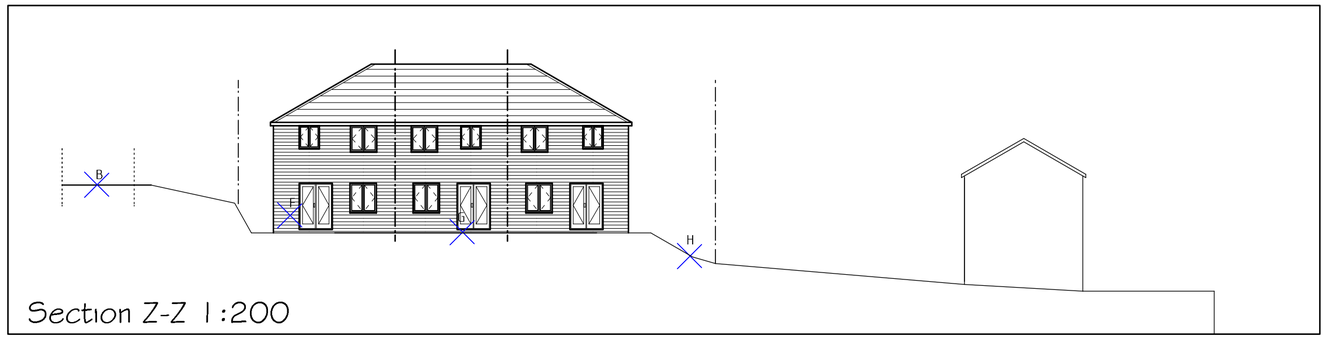
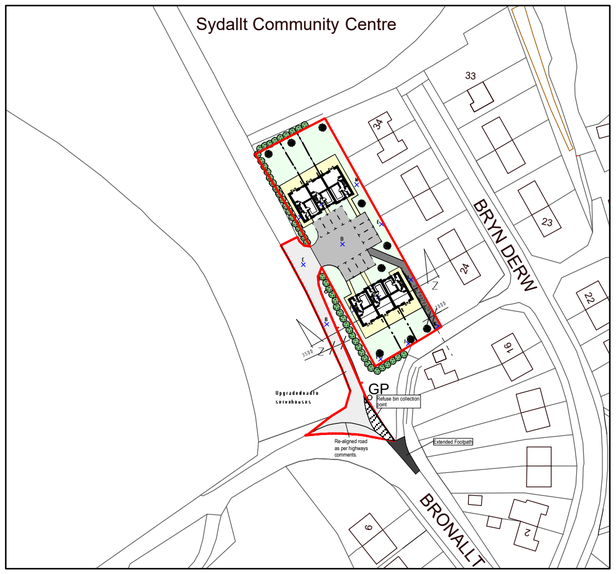
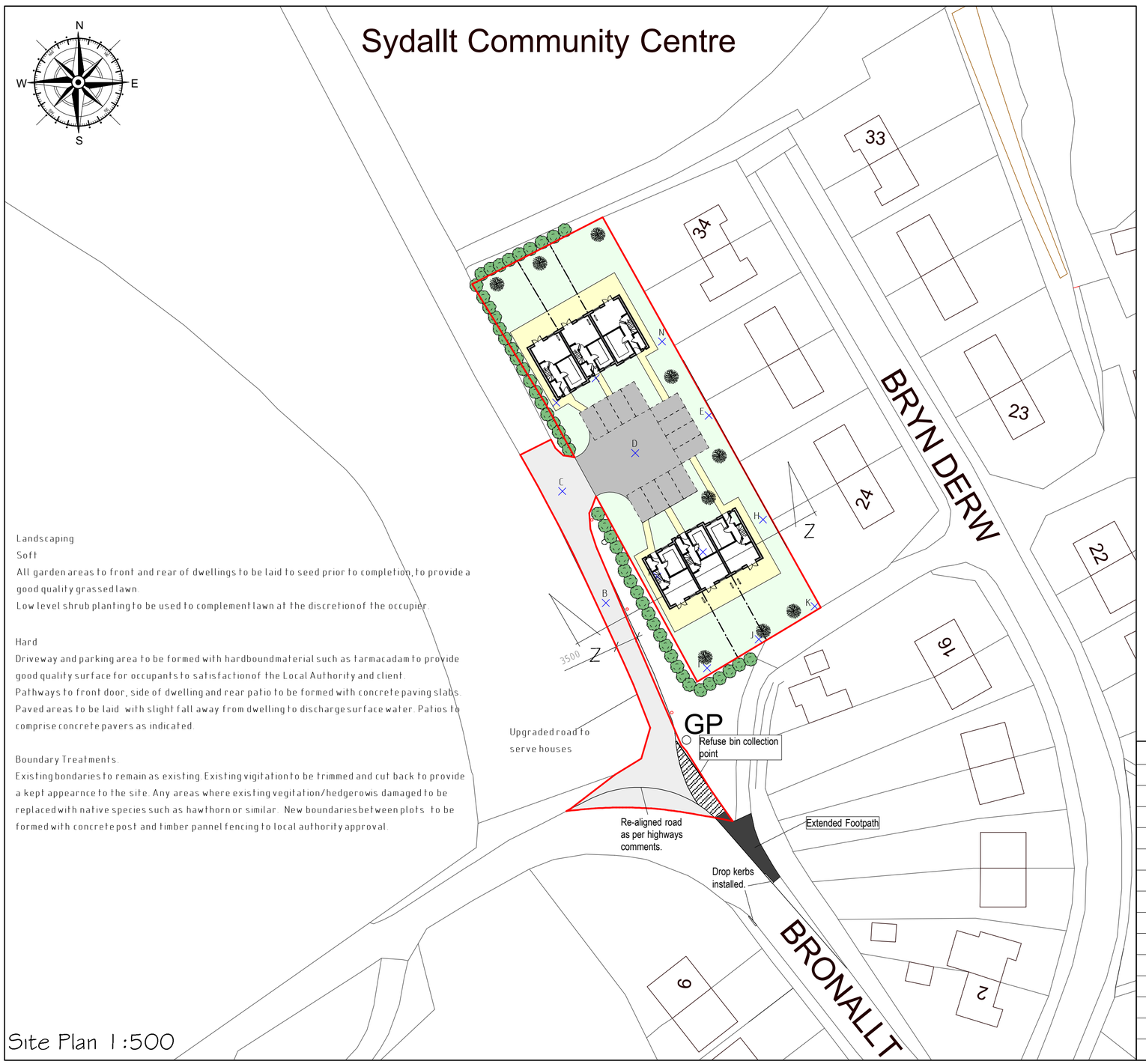


