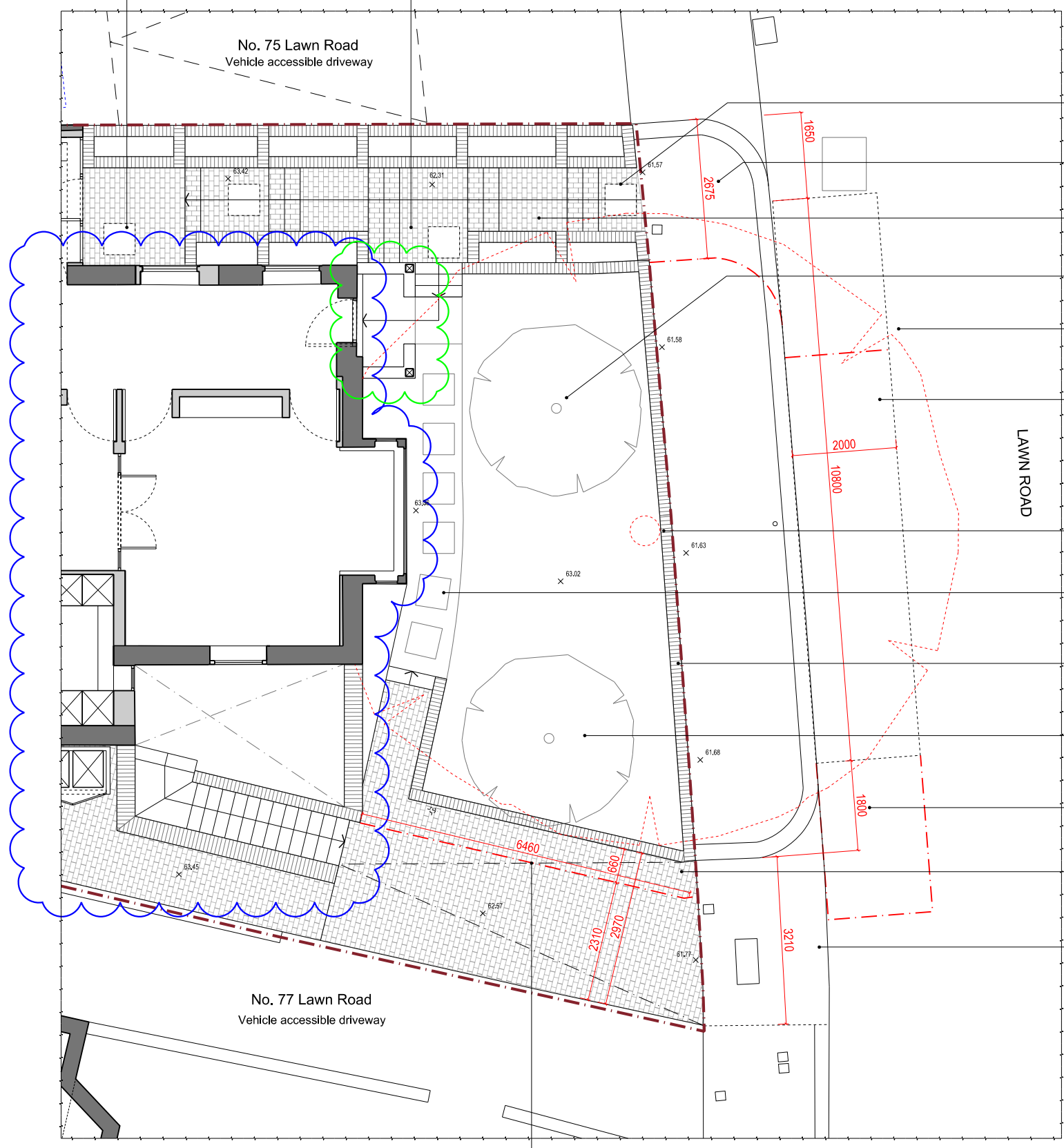


KEY:

	Existing Structure
	Proposed Structure
	Site Boundary
	Spot Height

Alterations shown within the blue cloud represent all works approved by Camden Local Authority in accordance with planning reference: 2020/0348/P

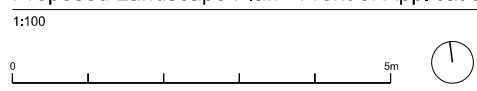
Alterations shown within the green cloud represent all works approved by Camden Local Authority in accordance with planning reference: 2021/0221/P



- Step design with raised brick planters to replace existing brick paved surface. Manhole covers incorporated within surface. Not accessible to vehicles.
- Public highway with pedestrian surfacing extended to align with site boundary, and maintaining vehicular access to No.75 driveway.
- Brick paved landings and steps. Brick to match existing red brick to front elevation of property.
- Replacement tree proposed to front garden to compensate removal of the existing Sycamore tree (TPO).
- Red dash dot line indicates original location of parking bays and crossover.
- Proposed repositioned parking bay. Bays moved closer to North of site inaccessible to vehicles to allow generous space for vehicle accessing South Driveway. Refer to Transport statement [R01\_DF\_Transport Statement (210806)]
- TPO Sycamore tree to be removed due to proximity to retaining wall causing progressive damage. Refer to Arboricultural Report for tree condition assessment [Ref: P3430.1.3 - 76 Lawn Road, Camden, AIA Aug 2021]
- Portland stone stepping stones laid on gravel
- Brickwork retaining wall to be demolished and rebuilt. RC retaining wall clad in brick retained from demolition or to match. Brickwork to match existing in bond, mortar and height. Refer to Structural Engineer report for design of wall and foundations [Ref: R11438 Front Garden Wall Report]
- Proposed magnolia tree. Approved as part of condition discharge. Ref: 2021/1329/P
- Space between on-street parking bay and vehicle crossover for vehicle turning out of the driveway at no. 76.
- Southern driveway widened by 660mm to allow vehicular access.
- Proposed new vehicle crossover with associated pavement treatment to public highway.

Red dash dot line indicates original position of retaining wall.

Proposed Landscape Plan - Front of Application Site.



Rev	Date	Reason For Issue	Chk
P2	17.12.21	Planning Application	WL
P1	26.08.21	Planning Application	NR
/	30.07.21	For Client Comment	NR

Project  
**76 Lawn Road  
 NW3 2XB**

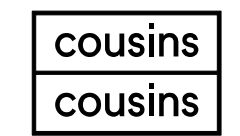
Client  
 Private

Title  
**Proposed  
 Front Garden Plan**

Status  
**PLANNING**

Project Number	Date	Scale @ ISO A3
20007	17/12/2021	1:100

Revision	Drawn By	Approved By	Drawing Number
P2	ED	WL	PA4_20_105



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