



**PREVIOUSLY APPROVED DEVELOPMENT**  
**17/01964/OUT**  
**20/01218/DETAIL**  
**22/01331/VOC**  
**22/01321/FUL**

**Accommodation & Access Notes**

6 no. 3-bed bungalows and 2 no. 4-bed bungalows with min 150m<sup>2</sup> private amenity area, garage & additional car parking spaces.

Access from St. Johns Road via. access road of previously approved development.

**KEY**

- AMENITY SPACE
- ACCESS ROAD
- DRIVEWAY
- PEDESTRIAN PAVING
- 2.9 x 5.9m PARKING SPACE
- 2 NO. VISITOR PARKING SPACES
- PLANTING
- EXISTING CONCRETE HARDSTANDINGS REMOVED
- EXISTING TREE AND RPA

**GENERAL NOTES**

1. Dimensions are in millimetres (unless stated otherwise) and are to block or stud faces.
2. Drawings are not to be scaled, use figured dimensions only.
3. Notify the Architect of any discrepancies within the drawing and contact for clarification before proceeding.
4. All proprietary items to be fitted strictly in accordance with manufacturers instructions.
5. All works to be carried out in accordance with latest related British Standards and relevant codes of practice.

Rev	Date	Revision Description	Scale
		Project Title	1:250 @ A1
		Project Ref.	3665
		Drawing Ref.	PA-100
		Drawing Title	PROPOSED SITE PLAN
		Date Drawn	MARCH 2024
		Drawn By	CM
		Checked By	IJ



**DUNCAN CLARK & BECKETT LTD**  
 12A William's Walk, Colchester, Essex, CO1 1TS  
 RIBA Chartered Practice  
 CIAT