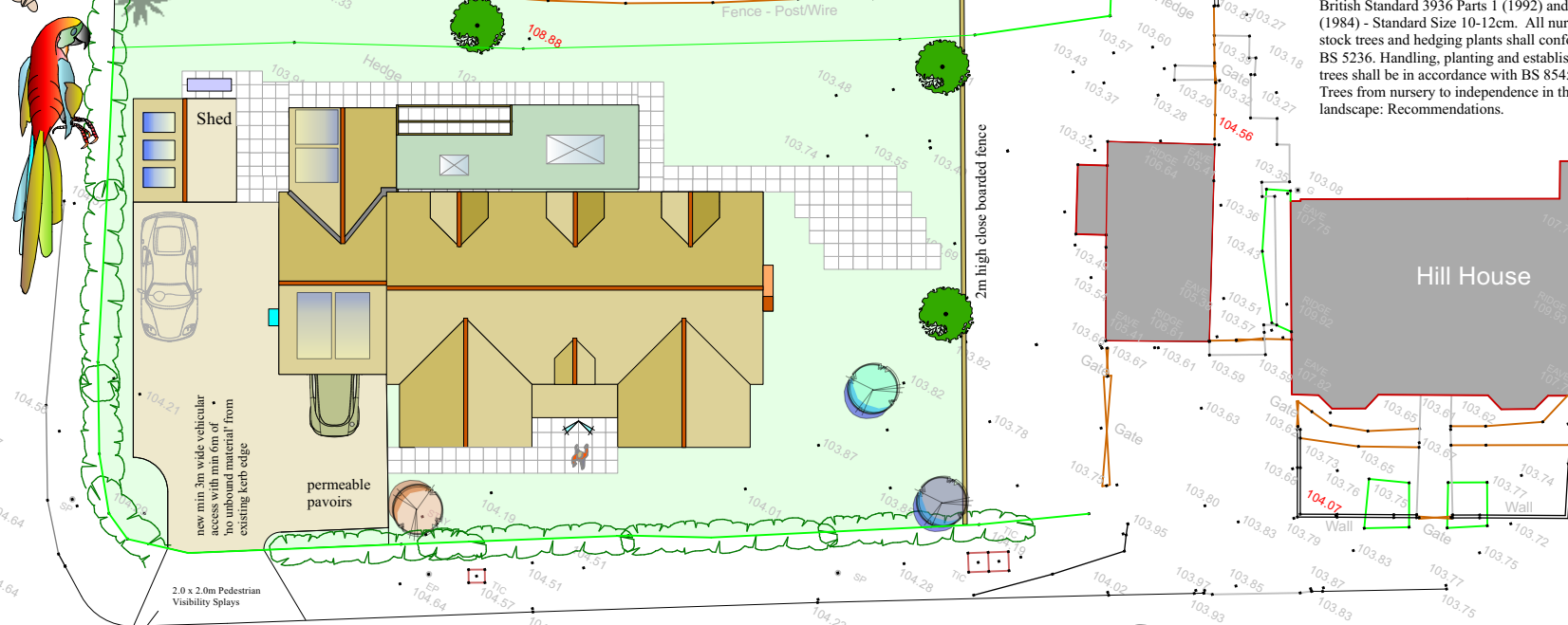


**ACCESSIBLE LEVEL DOOR THRESHOLDS INTO THE BUILDING**  
 Entrance door to have an accessible level threshold provided with a weather bar (maximum height 15mm) with suitable drainage channel. Landings to have a fall of 1:40-1:60 away from the door. Principal entrance door to have a minimum 775mm clear opening between the door leaf and doorposts.



All new trees and shrubs shall conform to the specification for nursery stock as set out in the National Plant Specification where it applies to trees, shrubs and plant handling and establishment:  
<http://www.gohelios.co.uk/nps/nps.aspx> and British Standard 3936 Parts 1 (1992) and 4 (1984) - Standard Size 10-12cm. All nursery stock trees and hedging plants shall conform to BS 5236. Handling, planting and establishment of trees shall be in accordance with BS 8545:2014  
 Trees from nursery to independence in the landscape: Recommendations.



Mixed native hedging where indicated. Standard hedge planting, two staggered rows, five plants per metre, canes & rabbit guards. Species mix - hawthorn, crab apple, blackthorn, field maple, purging buckthorn, guelder rose, hazel, dogwood, with both dog & field rose within. Size of stock - bare root 60-90cm.

Existing hedgerows will be maintained and strengthened and gaps infilled with new indigenous hedgerow planting. Hedgerows to be cut on a three year rotation cycle to maximise pollen, nectar and fruit supplies.

**Hedgehog Domes**  
 It is recommended that new sheltering opportunities for hedgehogs be included within the development proposals. The detail of such measures, including the exact location and number of features TBA once the detailed landscaping proposals are finalised. These features would be integrated within sheltered areas of the landscaping proposals, contiguous to off-site connecting habitats where possible.

