



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 is 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.
 This drawing is the copyright of Edwardson Associates Ltd and should not be reproduced in whole or in part without their written permission.

- 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 onsite Biotreatment 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 pan tile (decalite or similar).
 - All windows and door to be of timber construction.
 - Surface water drainage to remain as existing.

- UNITS**
- Units to be placed between mature trees in the woodland strip. No loss of substantial tree proposed. Layout indicative only!
 - Proposed units to be sited with minimum spacing's of 6 metres.
 - The units are constructed from timber frames/SIP panels 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.
 - Proposed roofs to be made of lightweight 285g/sqm cotton canvas (colour: safari brown)
 - Foul drainage to new onsite Biotreatment plant (Klargester or similar).
 - Surface water drainage to ground.
 - Car Parking for Pods to be as shown behind reception building
 - Access track to units 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 unit to be provided with a secure cycle storage unit.

Reproduced from the Ordnance Survey Map with permission of the Controller of Her Majesty's Stationary Office - O.S. Licence No: AL 100037761

rev: notes: date: by:

© September 2017
EDWARDSON ASSOCIATES

project: Variation of Conditions 2 (Approved Plans) and 5 (Occupancy Restriction) of Planning Permission NYM/2016/0880/FL to allow approved holiday accommodation to be occupied by potash mine workers at Cloughton Sawmill, Whitby Road, Cloughton, Scarborough, YO13 0AW
 client: William Woods & Co. Ltd.

drawing title: Location Plan
 scale @ A2: 1:2500 date: September 2017
 drawn: ABR checked:
 job no: WOO.W 2017.02 drawing no: 001
 issue status: VOC revision:

Paddock House, 10 Middle Street South
 Driffield, East Yorkshire, YO25 6PT

Location Plan
 1:2500