

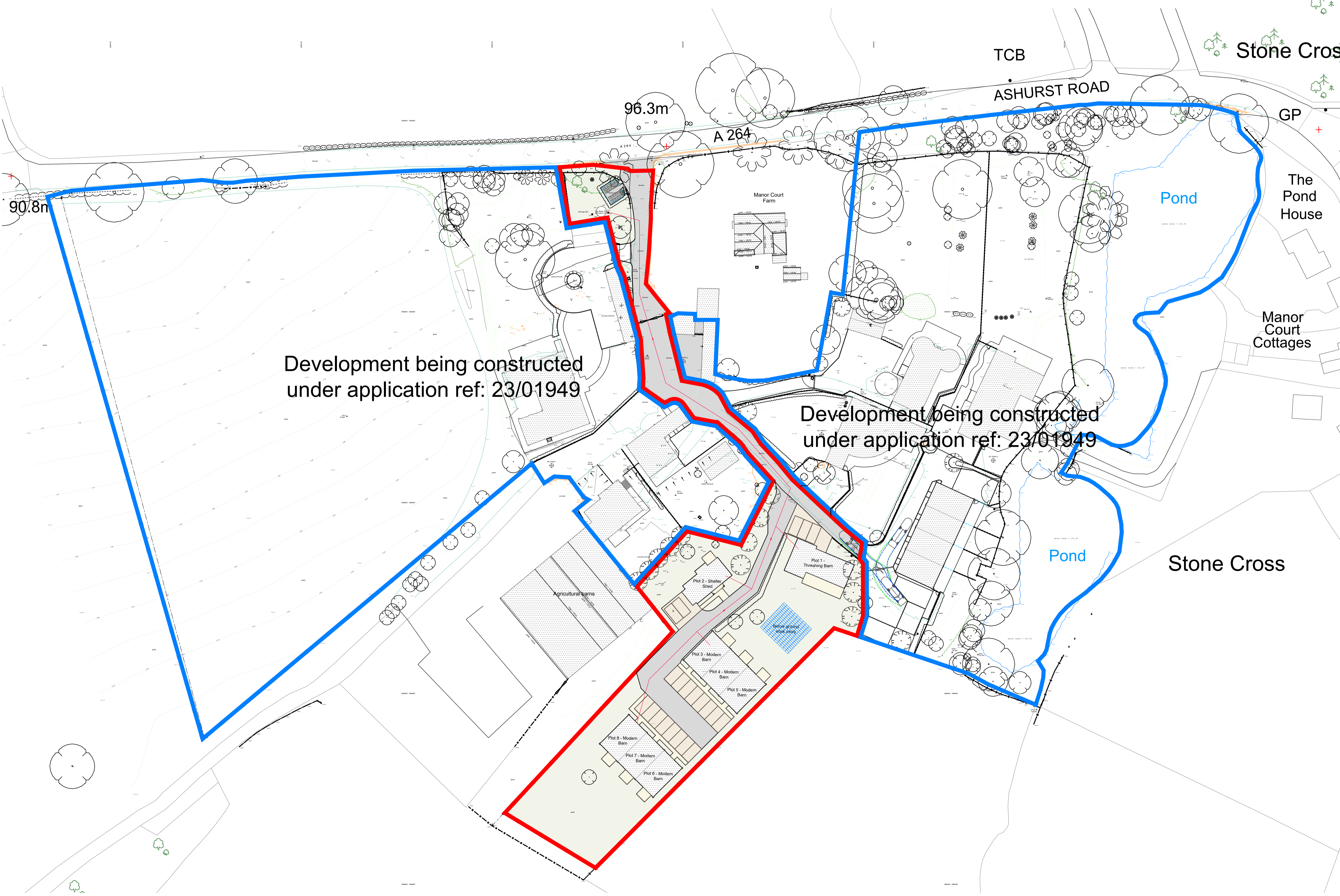
**Notes**

- See GA plans for plot by plot landscape setting out.
- All existing hard standing grubbed up and carted away.
- For ducting layout see drawing 106

- Key**
- Grass - Seeded in top grade soil, existing topsoil stockpiled on site for reuse. If topsoil is imported it is to be sown with test certificates provided prior to delivery. Minimum depth topsoil depth of 150mm.
  - Bound Gravel - laid on asphalt, colour TBC on site.
  - Sandstone paving, Fully bedded on mortar on 150mm compacted MOT type 1 on terram. Epoxy paving grout. Laid to always fall minimum 1.80 away from buildings.
  - Pea shingle / gravel - 100mm depth spread on fully compacted 150mm MOT type 1 sub-base on geotextile membrane.
  - Asphalt - Areas of existing asphalt to be planned back with new wearing course. Where new asphalt is specified build up to be prepared to work with existing retained. The road construction is to be reduced level to an agreed formation which is to be rolled with a vibrating compaction roller prior to the laying of geotextile membrane (terram) laid on a Geogrid A80 30/30 reinforcing layer covered with 200mm of type 1 which is to be rolled and compacted with a vibrating compaction roller. The type 1 is then to be covered with a 150mm thick layer of 20mm macadam binder course (max 125 FEN). The wearing course installation is to be defined until the project is substantially complete. Immediately before applying the wearing course the base course is to be 'primed' with a bonding emulsion to ensure proper adhesion. The wearing course is to be 20mm thick 6mm S&A (max 125 FEN) wearing course. All macadam layers are to be compacted using a vibrating compaction roller. All Asphalt to be edged in minimum 50mm concrete edgings or 100mm kerb stones.
  - New built form.
  - Extent of demolition.
  - Foul drainage 100mm Ø unless stated otherwise.
  - Surface water drainage, 100mm Ø unless stated otherwise. All drainage to have minimum 900mm cover in areas accessible to cars.
  - Air source heat pump. See GA plans for base details.
  - Proposed levels**
  - New 1.8m closeboard with capping
  - New 2 rail cleft chestnut with stock wire
  - New Laurel hedging 25 litre pot 1.8-2m tall planted at 1m centres.
  - Bin store bolted to 100mm thk concrete base on 150mm fully compacted MOT type 1 on geotextile membrane.
  - Edit Monterey LED outdoor post lights black, around gate, parking and entrance footway. Total of 7. Submersible lighting to be on PIR switch with external wall lights with manual override switch internally.

Development being constructed under application ref: 23/01949

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REV.	REVISION DESCRIPTION	REV'D BY	DATE	REV'D

**PROJECT:**  
 MANOR COURT FARM  
 ASHURST ROAD, ASHURST  
 TUNBRIDGE WELLS, KENT, TN3 9TB

**CLIENT:**



**DRAWING TITLE:**  
 PROPOSED SITE PLAN

DATE	PAGE SIZE	SCALE
FEB 2021	A1	1:500

DRAWING NUMBER	REVISION NUMBER
P086/P2 - 101	-