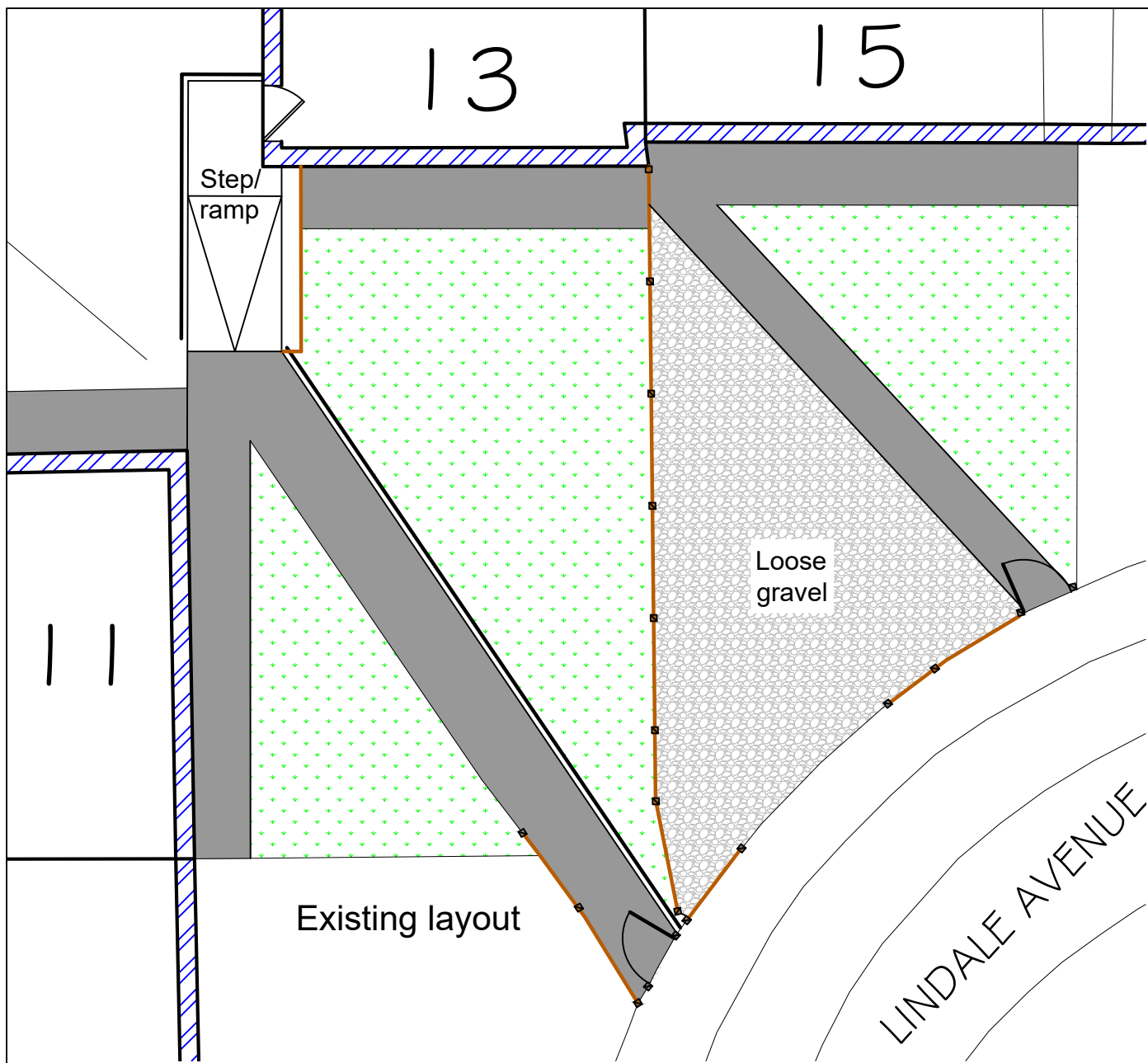




Existing layout

Remove existing handrail on the side of the path at front.
Remove section of divisional fencing as indicated on plan, but leave 3 panels and 3 posts nearest to the house in place.
Remove front fencing between the two single gates at no 13 and no 15 as indicated on plan.
Remove existing concrete ramp and path at front of no. 13.
Take up existing lawn / fence / hardcore drive to no. 13 & no. 15.

Supply and fit new, 2.4m wide front double gates and posts for no 13 as indicated on plan.
Supply and fit new, 2.4m wide front double gates and posts for no 15 as indicated on plan.
Fit fencing to match existing (concrete posts, concrete base panel, 3ft timber panel) divisional fencing at front between no 13 and 15 as indicated on plan.

Install new drive / vehicle hard standing to both no.13 and 15. Drive to be finished with permeable tarmac. Total area approximately 75m² as indicated on plan.
Install new path in front of the front door of no. 13 and to the front & side of the property as indicated on plan. Please ensure the path outside the front door is at least 1.7m wide.

Once all complete fit modular access ramp to front door - see separate drawing.

