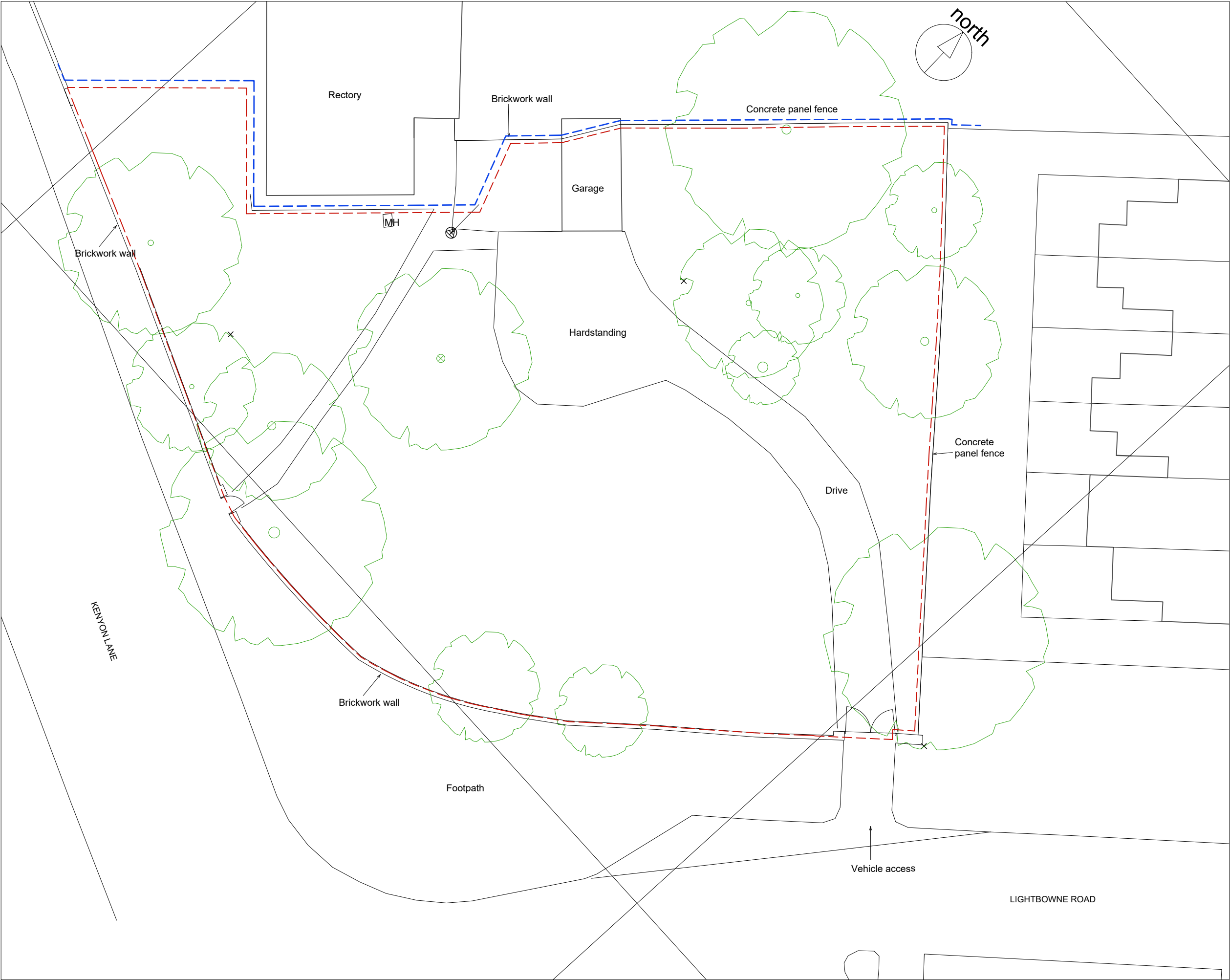
