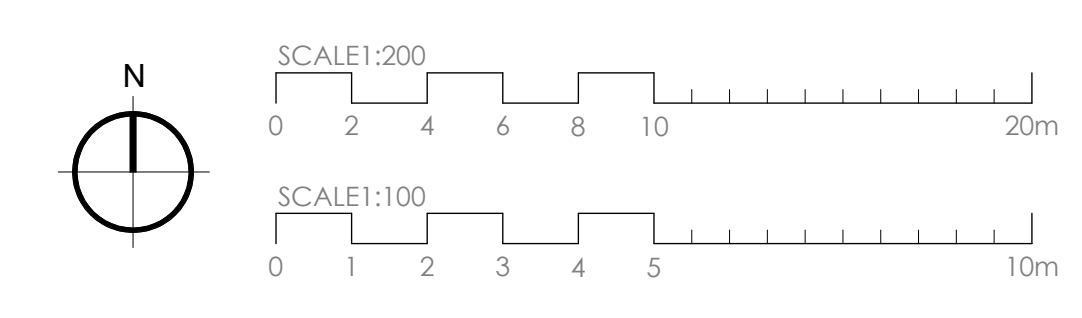


PROPOSED SITE PLAN



Biodiversity Improvements

Biodiversity improvements to be carried out in line with the recommendations set out in the Ecological Impact Assessment by Native Ecology.

A. New Boundary Hedge
 Mixed native species to compose:
 Mix of Hawthorn, Hazel, Spindle, Holly, Yew, Privet, Dog Rose, Gutter Rose & Honey suckles.
 New hedge to be rootball planted October - March. Planted prior to occupation.

B. Hedge Enhancements
 Supplementary planting to include mixed native species composing:
 Mix of Hawthorn, Hazel

C. Log Pile
 Areas of bare ground following planting of hedgerow or understorey to be overseeded with Emergence EH1 Hedgerow Mixture.
 Seeds to be sown in line with manufacturer's guidance between October and March at a rate of 4g/m² and left uncut until August.

D. New Tree Planting
 Species to compose:
 Rowan (Sorbus aucuparia), Sour Cherry (Prunus cerasus), Wild Cherry (Prunus avium), Hawthorn, Hazel, Field Maple etc.
 New trees to be planted October - March. Planted prior to occupation.

Key:
 Hedge Row (A)
 Hedge Row Enhancement (B)
 Paving (J)
 Bound gravel (K)
 Gravel (L)

Biodiversity Improvements

E. Bat Box
 1 x Schwager 2f (General Purpose) Bat Box to be installed on existing mature tree. Box to be minimum of 3m above ground level, preferably 4m.

F. Bird Box
 1 x Schwager 18f Sparrow Terrace to be installed on new dwelling. Box to be 2 - 4m above ground level close to the eaves, on north or east elevation to avoid direct light.

G. Bird Box
 1 x Schwager 18f Bird Box to be installed on existing mature tree and orientated to avoid direct light.

H. Bee Brick
 1 x Green & Blue bee brick to be incorporated into the new building fabric, South Facing, 1m min above ground level.

Hard Surfaces

J. Patio/Terrace
 Tumbled Limestone pavers

K. Bound Gravel
 6mm permeable bound gravel 'golden' or similar

L. Gravel
 10mm 'Golden' gravel chippings

Boundary Treatments (elevations @ 1:100)

M. New Boundary Wall
 1725mm high brick wall and brick on edge detail, 1825mm high overall with brick clefts to match new dwelling brickwork.

N. New Boundary Fence
 1800mm high timber close board fence.

External Materials

Brickwork
 W H Collier, Anglian Light Brown or similar

Roofing
 Cedar Rivendale, Blue-Black slate or similar.

Facias and Soffits
 White (RAL 9016) UPVC or similar

Windows
 Aluminium/composite finished in White (RAL 9016) or similar

Doors
 Aluminium/composite finished in Anthracite Grey (RAL7014)

Rainwater goods
 Finished in Black

Rev	Date	Comments
PLANNING		
Client Mr & Mrs Cook		
Project Camster Camden Park Royal Tunbridge Wells TN2 4TW		
Title Condition Details Condition Numbers: 3 and 6		
Project No. 8487	Date September 2023	
Drawing No. 8487-PD-50	Revision	
Scale As indicated @ A1	Drawn TH	Checked RR
Hedger House, London Road, Worthing, West Sussex, BN15 7JF Phone: 01323 753333 Fax: 01323 753334 www.offsetarchitects.co.uk info@offsetarchitects.co.uk		