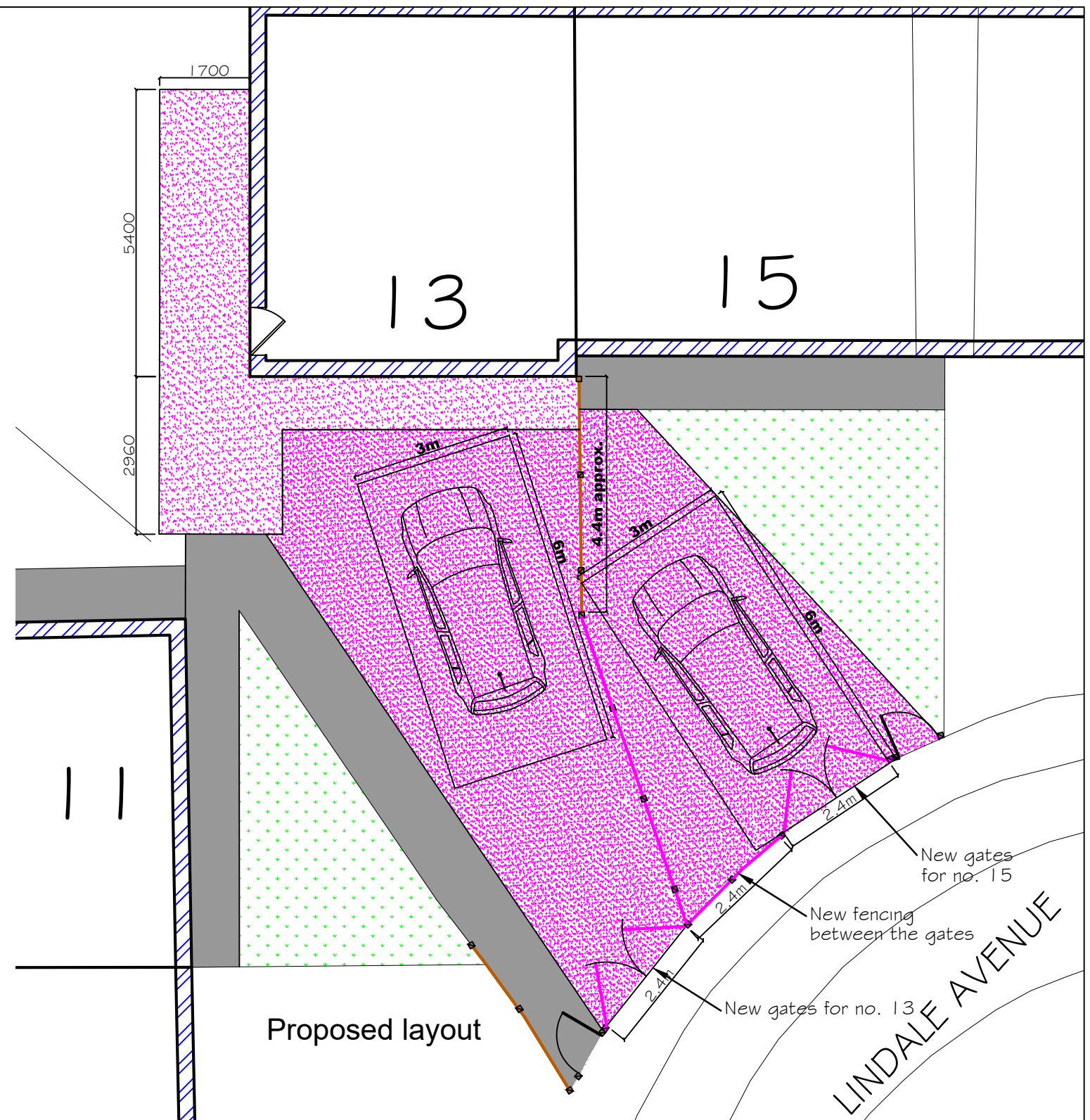
Planning requirements:

The length of each driveway will be sufficient so that the vehicles do not overhang on the footway. Each driveway space will provide a minimum of 3.0m x 6.0m in line with MCCs standard minimum dimensions (see plan).

The adopted highway at the front of the property will require a dropped kerb for access to a driveway. Should the planning application be approved, the applicant will enter into a Section 184 agreement. This will need discussion and agreement with the council's Highways Maintenance Team via Contact Manchester (Tel. 0161 234 5004), further information can be found on the MCC internet pages: https://secure.manchester.gov.uk/info/474/parking_at_your_home/8170/apply_for_a_drop_ped_kerb

All gated accesses will provide inward opening gates to ensure they do not impact on the adopted footway or highway. The boundary will visually permeable from 600mm upwards at the point of vehicle egress/access in order to ensure that child pedestrians are visible when accessing / egressing the site.

Any requirements for licensing, hoarding / scaffolding, skips and any associated temporary traffic management arrangements will need discussion and agreement with the council's Highway Applications and Network Resilience teams via Email -highwaylicenses@manchester.gov.uk



Proposed layout



Address: 13 Lindale Avenue, M40 3LX

Contact details: 07979 437051 - Brenda (spouse)

DWG: New Drive and Path

Revision: 1

Drawn By: SNe

Scale: 1:100 @ A3L

House type: 1080LG

Date: November 2021

Resident's
signature
(no.13):