- NOT FOR USE ON SITE -
PROVISIONAL LAYOUT DRAWING, SUBJECT TO PLANNING APPROVAL



PROPOSED BUFFER PLANTING MIX. - TO INCLUDED SOME SAPPLINGS

No	Code	Plant Name	Ht(cm)	Root	Mix(%)
69	Ag	Alnus glutinosa	60-90	B	150
69	Bp	Betula pendula	60-90	B	150
69	Cav	Corylus avellana	45-60	B	150
69	Cm	Crataegus monogyna	45-60	B	150
23	Fe	Fraxinus excelsior	60-90	B	50
23	Pa	Prunus avium	60-90	B	50
23	Qp	Quercus petraea	60-90	B	50
46	Sc	Salix caprea	45-60	B	100
23	Sau	Sorbus aucuparia	60-90	B	50
46	Sv	Sorbus vilmorinii	45-60	B	100

0m 10m 20m 30m 40m 50m 60m 70m 80m 90m 100m

- Existing tree to be removed
- Existing tree to be retained and protected during construction to British Standard 5837:1991.
- Areas of new tree planting see schedule for species
- New shrubs/ ground cover planting
- Grass to front garden
- Paving slab access paths to level threshold for principle entrance. Gradient not to exceed 1in 12 for maximum 5.00m length
- Private drives
- 1.80m high screen wall
- S.W. boarded vertical screen fence 1.80m high (100 x 22mm boards with 22mm gaps, 3No. 75 x 38mm rails, 100 x 100mm posts @ 1.875m centres).
- As above, height reduced to 1.20m
- Plot division fence, post & wire
- (201) House type code reference number
- 8 Plot number
- b a Material code reference refer to schedule
- Garages location.

P indicate parking space compliant garages, all other to be Gleesons standard garages

- Parking bays
- 33.500 Proposed floor levels subject to a tolerance of + / - 0.5m

N

HOUSE TYPE

code	type	no
201	2 bed semi det./ terr	7
202	2 bed semi det.	8
301	3 bed semi det.	7
302	3 bed semi det.	7
303	3 bed semi det.	2
304	3 bed detached	4
309	3 bed semi det.	9
310	3 bed detached	2
311	3 bed semi det.	4
401	4 bed detached	2
403	4 bed detached	1
404	4 bed detached	2
405	4 bed detached	1
406	4 bed detached	2
TOTAL		**58**

gleeson

Richard Ward Design

Chartered Architectural Technologist
Architectural Design & Development Consultant

Richard S. Ward
M.C.I.A.T.
Telephone 01604 410943

2. Burtram Close
Weston Favell
Northampton NN3 3PH

LOWFIELD ROAD
BOLTON ON DEARNE 2

planning layout

GLEESON HOMES & REGENERATION

H	Open space omitted from rear garden to plots 112-118, plots 112-114 revised.	09.02.15
I	Plots 112-115 moved forward.	10.02.15
A	Scheme re-design.	27.02.13
B	P69,76-96,114-124 revised(35No)	26.05.13
C	Play equipment re-positioned.	30.05.13
D	Parking to plots 62-64, 67,71,78, 79, 92, 93, 94, 98, 100, 102, 105, 106, 108, 118 & 119.	
	type change to plots 65, 66,83,84,96,105 & 114-124. 114-124, Rd margins 675mm	18.03.14
E	Play equipment re-positioned.	28.03.14
F	Plots 74-99, 105-115 revised, odour stand off line advanced 10m, play area re-positioned.	
	buffer planting and schedule added.	10.07.14
G	Plot 109 slight repositioning back from margin. elec substation added, plot boundary treatments revised, latest unit footprints used.	25.01.15

Scale: **1:500 at A1**

Date: **02.11.12**

Dwg No: **373/2J**