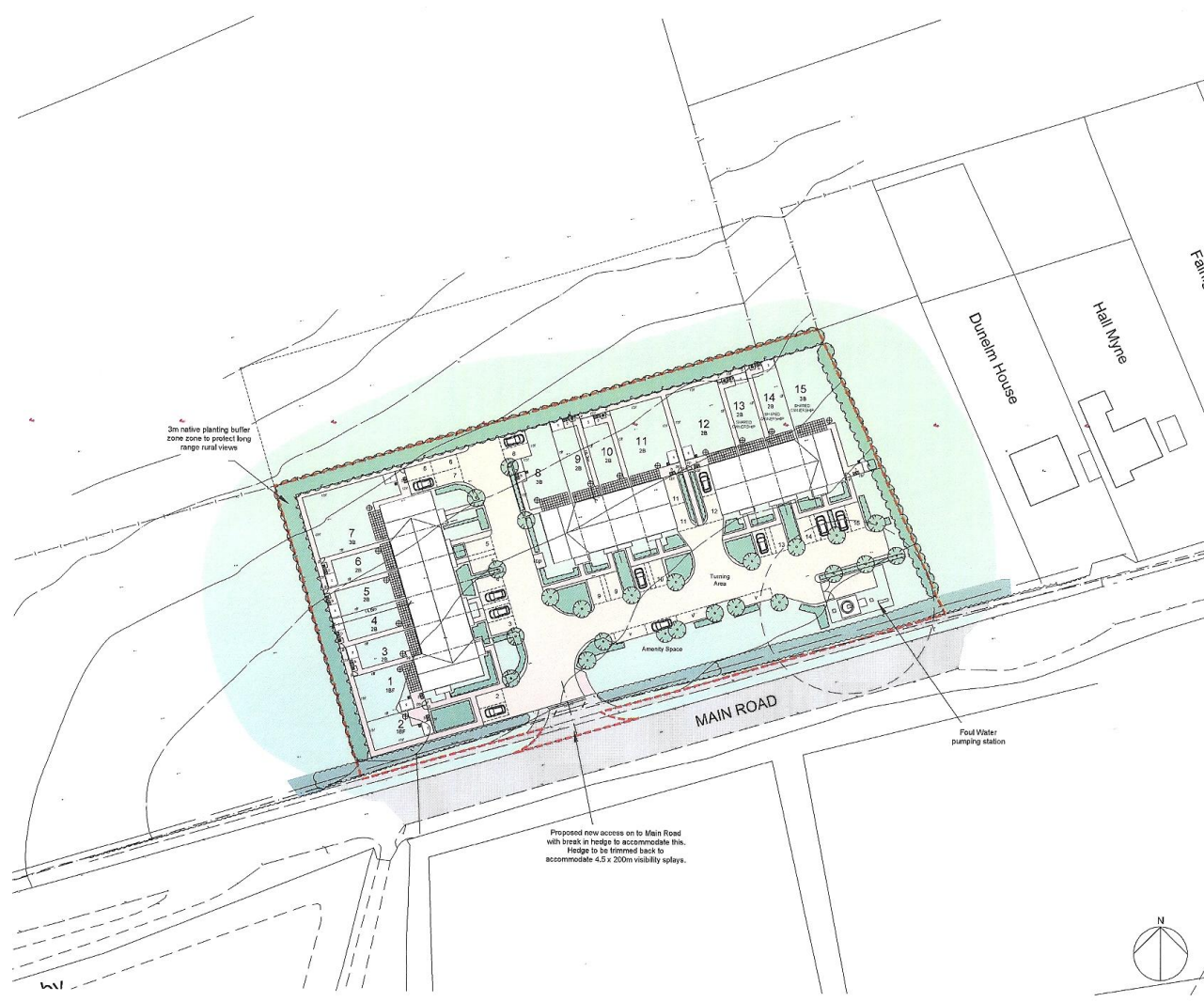


# Icklesham Parish Community Land Trust Limited

Exception Needs Housing Scheme



**CDM 2015 Health & Safety Information**

- This information relates only to Significant Hazards identified on this drawing and is to be read in conjunction with the Designer's Risk Assessment Register.
- 1 New site access to be constructed prior to any commencement on site to allow safe transit of construction vehicles
  - 2 Site to be adequately hoarded from all sides due to openness to boundaries
  - 3 Foundations and retaining walls to be designed by engineer due to sloping nature of the site.
  - 4 All first floor and above windows to be cleanable from inside with easy clean hinges.
  - 5 Roof Trusses to be braced immediately once in position

