



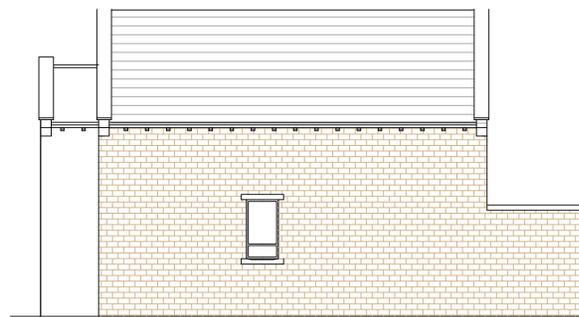
FRONT ELEVATION
PLOTS 2, 3 & 4 HANDED



SIDE ELEVATION



REAR ELEVATION



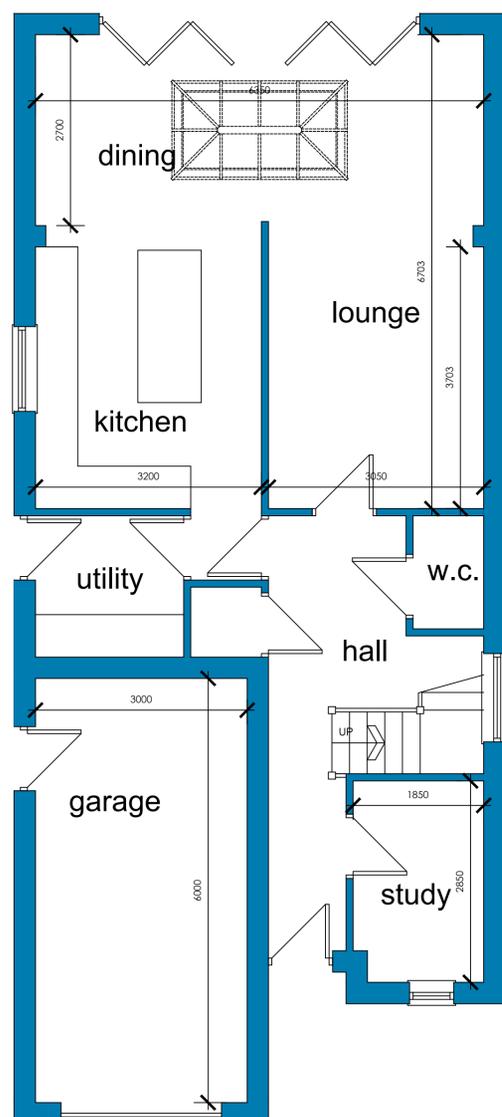
SIDE ELEVATION



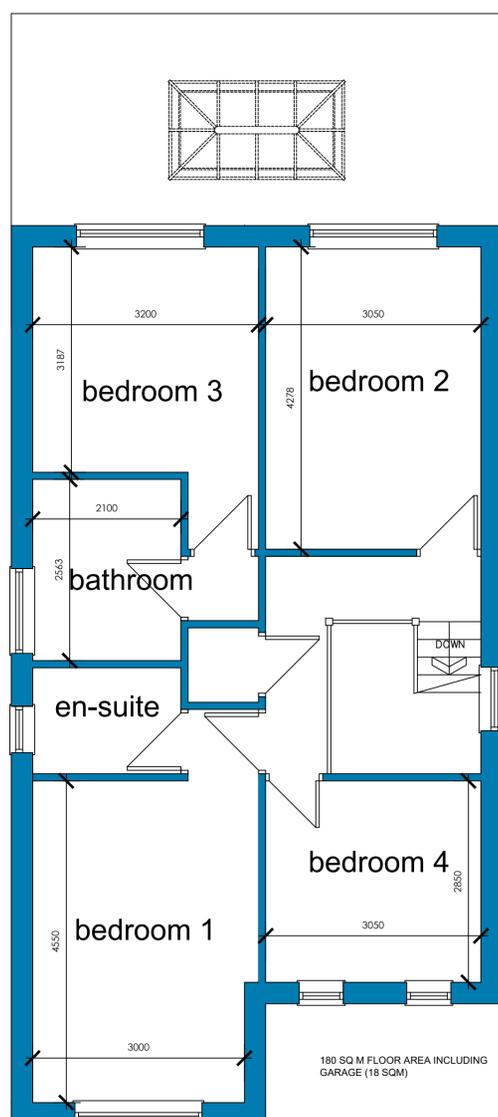
VIEW FROM CARR GREEN LANE.

