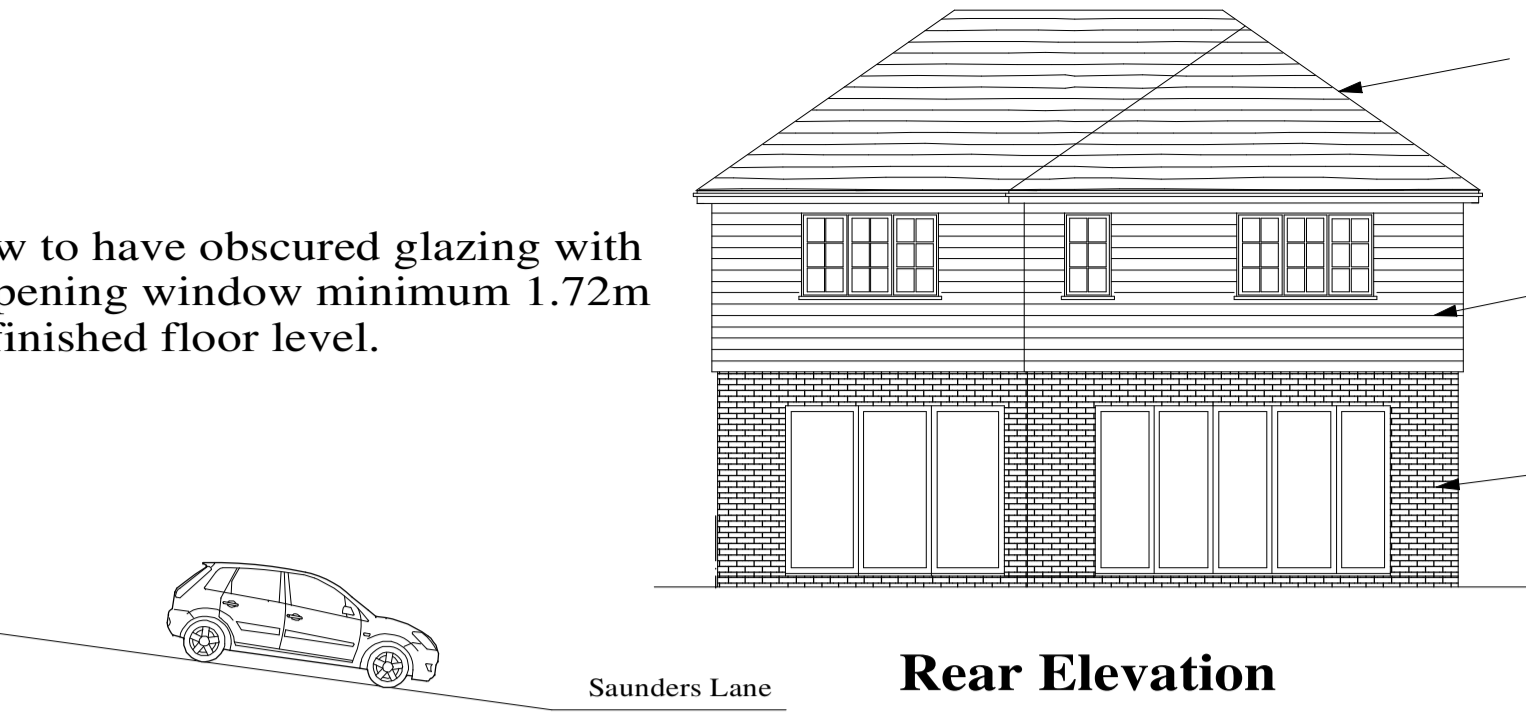
**Side Elevation**



**Side Elevation**



**First Floor Plan**

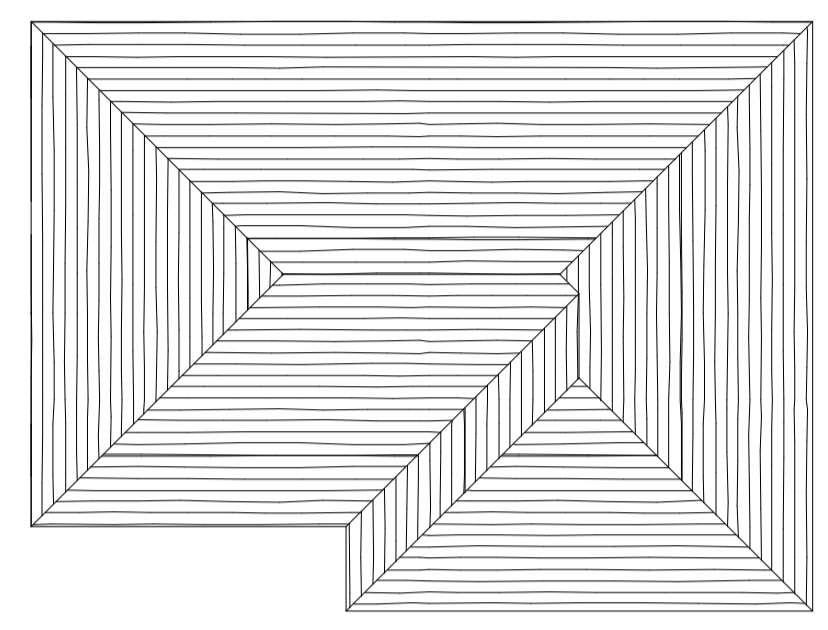


**Rear Elevation**

Natural Slate Grey tiles to match neighbouring properties and be in keeping with PV panels.