**Accommodation Schedule:**

- Affordable Rent (12 dwellings)**
- 2no. 1bed/2person flats @ 51 & 57 sqm
  - 6no. 2bed/4person houses @ 80sqm
  - 2no. 3bed/5person houses @ 94sqm
  - Shared Ownership (3 dwellings)
  - 2no. 2bed/4person houses @ 80sqm
  - 1no. 3bed/5person houses @ 94sqm

**16no. Dwellings Total**

Site Area: 0.632Ha  
 Density: 24 dw/ha  
 Car parking: 2no. spaces per house  
 1no. space per 1 bed flat  
 4no. visitors spaces  
 Cycle parking: 2no. spaces per dwellings (in garden shed)

**Key**

- pp 2no. 1.8m high larch lap privacy panels
- cbf 1.8m high close boarded fence with concrete gravel boards and posts
- cif 1.1m high chain link fence on concrete post and rails providing finished height of 1.2m
- g 900mm lagged and braced garden gate
- s 1.8m x 2.4m garden shed for bicycles, garden equipment & dirty storage
- b bin space, hard spaced for wheelie bins (houses)
- cb Position of compost bins
- Position of rotary clothes dryers

D	20.05.18	Sheets, Gates Bins etc added	KE AK
C	06.05.18	Colour added	KE AK
B	06.03.18	Site layout adjusted	JR KE
A	23.02.18	Site layout adjusted	JR KE
Rev	Date	Revision Details	Dr Ch



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Client's Name  
**Icklesham CLT**

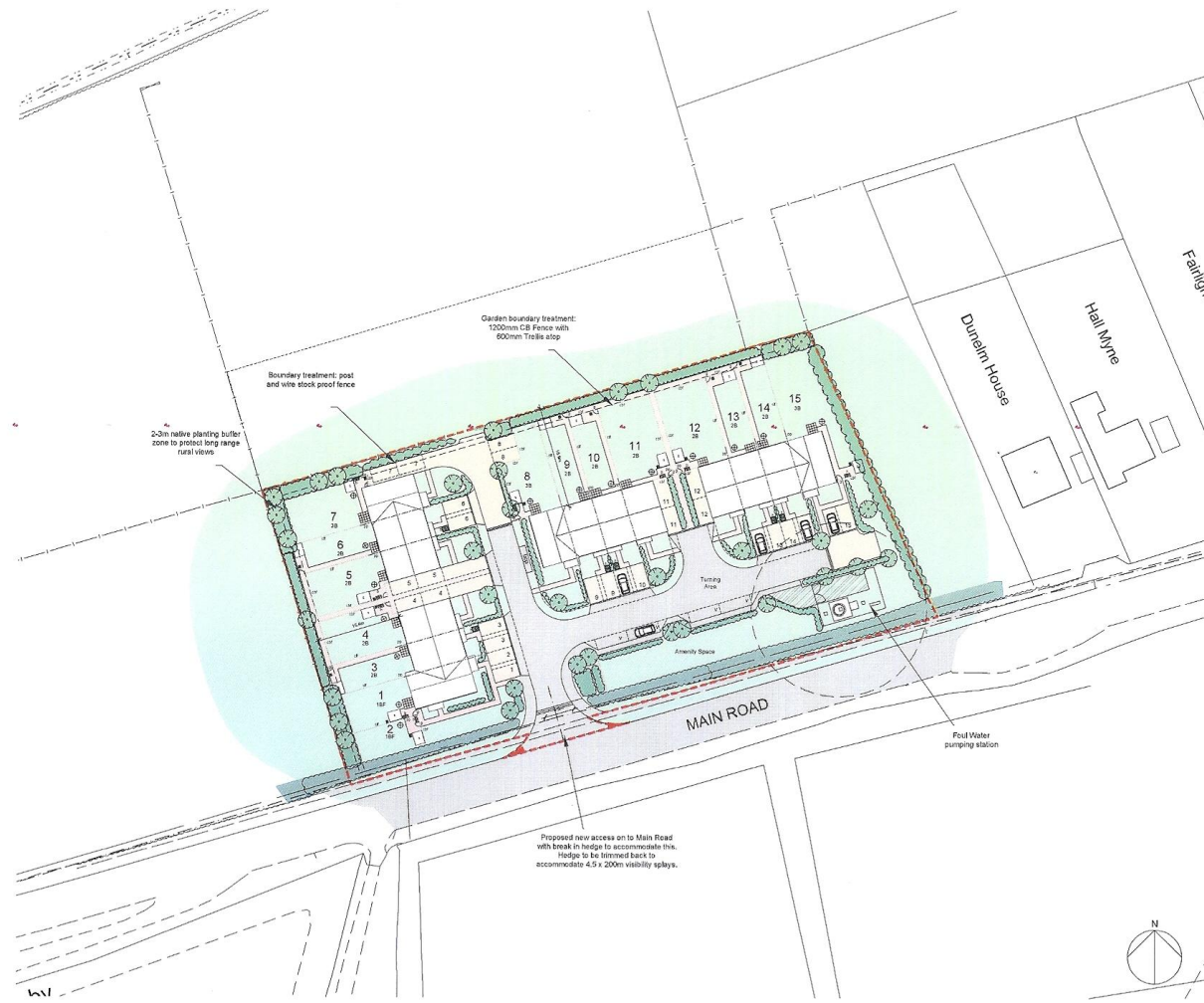
Job Title  
**Land off Main Road,  
 Icklesham**

