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Application No. P17/S2328/FUL

1:1,250 scale



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TO PARKING SOUTH



TO GARDEN NORTH



REAR WEST

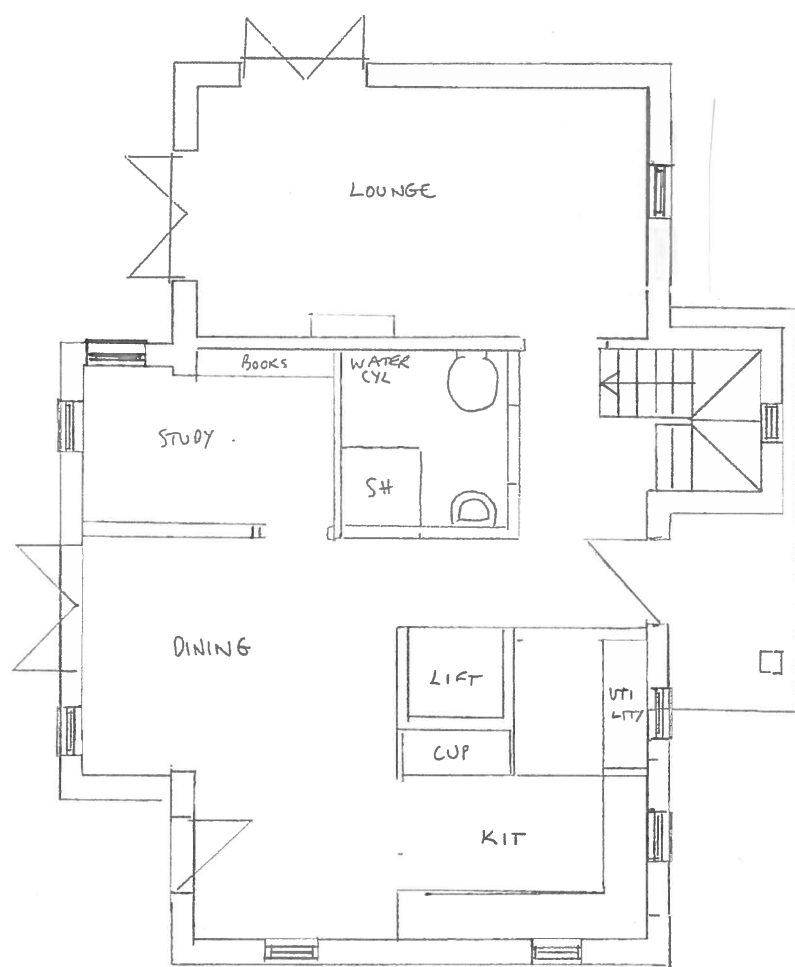


FRONT EAST

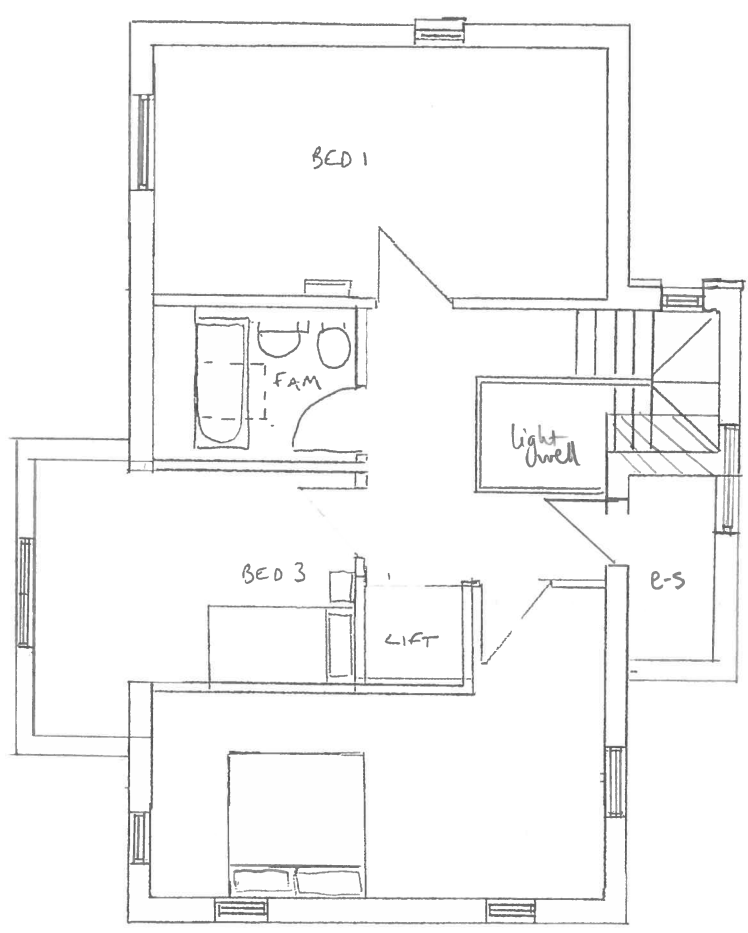
Appendix B

7045.4 A
ELEVATIONS
OCT 2017

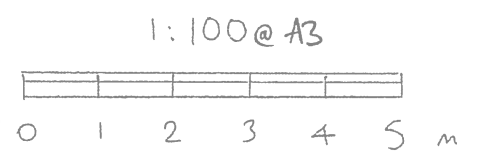
0 1 2 3 4 m
1:100 @ A3



GROUND FLOOR



FIRST FLOOR



7045.3A
PLANS
OCTOBER 2017

North

JUNE 2017

7045.1

99.5m

Fairhurst

Middlestead

Green Trees

Rose Cottage

Wren Cottage

