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Align access road with existing lane.

Align access road with existing lane.

Remove 1No Sycamore tree shown hatched to be replaced with 4 No heavy standard trees (1 No Sycamore, 3 No Oak).

Existing gate posts.

Extend access road to Lees Hall.

Plant new hawthorne hedgeto lane as shown.

Realign existing lane and reconstruct 4.5m wide access to Lees Hall Farm with native hawthorne hedges both sides.

Fall Head Farm

Lees Hall Farm

Field

Field

Form passing places 5.5m wide and 8.0m long with 45° splays back to alignment of existing lane.

Existing stone gate posts.

4.5 metres

Existing wall and hedge to north east of lane between golf course and Lees Hall Farm.

Watercourse

Treated foul effluent to discharge to existing watercourse subject to Environment Agency Consent.

Klargester Bio-Disc sewage treatment plant with outfall to local watercourse.

Surface Water drainage to be taken to soakaways subject to percolation tests.

Buildings to be removed shown hatched.

Improve existing access and form turning spaces for refuse vehicle/fire appliance in permeable hard surface such as tarmac planings over compacted stone capable of supporting vehicles with axle loads up to 12 Tonnes.

Fall Head Farmhouse

New post and rail fence to field boundary.

Retain existing access road and surface with tarmac planings over compacted stone.

Field

Align access road with existing lane.

Align access road with existing lane.

Plant new hawthorne hedgeto lane as shown.

Remove 1No Sycamore tree shown hatched to be replaced with 4 No heavy standard trees (1 No Sycamore, 3 No Oak).

Construct passing place within the width of the lane on the outside of the bend as shown.

Retain and repair existing stone field wall where field level is lower than lane and plant new hawthorne hedge to eastern side of Fall Head Lane with outer fence 4.5m from existing field boundary as shown.

Canopy of existing trees and hedges to boundary with golf course.

NORTH

Golf Course

FALL HEAD LANE

4.5 metres

Approx canopy line of wood.

Plant new hawthorne hedgeto lane as shown.

Reduce height of wall within visibility sight line to not greater than 600mm above footpath level. Regrade field and construct new field boundary in hedgerow between twin post and rail fence at bottom of graded embankment as shown.

Realign existing access 6.0m wide with 4.5m radii curves. Radii to extend back at a width of at least 5.5m for a distance of 8m from the highway. Adjust vertical curve at junction to produce max gradient of 1in 20 for first 5 metres and grade out thereafter.

Wood

5.0 metres

Visibility to east unrestricted to centreline of road at apex of bend.

A 628

132.0m

Visibility 84.5m to nearside kerb.

A628 BARNSLEY ROAD

Bm 131.97m

Visibility 59m to centreline of road.

C 03.01.07 Additional proposed tree planting following discussion with Planning.
B 27.9.07 Amend hedge adjacent Lees Hall Farm.
A 10.8.07 Add dimensions to field boundary.

FALL HEAD FARM
FALL HEAD LANE
SILKSTONE

PROPOSALS
ACCESS DETAILS

AMENDED PLANS
08 JAN 2008
BARNSLEY METROPOLITAN BOROUGH COUNCIL

10 APR 2008
Corporate Mail Room

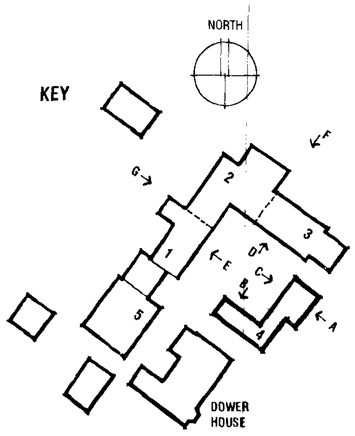
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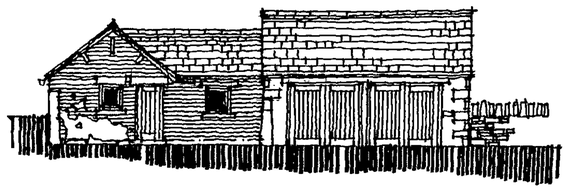
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Date.	JULY 07	Ref. No.	20.57
DWG. No.	P1	Rev.	C

