Key:

- Access road; bitmac finish
- Footpath; bitmac finish
- Paving slabs
- Grass/Lawn/Soft Landscaping
- Proposed tree
- Proposed shrubs
- Existing trees and shrubs

NB: Landscaping shown is indicative only; to be in accordance with separate landscape proposal/layout drawing and specification by specialists.

- Refuse Bins
- Bin collection points

Access as agreed under application 2017/90180

Proposed access as per 2018/90151

New 2m footpath

PRIVATE DRIVE

MEWS COURT

Bin Col.

Oversized road to accommodate attenuation storage underneath

Refuse turning Area

Possible drainage easement into adjacent site

Shared Access

Private Drive

ROAD

RANDOM STONE WALL

WOOD POST AND WIRE FENCE

Existing Stone Wall Repaired and fix timber fence on top.

1.2m high railway sleeper retaining structure

1.8m high railway sleeper retaining structure

Hedge Boundry with timber post & wire fence incorporated.

Access for garden maintenance

Existing land to be graded on site to suite

Mass concrete retaining wall faced with stone with 1100mm high railings on top

Proposed PRoW

Gate Type G1: 1800mm high timber single leaf gate comprising of naturally finished external grade timber to match adjacent fencing.

Boundary Treatment: A — 1500mm high precast concrete post and timber infill panel fencing with 1200mm high naturally finished featheredge timber infill panels with a 300mm high precast concrete kicking panel beneath. Where party fencing occurs between two properties, a 1800mm high by 2-paned wide privacy screen is to be installed.

Boundary Treatment: B — 2100mm high precast concrete post and timber infill panel fencing with 1800mm high naturally finished featheredge timber infill panels with a 300mm high precast concrete kicking panel beneath.

Note:
Continuous handrail required to external steps greater than 600mm above ground level.
Access gates to open min 400mm clear of bottom of steps, and/or achieve a full landing width clear where sited at head of external steps.

REV	DATE	AMENDMENT	BY	CHKD
V	01/08/23	Levels to plots 23-25 amended to tie in with road levels and drainage points added	GG	GG
U	16/06/23	Type H Apartment Block (11-13) Incorporated, Type G amended to semi-detached.Units increased to 25No	GG	GG
T	02/05/23	Proposed PRoW amended adjacent to Plot 11 and highway increased to 6.1m adjacent to 23m visibility splay	GG	GG
S	14/03/23	14T added. Footpath to entrance amended	GG	GG
R	06/01/23	Boundary Treatments amended.	GG	GG

PROJECT:	Burn Road, Huddersfield				
CLIENT:	Wiggett Construction				
DRAWING:	Proposed Site Layout (Trees)				
DRAWN BY:	GC	CHECKED BY:	GG	DATE: 26/10/2021	SCALE: 1:200 @ A0
STATUS:	Planning	DRAWING No: 1354/P/001		REVISION: V	

1-200 Scale Bar (metres)

HNA architects
Architecture | Planning | Design

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