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TITLE  
Proposed residential development on land west of  
Hamilton Close, Truro TR1 3FW

CLIENT  
Epernay Consultants Ltd

DETAIL  
Site Location Plans

AUTHOR  
SLJ

DATE  
Dec 2019

SCALE  
Varies at A3

CHECKED

REV	DESCRIPTION	DATE	INS
A	Planning Issue.	07/02/20	SLJ

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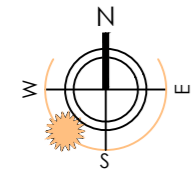
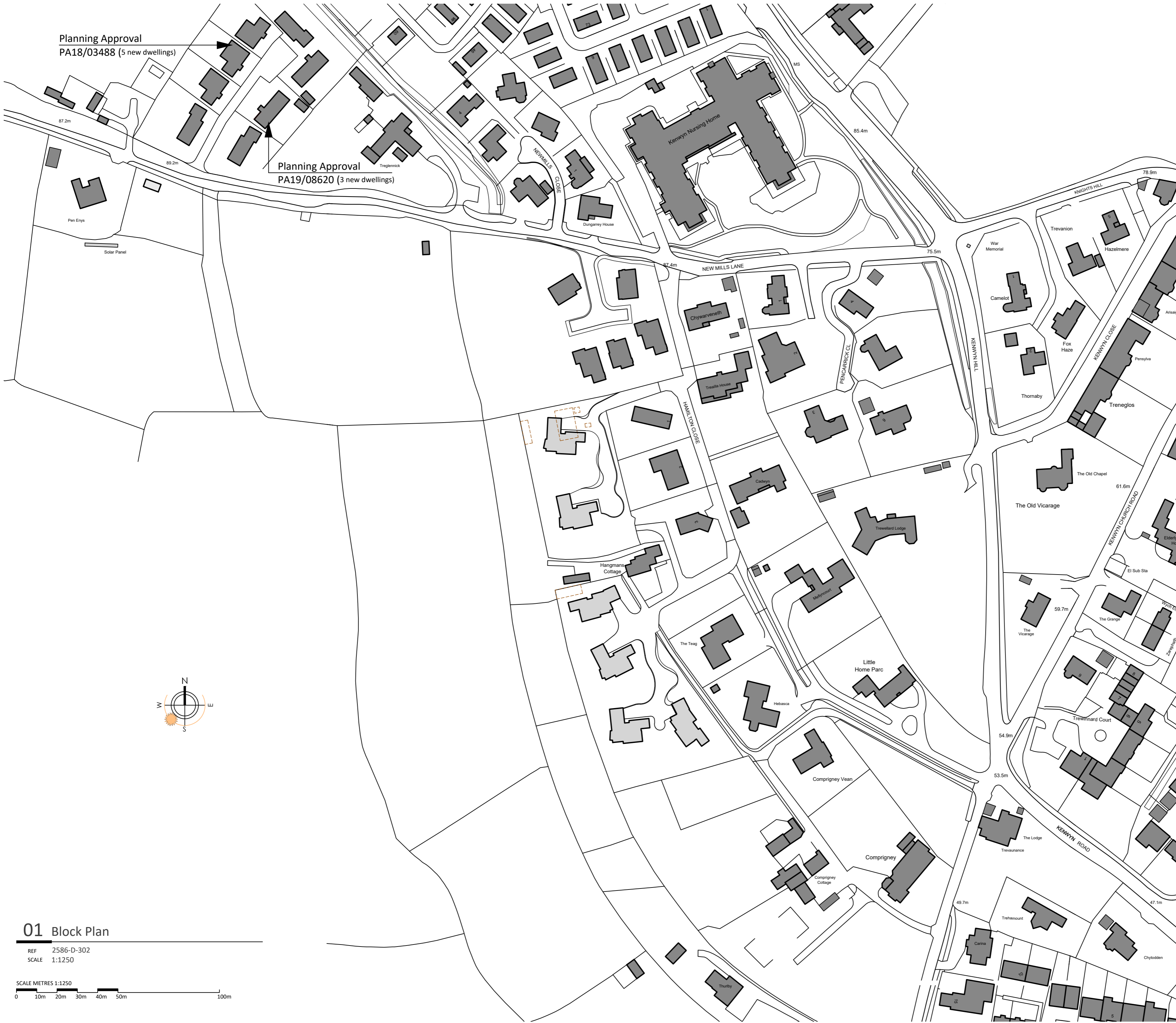
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STATUS Planning	DRAWING No. 2605-D-301	REVISION A
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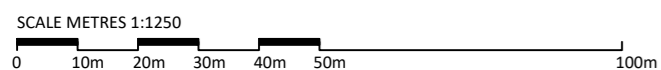
Planning Approval  
 PA18/03488 (5 new dwellings)

Planning Approval  
 PA19/08620 (3 new dwellings)



**01** Block Plan

REF 2586-D-302  
 SCALE 1:1250



REV	DESCRIPTION	DATE	INS
A	Planning Issue.	07/02/20	SLJ



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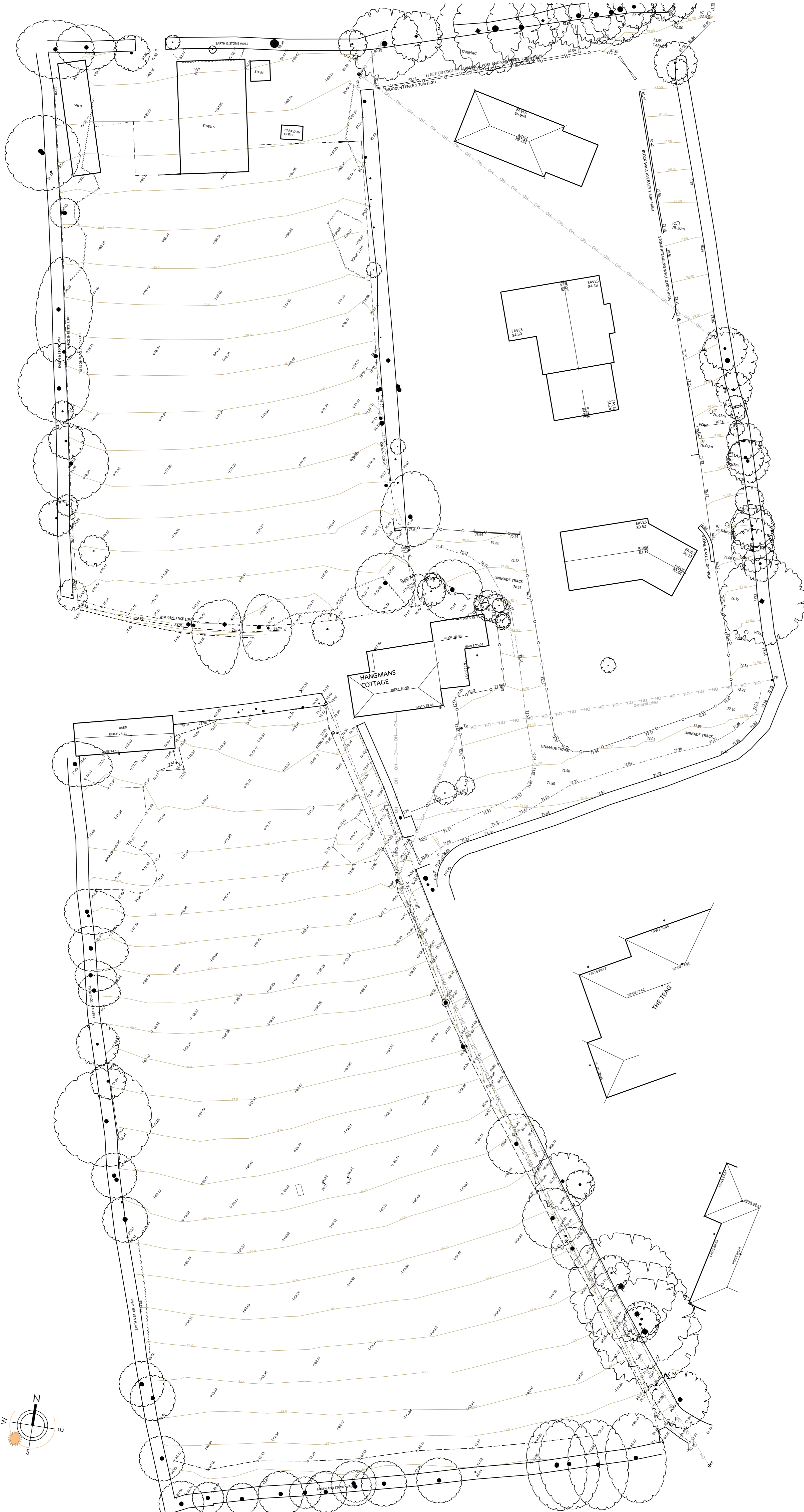
TITLE  
 Proposed residential development on land west of  
 Hamilton Close, Truro TR1 3FW

CLIENT  
 Epernay Consultants Ltd

DETAIL  
 Block Plan (as proposed)

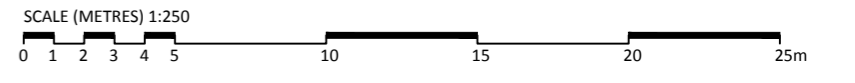
AUTHOR  
 SLJ  
 DATE  
 Dec 2019  
 SCALE  
 1:1250 @ A2  
 CHECKED

STATUS	DRAWING NO.	REVISION
Planning	2605-D-302	A



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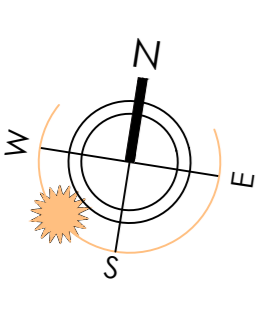
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**Notes**

Original topographical survey data provided by Client and supplemented by Gforce Surveys (Tel: 01726 68846/ Email: enquiries@gforcesurveys.com).

Tree survey prepared by Evolve Tree Consultancy (Survey ref: 2518/ Tel: 01872 276099/ Email: 01392 927402)



**01 Existing Site Plan**  
 REF 2605-D-304  
 SCALE 1:250

REV	DESCRIPTION	DATE	INS
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Proposed residential development on land west of Hamilton Close, Truro TR1 3FW	AUTHOR SLJ
CLIENT Epemay Consultants Ltd	DATE December 2019
DRAWN Existing Site Plan (Topographical Data)	SCALE 1:250 @ A1
	CHECKED SLJ

TITLE Planning	DRAWING NO. 2605-D-304	REVISION -
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SCALE (METRES) 1:250



**Notes**

Original topographical survey data provided by Client and supplemented by Gforce Surveys (Tel: 01726 68846/ Email: enquiries@gforcesurveys.com).

Tree survey prepared by Evolve Tree Consultancy (Survey ref: 2518/ Tel: 01872 276099/ Email: 01392 927402)

Refer to drawing 2605-D-306 for existing and proposed site section X-X.

**Key**

- denotes min. 3m ecology buffer zones and RPZ's
- 25m distance from overlooking windows
- timber fences remain as existing
- existing structure to be demolished



A	Planning issue.	07/02/20	SLJ
REV	DESCRIPTION	DATE	INS



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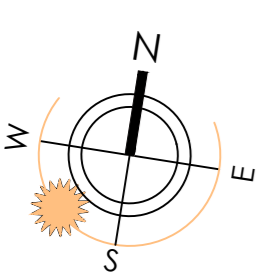


Proposed residential development on land west of Hamilton Close, Truro TR1 3FW	AUTHOR SLJ
CLIENT Epernay Consultants Ltd	DATE December 2019
DETAIL Site Arrangement Plan Including Roof Plans	SCALE 1:250 @ A1
	CHECKED SLJ

Planning	DRAWING NO. 2605-D-305	REVISION A
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01 Site Arrangement Plan