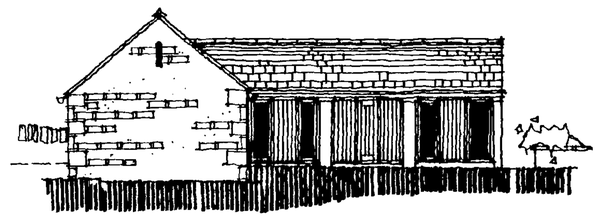
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AMENDED PLANS
22 Feb
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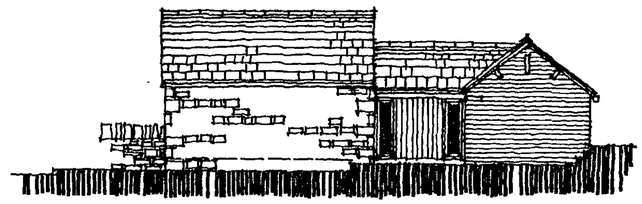




SE ELEVATION A

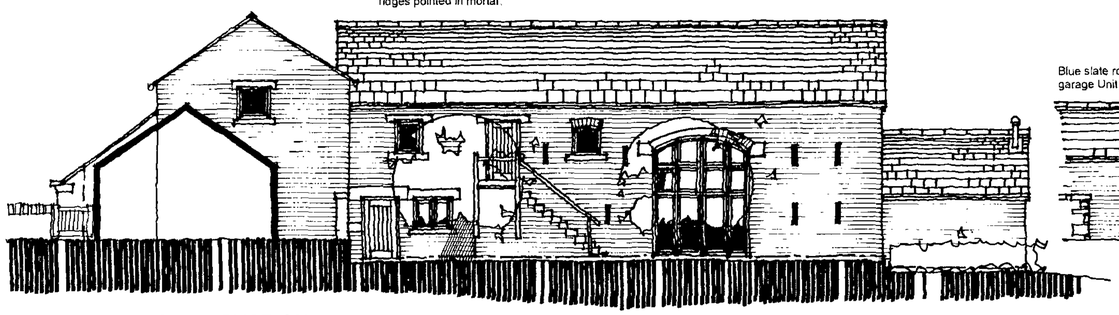


NE ELEVATION B



NW ELEVATION C

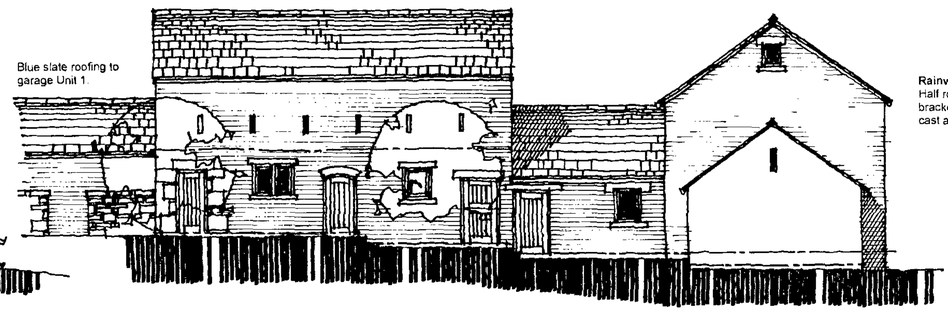
Roofing
Roofing generally to be in Bradstone Old Quarried artificial stone slates in diminishing courses with matching ridges pointed in mortar.



SW ELEVATION D

Large glazed opening to have timber frame with very dark brown stain finish.

Blue slate roofing to garage Unit 1.



