PLAN SU 7866 & PLAN SU 7966

PARCEL NUMBERS AND ACREAGES
The number and acreage of each parcel of land is shown within the parcel. It is important when identifying a parcel to specify the number(s) of the plan(s) on which it falls.
IN PARCELS DIVIDED BY THE SHEET EDGE, THE ACREAGES ARE SHOWN TO SHEET EDGE ONLY.

APP
GS
21 AUG 2007
COPIES TO:
FILE:

ORDNANCE SURVEY

Scale: 1:2500 or 25·344 inches to 1 mile

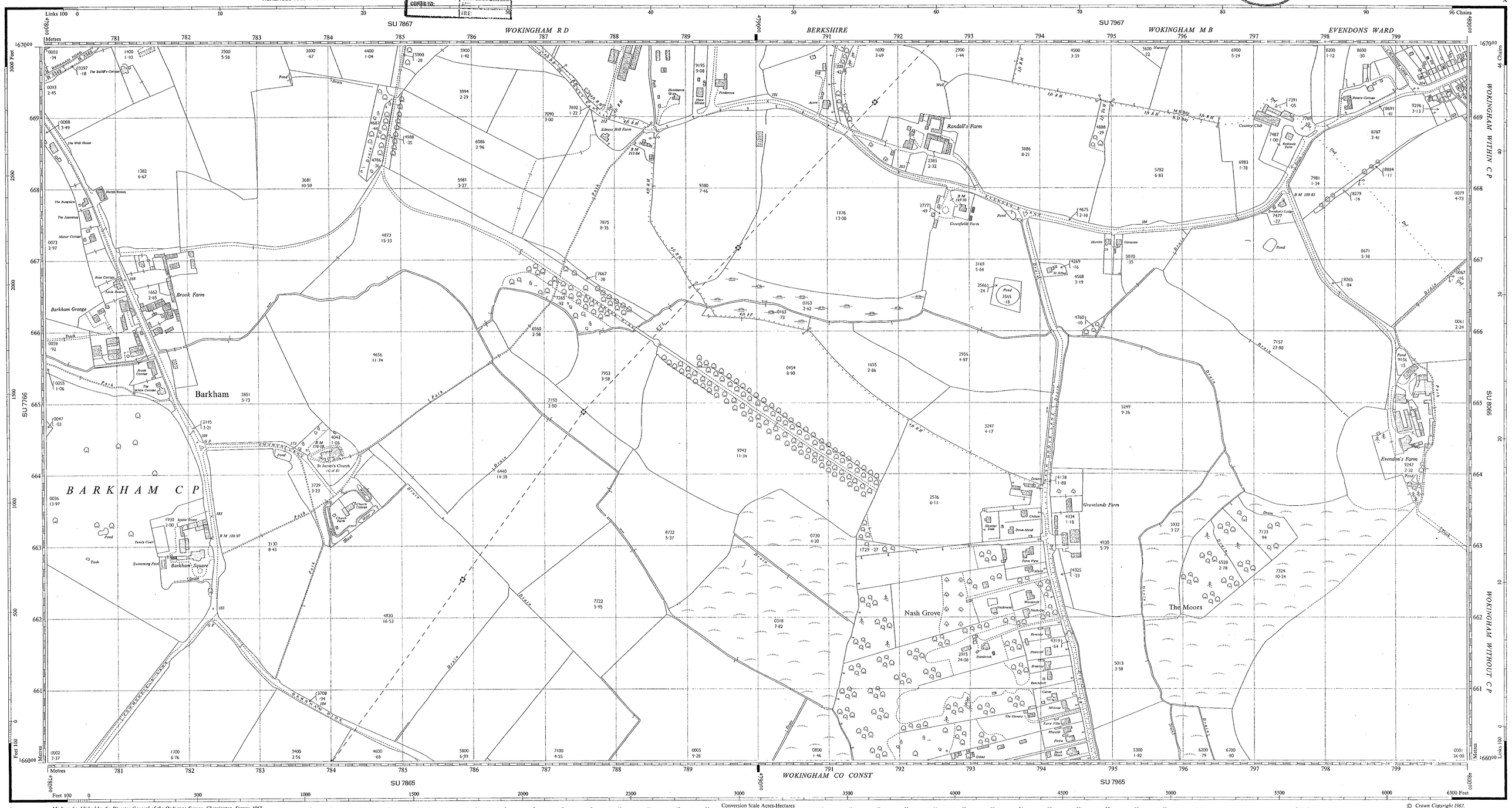
Revised.....April 1967
Levelled.....1959

Revised.....April 1967
Levelled.....1959

The West half of this sheet is Plan SU 7866
The East half of this sheet is Plan SU 7966

RECORD MAP

PLAN SU 7866 & PLAN SU 7966



Made and published by the Director General of the Ordnance Survey, Chessington, Surrey, 1967.
Reconstituted from former County Series plans and revised 1967.

© *Crown Copyright 1967.*

Conversion Scale Acres-Hectares

Acres 0 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 Acres
Hectares 0 1 2 3 4 5 6 7 8 9 10 11 12 Hectares

VEGETATION CLASSIFICATION. Where space permits, tree and scrub symbols in woods are shown in groups of Four, Three, Two or One to indicate Close, Medium, Open or Scattered density of trees or scrub.

Antiquities ..... *(site of)*
Change of boundary meering .....
Limit of area within which the acreages of individual parcels are not shown .....?

Bench Mark .....
" " , Fundamental .....
Parcels joined for acreages .....

Surface Level .....+
Revision Point or Traverse Station .....
Triangulation Station .....△

Levelling Information
Altitudes of Bench Marks and Surface Levels are given in feet above the Newlyn Datum.
Bench Mark lists, containing fuller and possibly later levelling information, are obtainable from the Director General, Ordnance Survey.

Boundary Meering Abbreviations

Base of Bank ..... *BB*	Centre of Old Course of Stream ..... *COCS*	Face of Wall ..... *FW*
Centre of Bank ..... *CB*	Centre of Road, etc ..... *CR*	Side of River, etc ..... *SR*
Centre of Canal, etc ..... *CC*	Centre of Stream ..... *CS*	Track of Hedge ..... *TA H*
Centre of Drain, etc ..... *CD*	4 feet from Root of Hedge ..... *4ft RH*	Track of Stream ..... *TA S*
Centre of Covered Stream ..... *CCS*	Face of Fence ..... *FF*	Defaced, Undefined ..... *Def, Und*

Beer House ..... *BH*
Bench Mark ..... *BM*
Boundary Post ..... *BP*
Boundary Stone ..... *BS*
Capstan, Crane ..... *Cn, C*
Drinking Fountain ..... *DFn*
Electricity Pillar or Post ..... *EP*
Electricity Transmission Line ..... *ETL*
Fire Alarm Pillar ..... *FAP*
Flagstaff ..... *FS*
Foot Bridge ..... *FB*
Fundamental Bench Mark ..... *FBM*
Guide Post ..... *GP*
Mean High or Low Water ..... *MHW or MLW*

Letter Box ..... *LB*
Level Crossing ..... *LC*
Loading Gauge ..... *LG*
Mail Pick-up ..... *MPU*
Mile, or Mooring Post ..... *MP*
Mile Stone ..... *MS*
Pillar, Pole or Post ..... *P*
Police Call Box ..... *PCB*
Police Telephone Pillar ..... *PTP*
Post Office ..... *PO*
Public Convenience ..... *PC*
Public House ..... *PH*
Pump ..... *P*
Mean High or Low Water Springs ..... *MHWS or MLWS*

Revision Point ..... *rp*
Signal Box, or Post ..... *SB, SP*
Signal Bridge ..... *SBr*
Spring ..... *Spr*
Stone ..... *S*
Sundial ..... *SD*
Tank or Track ..... *Tk*
Telephone Call Box ..... *TCB*
Traverse Station ..... *ts*
Water Point, or Tap ..... *Wr Pt, Wr T*
Weighbridge ..... *WB*
Well ..... *W*
Wind Pump ..... *Wd Pp*

REFERENCE
For fuller information see Reference Card published separately.

NATIONAL GRID REFERENCE
The lines on the plan form part of the National Grid and are spaced at 100 metre intervals.
To give a large scale reference defining the position of a point to the nearest 10 metres proceed as follows:—

EXAMPLE : 'T *in* The Moors

EASTING		NORTHING	
Take west edge of square in which point lies and read the figures opposite this line on NORTH and SOUTH margins	715	*Take south edge of square in which point lies and read the figures opposite this line on EAST and WEST margins*	662
Estimate tens of metres from the grid line	8	*Estimate tens of metres from the grid line*	1
	7158		6621

TEN METRE REFERENCE : SU 79586621

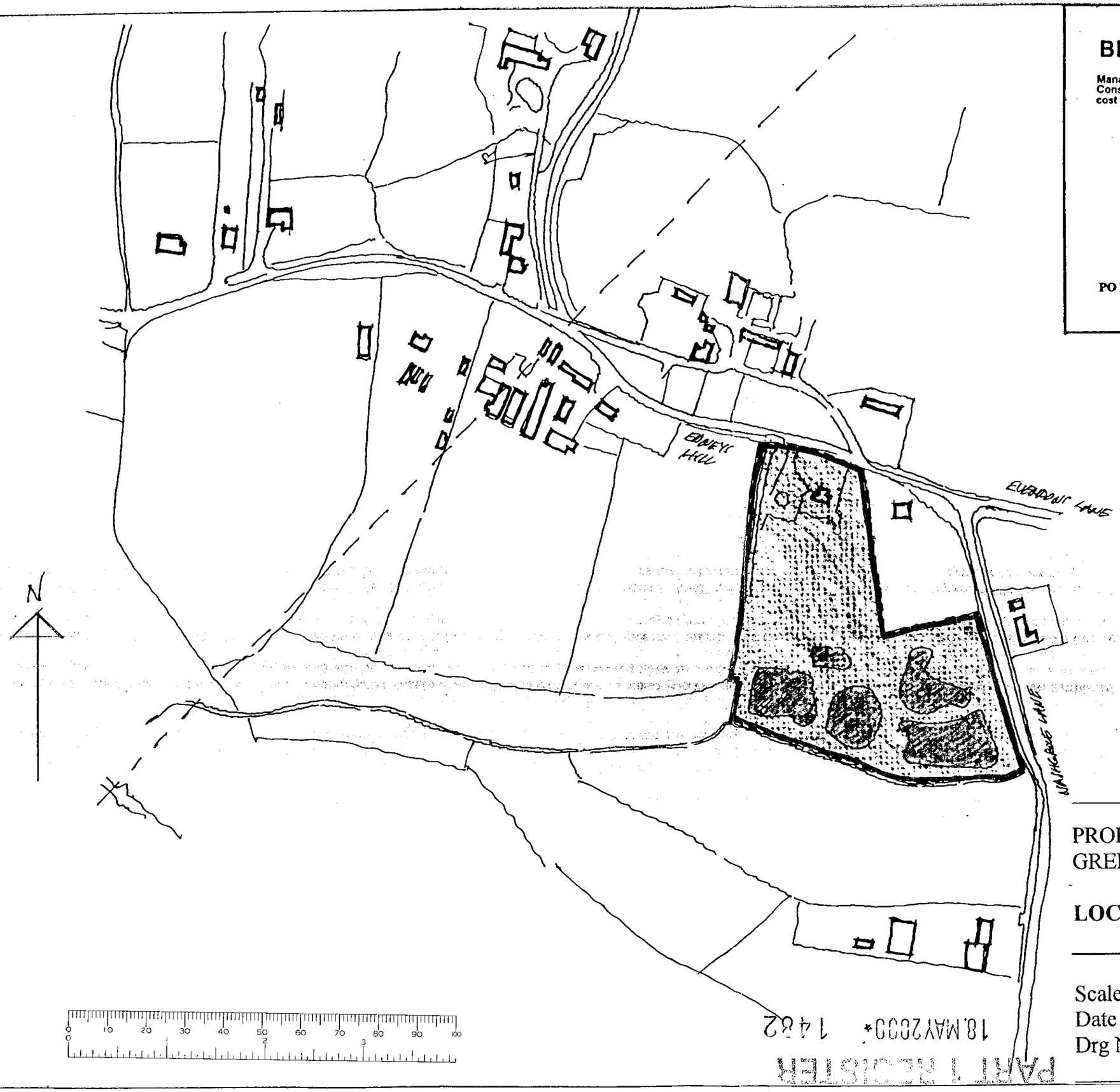
For further information see "The Projection for Ordnance Survey Maps and Plans and the National Reference System."
The representation on this plan of a road, track or path is no evidence of the existence of a right of way.
1 square inch on this plan represents ·906 of an acre on the ground.
The alignment of tunnels where shown is approximate.

PARCEL NUMBERS AND ACREAGES
The number and acreage of each parcel of land is shown within the parcel. It is important when identifying a parcel to specify the number(s) of the plan(s) on which it falls.
IN PARCELS DIVIDED BY THE SHEET EDGE, THE ACREAGES ARE SHOWN TO SHEET EDGE ONLY.
To convert acres to hectares multiply by 0·40468
To convert hectares to acres multiply by 2·47104

PLAN SU 7866 & PLAN SU 7966

[66] For price see current price list.

ADDITIONAL INFORMATION
1482



18 MAY 2000 1462
PART 1 REGISTER

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants



[C] Copyright The Copyright, Designs and Patents Act 1988.
This drawing may not be copied without the prior written permission of the Copyright owner.
All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

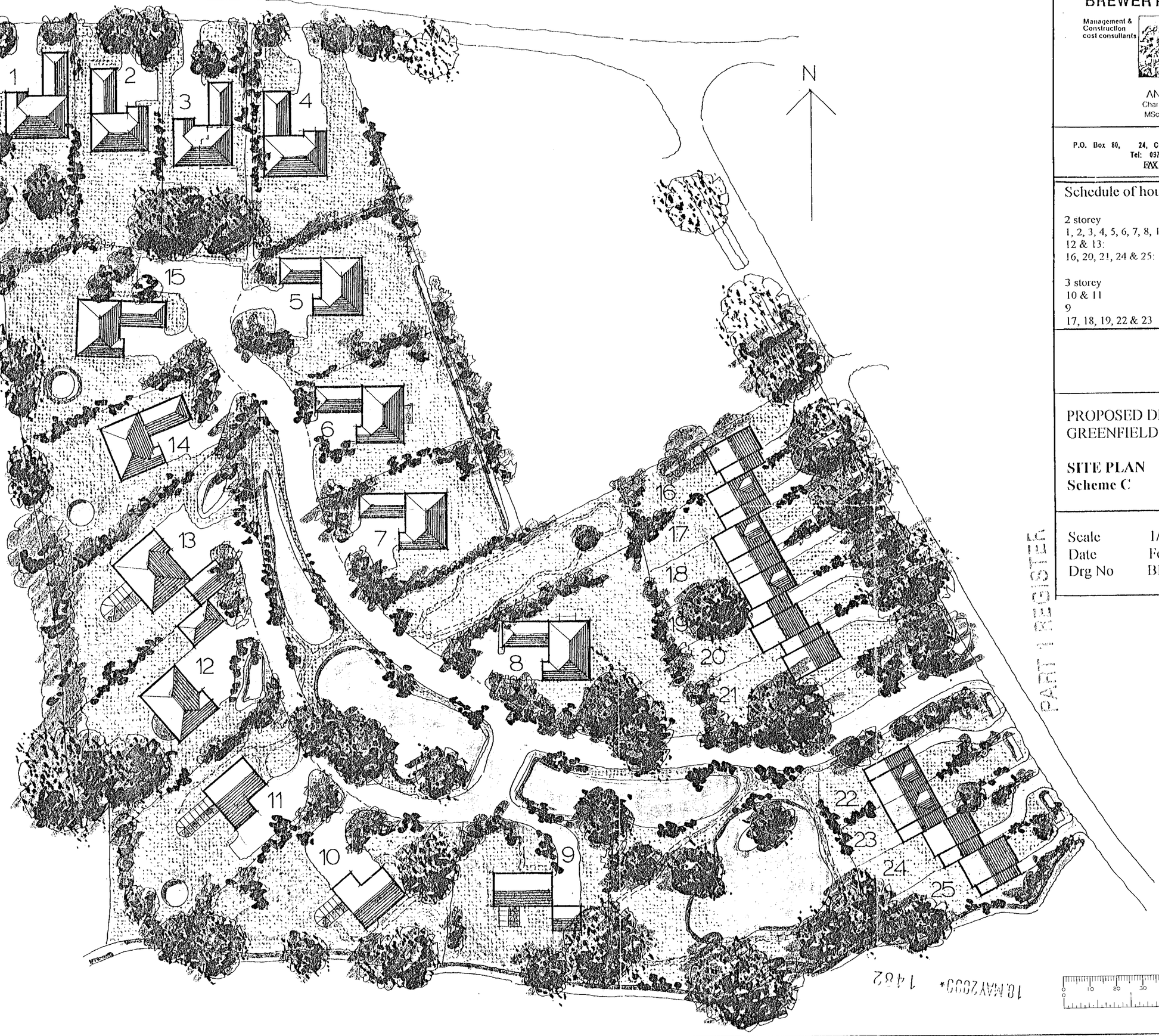
PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

LOCATION PLAN

Scale	1/2500
Date	March 2000
Drg No	BPA/gf/10


ENTRANCE TO LANE END BUNGALOW
ENTRANCE TO 160 HARROGROVE LANE
Greenhouses
Barn
Shed
Rough Grass
Rough Grass
Spoil Heap
CAR PARK Stockpiles
Concrete Base
Wooden Bridge
Wooden Bridge
Wooden Bridge
Area of Spoil and Grass
Area of Spoil and Grass
Area of Spoil and Grass
Area of Spoil and Grass
Area of Spoil and Grass
Dense Bushes and Brambles
Dense Bushes and Brambles
Dense Bushes and Brambles
Grass and Brambles
Stream
Stream
Lake
Line of Alders
Line of Alders
Overhead Cable
Overhead Cable
Overhead Cable
Footpath
Footpath
Steps
Steps
Steps



BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

P.O. Box 80, 24, Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 700744 Tel/Fax: 0976 700755
FAX [0976] 583288 Digital ID.

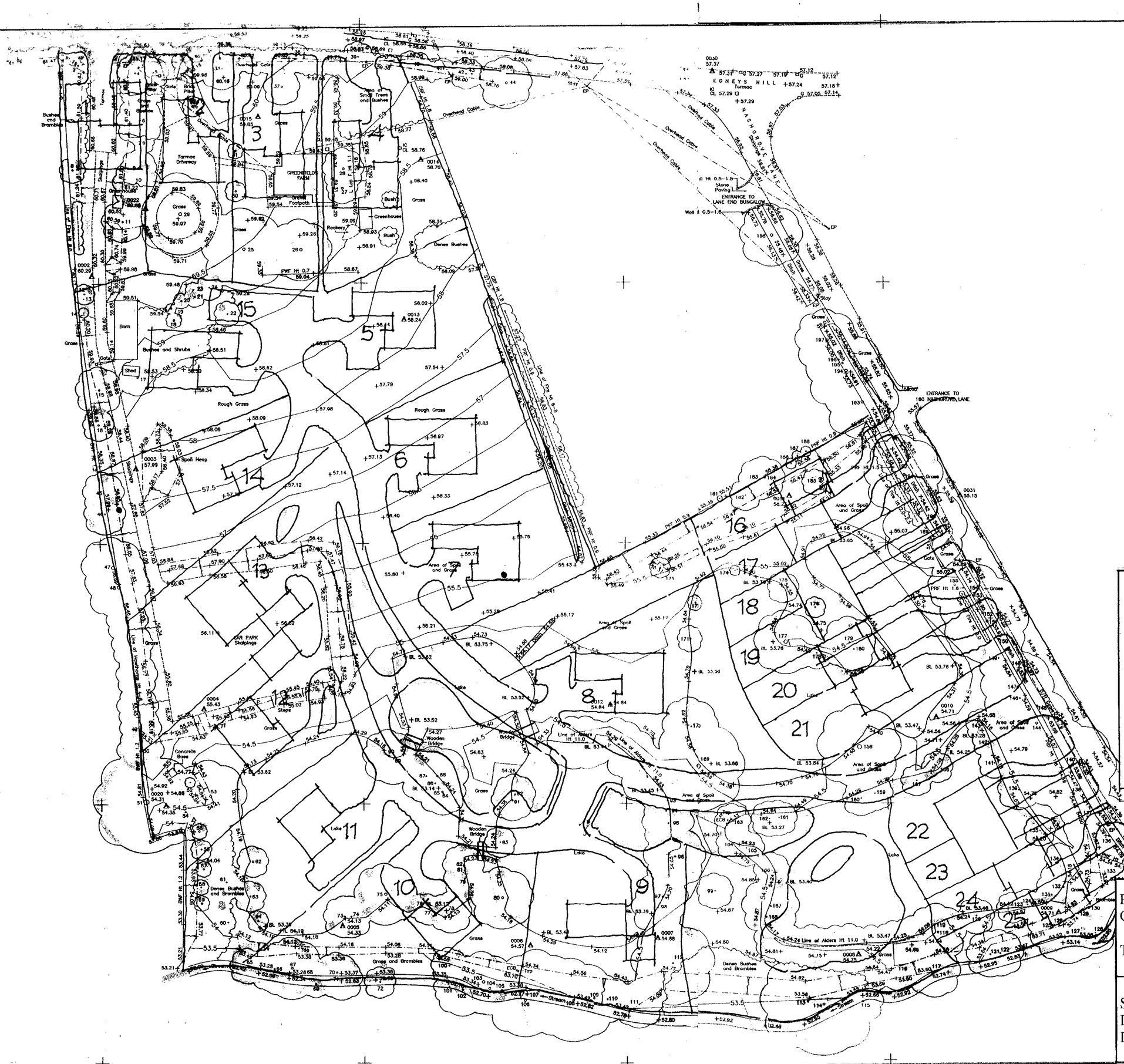
Schedule of house types:

2 storey		
1, 2, 3, 4, 5, 6, 7, 8, 14 &15:	10 x 2,200 ft sq	22,000
12 & 13:	2 x 2,600	5,200
16, 20, 21, 24 & 25:	5 x 1,350	6,750
3 storey		
10 & 11	2 x 2,600	5,200
9	1 x 2,600	2,600
17, 18, 19, 22 & 23	5 x 2,000	10.000
		51,750 ft sq

PROPOSED DEVELOPMENT GREENFIELDS FARM, BARKHAM, BERKS.

SITE PLAN
Scheme C

Scale	1/500
Date	February 2000
Drg No	BPA/gf/05



SCHEDULE OF TREES TO BE FELLED

10 HAW
28 PNE (tree surgery required)
29 WLW (tree surgery required)
62 ALD
63 ALD
83 ALD
81 ALD
97 ALD
98 ALD
Line of alders on N side of lake
93 WLW
94 ALD
95 ALD
158 (tree surgery required)
163 ALD
164 ALD
165 ALD
161 ALD
162 ALD
159 ALD
160 ALD
179 OAK
180 OAK
176 FIR
185 WLW
141 WLW
142 WLW
139 WLW
120 ALD
123 ALD
124 ALD
132 ALD
134 ALD
135

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

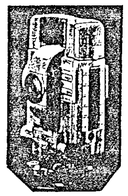
PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

TREE SCHEDULE

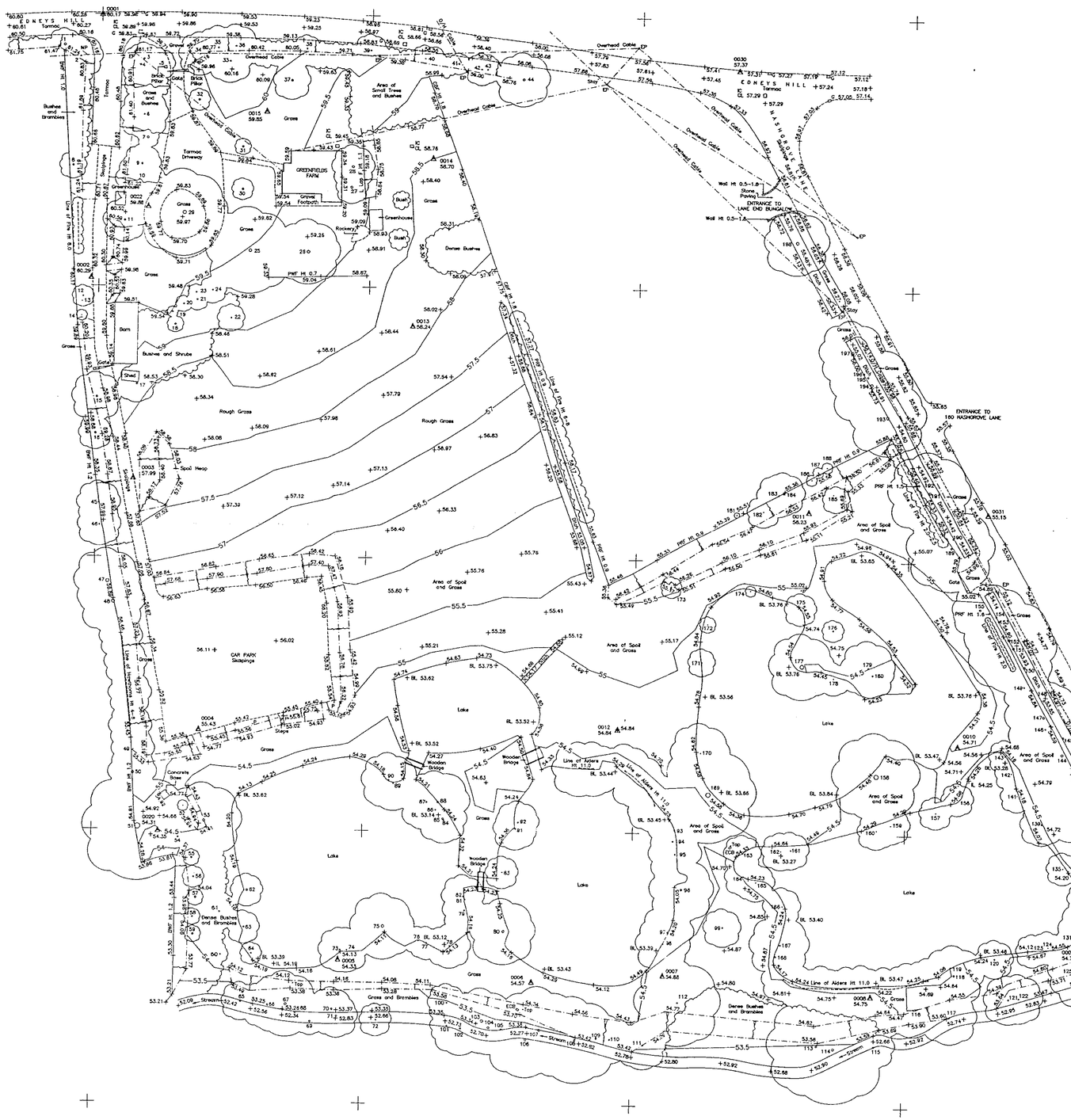
Scale 1/500
Date March 2000
Drg No BPA/gf/09