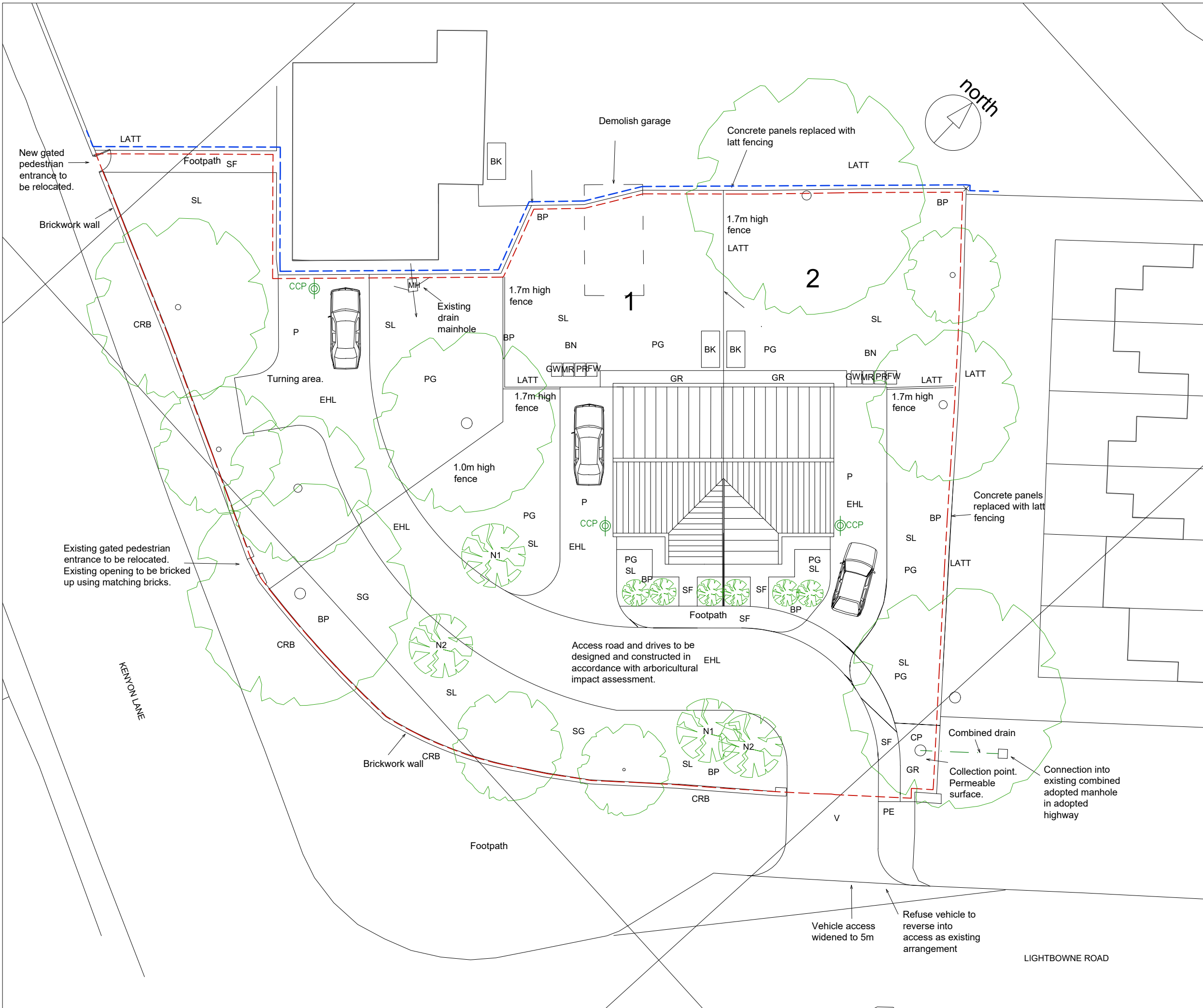