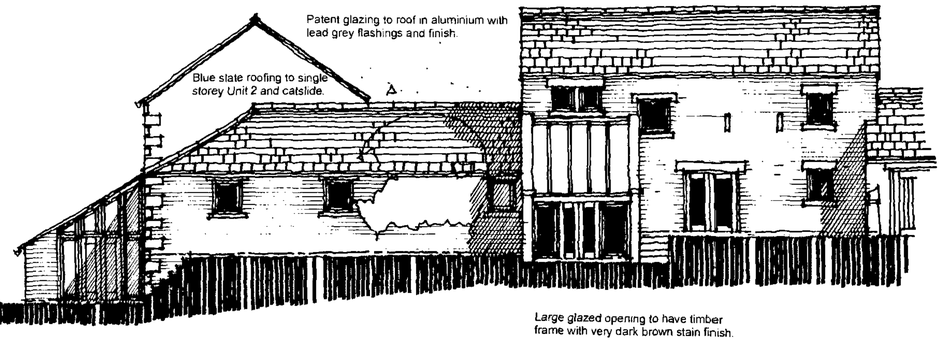
SE ELEVATION E

Rainwater Goods
Half round gutters with rise and fall brackets and circular rainwater pipes in cast aluminium with black ppc finish.

Windows and Doors
Timber windows with paint finish set in 75mm reveal, sealed with mastic and over pointed with mortar. Vertically boarded timber doors with paint finish as before.

Patent glazing to roof in aluminium with lead grey flashings and finish.

Blue slate roofing to single storey Unit 2 and catslide.



NW ELEVATION G

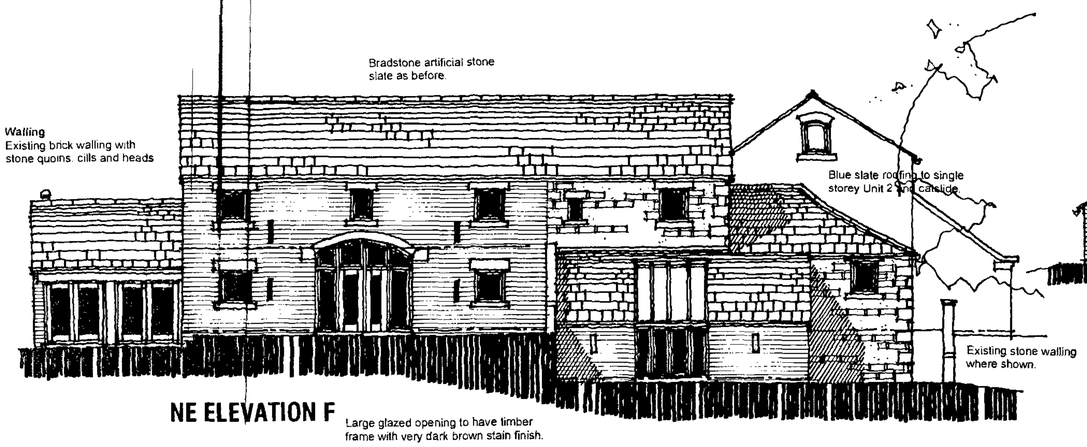
Large glazed opening to have timber frame with very dark brown stain finish.

Bradstone artificial stone slate as before.

Walling
Existing brick walling with stone quoins, cills and heads

Blue slate roofing to single storey Unit 2 and catslide.

Existing stone walling where shown.



NE ELEVATION F

Large glazed opening to have timber frame with very dark brown stain finish.

E 20.02.08 Alteration following discussions with Planning.