18 MAY 2000 * 1482



Tree Schedule

Number	Species	Bol Size	No of Bols	Spread	Height
1	HAW	0.4	1	6	7
2	HAW	0.2	1	6	7
3	HAW	0.3	4	6	6
4	HAW	0.3	3	6	6
5	HAW	0.2	3	6	6
6	HAW	0.2	1	6	6
7	HAW	0.4	1	4	7
8	HAW	0.5	1	4	7
9	HAW	0.3	1	5	7
10	HAW	0.25	3	6	5
11	OAK	0.2	1	4	6
12	OAK	0.2	1	4	6
13	HAW	0.1	1	2	5
14	OAK	0.2	1	2	5
15	HAW	0.3	1	6	6
16	HAW	0.3	1	7	6
17	OAK	0.3	1	10	9
18	HAW	0.3	1	10	10
19	ASH	0.2	1	3	10
20	HAW	0.2	1	4	10
21	HAW	0.2	1	5	10
22	HAW	0.2	1	5	10
23	HAW	0.3	1	5	10
24	HAW	0.3	1	16	13
25	HAW	0.5	1	12	13
26	ASH	0.4	1	6	13
27	HAW	0.4	1	8	14
28	HAW	0.3	1	16	12
29	HAW	0.3	1	5	11
30	HAW	0.3	1	4	10
31	HAW	0.2	1	3	10
32	HAW	0.2	1	6	8
33	HAW	0.2	1	6	8
34	HAW	0.2	1	5	10
35	HAW	0.2	1	6	8
36	HAW	0.3	1	7	10
37	HAW	0.2	1	5	10
38	HAW	0.2	3	5	10
39	HAW	0.2	1	4	10
40	HAW	0.2	1	4	8
41	HAW	0.2	1	3	8
42	HAW	0.2	3	6	10
43	HAW	0.2	4	6	8
44	HAW	0.2	1	4	8
45	HAW	0.2	3	10	12
46	HAW	0.3	1	7	8
47	HAW	0.3	1	8	6
48	HAW	0.2	1	12	12
49	HAW	0.2	1	12	10
50	HAW	0.4	1	9	10
51	HAW	0.4	1	9	10
52	OAK	0.2	1	20	12
53	HAW	0.1	1	4	7
54	HAW	0.1	1	14	8
55	HAW	0.2	1	6	8
56	HAW	0.2	1	4	8
57	HAW	0.3	1	4	7
58	HAW	0.3	1	3	6
59	HAW	0.3	1	3	7
60	HAW	0.2	1	3	7
61	OAK	0.2	1	7	7
62	HAW	0.2	1	6	10
63	ALD	0.2	4	6	8
64	ALD	0.2	1	5	10
65	ALD	0.2	3	15	13
66	ALD	0.3	1	8	6
67	OAK	0.3	1	8	6
68	ALD	0.4	1	12	12
69	ALD	0.3	1	7	12
70	ALD	0.3	1	5	12
71	ALD	0.3	1	9	12
72	ALD	0.3	1	8	13
73	ALD	0.2	1	6	10
74	ALD	0.2	3	6	11
75	HAW	0.2	1	12	10
76	ALD	0.2	1	5	10
77	ALD	0.2	3	6	10
78	ALD	0.2	3	8	10
79	ALD	0.2	4	6	10
80	ALD	0.4	1	12	9
81	ALD	0.2	1	5	8
82	ALD	0.2	4	8	10
83	ALD	0.2	4	6	10
84	ALD	0.2	4	8	11
85	ALD	0.2	4	8	11
86	ALD	0.2	4	4	11
87	ALD	0.2	1	10	10
88	ALD	0.2	1	12	10
89	ALD	0.2	3	10	11
90	ALD	0.2	4	10	11
91	ALD	0.2	1	8	10
92	ALD	0.2	3	10	12
93	ALD	0.2	3	10	12
94	ALD	0.2	3	10	12
95	ALD	0.2	3	10	12
96	ALD	0.2	3	10	12
97	ALD	0.2	3	10	12
98	ALD	0.2	1	7	11
99	ALD	0.2	1	7	11
100	HAW	0.2	1	7	8
101	ALD	0.2	1	6	12
102	ALD	0.3	1	10	12
103	OAK	0.4	1	12	9
104	ALD	0.2	1	7	12
105	ALD	0.4	1	7	14
106	ALD	0.4	3	14	15
107	OAK	0.4	3	16	16
108	ALD	0.3	3	16	14
109	ALD	0.3	3	7	13
110	OAK	0.2	1	9	13
111	HAW	0.2	1	6	9
112	HAW	0.2	1	16	8
113	HAW	0.2	1	16	8
114	HAW	0.2	1	20	10
115	ALD	0.3	3	8	10
116	OAK	0.2	1	10	9
117	OAK	0.2	1	11	9
118	ALD	0.2	1	7	8
119	OAK	0.2	1	8	7
120	ALD	0.2	1	9	7
121	HAW	0.2	1	8	7
122	ALD	0.2	1	8	7
123	ALD	0.1	3	8	11
124	ALD	0.1	3	6	11
125	OAK	0.3	1	10	12
126	OAK	0.3	1	8	12
127	OAK	0.4	1	12	12
128	OAK	0.3	1	6	6
129	OAK	0.3	1	6	12
130	OAK	0.3	1	14	14
131	ALD	0.2	1	6	11
132	ALD	0.2	1	6	11
133	ALD	0.1	1	5	8
134	ALD	0.1	1	9	11
135	OAK	0.2	1	9	10
136	HAW	0.3	3	10	10
137	OAK	0.2	1	10	10
138	HAW	0.2	1	10	10
139	HAW	0.2	1	8	7
140	OAK	0.5	1	18	16
141	HAW	0.1	6	6	7
142	HAW	0.1	6	6	7
143	ALD	0.1	6	6	8
144	OAK	0.4	1	14	15
145	OAK	0.2	1	6	12
146	ALD	0.2	1	8	12
147	OAK	0.4	1	14	12
148	ASH	0.3	1	8	12
149	OAK	0.3	1	8	12
150	OAK	0.3	1	10	14
151	OAK	0.3	1	15	14
152	OAK	0.4	1	15	14
153	OAK	0.3	1	12	12
154	OAK	0.3	1	10	12
155	ASH	0.3	1	10	12
156	OAK	0.3	1	9	11
157	HAW	0.1	1	6	7
158	HAW	0.1	1	6	7
159	HAW	0.8	1	16	7
160	ALD	0.1	6	7	7
161	ALD	0.1	3	7	11
162	ALD	0.1	4	7	11
163	ALD	0.1	4	7	11
164	ALD	0.1	3	7	11
165	ALD	0.1	3	7	11
166	ALD	0.1	3	7	11
167	HAW	0.2	1	11	8
168	ALD	0.2	1	8	8
169	HAW	0.2	1	18	15
170	HAW	0.2	1	7	11
171	ALD	0.2	1	5	6
172	ALD	0.2	1	3	5
173	HAW	0.2	1	4	6
174	ALD	0.2	1	3	6
175	ALD	0.2	1	2	5
176	ALD	0.2	1	3	5
177	HAW	0.2	1	4	5
178	HAW	0.2	1	6	14
179	OAK	0.2	3	10	10
180	OAK	0.2	1	8	10
181	ASH	0.1	1	6	8
182	HAW	0.2	1	8	8
183	HAW	0.2	1	8	8
184	HAW	0.2	1	8	8
185	HAW	0.1	1	5	4
186	HAW	0.1	1	5	4
187	ASH	0.1	1	2	4
188	ASH	0.1	1	2	4
189	ASH	0.3	3	16	10
190	HAW	0.2	3	7	9
191	HAW	0.4	1	15	9
192	OAK	0.2	1	8	11
193	OAK	0.3	1	14	14
194	OAK	0.3	1	15	15
195	OAK	0.3	1	9	15
196	OAK	0.3	1	12	15
197	OAK	0.3	1	12	15



LEGEND

ALDER	ALD	BARBED WIRE FENCE	BWF	BOLLARD	B
ASH	ASH	CORRUGATED IRON FENCE	CIF	BELISHA BEACON	BB
ASPEN	ASP	CLOSE BOARD FENCE	CBF	BRITISH TELECOM BOX	BTB
BEECH	BCH	CHAIN LINK FENCE	CLF	BRITISH TELECOM INSPECTION COVER	BTIC
BOX ELDER	BOX	CHESTNUT PALING	CPF	BUS STOP	BS
CEDAR	CED	CRASH BARRIER	CB	CABLE TELEVISION INSPECTION COVER	CATV
CHERRY	CHY	IRON RAILINGS	IRF	CABLE TELEVISION BOX	CATB
COTONEASTER	COT	INTERWOVEN FENCE	IWF	EARTHING ROD	ER
CYPRESS	CYP	LARCH LAP FENCE	L Lap F	ELECTRICITY BURIED CABLE MARKER	ELBC
ELM	ELM	MISCELLANEOUS FENCE	Misc F	ELECTRICITY CABLE PIT	ELCP
FIR	FIR	PALING FENCE	PF	ELECTRICITY CONTOL BOX	ECB
FRUIT	FRT	PALISADE FENCE	Pal F	ELECTRICITY PYLON	PYLON
HAWTHORN	HAW	POST AND CHAIN FENCE	PCF	FIRE HYDRANT	FH
HAZEL	HZL	POST AND RAIL FENCE	PRF	FLAG STAFF	FS
HOLLY	HLY	POST AND WIRE FENCE	PWF	FLOWERBED	FB
HORSE CHESTNUT	HCH	TRELLIS	TLS	FOOTPATH	FP
HORNBEAM	HRM	RETAINING WALL	RWall	INSPECTION COVER	IC
LABURNUM	LRM			LAMP POST	LP
LARCH	LAR	BASEMENT LEVEL	BTL	LETTER BOX	LB
LIME	LIM	BED LEVEL	BL	LITTER BIN	BIN
LOCUST	LOC	COVER LEVEL	CL	KERB OUTLET	KO
LONDON PLANE	LPN	DAMP PROOF COURSE	DPC	MANHOLE (FOUL OR SURFACE)	MH
MAGNOLIA	MAG	FLOOR LEVEL	FL	NAME PLATE	NP
MAPLE	MPL	INVERT LEVEL	IL	NAME BOARD	NB
MULBERRY	MUL	THRESHOLD LEVEL	THL	POST	P
OAK	OAK	FOUL WATER	FW	REFLECTOR POST	RP
PINE	PNE	SURFACE WATER	SW	RAIN WATER PIPE	RWP
POPLAR	POP	UNABLE TO LIFT	UTL	ROAD SIGN	RS
PRUNUS	PNS	WATER LEVEL	WL	RODDING EYE	RE
RHODODENDRONS	RDN			SERVICE MARKER POST	SMP
ROWAN	RWN	CONCRETE	Conc	SOIL VENT PIPE	SVP
SILVER BIRCH	SIB	PAVING SLABS	PS	STOP COCK	SC
SORBUS	SOR	BRICK PAVING	BP	STOP VALVE	SV
SPRUCE	SPR			TELEGRAPH POLE	TP
STRAWBERRY	STB			TELEPHONIC CALL BOX	TCB
SWEET CHESTNUT	SCH			TRAFFIC LIGHTS	TL
SYCAMORE	SYC			TRAFFIC SIGNAL CONTROL BOX	TSCB
WALNUT	WNT			WATER METER	WM
WILLOW	WLW			WATER TAP	Tap
YEW	YEW			WATER TROUGH	WT
SPECIES UNKNOWN	SPU				

TREES .3 / 3T / 12 / Sp 10
(Bol Size) (No of Bols) (Height)
Spreads and heights are indicative only



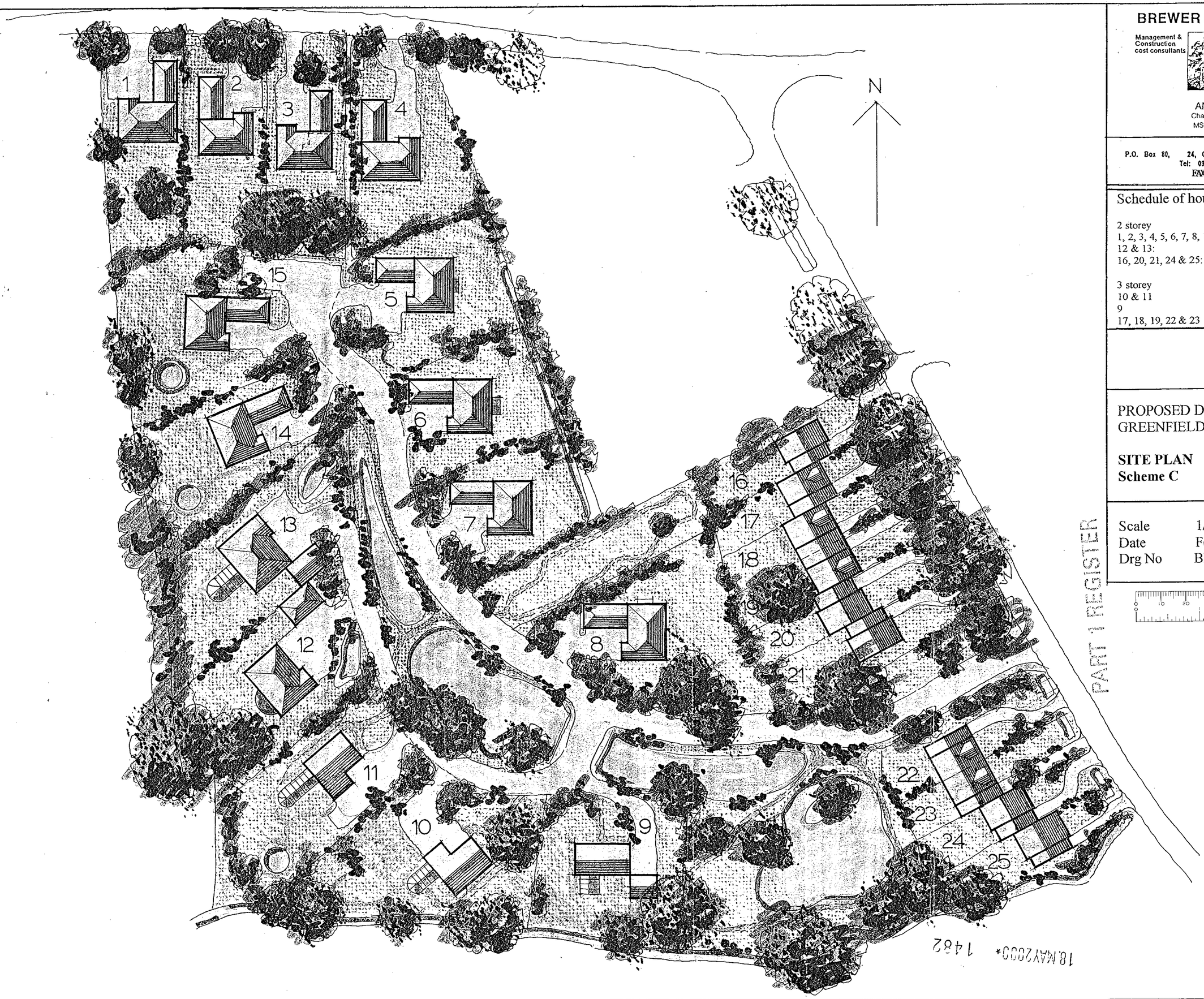
NORTHPOINT
The survey grid is based on arbitrary co-ordinates and th
Northpoint is indicative only

LEVELS
Levels are related to an OSBM, Value 60.26m, situated or
the north-west corner of Greenfields Farm

BREWER PAYNE + ASSOCIATES
Management Consultants
Cost Consultants
P.O. Box 14, 74, Cowper Road, Rowhurst, Surrey, KT21 1QZ
Tel: 0372 740742 Telfax: 0372 740731
RICHARD A R TAYLOR FRICS
CHARTERED BUILDING SURVEYOR

Client	PLANMANOR LIMITED
Location	GREENFIELDS FARM EDNEYS HILL FINCHAMPSTEAD
Type of Survey	Site Survey
Scale 1:500	Date November 1999
Ref No BPA051199M88	Q A Checked
Drawing Number 1 of 1	Revision

950mE 1000mE 1050mE 1100mE 1150mE 1200mE 1250mE



BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

P.O. Box 80, 24, Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 700744 Tel/Fax: 0976 700755
FAX [0976] 583288 Digital ID.

Schedule of house types:

2 storey		
1, 2, 3, 4, 5, 6, 7, 8, 14 &15:	10 x 2,200 ft sq	22,000
12 & 13:	2 x 2,600	5,200
16, 20, 21, 24 & 25:	5 x 1,350	6,750
3 storey		
10 & 11	2 x 2,600	5,200
9	1 x 2,600	2,600
17, 18, 19, 22 & 23	5 x 2,000	10.000
		51,750 ft sq

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

SITE PLAN
Scheme C

Scale	1/500
Date	February 2000
Drg No	BPA/gf/05

PART 1 REGISTER
18.MAY2000* 1482

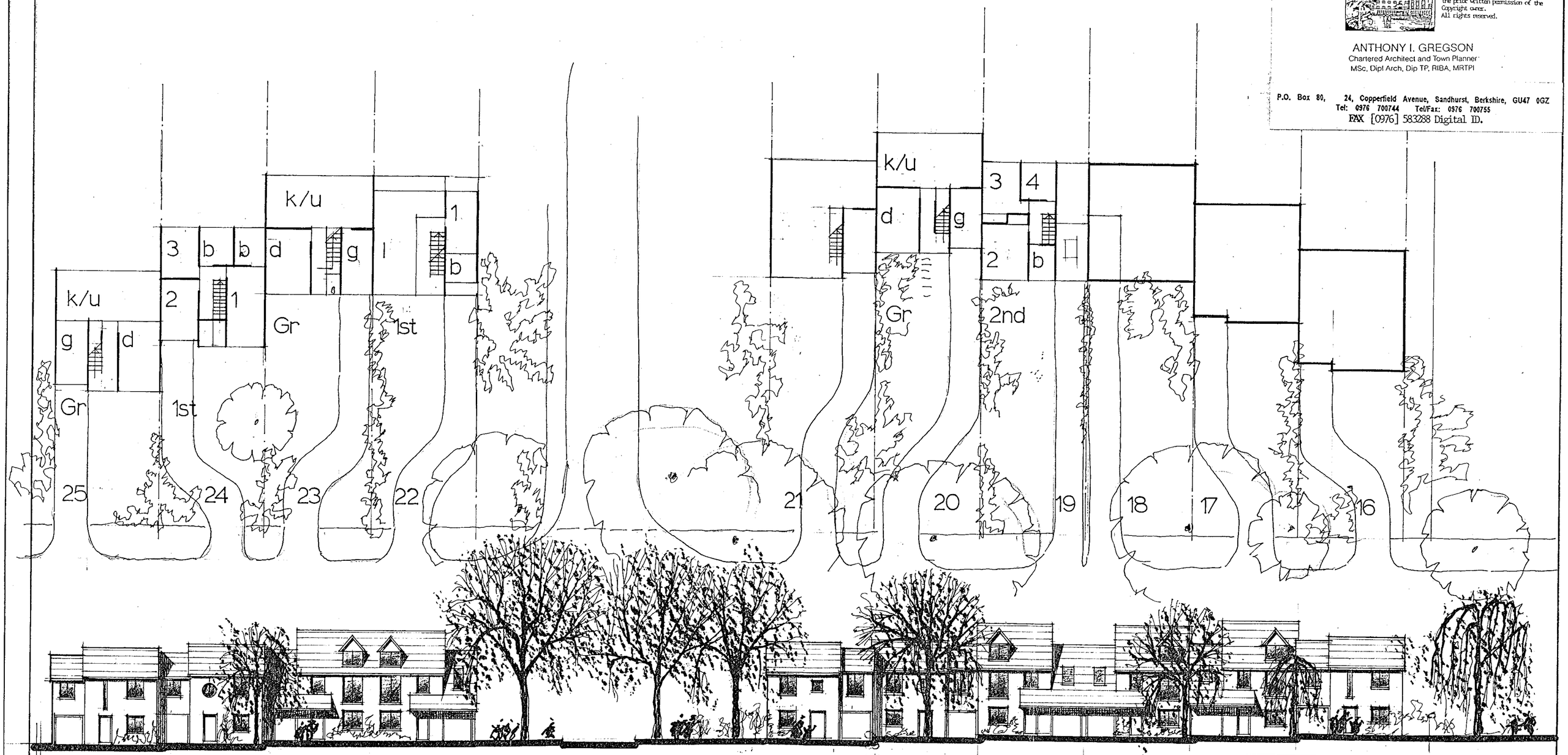
BREWER PAYNE + ASSOCIATES
Management & Construction cost consultants



[c] Copyright The Copyright, Designs and Patents Act 1988.
This drawing may not be copied without the prior written permission of the Copyright owner.
All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

P.O. Box 80, 24, Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 700744 Tel/Fax: 0976 700755
FAX [0976] 583288 Digital ID.



18 MAY 2000*
PART 1 REGISTER

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

NASHGROVE COTTAGES
Scheme B/C

Scale	1/200
Date	February 2000
Drg No	BPA/gf/04

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants



[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

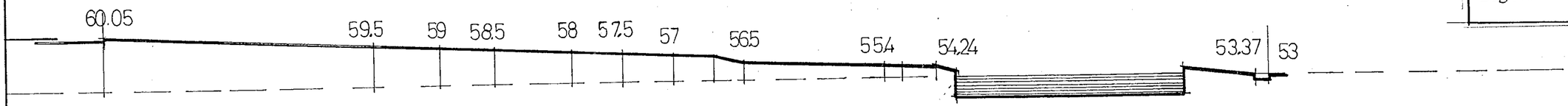
PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

NORTH SOUTH SECTION & ELEVATION LOOKING SOUTH WEST

Scheme C

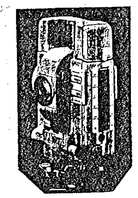
Scale	1/500 & 1/200
Date	March 2000
Drg No	BPA/gf/06

18 MAY 2000 * 1482
PART 1 REGISTER









Tree Schedule

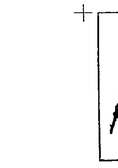
Number	Species	Bol Size	No of Bols	Spread	Height
1	HAW	0.4	1	6	7
2	HAW	0.2	1	6	7
3	HLY	0.2	1	6	6
4	HAW	0.2	1	6	6
5	HAW	0.2	1	6	7
6	HAW	0.2	1	6	7
7	HAW	0.4	1	6	7
8	HAW	0.4	1	6	7
9	HAW	0.3	1	7	5
10	HAW	0.3	1	5	5
11	CHY	0.3	1	6	6
12	OAK	0.2	1	4	6
13	FIR	0.1	1	2	3
14	FIR	0.1	1	2	3
15	OAK	0.3	1	6	9
16	HAW	0.3	1	6	9
17	ASH	0.3	1	7	9
18	FIR	0.2	1	3	10
19	FIR	0.2	1	3	10
20	FIR	0.2	1	3	10
21	PNE	0.2	1	4	10
22	FIR	0.2	1	3	10
23	FIR	0.2	1	3	10
24	FIR	0.2	1	3	10
25	HAW	0.5	1	12	13
26	FIR	0.4	1	6	10
27	PNE	0.4	1	8	14
28	HAW	0.4	1	6	12
29	FIR	0.3	1	4	11
30	FIR	0.3	1	3	10
31	FIR	0.3	1	4	10
32	FIR	0.3	1	4	10
33	HAW	0.3	1	4	10
34	HLY	0.3	1	8	8
35	HLY	0.3	1	8	8
36	HLY	0.3	1	7	9
37	FIR	0.3	1	5	10
38	ALD	0.3	1	5	10
39	FIR	0.3	1	5	10
40	HAW	0.3	1	4	8
41	HLY	0.2	1	4	6
42	HLY	0.2	1	4	8
43	HLY	0.2	3	5	8
44	OAK	0.3	1	7	12
45	HLY	0.2	2	8	8
46	HAW	0.2	3	8	8
47	OAK	0.8	1	12	10
48	OAK	0.8	1	12	10
49	OAK	0.3	1	9	12
50	OAK	0.4	1	12	14
51	OAK	1.0	1	20	12
52	ALD	0.3	1	7	12
53	HAW	0.4	1	6	8
54	HLY	0.3	1	6	9
55	FIR	0.3	1	4	7
56	FIR	0.3	1	4	7
57	FIR	0.2	1	3	6
58	FIR	0.3	1	3	7
59	FIR	0.3	1	3	7
60	OAK	0.3	1	6	10
61	OAK	0.3	1	6	10
62	ALD	0.2	1	4	8
63	ALD	0.2	3	6	10
64	OAK	0.2	1	7	12
65	OAK	0.3	1	9	12
66	OAK	0.4	1	12	14
67	ALD	0.3	3	7	14
68	ALD	0.3	1	5	12
69	OAK	0.3	1	8	12
70	OAK	0.3	1	8	12
71	ALD	0.3	3	6	13
72	ALD	0.2	3	6	11
73	ALD	0.2	2	6	11
74	ALD	0.2	3	8	11
75	WLW	0.4	1	12	12
76	ALD	0.2	1	5	10
77	ALD	0.2	2	6	10
78	ALD	0.2	3	8	10
79	ALD	0.2	3	8	10
80	WLW	0.4	1	12	9
81	ALD	0.2	1	8	10
82	ALD	0.2	1	6	10
83	ALD	0.3	4	8	11
84	ALD	0.3	4	9	11
85	ALD	0.2	4	9	11
86	ALD	0.2	4	10	11
87	WLW	0.3	1	10	10
88	ALD	0.2	3	10	11
89	ALD	0.2	4	10	11
90	ALD	0.2	3	8	12
91	ALD	0.2	3	8	12
92	WLW	0.2	5	10	10
93	ALD	0.2	3	10	12
94	ALD	0.2	3	10	12
95	WLW	0.2	3	10	12
96	ALD	0.2	3	10	12
97	ALD	0.2	3	10	12
98	SBL	0.2	1	7	11
99	SBL	0.2	1	7	11
100	WLW	0.2	1	7	8
101	ALD	0.2	3	6	12
102	ALD	0.3	3	10	14
103	OAK	0.3	1	12	9
104	ALD	0.4	1	10	13
105	ALD	0.2	2	7	14
106	ALD	0.4	3	14	15
107	ALD	0.4	3	16	16
108	ALD	0.3	3	16	14
109	ALD	0.2	1	7	13
110	OAK	0.2	1	9	13
111	WLW	0.2	1	7	9
112	WLW	0.2	2	16	8
113	WLW	0.2	3	6	10
114	WLW	0.4	3	10	8
115	WLW	0.4	3	8	9
116	WLW	0.4	3	10	9
117	WLW	0.2	2	10	9
118	ALD	0.2	1	7	8
119	ALD	0.2	1	7	11
120	WLW	0.2	1	6	9
121	WLW	0.2	1	6	7
122	ALD	0.1	3	6	11
123	ALD	0.1	3	6	11
124	ALD	0.1	3	6	11
125	OAK	0.3	1	10	12
126	OAK	0.3	1	8	12
127	OAK	0.4	1	12	12
128	WLW	0.4	1	8	8
129	OAK	0.3	1	8	12
130	OAK	0.4	1	14	12
131	ALD	0.2	1	6	11
132	OAK	0.1	1	3	6
133	OAK	0.1	1	3	6
134	OAK	0.1	1	3	6
135	WLW	0.1	3	6	10
136	WLW	0.1	2	6	10
137	WLW	0.1	1	6	10
138	OAK	0.2	1	8	7
139	OAK	0.2	1	8	7
140	OAK	0.3	1	10	16
141	WLW	0.1	6	8	7
142	WLW	0.1	6	8	8
143	ALD	0.1	3	7	11
144	OAK	0.2	1	8	12
145	OAK	0.2	1	8	12
146	OAK	0.2	1	8	12
147	OAK	0.2	1	8	12
148	ASH	0.3	1	8	12
149	OAK	0.2	1	8	11
150	OAK	0.3	1	10	14
151	OAK	0.4	1	12	14
152	OAK	0.4	1	12	12
153	OAK	0.3	1	12	12
154	OAK	0.3	1	10	8
155	OAK	0.3	1	9	7
156	WLW	0.1	6	8	7
157	WLW	0.8	1	16	15
158	ALD	0.1	8	7	7
159	ALD	0.1	6	7	7
160	ALD	0.1	4	7	7
161	ALD	0.1	3	7	11
162	ALD	0.1	4	7	11
163	ALD	0.1	4	7	11
164	ALD	0.1	3	7	11
165	ALD	0.1	3	7	11
166	ALD	0.1	3	7	11
167	WLW	0.2	1	11	8
168	ALD	0.2	1	8	8
169	WLW	0.8	1	18	15
170	WLW	0.1	1	11	8
171	ALD	0.2	1	5	6
172	ALD	0.1	1	3	6
173	WLW	0.2	1	5	6
174	SBL	0.2	1	8	6
175	ALD	0.2	1	8	6
176	ALD	0.2	1	6	6
177	WLW	0.7	1	12	14
178	WLW	0.1	1	6	6
179	OAK	0.2	3	10	10
180	OAK	0.2	3	8	10
181	FIR	0.1	1	3	5
182	WLW	0.1	1	6	7
183	WLW	0.1	1	6	7
184	WLW	0.2	3	8	7
185	WLW	0.1	1	3	4
186	FIR	0.1	1	2	4
187	FIR	0.1	1	2	4
188	FIR	0.3	1	2	10
189	ASH	0.3	2	10	10
190	FIR	0.2	1	3	9
191	WLW	0.1	3	15	9
192	OAK	0.2	1	8	11
193	OAK	0.2	1	8	14
194	OAK	0.5	1	15	15
195	OAK	0.3	1	9	15
196	OAK	0.3	1	9	15
197	OAK	0.5	1	12	15
198	OAK	0.5	1	12	15

LEGEND

ALDER	ALD	BARBED WIRE FENCE	BWF	BOLLARD	B
ASH	ASH	CORRUGATED IRON FENCE	CIF	BELISHA BEACON	BB
ASPEN	ASP	CLOSE BOARD FENCE	CBF	BRITISH TELECOM BOX	BTB
BEECH	BCH	CHAIN LINK FENCE	CLF	BRITISH TELECOM INSPECTION COVER	BTIC
BOX ELDER	BOX	CHESTNUT PALING	CPF	BUS STOP	BS
CEDAR	CED	CRASH BARRIER	CB	CABLE TELEVISION INSPECTION COVER	CATV
CHERRY	CHY	IRON RAILINGS	IRF	CABLE TELEVISION BOX	CATB
COTONEASTER	COT	INTERWOVEN FENCE	IWF	EARTHING POD	ER
CYPRESS	CYP	LARCH LAP FENCE	L Lap F	ELECTRICITY BURIED CABLE MARKER	ELBC
ELM	ELM	MISCELLANEOUS FENCE	Misc F	ELECTRICITY CABLE PIT	ELCP
FIR	FIR	PALING FENCE	PF	ELECTRICITY CONTOL BOX	ECB
FRUIT	FRT	PALISADE FENCE	Pal F	ELECTRICITY PYLON	PYLON
HAWTHORN	HAW	POST AND CHAIN FENCE	PCF	FIRE HYDRANT	FH
HAZEL	HZL	POST AND RAIL FENCE	PRF	FLAG STAFF	FS
HOLLY	HLY	POST AND WIRE FENCE	PWF	FLOWERBED	FB
HORSE CHESTNUT	HCH	TRELLIS	TLS	FOOTPATH	FP
HORNBEAM	HRM	RETAINING WALL	RWall	INSPECTION COVER	IC
LABURNUM	LRM			LAMP POST	LP
LARCH	LAR	BASEMENT LEVEL	BTL	LETTER BOX	LB
LIME	LIM	BED LEVEL	BL	LITTER BIN	BIN
LOCUST	LOC	COVER LEVEL	CL	KERB OUTLET	KO
LONDON PLANE	LPN	DAMP PROOF COURSE	DPC	MANHOLE (FOUL OR SURFACE)	MH
MAGNOLIA	MAG	FLOOR LEVEL	FL	NAME PLATE	NP
MAPLE	MPL	INVERT LEVEL	IL	NAME BOARD	NB
MULBERRY	MUL	THRESHOLD LEVEL	THL	POST	P
OAK	OAK	FOUL WATER	FW	REFLECTOR POST	RP
PINE	PNE	SURFACE WATER	SW	RAIN WATER PIPE	RWP
POPLAR	POP	UNABLE TO LIFT	UTL	ROAD SIGN	RS
PRUNUS	PRS	WATER LEVEL	WL	RODDING EYE	RE
RHODODENDRONS	RDN			SERVICE MARKER POST	SMP
ROWAN	RWN	CONCRETE	Conc	SOIL VENT PIPE	SVP
SILVER BIRCH	SIB	PAVING SLABS	PS	STOP COCK	SC
SORBUS	SOR	BRICK PAVING	BP	STOP VALVE	SV
SPRUCE	SPR			TELEGRAPH POLE	TP
STRAWBERRY	STB			TELEPHONE CALL BOX	TCB
SWEET CHESTNUT	SCH			TRAFFIC LIGHTS	TL
SYCAMORE	SYC			TRAFFIC SIGNAL CONTROL BOX	TSCB
WALNUT	WNT			WATER METER	WM
WILLOW	WLW			WATER TAP	Tap
YEW	YEW			WATER TROUGH	WT
SPECIES UNKNOWN	SPU				