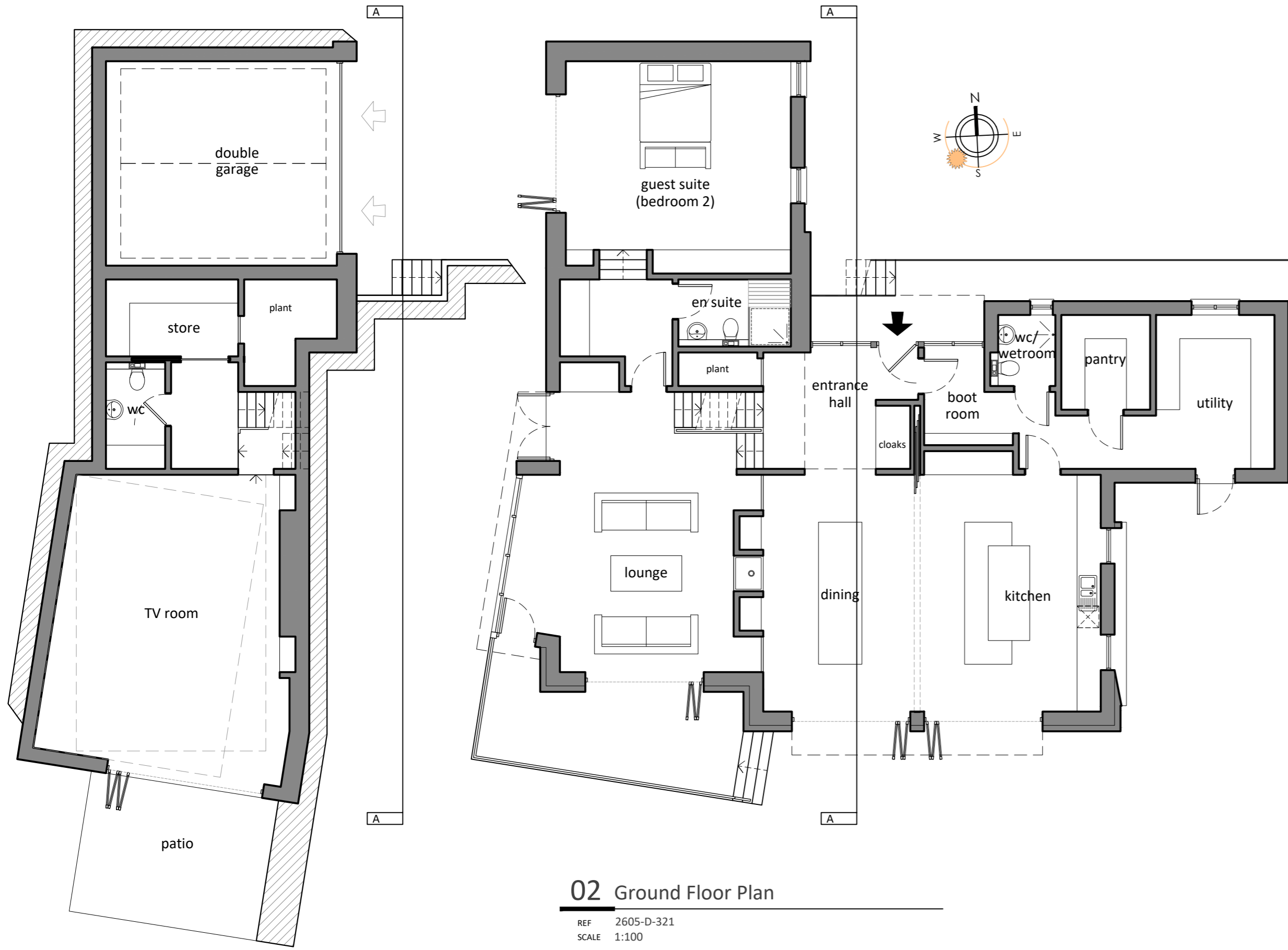
REF 2605-D-305  
 SCALE 1:250



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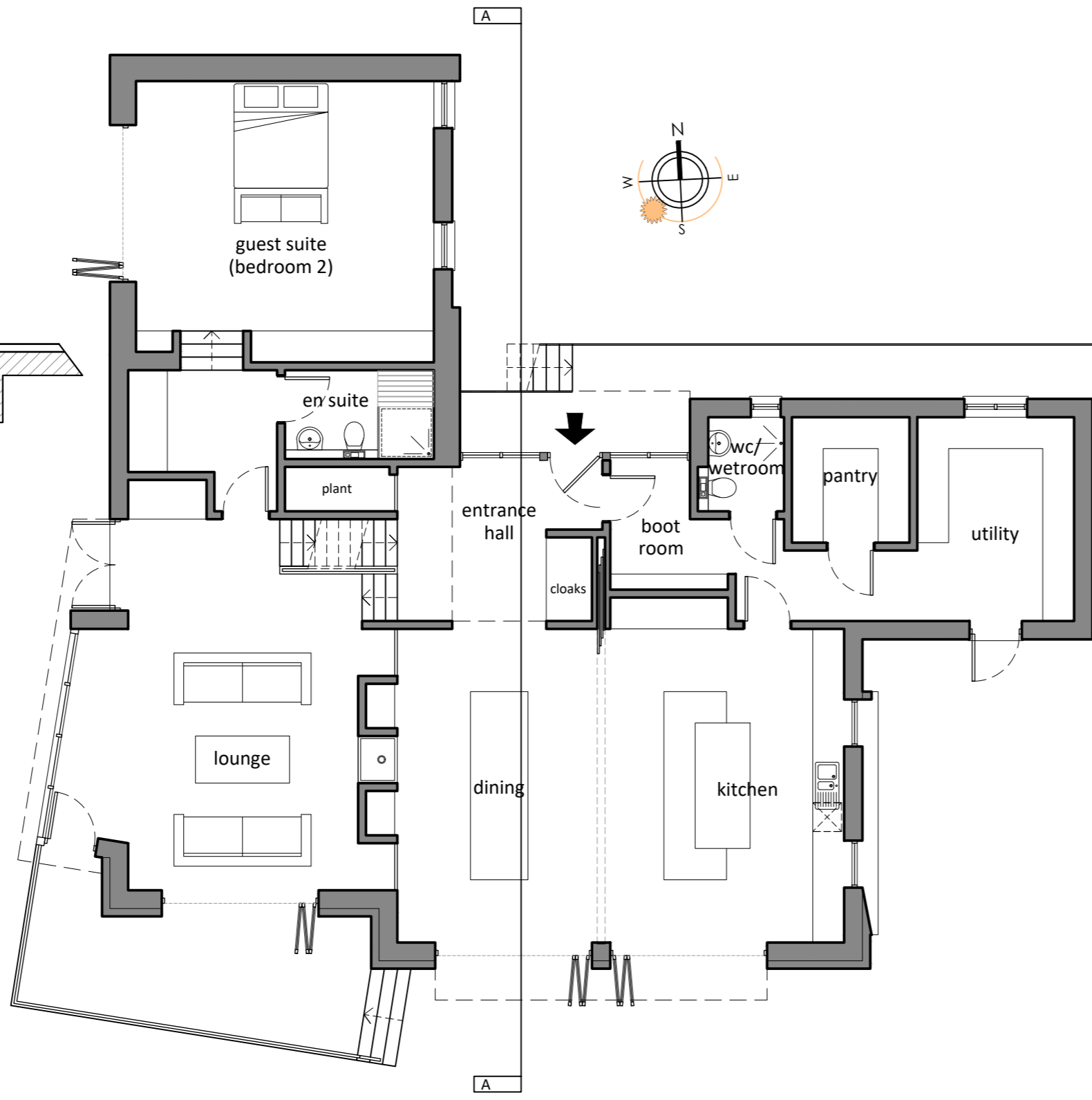
**Notes**

Total Gross Internal Area (GIA) = 433sqm over 3 storeys.



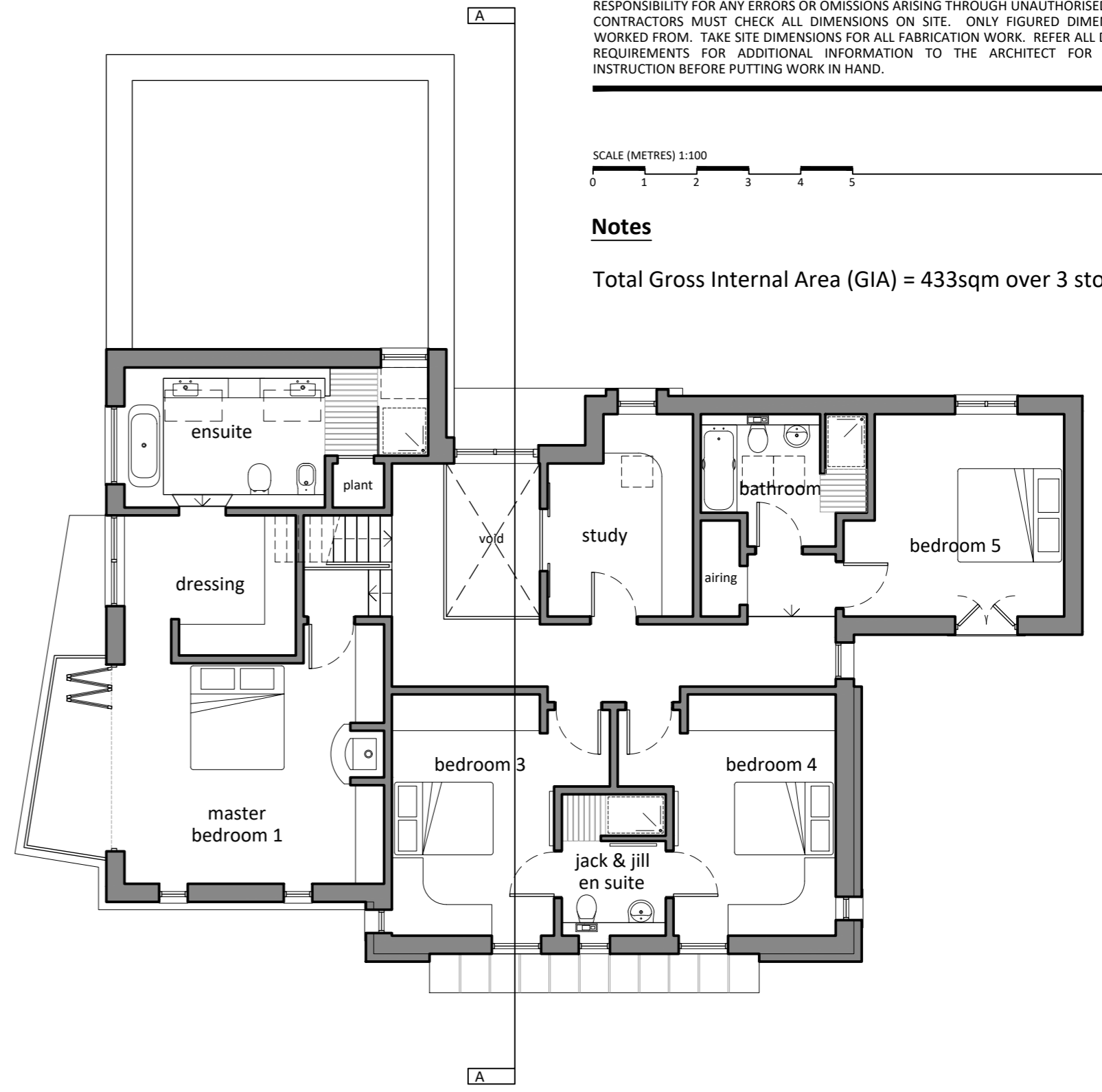
**01 Lower Floor Plan**

REF 2605-D-321  
 SCALE 1:100



**02 Ground Floor Plan**

REF 2605-D-321  
 SCALE 1:100



**03 First Floor Plan**

REF 2605-D-321  
 SCALE 1:100

**Materials Schedule**

- Walls - natural stone/ zinc cladding/ render
- Roofs - natural slate/ zinc cladding/ solar pv/ sedum
- Windows - composite units, colour grey
- Doors - composite units, colour grey
- Rainwater goods - aluminium