FALL HEAD ESTATE
FALL HEAD LANE
SILKSTONE

PROPOSALS
ELEVATIONS 1

Barnsley Metropolitan Borough Council
10 APR 2008
Corporate Mail Room

Barnsley Metropolitan Borough Council
22 FEB 2008
Corporate Mail Room

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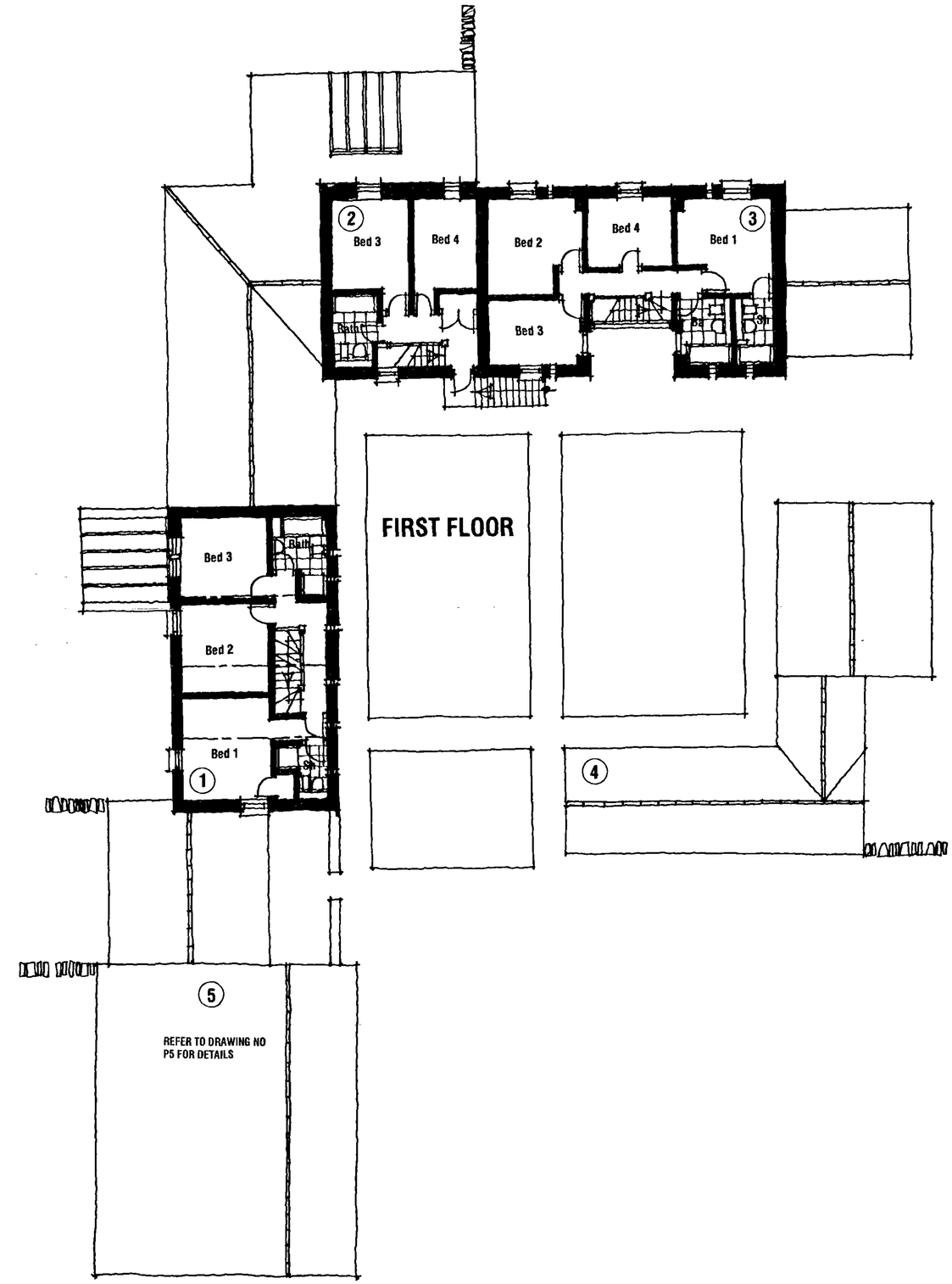
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2007/1838

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AMENDED PLANS
29 FEB 2008
BARNSLEY METROPOLITAN BOROUGH COUNCIL



D 20.02.08 Alterations following discussions with Planning.

FALL HEAD ESTATE
FALL HEAD LANE
SILKSTONE

PROPOSALS
FIRST FLOOR PLANS

Barnsley Metropolitan Borough Council
18 APR 2008
Corporate Mail Room

Barnsley Metropolitan Borough Council
22 FEB 2008
Corporate Mail Room

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DWG. No.	P3	Rev.	D

2008/1838

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AMENDED PLANS
22 [illegible]
BARNSLEY METROPOLITAN BOROUGH COUNCIL

REMOVE EXISTING TREE REF: T24

REMOVE EXISTING TREE REF: T19

TERRACE
LIVING
SITTING
DINING
KITCHEN
HALL
BED 1
SH
BED 2
DN
TERRACE
CONSTRY
SITTING
DINING
HALL
KITCHEN
KITCHEN
DINING
FAMILY
SITTING
HALL
GARAGE 3
GARAGE 3
P3
P2
P4
BED 1
LIVING/DINING
GARAGE 1
GARAGE 1
DOWER HOUSE
CONVERT BARN TO 1 DWELLING
REFER TO DRAWING NO P5 FOR DETAILS
Existing Tree

