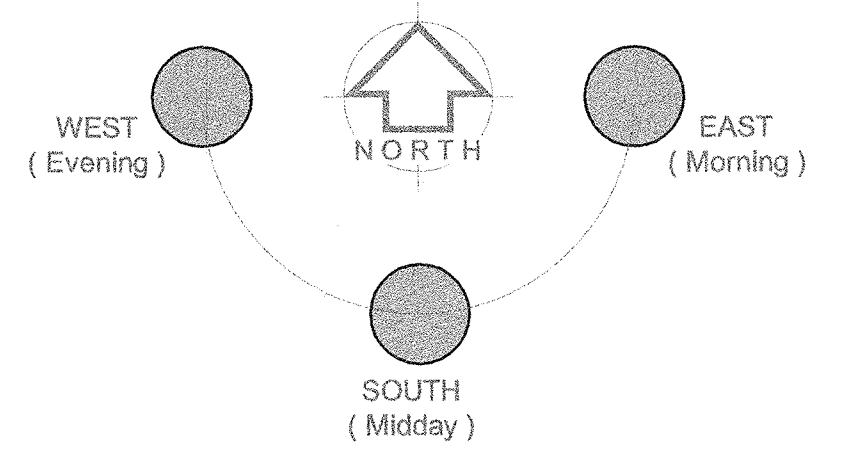
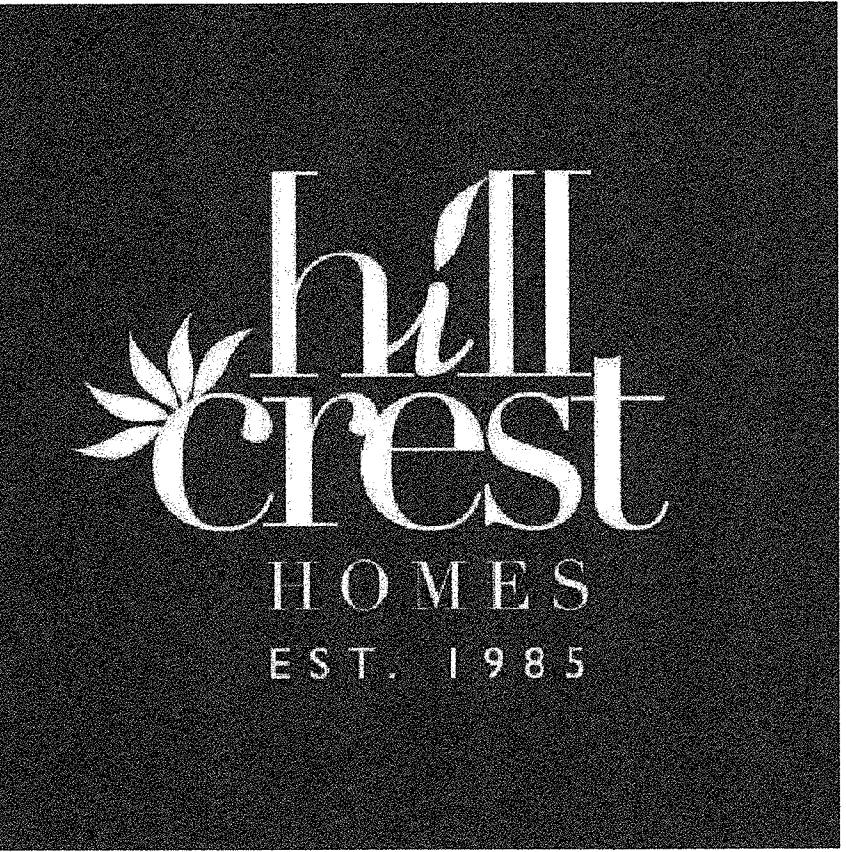
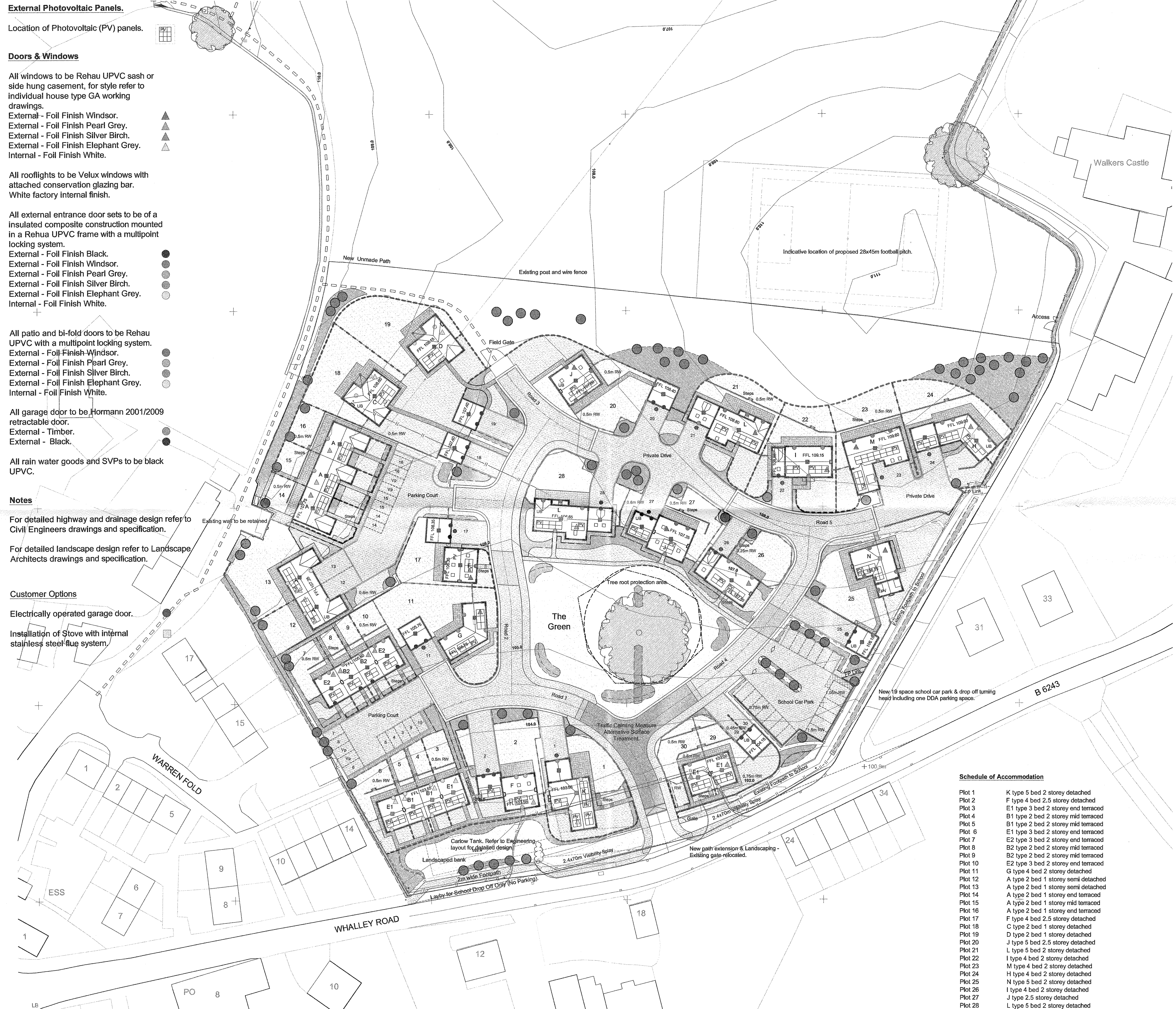


