



NOTES
 Do not scale from this Drawing.
 It is the Contractor's responsibility to check all governing dimensions with the Engineer and client and verify all dimensions on site before commencing any work or making any other drawings.
 This drawing to be read in conjunction with structural, mechanical and electrical drawings prepared by others and other relevant information and any discrepancies are to be reported to the Architect/Project Manager.
 Work and materials to be in accordance with the Building Regulations where appropriate and to comply with relevant British Standards. Materials to agree with Planning Conditions.
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- NOTES**
 General
- All units meet the definition of a caravan within the meaning of the Caravan Sites Control of Development Act 1960 and the Caravan Sites Act 1968.
 - All units are laid out in accordance with Scarborough Borough Council Site Licence Conditions for Touring / Caravan Sites with a minimum spacing of 6metres between units.
 - Fire Points within 30m of each unit on site.
 - Existing highway entrance to be improved.
 - Internal roads within the site to be remain tarmacked/crushed stone.
 - Foul drainage to new on site Bioretreatment plant drainage (Klargester EnviroSafe or similar) and then to ground.
 - Proposed new planting to reduce the visual impact of development with indigenous species, including Hawthorn and Blackthorn as well as evergreen species.
- WET WEATHER FACILITY AND RECEPTION AND STORAGE BUILDING**
- All walls treated timber studwork clad with Timber (Larch/Cedar) Boarding.
 - Roof to be dark green granular coated metal pannel (decratite or similar).
 - All windows and door to be of timber construction.
 - Surface water drainage to remain as existing.

- PODS/TENTS**
- Pods to be placed between mature trees in the woodland strip. No loss of substantial tree proposed. Layout indicative only!
 - Proposed camping pods to be sited with minimum spacing's of 6 metres.
 - The camping pod is constructed from timber frames on relocatable concrete blocks and wrapped in a breathable 'skin' of Tyvek roofing membrane and cladding consists of feather edged, 50mm boards cut from locally sourced larch. Roof to be wood shingle roof (larch).
 - Proposed tent structures to be made of lightweight 285g/sqm cotton canvas (colour: safari brown)
 - Foul drainage to new on site Bioretreatment plant (Klargester or similar).
 - Surface water drainage to ground.
 - Car Parking for Pods to be as shown behind reception building
 - Access track to pods to be 2.5m wide and wood chipped, only to be used by golf buggies for luggage drop off/pick up from car to pod and pedestrians.
 - Each pod to be provided with a secure cycle storage unit.
 - Proposed amenity pods to be sited in conjunction with proposed suspended tree tents with minimum spacing of 6 metres to Tree Tents.
 - Amenity pods to be installed within 90m of each tree tent.
 - Amenity pod to be constructed from Pre-stressed timber frames on relocatable concrete blocks and wrapped in a breathable 'skin' of Tyvek roofing membrane and cladding consists of feather edged, 50mm boards cut from European Larch or Douglas Fir.
 - The boards and end walls are treated / untreated.
 - Amenity/Toilet Pod to connect to existing site mains electricity supply. Foul to discharge to proposed new Bioretreatment Plant and then to watercourse.

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project: Change of use of land to permit the siting of camping pods or tents and change of use and conversion of redundant buildings at Cloughton Sawmill, Whitby Road, Cloughton, Scarborough, YO13 0AW
 client: William Woods & Co. Ltd.

drawing title: Location Plan
 scale @ A2: 1:2500 date: July 2016
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Location Plan
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