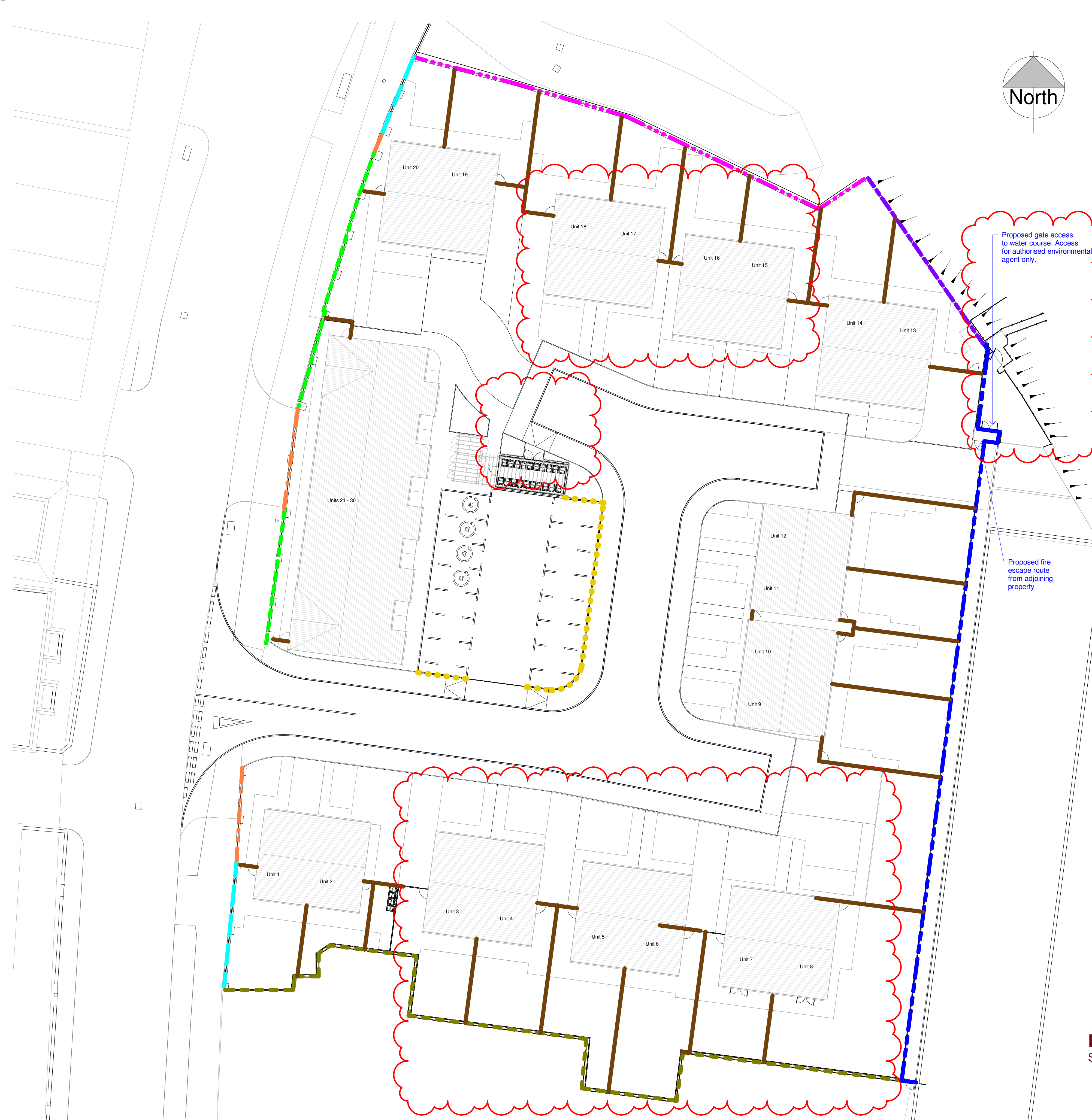




- KEY: -
- BOUNDARY TREATMENT 1**
[Bury Road]
Existing brick wall with piers, concrete copings & railings. Brickwork wall and concrete copings made good. Piers reduced in height and new concrete copings provided/ existing reused where possible. New railings atop wall to approx 1200mm above localised finished ground levels NBS Q40_340A
 - BOUNDARY TREATMENT 2**
[Bury Road]
New sections of brick walls with new piers, concrete copings & railings to match modified Boundary Treatment 1. Will require new foundations.
 - BOUNDARY TREATMENT 3**
[Unit 20: Bury Road]
Existing brick wall with piers, concrete copings & railings. Brickwork wall and concrete copings made good. Piers reduced in height and new concrete copings provided/ existing reused where possible. New double boarded timber fencing, wooden posts, atop wall to approx 2100mm above localised finished ground levels NBS Q40_340A
 - BOUNDARY TREATMENT 3**
[Unit 1: Bury Road]
New sections of brick walls with new piers, concrete copings & double boarded timber fencing to match modified Boundary Treatment 3. Will require new foundations.
 - BOUNDARY TREATMENT 4**
[Units 14 - 20: Northern Boundary]
Existing brick wall boundary retained and made good. Existing fence outside boundary retained (ownership unknown) Apply new sections of double boarded timber fence, wooden posts, to top of brick wall to height approx 2100mm above localised finished ground levels NBS Q40_310A
 - BOUNDARY TREATMENT 5**
[Units 13 & 14: Adjacent watercourse]
Existing low level brick wall in state of collapse. Reduce to 3 courses above ground level or below to be agreed. New boundary double boarded timber fence, concrete posts and kick boards, to Plots 13 & 14 height approx 2100mm above localised finished ground levels Q40_310B
 - BOUNDARY TREATMENT 6**
[Units 1 - 8: Southern Boundary]
New 2100mm timber fence, concrete posts and kick boards, to rear of new gardens NBS Q40_310B backed with 2100mm galvanised palisade fence to boundary line NBS Q40_350
 - BOUNDARY TREATMENT 7**
[To industrial building: East Boundary]
New 2100mm double boarded timber fence, concrete posts and kick boards, to maintain maintenance strip to adjacent building c/w new gateway to North & South acting as fire escape route. Welded wire mesh galvanised gate to close off access along North/South neighbouring Unit & Watercourse. Locked to pedestrian access. Access to be agreed with Environment Agency and neighbouring unit. Fencing and gate if required and agreed all to match existing
