

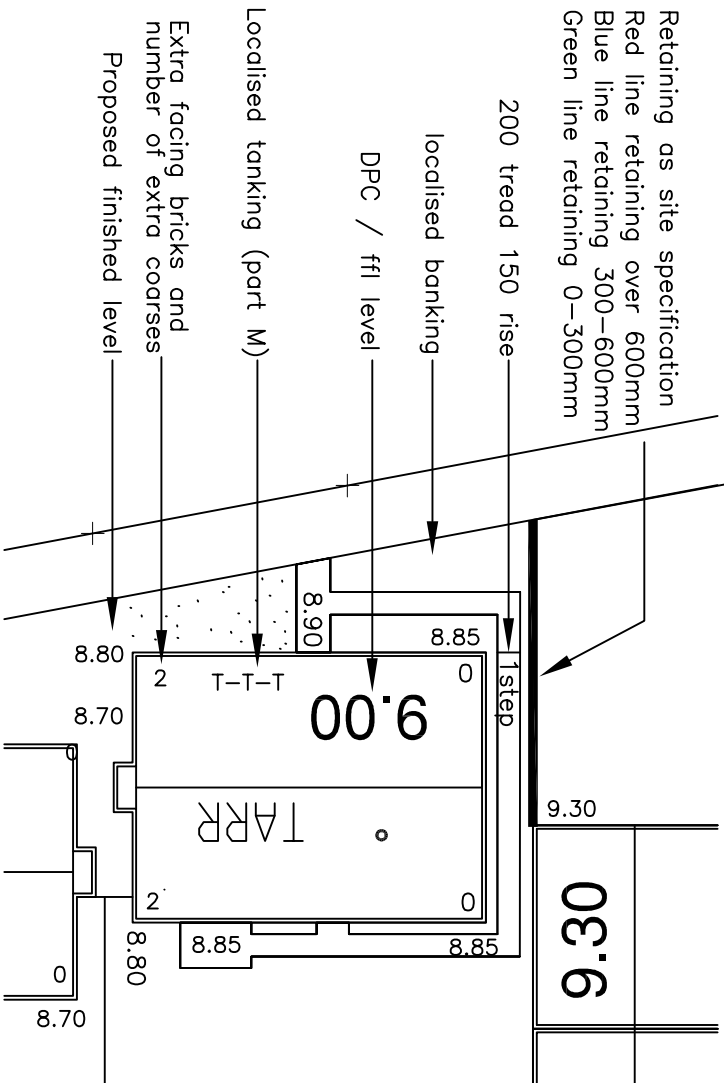
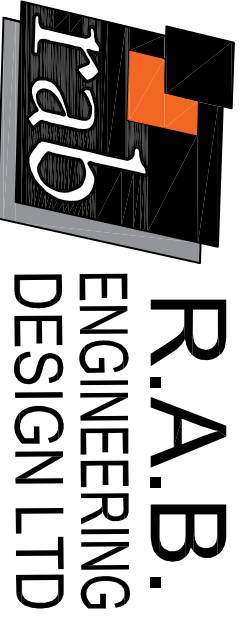
Doncaster Road

Doncaster Road

McDonalds restaurant

Sandygate Lane

EXTERNAL WORKS DESIGN PRINCIPLES
The design of this site is initially based on Part M of the building regulations and guidance from NHBC requirements.
Maximum drive gradients are set at 1:12 at the worst point. A level threshold is to be provided in front of the main access door.
Garden gradients are set at a maximum 1:10 this is in line with other developers (Stora Homes this is 1:10 (typical) NHBC minimum is 1:6, a garden gradient used by Gleeson Homes.
Tanking to plots 1-6 by specialist contractor due complexity of window openings and drain pipe penetration. All details to be provided by Architect



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Black Stone Developments
Sandygate Lane, Sheffield
External Works

DRAWN BY rab
SCALE 1:200
DATE NOV16
DRAWING No 1073-11-1
REV G

PRELIMINARY ONLY
Based on Site Plan Issued 10-12-19

G. Complete redesign based on amended planning layout 10-12-19
F. Plots 17-18 rear garden gradients revised 19-3-19
E. Minor adjustments to external works levels, plot section-19
D. Layout revised in line with current planning layout, further detail and design statement added 28-11-18
C. Layout revised in line with planning submission 18-4-18
B. Minor design changes 15-4-19
A. Full redesign following change in layout 1-9-17