

**NOTES:**

**Schedule of Accomodation:**

Existing Property to be maintained  
3 No. 3 Bed 5 Person Houses at 107 sqm

Site Area = 0.2597 hectares

Minimum access with 3m, Kent Design Guide 'Lane' Shared surface.  
(Max 40m passing bay)

Front building line to be maintained as existing. New development to be to rear of site only.

**LIGHTING:**

External lighting to parking area to be provided by bollards installed at low level. Bollards to be low lux level and installed with shields to ensure they are suitable for the bat activity present on the site.

Shielded external lights to be provided at 1800mm high to all external doors to ensure safe entrance and exit.

**ACOUSTICS:**

All party walls to be of dense masonry construction with mineral wool cavity insulation in compliance with Part E of the building regulations.

Total Site Area 1826m<sup>2</sup>  
(retained vicarage 800.5m<sup>2</sup>)  
Total Parking Spaces 11nr  
(incl. 3nr visitors)

**Plot 1**  
3 Bed Detached  
2 Parking spaces  
Garden Area 246m<sup>2</sup>  
Total Internal Floor Area 107m<sup>2</sup>

**Plot 2**  
3 Bed Detached  
2 Parking Spaces  
Garden Area 335m<sup>2</sup>  
Total Floor Area 107m<sup>2</sup>

**Plot 3**  
3 Bed Detached  
2 Parking Spaces  
Garden Area 335m<sup>2</sup>  
Total Floor Area 107m<sup>2</sup>

**LANDSCAPING KEY:**

Proposed ornamental shrub planting

Proposed hedgerow

Flag Stone Path Construction

Brick Paving Setts - Removed to show parking

Lawn

Brick Wall 2.4m high

Brick Wall 1.2m high (1.8m high for rear boundary to Vicarage)

Wheelie Bin Collection Point

Timber picket fence 1.2m high

Close board fence 2m high

Dwellings to be provided with rotary clothes line, accessible from patio.

Standard size garden shed.  
2.1x1.5

Wheelie Bins

Removed Tree

Existing Tree Kept

**Notes:**

Do Not Scale. For Planning Purposes Only.

Report all discrepancies, errors and omissions.

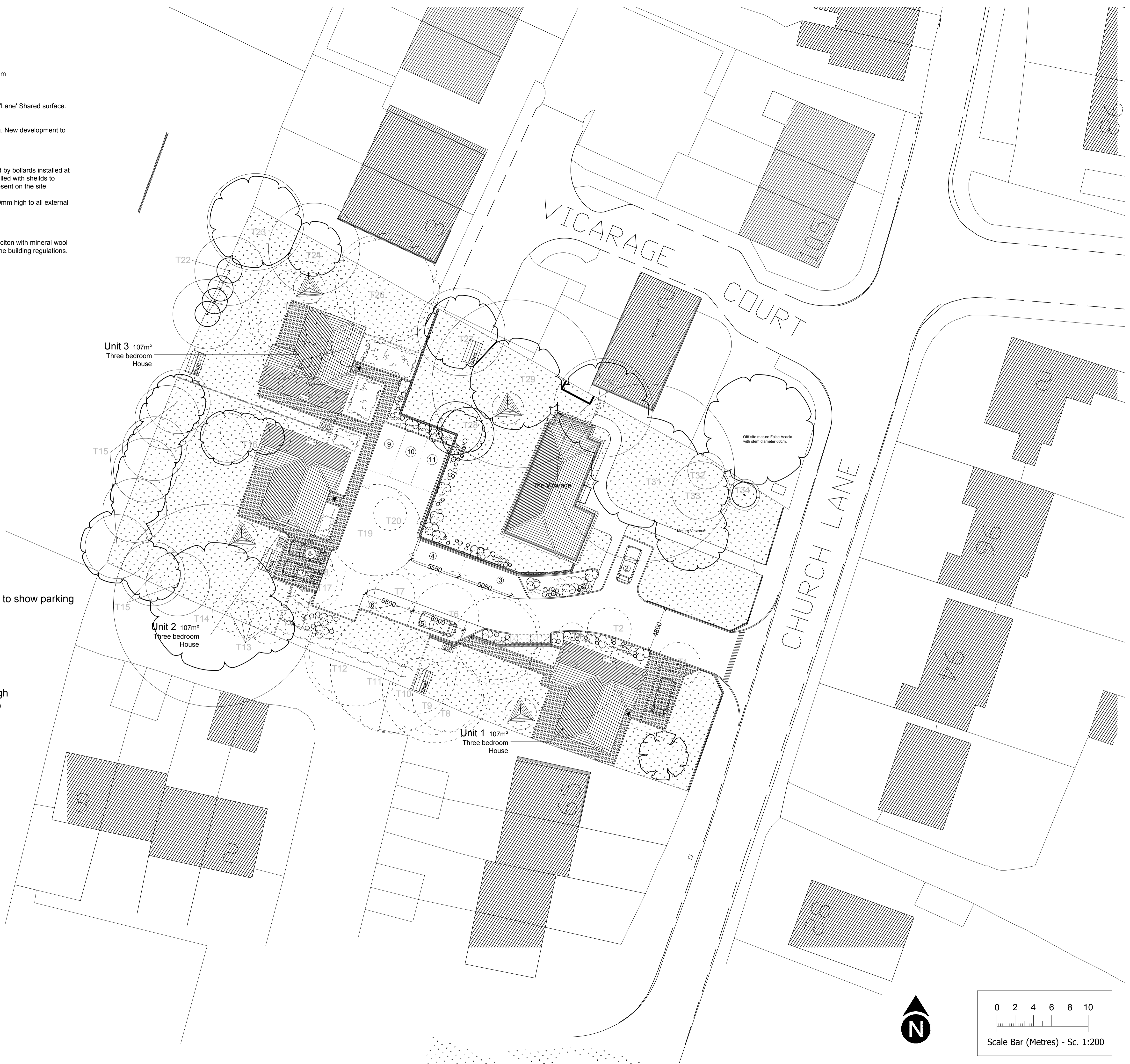
Verify all dimensions on site before commencing any work on site or preparing shop drawings.

All materials, components and workmanship are to comply with the relevant British Standards, Codes of Practice, and appropriate manufacturers recommendations that from time to time shall apply.

For all specialist work, see relevant drawings.

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Rev	Date	Description
A	08/19	Drawing amended, wheelie bins located to each unit and collection point indicated, property boundaries amended.



Unit 9 The Courtyard  
Parsonage Farm  
Parsonage Stocks Road  
Throwley, Faversham  
Kent ME13 0ET T:01795 892220

PROJECT TITLE:  
**NEWINGTON VICARAGE  
SITTINGBOURNE**

RESIDENTIAL DEVELOPMENT

DRAWING DESCRIPTION:

**PROPOSED SITE PLAN**

SCALE:  
1:200 @ A1

DATE:  
June 2019

STATUS:  
**PLANNING**

DRAWING NUMBER:  
19-009/ 01

REVISION:  
A