**04 North Elevation**

REF 2605-D-321  
 SCALE 1:100



**05 East Elevation**

REF 2605-D-321  
 SCALE 1:100



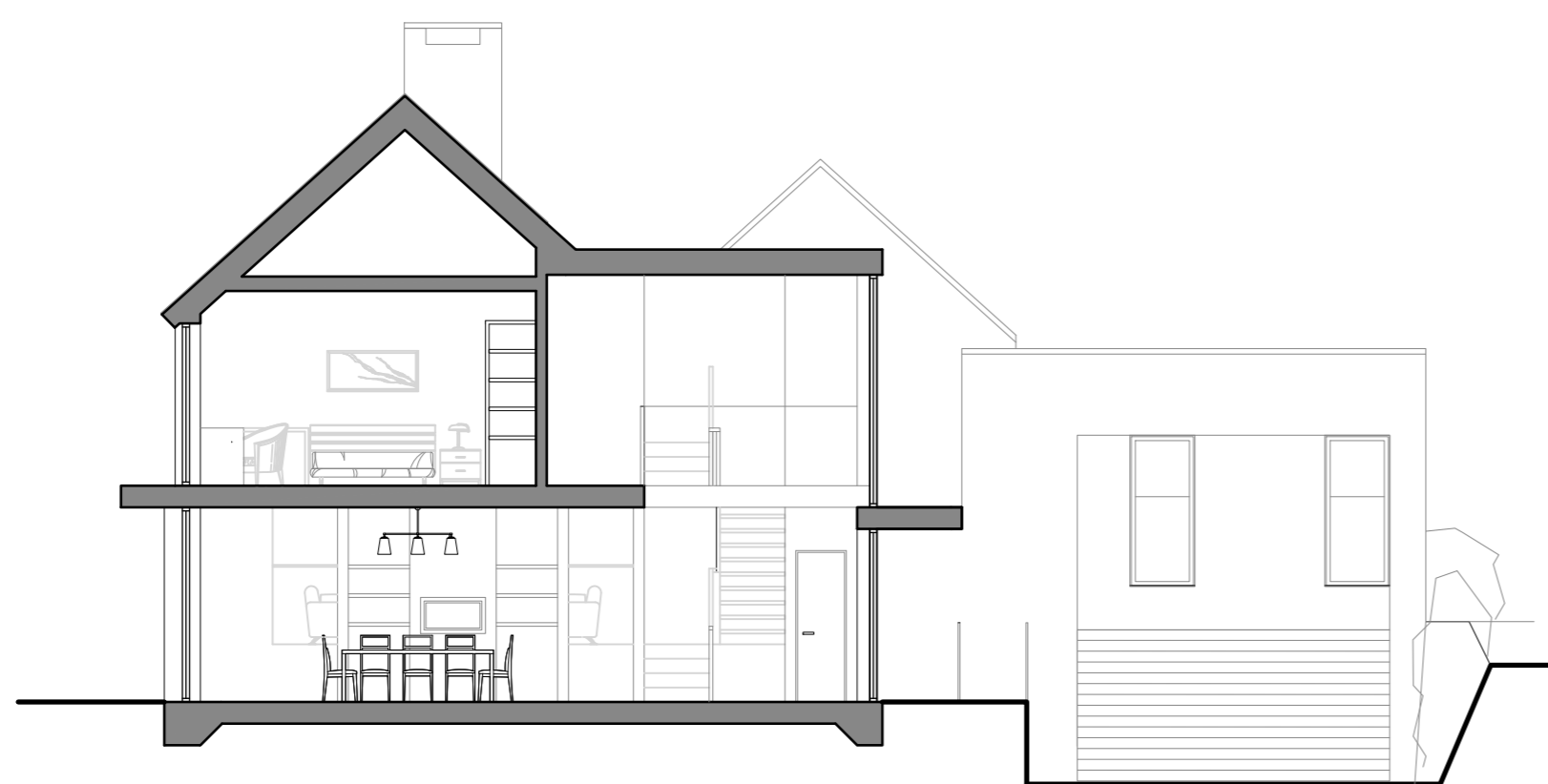
**06 South Elevation**

REF 2605-D-321  
 SCALE 1:100



**07 West Elevation**

REF 2605-D-321  
 SCALE 1:100



**08 Section A-A**

REF 2605-D-321  
 SCALE 1:100

REV	DESCRIPTION	DATE	INS
A	Planning issue.	07/02/20	SLJ

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Proposed residential development on land west of Hamilton Close, Truro TR1 3FW

CLIENT  
 Epenay Consultants Ltd

DETAIL  
 Plot 1: General Arrangement  
 Plans, Elevations & Section

STATUS	DRAWING NO.	REVISION
Planning	2605-D-321	A

AUTHOR  
 SLJ

DATE  
 Dec 2019

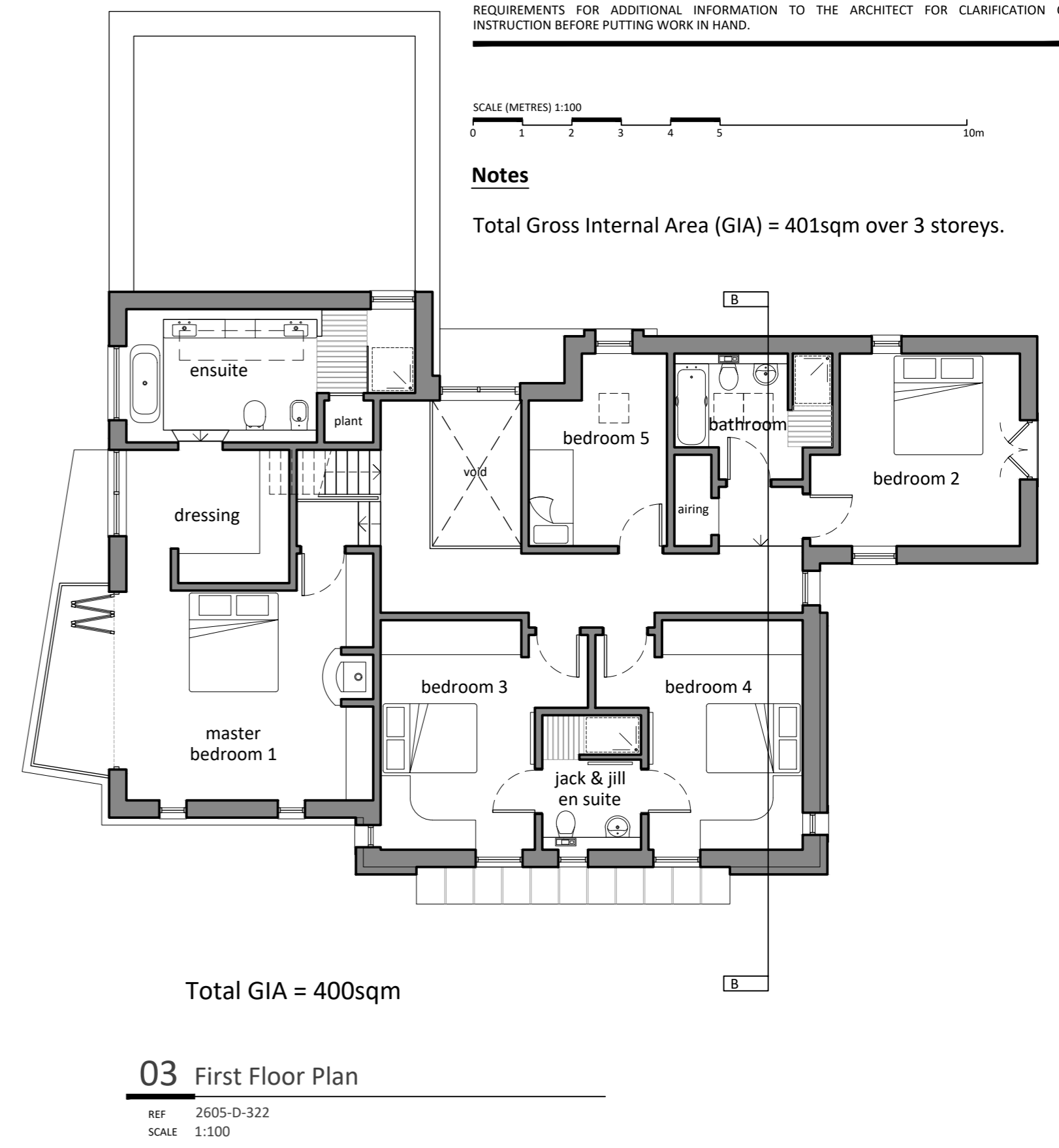
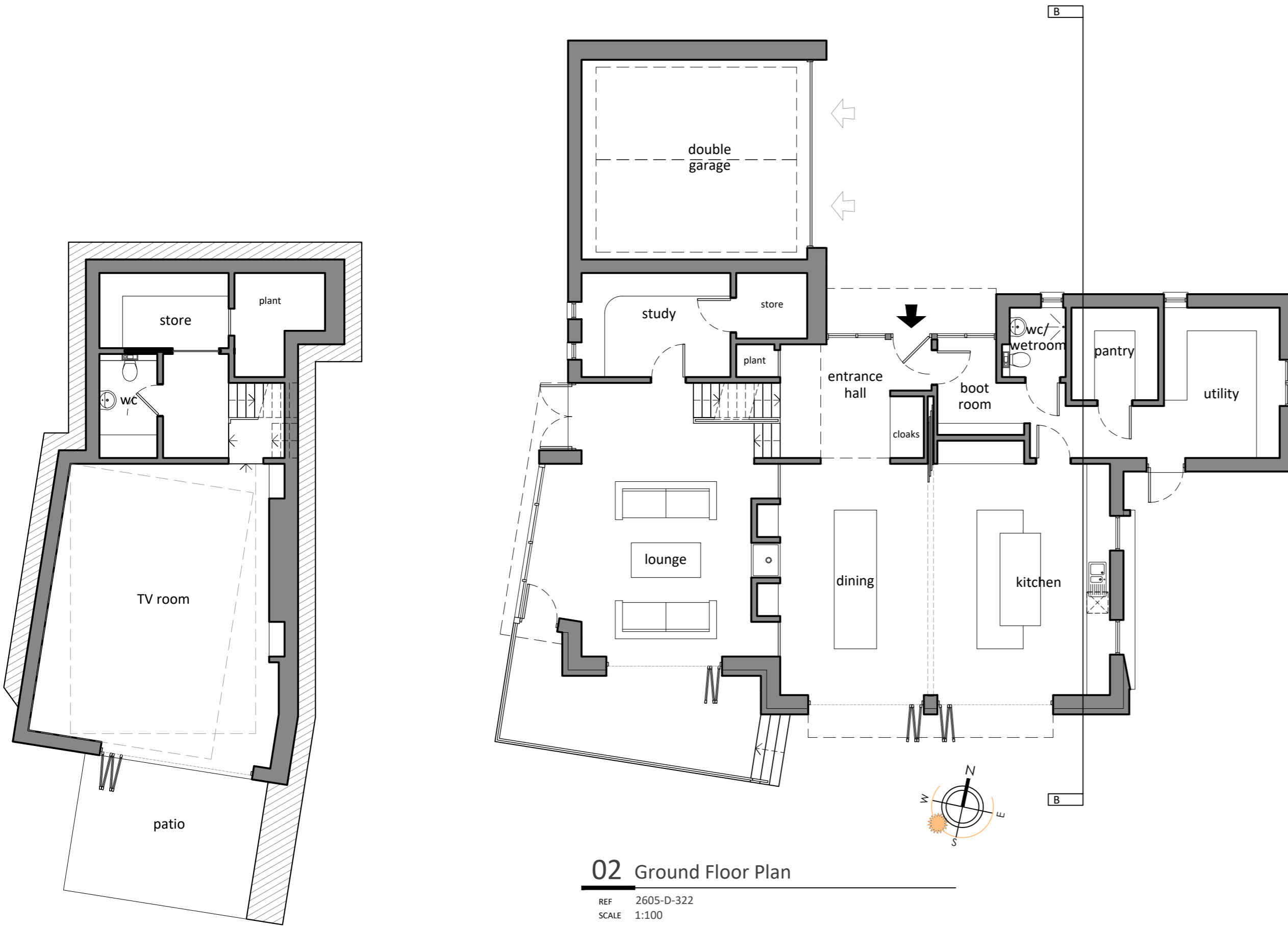
SCALE  
 1:100 @ A1

CHECKED  
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SCALE (METRES) 1:100  
 0 1 2 3 4 5 10m

**Notes**

Total Gross Internal Area (GIA) = 401sqm over 3 storeys.



**01 Lower Floor Plan**

REF 2605-D-322  
 SCALE 1:100

**02 Ground Floor Plan**

REF 2605-D-322  
 SCALE 1:100

**03 First Floor Plan**

REF 2605-D-322  
 SCALE 1:100

**Materials Schedule**

- Walls - natural stone/ zinc cladding/ render
- Roofs - natural slate/ zinc cladding/ solar pv/ sedum
- Windows - composite units, colour grey
- Doors - composite units, colour grey
- Rainwater goods - aluminium



