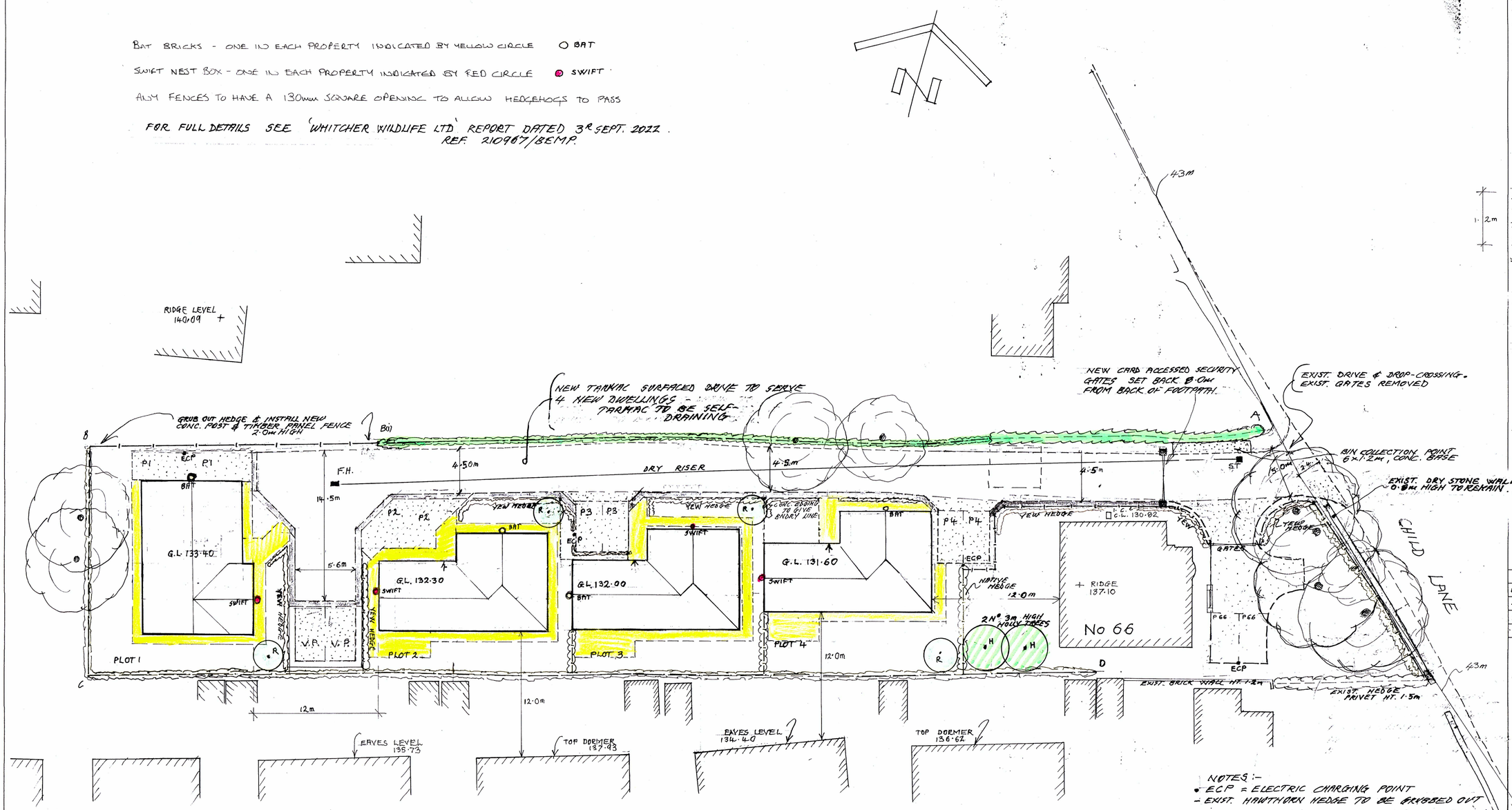
BAT BRICKS - ONE IN EACH PROPERTY INDICATED BY YELLOW CIRCLE ○ BAT

SWIFT NEST BOX - ONE IN EACH PROPERTY INDICATED BY RED CIRCLE ● SWIFT

ALL FENCES TO HAVE A 130mm SQUARE OPENING TO ALLOW HEDGEHOGS TO PASS

FOR FULL DETAILS SEE 'WHITCHER WILDLIFE LTD' REPORT DATED 3RD SEPT. 2021. REF. 210907/BEMP.



