

Broad Oak Crossing

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Health & Safety Notes
1. Contractor must ensure that all work on site is carried out in a safe & satisfactory manner, in accordance with Health & Safety At Work Act 1974, COSHH Regulations 2002 & requirements of C.D.M.

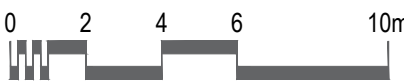


Accommodation Schedule				
	Unit 1	Part 2/3 storey	4no. bed	138sqm
	Unit 2	Part 2/3 storey	4no. bed	147sqm
	Unit 3	Part 2/3 storey	4no. bed	147sqm
	Unit 4	2 storey	3no. bed	120sqm
	Unit 5	2 storey	2no. bed	105sqm
	Unit 6	2 storey	2no. bed	102sqm
	Unit 7	2 storey	2no. bed	92sqm
	Unit 8	2 storey	2no. bed	92sqm
	Unit 9	1 storey	2no. bed	98sqm
	Unit 10	2 storey	2no. bed	106.5sqm

New-build Parking Shelters

Site Area; 9616 m² / 2.4 acres

- Retained Trees
- Post & Rail Fencing (with Supplemental Planting)
- Post & Rail Fencing Only
- Brick Wall (1.8m)
- Soft Landscaping (Turf & Planting)
- Cycle Store (Timber)
- Hardstanding Areas - Tarmacadam for main maneuvering areas, remainder to be gravel.



1 Proposed Site Layout
Scale: 1:200

Highways Note;
Proposed re-alignment to
prove consistent carriageway
width, footway, and to
improve visibility from site
access point.

REFER TO SEPARATE
TRANSPORT STATEMENT
AND ASSOCIATED PLAN

PS Updated Proposed Site Plan - amended some fencing, retained the end of
PS Barn D and extended the verge / pathway across site access
Rev Description Date
Client: Mr S Trowbridge
Project: Broad Oak Farm Rossett
Drawing Title: Landscaping Framework
Drawn by: EL Checked by: GE Date: 18/01/2019
Status: PLANNING Scale: B/A0 1:200
Job no: c3873 Design: L10 Rev: P2
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