

Boundary Treatments 1800 1000 300 Gravel board Type A Party boundary (Rear) Side Gate 1200mm high timber closed feather edged fencing with concrete posts & gravel board with 300mm trellis 1.8m high gate - timber panel topper with capping 8 Gravel board Type B Rear boundary 2.1 m closed featheredge fencing panel with concrete posts & gravel board adjacent to house party line to rear 1022.5 <u>_____</u> **Type C** Street frontage boundary **Type F** Party division on frontage plots 1-3 450mm high wall with railings over - allow for step changes throughout Type D Side boundary (rear of Plot 3) to Mountain St. 1.8m high timber gate set within 1350 high facing brick boundary wall & 450 high PPC railings - allow for step changes throughout ┌─ Site Plan Summary New Housing - Alpine Road Accommodation: Total of 4 dwellings; 3No. 2b 3p houses, 70.4 sq.m GIFA each. 1No. 2b 4p bungalow (CAT3), 84.6 sg.m GIFA. Parking Provision: Total of 6+3 spaces. 150% parking provision per unit, plus. 3No. onstreet parking spaces arranged in court at end of Mountain St. **Design**: All dwellings are designed to meet the following design standards: • National Housing Forum design handbook for each dwelling type. Lounge, Kitchen and Dining & storage are sized in accordance with the above. • Level access to dwellings in accordance with Approved Documents with level landing to front entrance. Rear doors also to be level into garden. Allow for double DPC as indicated on elevations. • All paths to front doors to be maximum 1:20 gradient. _

Soft Landscaping: Trees, shrubs and hedges shown on the site plan are indicative at this stage, it is anticipated this aspect of any approval granted would be conditioned and a detailed planting scheme will be developed by a suitable specialist consultant and submitted for LPA approval at the appropriate time.

must comply with Planning Approval particular specifica	truction and Details shown or implied by thi current BS / EN Standards, Codes of Practic s, Building Regulations, H&S Legislation and ations. IG NOT TO BE SCALED	e,
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This drawing cor	tains the following model file(s)	REV.
Drawings\1. SHG - Ol	ecture\PROJECTS\Alpine Rd - Mountain Street\2. JT\Revit H-ZZ-00-M3-A-1000-S0-P_ Alpine Road - Site.rvt	P7
This drawing cor	tains the following XRef file(s)	REV.
	ecture\PROJECTS\Alpine Rd - Mountain Street\2. S - IN\Topo\Alpine Road Topo.dwg	Х
-Site Key	/	
EB	Proposed tree - this will be to landscape designers detail	
(\cdot)	Existing tree to be removed	
when a	Proposed hedge - this will be to landscape designers detail	
	Shed; providing adequate cycle & maintainance storage	
	Refuse Bins - to LA spec	
	Rotary washing line	
+44.00	Proposed indicative levels	
	(other indicated levels from existing topo - contractor to determine all final site levels)	
	Private Parking Areas; Concrete Block Paving	
	Adopted Footway; Flexible footway Construction	
	Private Footpaths; Concrete Flag paving, Natural	
P6 29-03-2023 F P5 05-07-2022 F P4 26-01-2021 F	Amended to respond to LPA Highways comments Plot 4 repositioned and parking revised Plots 1-3 amended to 2B3P, reduced to 70sqm GIA Plot 4 amended to 2B4P CAT 3 Bungalow, Onstreet park court added	JT JT JT king JT
	On-street parking court added for comments	JT

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Propos	sed Site F	Plan				
TATUS PRELIMINARY						
RAWING NO				REV.		
177-A	177-A-1200 P7					
ILE NAME						
177-DS	H-ZZ-00-D	R-A-1200-S0	-P7			
DRAWN	CHECKED	DATE	SCALE	@ A2		
NC	JT	03-07-2020	As in	dicated		
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South-West (Front) Elevation

3D View Front (Alpine Street)



South-East (Gable) Elevation



3D View Rear



North-East (Rear) Elevation

North-West (New Bridge Lane) Elevation

All dimensions, levels, details, components and assemblies shall be checked and verified by the contractor prior to Construction, Manufacture or Supply.

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This drawing contains the following model file(s) REV.

