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Block Plan 1:200

scale bar @1:200

PROPOSAL SCHEME

Outline planning consent is sought for 3 No. dwellings in the positions indicated within the front garden of Dane Heights.
The existing features within this area, ie. tennis court, paths, drives etc are to be removed and area revised to suit proposals.

EXISTING ACCESS

The existing access serving Dane Heights and the Annex is to be maintained, but will only serve Plot 1 of the scheme, the remainder of the development is to be served from a new access to the east of the site.

PROPOSED ACCESS

A new access is to be formed to the east of the existing access to serve Dane Heights, the Annex and Plots 2 and 3.
A Domestic Access Crossing to Staffordshire County Council Highway standards is to be formed leading to a 4.5m wide shared private drive.
Visibility sight lines of 90.0m to the west and 60.0m to the east, from a point 2.4m back from the carriageway in the centre of the proposed drive are to be provided. In addition when taken to the centre line of the carriageway a distance of over 90.0m is visible to the east. Any permanent structure within this zone being restricted to a height of 600mm.
To enable the access to be formed, existing shrubbery is to be cut back and ground cut away to enable the drive to be installed at a maximum gradient of 1 in 10 for the first 10.0m into the site, thereafter graded to suit existing ground levels.
The ground either side of the drive is to be battered back either side of the new access to suit existing ground levels and type before being planted out to a scheme to be submitted at later date.

SITE LANDSCAPING

The existing hedges, shrubs etc are to remain, enhanced where possible, with additional hedge planting included where shown.
The existing tennis court is to be taken up and parking formed to serve the Annex with the remaining undeveloped area returned to garden area.

COLOUR KEY

- Proposed dwelling indicating direction of principle windows
- Site boundary
- Adjacent land under same ownership

Mr K Dawson

PROPOSED 3 No. DWELLINGS
DANE HEIGHTS, CLAY LAKE,
ENDON, STAFFORDSHIRE MOORLANDS,
ST9 9DD.

PLANNING PROPOSAL
BLOCK PLAN

Date	Sheet	Scale
MARCH 2008	A1	1:200
Dgr. No.	Rev.	Drawn
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