The Orchard Cottage

Gate Cottage
Apple Trees

LB

Pinecroft

102.1m

The Spinney

18

20

22

24

26

28

30

32

34

36

38

40

42

44

46

48

50

52

54

56

58

60

62

64

66

68

70

72

74

76

78

80

82

84

86

88

90

92

94

96

98

100

102

104

106

108

110

101.1m

Vine Lodge

Mulberry House

Holly Trees

Maple House

Maple Cottage

Hedges

Cherry Tree House

100.6m

E1 Sub Sta

Westwood

The Square House

B481

HILLCREST LANE

1:1250 @ A3

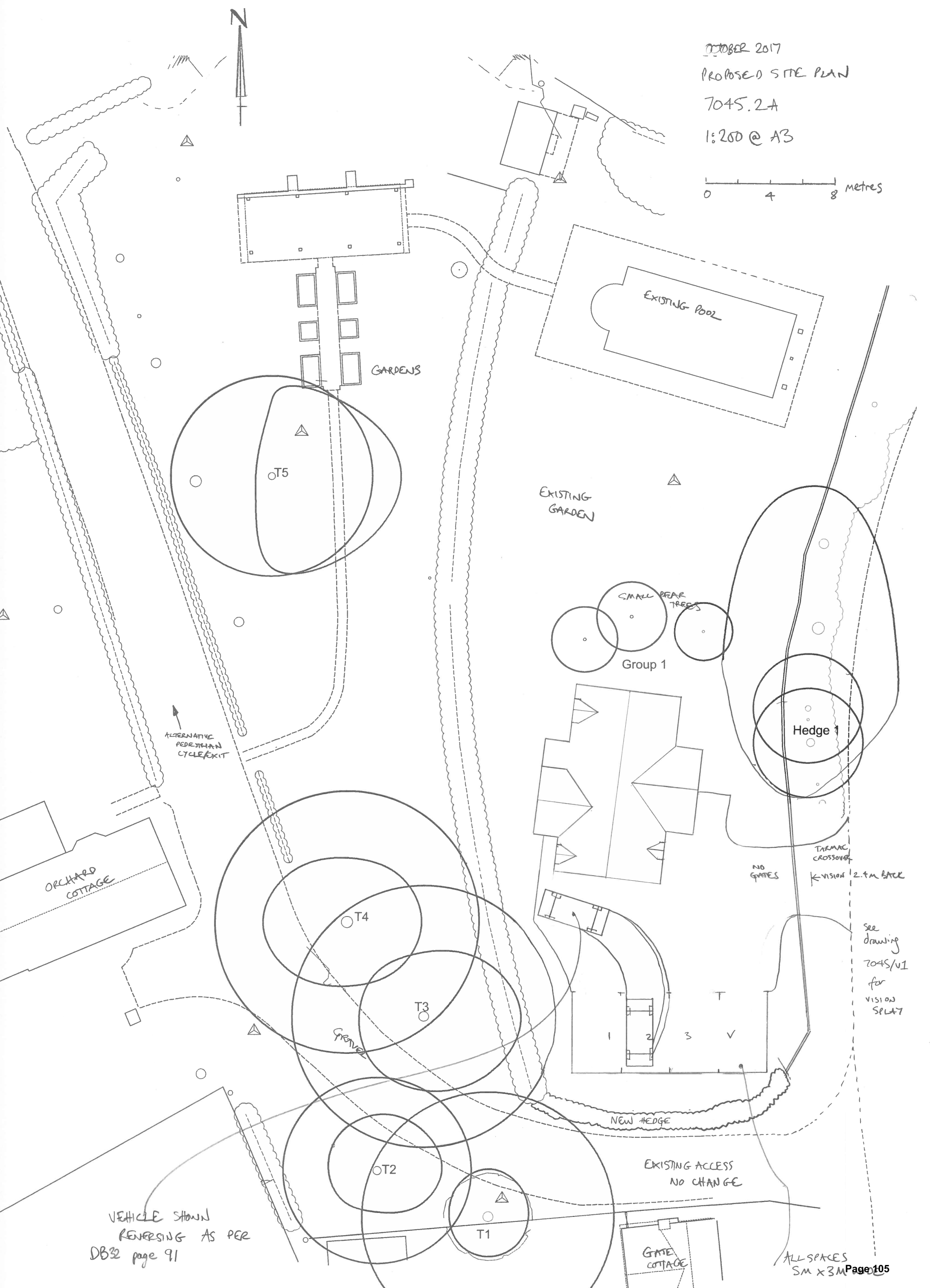
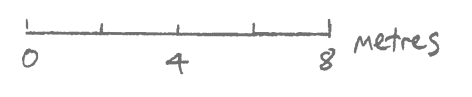
0m 25m 50m 75m



