

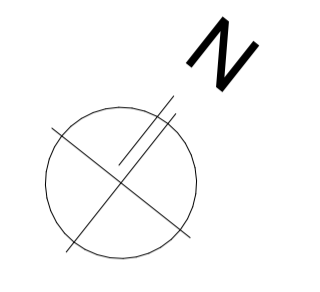


- Turfed Lawn
- Hedgerow
- Rockery Stones
- Natural Stone Paving
- Sawn Ashlar
- Planting Bed
- Gravel Edging
- Meadow Grass
- Hoggin
- Planting
- Tarmac

**Notes**

Do not scale from drawing, use figured dimensions only.  
 All dimensions must be checked and verified on site prior to commencement of work and Architect to be notified of any discrepancies.  
 This drawing is intended to permit overall scheme proposals only and cannot be used for construction purposes without further information.

Rev	Description	Drawn	Date
•	Drawing created.	JE	14.05.24
A	External works scheme developed following amendments to GA, External staircase/access to neighbouring property updated.	JE	27.11.24
B	Site layout plan updated following meeting with Client.	JE	26.02.25
C	Drawing updated.	JE	22.04.25



Key - 1:50

**Steps:**  
 Tiered "Rockery" with steps to form change in level from Ground Floor to Lower Ground Floor gardens. Tiers to be approx. 450mm in height with intermediate risers forming steps. Rockery to have integral planting throughout.

Rear Garden (Storey Below)

**Retaining Wall:**  
 Concrete retaining wall clad in natural coursed walling stone to lower side, topped with sawn ashlar copings.

**Planter:**  
 Mild steel planters installed min. 450 mm above driveway level to act as vehicular barrier.

**Boundary:**  
 Existing timber fence boundary to 31 Town End Road to be retained.

**Guarding:**  
 Pedestrian guarding set at 1100mm above planter level to separate details.

**Access:**  
 Access to 27 Town End Road to be reconfigured to suit new driveway arrangement. Steps and path constructed in stone paving with steps to lower level constructed from existing stonework salvaged from site.

**Client**  
**P A Midgley**

**Site Address**  
 Land Adj. to, 27 Town End Road, Holmfirth, HD9 1AH

**Project Description**  
 Proposed dwelling

**Status**  
 Construction

**Date** May 2024    **Drawn** JE    **Checked** JE

**Drawing** Ground Floor External Works    **Scale** @ A1 1:50

**Drawing No.** 3509 (9-) 02    **Revision** C

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Ground Floor Plan - 1:50