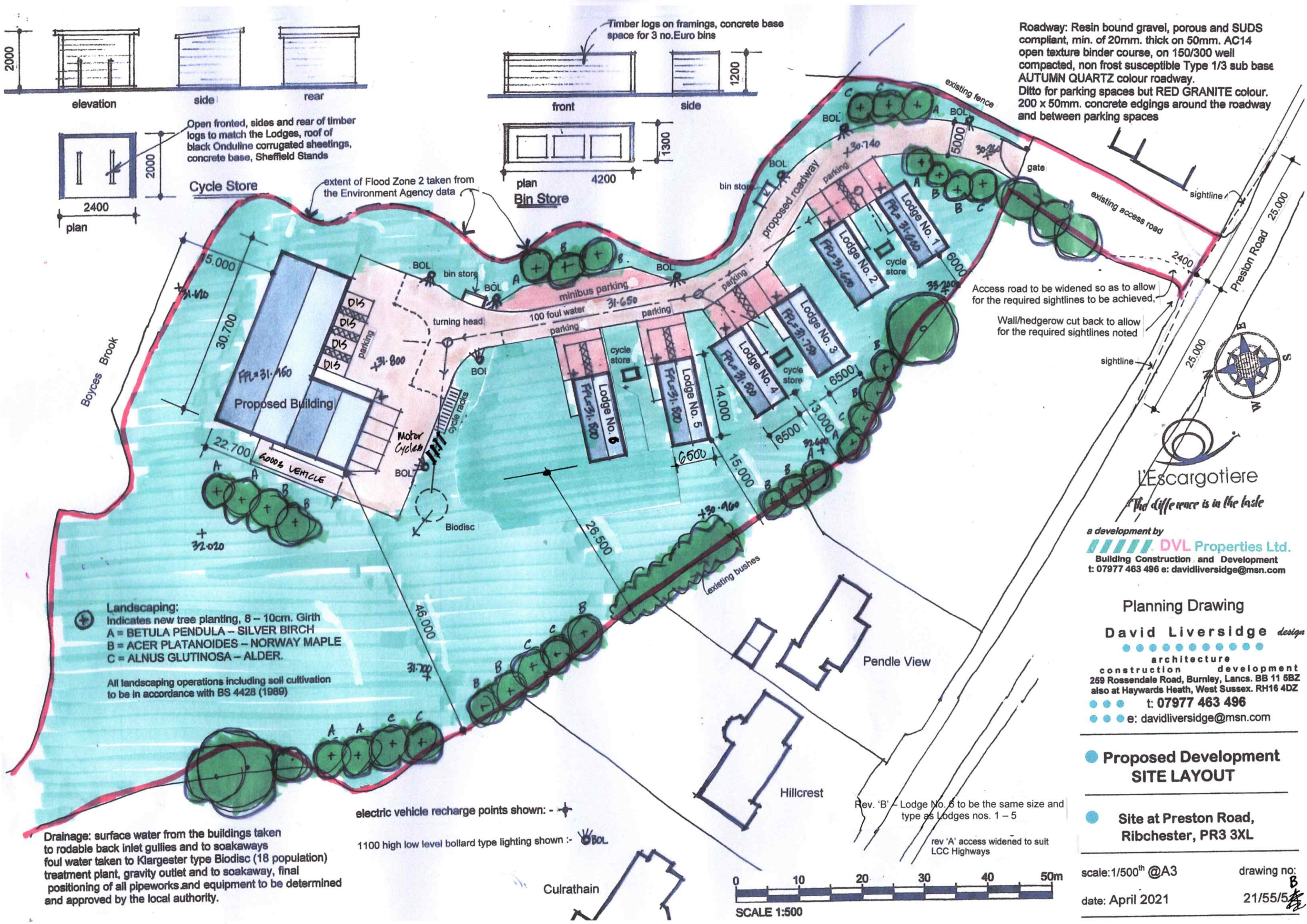

Timber logs on framings, concrete base space for 3 no.Euro bins
2000
elevation
side
rear
front
side
1200
Open fronted, sides and rear of timber logs to match the Lodges, roof of black Onduline corrugated sheetings, concrete base, Sheffield Stands
2000
2400
plan
Cycle Store
1300
plan
4200
Bin Store
extent of Flood Zone 2 taken from the Environment Agency data
Roadway: Resin bound gravel, porous and SUDS compliant, min. of 20mm. thick on 50mm. AC14 open texture binder course, on 150/300 well compacted, non frost susceptible Type 1/3 sub base AUTUMN QUARTZ colour roadway.
Ditto for parking spaces but RED GRANITE colour.
200 x 50mm. concrete edgings around the roadway and between parking spaces
existing fence
BOL
5000
gate
existing access road
sightline
Preston Road
25.000
2400
Access road to be widened so as to allow for the required sightlines to be achieved,
Wall/hedgerow cut back to allow for the required sightlines noted
sightline
25.000
Boyces Brook
15.000
30.700
22.700
Proposed Building
FFL=31.960
DIS
DIS
DIS
DIS
parking
31.800
Motor Cycles
GOODS VEHICLE
BOL
Biodisc
turning head
BOL
bin store
BOL
minibus parking
100 foul water
31.650
parking
parking
cycle racks
BOL
cycle store
Lodge No. 6
FFL=31.800
Lodge No. 5
FFL=31.800
14.000
6500
Lodge No. 4
FFL=31.500
cycle store
Lodge No. 3
FFL=31.750
6500
13.000
6500
15.000
26.500
46.000
31.700
30.960
existing bushes
Pendle View
Hillcrest
Culrathain
Landscaping:
Indicates new tree planting, 8 – 10cm. Girth
A = BETULA PENDULA – SILVER BIRCH
B = ACER PLATANOIDES – NORWAY MAPLE
C = ALNUS GLUTINOSA – ALDER.
All landscaping operations including soil cultivation to be in accordance with BS 4428 (1989)
electric vehicle recharge points shown: -
1100 high low level bollard type lighting shown :- BOL
Drainage: surface water from the buildings taken to rodable back inlet gullies and to soakaways foul water taken to Klargester type Biodisc (18 population) treatment plant, gravity outlet and to soakaway, final positioning of all pipeworks and equipment to be determined and approved by the local authority.
Rev. 'B' – Lodge No. 6 to be the same size and type as Lodges nos. 1 – 5
rev 'A' access widened to suit LCC Highways
0 10 20 30 40 50m
SCALE 1:500
L'Escargotiere
The difference is in the taste
a development by
DVL Properties Ltd.
Building Construction and Development
t: 07977 463 496 e: davidliversidge@msn.com
Planning Drawing
David Liversidge design
architecture
construction development
259 Rossendale Road, Burnley, Lancs. BB 11 5BZ
also at Haywards Heath, West Sussex. RH16 4DZ
t: 07977 463 496
e: davidliversidge@msn.com
Proposed Development
SITE LAYOUT
Site at Preston Road, Ribchester, PR3 3XL
scale: 1/500th @A3
date: April 2021
drawing no: 21/55/5B