# PHASE 4 & 5B, HEYFORD PARK, UPPER HEYFORD, BICESTER

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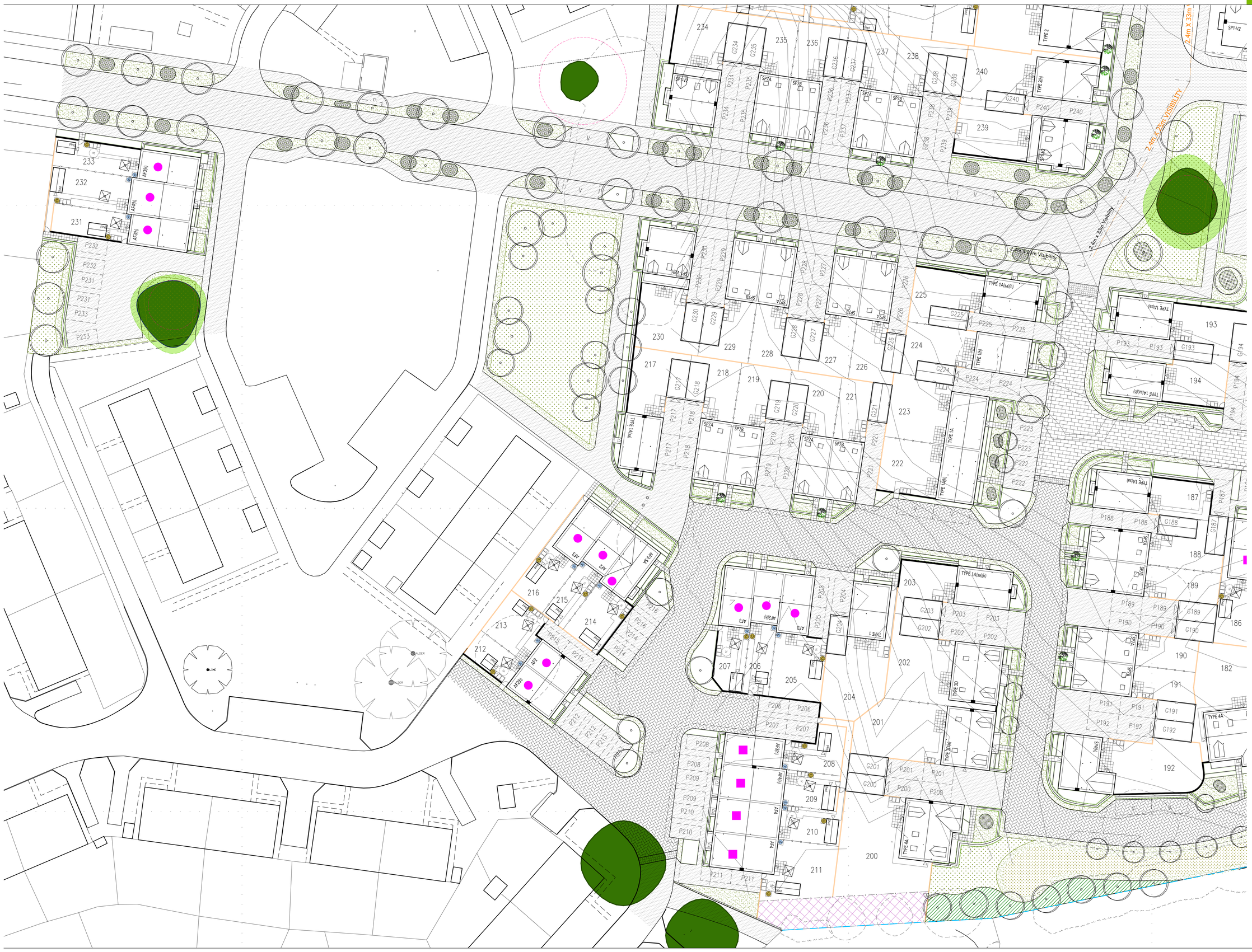


DORCHESTER GROUP

REVISION/S:

A. 2015-06-30. Plots 160-161, 170-172, 178-181, 183-185, 210 & 223 amended at client's request. Verge widths changed from 1.0m to 0.80m following engineer's comments. External works updated to suit. PVA
B. 2015-11-19. Visitor space by Plot 179 removed. Road by Plots 166-179 amended. Curves added in lieu of chamfers in the road by Plots 192 and 200. DJE
C. 2015-12-08. Maintenance strips added along the southern boundary, additional chimneys added to plots 158, 202 & 204-206, fences changed to walls on plots 167-171, 176-178, 185, 198, 201 & 206, wall & trellis added to the parking for plot 180 and timber knee rail added around the parking area for plot 155. MED
D. 2016-01-07. Rear gardens to plots 199 & 200 amended at client's request. PVA
E. 2016-01-13. Patio length updated for Type 1, Type 1A, Type 1A-SA, SP1, SP4, Type 2, Type 3C, Type 3D, Type 4A, HT5 housetypes and garden layout amended on plots 231-233 as per client request. SO
F. 2016-03-14. Footprint for housetype SP1-V2 amended, plots and parking spaces renumbered. Parking court serving plots 155 & 156 amended, block paving strips between gravel and adoptable highway increased, CBF trimmed back to edge of maintenance strip and fencing adjusted to the rear of plot 165 and 179 all at client request. MED
G. 2016-03-18. Chimneys added to SP1 house types. PVA
H. 2016-03-22. Plot 202 handed at client request. MED
I. 2016-04-15. Plots 162, 173, 188, 190, 218, 220, 226, 228, 235 & 237 changed from SP7 to SP7A and plots 163, 174, 189, 191, 219, 221, 227, 229, 236 & 238 changed from SP7(h) to SP7B at clients request. AJA
J. 2016-05-16. Rear access to Plots 155, 156, and 196 amended. Garages G160/160, G163/164, G165/166, G189/190, and 191/192 repositioned. Additional Path provided in the rear gardens of Plots 173, 180, 182, and 200. Rear access gate added to Plot 173. Type 3D housetypes updated to latest working drawings. S461 and S46-sa housetypes to be AF4 and AF4-sa, respectively, to meet Lifetime Homes requirements. All at client's request. DJE
K. 2016-06-20. Footprints updated to accord with latest working drawings. MED

