

Discharge of Conditions The Steddles, Yapton

Condition: 16

Planning ref Y/158/21/PL

Date: 28 March 2022



Introduction

Condition 16 under planning ref Y/158/21/PL requires;

'No development above damp proof course (DPC) level shall take place until details of all new screen walls and fences have been submitted to and approved by the Local Planning Authority and none of the approved dwellings shall be occupied until such screen walls/fences associated with them have been erected. Consideration should be given to extending the existing flint wall along the rest of the site frontage. The details to be provided shall ensure that gaps are provided at the bottom of all boundary treatments in the locations indicated on drawing SDL-MHA-00-XX-DR-A-0020 Rev P01 to ensure that hedgehogs and other small mammals are able to move into/out of and around the development'.

Summary

1. Drawings attached detailing wall and fence design and layout;
SDL-MHA-00-XX-DR-A-0003 Rev P05
SDL-MHA-00-XX-DR-A-0020 Rev P01
SDL-MHA-00-XX-DR-A-0030 Rev P01
2. Note, the site frontage has a new wall to the north and southern side of the new site access road as shown on drawing SDL-MHA-00-XX-DR-A-0003 Rev P05

3. Hedgehog access: ensure openings are provided as per the detail below and in the positions as shown on drawing SDL-MHA-00-XX-DR-A-0020 Rev P01 to allow hedgehogs and other small mammals to roam and forage.



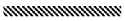
Small hedgehog opening to be formed in the timber gravel board in the positions as shown on drawing

SDL-MHA-00-XX-DR-A-0020 Rev P01

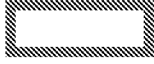


KEY TO DIAGRAM

- 
- PROPOSED COMPOST AND LOG PILES



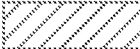
 PROPOSED HEDGEHOG ENTRANCE HOLE



 PROPOSED 'HOGITAT' HEDGEHOG HOUSE



 REINFORCED EXISTING BOUNDARY



 PROPOSED ROUGH GRASSLAND



 PROPOSED 3SV SCHWEGLER BIRD BOX
(34mm DIAMETER HOLE)



 PROPOSED 2F SCHWEGLER BAT BOX



 PROPOSED HOUSE SPARROW TERRACE FSC NEST BOX



 PROPOSED DOUBLE ENTRANCE HOUSE MARTIN NEST

- Notes
1. This drawing is the copyright of MH Architects Ltd
 2. Do not scale this drawing except for Local Authority planning purposes
 3. All dimensions must be checked on site by the contractor prior to commencement of the works.



Client Approval

- X

 A - Approved
- X

 B - Approved with comments
- X

 C - Do not use

Rev.	Revision Note/Purpose of Issue	Drw By	Date	Chk By	Date
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PALLANT HOMES
THE STEDDLES
YAPTON
BN18 0DT

Drawing title

Proposed Ecology Plan

Drawn	Date	Checked	Date	Scale at A3				
JK	SEP 21	CJP	SEP 21	1:500				
Job No.	Pro.	Org.	Zone	Level	Type	Role	No.	Rev.
21-106	SDL	MHA	00	XX	DR	A	0020	P01
Purpose of Issue								

