

TO BE READ IN CONJUNCTION WITH WIDER SITE PLAN DRAWING (03)108

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 Work and materials must comply with the current building regulations and any relevant codes of practice, and must be read in conjunction with the building specification and any other consultants or sub-contractor information.

**TOTAL PROPOSED AREA (GIA):**  
 (New build construction)

**TYPE A (Plot 1)**  
 5 Bedroom (+Study)  
 419sqm / 4510sqft

**TYPE B-1 (Plot 2)**  
 4 Bedroom (+Study)  
 297sqm / 3199sqft

**TYPE B-2 (Plot 3)**  
 4 Bedroom (+Study)  
 297sqm / 3199sqft

**TYPE C (Plots 4)**  
 4 Bedroom (+Study)  
 361sqm / 3885sqft

**TOTAL:**  
 1,374 sqm / 14,793 sqft

- KEY**
- Application boundary line
  - Existing brick boundary wall
  - Proposed new boundary wall
  - - - Proposed new timber fence
  - - - Proposed new estate fence with native hedging
  - - - Proposed new estate fence
  - - - Tree root protection areas
  - +16.100 Proposed site level
  - Proposed areas of hard landscaping
  - Existing main road
  - Proposed new private access road / driveway
  - Existing driveway and paving retained
  - Areas of hedging and planting
  - Demolitions / removals

P05	24/11/2023	Section 73 submission
P04	03/04/2023	Area Correction
P03	23/11/2022	Boundary Treatments Revised
P02	28/10/2022	House Type Amendments for RPA's
P01	05/08/2022	Proposed landscaping added

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project:  
**OUSEFIELD HOUSE**  
**FULFORD ROAD, YORK**  
 drawing:  
**SITE PLAN - PROPOSED GROUND FLOOR**

date:	status:	drawn by:	checked by:
02/08/22	PLANNING	RS	MA
scale:	Sheet size:		
1:200	A1		
job number:	originator:	zone:	level:
21022-	VB-	XX-	ZZ-
role:	drawing number:	revision:	
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