Drawing Title  
**Site Layout**

Scale  
**1:500 @ A2**

Drawn	Checked	Date
KE	AK	19.09.17
Job No	Drawing No	Rev
6496	01	D

Status  
**PRELIMINARY**



**CDM 2015 Health & Safety Information**

This information relates only to 'Significant Hazards' identified on this drawing and is to be read in conjunction with the Designer's Risk Assessment for the site.

- 1 New site access to be constructed prior to any commencement on site above safe transit of construction vehicles.
- 2 Site to be adequately hoarded from all sides due to openness to bounds.
- 3 Foundations and retaining walls to be designed by engineer due to sloping nature of the site.
- 4 All lift/lift and above windows to be cleanable from inside with easy clean hinges.
- 5 Road Trusses to be braced immediately once in position.

**Accommodation Schedule:**

**Affordable Rent (12 dwellings)**  
 2no. 1bed/1person flats @ 21 & 27 sqm  
 8no. 2bed/4person houses @ 80sqm  
 2no. 3bed/5person houses @ 94sqm  
**Shared Ownership (3 dwellings)**  
 2no. 2bed/4person houses @ 80sqm  
 1no. 3bed/5person houses @ 94sqm  
**15no. Dwellings Total**

Site Area: 0.832Ha  
 Density: 24 dwellings/Ha  
 Car parking: 2no. spaces per house  
 1no. space per 1 bed flat  
 4no. visitors spaces  
 Cycle parking: 2no. spaces per dwellings (in garden shed)

**Key**

pp	2no. 1.8m high larch lap privacy panels
cbf	1.2m high close boarded fence with concrete gravel boards and posts, 600mm trellis stop.
cf	1.1m high chain link fence on concrete post and rail providing finished height of 1.2m
g	900mm lodged and braced garden gate
s	1.8m x 2.4m garden shed for bicycles, garden equipment & 'dirty' storage
b	bin space, hard spaced for wheeled bins (houses)
	Position of compost bins
⊕	Position of rotary clothes driers

G	31.10.18	Amendments following client feedback	JR
F	24.10.18	Amendments following local authority feedback	JR
E	19.09.18	Road surface amended, boundary hedge removed	KE
D	29.05.18	Sheds, Gates, Bins etc added	KE
C	06.05.18	Colour added	KE
B	09.03.18	Site layout adjusted	JR
A	23.02.18	Site layout adjusted	JR

Rev	Date	Revision Details	Dr
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Client's Name  
**Icklesham CLT**