**Nesting Birds – General Safeguarding**  
 All Habitats capable of supporting nesting birds should not be subject to clearance and / or management works during the recognised nesting bird season (March – August inclusive).

Where this is neither practicable nor possible, any habitats capable of supporting nesting birds should only be subject following a Nesting Bird Survey. This would aim to establish whether any active bird nests are present, and instate an appropriate buffer to the proposed works. Such a buffer zone should remain in place until the chicks have fledged and the nest becomes inactive. Such surveys must be carried out within three days of vegetation works commencing.

The proposed access has pedestrian visibility splays of 2m x 2m at the access point with no obstructions over 600mm high within the visibility splays. Vehicle to vehicle visibility splays are x - x = 2.4m and x - y = 43m

**WICKEN ROAD**

- Crataegus Laevigata 'Pauls Scarlet' 10-12 cm
- Pyrus calleryana 'Chanticleer' Callery pear. 10-12 cm
- PWB Pear 'Worcester Black' 10-12 cm
- Ilex aquifolium - Common Holly 10-12 cm

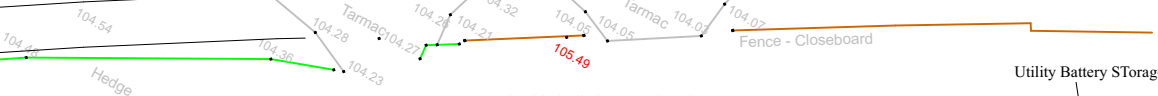


Marshalls Driveline Buff Priora Permeable Paviers

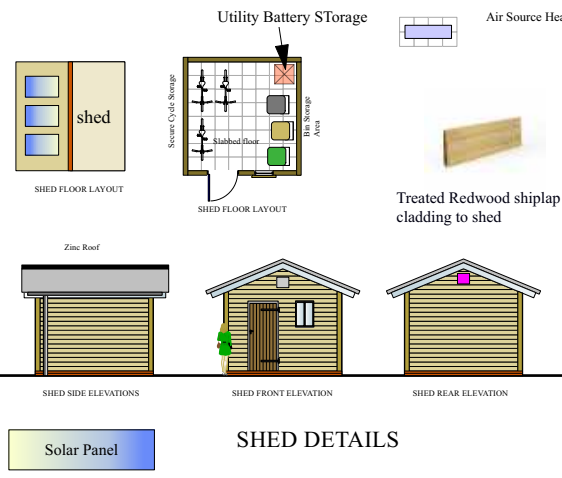
**PLANTING-GENERAL PLANTING INSTRUCTIONS**  
 Before planting, remove any non-perishable containers and carefully prune any badly damaged roots.  
 Plant upright or well balanced with best side to front. Carefully return excavated, top-soil, packing around evenly spread roots or root ball and heel well in.

Water plants thoroughly immediately after planting, use a fine rose.  
 Immediately after planting shrubs carefully cut back any damaged, dead or diseased branches and remove any weak, thin or malformed growth. Where and to the extent appropriate for the species, cut back to encourage growth.  
 After planting, fork and/or rake soil to a fine tilth with approved cambers and no hollows.

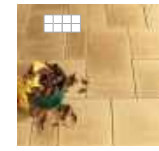
access from metalled vehicular access and dropped kerb to the existing footpath



Tree planting should ideally be carried out between October and March. Mark out the estimated spread of roots, adding an extra 30-60cm (1-2ft). Excavate to the depth of the root ball and fork over the base and sides. Place the plant in the hole, checking that the roots can be spread out fully. Where necessary, adjust the size of the planting hole. The correct planting depth will place the soil around the tree level with the planting site. Firm around the plant carefully to eliminate air pockets as the planting hole is filled. Specimen trees will require staking or guying for a year or two after planting until established to prevent wind rock.



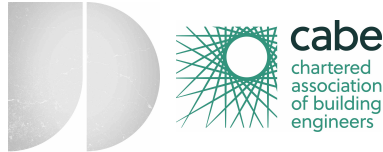
- 2. Betula pendula Silver Birch 10-12 cm
- Air Source Heat Pump
- Treated Redwood shiplap cladding to shed
- Paths, steps, ramps and patios 450 x 450mm and 450mm x 900mm paving slabs - Fairfield Old Gold



- Wall mounted car charging point
- Wheelie Bins



CLOSE BOARDED FENCING



John Dickie Associates  
 Chartered Building Engineers  
 5, Victor Way, Cherry Holt Road,  
 Bourne, Lincs PE10 9PT  
 Tel 07778 297733 jda@ndirect.co.uk  
 Proposed Development at  
 Hill House, Wicken Road, Clavering CB11 4QT

Drawing Title : Site Layout

Date : January 2024

Scales 1 to 250 at A3 Portrait

Drawing No JDA/2023/925/SITE.001