Proposed

PROJECT St Lukes Rectory, Moston.			CLIENT Sean Booth	
PROJECT NO 163 -	SITE ST.LU -	PHASE PL -	DWG NO GLS1	REV -
DRAWING TITLE Existing Site Plan				
PHASE Planning - PL		DATE 01/12/22	REV 	DATE
SCALE 1 : 200	SHEET A3			
sj simon james arq ltd/architects UK: 120 Grosvenor st. All Saints, Manchester, M1 7HL				



- Existing trees
- Proposed trees:
N1 - Silver Birch (Betula Pendula)
N2 - Rowan (Sorbus Aucuparia)
- BP
Proposed shrubs/hedgerow's/Border planting:
Mixture of Holly, Beech and Hawthorns.
Density 3per m2 and in agreement LA

FOR LANDSCAPE DETAIL - REFER TO LANDSCAPE ARCHITECTS DRAWINGS

CAR PARK AND BIKE STORE

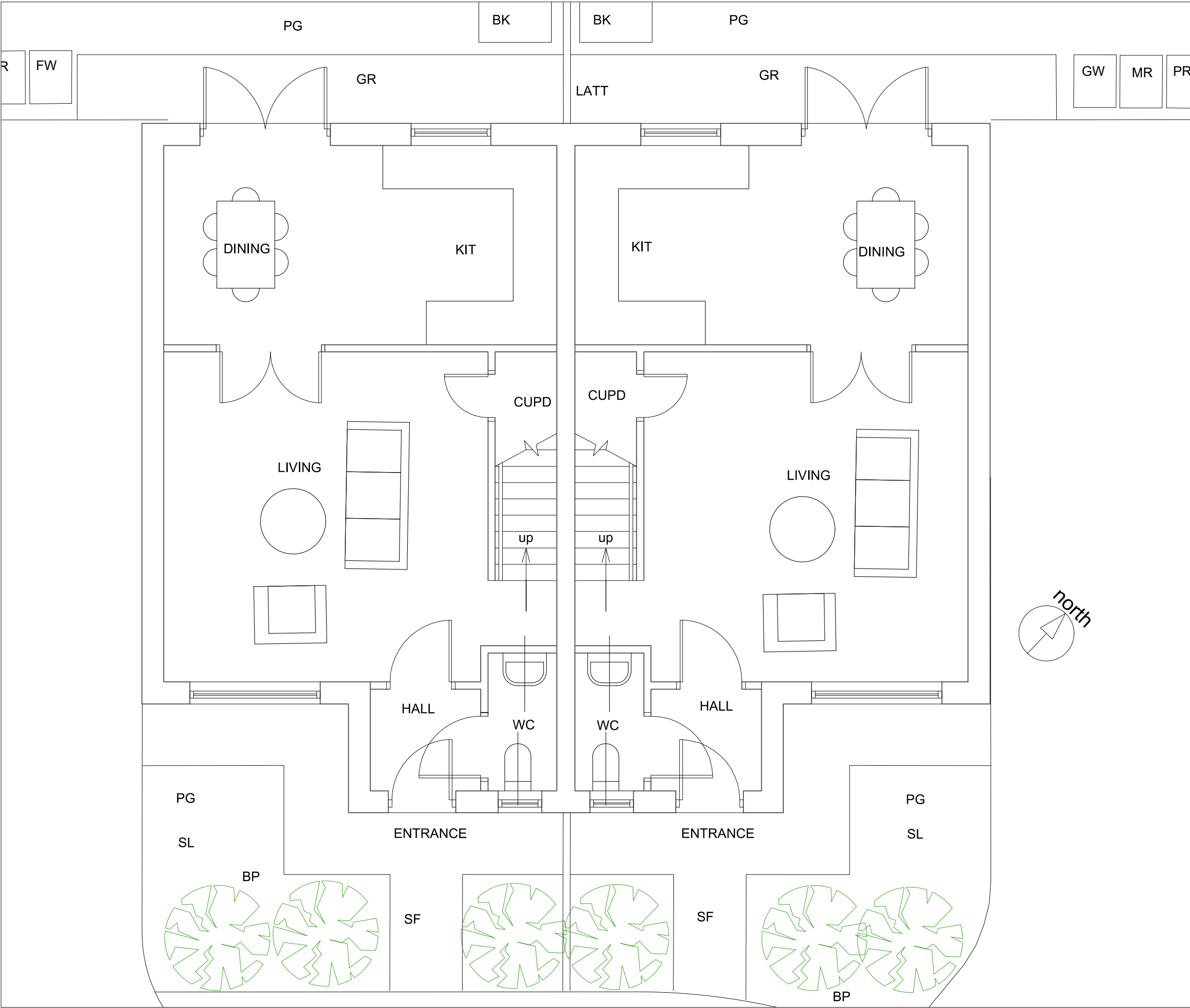
Car parking spaces -	0
Existing parking spaces -	2
Proposed Car parking spaces	2
Total number of spaces -	2
Spaces required for the number of residential units -	2 (100%)

Bike storage spaces.