GROUND FLOOR

E 20.02.08 Alterations following discussions with Planning

FALL HEAD ESTATE
FALL HEAD LANE
SILKSTONE FALL HEAD

PROPOSALS
GROUND FLOOR PLANS

Barnsley Metropolitan Borough Council
10 APR 2008
Corporate Mail Room

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2007/1838

NORTH

Parking areas to be surfaced in Marshalls Tegula or similar approved artificial stone setts, colour ref: Natural.

Plant new hawthorne hedge to north western boundary with stock proof post and rail fence to outer and post and wire fence internally.

Private access drive in free draining gravel over well compacted stone on geo-textile membrane as before.

Turning space for fire appliance.

Private drive to Units 1 and 2

Garden Unit 1

Garden Unit 5

Remove existing tree Ref: T24 and replace with heavy standard specimin walnut.

Plant new herge as before

Paths to be in Marshalls Chancery Old Yorkstone artificial stone flags laid tight on dabs on sand bed over compacted stone and sand pointed.

Retain and repair existing dry stone wall.

Boundary walls to be a mix of dry stone with irregular stone copings and regularly coursed stone garden walls built with mortar joints.

New post and rail timber fencing to demarcate extent of domestic curtilage with new native species hedgerow adjoining

Retain and supplement existing hedge by layering & infilling

Proposed stock proof fencing to establish field boundary and to enclose shelter belt tree planting as before with woodland edge species.

20% Field Maple
20% Wild Cherry
30% Silver Birch
30% Rowan

Dower House

Proposed double garage for The Dower House.

Form private Drive access along line of existing track, 4.5m wide surfaced in sharp gravel over compacted stone base on geo-textile membrane.

Areas of road adjacent trees to have Geo-Web or simular cellular surface reinforcement to protect tree roots by distributing vehicle loads and reduced dig construction.

Existing Access Road

Vehicular access to The Dower House.

Private Drive to Units 3 and 4

Proposed double stock proof fencing to be planted up between with native hedgerow and three No heavy standard trees.

Form manoeuvring space for refuse vehicle.

Replant shelter belt woodland strip outside residential curtilage with a mix of native woodland and woodland edge trees to include whips at 3.0m c/c with mulch mats and rabbit protection. Allow for all maintenance and replacement for initial three years following planting.

40% Oak
15% Ash
10% Field Maple

10% Rowan
10% Wild Cherry
10% Silver Birch
5% Scots Pine

GENERAL SPECIFICATION

ROOFING
All existing barns and new build garages to be roofed with Bradstone Old Quarried artificial stone slate colour ref: Light Weathered Buff: Except the Garages to Units 1 and 2 and the single storey area of roof to Unit 2 which is to be in blue slate.

WALLING
Retain existing brick and stone walls, repair and repoint as necessary with lime based grit sand mortar finished flush and brushed off. New lintels and cills to be in natural stone or brick arches to match existing.
All new build garages and reconstructed wing of Unit 4 to be in second hand regularly coursed delph stone with quoins to external corners and flush pointed as before. Sitting Room and Garage to
Unit 3 to be in brick to match existing.

RAINWATER GOODS
Half round gutters on rise and fall brackets and circular rainwater pipes in cast aluminium with black finish. Rainwater pipes to discharge to clay gully pots with cast iron gratings.

WINDOWS AND DOORS
Timber windows and doors with frames set in min 75mm rebates and painted in 'estate colours' to be agreed.
Garage doors to in GRP vertically boarded design with matching frame and dark oak finish.

Existing trees to be Retained

Existing Trees to be Removed

Proposed Tree Planting

D 02.04.08 Alterations following discussions with Planning
C 20.02.08 Alterations following discussions with Planning

FALL HEAD ESTATE
FALL HEAD LANE
SILKSTONE

PROPOSALS
SITE PLAN

AMENDED PLANS
04 Apr 2008
BARNSLEY METROPOLITAN BOROUGH COUNCIL

Barnsley Metropolitan...
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