 - BOUNDARY TREATMENT 8**
[Surrounding Central Car Park]
New low galvanised railing at height of approx 1200mm Q40_340B position on paving or parking bays to be agreed
 - BOUNDARY TREATMENT 9**
[Garden Fence]
New close-boarded timber fencing, concrete posts and kick boards, to garden boundaries and between gardens NBS Q40_310 at height of 2100mm. Gates NBS Q40_570A
New close-boarded timber fencing, concrete posts and kick boards, to apartment block and between gardens NBS Q40_310 at height of 1500mm
- Note: -
- To prevent use as a climbing aid - Where boundaries formed by combination of low retaining walls and railing/fence panels, railing/fence to be flush to outer edge of brick wall with no gaps between for timber fencing
 - To prevent climbing, allow for cutting back all tree branches below 2400mm that cross boundary line, locations to be agreed on site and method as recommended by arboriculturist and carried out by trained operatives

Proposed Site Boundaries
Scale 1 : 200

© This Drawing & Design is the copyright of Jenkins Design Services Ltd and should not be reproduced without written consent.

Contractors are to check all levels & dimensions on site prior to site works commencing & report discrepancies to the Designers.

DO NOT SCALE FROM THIS DRAWING

PLANNING

E	Existing brook access revised in response to GMEU's comment. Units 3-8 & 15-18 repositioned to maximise the distance between rear of building to face of fencing. Dropped crossing to bin store added.	AL	TR	04.07.23
D	Shared drive width reduced to 4.8m in response to comments received from the Planning Officer	CM	TR	05.06.23
C	Boundary noted updated as Employers Requirements and NBS specifications added	NM	TR	19.04.23
B	Length of units 3-8 and 13-20 increased.	AL	TR	10.03.23
A	Updates in response to CIS	CM	TR	29.11.22
Rev	Description	By	Chk	Date

Project:

Station works
Bury Road, Radcliffe, M26 2UA

Title:

Proposed Site Boundary Conditions

Client:

Paul Cook Developments/ Jigsaw Homes

Drawn By:

NM

Checked By:

TR

on

04.07.23

Original Size:

A1

Project Number:

22049

Drawing Number:

SI-00-DR-A-1004

REV

E

JENKINS

DESIGN SERVICES

JENKINS DESIGN SERVICES LTD
150, WILSON ROAD, RADCLIFFE, M26 2UA
0161 275 7779
E: JENKINS@JENKINSDESIGN.CO.UK

ARCHITECTURE INTERIOR PROJECT CDM BUILDING
DESIGN MANAGEMENT ADVISOR CONSULTANCY