J:\Investment\Architecture\PROJECTS\Alpine Rd - Mountain Street\2. P6 Drawings\1. SHG - OUT\Revit CAD\Models\177-DSH-ZZ-ZZ-M3-A-2000-S0-P_ Alpine Road 2 Bed type 3 2B 3P.rvt

Roof Plan

1:100



Area Schedule (GIA)		
Level	Area	
00 - Ground Floor	35.2 m²	
01 - First Floor	35.2 m²	
Total	70.4 m ²	

01 - First Floor GA Plan	
1:100	



00 - Ground Floor GA Plan 1:100

REV	DATE	DESCRIPTION	DWN
P2	02-07-2020	Units stepped by 300mm	JT
P1	27-05-2020	Preliminary Issue for Comment	JT
P3	05-10-2020	Unit internal layout amended, GIA increased to 79 sq.m	JT
P4	11-12-2020	Model updates	JT
P5	04-07-2022	Unit GIA reduced to 2B3P	JT
P6	01-06-2023	Window reinstated to Bed 1 of Plot 3	JT

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New Housing: Alpine Road

Unit Type 1 - GA Plans/Elevations

status S1				code S0
DRAWING N	0.			REV.
177-/	4-1201			P6
FILE NAME	SH-Z1-ZZ-[DR-A-1201-S0)-P6	
DRAWN	CHECKED	DATE	SCALE) A2
JT	NC	11/05/2020	As ind	icated
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Alpine Road Street Elevation 1:100





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P1	01-06-2023	PLANNING ISSUE	JT
REV	DATE	DESCRIPTION	DWN

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New Housing - Alpine Road

Planning - Street Scene Elevation

status PRELIMINARY				
DRAWING N	0.		REV.	
177-A-1350 P1				
FILE NAME				
177-DS	SH-Z1-00-I	DR-A-1350-S	0-P1	
DRAWN	CHECKED	DATE	SCALE @ A2	
JT	NC	May 2023	1:100	
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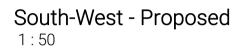


South-East - Proposed



North-West - Proposed







North-East - Proposed



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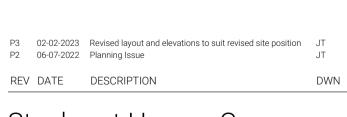
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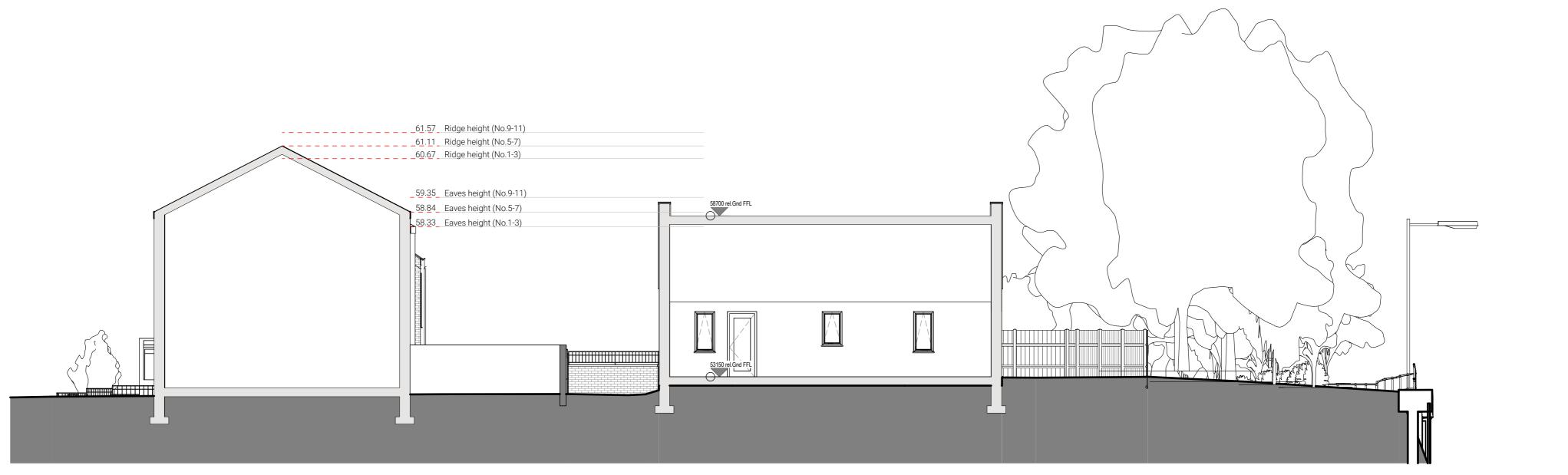
New Housing: Alpine Road

