

REVISIONS

Rev	Date	Description
RevA	- 23.02.18	Issued for planning
RevB	- 19.06.18	Parking and Boundary treatment updated following Planning Meeting 14.06.18
RevC	- 13.12.18	Lodge roof retained. Parking in the North-West amended
RevD	- 04.03.20	Dwelling 19 and 23 reduced. Dwelling 20 and 21 detached

Phase 1

Ref Amendment

P1.1	Tweaks to parking layout
P1.2	Changing grasscrete spaces to gravel
P1.3	Retention of service room to north of Parklands as service room is being retained
P1.4	Detached bike store to be located to north of Parklands as service room is being retained
P1.5	Parklands – elevational and internal tweaks
P1.6	Lodge – elevational and internal tweaks

Justification

Design Justification - curved parking details removed for improved access. Parking locations updated to better align spaces to dwellings
Technical Justification - material change improves the longevity and appearance of the landscaped surface
Technical Justification - reduced demolition, and re-using more of the existing structure
Technical Justification - reduced demolition, and re-using more of the existing structure
Technical Justification - Improving the structural and technical design of the conversion.
Design Justification - Improved design

Phase 2

Ref Amendment

P2.1A	Cedars – elevational and internal changes, both existing and new build extension
P2.1B	
P2.2	New builds – detach building 20 & 21
P2.3	New build reduced size – dwelling 23
P2.4A	New build redesigned – dwelling 19
P2.4B	
P2.4B	
P2.5	New build slight relocation – dwelling 18 & 19
P2.6	Tweaks to parking layout

Justification

Technical Justification - alignment of the top floor to the Cedars new extensions improves the technical design of the build. Easier to build, less steelwork, more sustainable
Design Justification - Demolition of the Aspen House West extension revealed the former access. To be retained and reused. Reduces the amount of new construction
Design Justification - Detaching the new builds allows improved access for residents
Design Justification - reducing the width of dwelling 23 now causes the building to align with dwelling 22, and creates an improved internal space
Design Justification - The entrance to dwelling 19 is compromised. Without access via Winggate Drive we have reduced the size of the dwelling to improve the building for market.
Design Justification - The reduced sizes reduces the potential damage to nearby trees, and gives an opportunity to improve the front and rear elevation
Design Justification - The setback creates a small courtyard and improve approach to both dwellings
Design Justification - curved parking details removed for improved access. Parking locations updated to better align spaces to dwellings



WARNING
Critical Dimensions required by Consultants/
Contractors/ Subcontractors must not be scaled
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obtained from the drawing office.

Proposed Masterplan

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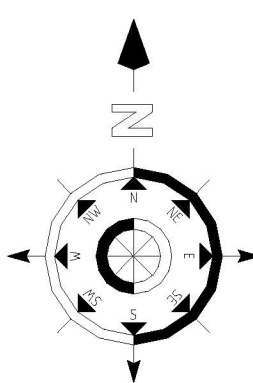
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Didsbury Lodge
Wilmslow Road
Didsbury
Manchester

Ashburton Park
Ashburton Road West
Trafford Park
Manchester M17 1AF
Tel : 0161 873 7878
Fax : 0161 848 8671
design@pjlivesey.co.uk

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