PRELIMINARY

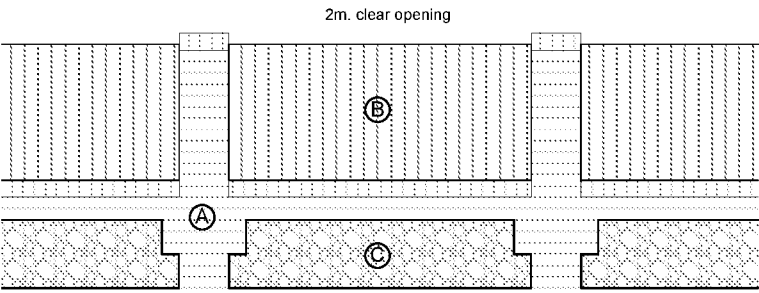
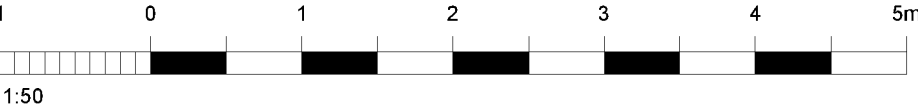
Ground Floor: Bicentennial Building
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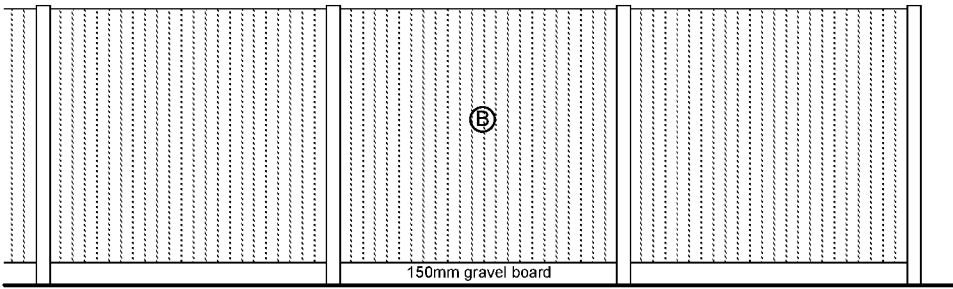
mh
ARCHITECTS

Elevations 1:50 @ A3



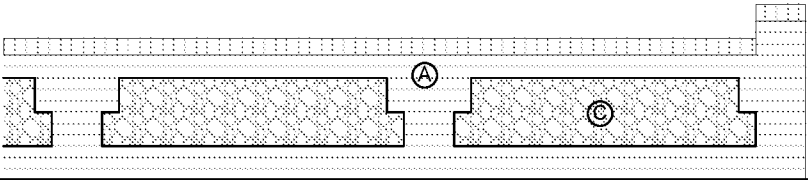
SIDE

elevation
1800 high wall comprised of 900 high close boarded fence between brick piers and on top 900 high brick and flint wall



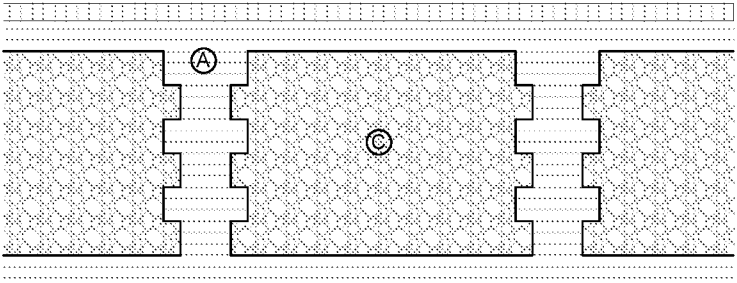
SIDE

elevation
1800 high close boarded fence panel with 150mm gravel board to base



SIDE

elevation
900 high brick & flint wall with pier at one end



SIDE

elevation
1800 high brick and flint wall

Notes

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3. All dimensions must be checked on site by the contractor prior to commencement of the works.

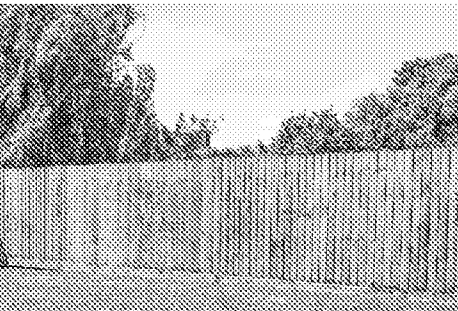
Client Approval

X	A - Approved
X	B - Approved with comments
X	C - Do not use

Rev.	Revision Note/Purpose of Issue	Drw By	Date	Chk By	Date
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Material Schedule

- A - Istock Leicester Autumn Multi
- B - Timber Close Board Fence
- C - Istock Fast Flint



PALLANT HOMES
THE STEDDLES
YAPTON
BN18 0DT

Drawing title

WALLS AND FENCES

Drawn	Date	Checked	Date	Scale at A3
JK	25/03/22	CJP	25/03/22	1:50

Job No.	Pro.	Org.	Zone	Level	Type	Role	No.	Rev.
21-106	SDL	MHA	00	XX	DR	A	0030	P01

Purpose of Issue

PLANNING

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