TREES .3 / 3T / 12 / Sp 10
(Bol Size) (No of Bols) (Height)
Spreads and heights are indicative only

PART 1 REGISTER



NORTHPOINT
The survey grid is based on arbitrary co-ordinates and t
Northpoint is indicative only

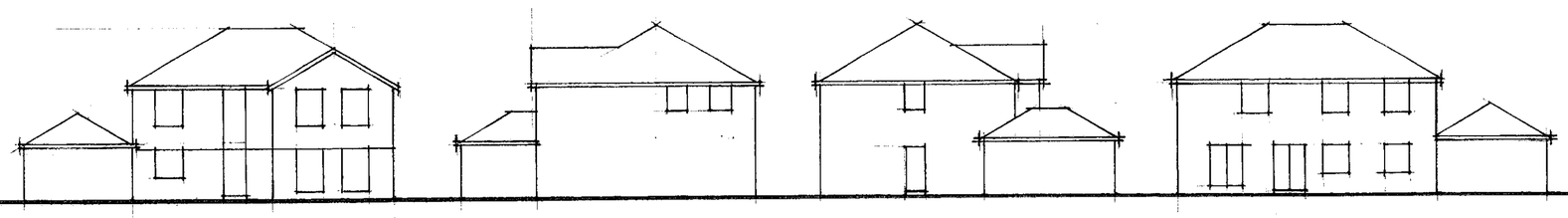
LEVELS
Levels are related to an OSBM, Value 60.26m, situated c
the north-west corner of Greenfields Farm

BREWER PAYNE + ASSOCIATES
Management & Construction cost consultants
P.O. Box 56, 26, Copperbeech Avenue, Bandhurst, Berkshire, GU47 9DZ
Tel. 0870 766766 Fax/Tel. 0870 766755
RICHARD A R TAYLOR FRICS
CHARTERED BUILDING SURVEYOR

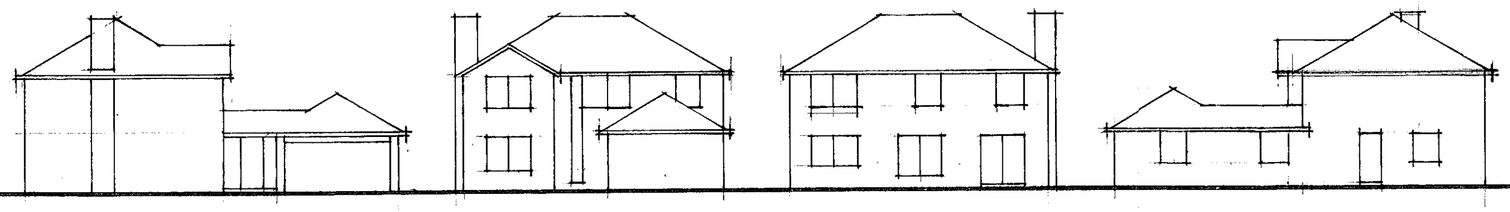
Client	PLANMANOR LIMITED
Location	GREENFIELDS FARM EDNEYS HILL FINCHAMPSTEAD
Type of Survey	Site Survey
Scale 1:500	Date November 1999
Ref No BPA051199M88	Q A Checked
Drawing Number 1 of 1	Revision

18.MAY2000 1482

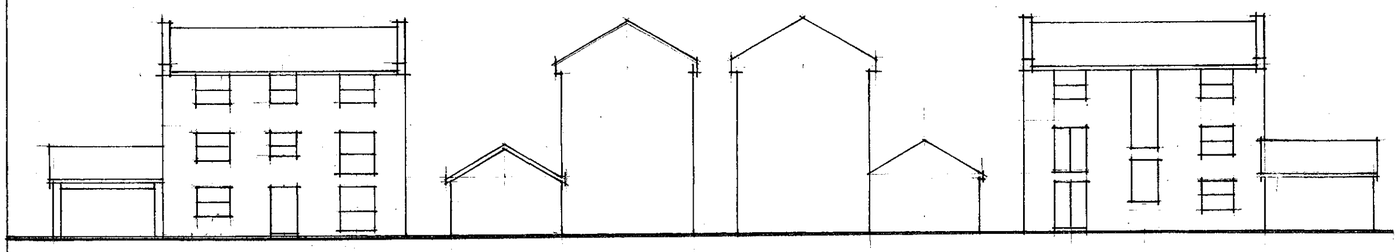
950mE 1000mE 1050mE 1100mE 1150mE 1200mE 1250mE



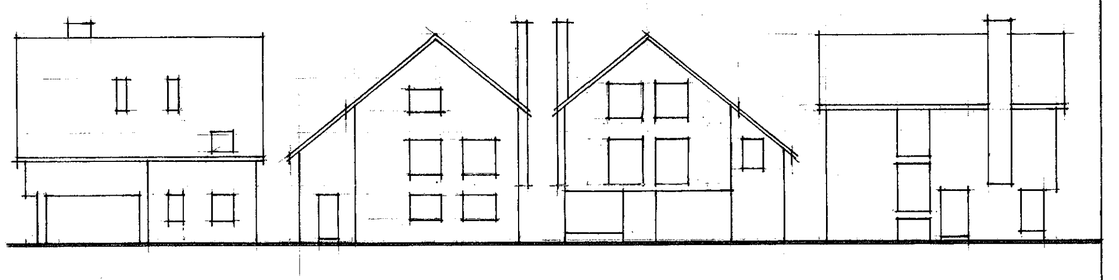
HOUSE 13



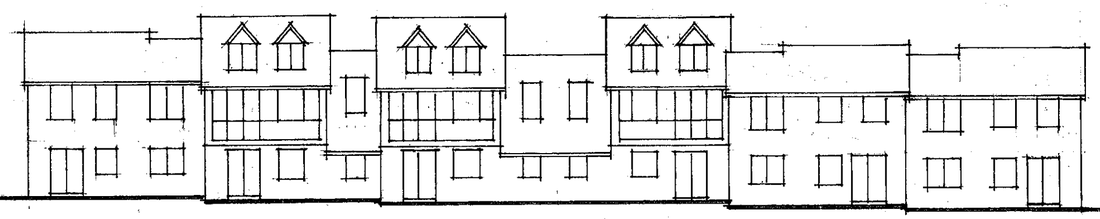
HOUSE 14



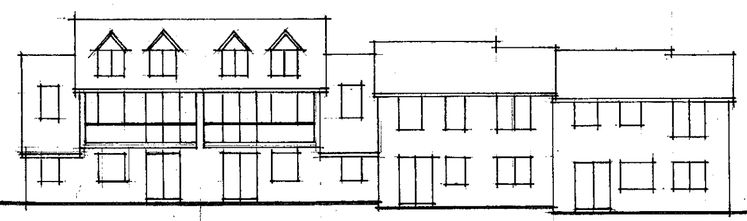
HOUSE 11

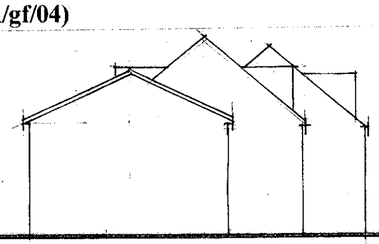


HOUSE 9

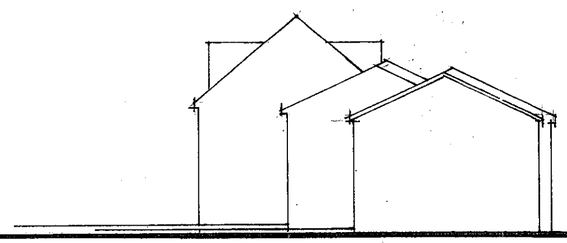


SOUTHWEST ELEVATION OF NASHGROVE COTTAGES. (The northeast elevation can be found on drawing no: BPA/gf/04)





NORTHWEST ELEVATION, NORTH BLOCK



SOUTHEAST ELEVATION, SOUTH BLOCK

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants



[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

Please note that some of the houses are handed. Window locations may vary depending on aspect and detail design and to be agreed with planning authority.

External finishes: a combination of facing brickwork, white external rendering, clay tiles and slates. All windows to be white finish aluminium and double glazed.

For house type floor plans see drawings BPA/gf/04 & BPA/gf/07

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

HOUSE TYPES ELEVATIONS

Scale	1/200
Date	May 2000
Drg No	BPA/gf/11

18 MAY 2000 * 1462

SCHEDULE OF TREES TO BE FELLED

10 HAW
28 PNE (tree surgery required)
29 WLW (tree surgery required)
62 ALD
63 ALD
83 ALD
81 ALD
97 ALD
98 ALD
Line of alders on N side of lake
93 WLW
94 ALD
95 ALD
158 (tree surgery required)
163 ALD
164 ALD
165 ALD
161 ALD
162 ALD
159 ALD
160 ALD
179 OAK
180 OAK
176 FIR
185 WLW
141 WLW
142 WLW
139 WLW
120 ALD
123 ALD
124 ALD
132 ALD
134 ALD
135

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

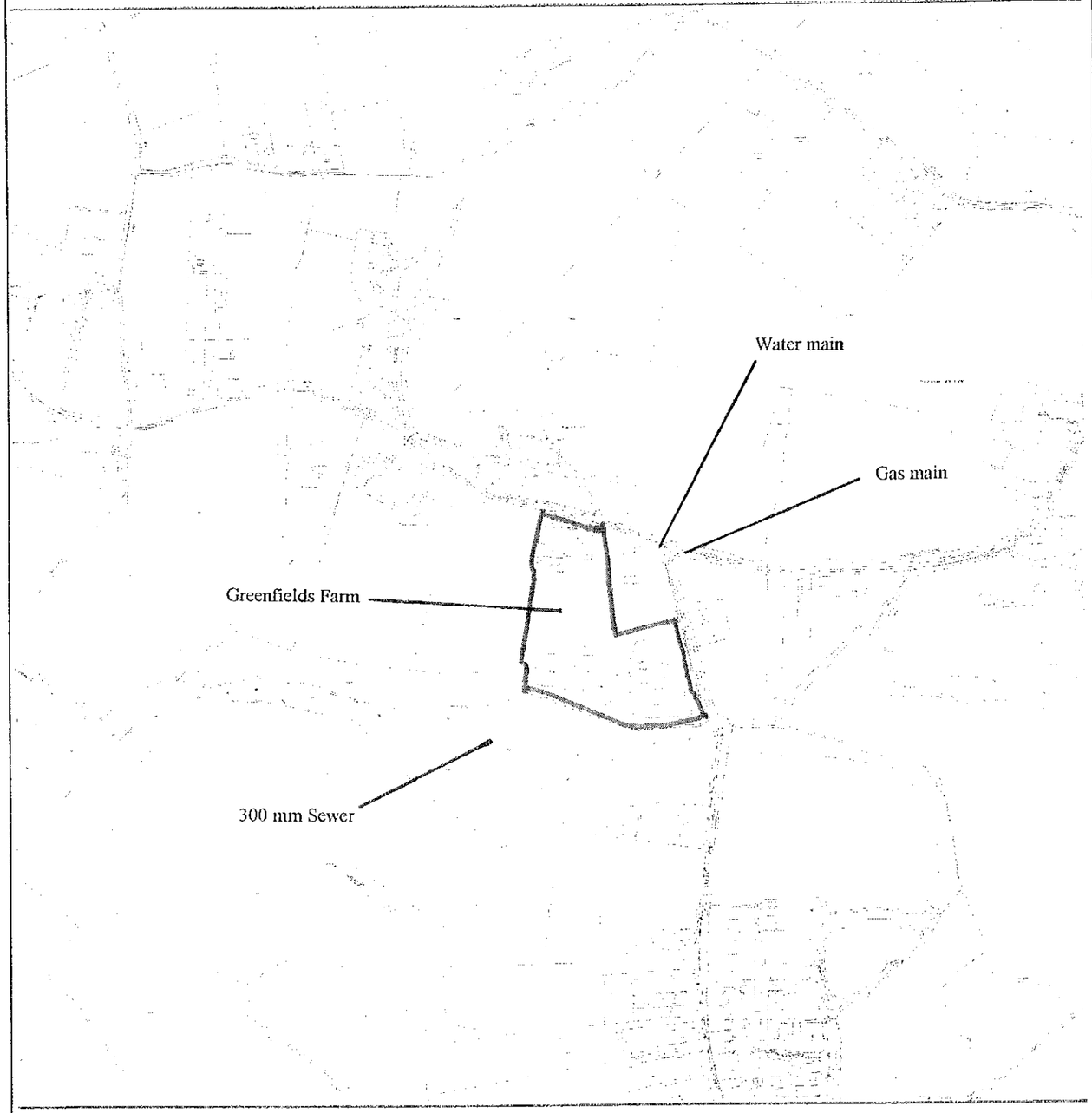
PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

TREE SCHEDULE

Scale 1/500
Date March 2000
Drg No BPA/gf/09

Based on the Ordnance Survey map with the Sanction of the Controller of H.M. Stationery Office, licence no. WU298557. Crown Copyright Reserved.

Our Ref : ADE/6770.



The position of the apparatus shown on this plan is given without obligation and warranty, and the accuracy cannot be guaranteed. Service pipes are not shown but their presence should be anticipated. No liability of any kind whatsoever is accepted by Thames Water for any error or omission. The actual position of mains and services must be verified and established on site before any works are undertaken.

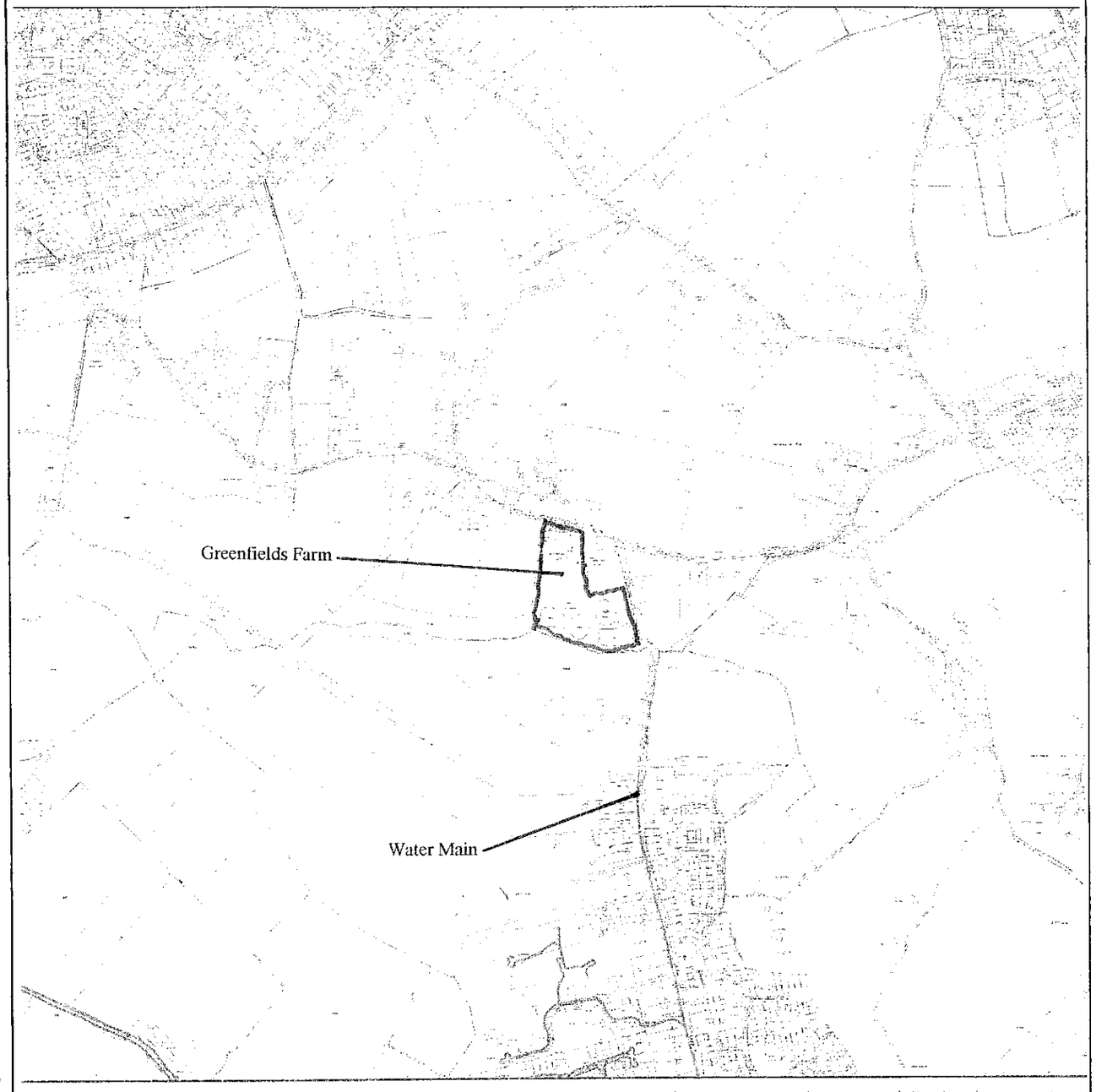
.000 metre intervals

EAGLE hardcopy facility - Normal Map
The plot is centred on (479274 , 166758), which is in SU7966NW. Printed on 6 January 2000 at 9:40:11 by OARTHURS.

Comments
SEWER

Based on the Ordnance Survey map with the Sanction of the Controller of H.M. Stationery Office, licence no. WU298557. Crown Copyright Reserved.

Our Ref : ADE/67703



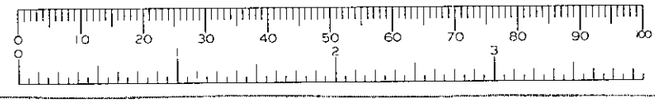
The position of the apparatus shown on this plan is given without obligation and warranty, and the accuracy cannot be guaranteed. Service pipes are not shown but their presence should be anticipated. No liability of any kind whatsoever is accepted by Thames Water for any error or omission. The actual position of mains and services must be verified and established on site before any works are undertaken.

1000 metre intervals

EAGLE hardcopy facility - Normal Map
The plot is centred on (479264 , 166766), which is in SU7966NW. Printed on 4 January 2000 at 9.26.44 by OARTHURS.

Comments
WATER

LOCATION OF SEWER, WATER & GAS MAINS.



Thames Water

Number	Species	Bol Size	No of Bols	Spread	Height
1	HAW	0.4	1	8	7
2	HAW	0.2	1	8	7
3	HLY	0.3	4	6	8
4	HAW	0.3	3	7	8
5	HAW	0.2	1	8	8
6	HAW	0.2	3	9	7
7	HLY	0.4	1	4	7
8	HAW	0.3	1	5	7
9	HAW	0.3	1	7	5
10	HAW	0.2	3	9	5
11	CHY	0.3	1	8	8
12	OAK	0.2	1	4	6
13	FIR	0.1	1	2	3
14	FIR	0.1	1	2	5
15	OAK	0.3	1	8	9
16	HAW	0.3	1	6	6
17	ASH	0.3	1	7	9
18	FIR	0.3	1	3	10
19	FIR	0.2	1	2	10
20	FIR	0.2	1	3	10
21	PNE	0.2	1	4	10
22	FIR	0.2	1	5	10
23	FIR	0.2	1	3	10
24	FIR	0.2	1	5	10
25	WLW	0.5	1	16	13
26	BCH	0.5	1	12	13
27	FIR	0.4	1	6	13
28	PNE	0.4	1	8	14
29	WLW	0.6	1	16	12
30	FIR	0.3	1	4	11
31	FIR	0.3	1	3	10
32	FIR	0.3	1	4	10
33	HAW	0.2	1	8	10
34	HLY	0.2	3	8	8
35	HLY	0.2	1	8	8
36	HLY	0.2	3	8	10
37	FRT	0.3	1	7	10
38	ALD	0.2	1	5	10
39	HLY	0.2	5	6	10
40	HAW	0.1	3	5	10
41	HLY	0.2	1	4	6
42	HAW	0.2	3	6	10
43	HLY	0.2	3	5	8
44	OAK	0.4	1	10	13
45	HAW	0.2	7	8	6
46	HAW	0.2	3	8	6
47	OAK	0.6	1	12	10
48	ASH	0.6	1	12	12
49	HZL	0.1	8	5	8
50	OAK	0.4	1	9	10
51	OAK	1.0	1	20	12
52	FIR	0.1	1	2	4
53	WLW	0.4	1	14	8
54	HZL	0.2	6	8	5
55	FIR	0.3	1	3	8
56	FIR	0.2	1	4	7
57	FIR	0.3	1	3	6
58	FIR	0.3	1	3	8
59	FIR	0.3	1	3	7
60	FIR	0.2	1	3	7
61	OAK	0.2	1	7	7
62	ALD	0.3	1	6	10
63	ALD	0.2	4	6	9
64	ALD	0.2	3	4	10
65	OAK	0.3	1	7	12
66	OAK	0.3	1	9	13
67	OAK	0.4	1	12	14
68	ALD	0.3	3	7	14
69	ALD	0.3	1	5	12
70	OAK	0.3	1	8	12
71	ALD	0.3	2	8	13
72	ALD	0.2	3	6	13
73	ALD	0.2	2	8	11
74	ALD	0.2	5	8	11
75	WLW	0.5	1	12	12
76	ALD	0.2	1	5	10
77	ALD	0.2	2	6	10
78	ALD	0.2	3	8	10
79	ALD	0.2	4	8	10
80	WLW	0.4	1	12	9
81	ALD	0.2	1	5	9
82	ALD	0.2	4	8	10
83	ALD	0.1	3	6	10
84	ALD	0.2	4	8	11
85	ALD	0.3	4	9	11
86	ALD	0.2	4	4	11
87	ALD	0.2	4	10	11
88	WLW	0.3	1	12	10
89	ALD	0.2	3	10	11
90	ALD	0.2	4	10	11
91	ALD	0.2	3	8	12
92	ALD	0.2	3	8	12
93	WLW	0.2	5	10	10
94	ALD	0.2	4	7	12
95	ALD	0.2	3	10	12
96	WLW	0.3	1	12	8
97	ALD	0.2	3	10	12
98	ALD	0.2	4	10	12
99	SIB	0.2	1	7	11
100	WLW	0.2	1	7	8
101	ALD	0.2	3	8	12
102	ALD	0.3	3	10	14
103	OAK	0.5	1	12	9
104	ALD	0.4	1	10	13
105	ALD	0.2	2	7	14
106	ALD	0.4	3	14	15
107	OAK	0.4	1	16	9
108	ALD	0.3	3	18	14
109	ALD	0.3	1	7	15
110	OAK	0.2	1	9	13
111	HAW	0.2	2	7	9
112	WLW	0.2	7	16	8
113	WLW	0.3	6	18	10
114	WLW	0.4	1	20	10
115	ALD	0.3	3	8	14
116	WLW	0.1	9	10	9
117	OAK	0.2	2	10	9
118	WLW	0.3	1	11	8
119	ALD	0.2	1	7	8
120	ALD	0.2	3	7	11
121	WLW	0.2	6	9	7
122	WLW	0.2	6	9	7
123	ALD	0.1	3	6	11
124	ALD	0.1	4	6	11
125	OAK	0.3	1	10	12
126	OAK	0.2	1	8	12
127	OAK	0.4	1	12	12
128	WLW	0.1	4	6	6
129	OAK	0.3	1	8	12
130	OAK	0.4	1	14	12
131	ALD	0.2	1	6	11
132	ALD	0.3	1	10	11
133	OAK	0.1	1	9	8
134	ALD	0.1	3	6	11
135	WLW	0.1	3	6	5
136	SPU	0.3	2	16	10
137	OAK	0.2	1	10	10
138	OAK	0.2	1	10	10
139	WLW	0.2	1	8	7
140	OAK	0.5	1	18	16
141	WLW	0.1	6	6	7
142	WLW	0.1	6	6	8
143	ALD	0.1	9	8	8
144	OAK	0.4	1	14	15
145	OAK	0.3	1	8	12
146	OAK	0.2	1	8	12
147	OAK	0.4	1	14	12
148	ASH	0.3	1	8	12
149	OAK	0.2	1	8	11
150	OAK	0.3	1	10	14
151	OAK	0.4	1	15	14
152	OAK	0.4	1	16	14
153	OAK	0.3	1	12	12
154	OAK	0.3	1	12	12
155	OAK	0.3	1	10	8
156	WLW	0.1	6	6	7
157	WLW	0.1	6	6	7
158	WLW	0.8	1	16	15
159	ALD	0.1	8	7	7
160	ALD	0.1	6	7	7
161	ALD	0.1	3	7	11
162	ALD	0.1	4	7	11
163	ALD	0.1	4	7	11
164	ALD	0.1	3	7	11
165	ALD	0.1	3	7	11
166	ALD	0.1	3	7	11
167	WLW	0.2	1	11	8
168	ALD	0.2	1	6	8
169	WLW	0.8	1	18	15
170	WLW	0.1	7	11	8
171	ALD	0.2	1	5	6
172	ALD	0.1	3	3	6
173	WLW	0.2	1	4	4
174	SIB	0.1	1	2	5
175	ALD	0.2	3	8	8
176	FIR	0.2	1	4	5
177	WLW	0.7	1	12	14
178	WLW	0.1	6	6	6
179	OAK	0.2	3	10	10
180	OAK	0.2	2	8	10
181	FIR	0.1	1	1	5
182	WLW	0.1	1	6	6
183	WLW	0.2	3	8	7
184	WLW	0.2	3	8	7
185	WLW	0.1	1	5	4
186	FIR	0.1	1	2	4
187	FIR	0.1	1	2	4
188	FIR	0.1	1	2	5
189	ASH	0.3	2	16	10
190	FRT	0.2	3	7	5
191	WLW	0.4	1	15	9
192	OAK	0.3	1	9	11
193	OAK	0.5	1	14	14
194	OAK	0.5	1	15	15
195	OAK	0.3	1	9	15
196	OAK	0.3	1	7	14
197	OAK	0.5	1	12	15
198	OAK	0.5	1	12	15

LEGEND

ALDER	ALD	BARBED WIRE FENCE	BWF	BOLLARD	B
ASH	ASH	CORRUGATED IRON FENCE	CIF	BELISHA BEACON	BB
ASPEN	ASP	CLOSE BOARD FENCE	CBF	BRITISH TELECOM BOX	BTB
BEECH	BCH	CHAIN LINK FENCE	CLF	BRITISH TELECOM INSPECTION COVER	BTIC
BOX ELDER	BOX	CHESTNUT PALING	CPF	BUS STOP	BS
CEDAR	CED	CRASH BARRIER	CB	CABLE TELEVISION INSPECTION COVER	CATV
CHERRY	CHY	IRON RAILINGS	IRF	CABLE TELEVISION BOX	CATB
COTONEASTER	COT	INTERWOVEN FENCE	IWF	EARTHING ROD	ER
CYPRESS	CYP	LARCH LAP FENCE	L Lap F	ELECTRICITY BURIED CABLE MARKER	ELBC
ELM	ELM	MISCELLANEOUS FENCE	Misc F	ELECTRICITY CABLE PIT	ELCP
FIR	FIR	PALING FENCE	PF	ELECTRICITY CONTOL BOX	ECB
FRUIT	FRT	PALISADE FENCE	Pali F	ELECTRICITY PYLON	PYLON
HAWTHORN	HAW	POST AND CHAIN FENCE	PCF	FIRE HYDRANT	FH
HAZEL	HZL	POST AND RAIL FENCE	PRF	FLAG STAFF	FS
HOLLY	HLY	POST AND WIRE FENCE	PWF	FLOWERBED	FB
HORSE CHESTNUT	HCH	TRELLIS	TLS	FOOTPATH	FP
HORNBEAM	HRM	RETAINING WALL	RWall	INSPECTION COVER	IC
LABURNUM	LRM			LAMP POST	LP
LARCH	LAR	BASEMENT LEVEL	BTL	LETTER BOX	LB
LIME	LIM	BED LEVEL	BL	LITTER BIN	BIN
LOCUST	LOC	COVER LEVEL	CL	KERB OUTLET	KO
LONDON PLANE	LPN	DAMP PROOF COURSE	DPC	MANHOLE (FOUL OR SURFACE)	MH
MAGNOLIA	MAG	FLOOR LEVEL	FL	NAME PLATE	NP
MAPLE	MPL	INVERT LEVEL	IL	NAME BOARD	NB
MULBERRY	MUL	THRESHOLD LEVEL	THL	POST	P
OAK	OAK	FOUL WATER	FW	REFLECTOR POST	RP
PINE	PNE	SURFACE WATER	SW	RAIN WATER PIPE	RWP
POPLAR	POP	UNABLE TO LIFT	UTL	ROAD SIGN	RS
PRUNUS	PNS	WATER LEVEL	WL	RODDING EYE	RE
RHODODENDRONS	RDN			SERVICE MARKER POST	SMP
ROWAN	RWN	CONCRETE	Conc	SOIL VENT PIPE	SVP
SILVER BIRCH	SIB	PAVING SLABS	PS	STOP COCK	SC
SORBUS	SOR	BRICK PAVING	BP	STOP VALVE	SV
SPRUCE	SPR			TELEGRAPH POLE	TP
STRAWBERRY	STB			TELEPHONE CALL BOX	TCB
SWEET CHESTNUT	SCH			TRAFFIC LIGHTS	TL
SYCAMORE	SYC			TRAFFIC SIGNAL CONTROL BOX	TSCB
WALNUT	WNT			WATER METER	WM
WILLOW	WLW			WATER TAP	Tap
YEW	YEW			WATER TROUGH	WT
SPECIES UNKNOWN	SPU				

TREES .3 / 3T / 12 / Sp 10
(Bol Size) (No of Bols) (Height)

Spreads and heights are indicative only

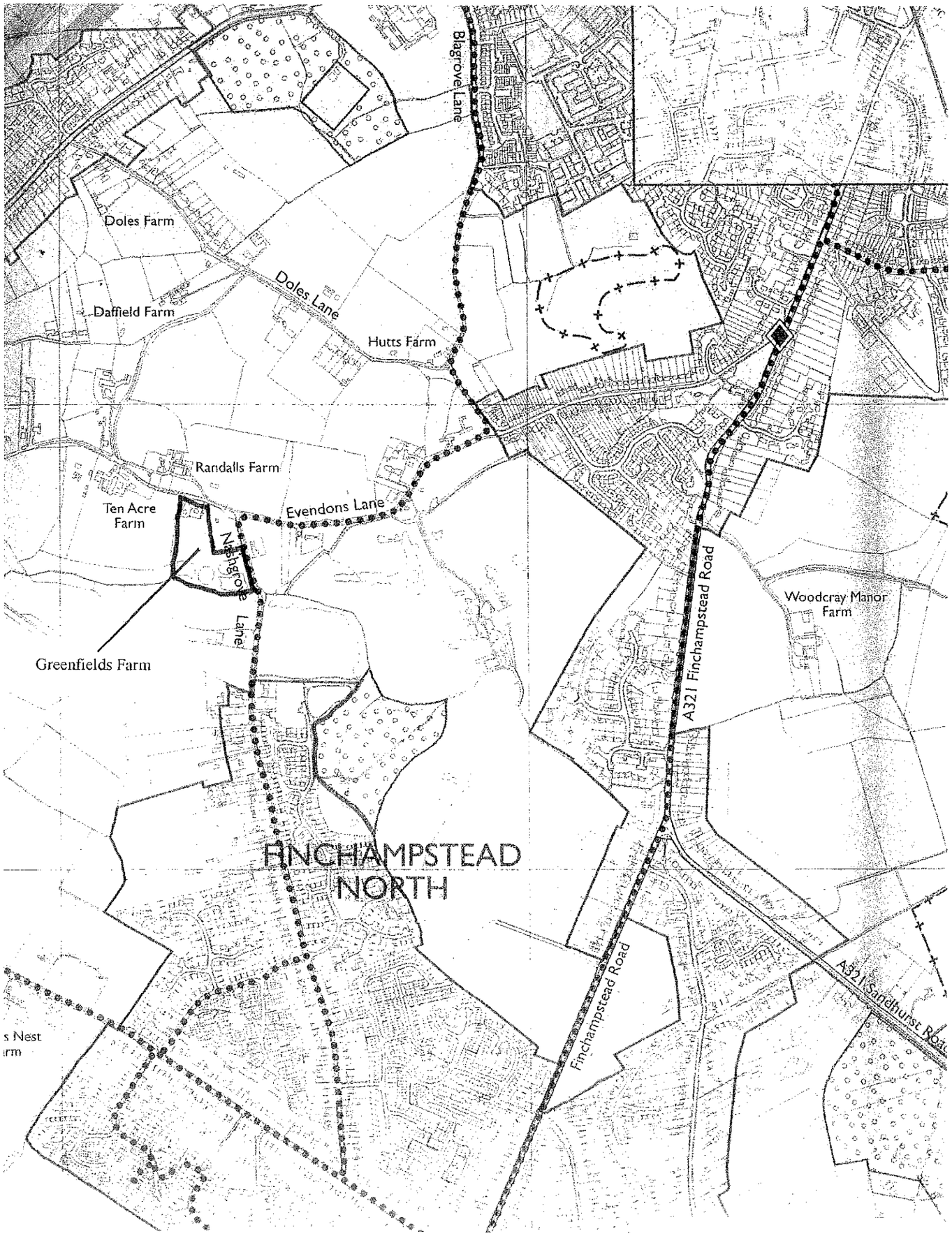
18.MAY2000* 1482



PROPOSED RESIDENTIAL DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKSHIRE.