**04 North Elevation**

REF 2605-D-322  
 SCALE 1:100



**05 East Elevation**

REF 2605-D-322  
 SCALE 1:100



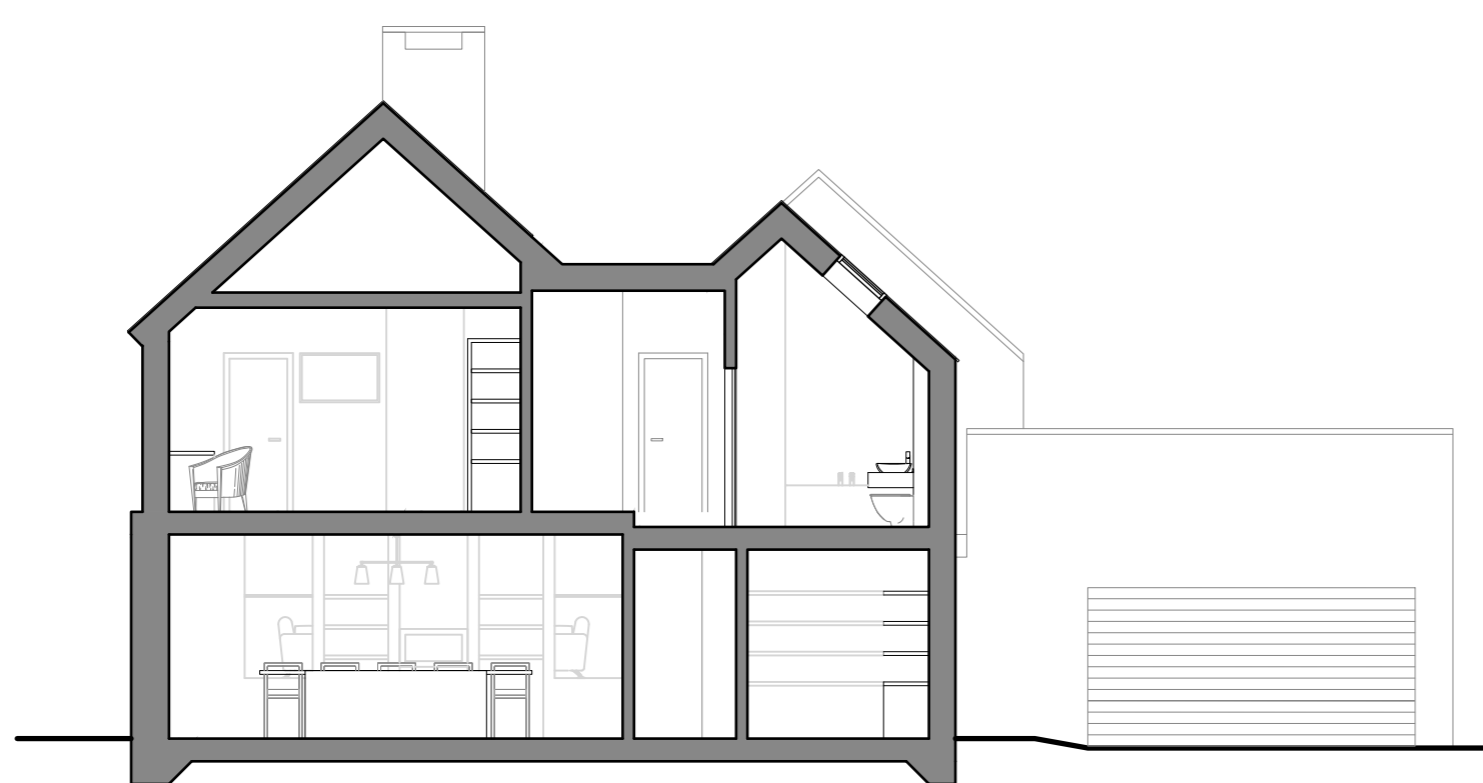
**06 South Elevation - Plot 4**

REF 2605-D-322  
 SCALE 1:100



**07 West Elevation**

REF 2605-D-322  
 SCALE 1:100



**08 Section B-B**

REF 2605-D-322  
 SCALE 1:100

REV	DESCRIPTION	DATE	INS
A	Planning issue.	07/02/20	SLJ

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Proposed residential development on land west of Hamilton Close, Truro TR1 3FW	AUTHOR SLJ
CLIENT Epernay Consultants Ltd	DATE Dec 2019
DETAIL Plot 2: General Arrangement Plans, Elevations & Section	SCALE 1:100 @ A1
	CHECKED -

STATUS Planning	DRAWING NO. 2605-D-322	REVISION A
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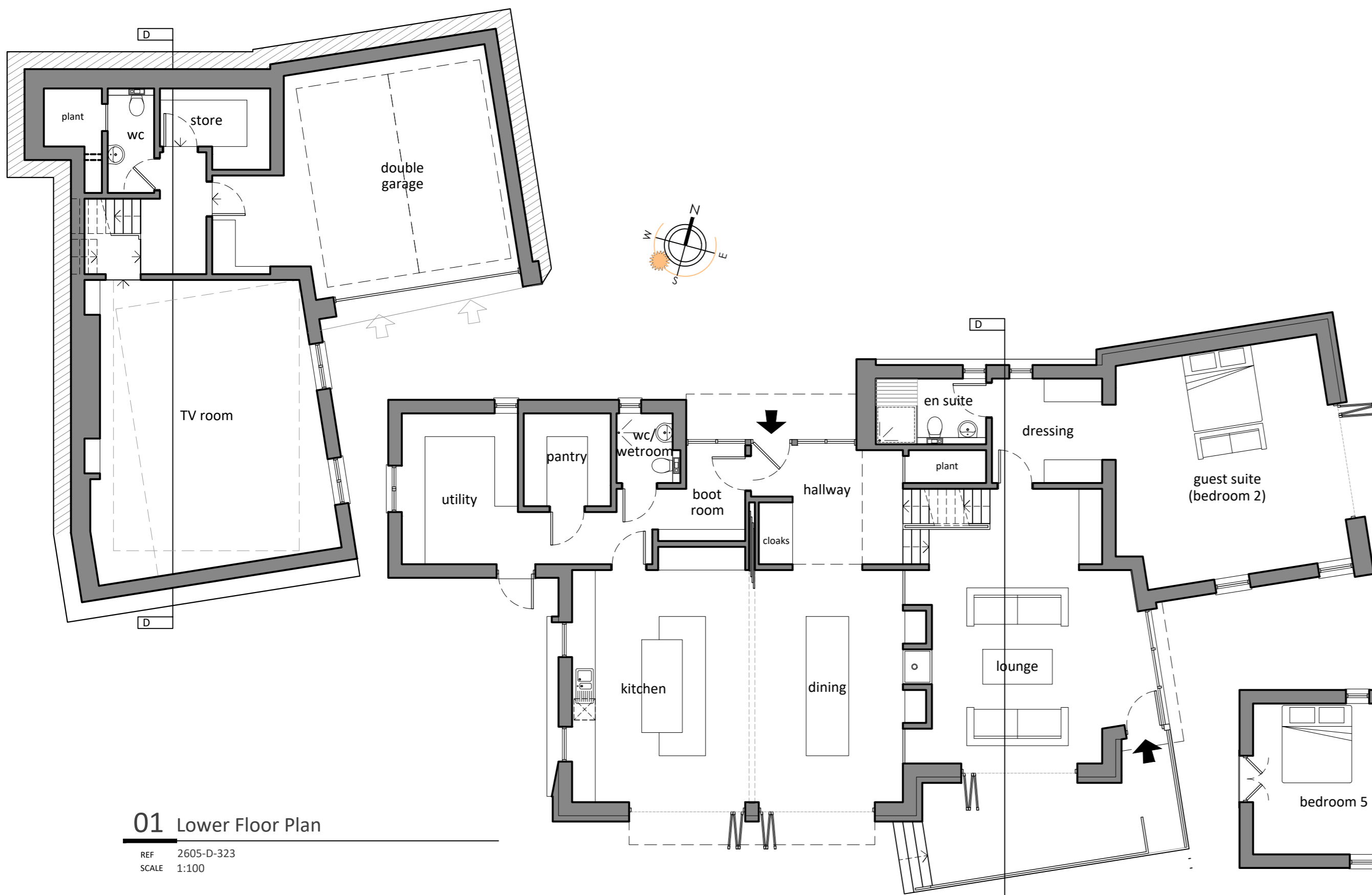


**Notes**

Total Gross Internal Area (GIA) = 439sqm over 3 storeys.

**Materials Schedule**

- Walls - natural stone/ zinc cladding/ render
- Roofs - natural slate/ zinc cladding/ solar pv/ sedum
- Windows - composite units, colour grey
- Doors - composite units, colour grey
- Rainwater goods - aluminium