Hardie Plank in Light Mist.

Bricks Wienenberger Surrey Blend Red Stocks.



**Roof Plan**



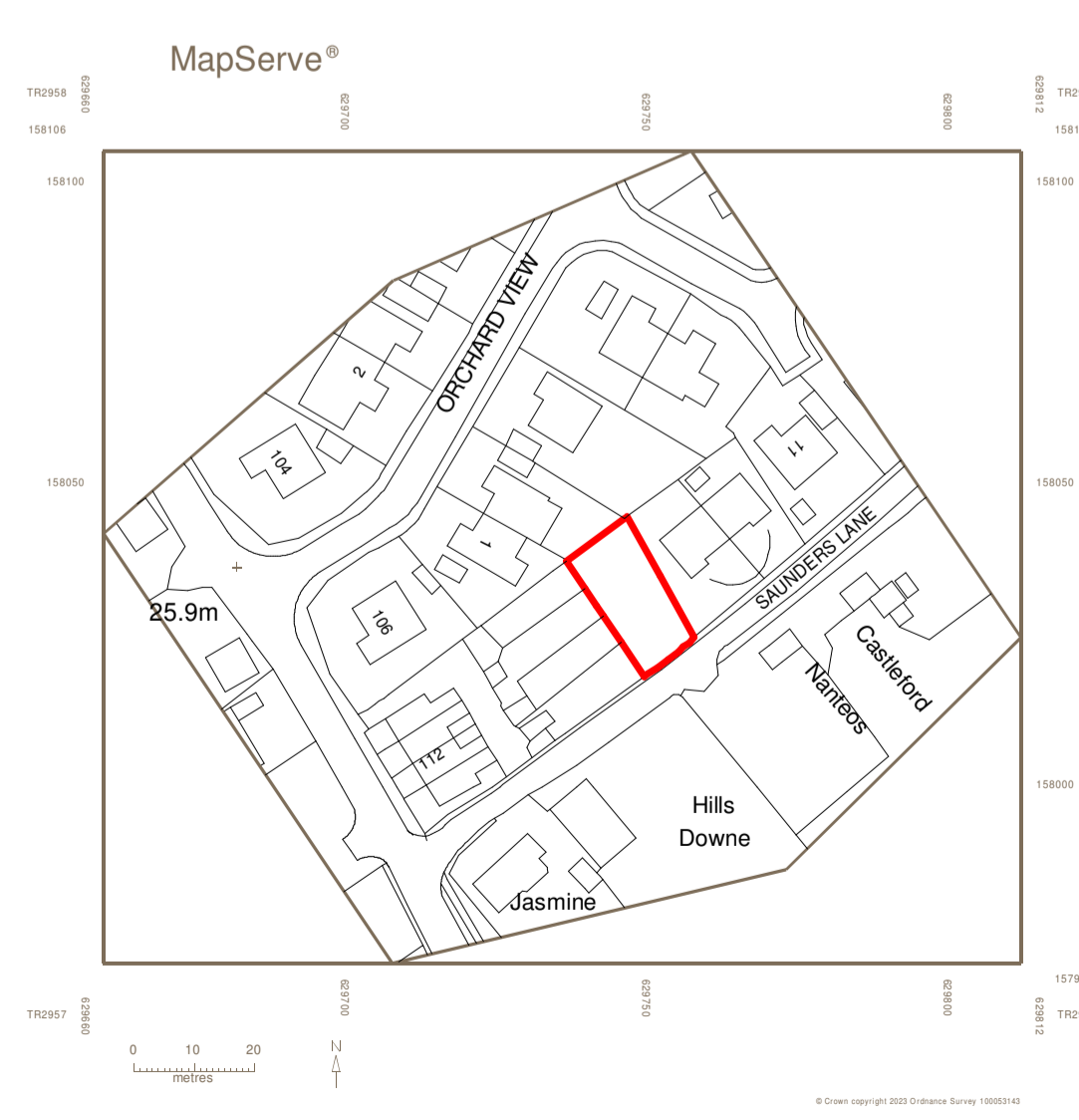
Hardie Plank in Light Mist.



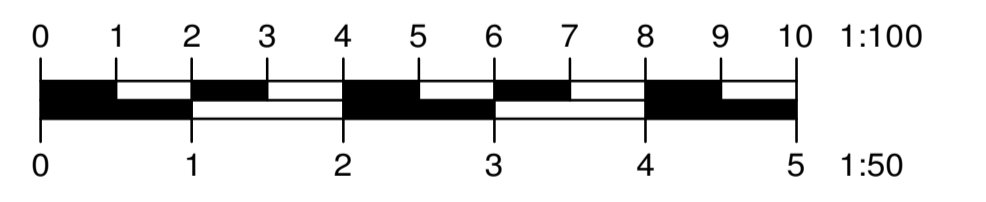
Natural Slate Grey tiles to match neighbouring properties and be in keeping with PV panels.



Bricks Wienenberger Surrey Blend Red Stocks.



**Location Plan 1:1250**



**PROPOSED DETACHED DWELLING ON LAND WEST OF NANDEOS, SAUNDERS LANE, ASH.**

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DATE	27-11-23	DRAWING NUMBER	
SCALE	1:100, 1:50	BDG	<b>1101-1</b>
DRAWN BY	J.A.Lowden	PAPER SIZE	A1
DO NOT SCALE DRAWING, WRITTEN OR SITE DIMENSIONS ONLY			
AMENDMENTS	A	B	C D E