Proposed Residential Development at Whalley Road, Hurst Green

- External Surface Materials**
- Conservation textured 400x400mm paving. Colour - Silver grey.
 - Tegula Setts to define parking bays. Colour - Pennant grey.
 - Mown grass.
 - Dressed tarmac. Conservation kerb edging.
 - Tegula Setts (Herringbone bond 90) Colour - Pennant grey. Conservation kerb edging.
 - Tegula setts (Herringbone bond 45) Colour - Traditional. Conservation kerb edging.
 - Mistral textured setts (Stretcher bond) Colour - Silver grey. Conservation kerb edging.
- Enclosures**
- 1.2m Cheshire estate railings
 - 1.2m Modern close board fence
 - 1.5m Modern close board fence
 - 1.8m Modern close board fence
 - 1.2 Stock Proof Fence
- Retaining Structures**
- Type A - Timber sleepers
 - Type B - Unilog
 - Type C - Reinforced Masonry
- Soft Landscaping**
- Proposed tree planting.
 - Proposed hedging.
 - Proposed shrub planting.
- For detailed landscape design refer to Landscape Architects drawings and specification.
- External Materials.**
- Natural random coursed stone walling.
 - Sponge floated through coloured render - Colour - Ivory.
 - Marley Eternit Rivendale slate - Colour - Blue black.
 - Natural slate - Colour - Blue black.
 - Artstone quoins.
- External Lighting.**
- Indicative location of street lighting columns.
 - Lighting design to be completed to Lancashire County Council Highways adoption standards.
 - 6M Tubular steel lighting column with glass epoxy root treatment. Column to be fitted with 1 or 2 No. post mounted ZG lighting (thorn lighting) Civitec S5/R2.
 - All equipment specified in accordance with Lancashire County Council Highways.