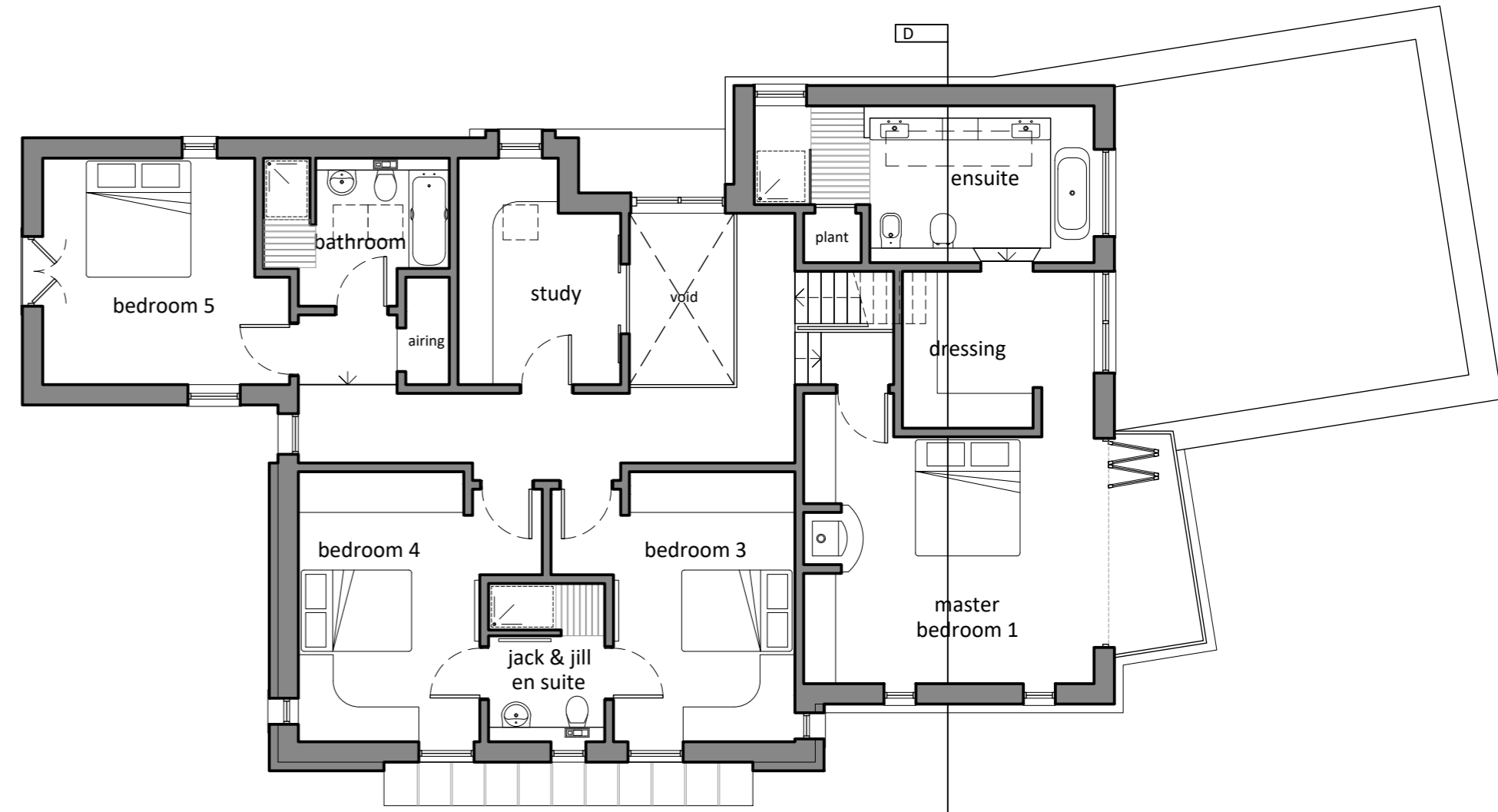


**01 Lower Floor Plan**

REF 2605-D-323  
SCALE 1:100

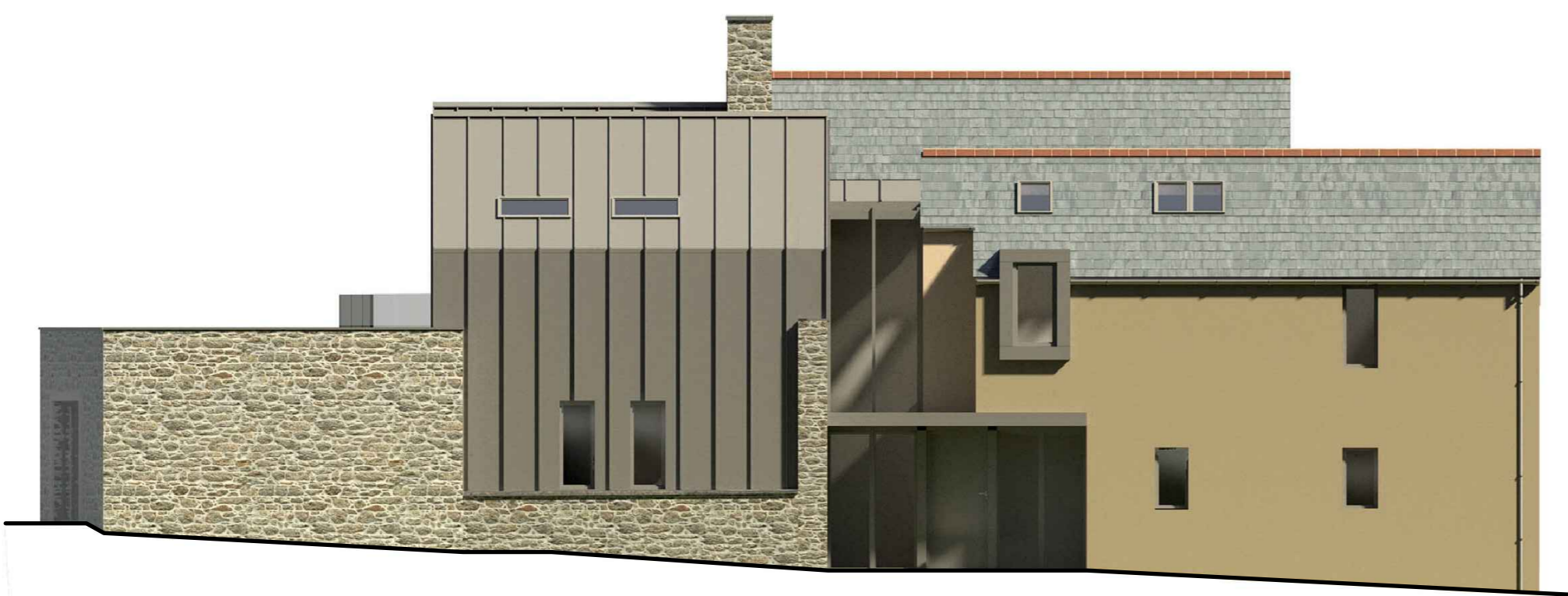
**02 Ground Floor Plan**

REF 2605-D-323  
SCALE 1:100



**03 First Floor Plan**

REF 2605-D-323  
SCALE 1:100



**04 North Elevation**

REF 2605-D-323  
SCALE 1:100



**05 East Elevation**

REF 2605-D-323  
SCALE 1:100



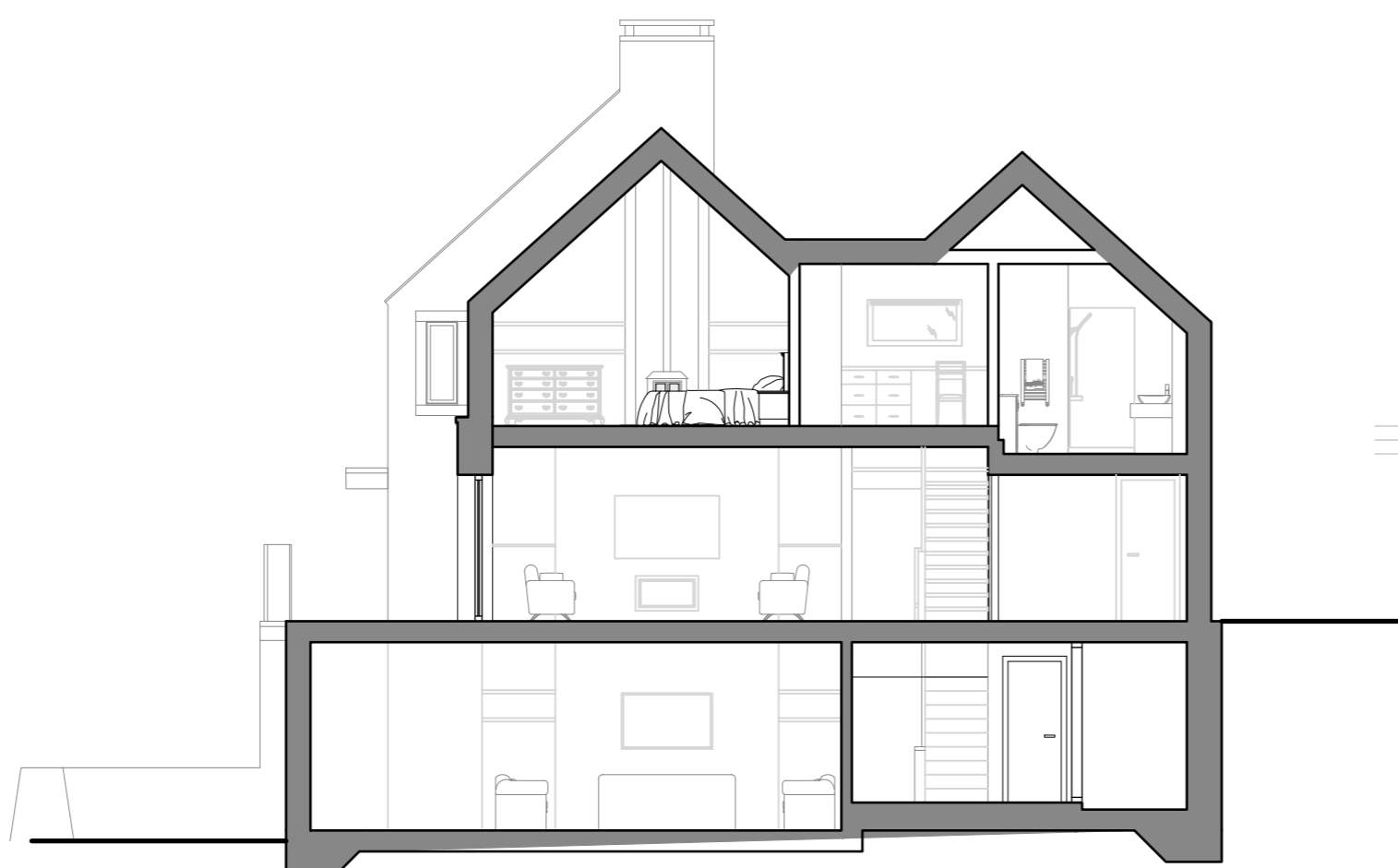
**06 South Elevation**

REF 2605-D-323  
SCALE 1:100



**07 West Elevation**

REF 2605-D-323  
SCALE 1:100



**08 Section C-C**

REF 2605-D-323  
SCALE 1:100

REV	DESCRIPTION	DATE	INS
A	Planning issue.	07/02/20	SLJ



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Proposed residential development on land west of Hamilton Close, Truro TR1 3FW	AUTHOR SLJ
CLIENT Epernay Consultants Ltd	DATE Dec 2019
DETAIL Plot 3: General Arrangement Plans, Elevations & Section	SCALE 1:100 @ A1
	CHECKED -

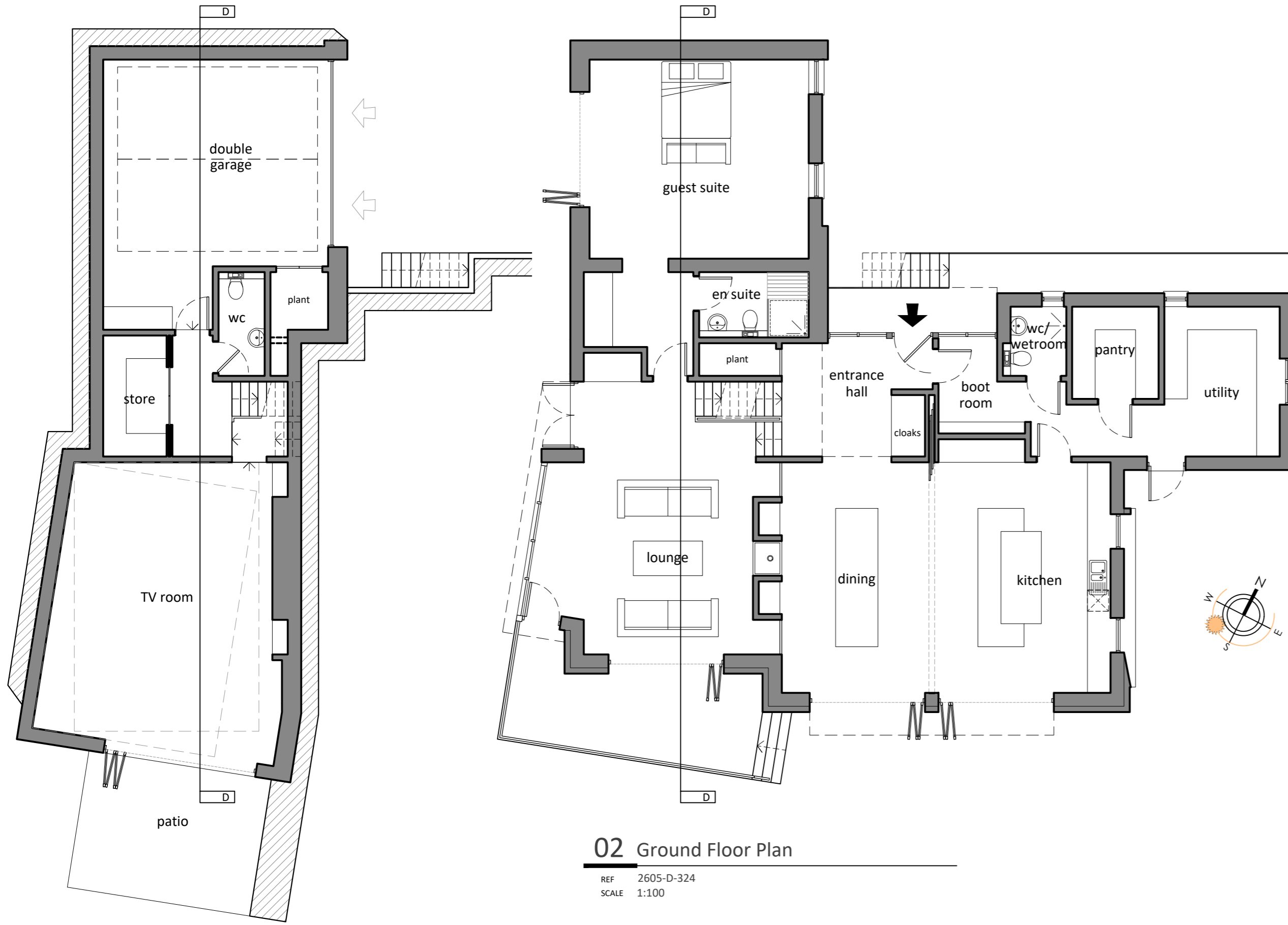
STATUS Planning	DRAWING NO. 2605-D-323	REVISION -
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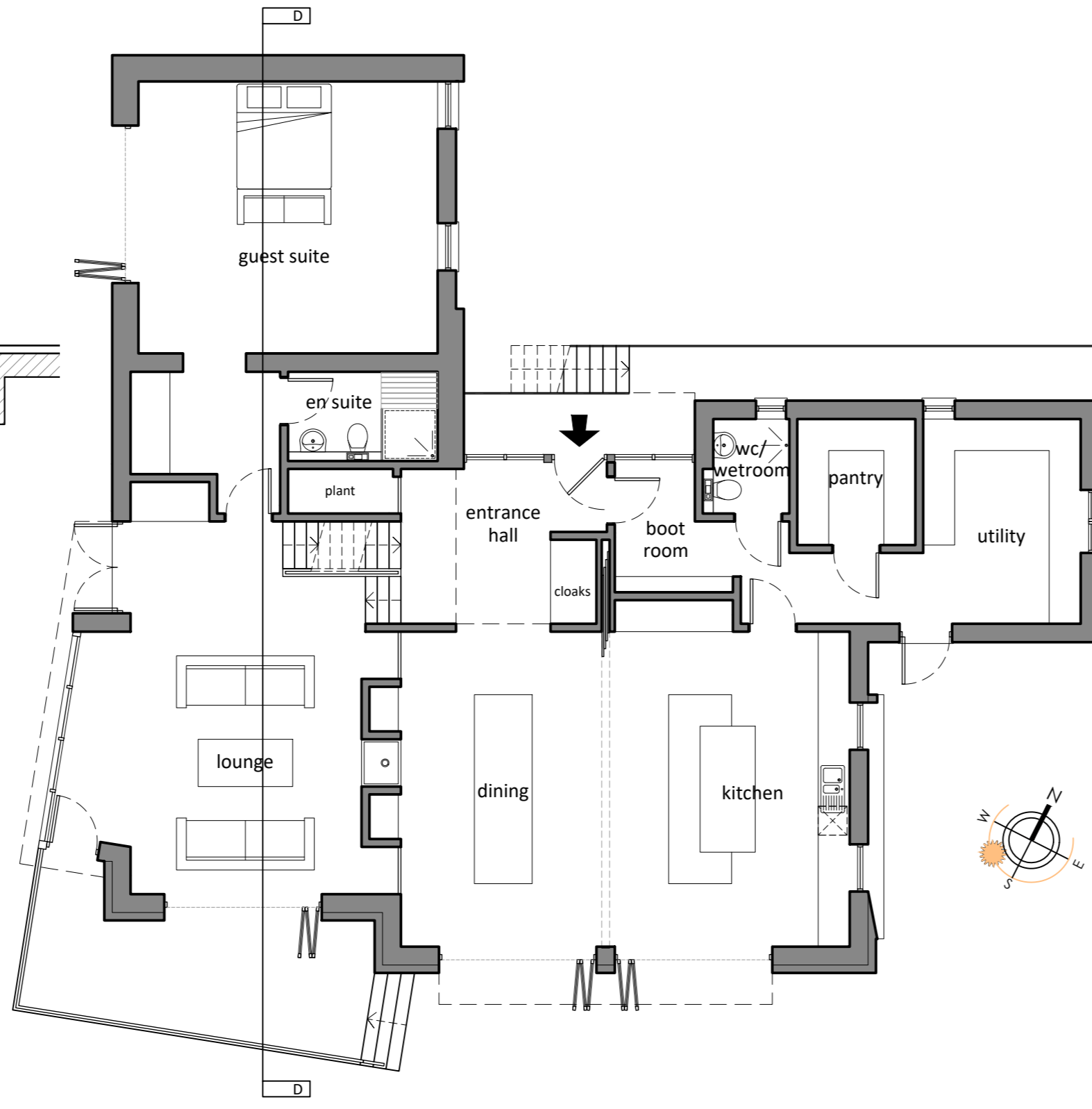
**Notes**

Total Gross Internal Area (GIA) = 433sqm over 3 storeys.



