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 Rehua 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.

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 4 bed 2.5 storey detached
Plot 21	L type 4 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 4 bed 2.5 storey detached
Plot 28	L type 4 bed 2 storey detached
Plot 29	E1 type 2 storey semi detached
Plot 30	E1 type 2 storey semi detached
Plot 31	F type 4 bed 2.5 storey detached

Total 31 Dwellings

WEST (Evening) NORTH EAST (Morning) SOUTH (Midday)

Rev	By	Note	Date
E	JD	Orangeries removed from plots 18, 19, 21, 22, 23 & 24. Northern boundary reverted to approved.	03.07.18
D	JD	Northern boundary updated.	03.07.18
C	JD	Plots 23 Orangery location amended.	11.06.18
B	JD	Plots 18-24 updated.	04.06.18
A	JD	Northern boundary fence lines amended. PV panels updated to current proposals.	15.05.18

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PROJECT Whalley Road, Hurst Green
TITLE Proposed Site Layout
CLIENT Hillcrest Homes
DATE 04.06.18 SCALE 1:500@A1
DWG. NO Y81:1008.400 REVISION E
DRAWN JD CHECKED JD

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Proposed Site Layout