



HARDWORKS
Surfaces and Finishes

-  Access Driveway:
Asphalt Concrete (Vehicular grade) with new kerb edging where required.
-  Private Courtyard:
Permeable Resin bound aggregate in Gold Quartz or equal approved with buff resin
-  Flagstone paving:
Locally sourced yorkstone paving flags laid on mortar bed. Random staggered coursing 300-600mm wide with mortar joints.
-  Stone Sett edging:
Locally sourced Yorkstone setts laid in stretcher bond across gateway and to edge of resin bound aggregate. 150mm wide x random lengths laid on mortar bed.
-  Brick Paths:
Clay paving bricks laid in herringbone pattern with soldier course edging. Grey mix 205x50x60mm laid on compacted sand bed with mortared edge course.
-  Gravel Terraces:
Permeable Resin bound aggregate in Gold Quartz or equal approved with buff resin
-  Steps:
Yorkstone paving 400mm long tread with 150mm brick riser.
-  Walling:
400mm wide 1.8m high wall with flat stone coping. Stone and jointing to match building with 600mm square piers.
-  Fencing:
1.8m high close boarded timber fencing with min. 100x100mm timber posts set at 1.8m centres. All timber to be pressure treated FSC softwood.
-  Driveway Gates:
3.6m wide 1.8m high close boarded timber gates. All timber to be pressure treated FSC softwood and stained grey to match building detailing.

SOFTWORKS

-  Proposed Trees:
Ornamental multi-stem garden trees to include Betula, Magnolia, Amelanchier and Corkscrew Hazel (Underground guyed). Min. 450mm approved topsoil to BS3882 over approved clean sub-soils from site.
-  Proposed Ornamental Planting:
Mix of Herbaceous perennials, grasses and shrub planting. Min. 450mm approved topsoil to BS3882 over clean sub-soils from site.
-  Hedgerows:
Mix of hedgerow planting see individual labels for details. Soils as above.
-  Wildflower Meadow:
Reinstatement of wildflower meadow allowing existing soil bank to colonise and over seed with locally sourced flowering meadow seed mix 5g/m2 in swathes along contour lines and around orchard trees
-  Proposed Lawn:
Tillers Arena or similar approved. Min. 150mm of approved topsoil to BS3882

LIGHTING

-  Proposed LED Uplighting:
U1 - Uplighter to Trees
Light to uplight canopy of tree at night and provide suitable way-marking and illumination
-  U2 - LED in ground up lighter for demarcating pathways.

All lighting to Lighting Engineers specification.

LEVELS

-  Existing Levels
-  Proposed Levels
-  Mounding/slopes



REVISION	DESCRIPTION	DATE	NOTES
A	ISSUED TO BUILDING CONTROL & TENDER	10/2/24	

CONSTRUCTION DRAWING		BRACKEN HILL, MIRFIELD	
ORANGE DESIGN STUDIO. ARCHITECTURAL PRACTICE		PROPOSED GARAGE PLANS	
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hello@orangedesignstudio.co.uk 59A, Huddersfield Road, Mirfield, WF14 8AA	PAPER SIZE A1	DATE (20)005 08/03/23	REVISION A
01924 650930	MR & MRS GRIFFITHS		
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