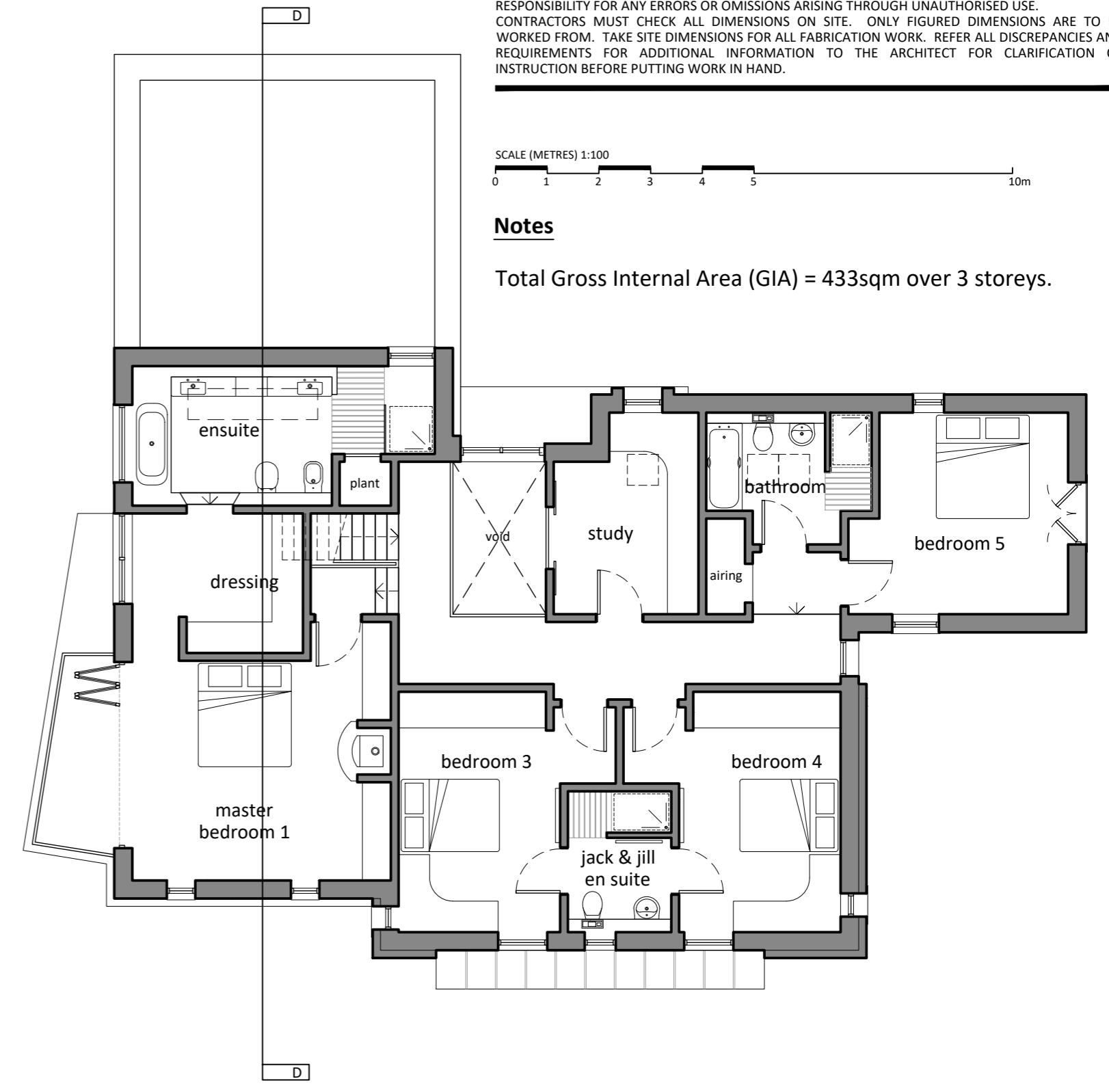
**01 Lower Floor Plan**

REF 2605-D-324  
 SCALE 1:100



**02 Ground Floor Plan**

REF 2605-D-324  
 SCALE 1:100



**03 First Floor Plan**

REF 2605-D-324  
 SCALE 1:100

**Materials Schedule**

- Walls - natural stone/ zinc cladding/ render
- Roofs - natural slate/ zinc cladding/ solar pv/ sedum
- Windows - composite units, colour grey
- Doors - composite units, colour grey
- Rainwater goods - aluminium



**04 North Elevation**

REF 2605-D-324  
 SCALE 1:100



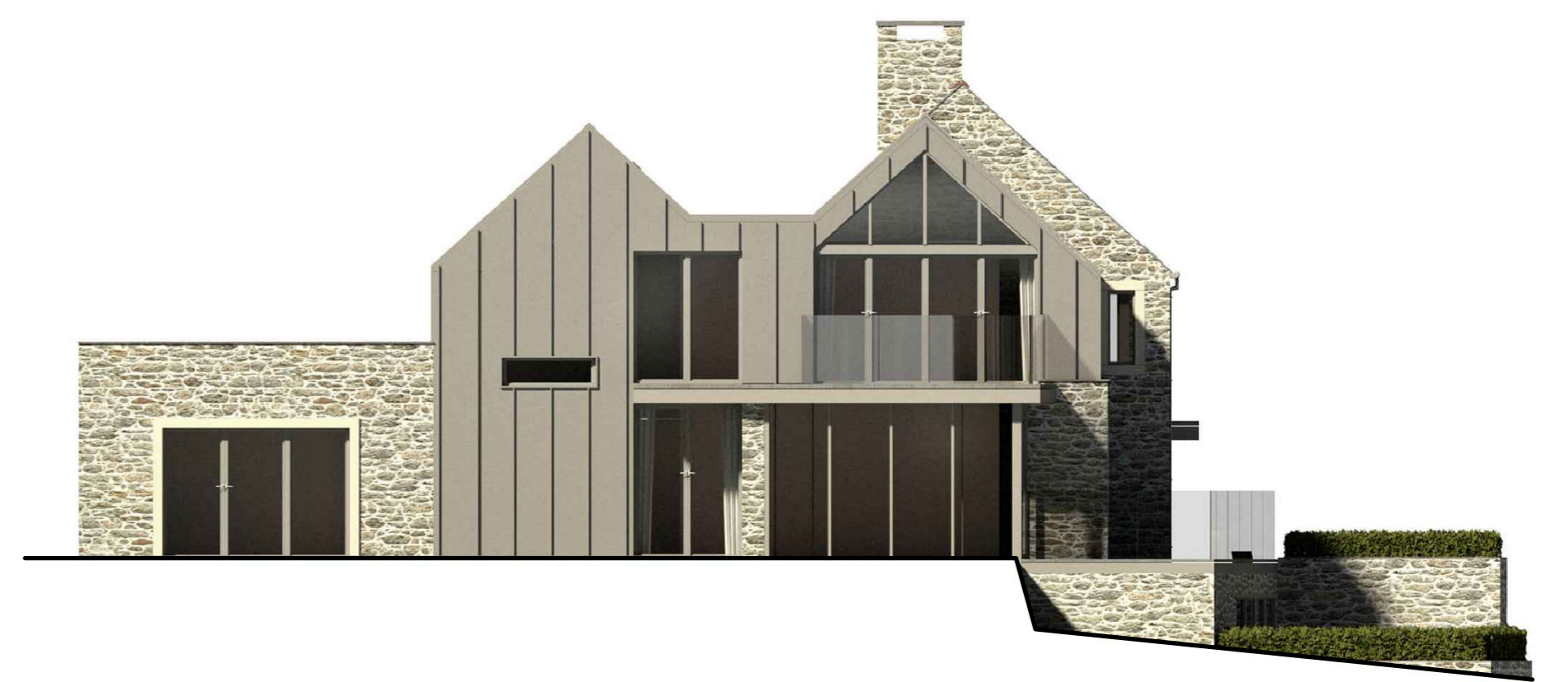
**05 East Elevation**

REF 2605-D-324  
 SCALE 1:100



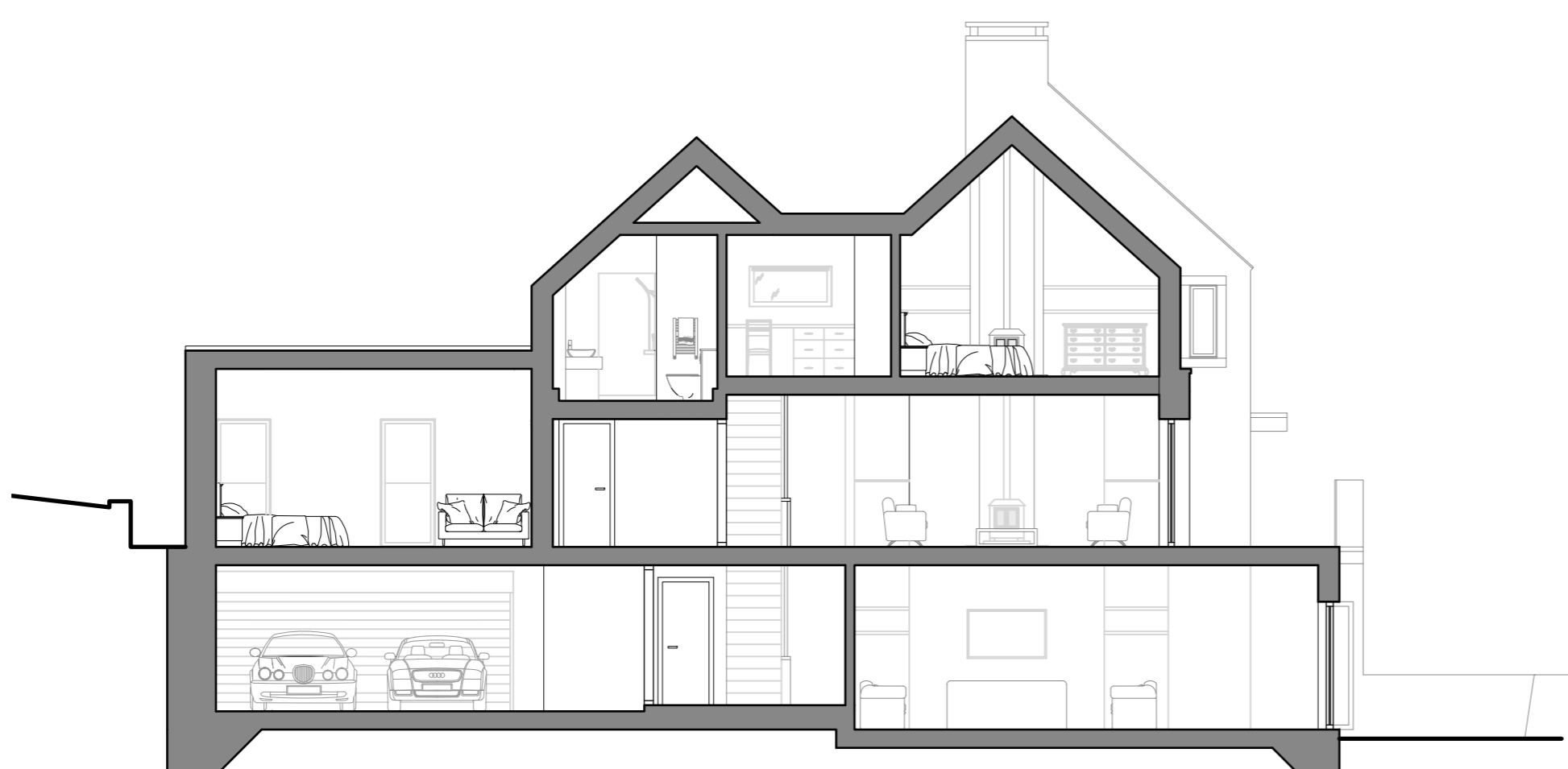
**06 South Elevation**

REF 2605-D-324  
 SCALE 1:100



**07 West Elevation**

REF 2605-D-324  
 SCALE 1:100



**08 Section D-D**

REF 2605-D-324  
 SCALE 1:100

REV	DESCRIPTION	DATE	INS
A	Planning issue.	07/02/20	SLJ

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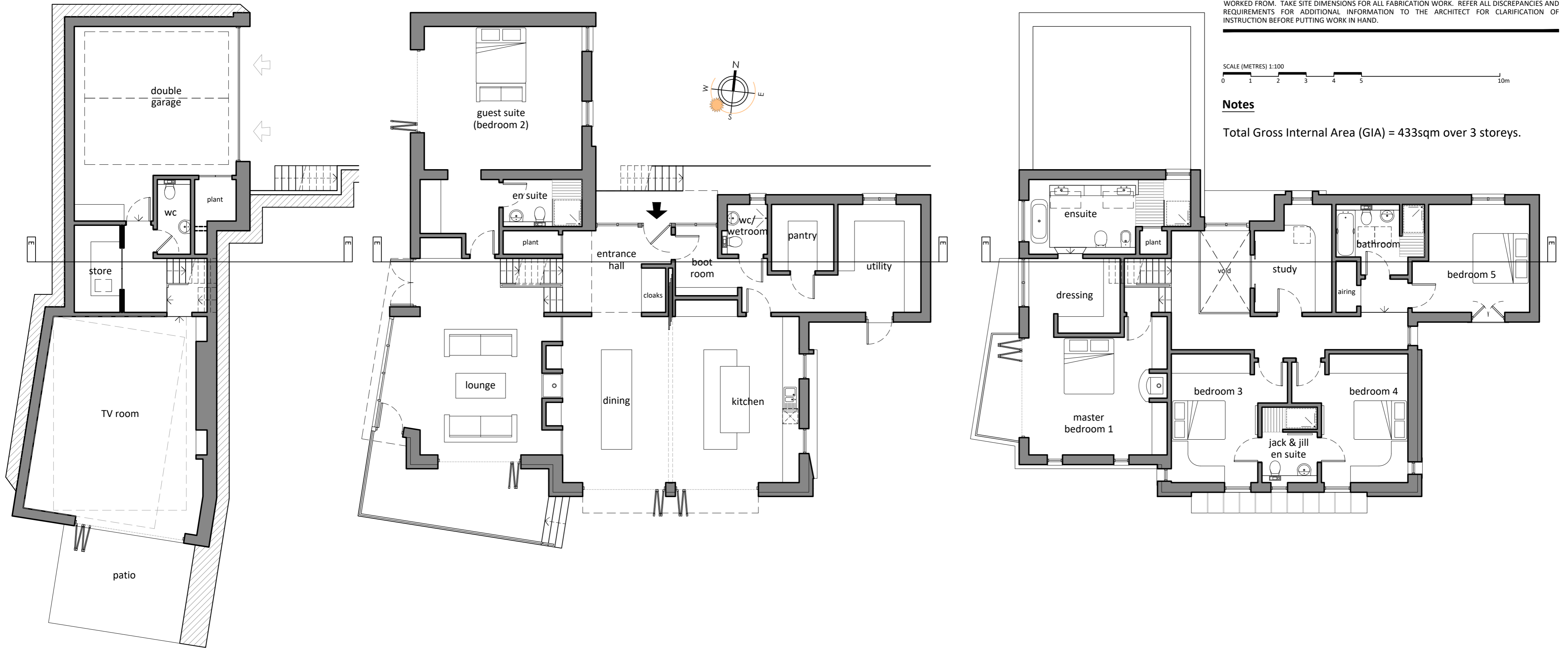
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 Chartered Practice