Job Title  
**Land off Main Road, Icklesham**

Drawing Title  
**Site Layout**

Scale  
**1:500 @ A2**

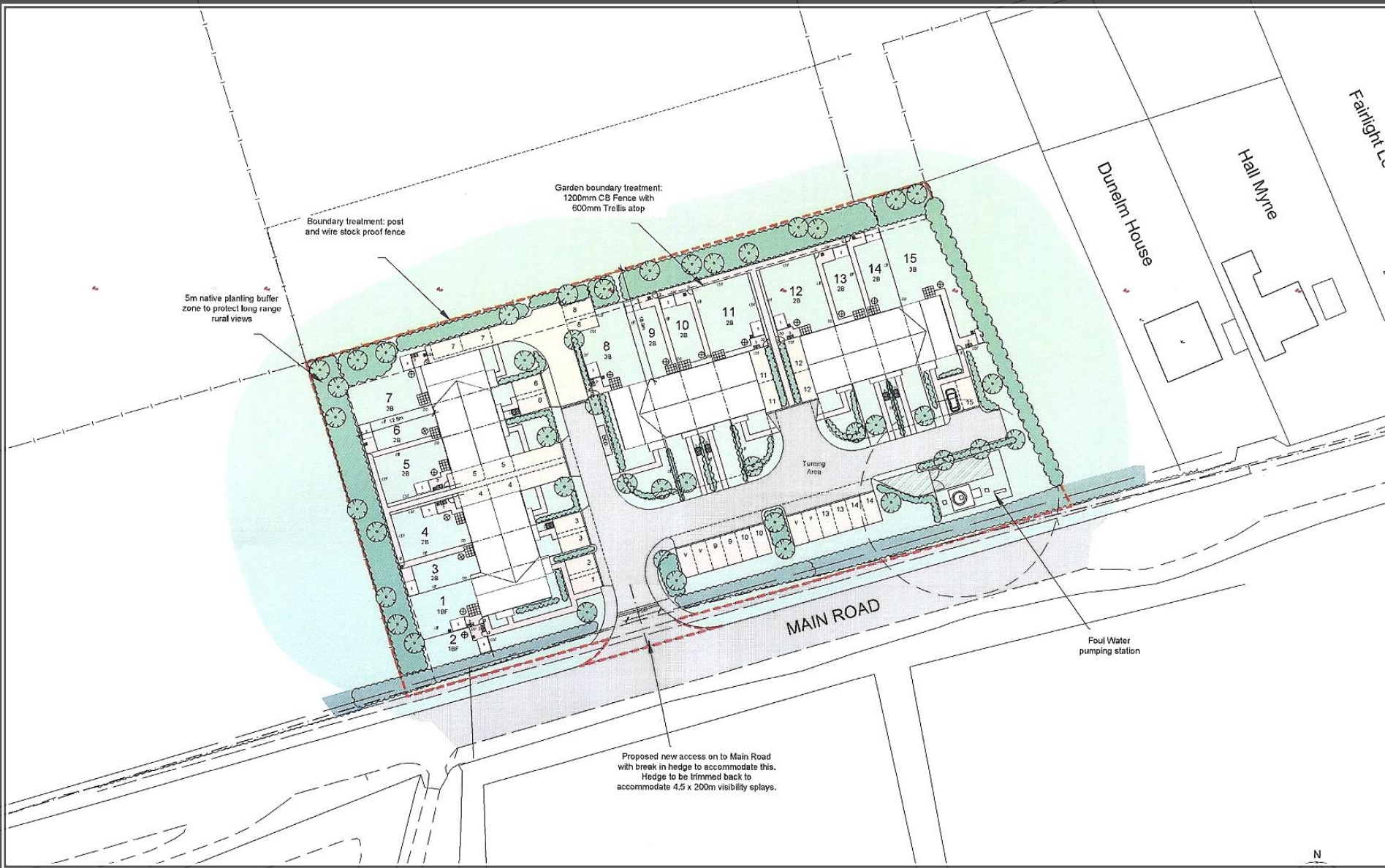
Drawn	Checked	
KE	AK	19.09.18

Job No  
**6496**

Drawing No  
**01**

Status  
**PRELIMINARY**





**Accommodation Schedule:**  
 Affordable Rent (12 dwellings)  
 2no. 1bed/2person flats @ 51 & 57 sqm  
 8no. 2bed/4person houses @ 80sqm  
 2no. 3bed/5person houses @ 94sqm

2no. 2bed/4person houses @ 80sqm  
 1no. 3bed/5person houses @ 94sqm  
**15no. Dwellings Total**

Site Area: 0.632Ha  
 Density: 24 dw/Ha  
 Car parking: 2no. spaces per house  
 1no. space per 1 bed flat  
 4no. visitors spaces  
 Cycle parking: 2no. spaces per dwellings (in garden shed)

**Key**  
 pp 2no 1.8m high larch lap privacy panels  
 cbf 1.2m high close boarded fence with concrete gravel boards and posts, 600mm trellis atop.  
 clf 1.1m high chain link fence on concrete post and providing finished height of 1.2m  
 g 900mm ledged and braced garden gate  
 s 1.8m x 2.4m garden shed for bicycles, garden equipment & 'dirty' storage  
 b bin space, hard spaced for wheelie bins (houses)  
 Position of compost bins  
 Position of rotary clothes dryers