Section Z-Z 1:200



Location Plan 1:1250



Site Plan 1:500

Landscaping

Soft

All garden areas to front and rear of dwellings to be laid to seed prior to completion, to provide a good quality grassed lawn.

Low level shrub planting to be used to complement lawn at the discretion of the occupier.

Hard

Driveway and parking area to be formed with hardbound material such as tarmacadam to provide good quality surface for occupants to satisfaction of the Local Authority and client.

Pathways to front door, side of dwelling and rear patio to be formed with concrete paving slabs.

Paved areas to be laid with slight fall away from dwelling to discharge surface water. Patios to comprise concrete pavers as indicated.

Boundary Treatments.

Existing bondaries to remain as existing. Existing vigitation to be trimmed and cut back to provide a kept appearnce to the site. Any areas where existing vegitation/hedgerow is damaged to be replaced with native species such as hawthorn or similar. New boundaries between plots to be formed with concrete post and timber pannel fencing to local authority approval.

Planting Stock Specification					
Species	Shape	Stem Girth @ 1m	Height	Container Volume	Production Method
Species Field Maple FM (Acer campestre)	Standard	8cm - 10cm	2.5m - 3m	45 lts	Container Grown

All landscaping works to be completed in all respects within three months of the first use / occupation of the development, with the exception of soft landscaping / planting which shall be carried out in the first planting season (November to March) or seeding season (April to September) following the first use.

Key

- Application Site
- Existing vegitation to be pruned and maintained.
- Proposed planting of Field Maple Trees to provide NBB to site.
- 2 Cycle storage bays per dwelling provided by Sheffield cycle stands.
- Street Light Position

POINT	LEVEL
A	10.000
B	8.720
C	7.723
D	6.596
E	4.732
F	6.363
G	5.553
H	4.493
I	6.029
J	4.691
K	3.534
L	6.217
M	6.333
N	4.727

Rev	Date	Detail	Initial
G	07/25	Planning Amends	D.J.E.
F	03/25	Highway Amends	D.J.E.
E	02/25	Planning Amends	D.J.E.
D	10/24	Design Amendments	D.J.E.
C	10/24	Design Amendments	L.F.
B	09/24	Location Plan	L.F.
A	09/24	Design amends	SIH

Project: Proposed Alterations at Sydallt Ln, Cefn-y-bedd, Wrexham, LL12 9SL

Title: Proposed: Site & Location Plan

Scale: (A2) 1:200, 1:500 & 1:1250

Drawn By: S Hatherall

Date: Sept 2024

Drawing No: E095/004

Sheet: 1 of 1

blueprint architectural services

partner LABC

Office 3K4,
Redwither Business Tower,
Wrexham. LL13 9XT
Tel: 01978 356500
www.blueprintarchitectural.com

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