DESIGN STATEMENT

BREWER PAYNE + ASSOCIATES
PO BOX 80, 24 COPPERFIELD AVENUE, SANDHURST, BERKSHIRE.



SITE LOCATION PLAN

INTRODUCTION

GREENFIELDS FARM LAND USE

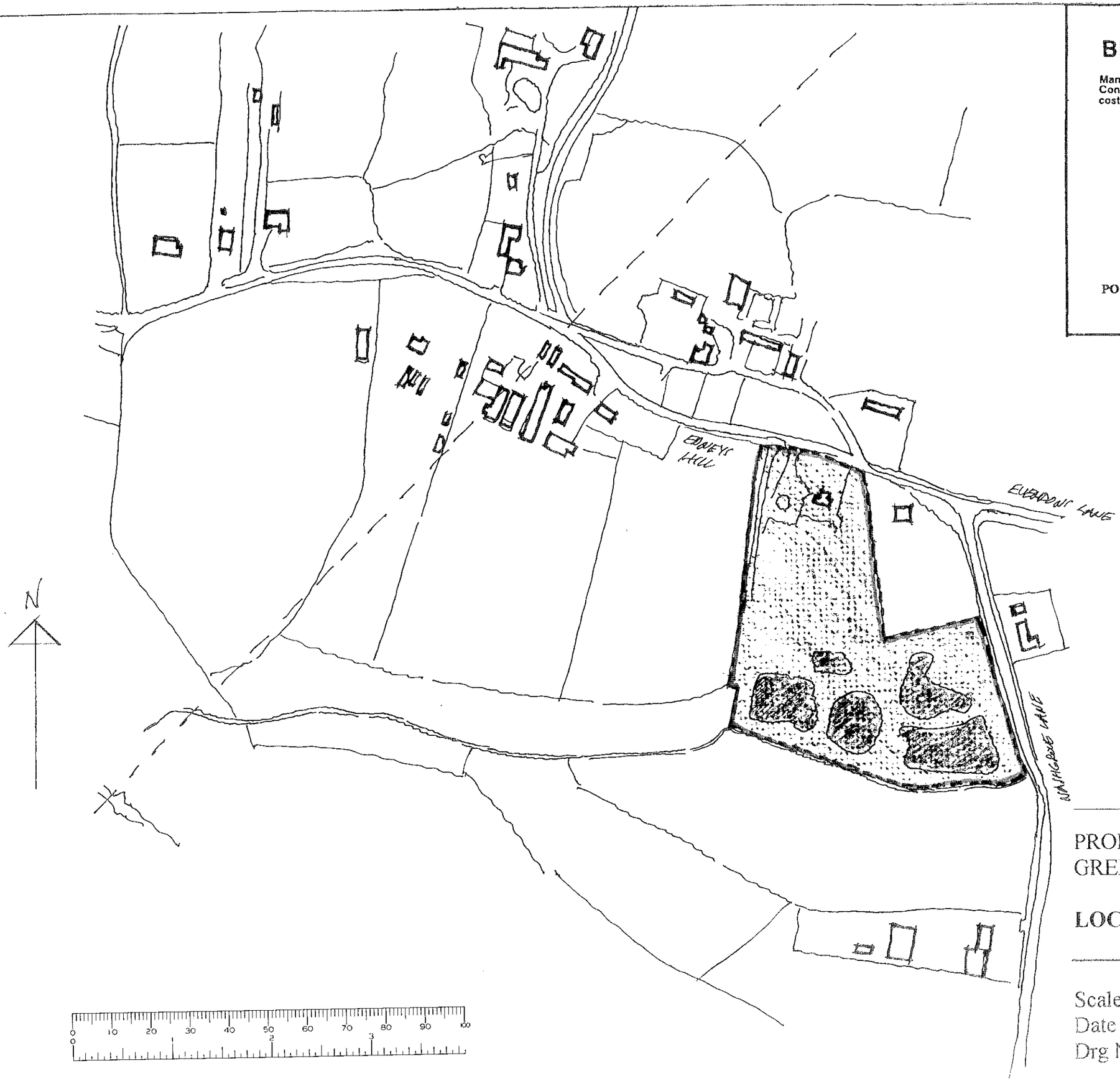
Historically this land of approximately 2.23 ha (5.5 acres) has been the site of a modest family home and has not been a 'farm' in the ordinarily understood form. At most, a small amount of horticultural activity of root crops has been grown, but on barely more than 0.4 ha (1 acre). The land has been in its present family ownership since 1988 and is occupied on a family home basis with an above average land holding with regard to 'garden'.

The Owners, since acquisition, have formed man made shallow ponds on the site (approximate depth 1.25 to 1.5 metres) in order that a recreational following of carp fishing could be provided, and this land use at the owner's discretion, continues at the present time.

In the proposed scheme it is intended to re-engineer these artificial ponds into a continuation of the ecological environment which, over time and season, has developed, and simultaneously provide what in other terms might be designated public open space. It will allow for the development of residential units at a comfortable but economical density and importantly sustain what has occurred over time without any conscious planning. It is intended that this environment will be supported by the use of solar energy on the site (within the proposed new construction) to provide 'on-site' energy for lighting and water pumping as appropriate.

SCHEDULE OF HOUSE TYPES:

2 storey			
1, 2, 3, 4, 5, 6, 7, 8, 14 &15:	10 x 2,200 ft sq	22,000	6,706
12 & 13:	2 x 2,600	5,200	1,585
16, 20, 21, 24 & 25:	5 x 1,350	6,750	2,057
3 storey			
10 & 11	2 x 2,600	5,200	1,585
9	1 x 2,600	2,600	792
17, 18, 19, 22 & 23	5 x 2,000	10.000	3,048
		51,750 ft sq	15,773 m sq



BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants



[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

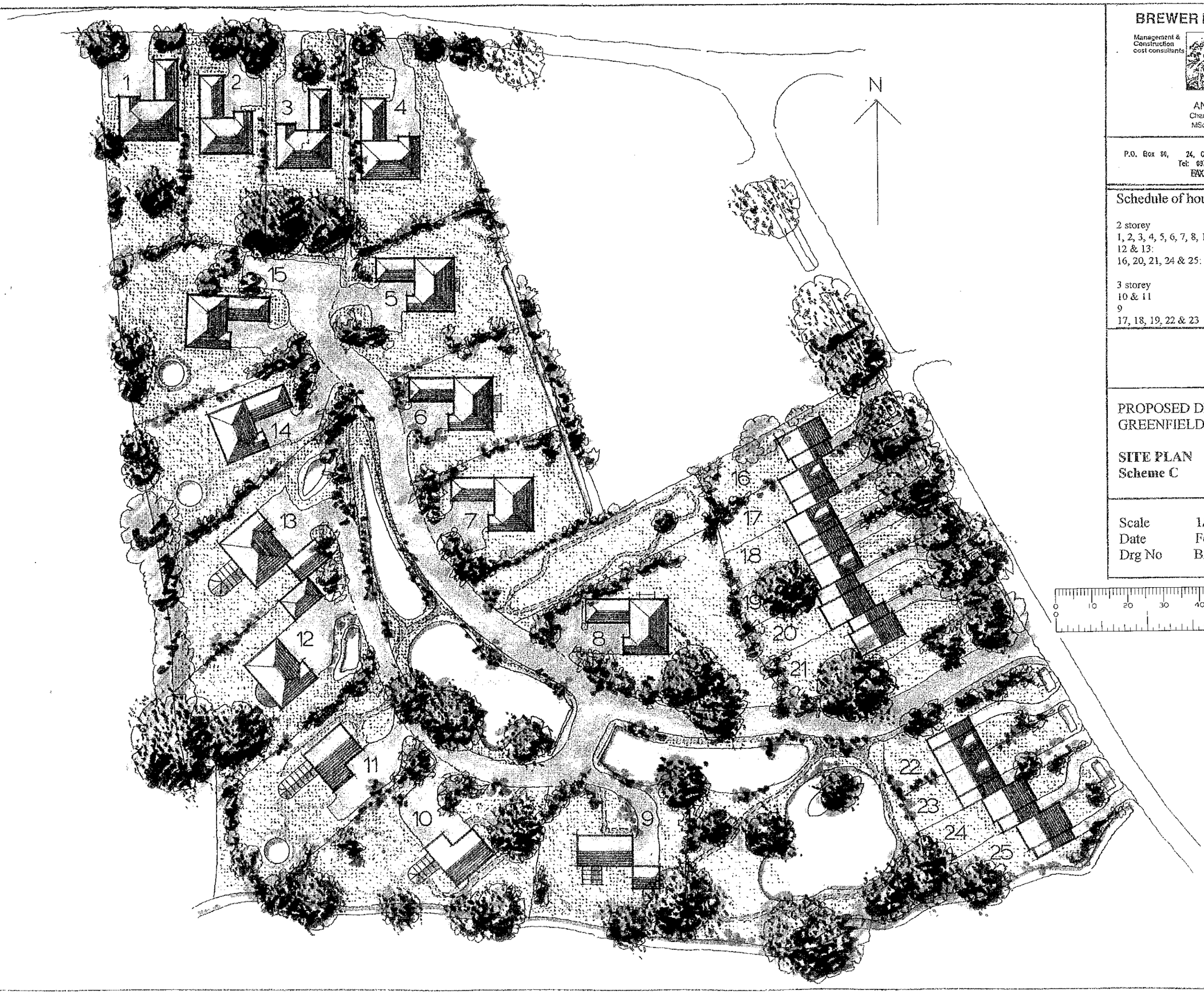
ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

LOCATION PLAN

Scale	1/2500
Date	March 2000
Drg No	BPA/gf/10



BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

(C) Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

P.O. Box 80, 24, Copperfield Avenue, Sandhurst, Berkshire, GU47 0QZ
Tel: 0976 760744 Tel/Fax: 0976 760755
FAX [0976] 583288 Digital ID.

Schedule of house types:

2 storey		
1, 2, 3, 4, 5, 6, 7, 8, 14 & 15:	10 x 2,200 ft sq	22,000
12 & 13:	2 x 2,600	5,200
16, 20, 21, 24 & 25:	5 x 1,350	6,750
3 storey		
10 & 11	2 x 2,600	5,200
9	1 x 2,600	2,600
17, 18, 19, 22 & 23	5 x 2,000	10,000
		51,750 ft sq

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

SITE PLAN
Scheme C

Scale	1/500
Date	February 2000
Drg No	BPA/gf/05

0 10 20 30 40 50 60 70 80 90 0 2 3





CONCEPT STATEMENT.

The configuration for this new residential development at Greenfields Farm has been designed to reflect the best principles of sustainability. It intends to provide a high quality, attractive, safe, accessible and convenient environment for everyday life with its own unique identity together with a mix of house sizes and types.

The design respects and enhances the site's natural features and wildlife and by its location hopes to minimize the necessity to rely on the private motor car for every day needs.

SITE DESCRIPTION

The site, which is in private ownership as a single dwelling, is located to the north of the Finchampstead North settlement boundary. It is bounded to the north by Edneys Hill and Nashgrove Lane to the east. Lane End bungalow occupies the corner plot. The site currently consists of the Greenfields farm house located to the north of the site with access from Edneys Hill. To the south of the site are five lakes, some of which are linked together and which are used for recreational fishing on an informal basis. There is a paved area for car parking approximately 0.09 ha. in area (0.2 acres) with a surface finish of scalpings. The access road runs along the western boundary of the site connecting with Edneys Hill. The site falls approximately eight metres from north to south and contains many mature trees. The site and tree survey drawing refers.

ENVIRONMENTAL CHARACTER AND DESIGN CONCEPT

One of the objectives of this design proposal is to produce an interesting grouping of mixed residential units with some environmental character. The two rows of terrace houses which front Nashgrove Lane enclose the entrance to remainder of the development which is laid out around a series of lakes with an intentional village green feel about it. The larger houses are grouped together at the southwest corner of the site and served by their own service road. The surface of this road would be of permeable finish to identify this separate area from the main distributor road. This main road will have no curbs or pavements to emphasize the village green atmosphere. The remaining houses step up the hill to take advantage of the southerly aspect, and set at an angle to the road to avoid the 'house and gap' arrangement where the silhouette is so irregular and no obvious rhythm is set up. With the houses set at an angle to the road roughly along the contours and so arranged that it is revealed to the observer as he or she climbs the slope. The four houses fronting Edneys Hill are conventional in layout as determined by their location and access.

BREWER PAYNE + ASSOCIATES

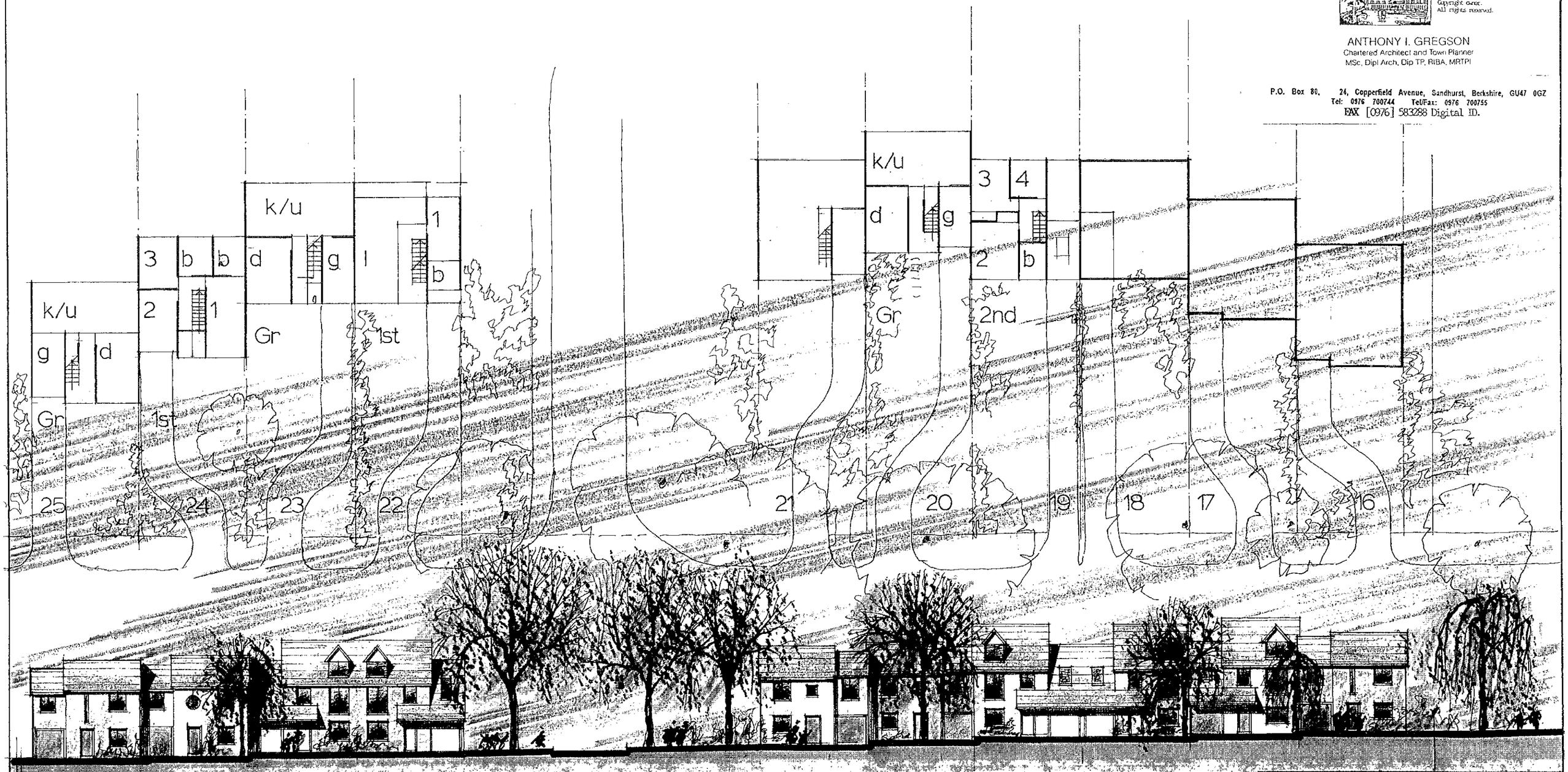
Management & Construction cost consultants



[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

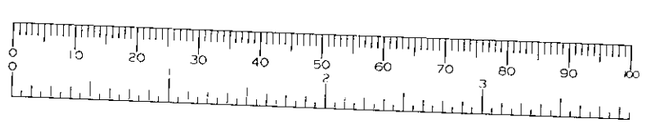
ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

P.O. Box 80, 24, Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 700744 Tel/Fax: 0976 700755
FAX [0976] 583288 Digital ID.



PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

NASHGROVE COTTAGES
Scheme B/C



Scale	1/200
Date	February 2000
Drg No	BPA/gf/04

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright. The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

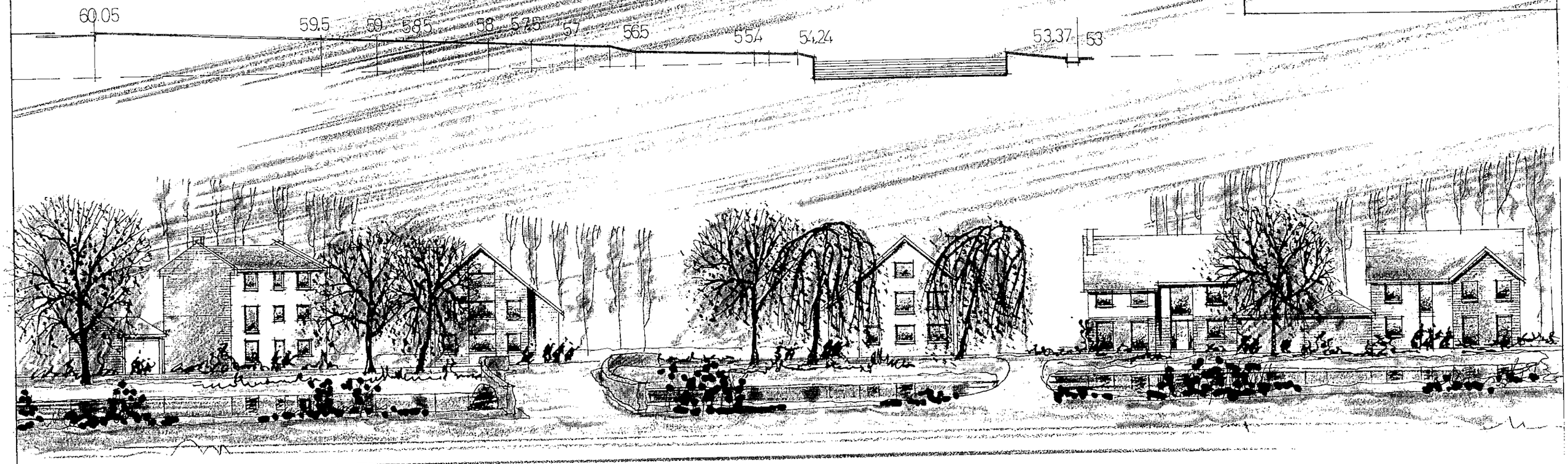
PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

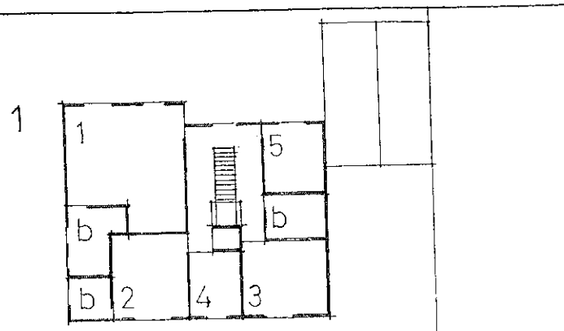
PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

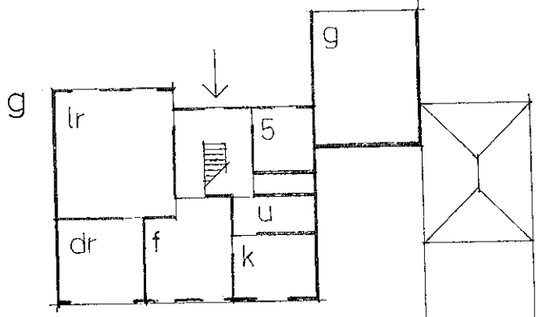
NORTH SOUTH SECTION & ELEVATION LOOKING SOUTH WEST

Scheme C

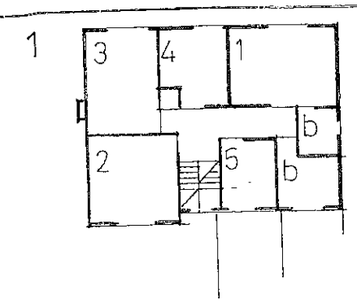
Scale 1/500 & 1/200
Date March 2000
Drg No BPA/gf/06

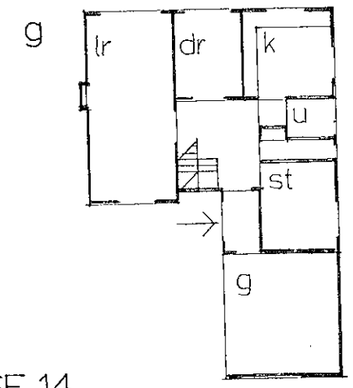






HOUSE 13 2600 sq ft (241 sq m)





HOUSE 14 2200 sq ft (204 sq m)

BREWER PAYNE + ASSOCIATES

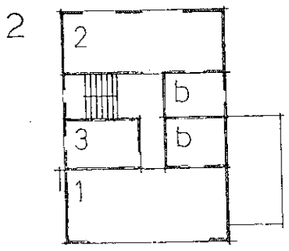
Management & Construction cost consultants

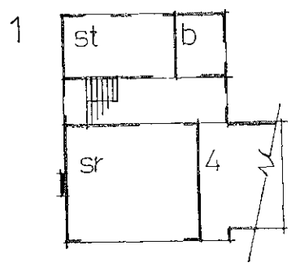


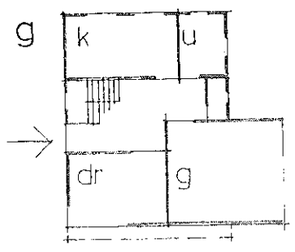
[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

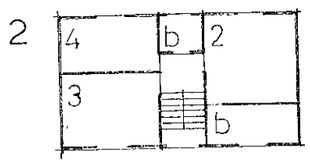
PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

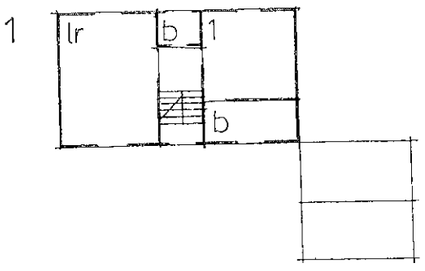


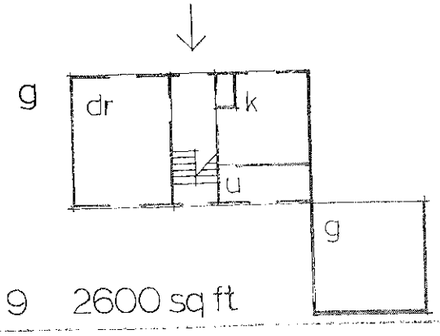




HOUSE 11 2600 sq ft (241 sq m)







HOUSE 9 2600 sq ft (241 sq m)

Schedule of house types:

2 storey		
1, 2, 3, 4, 5, 6, 7, 8, 14 &15:	10 x 2,200 ft sq	22,000
12 & 13:	2 x 2,600	5,200
16, 20, 21, 24 & 25:	5 x 1,350	6,750
3 storey		
10 & 11	2 x 2,600	5,200
9	1 x 2,600	2,600
17, 18, 19, 22 & 23	5 x 2,000	10.000
		51,750 ft sq