- External Photovoltaic Panels.**
- Location of Photovoltaic (PV) panels.
- Doors & Windows**
- All windows to be Rehau UPVC sash or side hung casement, for style refer to individual house type GA working drawings.
- External - Foil Finish Windsor.
 External - Foil Finish Pearl Grey.
 External - Foil Finish Silver Birch.
 External - Foil Finish Elephant Grey.
 Internal - Foil Finish White.
- All rooflights to be Velux windows with attached conservation glazing bar.
 White factory internal finish.
- All external entrance door sets to be of a insulated composite construction mounted in a Rehau UPVC frame with a multipoint locking system.
- External - Foil Finish Black.
 External - Foil Finish Windsor.
 External - Foil Finish Pearl Grey.
 External - Foil Finish Silver Birch.
 External - Foil Finish Elephant Grey.
 Internal - Foil Finish White.
- All patio and bi-fold doors to be Rehau UPVC with a multipoint locking system.
 External - Foil Finish Windsor.
 External - Foil Finish Pearl Grey.
 External - Foil Finish Silver Birch.
 External - Foil Finish Elephant Grey.
 Internal - Foil Finish White.
- All garage door to be Hormann 2001/2009 retractable door.
 External - Timber.
 External - Black.
- All rain water goods and SVPs to be black UPVC.
- Notes**
- For detailed highway and drainage design refer to Civil Engineers drawings and specification.
- For detailed landscape design refer to Landscape Architects drawings and specification.
- Customer Options**
- Electrically operated garage door.
- Installation of Stove with internal stainless steel flue system.



Rev	By	Note	Date
O	GF	Footpath in 'The Green' diverted around Tree Root Protection area, Stone piers removed, Fence from plots 1,2,20,25,25,26,27 &28 removed.	11.12.17
N	GF	Stone piers removed from private drive entrances, fence added to rear of plots 12&13. Fenceline lines to plots 18-24 revert to cheshire estate railings, plot 25 fenceline reduced in height, fenceline to rear of plot 26-28 removed.	21.11.17
M	GF	Plot 20 reverted back to planning approved.	15.11.17
L	GF	Amendments made following client email. (23.10.17) Plots 18 & 19 updated. Plot 20 rotated.	02.11.17
K	GF	Amendments to external works following design team meeting No. 1.	13.09.17
J	GF	Plot specific materials amended.	18.08.17
I	JD	PV panel location and No. amended.	14.08.17
H	JD	Door and window colours and spread amended.	29.06.17

Schedule of Accommodation

Plot 1	K type 5 bed 2 storey detached
Plot 2	F type 4 bed 2.5 storey detached
Plot 3	E1 type 3 bed 2 storey end terraced
Plot 4	B1 type 2 bed 2 storey mid terraced
Plot 5	B1 type 2 bed 2 storey mid terraced
Plot 6	E1 type 3 bed 2 storey end terraced
Plot 7	E2 type 3 bed 2 storey end terraced
Plot 8	B2 type 2 bed 2 storey mid terraced
Plot 9	B2 type 2 bed 2 storey mid terraced
Plot 10	E2 type 3 bed 2 storey end terraced
Plot 11	G type 4 bed 2 storey detached
Plot 12	A type 2 bed 1 storey semi detached
Plot 13	A type 2 bed 1 storey semi detached
Plot 14	A type 2 bed 1 storey end terraced
Plot 15	A type 2 bed 1 storey mid terraced
Plot 16	A type 2 bed 1 storey end terraced
Plot 17	F type 4 bed 2.5 storey detached
Plot 18	C type 2 bed 1 storey detached
Plot 19	D type 2 bed 1 storey detached
Plot 20	J type 5 bed 2.5 storey detached
Plot 21	L type 5 bed 2 storey detached
Plot 22	I type 4 bed 2 storey detached
Plot 23	M type 4 bed 2 storey detached
Plot 24	H type 4 bed 2 storey detached
Plot 25	N type 5 bed 2 storey detached
Plot 26	I type 4 bed 2 storey detached
Plot 27	J type 2.5 storey detached
Plot 28	L type 5 bed 2 storey detached
Plot 29	E1 type 2 storey semi detached
Plot 30	E1 type 2 storey semi detached

Total 30 Dwellings



PROJECT Whalley Road, Hurst Green

TITLE Proposed Site Layout

CLIENT Hillcrest Homes

DATE 31.10.16 SCALE 1:500@A1

DWG. NO Y81:1008.10 REVISION O

DRAWN JD CHECKED JD

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Proposed Site Layout