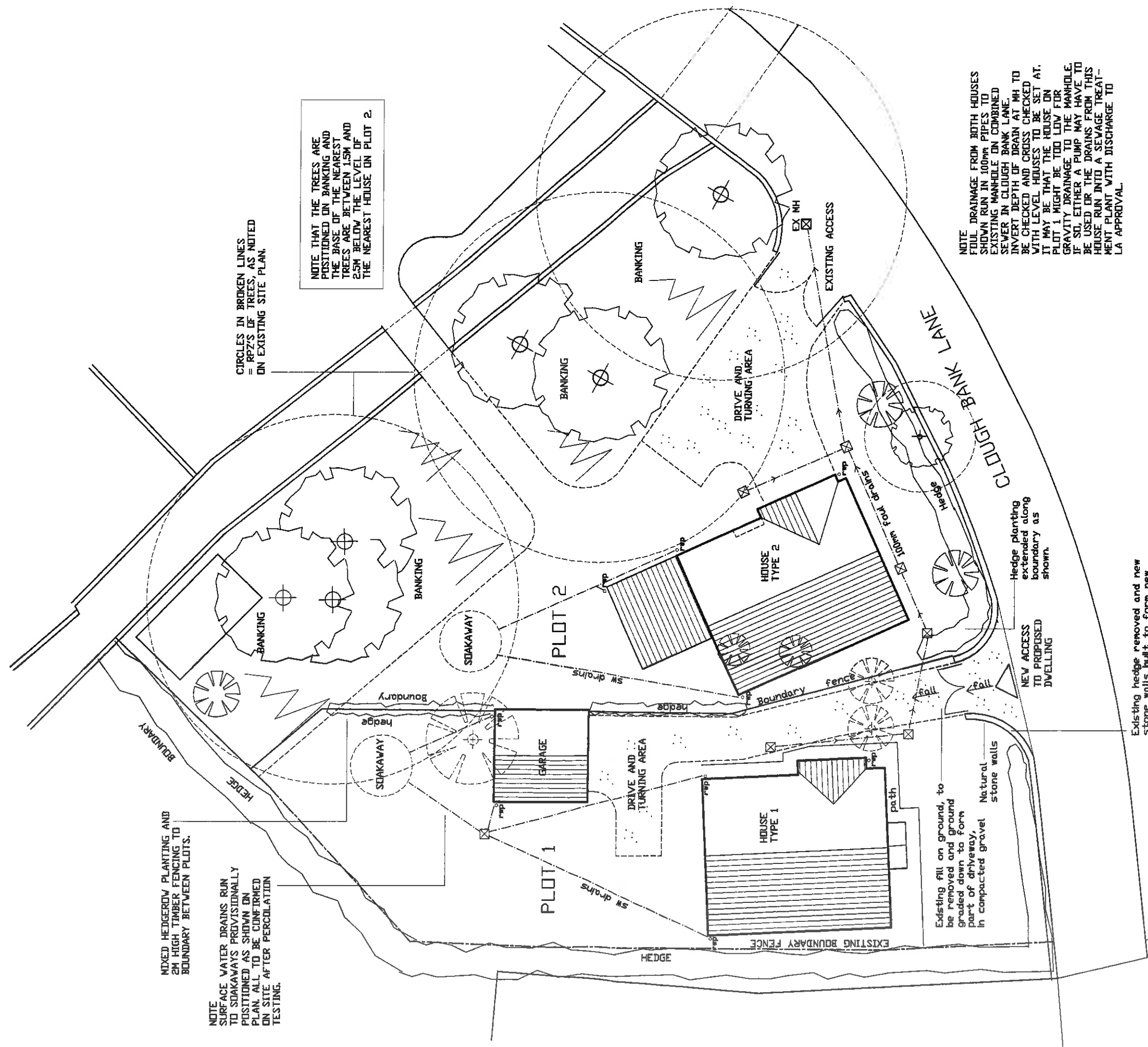


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Project: Proposed dwelling to land behind The Manor House, Clough Bank Lane, Chathburn. For Mr and Mrs Harrison.		Ron Valovin, Architectural Services, 9 Green Drive, Clitheroe, Lancs, BB7 2BB, Tel. 01200 427167.	
Title: SITE PLAN. AS EXISTING		File Name	114-4
Scale: 1-250	Date: 16/3/04	Drawn: S.M.P.	



MIXED HEDGEROW PLANTING AND 2M HIGH TIMBER FENCING TO BOUNDARY BETWEEN PLOTS.

NOTE
SURFACE WATER DRAINS RUN TO SOAKAWAYS PROVISIONALLY POSITIONED AS SHOWN ON PLAN. ALL TO BE CONFIRMED ON SITE AFTER PERCOLATION TESTING.

CIRCLES IN BROKEN LINES = RPZ'S OF TREES, AS NOTED ON EXISTING SITE PLAN.

NOTE THAT THE TREES ARE POSITIONED ON BANKING AND THE BASE OF THE NEAREST TREES ARE BETWEEN 1.5M AND 2.5M BELOW THE LEVEL OF THE NEAREST HOUSE ON PLOT 2.

Existing fill on ground, to be removed and ground graded down to form part of driveway, in compacted gravel
Natural stone walls

NOTE
FOUL DRAINAGE FROM BOTH HOUSES SHOWN RUN IN 100mm PIPES TO EXISTING MANHOLE ON COMBINED SEWER IN CLOUGH BANK LANE. INVERT DEPTH OF DRAIN AT MH TO BE CHECKED AND CROSS CHECKED WITH LEVEL HOUSES TO BE SET AT. IT MAY BE THAT THE HOUSE ON PLOT 1 MIGHT BE TOO LOW FOR GRAVITY DRAINAGE TO THE MANHOLE. IF SO, EITHER A PUMP MAY HAVE TO BE USED OR THE DRAINS FROM THIS HOUSE RUN INTO A SEWAGE TREATMENT PLANT WITH DISCHARGE TO LA APPROVAL

NEW ACCESS TO PROPOSED DWELLING
Hedge planting extended along boundary as shown.

Existing hedge removed and new stone walls built to form new entrance, as shown. New gates to be fitted to entrance.

Project Proposed Dwelling to land behind The Manor House, Clough Bank Lane, Chatburn, For Mr and Mrs Harrison.		File Name 114-5	
Title PROPOSED SITE PLAN		Date 14/11/11	Drawn 247
Scale 1-250			

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