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

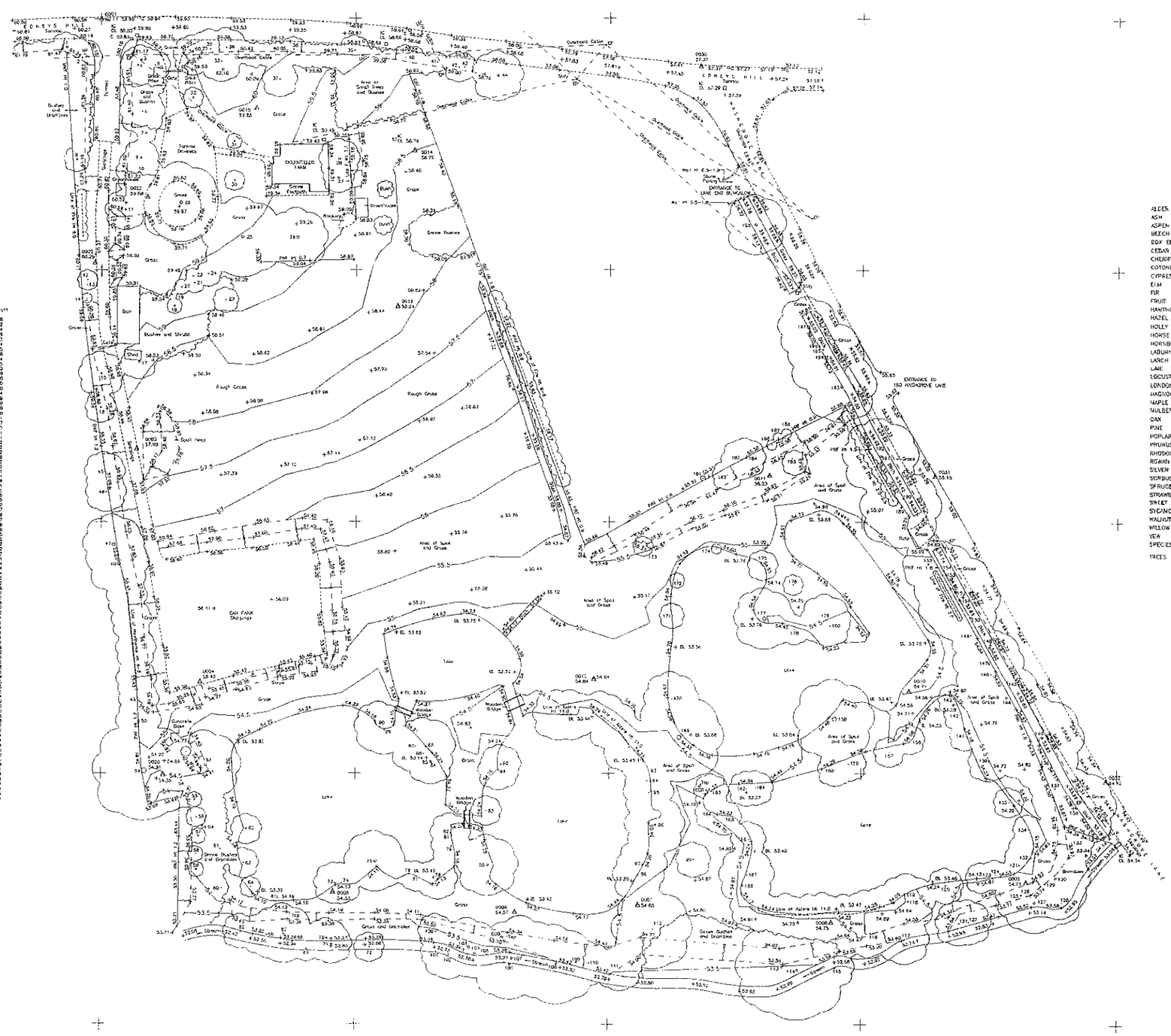
HOUSE TYPES FLOOR PLANS

Scale
Date March 2000
Drg No BPA/gf/07



Tree Schedule

Number	Species	Est Size	No of Bole	Spread	Height
1	ASH	0014	1	6	7
2	ASH	0014	1	6	8
3	ASH	0014	1	6	8
4	ASH	0014	1	6	8
5	ASH	0014	1	6	8
6	ASH	0014	1	6	8
7	ASH	0014	1	6	8
8	ASH	0014	1	6	8
9	ASH	0014	1	6	8
10	ASH	0014	1	6	8
11	ASH	0014	1	6	8
12	ASH	0014	1	6	8
13	ASH	0014	1	6	8
14	ASH	0014	1	6	8
15	ASH	0014	1	6	8
16	ASH	0014	1	6	8
17	ASH	0014	1	6	8
18	ASH	0014	1	6	8
19	ASH	0014	1	6	8
20	ASH	0014	1	6	8
21	ASH	0014	1	6	8
22	ASH	0014	1	6	8
23	ASH	0014	1	6	8
24	ASH	0014	1	6	8
25	ASH	0014	1	6	8
26	ASH	0014	1	6	8
27	ASH	0014	1	6	8
28	ASH	0014	1	6	8
29	ASH	0014	1	6	8
30	ASH	0014	1	6	8
31	ASH	0014	1	6	8
32	ASH	0014	1	6	8
33	ASH	0014	1	6	8
34	ASH	0014	1	6	8
35	ASH	0014	1	6	8
36	ASH	0014	1	6	8
37	ASH	0014	1	6	8
38	ASH	0014	1	6	8
39	ASH	0014	1	6	8
40	ASH	0014	1	6	8
41	ASH	0014	1	6	8
42	ASH	0014	1	6	8
43	ASH	0014	1	6	8
44	ASH	0014	1	6	8
45	ASH	0014	1	6	8
46	ASH	0014	1	6	8
47	ASH	0014	1	6	8
48	ASH	0014	1	6	8
49	ASH	0014	1	6	8
50	ASH	0014	1	6	8
51	ASH	0014	1	6	8
52	ASH	0014	1	6	8
53	ASH	0014	1	6	8
54	ASH	0014	1	6	8
55	ASH	0014	1	6	8
56	ASH	0014	1	6	8
57	ASH	0014	1	6	8
58	ASH	0014	1	6	8
59	ASH	0014	1	6	8
60	ASH	0014	1	6	8
61	ASH	0014	1	6	8
62	ASH	0014	1	6	8
63	ASH	0014	1	6	8
64	ASH	0014	1	6	8
65	ASH	0014	1	6	8
66	ASH	0014	1	6	8
67	ASH	0014	1	6	8
68	ASH	0014	1	6	8
69	ASH	0014	1	6	8
70	ASH	0014	1	6	8
71	ASH	0014	1	6	8
72	ASH	0014	1	6	8
73	ASH	0014	1	6	8
74	ASH	0014	1	6	8
75	ASH	0014	1	6	8
76	ASH	0014	1	6	8
77	ASH	0014	1	6	8
78	ASH	0014	1	6	8
79	ASH	0014	1	6	8
80	ASH	0014	1	6	8
81	ASH	0014	1	6	8
82	ASH	0014	1	6	8
83	ASH	0014	1	6	8
84	ASH	0014	1	6	8
85	ASH	0014	1	6	8
86	ASH	0014	1	6	8
87	ASH	0014	1	6	8
88	ASH	0014	1	6	8
89	ASH	0014	1	6	8
90	ASH	0014	1	6	8
91	ASH	0014	1	6	8
92	ASH	0014	1	6	8
93	ASH	0014	1	6	8
94	ASH	0014	1	6	8
95	ASH	0014	1	6	8
96	ASH	0014	1	6	8
97	ASH	0014	1	6	8
98	ASH	0014	1	6	8
99	ASH	0014	1	6	8
100	HAW	002	1	7	8
101	ALD	003	3	6	12
102	ALD	003	3	10	14
103	ALD	003	3	12	14
104	ALD	003	3	10	12
105	ALD	003	3	8	12
106	ALD	003	3	64	16
107	ALD	003	3	16	14
108	ALD	003	3	16	14
109	ALD	003	3	7	9
110	ALD	003	3	7	9
111	ALD	003	3	16	16
112	ALD	003	3	16	20
113	ALD	003	3	9	14
114	ALD	003	3	9	14
115	ALD	003	3	7	9
116	ALD	003	3	7	9
117	ALD	003	3	9	7
118	ALD	003	3	9	7
119	ALD	003	3	9	11
120	ALD	003	3	9	11
121	ALD	003	3	9	7
122	ALD	003	3	9	7
123	ALD	003	3	9	11
124	ALD	003	3	9	11
125	ALD	003	3	16	12
126	ALD	003	3	16	12
127	ALD	003	3	16	12
128	ALD	003	3	16	12
129	ALD	003	3	16	12
130	ALD	003	3	16	12
131	ALD	003	3	16	12
132	ALD	003	3	16	12
133	ALD	003	3	16	12
134	ALD	003	3	16	12
135	ALD	003	3	16	12
136	ALD	003	3	16	12
137	ALD	003	3	16	12
138	ALD	003	3	16	12
139	ALD	003	3	16	12
140	ALD	003	3	16	12
141	ALD	003	3	16	12
142	ALD	003	3	16	12
143	ALD	003	3	16	12
144	ALD	003	3	16	12
145	ALD	003	3	16	12
146	ALD	003	3	16	12
147	ALD	003	3	16	12
148	ALD	003	3	16	12
149	ALD	003	3	16	12
150	ALD	003	3	16	12
151	ALD	003	3	16	12
152	ALD	003	3	16	12
153	ALD	003	3	16	12
154	ALD	003	3	16	12
155	ALD	003	3	16	12
156	ALD	003	3	16	12
157	ALD	003	3	16	12
158	ALD	003	3	16	12
159	ALD	003	3	16	12
160	ALD	003	3	16	12
161	ALD	003	3	16	12
162	ALD	003	3	16	12
163	ALD	003	3	16	12
164	ALD	003	3	16	12
165	ALD	003	3	16	12
166	ALD	003	3	16	12
167	ALD	003	3	16	12
168	ALD	003	3	16	12
169	ALD	003	3	16	12
170	ALD	003	3	16	12
171	ALD	003	3	16	12
172	ALD	003	3	16	12
173	ALD	003	3	16	12
174	ALD	003	3	16	12
175	ALD	003	3	16	12
176	ALD	003	3	16	12
177	ALD	003	3	16	12
178	ALD	003	3	16	12
179	ALD	003	3	16	12
180	ALD	003	3	16	12
181	ALD	003	3	16	12
182	ALD	003	3	16	12
183	ALD	003	3	16	12
184	ALD	003	3	16	12
185	ALD	003	3	16	12
186	ALD	003	3	16	12
187	ALD	003	3	16	12
188	ALD	003	3	16	12
189	ALD	003	3	16	12
190	ALD	003	3	16	12
191	ALD	003	3	16	12
192	ALD	003	3	16	12
193	ALD	003	3	16	12
194	ALD	003	3	16	12
195	ALD	003	3	16	12
196	ALD	003	3	16	12
197	ALD	003	3	16	12
198	ALD	003	3	16	12





LEGEND

ALDER	ALD	BARBED WIRE FENCE	BWF	BOLLARD	B
ASH	ASH	CORRUGATED IRON FENCE	CIF	BELISHA BEACON	BB
ASPEN	ASP	CLOSE BOARD FENCE	CBF	BRITISH TELECOM BOX	BTB
BEECH	BCH	CHAIN LINK FENCE	CLF	BRITISH TELECOM INSPECTION COVER	BTIC
BOX ELDER	BOX	CHESTNUT PALING	CPF	BUS STOP	BS
CEDAR	CED	CRASH BARRIER	CB	CABLE TELEVISION INSPECTION COVER	CATV
CHERRY	CHY	IRON RAILINGS	IRF	CABLE TELEVISION BOX	CATB
COTONEASTER	COT	INTERWOVEN FENCE	IWF	EARTHING ROD	ER
CYPRESS	CYP	LARCH LAP FENCE	L Lap F	ELECTRICITY BURIED CABLE MARKER	ELEC
ELM	ELM	MISCELLANEOUS FENCE	Misc F	ELECTRICITY CABLE PIT	ELCP
FIR	FIR	PALING FENCE	PF	ELECTRICITY CONTROL BOX	ECB
FRUIT	FRT	PALISADE FENCE	Pal. F	ELECTRICITY PYLON	PYLON
HAWTHORN	HAW	POST AND CHAIN FENCE	PCF	FIRE HYDRANT	FH
HAZEL	HZL	POST AND RAIL FENCE	PRF	FLAG STAFF	FS
HOLLY	HLY	POST AND WIRE FENCE	PWF	FLOWERBED	FB
HORSE CHESTNUT	HCH	TRELLIS	TLS	FOOTPATH	FT
HORNBEAM	HRN	RETAINING WALL	RWall	INSPECTION COVER	IC
LABURNUM	LBM			LAMP POST	LP
LARCH	LAR	BASEMENT LEVEL	BTL	LETTER BOX	LB
LIME	LIM	BED LEVEL	BL	LITTER BIN	BIN
LOCUST	LOC	COVER LEVEL	CL	MERS OUTLET	KO
LONDON PLANE	LPN	DAMP PROOF COURSE	DPC	MANHOLE (FOUL OR SURFACE)	MH
MAGNOLIA	MAG	FLOOR LEVEL	FL	NAME PLATE	NP
MAPLE	MPL	INVERT LEVEL	IL	NAME BOARD	NB
MULBERRY	MUL	THRESHOLD LEVEL	THL	POST	P
OAK	OAK	FOUL WATER	FW	REFLECTOR POST	RP
PINE	PNE	SURFACE WATER	SW	RAIN WATER PIPE	RWP
POPLAR	POP	UNABLE TO LIFT	UTL	ROAD SIGN	RS
PRUNUS	PRN	WATER LEVEL	WL	ROODING EYE	RE
RHODODENDRONS	RDN			SERVICE MARKER POST	SMP
ROWAN	RWN	CONCRETE	Conc	SOIL VENT PIPE	SVP
SILVER BIRCH	SIB	PAVING SLABS	PS	STOP COCK	SC
SORBUS	SOR	BRICK PAVING	BP	STOP VALVE	SV
SPRUCE	SPR			TELEGRAPH POLE	TP
STRAWBERRY	STB			TELEPHONE CALL BOX	TCB
SWEET CHESTNUT	SCH			TRAFFIC LIGHTS	TL
SYCAMORE	SYC			TRAFFIC SIGNAL CONTROL BOX	TSCB
WALNUT	WNT			WATER METER	WM
WILLOW	WLW			WATER TAP	Tap
YEW	YEW			WATER TROUGH	WT
SPECIES UNKNOWN	SPU				

TREES ..1 / 31 / 12 / Sp 10
(Est Size) (No of Bole) (Height)
Spreads and heights are indicative only

NORTHPOINT
The survey grid is based on arbitrary co-ordinates and the Northpoint is indicative only

LEVELS
Levels are related to an OSBM, Value 60.26m, situated on the north-west corner of Greenfields Farm

BREWER PAYNE + ASSOCIATES

RICHARD A R TAYLOR FRICS
CHARTERED BUILDING SURVEYOR

Client: PLAYMANOR LIMITED

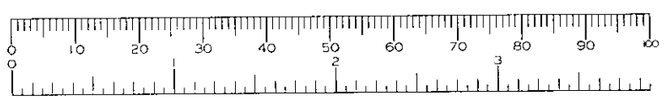
Location: GREENFIELDS FARM
EDKEYS HILL FINCHAMPSTEAD

Type of Survey: Site Survey

Scale: 1:500 Date: November 1995

Ref No: BP/05/199MBB R A Checked

Drawing Number 1 of 1 Revision







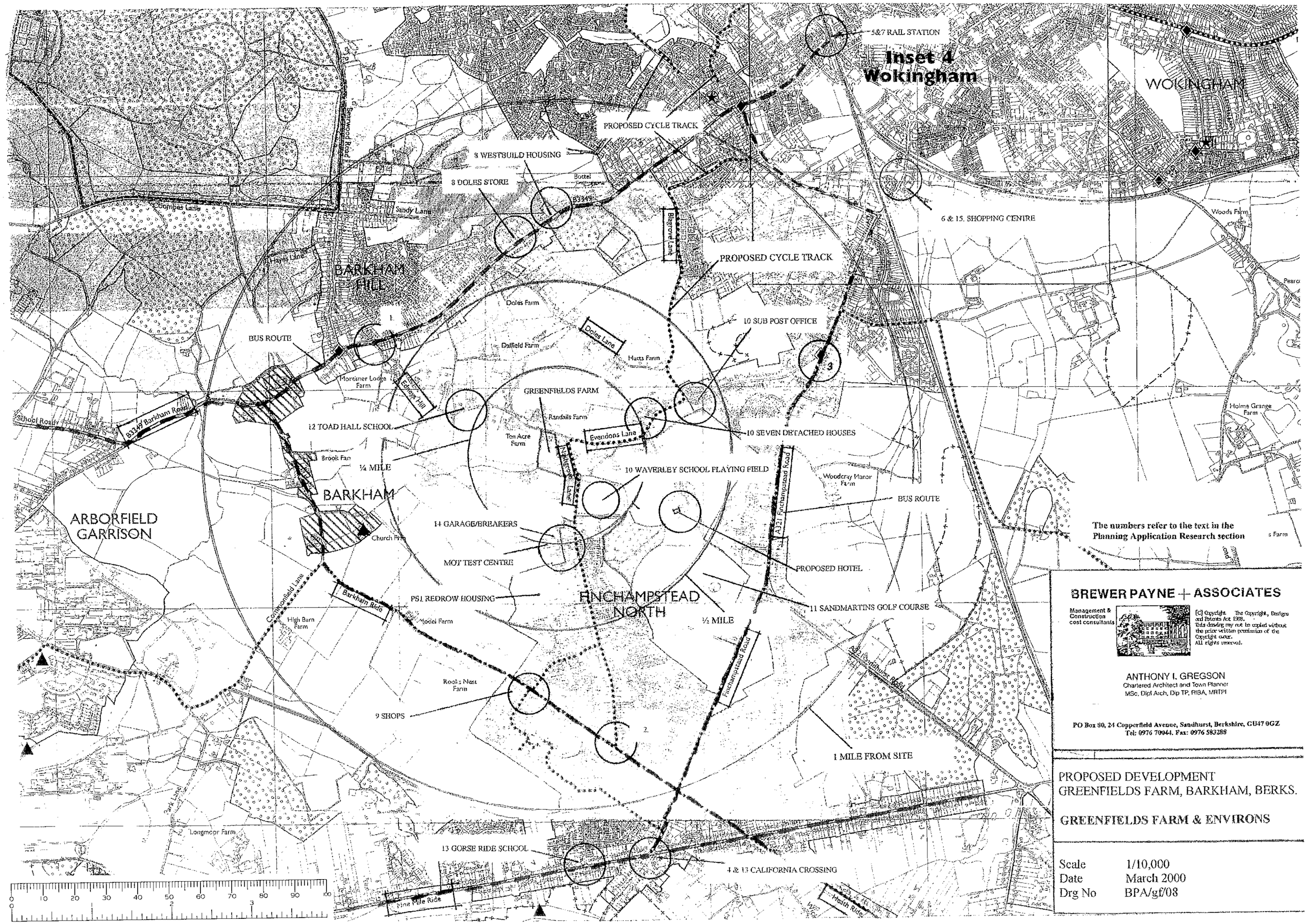
SUSTAINABILITY

The proposals address how the site meets the following criteria for sustainability:

1. The reduction in the dependence of car use whilst accommodating car ownership by providing a pedestrian and cycle path through the site, and the identification of local transport routes, schools, medical facilities and re-cycling sites. The drawing Greenfields Farm and Environs illustrates with concentric circles quarter, half and one mile walking distances from all of the proposed dwellings.
2. The provision of higher density housing fronting Nashgrove Lane, enabling the effective use of land and a range of dwelling types on the remainder of the site.
3. A variety of building forms has been provided with Nashgrove Cottages as two terrace groups forming a mixture of two and three storey dwellings, arranged in a stepped plan form to take account the existing trees on the site. A further mix of two and thee storey dwellings are provided with a small group of five houses situated to the south of the water feature.
4. Energy efficiency has been considered with the site layout and house design to maximize solar gain. The use has been made of conservatories, winter gardens with glazing reduced to a minimum on north facades. It is proposed to use solar panels possibly to assist site lighting. The house designs propose to exceed the requirements of the building regulations with respect to insulation and energy efficiency.
5. The provision of the range of dwelling types anticipates a mixed community of single person dwellings, to four bed family units.
6. The dwellings are flexible in layout to accommodate changing needs and lifestyles, with IT services to enable home office working.
7. The majority of the large trees on the site have been retained to conserve the natural landscape features and wildlife areas. The existing ponds on the site have been re-engineered to retain a large water area to the southeast corner, and to provide a strip of water running through the remainder of the development. A bridge over the water leads to a small group of houses together with a footpath connection where the ponds change level.
8. Conservation of water has been carefully considered with the use of permeable surfaces, for instance, access drives to dwellings, and with the run-off from hard paved areas, such as roads, returned to the ponds which form a major part of these proposals.

ARCHITECTURAL STYLE

The designers have considered that over reliance on historic 'pastiche' generally leads to an artificial quality to a development of dwellings. The elevations forming part of this planning application illustrate the mix of house types and sizes, with a limited palette of external finishes. These finishes include a combination of facing brickwork, white external rendering, tile and slate roofs. The grouping of the houses, particularly the inclusion of a limited number of three storey dwellings, is important in forming an enclosed layout around the ponds and public open spaces.



The numbers refer to the text in the Planning Application Research section

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

GREENFIELDS FARM & ENVIRONS

Scale	1/10,000
Date	March 2000
Drg No	BPA/gf/08

GREENFIELDS FARM PLANNING APPLICATION RESEARCH.

Notable locations relative to the application site. (All distances are approximate.)

1. Junction of Edneys Hill and Barkham Road: 1.1/8 miles

2. Junction of Nashgrove Lane and Barkham Ride: 7/8 mile

3. Junction of Evendons Lane/Nashgrove Lane to Finchampstead Road: ¾ mile

4. Junction of Nashgrove Lane/Edneys Hill/Evendons Lane (the application site) to California cross roads on Nine Mile Ride: 1.1/8 miles

5. Wokingham rail station via Edneys Hill & Barkham Road: 1.7/8 miles

6. Tesco Supermarket at Molly Millar's Lane: 1.1/5 miles

7. Alternative route to Wokingham rail station via Evendons Lane & Blagrave Lane: 1.1/5 miles

NB. This is defined as a cycle route from the application site to Wokingham and a short distance from the rail station.

Principal local services within walking, cycling and driving distance from the subject site which may be regarded as accessible for social and domestic travel.

8. BARKHAM ROAD.

Carries both Tillingbourne and Beeline scheduled bus services to Wokingham/Reading/Arborfield/Nine Mile Ride.

Public House. The Bull at Barkham
Garage and MOT centre
Doles, small family general store and newsagent. Doles Hill Lane.
Post box. Junction of Barkham Road/Barkham Ride.
Public telephone. Location as above.
Veterinary surgery. Barkham Road, Wokingham side.

Note.
New build residential developments on Barkham Road by Westbuild at Millgate (Wheeler Close) 7 detached houses and garages, and located at the Bottel Farm Barkham Road. Both developments are 'backland developments' with a shared road access. Wheeler Close, a new backland development, has Daffield Farm as its rear aspect.

9. BARKHAM RIDE.

Carries scheduled bus services by Tillingbourne to California crossing on Nine Mile Ride to central Wokingham etc, Reading, Finchampstead, Eversley, Yateley, Arborfield and Shinfield.

Close to the junction of St James Road and Barkham Ride there are a grocer's store, newsagent and off-licence. (Dillons)

There are contract bus operations returning secondary age children at mid/late afternoon to the residential area. This same contract service was observed to drop off school children at the southern end of Nashgrove Lane and some 400 metres from the subject site.

10. EVENDONS LANE.

This is a defined cycle track under the provisions of the current Wokingham District Plan (Consolidated Document November1999). It is principally bounded by 'Green Wedge' land, (previously defined and categorised as 'Transitional Land: Area of sporadic development'.)

It is noted that at Redlands Close there are seven large detached houses constructed within the last five years, and which have a new vehicular access. This development of approximately 1,670 square metres (18,000 square feet) is separated from the existing settlement boundary and not replacement habitable dwellings.

At a close distance walking from the application site to a point where Doles Lane meets Blagrove Lane and to the tee junction with Evendons Lane there is a sub Post Office and a small store/newsagent, post box and public telephone.

It is possible to walk from Nashgrove Lane from a point almost opposite Redlands Close, to the lower part of Evendons Lane and to its junction with Finchampstead Road, by the footpath crossing the Waverley School playing field, so avoiding the use of the roads.

11. SANDMARTINS GOLF COURSE

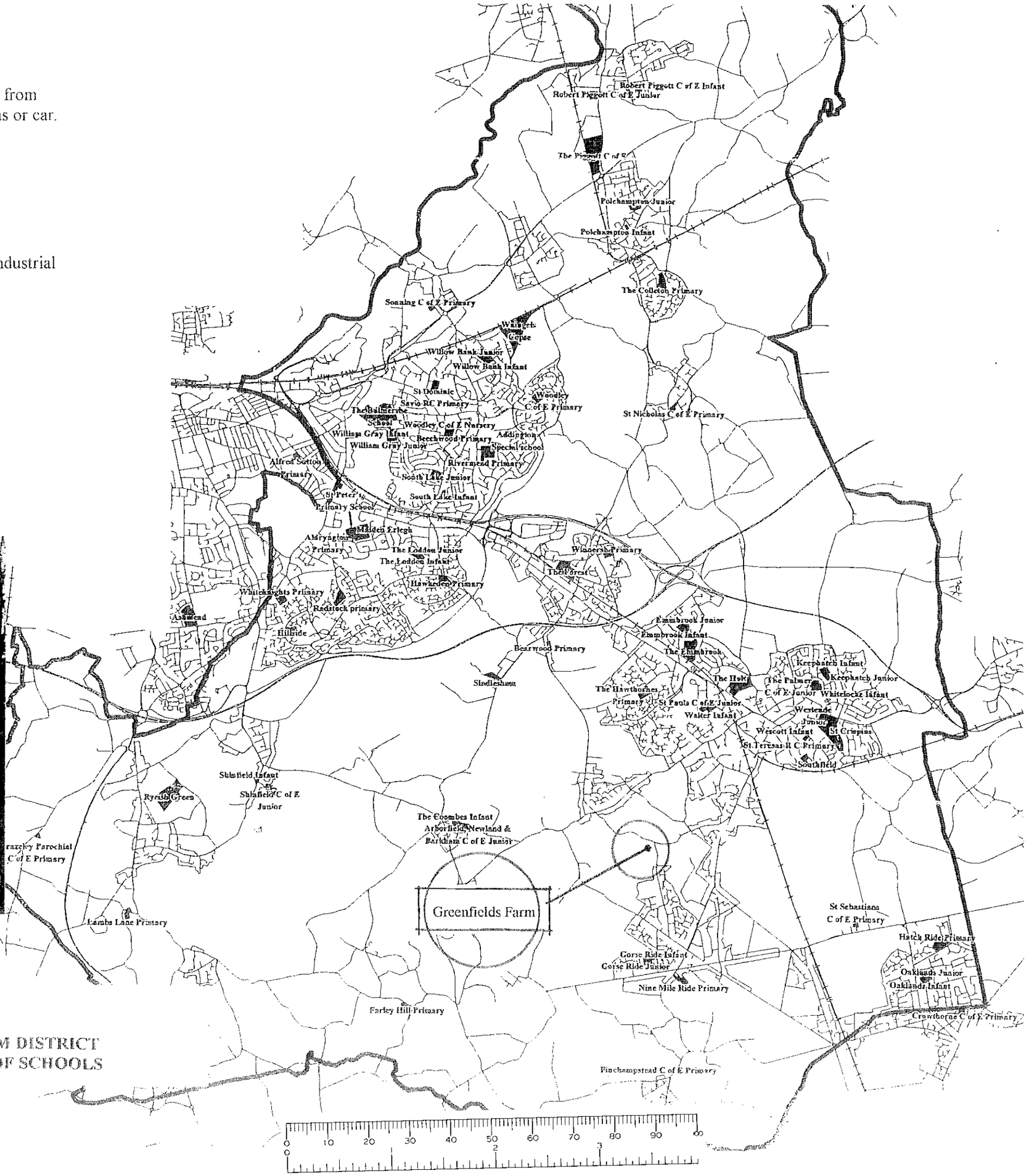
We noted with interest the open space of this golf course (previously owned by a mineral extraction company for sand and aggregates), with 18 holes over approximately 6000 yards, and its obvious recreational value. It is within easy walking distance of the proposed development and memberships are currently available. We understand from the operating company, Fox Golf Ltd, that a small 14 bedroom hotel is to be built adjacent to the existing clubhouse which was established some ten years ago. The proposals are for a two storey building of about 835 square metres (9,000 square feet), and so doubling of the club's complex present area on land of the same classification as the proposed residential development.

15. WOKINGHAM FACILITIES (SOUTH)

This modern centre with multi unit parking served by the several radial routes from central Wokingham, is easily accessed from the application site by bicycle, bus or car. It represents a location for major weekly domestic shopping.

- Tesco supermarket
- Two large filling stations
- Multi-York furniture store
- Pets Mart store
- Modern employment facilities in a wide range of commercial/office and industrial premises in nearby Molly Millar's Lane.
- Leisure centre including swimming pool and bowling alley.





WOKINGHAM DISTRICT
LOCATION OF SCHOOLS

12. EDNEYS HILL

This is the adopted road leading to Greenfields Farm and which has two access points to the property. The first is the original access to the dwelling. The second has been formed to allow vehicular access for recreational fishing, leading to a hard paved area to the south of the property. There are a considerable numbers of vehicle movements, principally private cars, entering and leaving the site at this second access point.

From a highways standpoint the design of the access provides good visibility for vehicles leaving the site, although some improvement might be made on the southern eastbound side of the road and our land survey demonstrates the point.

While Edneys Hill provides the direct link to the Barkham Road and scheduled bus routes, it is also within pleasant walking distance. Located in Edneys Hill some 200 metres from the subject site, is the 'Toad Hall' Nursery and Infant School providing convenient and safe facilities for families with young children.

13. CALIFORNIA CROSSING (Nine Mile Ride)

The range of facilities to be found at this location provides for a 'local' alternative to the need to travel into Wokingham except for major weekly purchases and services. It is within cycling distance from the application site, over effectively level ground and walking would not be out of the question. There are parking spaces in the small service roads fronting the majority of the facilities.

- Post Office
- Public telephones
- Garage, filling station and MOT TestCentre
- General store
- Pharmacy
- Fish and chip shop
- Sanitary ware and hardware shop/showroom
- Newsagent and general store
- Restaurant
- Dental practice
- Medical practice
- Veterinary hospital
- Boarding cattery
- Gorse Ride School and Nine Mile Ride School
- Public community hall
- Re-cycling centre

This important road junction is the point where several scheduled bus routes converge, and onward changes to distant destinations can be made. This is relevant because it is unnecessary to have to travel to the centre of Wokingham (Broad Street) to change bus, when travelling from Barkham Road, Barkham Ride and the Finchampstead Road .

14. NASHGROVE LANE

The eastern boundary of the application site is the point where we propose the principal entry should be located for the spine road leading to the development.

In considering Nashgrove Lane relative to the Wokingham District Local Plan to 2006 it is clear that residential development has been permitted from both the adopted part and from the unadopted Byeway. The 45 houses by Redrow Homes, the site was previously identified on the Local Plan as PS1, is only one of residential Consents with access from the unadopted Byeway. To the north of 'PS1' sundry individual and paired dwellings are found at numbers 142 and 140 (east side), and number 129 (back development on the west side), numbers 131, 133 and 135 (also on the west side), all taking up sites to form what may be fairly described as the natural building line road frontage.

We also note that behind number 111 (unadopted) there is a garage business for body repairs and MOT centre. There is another and separate garage/breakers business close by on the west side which does not have a business name or street number.

With reference to the most current residential development in the unadopted part and therefore north of the Settlement boundary as presently described, is located Planning Application ref: 97/65843/f by Redrow Homes. Here, in an unmarked unmade apparent private driveway, are 11 detached dwellings, built as 'backland' development and not shown on the Local Plan.

