

THE CLIENT SHOULD NOTE THAT THE DRAWINGS ARE FOR BUILDING REGULATIONS PURPOSES ONLY AND THAT THE CLIENTS OWN CONTRACTOR AND SUB-CONTRACTORS SHOULD USE WITH REPRESENTATIVES FROM THE LOCAL AUTHORITY FIRE DEPT., STATUTORY UNDERWRITERS AND ANY OTHER RELEVANT BODIES TO ENSURE THAT THE WORKS COMPLY TO THEIR REQUIREMENTS AND CODES OF PRACTICE. ANY MODIFICATIONS, AS A RESULT TO BE AGREED. ALL DIMENSIONS TO BE CHECKED ON SITE. ALL MATERIALS AND WORKMANSHIP TO COMPLY WITH RELEVANT BRITISH STANDARDS CODES OF PRACTICE AND BUILDING REGULATIONS. ALL TO THE SATISFACTION OF THE LOCAL AUTHORITY. ALL WORK TO COMPLY WITH REQUIREMENTS OF COVENANTS OR AGREEMENTS RELATED TO THE PROPERTY. NONE OF THE WORKS SHOULD ENCROACH ONTO THE ADJACENT PROPERTY WITHOUT THE EXPRESS PERMISSION OF THE NEIGHBOURING OWNER. THE CONTRACTOR IS TO ENSURE AND CONFIRM FOR HIMSELF THE LOCATION, POSITION AND SIZES OF ALL EXISTING SERVICE CABLES/DOCS SURROUNDING AND WITHIN THE SITE TO ENSURE THAT NO DAMAGE OCCURS DURING CARRYING OUT OF THE WORKS. THE CLIENT IS TO TAKE RESPONSIBILITY FOR THE APPOINTMENT OF A PARTY WILL SURVEYOR TO MAKE THE NECESSARY NOTICES TO ADJOINING PREMISES WHERE THE PARTY WILL ACT 1997 APPLIES.

GEN SPEC NOTES
PROPOSED HOUSES
FACING BRICK, COLOUR AND TYPE TO BE AGREED WITH CLIENT / PLANNING
ROOF DARK GREY TILED FINISH MADELY OR SIMILAR APPROVED
WOOD GRAN UPVC DOORS / WINDOWS
GLAZING TO BE PLINKATIONS SOLAR REFLECTIVE K GLASS

New vehicle access to be formed
connected to existing access zone
Tarmac finish surface in accordance with
Local authority highways recommendations

ALL DIMENSIONS TO BE CHECKED ON SITE
PRIOR TO ORDERING OR ERECTING MATERIALS
DO NOT SCALE.

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PROPOSED HOUSING DEVELOPMENT
AT 1161 ROCCHDALE ROAD BLACKLEY

CLIENT
TUSCAN HOMES
152 BURY NEW ROAD
WHITEFIELD M45 6AD

REV.	DRG NO.	JPP / 940_040
DATE	SCALE	1:200 @ A5

Each surface water drain locations indicated, depth and invert levels to be determined at building control stage in accordance with LA requirements and specifications etc.

Rochdale road

SITE PLAN

MEWS DEVELOPMENT AT 1161 ROCCHDALE ROAD, BLACKLEY MANCHESTER

SITE LAYOUT PLAN

vehicle sight lines to be in accordance with
highways authority requirements
Boundary walls and planting to be max 600mm
high to increase visibility

