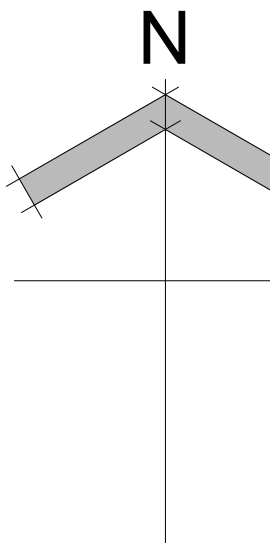




368.31

SITE EXTERNAL WORKS LAYOUT



LEGGE

- | 123 | PHASE PLAN NUMBER |
|------|--|
| 124 | POSTAL NUMBER |
| VP | VISITOR PARKING SPACES CLEARLY MARKED WITH V |
| PE/1 | PARKING SPACE. ALL PARKING BAYS TO BE NUMERED WITH THE APPLICABLE LOT/LOT NUMBER |
| GO/1 | GARAGE SPACE |
| | SITE BOUNDARY |
| | COVERED CYCLE |
| | STORAGE: SIDE (E) < 4M |
| | REF - REFUSE COLLECTION POINT |
| | M4/1 PATHS / PATIOS / STEPS 900mm WIDE |
| | IN 200 x 450MM PAVING SLABS |
| | M4/2 1500mm WIDE MAIN ENTRANCE AND COMMUNAL PATHS. OTHER REAR/SIDE PATHS, PATIOS & STEPS 900mm WIDE IN 450 x 450MM PAVING SLABS |
| | M4/3 1500mm WIDE MAIN ENTRANCE PATHS, SIDE, REAR AND COMMUNAL PATHS / PATIOS STEPS 1200mm WIDE IN 450 x 450MM PAVING SLABS |
| | NOTE: PAVING TO BE MARSHALLS PAVING SLABS OR APPROVED IN COLOUR BAY |
| | 1.5m HIGH BRIGHT SCREEN WALL TO REAR GARAGES |
| | 1.8m HIGH CLOSE BORDOER FENCING WITH HEDGEHOG HIGHWAYS |
| | RETAINING WALL WITH FENCE / WALL OVER (HIGHT VERTIES) |
| | TORSQUERE RETAINING WALL WITH FENCE / WALL OVER (HEIGHT VERTIES) |
| | SQUARE HARDWOOD TIMBER BOLLARDS
- E.G. BAYT DOWNS OR SIMILAR |
| | GRASS / LANDING SPACES |
| | BITUMINOUS MACADAM ROAD SURFACE |
| | NOTE: PARKING SPACES WITHIN BITUMINOUS COMMUNAL AREAS MUST BE DELINEATED WITH WHITE LINING |
| | 1 MARK FOR INTERMEDIATE BAYS |
| | L MARK FOR END BAYS |
| | V FOR VISITOR BAYS |
| | TYPE 1 - BLOCK PAVING CONSTRUCTION TO PRIVATE DRIVES & PARKING BAYS
- 200 x 100, 80mm THICK MARSHALLS PAVING OR SIMILAR APPROVED, COLOUR 'HARVEST OR SIMILAR APPROVED'
- LAD IN 30° HERINGBONE PATTERN WITH 200 x 100 STRETCHER COURSE EDGE |
| | TYPE 2 - BLOCK PAVING CONSTRUCTION TO RASSED TABLES
- 200 x 100, 80mm THICK MARSHALLS PAVING OR SIMILAR APPROVED, COLOUR 'HARVEST OR SIMILAR APPROVED'
- LAD IN 30° HERINGBONE PATTERN WITH 200 x 100 STRETCHER COURSE EDGE |
| | TYPE 3 - BLOCK PAVING CONSTRUCTION TO GREEN STEPS
- 200 x 100, 60mm THICK MARSHALLS PAVING OR SIMILAR APPROVED, COLOUR 'TRADITIONAL OR SIMILAR APPROVED'
- LAD IN 30° HERINGBONE PATTERN WITH 200 x 100 STRETCHER COURSE EDGE |
| | EDGE OF SURFACE FROM ADJACENT CARPARKWAY - TO BE DEFINED BY 2M WIDE STRIP OF CONCRETE/STEPS IN SILVER GREY
- LAD IN 30° HERINGBONE 9 DEGREES PATTERNS LAD TO ADAPTABLE E STANDARDS) TO COMPLIANT RASSED TABLES E.G. MARSHALLS CONSERVATION S STEP PAVING (100X100X100MM) IN SILVER GREY OR SIMILAR APPROVED |
| | NOTE: PARKING SPACES WITHIN WHITE LINED COMMUNAL AREAS TO BE DELINEATED WITH WHITE LINING |
| | 1 MARK FOR INTERMEDIATE BAYS |
| | L MARK FOR END BAYS |
| | V FOR VISITOR BAYS |
| | PROPOSED SELF BINDING GRAVEL FOOTPATHS - WITHIN PUBLIC OPEN SPACE
TO BE TIBBER EDGED WITH SELF BINDING GRAVEL SURFACE.
PAVING IN COLOUR |
| | PROPOSED RESIN BOUND GRAVEL FOOTPATHS / CYCLEWAY - WITH PCC PAVEMENT E.G. AMBER GOLD RESIN BOUNDED BY DEVA-STONE OR SIMILAR |
| | PROPOSED UNSURFACED DARK M4/4 FOOTPATH -
TO BE TIBBER EDGED WITH RED CONCRETE BOUND WITH RPA'S |
| | EXISTING TREES TO BE RETAINED. PLEASE REFER TO SOFT LANDSCAPING PLANS FOR FURTHER DETAILS |
| | INDICATIVE PROPOSED PLANTING. PLEASE REFER TO SOFT LANDSCAPING PLANS FOR FURTHER DETAILS |
| | STREETLIGHTS REFER TO CAA DRAWINGS |
| | PROVIDE 500mm x 2500mm CONCRETE ABOVE LAMP COLUMN BUSH |
| | GARAGE WITH ALLOCATED INTERNAL CYCLE STORAGE AREA |
| | STREET NAME PLATES |
| | ELECTRICAL REFERENCE PILLAR |
| | HYDROPHOBIC CEMENT |
| | AFFORDABLE SHARED OWNERSHIP UNITS |
| | AFFORDABLE RENT UNITS |
| | WALL MOUNTED ELECTRICAL VEHICLE CHARGING POINTS |
| | GROUND MOUNTED ELECTRICAL VEHICLE CHARGING POINTS |
| | SOLU(1) (DUE) LG |
| | AIR SOURCE HEAT PUMP TO SIT ON 2ND CONCRETE STRIP FOUNDATIONS WITHIN A SUITABLE SIZED GRAVEL BED (EST 900MM X 1200MM SIZE). HA HOUSE TYPES ONLY |