Further north of this site are posted Application Notices (ref: F/2000/0324) for two detached dwellings adjacent to 145 Nashgrove Lane, and approximately 200 metres from the subject site. Application Notice ref: F/2000/0325 refers to three detached dwellings and garages.

Effectively opposite these proposed dwellings is the Waverley School playing fields.

Since Nashgrove Lane has been designated a 'Cycleway' over its total length under the new Plan, our view is that the status of the road in its unadopted part, is now inappropriate for the level of traffic, both foot and vehicular, even prior to the construction of PS1 and the further construction which is now in place. A 5.5 metre wide adoptable standard of road with a 1.5 metre footpath would appear to be a necessary and desirable extension to meet the junction of Edneys Hill and Evendons Lane. Certainly from our own site survey and experience of the area over a period of over a year, we find that the presence of horse riders (found throughout the Barkham/Finchampstead Parish main routes), is in need of consideration, and that some 'passing points' should also be considered in view of the use of these routes by commercial vehicles and farm machinery.

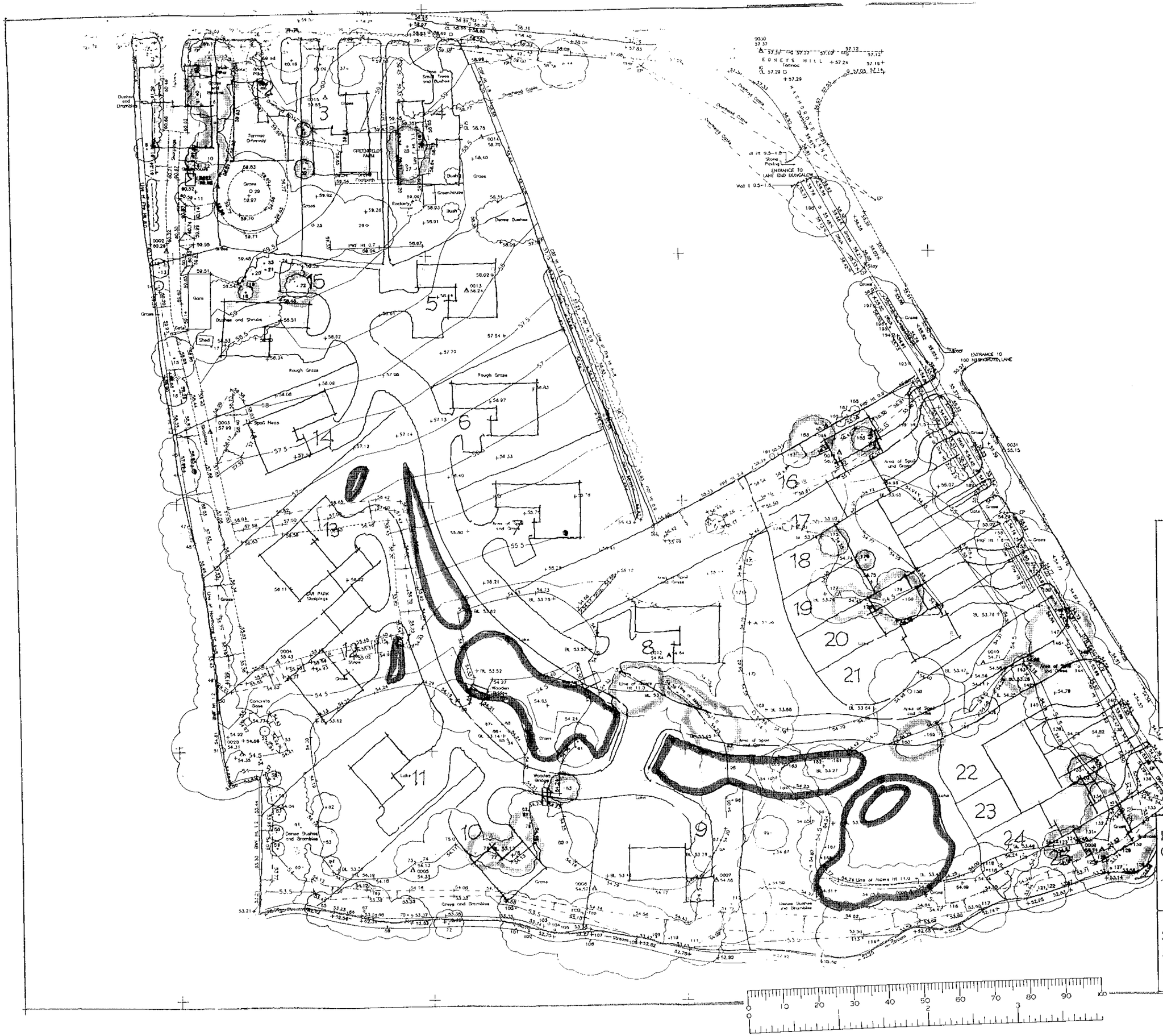




ENERGY CONSERVATION AND RECYCLING

The orientation and spacing of the dwellings has been considered to optimize passive solar gain and will be an important part of the detail design. Similarly north facing facades and those facing the southwest prevailing wind are to be protected with planting or conservatories. It has already been noted that where possible the structure of the dwellings should exceed the requirements of the Building Regulations with regard to insulation standards, and that they should incorporate IT facilities to control the internal environment of the dwellings.

Recycling by collection by the Wokingham District Council scheme and for other materials (bottles and glass) at local supermarkets.


EDNEYS HILL
ENTRANCE TO LANE END BUNGALOW
ENTRANCE TO 180 HIGHGROVES LANE
Greenfields Farm
Farmhouse
Farmhouse Driveway
Barn
Shed
Rough Grass
Spoil Heap
Old Pump
Stepping
Bushes and Brambles
Greenhouse
Rockery
Tennis Courts and Pavilion
Overhead Cable
Wall 1.0-1.8
Area of Spoil and Grass
Line of Alders
Wooded Gulley
Stream
Concrete Base
Wooden Post
Gate
Slope
Footpath
Grass
Trees
Scrub
Hedge
Ditch
Fence
Kerb
Edge of Road
Lake
Pond
Tarmac
Stone Paving
Gravel
Brick Paving
Concrete
Steps
Manhole
Gully
Inspection Chamber
Catch Pit
Telegraph Pole
Lamp Post
Sign
Seat
Bench
Tree
Shrub
Bush
Hedge
Fence
Gate
Wall
Building
Roof
Window
Door
Step
Path
Road
Kerb
Edge of Road
Ditch
Stream
Pond
Lake
Trees
Grass
Rough Grass
Scrub



0 10 20 30 40 50 60 70 80 90 100

SCHEDULE OF TREES TO BE FELLED

10 HAW
28 PNE (tree surgery required)
29 WLW (tree surgery required)
62 ALD
63 ALD
83 ALD
81 ALD
97 ALD
98 ALD
Line of alders on N side of lake
93 WLW
94 ALD
95 ALD
158 (tree surgery required)
163 ALD
164 ALD
165 ALD
161 ALD
162 ALD
159 ALD
160 ALD
179 OAK
180 OAK
176 FIR
185 WLW
141 WLW
142 WLW
139 WLW
120 ALD
123 ALD
124 ALD
132 ALD
134 ALD
135

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

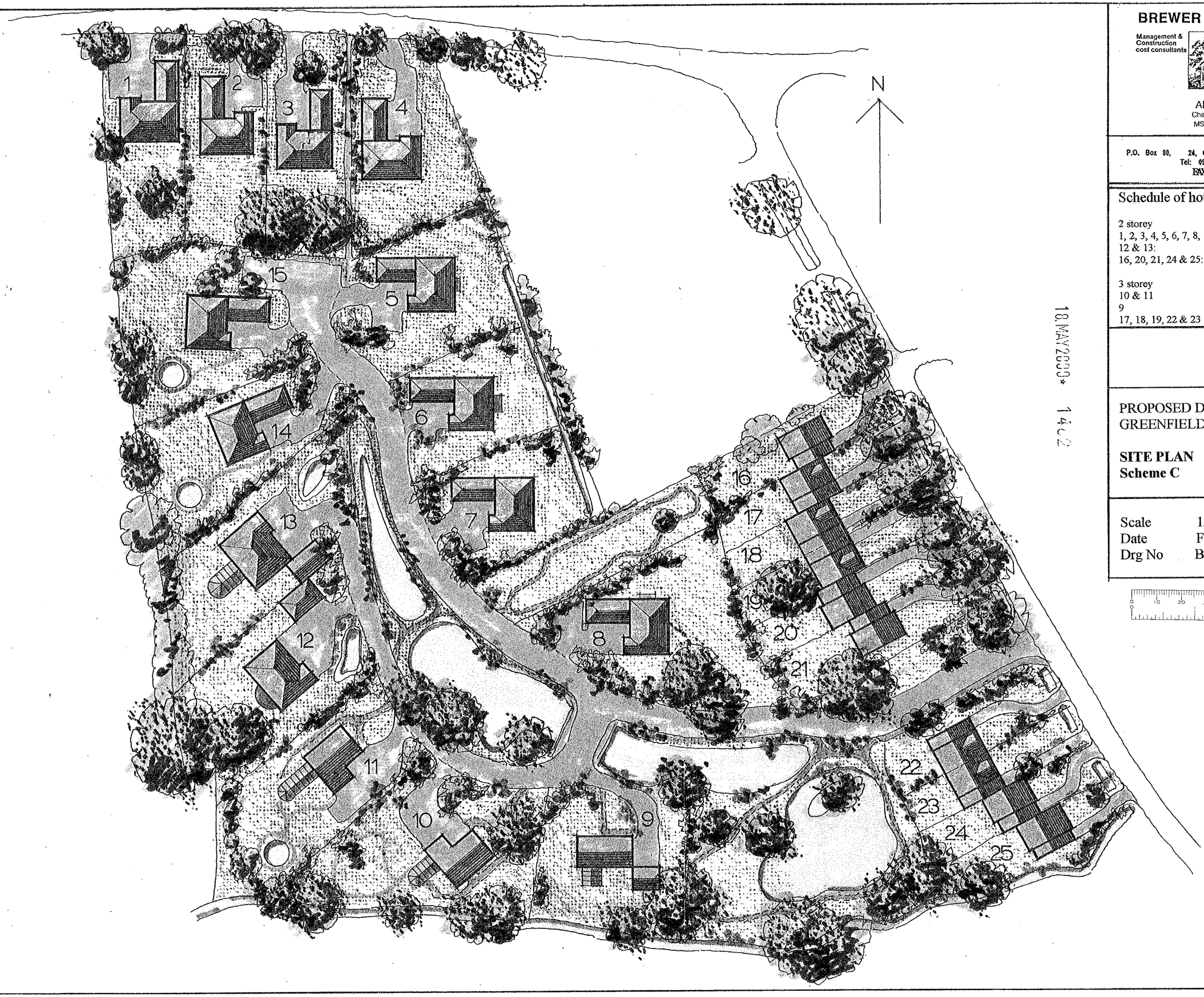
ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

TREE SCHEDULE

Scale	1/500
Date	March 2000
Drg No	BPA/gf/09



10 MAY 2000 * 1442

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

P.O. Box 80, 24, Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 700744 Tel/Fax: 0976 700755
FAX [0976] 583288 Digital ID.

Schedule of house types:

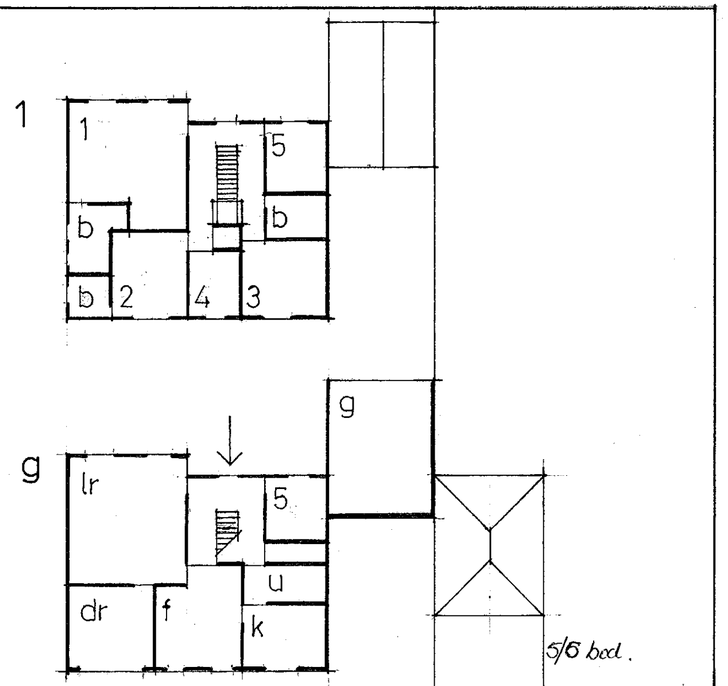
2 storey		
1, 2, 3, 4, 5, 6, 7, 8, 14 &15:	10 x 2,200 ft sq	22,000
12 & 13:	2 x 2,600	5,200
16, 20, 21, 24 & 25:	5 x 1,350	6,750
3 storey		
10 & 11	2 x 2,600	5,200
9	1 x 2,600	2,600
17, 18, 19, 22 & 23	5 x 2,000	10.000
		51,750 ft sq

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

SITE PLAN
Scheme C

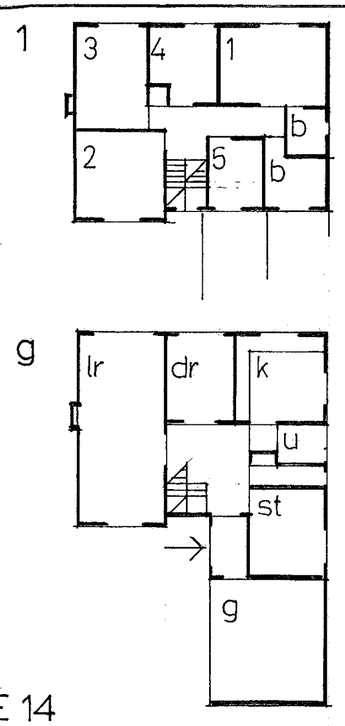
Scale	1/500
Date	February 2000
Drg No	BPA/gf/05





5/6 bed.

HOUSE 13 2600 sqft (241sqm)



5 bed

HOUSE 14 2200 sq ft (204 sq m)

BREWER PAYNE + ASSOCIATES

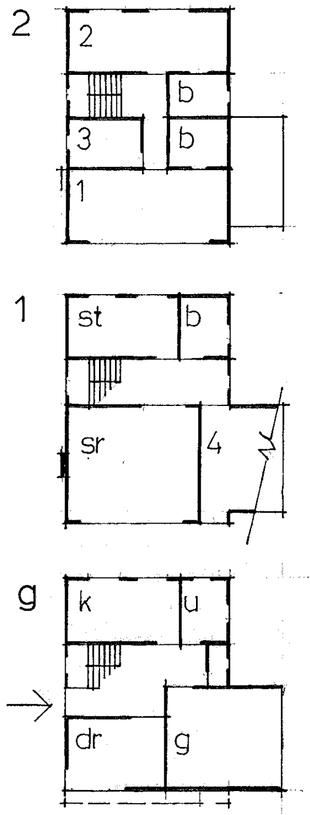
Management & Construction cost consultants



[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

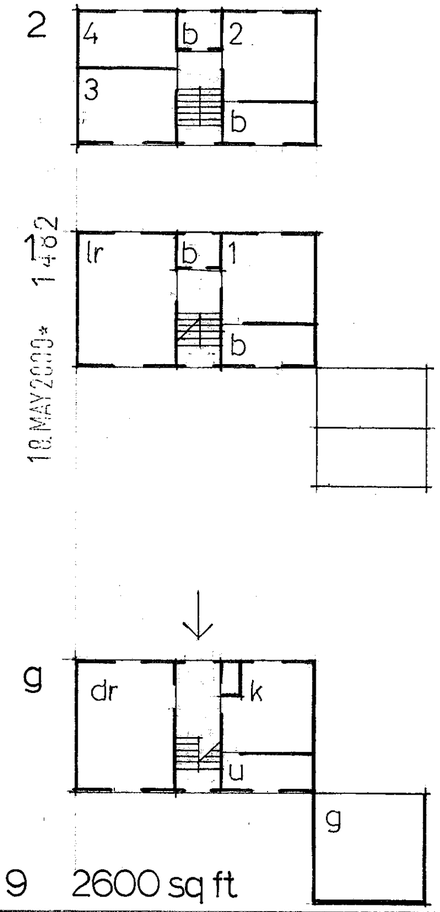
ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288



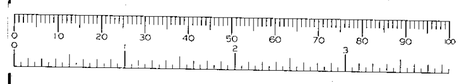
3 s 4 bed.

HOUSE 11 2600 sq ft (241 sq m)



3s 4 bed.

HOUSE 9 2600 sq ft (241 sq m)



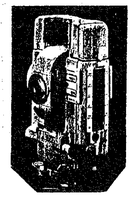
Schedule of house types:

2 storey		
1, 2, 3, 4, 5, 6, 7, 8, 14 &15:	10 x 2,200 ft sq	22,000
12 & 13:	2 x 2,600	5,200
16, 20, 21, 24 & 25:	5 x 1,350	6,750
3 storey		
10 & 11	2 x 2,600	5,200
9	1 x 2,600	2,600
17, 18, 19, 22 & 23	5 x 2,000	10.000
		51,750 ft sq

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

HOUSE TYPES FLOOR PLANS

Scale 1:200
Date March 2000
Drg No BPA/gf/07



Tree Schedule

Number	Species	Bol Size	No of Bols	Spread	Height
1	HAW	0.4	1	6	7
2	HAW	0.3	1	6	7
3	HAW	0.3	1	6	8
4	HAW	0.3	3	9	8
5	HAW	0.3	1	6	7
6	HAW	0.2	1	6	7
7	HLY	0.4	1	6	7
8	HAW	0.3	1	6	7
9	HAW	0.3	1	5	7
10	HAW	0.3	3	8	8
11	OAK	0.3	1	5	8
12	OAK	0.3	1	4	8
13	FIR	0.1	1	2	5
14	FIR	0.1	1	2	5
15	OAK	0.3	1	6	9
16	HAW	0.3	1	6	9
17	ASH	0.3	1	7	9
18	FIR	0.3	1	3	10
19	FIR	0.2	1	2	9
20	FIR	0.2	1	3	10
21	PNE	0.2	1	3	10
22	FIR	0.2	1	3	10
23	FIR	0.2	1	3	10
24	FIR	0.2	1	5	10
25	HAW	0.3	1	10	12
26	BCH	0.4	1	12	13
27	FIR	0.4	1	8	12
28	PNE	0.6	1	8	12
29	WLW	0.6	1	10	12
30	FIR	0.3	1	4	11
31	FIR	0.3	1	3	10
32	FIR	0.2	1	3	10
33	HAW	0.2	1	8	10
34	HLY	0.2	3	8	8
35	HLY	0.2	1	8	8
36	HLY	0.3	1	8	10
37	FIR	0.3	1	7	10
38	ALD	0.2	3	8	8
39	HLY	0.2	3	6	10
40	HLY	0.2	1	6	10
41	HLY	0.2	3	4	10
42	HLY	0.2	3	6	10
43	OAK	0.4	1	10	12
44	OAK	0.4	1	8	12
45	HAW	0.2	3	8	8
46	HAW	0.2	3	8	8
47	OAK	0.4	1	12	10
48	ASH	0.6	1	12	12
49	BCH	0.6	5	8	12
50	OAK	0.4	1	9	10
51	OAK	0.4	1	20	12
52	FIR	0.1	1	2	4
53	WLW	0.4	1	14	8
54	HZL	0.2	6	8	8
55	FIR	0.3	1	3	8
56	FIR	0.2	1	3	7
57	FIR	0.3	1	3	8
58	FIR	0.3	1	3	8
59	FIR	0.3	1	3	7
60	FIR	0.2	1	3	7
61	ALD	0.2	1	4	8
62	ALD	0.2	1	6	10
63	ALD	0.2	1	6	10
64	OAK	0.4	1	7	12
65	OAK	0.3	1	7	12
66	OAK	0.3	1	7	12
67	ALD	0.3	1	10	11
68	ALD	0.3	1	7	11
69	ALD	0.3	1	8	13
70	ALD	0.2	1	8	13
71	ALD	0.2	2	8	11
72	ALD	0.2	3	8	11
73	ALD	0.2	2	6	11
74	WLW	0.5	1	12	12
75	ALD	0.2	1	5	10
76	ALD	0.2	1	6	10
77	ALD	0.2	1	6	10
78	ALD	0.2	1	6	10
79	ALD	0.2	3	8	10
80	WLW	0.4	1	12	9
81	ALD	0.2	1	5	9
82	ALD	0.2	1	6	10
83	ALD	0.1	3	8	10
84	ALD	0.2	4	8	11
85	ALD	0.3	4	9	11
86	ALD	0.3	4	4	11
87	ALD	0.3	4	10	11
88	ALD	0.3	3	12	10
89	ALD	0.3	3	10	11
90	ALD	0.3	3	10	11
91	ALD	0.2	3	8	12
92	ALD	0.2	5	10	12
93	ALD	0.2	4	7	12
94	ALD	0.2	4	10	12
95	ALD	0.2	4	10	12
96	WLW	0.3	1	12	8
97	ALD	0.2	3	10	12
98	ALD	0.2	4	10	12
99	BE	0.2	1	7	11

Number	Species	Bol Size	No of Bols	Spread	Height
100	WLW	0.2	1	7	8
101	ALD	0.2	3	6	12
102	ALD	0.3	3	10	14
103	OAK	0.3	1	12	9
104	ALD	0.4	3	10	13
105	ALD	0.4	3	7	14
106	ALD	0.4	3	14	15
107	ALD	0.4	3	16	9
108	ALD	0.3	3	16	14
109	OAK	0.3	1	7	15
110	HAW	0.2	1	9	13
111	HAW	0.2	2	7	9
112	WLW	0.2	1	6	8
113	WLW	0.3	1	10	14
114	WLW	0.3	1	20	10
115	ALD	0.3	3	8	14
116	ALD	0.3	3	10	9
117	OAK	0.2	1	10	9
118	ALD	0.2	1	7	8
119	ALD	0.2	3	7	11
120	ALD	0.2	3	7	11
121	WLW	0.2	6	9	7
122	ALD	0.2	3	6	7
123	ALD	0.1	3	6	11
124	ALD	0.4	1	6	11
125	OAK	0.3	1	10	12
126	OAK	0.3	1	8	12
127	OAK	0.4	1	12	12
128	OAK	0.3	1	10	12
129	OAK	0.3	1	8	12
130	OAK	0.4	1	14	12
131	ALD	0.3	1	10	11
132	ALD	0.3	1	8	11
133	ALD	0.1	3	6	8
134	ALD	0.1	3	6	11
135	WLW	0.2	1	8	9
136	SPU	0.3	2	16	10
137	ALD	0.2	1	10	10
138	OAK	0.2	1	10	10
139	OAK	0.2	1	6	7
140	OAK	0.5	1	16	16
141	WLW	0.1	1	6	8
142	WLW	0.1	1	6	8
143	ALD	0.1	9	6	8
144	OAK	0.4	1	14	12
145	OAK	0.2	1	6	12
146	OAK	0.2	1	6	12
147	OAK	0.2	1	14	12
148	OAK	0.2	1	6	12
149	OAK	0.2	1	6	12
150	OAK	0.2	1	6	12
151	OAK	0.4	1	16	14
152	OAK	0.3	1	16	12
153	OAK	0.3	1	12	12
154	OAK	0.3	1	12	12
155	OAK	0.3	1	10	9
156	WLW	0.1	6	6	7
157	WLW	0.1	6	6	7
158	WLW	0.1	6	16	15
159	ALD	0.1	8	7	7
160	ALD	0.1	8	7	7
161	ALD	0.1	3	7	11
162	ALD	0.1	4	7	11
163	ALD	0.1	3	7	11
164	ALD	0.1	3	7	11
165	ALD	0.1	3	7	11
166	ALD	0.1	3	7	11
167	WLW	0.2	1	11	8
168	WLW	0.2	1	6	8
169	WLW	0.8	1	18	15
170	WLW	0.1	7	11	8
171	ALD	0.2	1	6	6
172	ALD	0.1	3	6	6
173	WLW	0.2	1	4	4
174	SWB	0.2	1	2	5
175	FIR	0.1	3	2	5
176	FIR	0.2	1	2	5
177	WLW	0.2	1	12	14
178	WLW	0.1	6	6	9
179	OAK	0.2	3	10	10
180	OAK	0.2	2	8	10
181	FIR	0.1	1	2	5
182	WLW	0.1	1	6	6
183	WLW	0.2	3	8	7
184	WLW	0.2	3	8	7
185	WLW	0.1	1	5	4
186	FIR	0.1	1	2	4
187	FIR	0.1	1	2	4
188	FIR	0.1	1	2	5
189	ASH	0.2	2	10	10
190	FRT	0.2	3	7	9
191	WLW	0.4	1	16	9
192	OAK	0.2	1	9	11
193	OAK	0.3	1	14	14
194	OAK	0.3	1	15	15
195	OAK	0.3	1	9	15
196	OAK	0.2	1	12	15
197	OAK	0.2	1	12	15
198	OAK	0.5	1	12	15

LEGEND

ALDER	ALD	BARBED WIRE FENCE	BWF	BOLLARD	B
ASH	ASH	CORRUGATED IRON FENCE	CIF	BELISHA BEACON	BB
ASPEN	ASP	CLOSE BOARD FENCE	CBF	BRITISH TELECOM BOX	BTB
BEECH	BCH	CHAIN LINK FENCE	CLF	BRITISH TELECOM INSPECTION COVER	BTIC
BOX ELDER	BOX	CHESTNUT PALING	CPF	BUS STOP	BS
CEDAR	CED	CRASH BARRIER	CB	CABLE TELEVISION INSPECTION COVER	CATV
CHERRY	CHY	IRON RAILINGS	IRF	CABLE TELEVISION BOX	CATB
COTONEASTER	COT	INTERWOVEN FENCE	IWF	EARTHING ROD	ER
CYPRESS	CYP	LARCH LAP FENCE	L Lap F	ELECTRICITY BURIED CABLE MARKER	ELBC
ELM	ELM	MISCELLANEOUS FENCE	Misc F	ELECTRICITY CABLE PIT	ELCP
FIR	FIR	PALING FENCE	PF	ELECTRICITY CONTOL BOX	ECB
FRUIT	FRT	PALISADE FENCE	Pali F	ELECTRICITY PYLON	PYLON
HAWTHORN	HAW	POST AND CHAIN FENCE	PCF	FIRE HYDRANT	FH
HAZEL	HZL	POST AND RAIL FENCE	PRF	FLAG STAFF	FS
HOLLY	HLY	POST AND WIRE FENCE	PWF	FLOWERBED	FB
HORSE CHESTNUT	HCH	TRELLIS	TLS	FOOTPATH	FP
HORNBEAM	HRM	RETAINING WALL	RWall	INSPECTION COVER	IC
LABURNUM	LRM			LAMP POST	LP
LARCH	LAR	BASEMENT LEVEL	BTL	LETTER BOX	LB
LIME	LIM	BED LEVEL	BL	LITTER BIN	BIN
LOCUST	LOC	COVER LEVEL	CL	KERB OB OUTLET	KO
LONDON PLANE	LPN	DAMP PROOF COURSE	DPC	MANHOLE (FOUL OR SURFACE)	MH
MAGNOLIA	MAG	FLOOR LEVEL	FL	NAME PLATE	NP
MAPLE	MPL	INVERT LEVEL	IL	NAME BOARD	NB
MULBERRY	MUL	THRESHOLD LEVEL	THL	POST	P
OAK	OAK	FOUL WATER	FW	REFLECTOR POST	RP
PINE	PNE	SURFACE WATER	SW	RAIN WATER PIPE	RWP
POPLAR	POP	UNABLE TO LIFT	UTL	ROAD SIGN	RS
PRUNUS	PNS	WATER LEVEL	WL	RODDING EYE	RE
RHODODENDRONS	RDN			SERVICE MARKER POST	SMP
ROWAN	RWN	CONCRETE	Conc	SOIL VENT PIPE	SVP
SILVER BIRCH	SIB	PAVING SLABS	PS	STOP COCK	SC
SORBUS	SOR	BRICK PAVING	BP	STOP VALVE	SV
SPRUCE	SPR			TELEGRAPH POLE	TP
STRAWBERRY	STB			TELEPHONE CALL BOX	TCB
SWEET CHESTNUT	SCH			TRAFFIC LIGHTS	TL
SYCAMORE	SYC			TRAFFIC SIGNAL CONTROL BOX	TSCB
WALNUT	WNT			WATER METER	WM
WILLOW	WLW			WATER TAP	Tap
YEW	YEW			WATER TROUGH	WT
SPECIES UNKNOWN	SPU				

TREES .3 / 3T / 12 / Sp 10
(Bol Size) (No of Bols) (Height)
Spreads and heights are indicative only

18.MAY2000* 1482

NORTHPOINT
The survey grid is based on arbitrary co-ordinates and th
Northpoint is indicative only

LEVELS
Levels are related to an OSBM, Value 60.26m, situated or
the north-west corner of Greenfields Farm

BREWER PAYNE + ASSOCIATES
Management & Construction cost consultants
P.O. Box 98, 76, Copperfield Avenue, Sandhurst, Berkshire, GU47 9QZ
Tel: 01276 706700 Telfax: 01276 706703

RICHARD A R TAYLOR FRICS
CHARTERED BUILDING SURVEYOR

Client	PLANMANOR LIMITED
Location	GREENFIELDS FARM, EDNEYS HILL FINCHAMPSTEAD
Type of Survey	Site Survey
Scale 1:500	Date November 1999
Ref No BPA051199M88	Q A Checked
Drawing Number 1 of 1	Revision

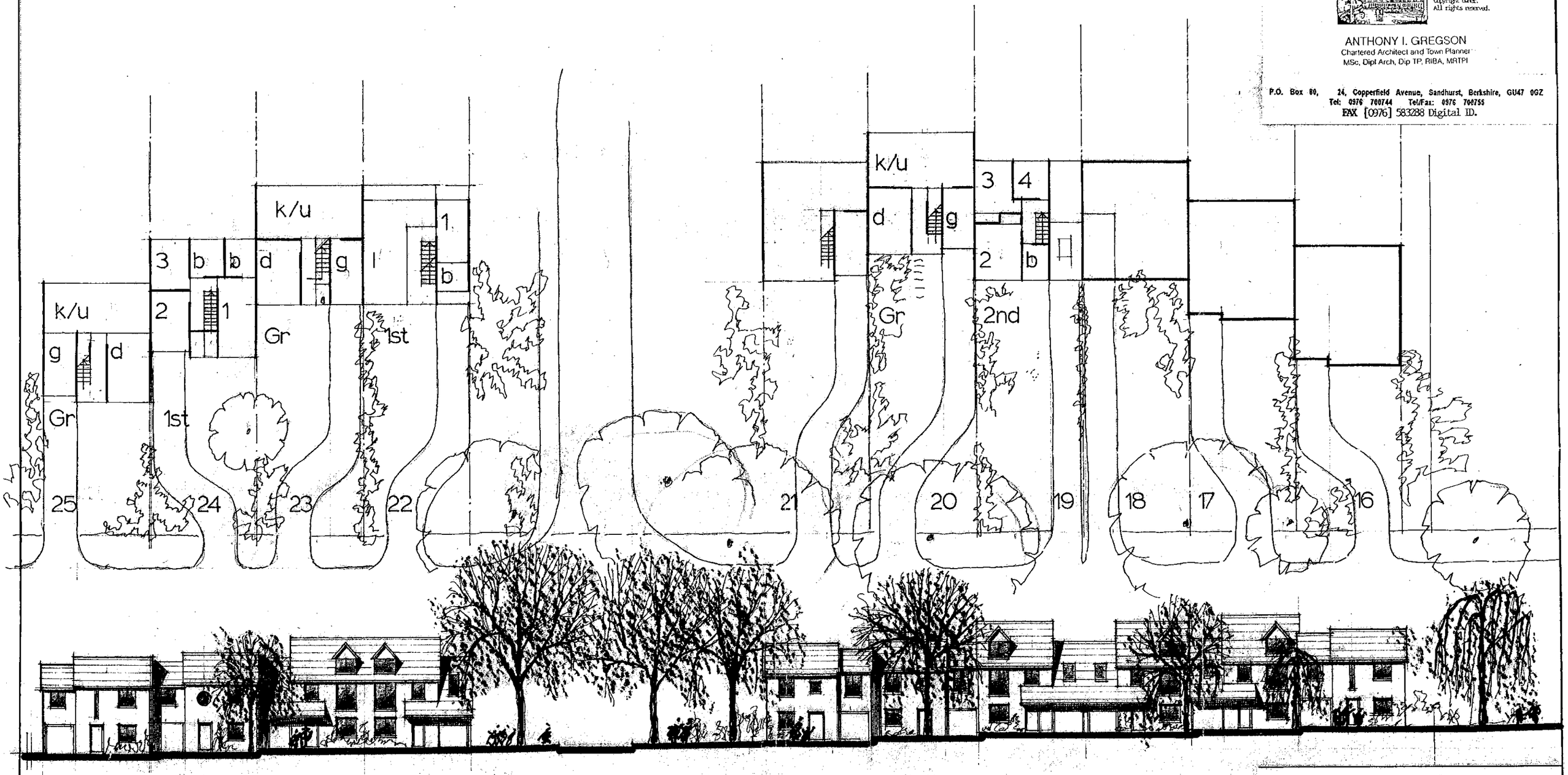
950mE 1000mE 1050mE 1100mE 1150mE 1200mE 1250mE

BREWER PAYNE + ASSOCIATES
Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988.
This drawing may not be copied without the prior written permission of the Copyright owner.
All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

P.O. Box 80, 24, Copperfield Avenue, Sandhurst, Berkshire, GU47 0QZ
Tel: 0276 708744 Tel/Fax: 0276 706755
FAX [0976] 583288 Digital ID.