BOUNDARY TREATMENT :-

1.) B-C-D - NEW CONC. POST & TIMBER PANEL FENCE WITH NEWLY PLANTED MIXED NATIVE HEDGE TO SITE SIDE OF FENCE

2.) B - B(i) GRUB OUT EXIST. HEDGE & INSTALL NEW 2.0m HIGH CONC. POST & TIMBER PANEL FENCE ON BOUNDARY. HEDGE REMOVE AS NEXT TO PARKING AREA.

3.) B(i) - A - EXISTING BEECH HEDGE TO BE RETAINED & NEW NATIVE HEDGING PLANTED TO REPLACE ALL DEAD BRANCHES.

NEW TREE PLANTING :-

R - 2.5 TO 3.0m HIGH ROWAN

H - 3.0m HIGH HOLLY TREE

NOTES :-

- ECP = ELECTRIC CHARGING POINT
- EXIST. HAWTHORN HEDGE TO BE GRUBBED OUT

2.0m HIGH CONC. POST & TIMBER PANEL FENCE TO BOUNDARY LINE, NEW HEDGE TO SITE SIDE.

- NEW DRY-RISER FULL LENGTH OF NEW DRIVE FROM NEW STOP TAP ON EXIST. WATER MAIN TO NEW FIRE HYDRANT IN TURNING HEAD.
- APPROX. 13 TREES TO BE REMOVED ON SITE - FRUIT TREES.
- —|—|— 2.0m HIGH - CONC. POST & PANEL.
- AIR SOURCE HEAT PUMPS TO BE USED FOR EACH DWELLING.
- COMBINATION OF SOLAR PANELS & PHOTO-VOLTAIC ROOF TILES.

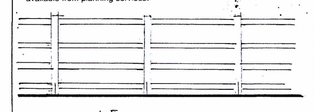
Notes :-

- ALL DIMENSIONS MUST BE CHECKED ON SITE PRIOR TO WORKS STARTING.
- DO NOT SCALE.
- THIS DRAWING AND DESIGN REMAINS THE COPYRIGHT OF J.A OLDROYD M.R.I.C.S AND MAY NOT BE REPRODUCED WITHOUT PERMISSION.
- ALL WORKS MUST BE CARRIED OUT IN ACCORDANCE WITH CURRENT BUILDING REGULATIONS, CODES OF PRACTICE, AND PLANNING OFFICER'S REQUIREMENTS.
- ALL MATERIALS MUST COMPLY WITH CURRENT BRITISH STANDARDS IN SITUATION USED.

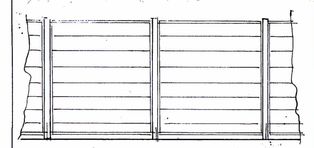
THIS IS A NOTIFIABLE PROJECT UNDER THE CONSTRUCTION & DESIGN REGULATIONS 2007. THE DEVELOPER MUST BY LAW INFORM THE LOCAL HEALTH & SAFETY EXECUTIVE AND ALSO OBTAIN THE SERVICES OF A C.D.M. CO-ORDINATOR.

Party Walls

The Part Wall Act etc. Act 1996 came into effect on 1st July 1997. If someone is planning to carry out building work which involves: work on an existing wall shared with another property; or new building on the boundary with a neighbouring property; or excavating near a neighbouring building, they should find out whether that work falls within the scope of the Act. If it does, they must serve the statutory noitice on all affected owners. The government has produced an explanatory leaflet which is available from planning services.



TIMBER POST & RAIL FENCE ON BOUNDARY TO CHILD LN. BEHIND SITE LINES.
NEW MIXED NATIVE HEDGE TO SITE SIDE OF FENCE



2.0m HIGH CONC. POST & TIMBER PANEL FENCE.

	Date	Revisions
C	30/9/22	ACCESS TO No 66 CHANGED & ENTRY WALL TO REMAIN.
B	28/8/21	FENCE/HEDGE DETAIL ADDED
A	19/8/21	PLOT 1 CHANGED TARMAC DRIVE - SELF DRAINING.
-		ALT. HEATING SOURCES.

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Client: KEVIN BLAKELEY

Address: 66 CHILD LANE, ROBERTTOWN, LIVERSEDGE

Drawing Title: PROPOSED SITE LAYOUT

scale 1:200

date MARCH '21 | drawn by

Drg No 20/207/4 | Rev C