H	03.12.18	Amendments following client feedback	J	KE
G	31.10.18	Amendments following client feedback	J	KE
F	24.10.18	Amendments following local authority feedback	J	KE
E	19.06.18	Road surface amended, boundary hedge removed	K	AK
D	29.05.18	Sheds, Gates Bins etc added	K	AK
C	08.05.18	Colour added	K	AK
B	09.03.18	Site layout adjusted	J	KE
A	23.02.18	Site layout adjusted	J	KE

Rev	Date	Revision Details		Ch
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Client's Name  
**Icklesham CLT**

Job Title  
**Land off Main Road, Icklesham**

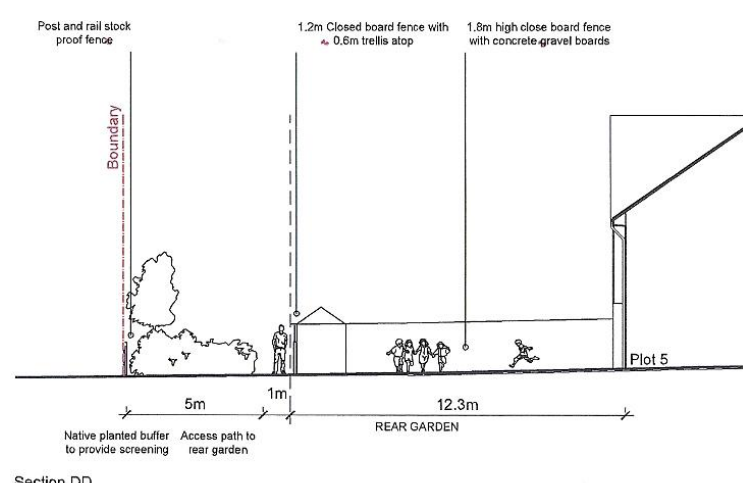
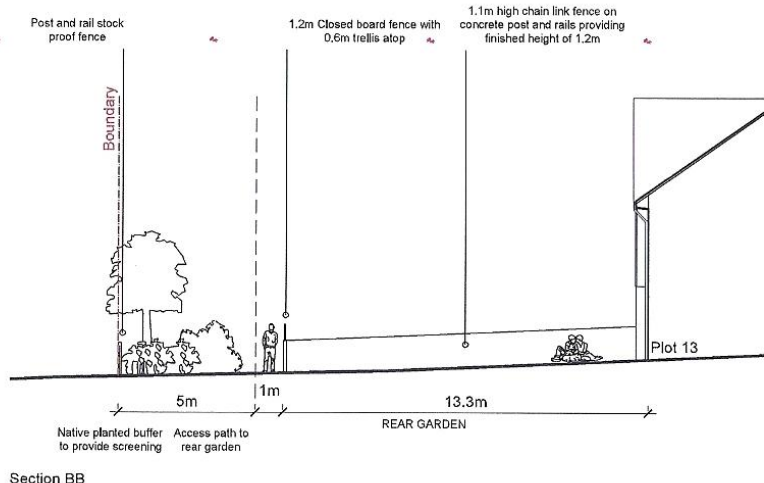
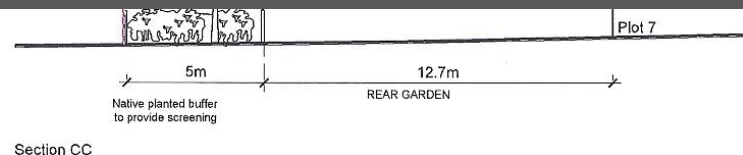
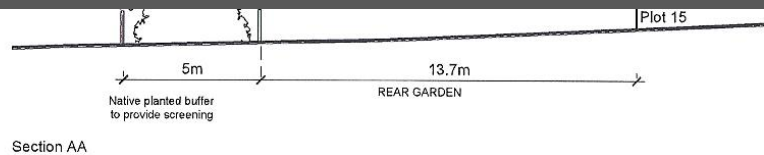
Drawing Title  
**Site Layout**

Scale  
**1:500 @ A2**

metres	10	20	30	40	50
Drawn	Checked	Date			
KE	AK	19.09.17			

6496 01 19.09.17

Status  
**PRELIMINARY**



KEY PLAN



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Client's Name  
Icklesham CLT

Job Title  
Land off Main Road, Icklesham

Drawing Title  
Context Sections  
Boundary Treatments

Scale  
1:200 @ A3

Drawn  
JR

Checked  
AK

Date  
25.10.18

Job No  
6496

Drawing No  
18

Rev  
A

Status  
**PRELIMINARY**

A	03.12.16	Buffer increased	JR	KE
Rev	Date	Revision Details	Dr	Ch

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CAD/Revit: 01/2018/16/26/21