CAT3 Unit - GA Plans/Elevations

status PRELI	MINARY			code S0	
DRAWING N	0.			REV.	
177-	A-1210			P3	
FILE NAME 177-DSH-Z2-00-DR-A-1210-S0-P3					
DRAWN			SCALE	@ A1	
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P1 29-03-2023 Plot 4 repositioned and parking revised JT REV DATE DESCRIPTION DWN

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New Housing - Alpine Road

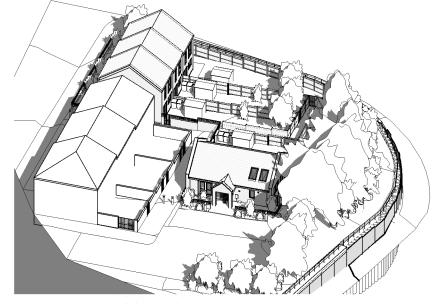
Planning - Proposed Site Section

status PRELI	MINARY))	
DRAWING NO	Э.		REV	<i>'</i> .	
177-/	4-1400		P	1	
FILE NAME					
177-DS	SH-Z2-ZZ-[DR-A-1400-S0)-P1		
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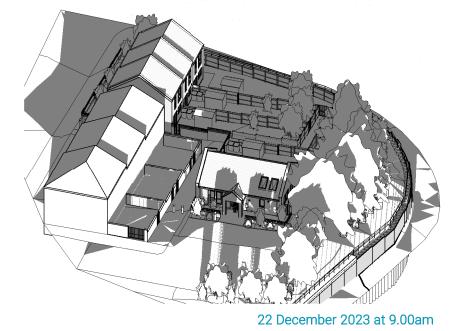
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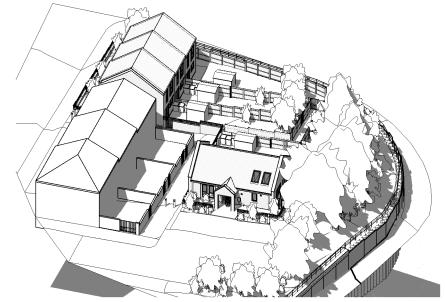


23 March 2023 at 12.00pm



21 June 2023 at 9.00am





21 June 2023 at 12.00pm

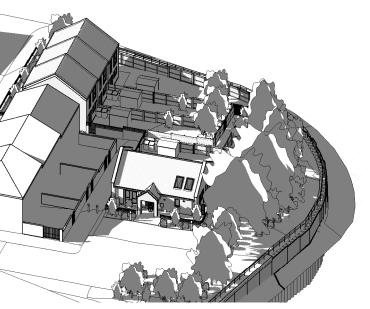


22 December 2023 at 12.00pm

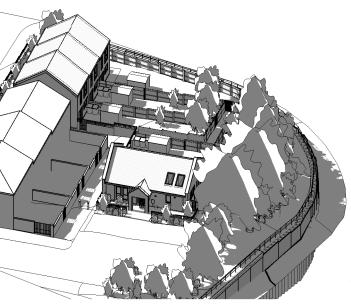
New Housing - Alpine Road / Plot 4 - Solar Study

SPRING EQUINOX

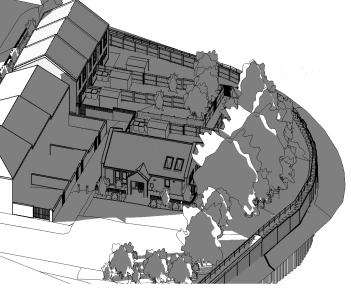
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23 March 2023 at 15.00pm



21 June 2023 at 15.00pm



22 December 2023 at 15.00pm



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