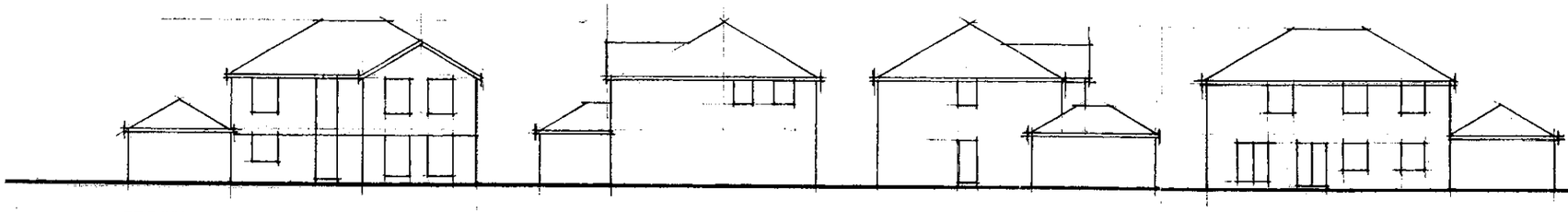
PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

NASHGROVE COTTAGES
Scheme B/C

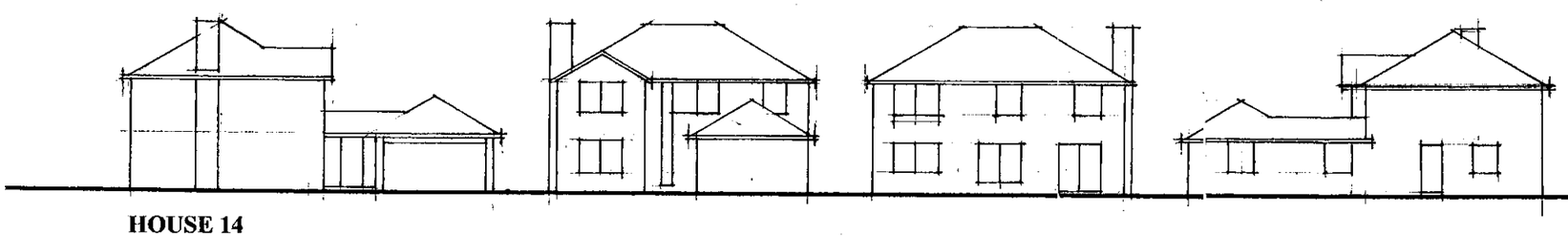
Scale	1/200
Date	February 2000
Drg No	BPA/gf/04

14 MAY 2000 *

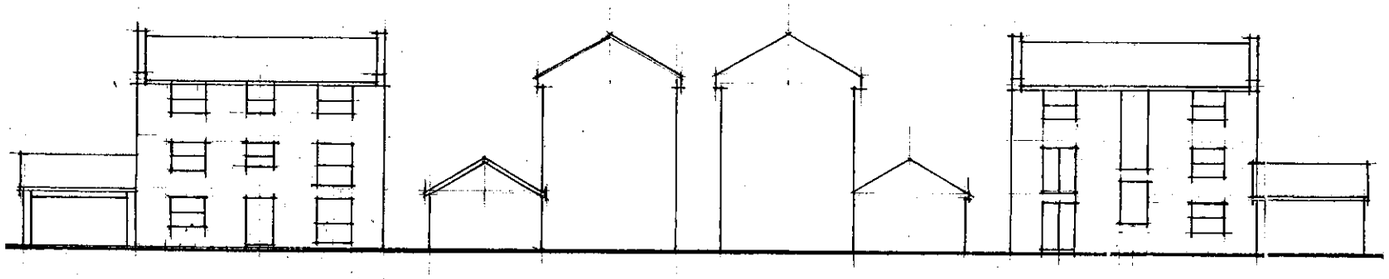
1482



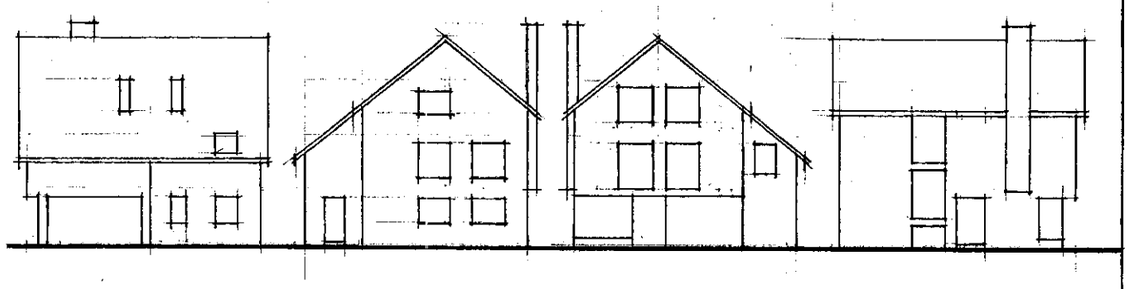
HOUSE 13



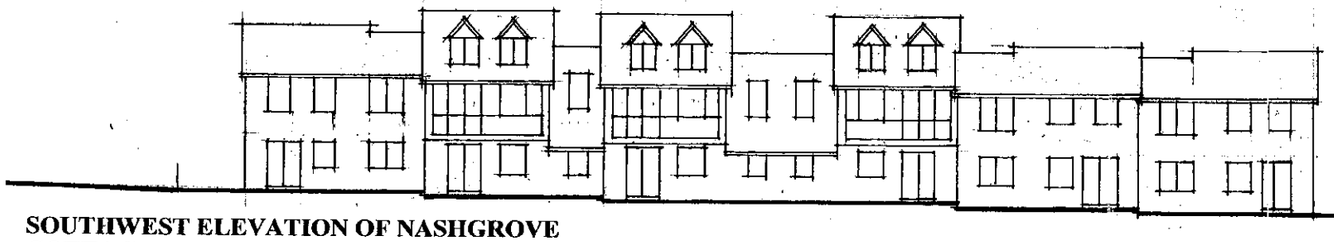
HOUSE 14



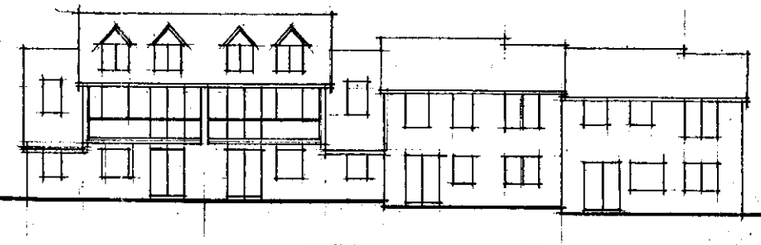
HOUSE 11

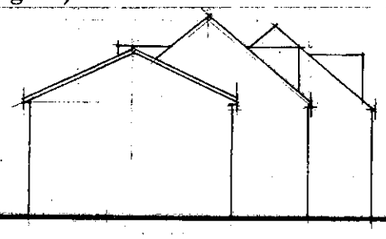


HOUSE 9

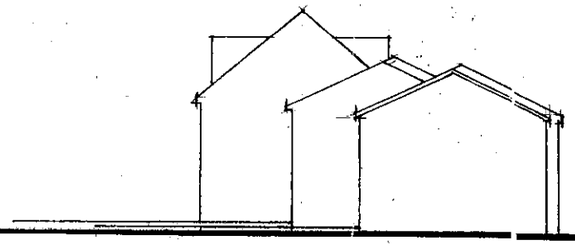


SOUTHWEST ELEVATION OF NASHGROVE COTTAGES. (The northeast elevation can be found on drawing no: BPA/gf/04)





NORTHWEST ELEVATION, NORTH BLOCK



SOUTHEAST ELEVATION, SOUTH BLOCK

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants



(C) Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

Please note that some of the houses are handed. Window locations may vary depending on aspect and detail design and to be agreed with planning authority.

External finishes: a combination of facing brickwork, white external rendering, clay tiles and slates. All windows to be white finish aluminium and double glazed.

For house type floor plans see drawings BPA/gf/04 & BPA/gf/07



PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

HOUSE TYPES ELEVATIONS

Scale	1/200
Date	May 2000
Drg No	BPA/gf/11

18. MAY 2000*

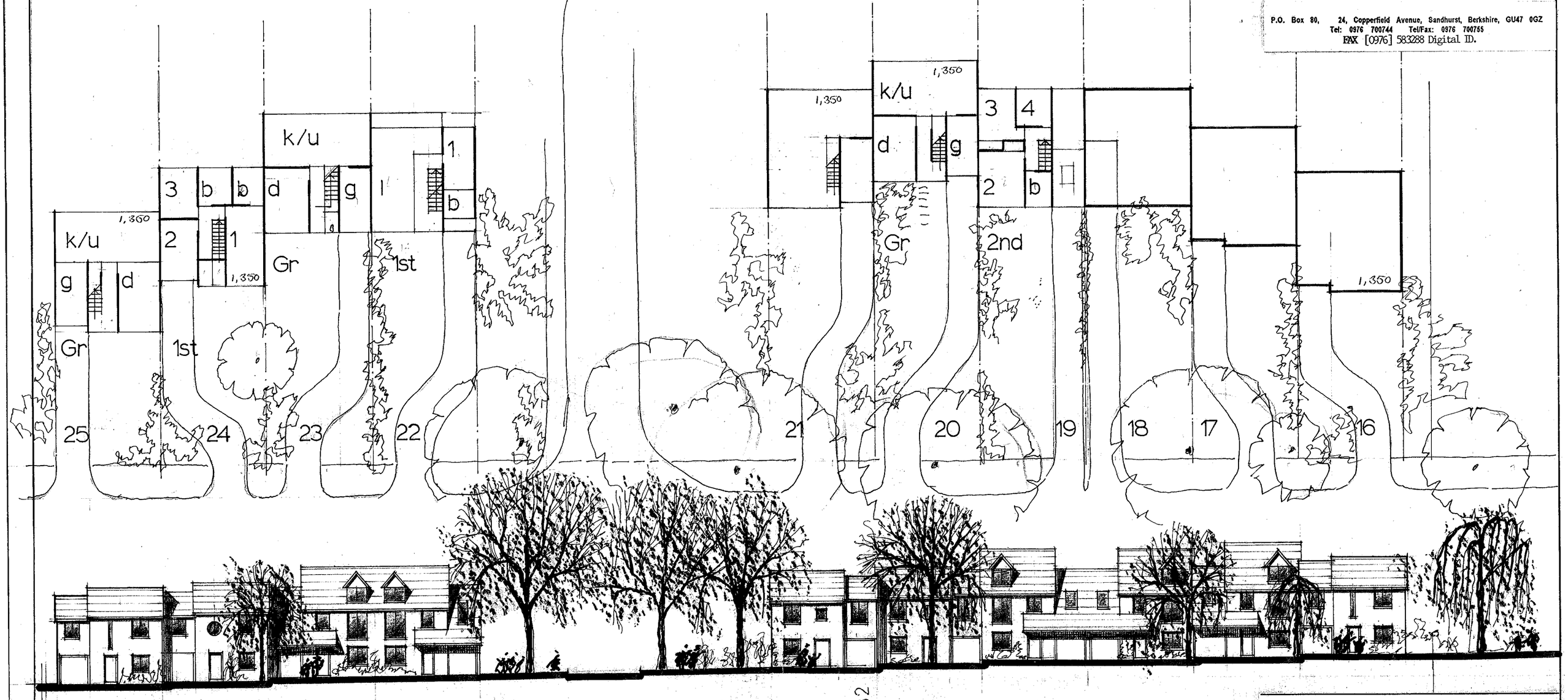
BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988.
This drawing may not be copied without the prior written permission of the Copyright owner.
All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

P.O. Box 80, 24, Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 700744 Tel/Fax: 0976 700755
FAX [0976] 583288 Digital ID.



1482
18 MAY 2000*

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

NASHGROVE COTTAGES
Scheme B/C

Scale	1/200
Date	February 2000
Drg No	BPA/gf/04

18 MAY 2000* 1482

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

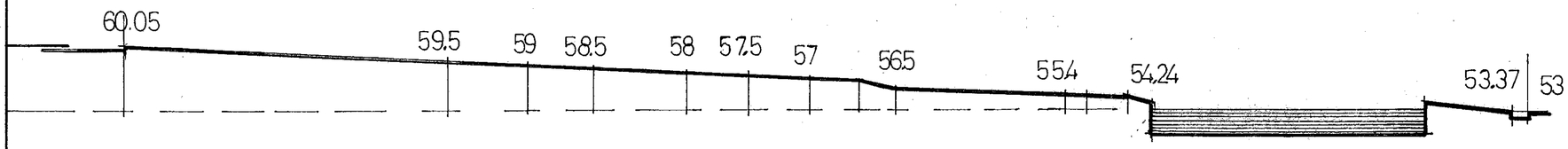
PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

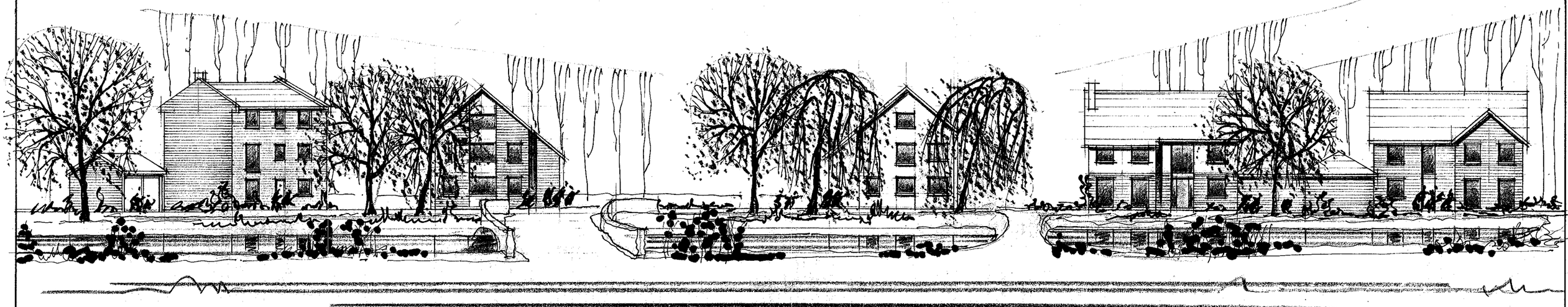
NORTH SOUTH SECTION & ELEVATION LOOKING SOUTH WEST

Scheme C

Scale	1/500 & 1/200
Date	March 2000
Drg No	BPA/gf/06







BREWER PAYNE + ASSOCIATES

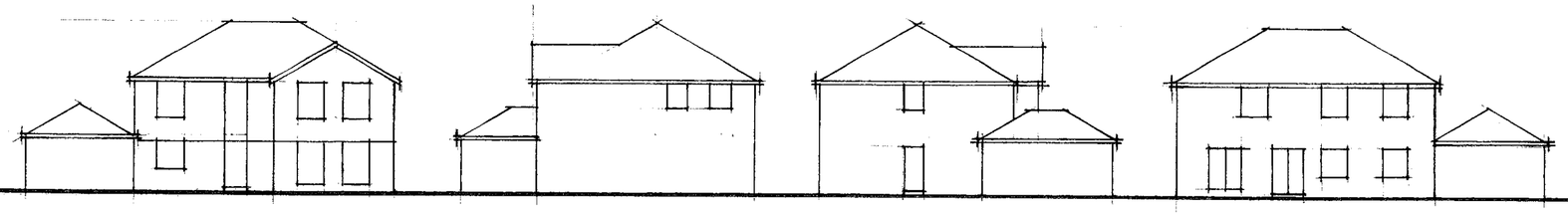
Management & Construction cost consultants



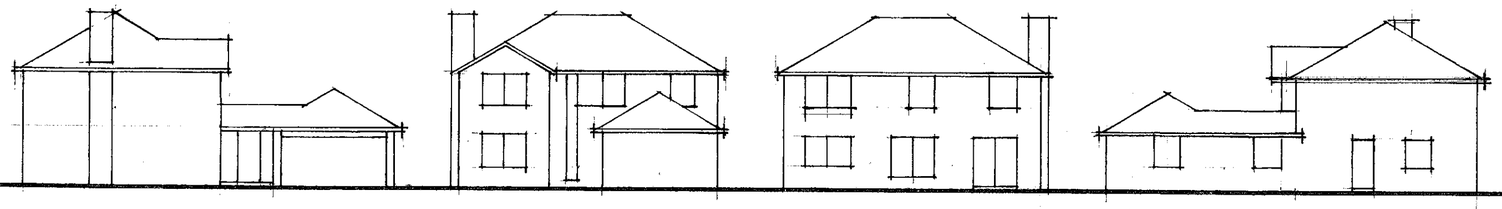
[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288



HOUSE 13

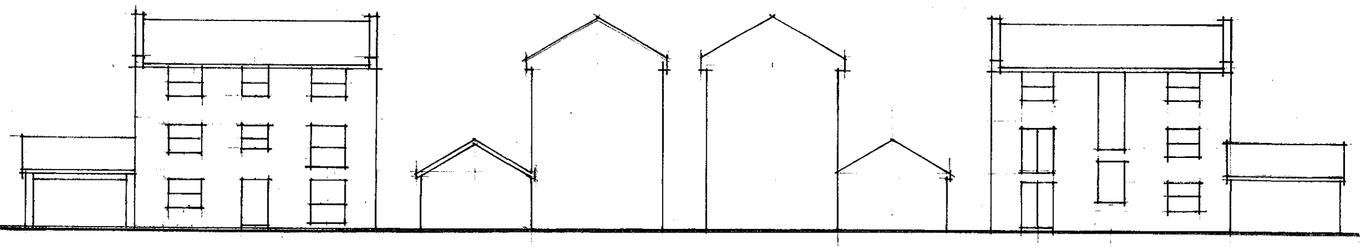


HOUSE 14

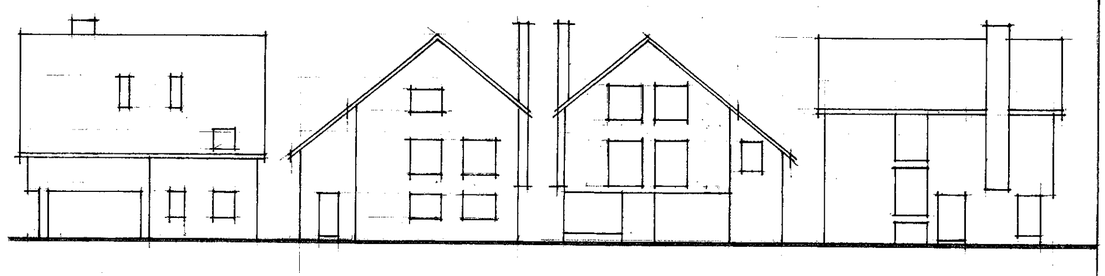
Please note that some of the houses are handed. Window locations may vary depending on aspect and detail design and to be agreed with planning authority.

External finishes: a combination of facing brickwork, white external rendering, clay tiles and slates. All windows to be white finish aluminium and double glazed.

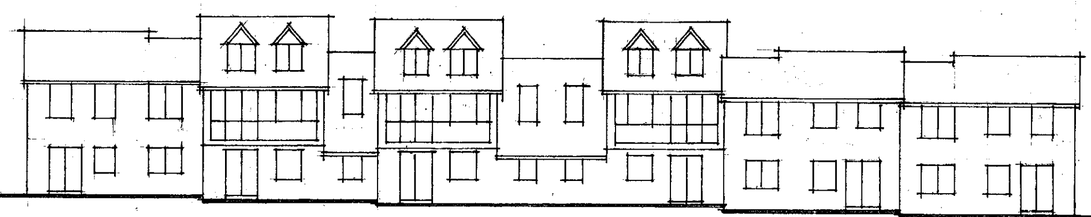
For house type floor plans see drawings BPA/gf/04 & BPA/gf/07



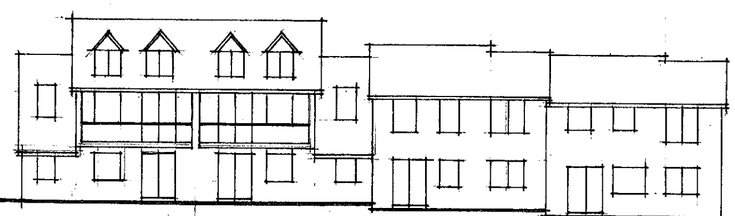
HOUSE 11

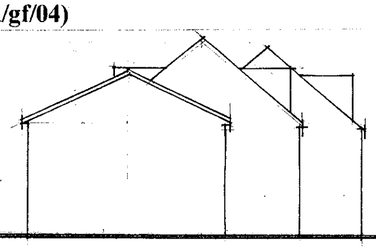


HOUSE 9

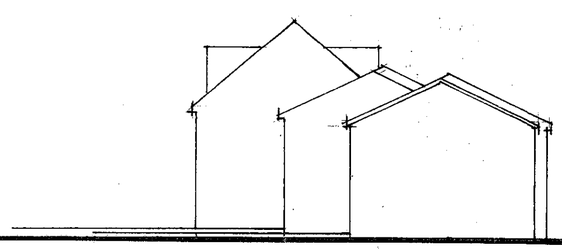


SOUTHWEST ELEVATION OF NASHGROVE COTTAGES. (The northeast elevation can be found on drawing no: BPA/gf/04)





NORTHWEST ELEVATION, NORTH BLOCK

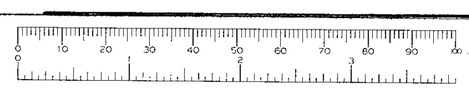


SOUTHEAST ELEVATION, SOUTH BLOCK

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

HOUSE TYPES ELEVATIONS

Scale	1/200
Date	May 2000
Drg No	BPA/gf/11



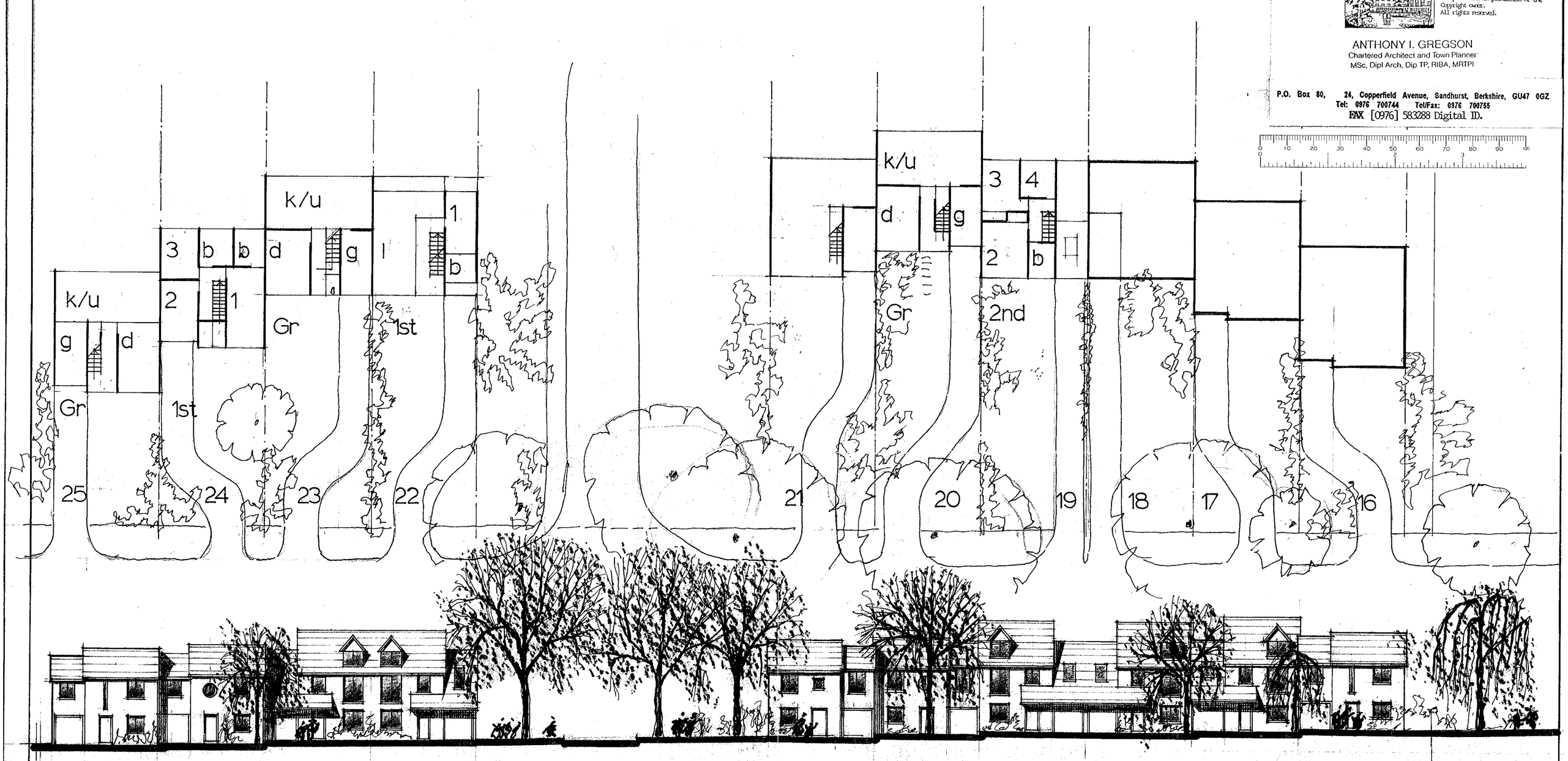
BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988.
This drawing may not be copied without the prior written permission of the Copyright owner.
All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

P.O. Box 80, 24, Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 700744 Tel/Fax: 0976 700755
FAX [0976] 583288 Digital ID.



PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

NASHGROVE COTTAGES
Scheme B/C

Scale	1/200
Date	February 2000
Drg No	BPA/gf/04

18 MAY 2000 * 1482

Inset 4
Wokingham

5&7 RAIL STATION

WOKINGHAM

PROPOSED CYCLE TRACK

8 WESTBUILD HOUSING

8 DOLES STORE

Bottel Farm

B3349

Beaurwood Road

Coombes Lane

Sandy Lane

Hayes Lane

BARKHAM HILL

Blagrove Lane

6 & 15. SHOPPING CENTRE

Woods Farm

PROPOSED CYCLE TRACK

Doles Farm

1.

