Notes

* These drawings are for planning & building regulations approval only.

* Any works carried out prior to the necessary approvals being granted are carried out at the clients own risk.

* These drawings are copyright and their use or reproduction without the written permission of Poulsom Architectural Design and Planning Services is prohibited.

* Party Wall - where work involves alterations to a party wall or works close to a boundary, it is the owners responsibility to comply with the necessary notices etc. required by the Party Wall Act. 1996. Notices to be served at least two months before work commences.

* General Notes - the contractor must comply in all respects with current building regulations & relevant building standards & practice whether specifically stated on this drawing or not.

* Before the start of work all site measurements, angles & levels must be checked by the contractor in the event of any inaccuracies on this drawing no liability or responsibility will be accepted once work has started.

* Only the materials on this drawing are to be used. Any substitutions must be of a similar quality & standard as that stated. All materials are to be used in accordance with manufactures instructions unless otherwise directed.

* All construction projects large and small are subject to the CDM Regulations (2015). If the development will be for a domestic Client or less than 30 days in duration then the responsibility for Health and Safety is then passed onto the Main Contractor. In all cases the Client may devolve the responsibility to a CDM Planning Supervisor, who will act on the Clients behalf. Please refer to Panning Supervisor for advice.

* Before starting work you need to check if any asbestos is present, in Commercial properties there should be a plan/register - Ask to see it. You need to check that the plan covers the area of the building that you will be working in and if you are doing refurbishment work that it includes a survey that tells you what types of asbestos is present and its condition. If there is no Register or survey or the report is not clear - Do not start work.



Proposed Block/Roof Plan - Scale 1:100

General notes

BS - All dwellings to have refuse storage to rear of dwellings. This is Wiltshire Council's requirement, 1No. 180ltr black refuse bin, 1No. 180ltr blue lid recycling bin and 1No. black recycling box. Collection to be via road collection on Lowbourne Road, as previously agreed with previously granted planning permission 13/07076/FUL.

Proposed materials

Boundary treatments



2m high close boarded fences to rear of dwellings.

Planting



Low level planting to front of dwellings.

Hard landscaping



Permeable block paving to parking areas.



Tarmacadam to footpaths leading to rear of dwellings.



Buff textured 450x450mm paving slabs to entrances and rear gardens.

Roof



Grey Marley Modern roof tiles to main roof.



White uPVC fascia/soffits and black rainwater goods.



GRP grey dormer.



GRP porch canopy.



GRP chimney.

Miscellaneous



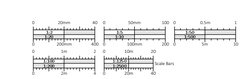
Single bike Secure by Design shed storage to all properties.



Bollard mounted car charger on all plots.



9No. Manthorpe Swift brick.



do not scale this drawing. check all dimensions on site. this drawing is only to be used on the site for which designed all materials specified are subject to confirmation on site prior to works commencing. figured dimensions and levels to be used. any inaccuracies must be notified to Poulsom Architectural Design and Planning Services. detail drawings and large scale drawings take precedence over smaller drawings.

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PRELIMINARY		TENDER	
PLANNING	✓	CONSTRUCTION	

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Revision Description
Rev.A 03.05.23 Client amendments undertaken.
Rev.B 30.05.23 Planning submission.
Rev.C 07.06.23 Plot numbering amended.
Rev.D 12.07.23 Red boundary line amended.
Rev.E 25.07.23 Terrace width increased. Detached dwelling removed and additional terrace unit added. Plot numbering amended.
Rev.F 28.07.23 Width reduced, depth increased to dwelling.
Rev.G 20.09.23 Anthracite zinc oriel windows added to plots 03 & 04.
Rev.H 24.09.23 Oriel window added to Plot 2. Finish floor levels added. Swift bricks added.

Drawing No.	Rev.
289/104	h

Client Name -	Applewood Design Limited	Scale -	1:100 @ A1
Site -	Revised scheme for 3 Lowbourne, Melksham, Wiltshire, SN12 7DZ	Date -	April 2023
		Drawn -	RP
Drawing Title -	Proposed site plan		