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LOCATION PLAN
NEW DWELLING
ORCHARD COTTAGE
PEPPARD COMMON

OCTOBER 2017
PROPOSED SITE PLAN
7045.2A
1:200 @ A3



ALTERNATIVE
PEDESTRIAN
CYCLE EXIT

ORCHARD
COTTAGE

GARDENS

EXISTING POOL

EXISTING
GARDEN

SMALL PEAR
TREES

Group 1

Hedge 1

NO
GATES

TARMAC
CROSSOVER
← VISION 2.4M BACK

see
drawing
7045/VI
for
VISION
SPLAT

GROVE

NEW HEDGE

EXISTING ACCESS
NO CHANGE

GATE
COTTAGE

ALL SPACES
SM X 3M Page 105

VEHICLE SHOWN
REVERSING AS PER
DB32 page 91

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Topographic survey notes:

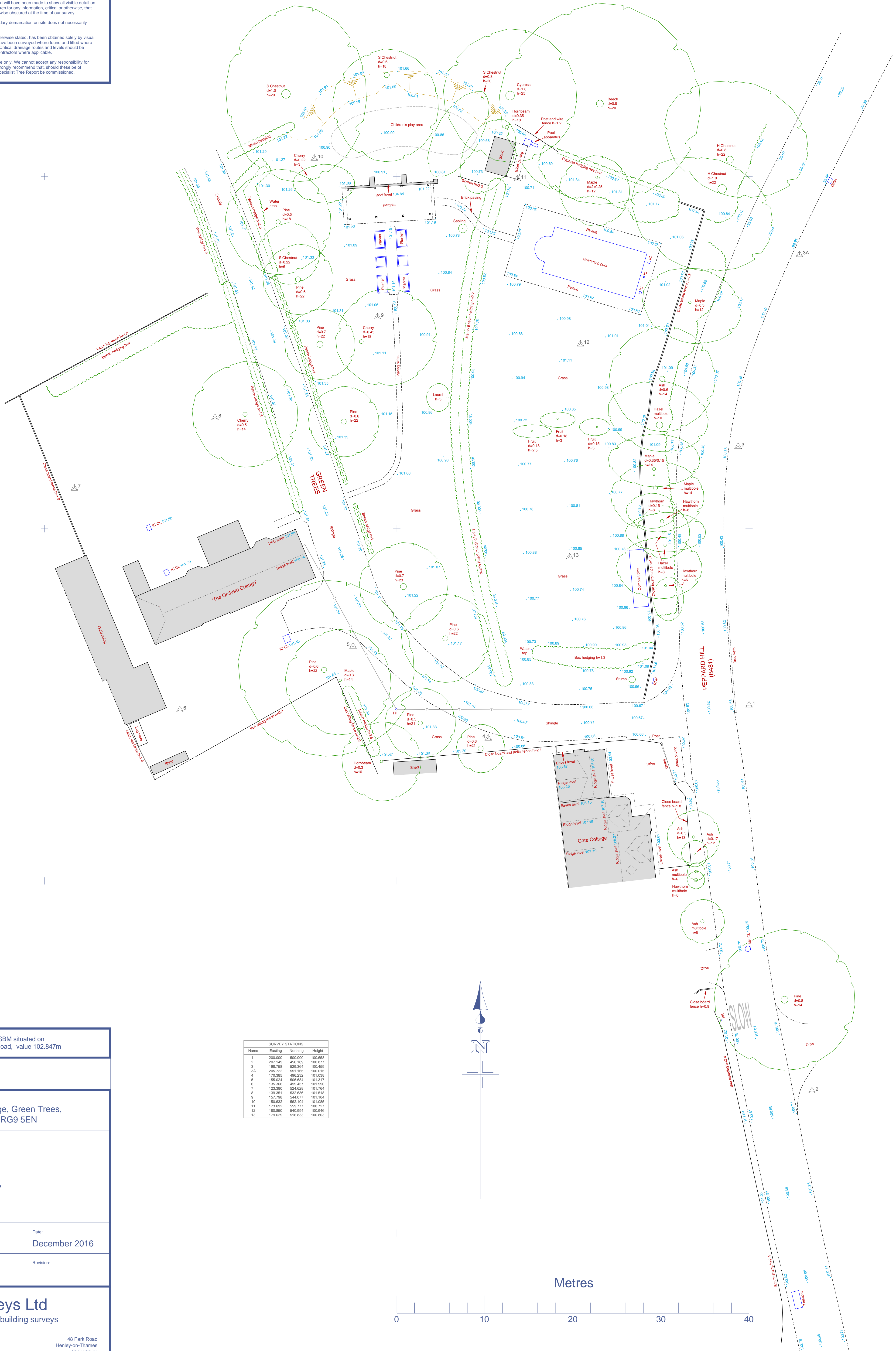
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Unless otherwise requested, every effort will have been made to show all visible detail on this survey. No responsibility can be taken for any information, critical or otherwise, that may have been hidden, buried or otherwise obscured at the time of our survey.