BUS ROUTE

Doles Lane

10 SUB POST OFFICE

Daffield Farm

Hutts Farm

3

Mortimer Lodge Farm

Edneys Hill

GREENFIELDS FARM

School Road

B3349 Barkham Road

Randalls Farm

12 TOAD HALL SCHOOL

Ten Acre Farm

Evendons Lane

10 SEVEN DETACHED HOUSES

Brook Farm

¼ MILE

Nadbrook Lane

10 WAVERLEY SCHOOL PLAYING FIELD

Finchampstead Road

Woodcray Manor Farm

BUS ROUTE

BARKHAM

ARBORFIELD GARRISON

14 GARAGE/BREAKERS

Church Farm

MOT TEST CENTRE

A321 Finchampstead Road

PROPOSED HOTEL

Commonfield Lane

Barkham Ride

PS1 REDROW HOUSING

High Barn Farm

Model Farm

FINCHAMPSTEAD NORTH

½ MILE

11 SANDMARTINS GOLF COURSE

Rooks Nest Farm

Finchampstead Road

A321 Wokingham Road

9 SHOPS

2.

1 MILE FROM SITE

Park Lane

Longmoor Farm

13 GORSE RIDE SCHOOL

4 & 13 CALIFORNIA CROSSING

Nine Mile Ride

Heath Ride

0 10 20 30 40 50 60 70 80 90 100

The numbers refer to the text in the Planning Application Research section

18 MAY 2000

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[c] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc. Dipl Arch, Dip TP, RIBA, MRTPI

PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

GREENFIELDS FARM & ENVIRONS

Scale 1/10,000
Date March 2000
Drg No BPA/gf/08



BREWER PAYNE + ASSOCIATES

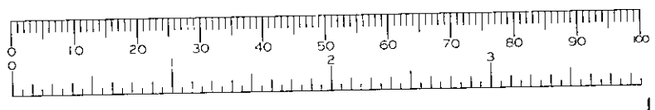
Management & Construction cost consultants



[C] Copyright The Copyright, Designs and Patents Act 1988.
This drawing may not be copied without the prior written permission of the Copyright owner.
All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

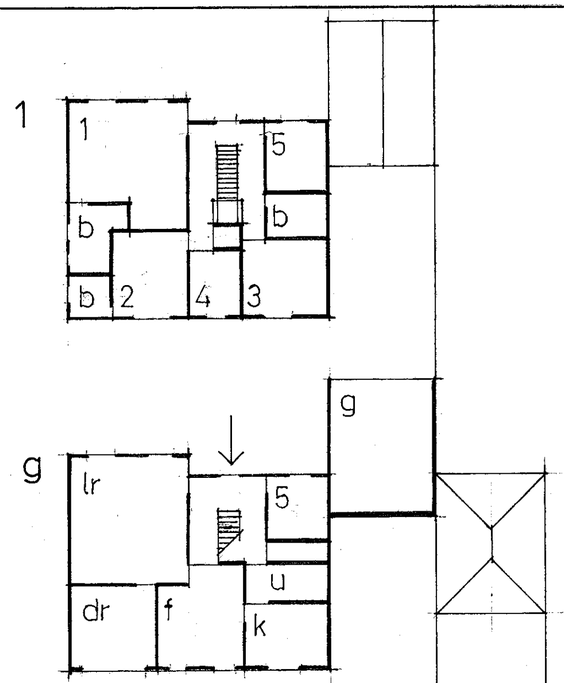
PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288



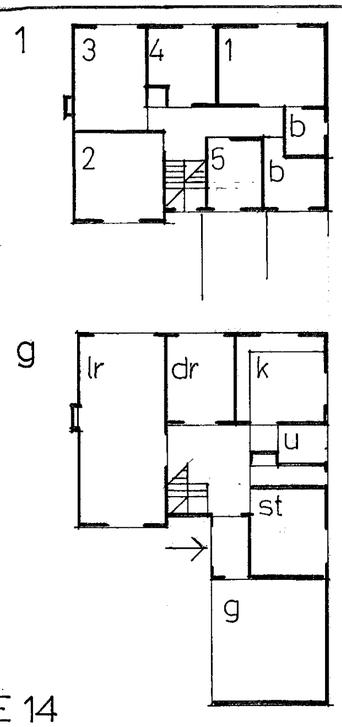
PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

LOCATION PLAN

Scale	1/2500
Date	March 2000
Drg No	BPA/gf/10



HOUSE 13 2600 sqft (241sqm)



HOUSE 14 2200 sq ft (204 sq m)

BREWER PAYNE + ASSOCIATES

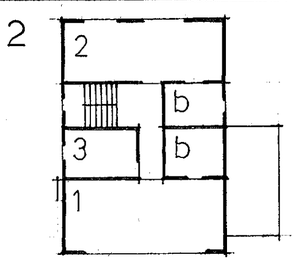
Management & Construction cost consultants

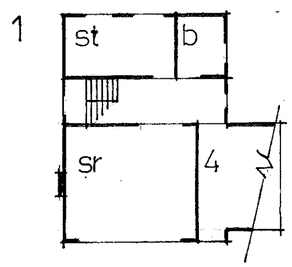


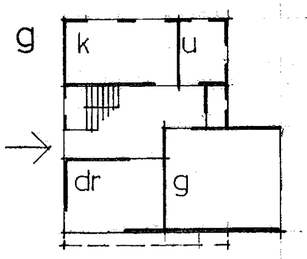
[c] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

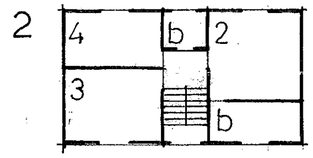
PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

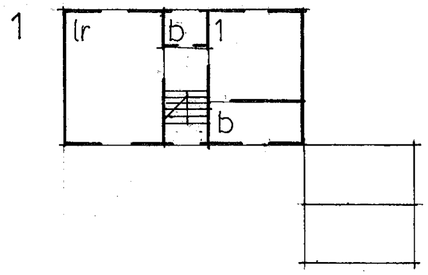


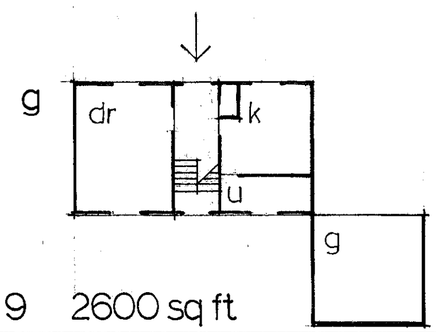




HOUSE 11 2600 sq ft (241 sq m)







HOUSE 9 2600 sq ft (241 sq m)



Schedule of house types:

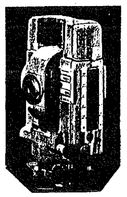
2 storey		
1, 2, 3, 4, 5, 6, 7, 8, 14 &15:	10 x 2,200 ft sq	22,000
12 & 13:	2 x 2,600	5,200
16, 20, 21, 24 & 25:	5 x 1,350	6,750
3 storey		
10 & 11	2 x 2,600	5,200
9	1 x 2,600	2,600
17, 18, 19, 22 & 23	5 x 2,000	10.000
		51,750 ft sq

10 MAY 2000 * 1482

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM BERKS.

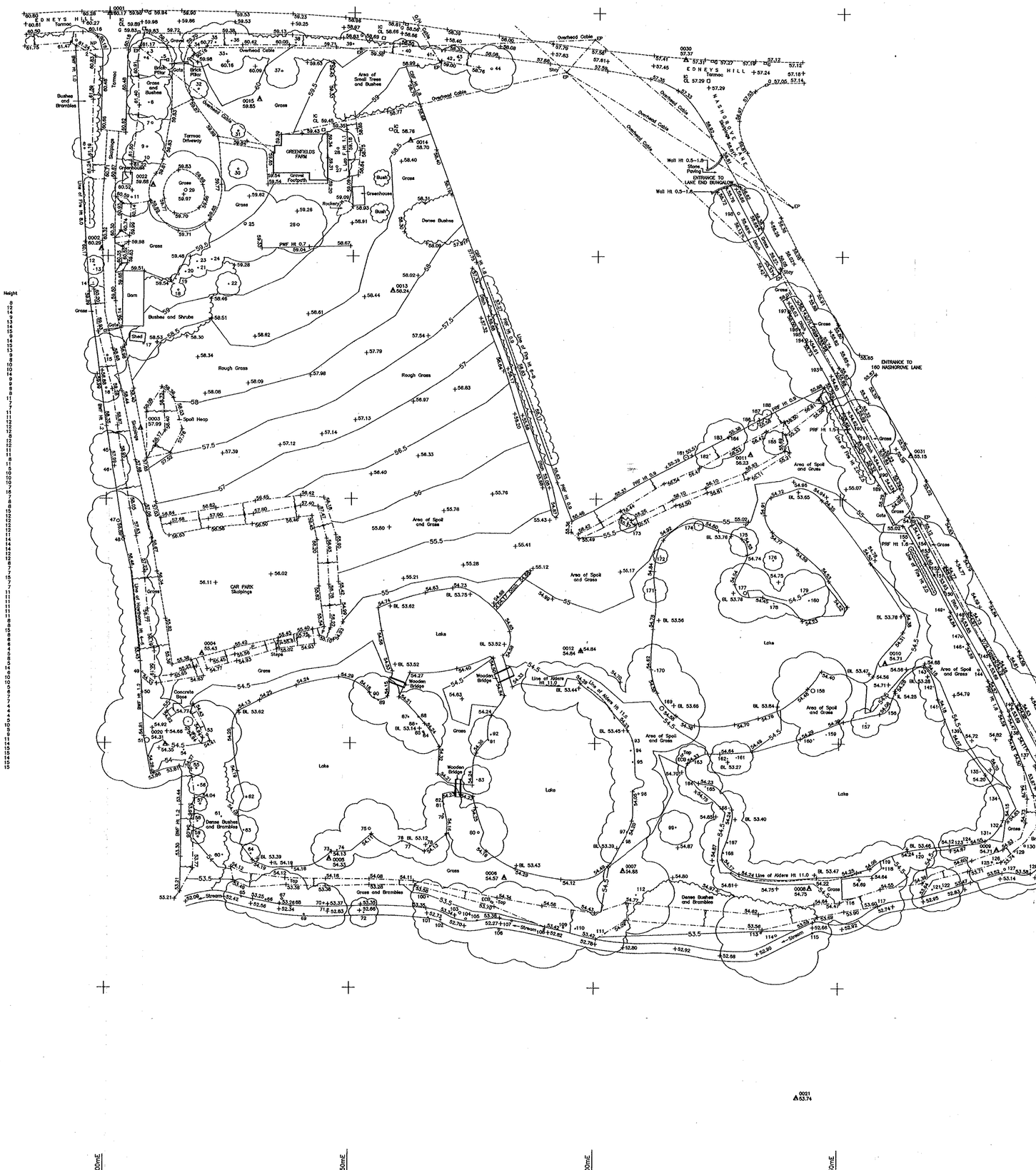
HOUSE TYPES FLOOR PLANS

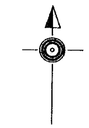
Scale 1:200
Date March 2000
Drg No BPA/gf/07



Tree Schedule

Number	Species	Bol Size	No of Bols	Spread	Height
1	HAW	0.4	1	6	7
2	HAW	0.2	1	6	7
3	HLY	0.3	4	9	8
4	HAW	0.3	3	7	9
5	HAW	0.2	1	6	8
6	HAW	0.2	1	3	7
7	HLY	0.4	1	4	7
8	HAW	0.3	1	5	7
9	HAW	0.3	1	7	5
10	CHY	0.3	3	7	8
11	OAK	0.2	1	4	6
12	OAK	0.2	1	4	6
13	FIR	0.1	1	2	5
14	FIR	0.1	1	2	5
15	OAK	0.3	1	8	9
16	HAW	0.3	1	6	8
17	ASH	0.3	1	7	9
18	FIR	0.3	1	3	10
19	FIR	0.2	1	3	10
20	FIR	0.2	1	3	10
21	PNE	0.2	1	4	10
22	FIR	0.2	1	3	10
23	FIR	0.2	1	3	10
24	FIR	0.2	1	5	10
25	WLW	0.3	1	16	13
26	BCH	0.5	1	12	13
27	FIR	0.4	1	6	13
28	PNE	0.4	1	8	14
29	WLW	0.3	1	16	12
30	FIR	0.3	1	4	11
31	FIR	0.3	1	5	10
32	FIR	0.2	1	3	10
33	HAW	0.2	1	6	10
34	HLY	0.2	1	6	10
35	HLY	0.2	1	8	8
36	HLY	0.2	1	8	10
37	FIR	0.3	1	7	10
38	ALD	0.2	1	6	10
39	HLY	0.2	5	6	10
40	HAW	0.2	1	4	8
41	HLY	0.2	1	4	8
42	HAW	0.2	1	6	10
43	HLY	0.2	3	5	8
44	OAK	0.2	1	10	13
45	HAW	0.2	1	8	8
46	HAW	0.2	1	8	8
47	HAW	0.2	1	12	12
48	HAW	0.2	1	8	8
49	OAK	0.6	8	13	16
50	OAK	0.4	1	9	10
51	OAK	0.3	1	20	12
52	FIR	0.1	1	2	4
53	WLW	0.4	1	14	8
54	HZL	0.2	9	8	8
55	FIR	0.2	1	3	6
56	FIR	0.2	1	4	7
57	FIR	0.2	1	3	6
58	FIR	0.2	1	3	6
59	FIR	0.2	1	3	7
60	FIR	0.2	1	3	7
61	OAK	0.2	1	6	9
62	ALD	0.2	1	6	10
63	ALD	0.2	1	6	9
64	ALD	0.2	3	4	10
65	ALD	0.2	1	4	12
66	OAK	0.2	1	10	13
67	ALD	0.2	1	6	14
68	ALD	0.2	3	7	14
69	ALD	0.2	1	6	11
70	OAK	0.2	1	8	13
71	ALD	0.2	2	8	13
72	ALD	0.2	1	6	11
73	ALD	0.2	2	8	11
74	ALD	0.2	3	8	12
75	WLW	0.5	1	12	12
76	ALD	0.2	1	6	10
77	ALD	0.2	2	6	10
78	ALD	0.2	3	8	10
79	ALD	0.2	4	8	10
80	WLW	0.2	1	10	9
81	ALD	0.2	1	5	9
82	ALD	0.2	1	6	10
83	ALD	0.1	3	6	10
84	ALD	0.2	4	6	11
85	ALD	0.2	4	6	11
86	ALD	0.2	4	6	11
87	ALD	0.2	4	10	11
88	ALD	0.2	3	10	11
89	ALD	0.2	3	10	11
90	WLW	0.2	3	10	11
91	ALD	0.2	3	8	12
92	OAK	0.2	1	10	13
93	ALD	0.2	3	10	12
94	ALD	0.2	4	7	12
95	WLW	0.3	1	12	8
96	ALD	0.2	3	10	12
97	ALD	0.2	4	10	12
98	SBL	0.2	1	7	11
100	WLW	0.2	1	7	8
101	ALD	0.3	3	6	12
102	ALD	0.3	3	10	14
103	OAK	0.2	1	12	9
104	ALD	0.4	1	10	13
105	ALD	0.2	2	7	14
106	ALD	0.4	3	14	15
107	OAK	0.4	1	8	9
108	ALD	0.3	3	16	14
109	ALD	0.3	1	7	13
110	SWN	0.2	1	9	13
111	SWN	0.2	2	7	9
112	WLW	0.2	1	16	9
113	WLW	0.3	6	16	10
114	WLW	0.3	1	20	10
115	ALD	0.3	3	8	14
116	ALD	0.3	1	8	9
117	OAK	0.2	2	10	9
118	WLW	0.3	1	11	9
119	ALD	0.2	1	7	8
120	ALD	0.2	1	7	11
121	WLW	0.2	6	9	7
122	WLW	0.2	6	9	7
123	ALD	0.1	3	6	11
124	ALD	0.1	4	6	11
125	OAK	0.3	1	10	12
126	OAK	0.3	1	8	12
127	OAK	0.4	1	12	12
128	OAK	0.3	4	8	8
129	OAK	0.3	1	8	12
130	OAK	0.3	1	14	12
131	ALD	0.3	1	10	11
132	ALD	0.3	1	9	9
134	ALD	0.1	3	8	11
135	WLW	0.3	3	6	9
136	SPU	0.3	2	16	10
137	OAK	0.2	1	10	10
138	OAK	0.2	1	10	10
139	OAK	0.3	1	8	7
140	OAK	0.5	1	18	16
141	WLW	0.1	6	6	7
142	WLW	0.1	6	6	6
143	ALD	0.1	6	6	8
144	OAK	0.4	1	14	15
145	OAK	0.2	1	8	12
146	OAK	0.2	1	6	12
147	OAK	0.3	1	14	12
148	OAK	0.3	1	8	12
149	OAK	0.3	1	10	14
150	OAK	0.4	1	10	14
151	OAK	0.4	1	10	14
152	OAK	0.4	1	16	14
153	OAK	0.3	1	12	12
154	OAK	0.3	1	12	12
155	OAK	0.3	1	10	8
156	ALD	0.1	6	6	7
157	WLW	0.1	6	6	7
158	WLW	0.1	1	16	15
159	ALD	0.1	6	7	7
160	ALD	0.1	8	7	11
161	ALD	0.1	3	7	11
162	ALD	0.1	4	7	11
163	ALD	0.1	3	7	11
164	ALD	0.1	3	7	11
165	ALD	0.1	3	7	11
166	FIR	0.1	1	2	4
167	WLW	0.2	1	11	8
168	ALD	0.1	3	7	11
169	WLW	0.2	1	10	13
170	WLW	0.2	1	7	8
171	ALD	0.2	1	5	6
172	ALD	0.1	3	3	6
173	ALD	0.1	3	3	6
174	SWN	0.1	1	2	5
175	FIR	0.2	1	4	5
176	FIR	0.1	1	2	4
177	WLW	0.2	1	12	14
178	WLW	0.1	6	6	6
179	OAK	0.2	3	10	10
180	OAK	0.2	2	8	10
181	FIR	0.1	1	1	5
182	WLW	0.1	1	8	9
183	WLW	0.2	3	8	7
184	WLW	0.2	3	8	7
185	WLW	0.1	1	9	4
186	FIR	0.1	1	2	4
187	FIR	0.1	1	2	5
188	FIR	0.1	1	2	5
189	ASH	0.3	2	10	10
190	FIR	0.2	3	5	9
191	SWN	0.2	1	10	9
193	OAK	0.3	1	8	11
194	OAK	0.5	1	16	14
195	OAK	0.3	1	9	15
196	OAK	0.3	1	7	14
197	OAK	0.5	1	12	15
198	OAK	0.5	1	12	15









LEGEND

ALDER	ALD	BARBED WIRE FENCE	BWF	BOLLARD	B		
ASH	ASH	CORRUGATED IRON FENCE	CIF	BELISHA BEACON	BB		
ASPEN	ASP	CLOSE BOARD FENCE	CBF	BRITISH TELECOM BOX	BTB		
BEECH	BCH	CHAIN LINK FENCE	CLF	BRITISH TELECOM INSPECTION COVER	BTIC		
BOX ELDER	BOX	CHESTNUT PALING	CPF	BUS STOP	BS		
CEDAR	CED	CRASH BARRIER	CB	CABLE TELEVISION INSPECTION COVER	CATV		
CHERRY	CHY	IRON RAILINGS	IRF	CABLE TELEVISION BOX	CATB		
COTONEASTER	COT	INTERWOVEN FENCE	IWF	EARTHING ROD	ER		
CYPRESS	CYP	LARCH LAP FENCE	L Lap F	ELECTRICITY BURIED CABLE MARKER	ELBC		
ELM	ELM	MISCELLANEOUS FENCE	Misc F	ELECTRICITY CABLE PIT	ELCP		
FIR	FIR	PALING FENCE	PF	ELECTRICITY CONTROL BOX	ECB		
FRUIT	FRT	PALISADE FENCE	Poli F	ELECTRICITY PYLON	PYLON		
HAWTHORN	HAW	POST AND CHAIN FENCE	PCF	FIRE HYDRANT	FH		
HAZEL	HZL	POST AND RAIL FENCE	PRF	FLAG STAFF	FS		
HOLLY	HLY	POST AND WIRE FENCE	PWF	FLOWERBED	FB		
HORSE CHESTNUT	HCH	TRELLIS	TLS	FOOTPATH	FP		
HORNBEAM	HRM	RETAINING WALL	RWall	INSPECTION COVER	IC		
LABURNUM	LRM			LAMP POST	LP		
LARCH	LAR	BASEMENT LEVEL	BTL	LETTER BOX	LB		
LIME	LIM	BED LEVEL	BL	LITTER BIN	BIN		
LOCUST	LOC	COVER LEVEL	CL	KERB OUTLET	KO		
LONDON PLANE	LPN	DAMP PROOF COURSE	DPC	MANHOLE (FOUL OR SURFACE)	MH		
MAGNOLIA	MAG	FLOOR LEVEL	FL	NAME PLATE	NP		
MAPLE	MPL	INVERT LEVEL	IL	NAME BOARD	NB		
MULBERRY	MUL	THRESHOLD LEVEL	THL	POST	P		
OAK	OAK	FOUL WATER	FW	REFLECTOR POST	RP		
PINE	PNE	SURFACE WATER	SW	RAIN WATER PIPE	RWP		
POPLAR	POP	UNABLE TO LIFT	UTL	ROAD SIGN	RS		
PRUNUS	PNS	WATER LEVEL	WL	RODDING EYE	RE		
RHODODENDRONS	RDN	CONCRETE	Conc	SERVICE MARKER POST	SMP		
ROWAN	RWN	PAVING SLABS	PS	SOIL VENT PIPE	SVP		
SILVER BIRCH	SIB	BRICK PAVING	BP	STOP COCK	SC		
SORBUS	SOR			STOP VALVE	SV		
SPRUCE	SPR			TELEGRAPH POLE	TP		
STRAWBERRY	STB			TELEPHONE CALL BOX	TCB		
SWEET CHESTNUT	SCH			TRAFFIC LIGHTS	TL		
SYCAMORE	SYC			TRAFFIC SIGNAL CONTROL BOX	TSCB		
WALNUT	WNT			WATER METER	WM		
WILLOW	WLW			WATER TAP	Top		
YEW	YEW			WATER TROUGH	WT		
SPECIES UNKNOWN	SPU						

TREES .3 / 3T / 12 / Sp 10
(Bol Size) / (No of Bols) / (Height)
Spreads and heights are indicative only

18.MAY2000* 1462

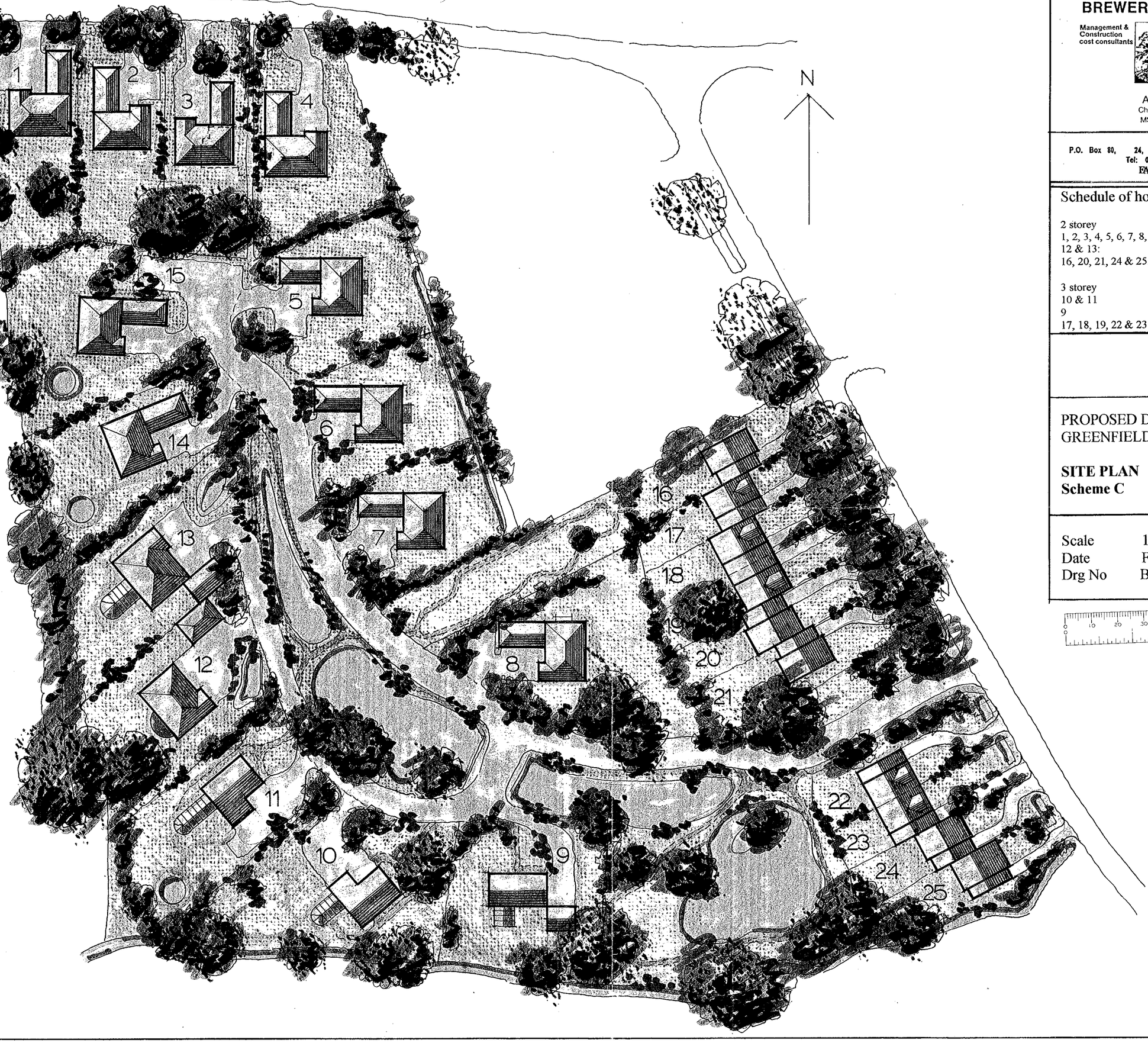
NORTHPOINT
The survey grid is based on arbitrary co-ordinates and th
Northpoint is indicative only

LEVELS
Levels are related to an OSBM, Value 60.26m, situated or
the north-west corner of Greenfields Farm

BREWER PAYNE + ASSOCIATES
Management & Commercial Consultants and road consultants
P.O. Box 18, 34, Copperfield Avenue, Sandhurst, Berkshire, GU47 9QZ
Tel: 0870 744742 Tel/Fax: 0870 748155
RICHARD A R TAYLOR FRICS
CHARTERED BUILDING SURVEYOR

Client	PLANMANOR LIMITED
Location	GREENFIELDS FARM EDNEYS HILL FINCHAMPSTEAD
Type of Survey	Site Survey
Scale 1:500	Date November 1999
Ref No BPA051199M88	Q A Checked
Drawing Number 1 of 1	Revision

950mE 1000mE 1050mE 1100mE 1150mE 1200mE 1250mE



BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

P.O. Box 80, 24, Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 700744 Tel/Fax: 0976 700755
FAX [0976] 583288 Digital ID.

Schedule of house types:

2 storey		
1, 2, 3, 4, 5, 6, 7, 8, 14 &15:	10 x 2,200 ft sq	22,000
12 & 13:	2 x 2,600	5,200
16, 20, 21, 24 & 25:	5 x 1,350	6,750
3 storey		
10 & 11	2 x 2,600	5,200
9	1 x 2,600	2,600
17, 18, 19, 22 & 23	5 x 2,000	10.000
		51,750 ft sq

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

SITE PLAN
Scheme C

Scale 1/500
Date February 2000
Drg No BPA/gf/05

18 MAY 2000 * 14482



BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988.
This drawing may not be copied without the prior written permission of the Copyright owner.
All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip.TP, RIBA, MRTPI

PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

1462

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

LOCATION PLAN

Scale 1/2500
Date March 2000
Drg No BPA/gf/10

BREWER PAYNE + ASSOCIATES

Management & Construction cost consultants

[C] Copyright The Copyright, Designs and Patents Act 1988. This drawing may not be copied without the prior written permission of the Copyright owner. All rights reserved.

ANTHONY I. GREGSON
Chartered Architect and Town Planner
MSc, Dipl Arch, Dip TP, RIBA, MRTPI

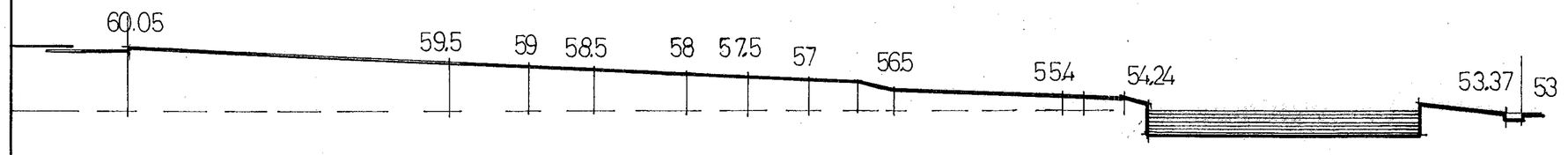
PO Box 80, 24 Copperfield Avenue, Sandhurst, Berkshire, GU47 0GZ
Tel: 0976 70044. Fax: 0976 583288

PROPOSED DEVELOPMENT
GREENFIELDS FARM, BARKHAM, BERKS.

NORTH SOUTH SECTION & ELEVATION LOOKING SOUTH WEST

Scheme C

Scale	1/500 & 1/200
Date	March 2000
Drg No	BPA/gf/06





18 MAY 2000
14 62