PLEASE NOTE, ALL METER CUPBOARDS ARE TO BE SITED ON SIDE WALLS OF DWELLINGS OR SEMI-CONCEALED ON FRONTAGES

## LEGEND

EXISTING FEATURES

| | | | |
|---|---|---|---|
| | EXISTING TREE TO BE RETAINED WITH RAT CAT CANOPY SEE | | EXISTING RPA |
| | | | EXISTING VEGETATION TO BE REMOVED |

EXTERNAL BOUNDARY TREATMENTS

| | | | |
|---|---|---|---|
| | 1800mm HIGH SCREEN WALL (NOTE: THE MATERIALS AND COLOUR TO BE AGREED ON SITE WITH MK.C) | | 450mm HIGH SCREEN WALL (NOTE: THE MATERIALS AND COLOUR TO BE AGREED ON SITE WITH MK.C) |
| | 1800mm HIGH CLOSE BOARD TIMBER FENCE | | 900mm HIGH METAL ESTATE RAILINGS |
| | 900mm HIGH PIER (NOTE: THE MATERIALS AND COLOUR TO BE AGREED ON SITE WITH MK.C) | | 1200mm HIGH PIER (NOTE: THE MATERIALS AND COLOUR TO BE AGREED ON SITE WITH MK.C) |
| | 1800mm HIGH PICOT GRAZON PANEL FENCE | | 1800mm HIGH TIMBER FIELD ACCESS GATE |
| | 1200mm HIGH POST & RAIL FENCE | | 350mm HIGH TIMBER KNEE RAIL |
| | 1200mm HIGH STOCK PROOF FENCE | | 1800mm HIGH TIMBER LOCKABLE GATE FOR ACCESS TO THE MAIN STRAWBERY STRIP |
| | 1800mm HIGH SCREEN WALL WITH 300mm TRELLIS (NOTE: THE MATERIALS AND COLOUR TO BE AGREED ON SITE WITH MK.C) | | |

NUMBERING

| | | | |
|---|---|---|---|
| 12 | PLOT NUMBERS | G12 | GARAGE NUMBERS |
| P12 | PARKING NUMBERS | V | VISITOR PARKING |
| (h) | PLOT HANDING | | |

MISCELLANEOUS

| | | | |
|---|---|---|---|
| | CHIMNEY | | GARAGE ACCESS |
| | BOLLARDS | | PERSONAL ACCESS |
| | AFFORDABLE HOUSING - RV ON CLIENT'S | | AFFORDABLE HOUSING - RENTED |
| | BIN HARDSTANDING WITH 1.5m TURNING CIRCLE | | BIN HARDSTANDING |
| | ROTARY DRYER | | CYCLE SHED |
| | WATER BUTT | | COMPOST BIN |
| | MAIN DRAINAGE STRIP | (h) | PLOT HANDING |

GROUND SURFACING

| | | | |
|---|---|---|---|
| | MARSHALLS KERTLOK BLOCK PAVING COLOUR - BRINDLE | | RUMBLE STRIP |
| | TARMAC | | PAVING SLABS |
| | MARSHALLS KERTLOK BLOCK PAVING COLOUR - BUFF | | LOOSE STONE ORBS SYSTEM |
| | DRAINAGE CHANNEL | | 450mm x 450mm MARSHALLS SAXON BUFF PATIO SLABS |
| | | | BIN SLAB |

LANDSCAPING

| | | | |
|---|---|---|---|
| | PROPOSED NEW TREE (NOTE: THE MATERIALS AND COLOUR TO BE AGREED ON SITE WITH MK.C) | | PROPOSED PLANTING BEDS (NOTE: THE MATERIALS AND COLOUR TO BE AGREED ON SITE WITH MK.C) |
| | TRIMMED HEDGEROW (NOTE: THE MATERIALS AND COLOUR TO BE AGREED ON SITE WITH MK.C) | | PROPOSED GRASS PLANTING (NOTE: THE MATERIALS AND COLOUR TO BE AGREED ON SITE WITH MK.C) |

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# EXTERNAL WORKS LAYOUT (SHEET 1 OF 2)

SCALE: 1:200 @ A0
DATE: MAY 2015
DRAWN: MED
DRAWING TITLE: EXTERNAL WORKS LAYOUT (SHEET 1 OF 2)
DRAWING NO: 0521-PH4-5B-104-1

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