Proposed residential development on land west of Hamilton Close, Truro TR1 3FW	AUTHOR SLJ
CLIENT Epernay Consultants Ltd	DATE Dec 2019
DETAIL Plot 4: General Arrangement Plans, Elevations & Section	SCALE 1:100 @ A1
	CHECKED -

Planning	2605-D-324	A
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**Notes**

Total Gross Internal Area (GIA) = 433sqm over 3 storeys.

**01 Lower Floor Plan**

REF 2605-D-325  
SCALE 1:100

**02 Ground Floor Plan**

REF 2605-D-325  
SCALE 1:100

**03 First Floor Plan**

REF 2605-D-325  
SCALE 1:100

**Materials Schedule**

- Walls - natural stone/ zinc cladding/ render
- Roofs - natural slate/ zinc cladding/ solar pv/ sedum
- Windows - composite units, colour grey
- Doors - composite units, colour grey
- Rainwater goods - aluminium



**04 North Elevation**

REF 2605-D-325  
SCALE 1:100



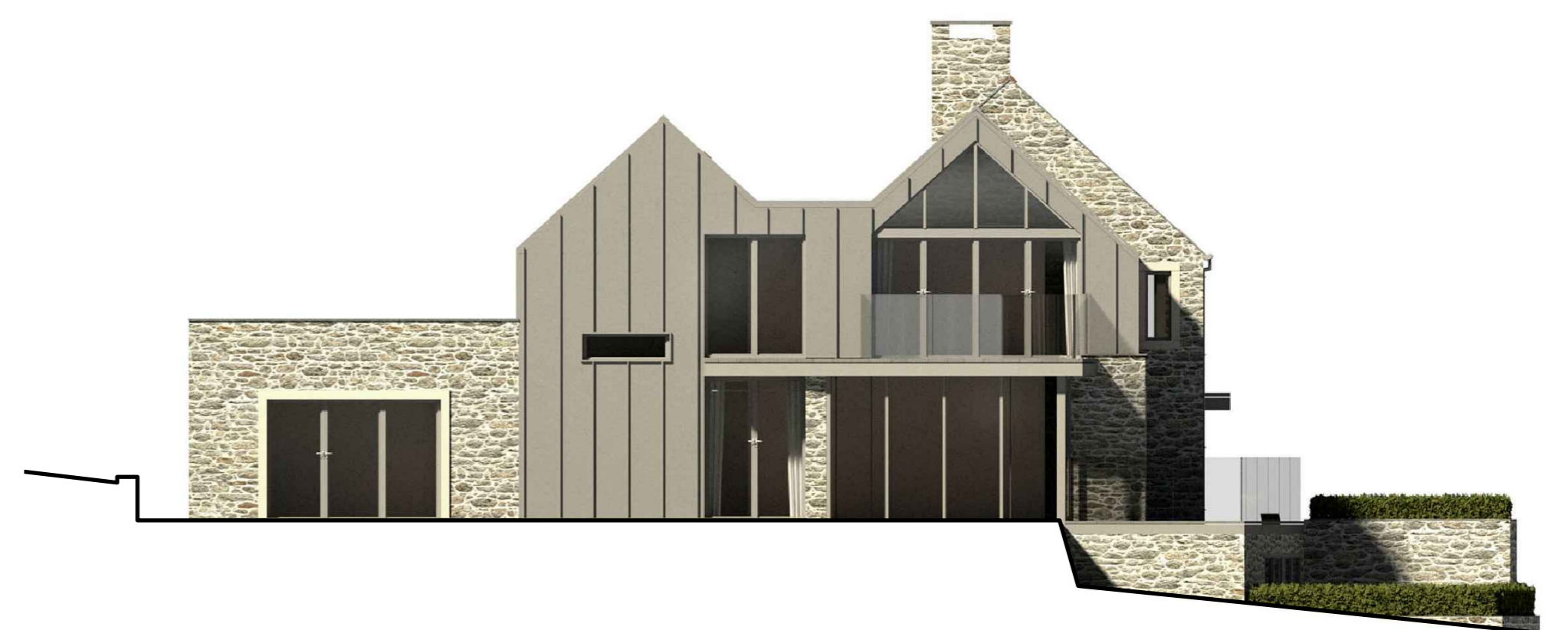
**05 East Elevation**

REF 2605-D-325  
SCALE 1:100



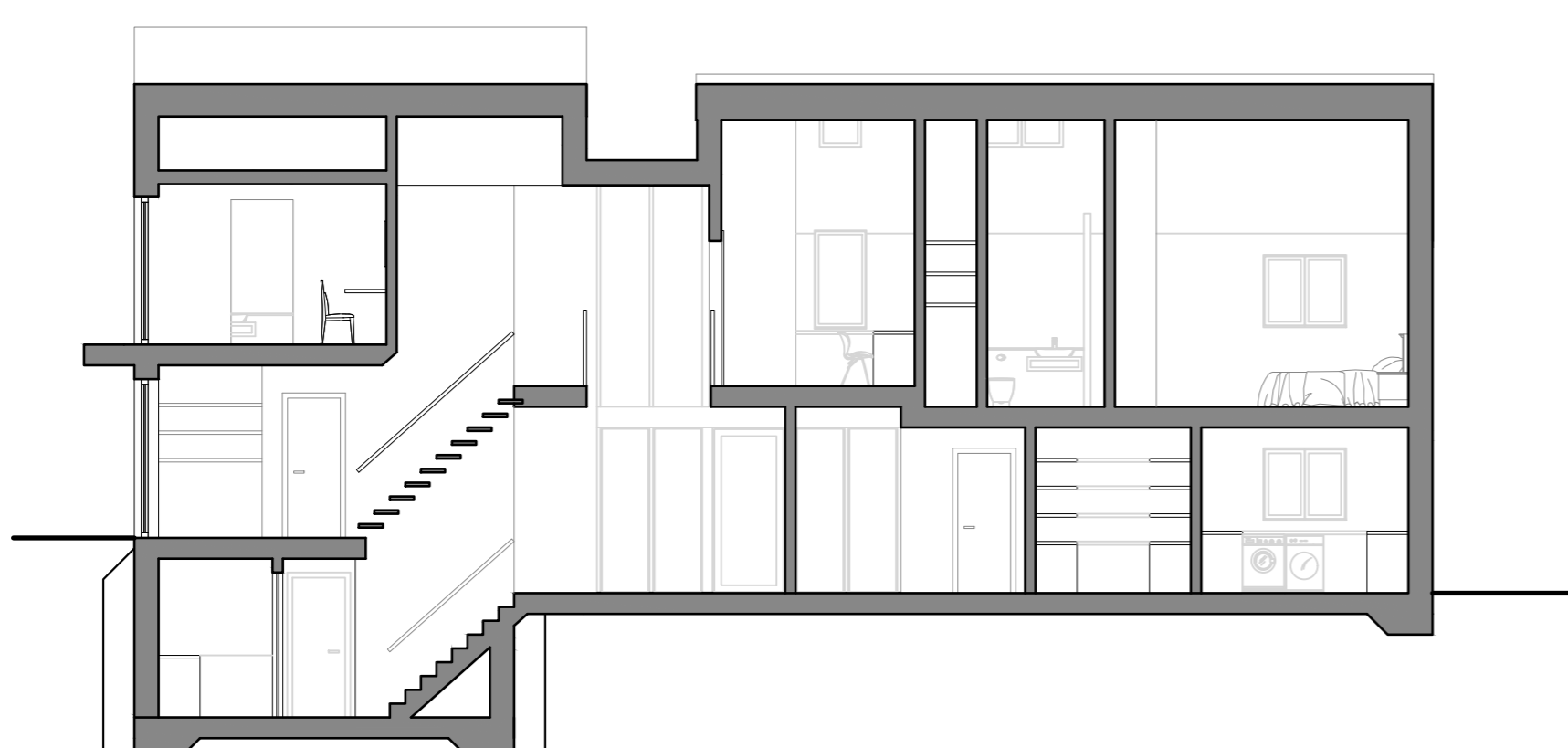
**06 South Elevation - Plot 4**

REF 2605-D-325  
SCALE 1:100



**07 West Elevation**

REF 2605-D-325  
SCALE 1:100



**08 Section E-E**

REF 2605-D-325  
SCALE 1:100

REV	DESCRIPTION	DATE	INS
A	Planning issue	07/02/20	SLJ

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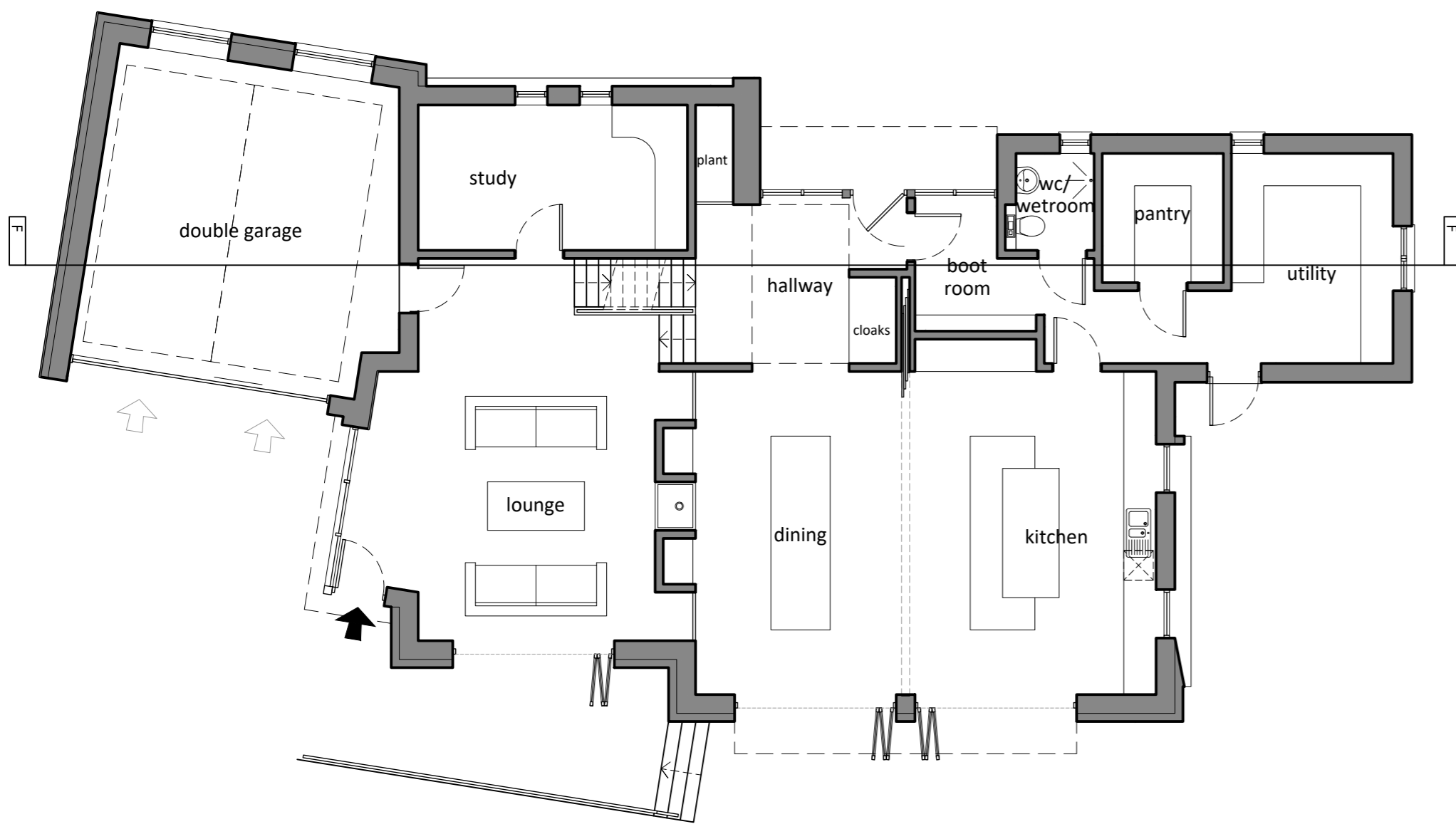
Proposed residential development on land west of Hamilton Close, Truro TR1 3FW	AUTHOR SLJ
CLIENT Epernay Consultants Ltd	DATE Dec 2019
DETAIL Plot 5: General Arrangement Plans, Elevations & Section	SCALE 1:100 @ A1
	CHECKED -