Rev	Date	Drawn	Checked
C01	27/11/25	COP	
TENDER ISSUE			
C02	18/12/25	COP	
ENGINEERS LEVELS ADDED			
C03	02/03/26	COP	
ENGINEERS LEVELS ADDED			
C04	09/03/26	JA	
UPDATED TO LATEST SUBSTRUCTURE LAYOUTS.			
C05	15/05/26	JA	
SECTION TO CURRENT PLANNING, REVISED UPDATE OF FLOTS 7-120, AMENDED ROOF STRUCTURE, REWORKED ROOF ALLOTTMENTS, UPDATED SITE ENTRY, REVISED ENTRY TO APARTMENT BLOCK A.			
C06	26/04/26	JA	
FEEDBACK TO EVCVp SHOWN & ADDITIONAL EVCV TO APARTMENT ENTRY PARKING.			
C07	03/07/26	JA	
UPDATED EVCV TO MATCH LATEST POO-POINT MAP			

CDM/DRA



NOTABLE CRITICAL RATED



NOTABLE HIGH RATED

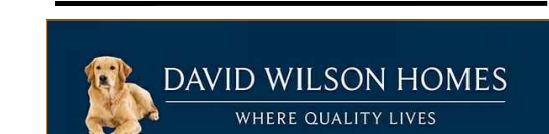


NOTABLE MODERATE RATIO
HAZARDOUS

Refer to CDP site specific Architectural Designer Risk Assessment [ADRA] for further information.

CONSTRUCTION ISSUE

Project:
TALBOT WAY,
LETCWORTH,
HERTFORDSHIRE

Drawing Title:
SITE EXTERNAL WORKS LAYOUT

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Drg No: 2525-HA378-D1-1900	Rev: C07
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