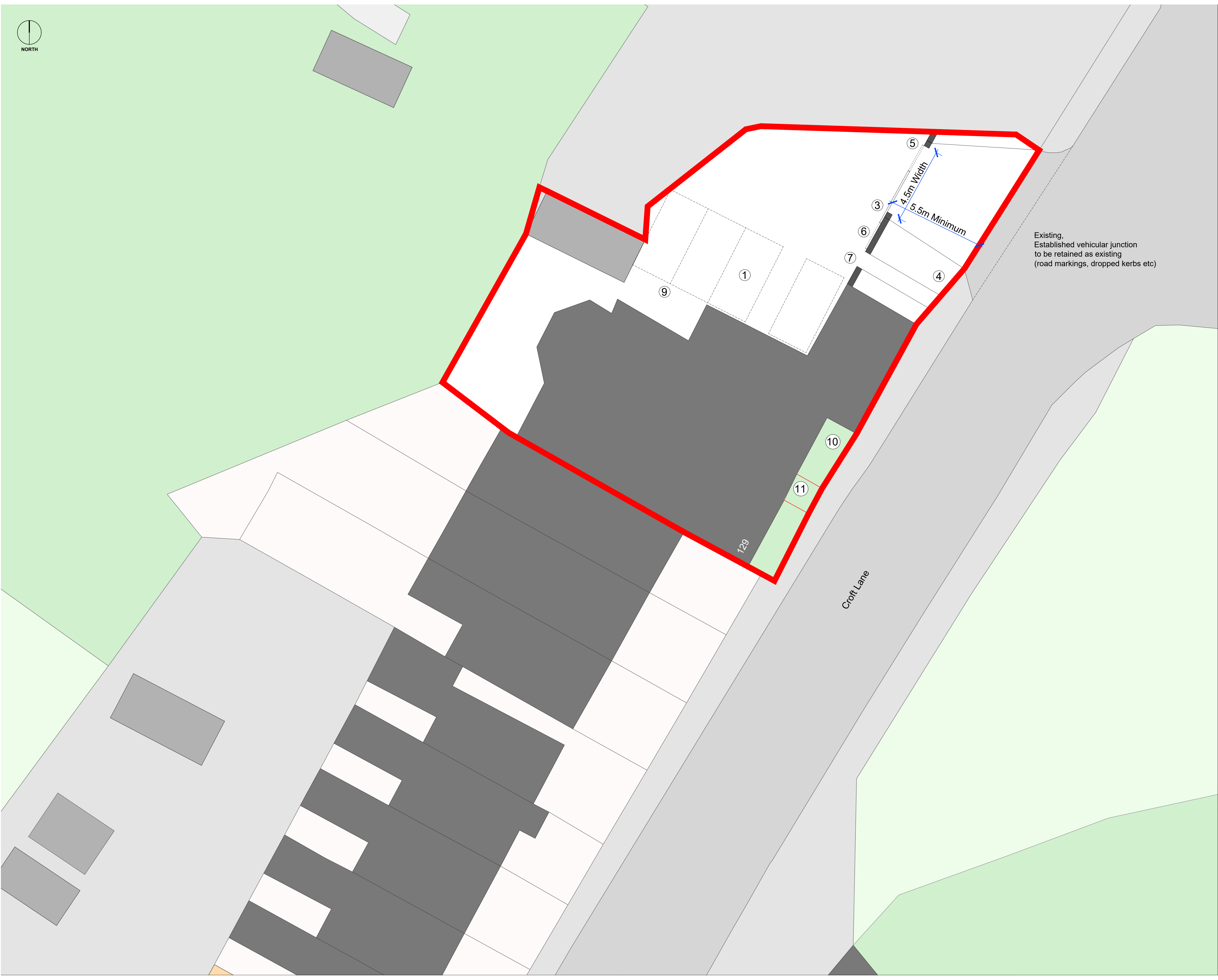
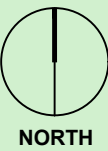




DO NOT SCALE FROM THIS DRAWING

Notes

All dimensions to be checked on site

Any discrepancies to be reported immediately to the Architect

Drawing to be read in conjunction with all relevant design information, including Architects, Services, Civil and Structural Engineers drawings

All existing site, tree, building and survey information has been compiled from different sources, including information supplied by third parties

NOT FOR CONSTRUCTION

- Drawing Notes:**
- Red line indicates the extent of the application site
Approximate Site Area = 526 sq.m
- 4 No Car parking spaces (2.5m x 5m)
 - Established vehicular access from Croft Lane
 - Mechanically operated, sliding gate (1.8m height)
 - Low level landscaping within natural stone walls (maximum height 750mm)
 - Natural stone boundary wall / gateposts (1.8m height)
 - Boundary wall or fence (1.8m height)
 - Pedestrian gate
 - Pedestrian path
 - Electric vehicle charging point
 - Landscaped buffer formed with 150mm (d) x 50mm (w) concrete pin kerbs at junction with the back edge of the existing pavement (finished level to be 50mm above the adjacent hard landscaping)
 - The planting specification and softworks build up for the landscaped buffer are to be confirmed by a Landscape Architect in due course
 - Red dotted lines indicate the extent of the existing single storey porch which is to be demolished

- Rev 3
2024.07.02
Notes in relation to the landscaped buffer / demolition of the front porch added at request of LA Planning Officer
- Rev 2
2024.06.24
Vehicular / pedestrian access arrangements updated, Drawing revised to reflect Highways design (by Paragon)
- Rev 1
2024.05.17
Location of electric vehicle charging point added

H1233 101 Rev 3

TITLE PROPOSED DRAWING
SITE LAYOUT PLAN

SCALE 1:100 @ A1

PLANNING

PROJECT REFURBISHMENT & ALTERATIONS TO STUDIO
FORMERLY KNOWN AS THE ROACH BANK INN
129 CROFT LANE
BURY
BL9 8QH

CLIENT MR ANDY ODUDU

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