It should be noted that a physical boundary demarcation on site does not necessarily constitute a legal boundary.

Drainage information shown, unless otherwise stated, has been obtained solely by visual inspection and interpretation. Covers have been surveyed where found and lifted where possible or where deemed necessary. Critical drainage routes and levels should be checked and/or verified by specialist contractors where applicable.

Tree descriptions are given for guidance only. We cannot accept any responsibility for incorrect identification, and so would strongly recommend that, should these be of importance to a future design, then a specialist Tree Report be commissioned.



560mN

520mN

480mN

560mN

520mN

480mN

➔ Levels related to OSBM situated on No.18 Stoke Row Road, value 102.847m

Project:
The Orchard Cottage, Green Trees, Peppard Common, RG9 5EN

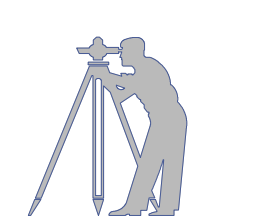
Client:
Mr & Mrs J Ryan

Drawing title:
Topographic survey

Scale: 1:200 @ A1
Date: December 2016

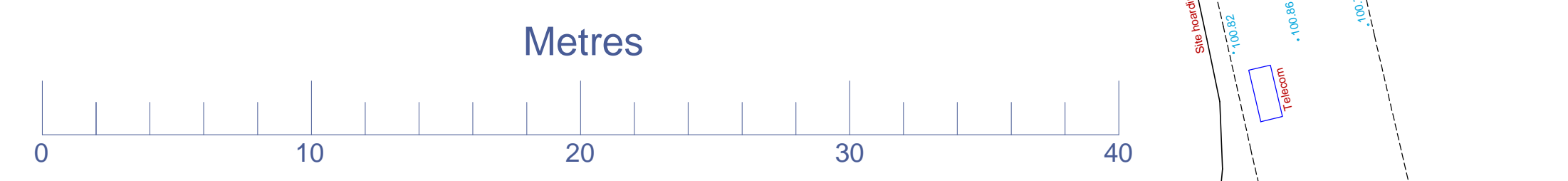
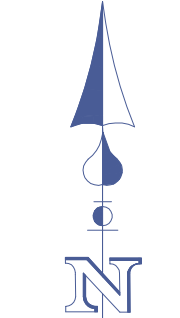
Drawing Number: 2842
Revision:

DPS Surveys Ltd
Land and measured building surveys



48 Park Road
Henley-on-Thames
Oxfordshire
RG9 1DD
Tel: 01491 576751
Email: duncan@dpsurveys.com

SURVEY STATIONS			
Name	Easting	Northing	Height
1	200.000	500.000	100.658
2	207.149	456.169	100.877
3	198.758	525.364	100.659
3A	205.722	551.165	100.015
4	170.385	496.232	101.038
5	155.024	506.684	101.317
6	135.386	499.457	101.990
7	123.380	524.628	101.764
8	139.301	522.636	101.518
9	157.738	544.077	101.044
10	150.632	562.104	101.085
11	173.662	559.777	100.727
12	180.850	540.994	100.946
13	179.629	516.633	100.863



OCTOBER 2017

DRAWING 7045/V2

1:500 @ A3

VISION SPLAYS

0 10 20 M

90m
in this case due to curve in road it is acceptable to take y line to centre line of road



Rose Cottage

Wren Cottage

The Orchard Cottage

Gate Cottage

Apple Trees

Mulbe

Ma
Hol

apple
ar

Proposed dwelling

PARKING

x 2.4m

101.1m

90m

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