



New footpath north to connect to Lamb Roe Gardens

New site entrance from Clitheroe Road

Access to Bungalows and Care Home

Footpath link to future Commercial development

UNIT 3

UNIT 4

UNIT 5

UNIT 13

UNIT 12

**Notes**  
The Contractor is to check all dimensions and conditions on site before commencing. Do not scale from this drawing.  
This drawing remains the copyright of POZZONI Architecture Ltd.

Scale Bars TO BE USED ONLY AS GUIDANCE

1:250	mm	cm	m	ft	yd
1:500	m	ft	yd		
1:1000	m	ft	yd		
1:2000	m	ft	yd		

**LANDSCAPE KEY**

- Site Boundary
- Existing Public Footpath
- Proposed Public Footpath

**HARD LANDSCAPING**

- 6.0m Spine Road (Commercial)
- 4.8m Spine Road (Residential)
- Shared Vehicle / Pedestrian Access Road & Parking
- Building Perimeter Paving and Footpaths
- Amenity Paths

**SOFT LANDSCAPING**

- Existing Tree to be Retained
- Proposed Trees
- Private Gardens with hedge / fence delineation
- Proposed Drainage Swales

All landscaping is indicative only. Refer to Tender Bridge Associates drawings for final details.  
Landscape Structure Plan Ref: 6256.01  
Landscape Proposal Plans Ref: 6256.02 & 03

Rev	Description	By	Date
01	Maple Grove Developments Ltd, Applethwaite Ltd and Eric Wright Health & Care		
A59, Whalley			
<b>Planning - Residential Site Plan</b>			
P5035_1201			
5035-PAL-01-XX-DR-A-1201			
Date	As indicated	As	@ A0
Jun 19	JW	JW	JW
AM	JW	JW	JW
Planning	Tender	Construction	
Design	Contract	As Built	

**pozzoni**

15-12 Emerald Street  
London  
WC1N 3GA

Woodville House  
2 Woodville Road  
Altrincham  
WA14 2PL

+44 (0) 161 826 7848  
info@pozzoni.co.uk  
www.pozzoni.co.uk

ULTIMATE/REVISED/ACAD/001:50350035/PAL/Design/Maple/PS01\_Whalley\_Clinic/Maple/Print/14 2025/09/11 11:05:01