

THIS DRAWING IS TO BE READ IN CONJUNCTION WITH:-

PHASE 1, DRAINAGE & HIGHWAY DETAILS BY CONWAY DEVELOPMENT CONSULTANTS LTD

PHASE 1, PLANNING DRAWINGS: 24/322/01C, 03B, 03C, 04C, 05B

TOPOGRAPHICAL SURVEY BY N/C SURVEYS LTD, JOB NO. - 54196-03

DRAINAGE & HIGHWAY DETAILS BY GMB CONSULTANCY

PLANNING DRAWINGS: 25.330.02, 03, 04, 05, 06

ALL DRAINED DETAILS LANDSCAPING DETAILS, SETTING OUT, POSITIONING, STEPS, LEVELS, RETAINING WALL LOCATIONS & DETAILS ACCESS, POSES AND PLACEMENTS LAYOUTS TO SPECIALIST DESIGN

ALL INFORMATION SHOWN IS FOR ILLUSTRATIVE / INDICATIVE PURPOSES ONLY

STORM AND FOUL DRAINAGE TO SPECIALIST DETAILS ANY INFORMATION SHOWN IS FOR ILLUSTRATIVE / INDICATIVE PURPOSES ONLY. EXISTING SERVICE RUNS EASEMENTS, RIGHT OF WAY'S TO BE ESTABLISHED BY PURCHASER / CONTRACTOR PRIOR TO WORKS BEING COMMENCED. R3DESIGN DEVELOPMENTS LTD HAS NO INVOLVEMENT IN THESE MATTERS

ALL SITE LEVELS ARE TO BE CHECKED, CALCULATED & DESIGNED BY SPECIALIST. FINAL FLOOR LEVELS OF THE STRUCTURES ARE TO BE DETERMINED ON SITE AT THE CONSTRUCTION STAGE. LEVELS INDICATED ARE PREFERRED / INDICATIVE LEVELS ONLY AND MAY BE SUBJECT TO CHANGE TO BE CALCULATED BY SPECIALIST. FINAL LEVELS, HEIGHTS, DRAINS & LAYOUTS ALL TO THE SATISFACTION OF THE BUILDING INSPECTOR.

ALL INFORMATION SHOWN IS FOR ILLUSTRATIVE / INDICATIVE PURPOSES ONLY

Levels:

- + 00.00 Existing Level
- + 00.00 Proposed Level

Materials & Finish

Terca Heritage Blend facing brickwork - Stretcher Bond

Brickwork in sand & cement mortar

Brick heads & plinth brick cills

Liscannor Flagstone stonework at plinth with blue plinth bricks above

Marley Plain Clay Roofingles - Fired Siena, 10.5" x 6.5" (size)

Timber Joinery;

Porch detailing - Light Oak

Windows: UPVC: Black

Front Door, Bifold doors, Garage doors: Black

Block Paving & Parking areas;

Bradstone - Woburn Rumbled - Grey Colour

200mm x 134mm, 134mm x 134mm, 134mm x 100mm (sizes)

Paving Slabs;

E.M. Paving - Natural Sandstone - Grey Colour

3ft x 2ft, 2ft x 2ft, 2ft x 1ft, 1ft x 1ft (sizes)

Black plastic gutters & downpipes

Brick Corbel with brick verge detailing

Brick detailing to walls as indicated

Garden wall to be stretcher wall bond or English garden wall bond

ILLUSTRATIVE INFORMATION ONLY

FINAL LEVELS TO BE DETERMINED ON SITE

Schedule of Accommodation

UNIT A (1.5 storey dwelling)	+ DOUBLE GARAGE
UNIT B (1.5 storey dwelling)	+ INTEGRAL GARAGE
UNIT C (1.5 storey dwelling)	+ INTEGRAL GARAGE
UNIT D (1.5 storey dwelling)	+ DOUBLE GARAGE

Rewisions :

Figured dimensions must be taken in preference to scaled dimensions and any discrepancies are to be referred to:  
R3DESIGN DEVELOPMENTS LTD  
comprising of the project service providers, suppliers, purchasers & their representatives must verify all dimensions and areas on site prior to carrying out any work, purchase, sale or making any workshop drawings.  
R3DESIGN DEVELOPMENTS LTD takes no responsibility for errors and information errors, including third party information, in this drawing or for plagiarising.  
All drawings are copyright of R3DESIGN DEVELOPMENTS LTD.



# PLANNING DRAWING - SITE LAYOUT

## PROPOSED DEVELOPMENT - LAND AT LINDRIDGE LANE - DESFORD - LEICESTERSHIRE



1:500  
Metres  
0 10 20 30

**R3DESIGN**  
DEVELOPMENTS LTD

The Glasshouse, 9 Hallam Close, Littlethorpe, Leics. LE19 2LA  
Web: www.r3dd.com  
Company Reg. No. 7657636

Project Details

Proposed Development  
Land at Lindridge Lane  
Desford  
Leicestershire

Drawing Title  
Planning Drawing - Sheet 1 of 6  
Site Layout

Client Details  
XL Designs (Midlands) Ltd

Drawing No.  
25.330.01

Date  
Nov 2025  
Scale (A1 Size)  
1:500  
Drawn by  
S.R  
Checked by  
R3D