Planning	2605-D-325	A
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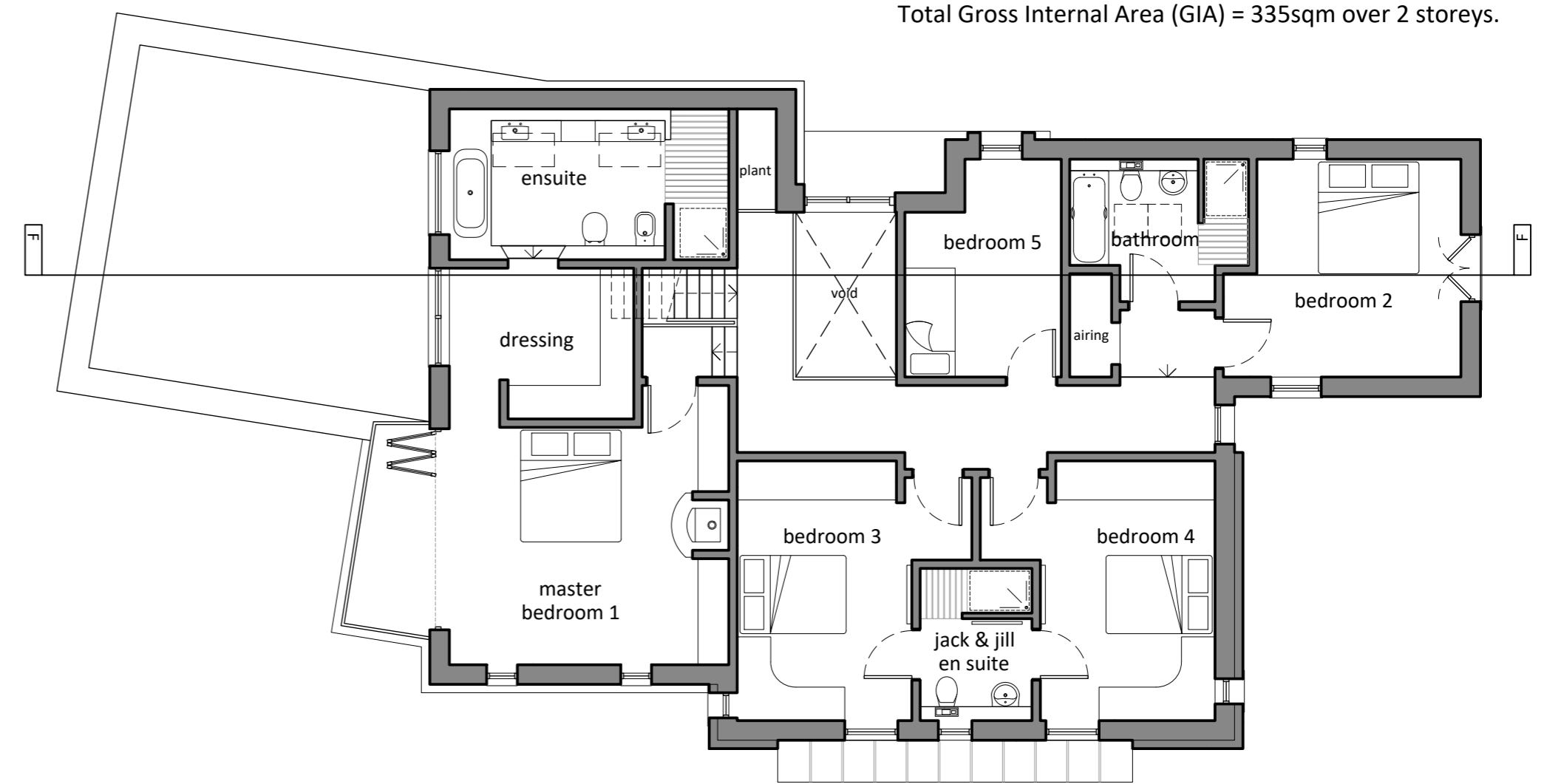
**Notes**

Total Gross Internal Area (GIA) = 335sqm over 2 storeys.



**01 Ground Floor Plan**

REF 2605-D-326  
SCALE 1:100



**02 First Floor Plan**

REF 2605-D-326  
SCALE 1:100

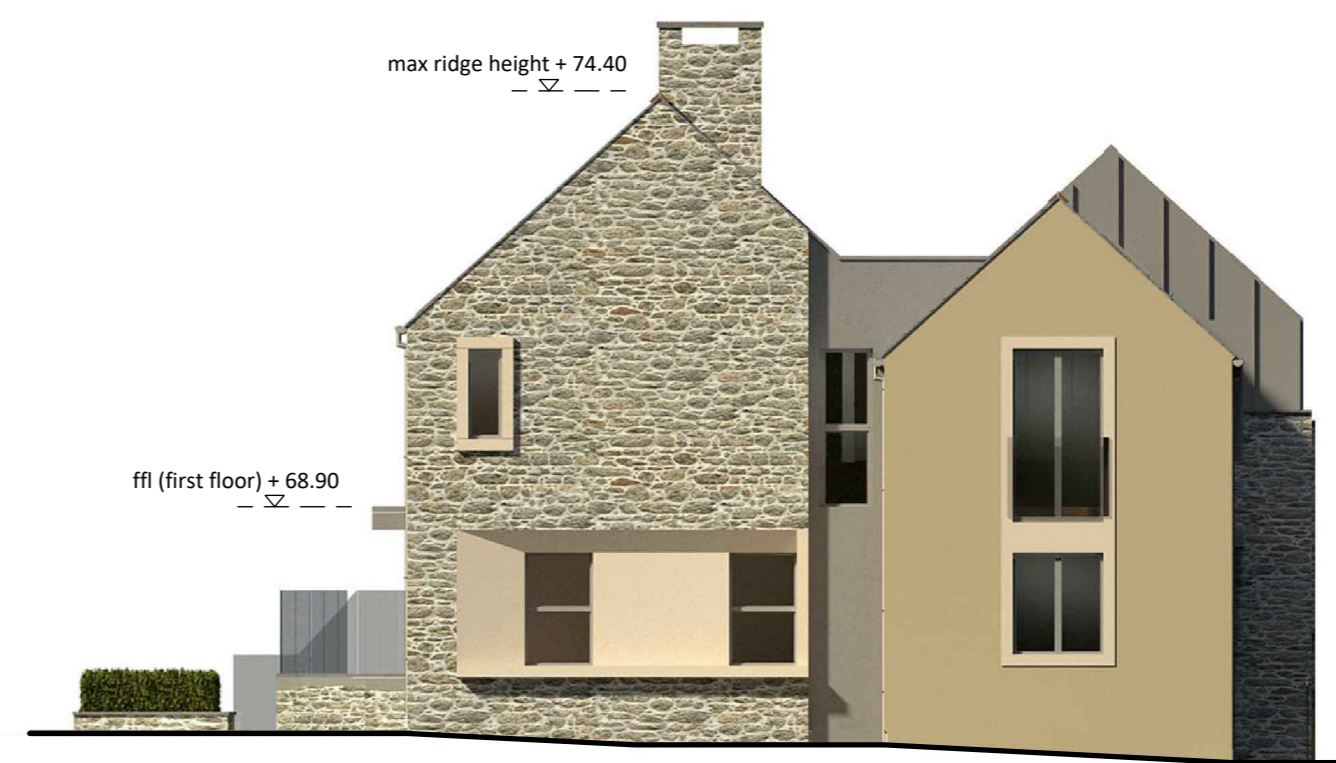
**Materials Schedule**

- Walls - natural stone/ zinc cladding/ render
- Roofs - natural slate/ zinc cladding/ solar pv/ sedum
- Windows - composite units, colour grey
- Doors - composite units, colour grey
- Rainwater goods - aluminium



**03 North Elevation**

REF 2605-D-326  
SCALE 1:100



**04 East Elevation**

REF 2605-D-326  
SCALE 1:100



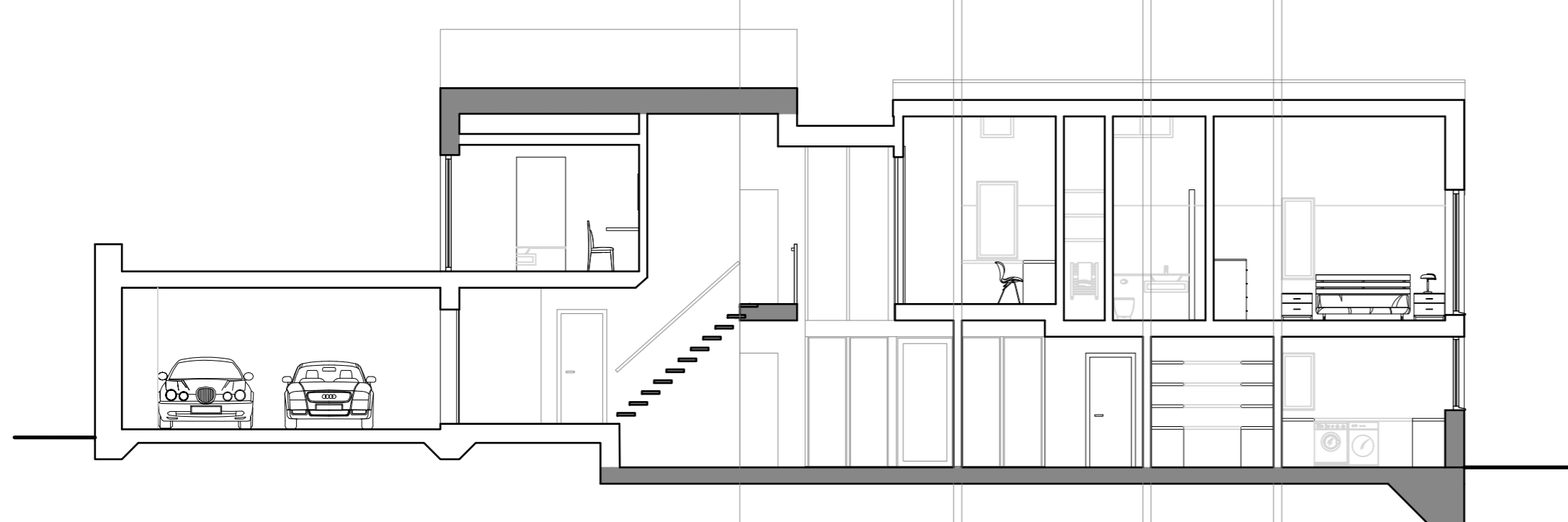
**05 South Elevation**

REF 2605-D-326  
SCALE 1:100



**06 West Elevation**

REF 2605-D-326  
SCALE 1:100



**07 Section F-F**

REF 2605-D-326  
SCALE 1:100

REV	DESCRIPTION	DATE	INS
A	Planning issue.	07/02/20	SLJ



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Proposed residential development on land west of Hamilton Close, Truro TR1 3FW	AUTHOR SLJ
CLIENT Epernay Consultants Ltd	DATE Dec 2019
DETAIL Plot 6: General Arrangement Plans, Elevations & Section	SCALE 1:100 @ A1
	CHECKED -

TITLE Planning	DRAWING NO. 2605-D-326	REVISION A
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## Aerial Perspective: Plot 4 - South East View

Land south of New Mills Lane, Kenwyn, Truro

Ref: 2605-D-331 • Date: January 2020 • Author: SLJ • Client: Epernay Consultants Ltd.



**Aerial Perspective: Plot 4 - South West View**

Land south of New Mills Lane, Kenwyn, Truro

Ref: 2605-D-332 • Date: January 2020 • Author: SLJ • Client: Epernay Consultants Ltd.



**Aerial Perspective: Plot 4 - North East View**

Land south of New Mills Lane, Kenwyn, Truro

Ref: 2605-D-333 • Date: January 2020 • Author: SLJ • Client: Epernay Consultants Ltd.



**Aerial Perspective: Plot 4 - North West View**

Land south of New Mills Lane, Kenwyn, Truro

Ref: 2605-D-334 • Date: January 2020 • Author: SLJ • Client: Epernay Consultants Ltd.