68 CARR GREEN LANE

The 25-degree rule is a planning guideline that helps assess whether a new building or extension will unacceptably reduce daylight to a neighbouring property's habitable room window when the development is directly opposite it. To apply the rule, a 25-degree line is drawn upwards from the centre of the lowest neighbour window; if the proposed development falls entirely below this line, it's unlikely to cause a substantial loss of daylight.



GROUND FLOOR PLAN
PLOTS 2, 3 & 4 HANDED

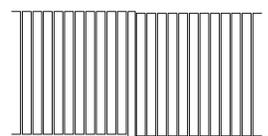


FIRST FLOOR PLAN



SITE PLAN
SCALE 1:500

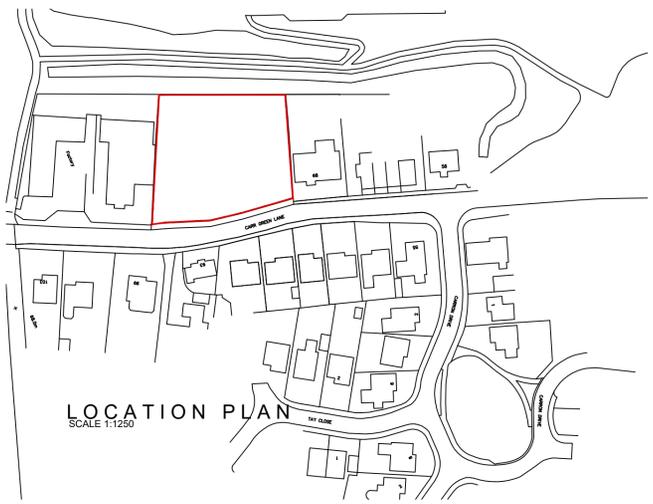
PROPOSED BOUNDARY TREATMENTS
POINTS A-B 2M HIGH FENCE TYPE A
POINTS B-C ENTRANCE
POINTS C-D 900MM HIGH WALL IN STONE TO MATCH DWELLINGS
POINTS D-E-F AND STONE WALL TO MATCH DWELLINGS TYPE B
FENCING BETWEEN REAR GARDENS TO BE 1800MM HIGH TYPE A FENCE



SCREEN FENCE TYPE A
1800MM OR 2000MM HIGH AND STEPPED TO SUIT SITE CONTOURS
TIMBER POSTS 125x25MM DARK STAINED TIMBER, FEATHER EDGED



EXTERNAL MATERIALS
EXTERNAL WALLS-BECKSTON ARTIFICIAL STONE (SEE IMAGE)
ROOF- MARLSY MODERN DARK GREY INTELLOCKING CONCRETE ROOF TILES
WINDOWS TO BE UPVC COLOUR 'AGATE' (Agate Grey (RAL 7038))



LOCATION PLAN
SCALE 1:1250

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Project: RESIDENTIAL DEVELOPMENT CARR GREEN LANE, MAPPLEWELL BARNSLLEY			Client: MR RICHARD RICHARDSON		
Drawing Title: PLANS AND ELEVATIONS			Date: JUNE 2025		Scale: 1: 50 & 1:100 @ A1
Ref: 25-007			Dwg. No. 01	Rev. B	
Date	Suffix	Description	Date	Suffix	Description
08-10-25	A	25 DEGREE RULE SHOWN			
10-10-25	B	ROOFS REVISED, HEDGEROW & MATERIALS ADDED			