



Boundary /Wall Types

- TYPE A**
(Boundary wall at access road junction with Levenshulme Road)
New 1.2m high boundary consisting of 600mm high brick wall, topped with 600mm high black powder coated metal railings
- TYPE B**
(Separation of rear gardens)
1.8 m high boundary comprising 1.5m high close boarded timber fence infill panel on 300mm concrete base panel between concrete posts. Concrete base panels to allow for passage of hedgehogs, as per latest landscape plan.
- height of timber fence panels and concrete base panels may vary - Refer to Structural Engineer's drawings.
- TYPE C**
(Rear/side private gardens adjacent to railway)
2.1 m high Acoustic Reflective close boarded timber fencing by Nationwide Fencing Services Ltd (with average surface density 10.66 kg/m²).
- TYPE D**
(Boundary fence adjacent to site perimeter)
2.1 m high boundary comprising 1.8m high close boarded timber fence infill panel on 300mm concrete base panel between concrete posts - height of timber fence panels and concrete base panels may vary - Refer to Structural Engineer's drawings.
- TYPE E**
(Boundary fence fronting properties on Lowfell Walk)
1.5 m high boundary comprising 200mm high metal plinth acting as litter trap topped with 1.3m high black powder coated metal railings, with shrubs/planting - Refer to latest landscape drawing for planting specification
- TYPE F**
(Boundary fence fronting Plots 3-6)
1.2 m high boundary comprising 200mm high metal plinth acting as litter trap topped with 1.0m high black powder coated metal railings
- TYPE G**
Existing metal wired fencing to be retained
- TYPE H**
(Separation of rear gardens overlooking car parking bays behind Plots 1 and 2)
1.2 m high boundary comprising 1.5m high 'hit and miss' timber fence infill panel on 300mm concrete base panel between concrete posts. Concrete base panels to allow for passage of hedgehogs, as per latest landscape plan.
- height of timber fence panels and concrete base panels may vary - Refer to Structural Engineer's drawings.

Setting Out Co-ordinates

Note: All setting out co-ordinates for houses and apartment block taken to outside face of brickwork corners

General Notes
01: Dimensions must not be scaled from this drawing. If in doubt, please ask.
02: All dimensions are in millimetres unless noted otherwise.
03: All dimensions should be verified on site before proceeding with the work.
04: TADW Architects shall be notified in writing of any discrepancies.
05: © TADW Limited (UK) 2015

Legend

- Development site boundary
- Surface Finishes**
- Grassed Area (200mm mowing strip where lawn meets buildings)
 - Footpaths, pavements and paved areas
 - Block paving to parking bays and raised crossings / rumble strips on access road.
 - Tarmac to unadopted road and parking courtyards
- Refer to Landscape Plan by Trevor Bridge Associates for landscaping proposals
- EVCP** Electric vehicle charging point
- Secure external bike storage container
- Electric Meter positions to Houses
Flush fitted electric meter box
409 (w) x 595 (h) x 60 (+ 150mm within wall) (d)
- Water Meter positions to Houses
below kitchen sink
- Electric and water meters for apartments within plant rooms

P5	Type B fence added along northern site boundary	05.06.24	KM	MH
P4	Note to Type E boundary clarified	14.08.23	KM	MH
P3	Type C and D boundary treatment updated. Side gate removed from Plot 1	02.08.23	KM	MH
P2	Proposed FFLs indicated. Bin storage areas added to houses. Parking bay lengths updated to houses.	26.06.23	KM	MH
P1	Issued for comments	23.05.23	KM	MH
Issue	Description	Date	Drawn	Checked

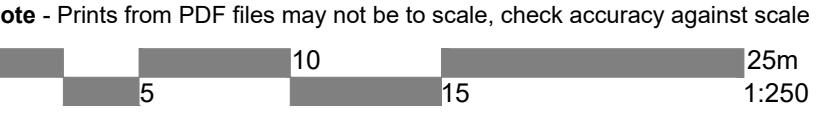
Drawing Status
P - Planning | T - Tender | C - Construction | R - As Record

For Approval



Six St. Petersgate Stockport Cheshire SK1 1HD
Ph 0161 477 6158 Fx 0161 480 8342 mail@tadw.co.uk www.tadw.co.uk

Client	Watson Construction Ltd		
Job	Levenshulme Road Gorton		
Title	Proposed Site Plan with Setting Out Co-ordinates		
Scale	1:250 @ A1		



Job Number	Drawing Number	Issue
221310	0101	P5