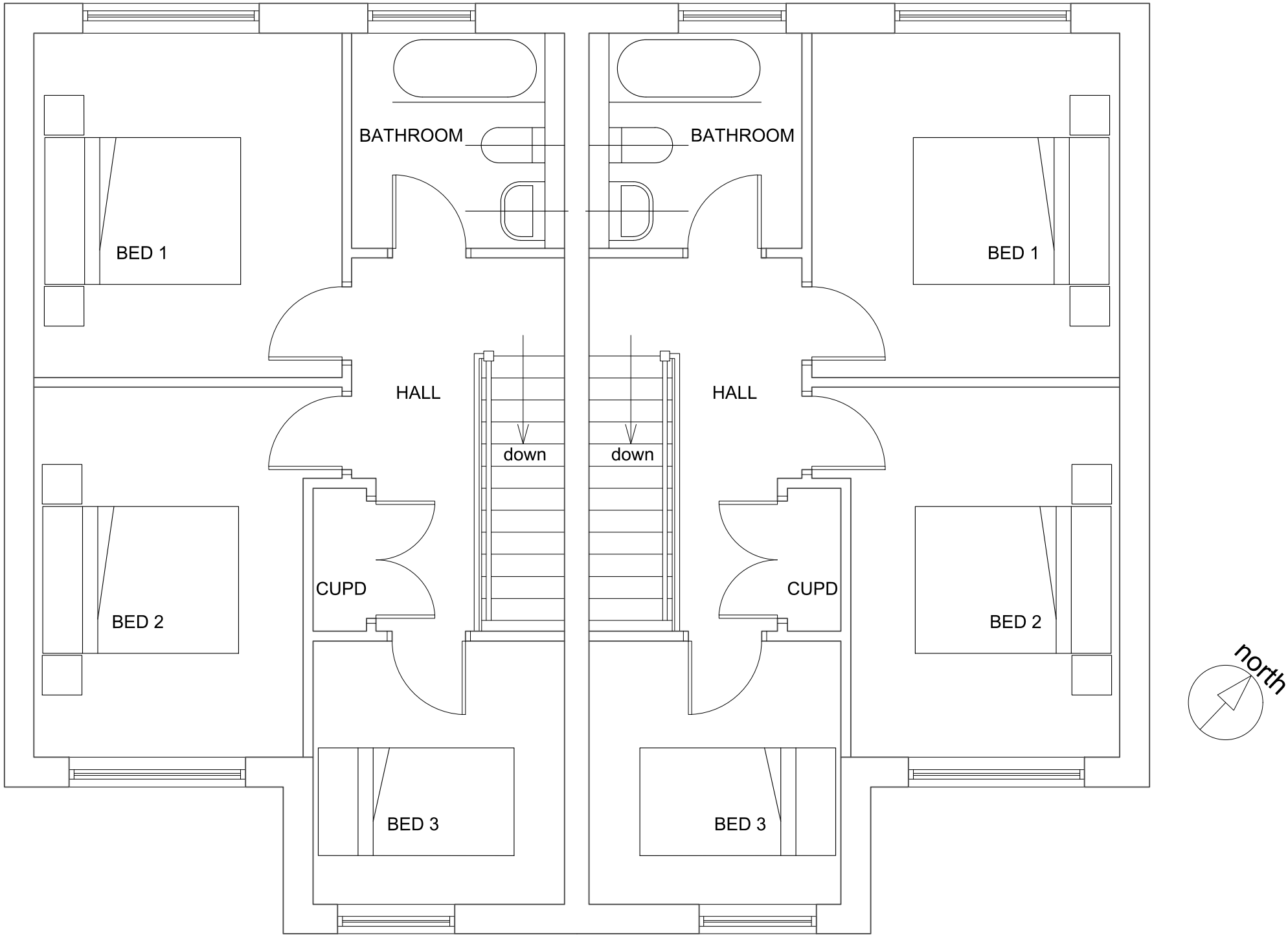
Private garden space bike storage spaces -	2
Total Bike Storage spaces.	2 (100%)

- SOFT LANDSCAPE ELEMENTS
- PG: Private Garden area. Hard landscaped patio areas with border planting
- SG: Shared garden.
- PG/GL: Private garden area and Full height Garden Lightwell.
- GR: Porous hard landscaping. Stepping stones in gravel.
- SL: New and or Refurbished Soft permeable landscape areas.
- HARD LANDSCAPE ELEMENTS
- GR: Gravel porous hard landscape.
- SF: Indian sandstone flags.
- EHL: New hard landscape areas to be hard landscaped with porous tar-mac. Cemex Viaflow Asphalt with a new Reduced fine sub base.
- CRB: Clean, repair and repoint existing brickwork and stone copings.
- LATT: Vertical Latt fencing panel 1.7m
- CP: Bin collection point
- BK: Private locked Bike storage shed
- PE: Pedestrian access.
- V: Vehicular access.
- BN: Open roof Bin storage enclosures.
- RW: Residual Waste
- PR: Palpable recycling
- MR: Mixed recycling
- FW: Food Waste
- CCP 2no(100%) 7KW CAR CHARGING POINTS.
- Manhole
- Inspection chamber
- Combined drain connection to existing main drain

PROJECT St Lukes Rectory, Moston.			CLIENT Sean Booth		
PROJECT NO 163 -	SITE ST.LU -	PHASE PL -	DWG NO GL1	REV -	
DRAWING TITLE Proposed Site Plan					
PHASE Planning - PL	DATE 01/12/22	REV 	DATE 	REV 	
SCALE 1 : 200	SHEET A3				
sj simon james arq ltd/architects UK: 120 Grosvenor st. All Saints, Manchester, M1 7HL					



PROJECT St Lukes Rectory, Moston.			CLIENT Sean Booth		
PROJECT NO 163 -	SITE ST.LU -	PHASE PL -	DWG NO GA1	REV -	
DRAWING TITLE Proposed Ground Floor					
PHASE Planning - PL		DATE 01/12/22	REV	DATE	REV
SCALE 1 : 50		SHEET A3			
sj simon james arq ltd/architects UK: 120 Grosvenor st. All Saints, Manchester, M1 7HL					



PROJECT St Lukes Rectory, Moston.			CLIENT Sean Booth		
PROJECT NO 163 -	SITE ST.LU -	PHASE PL -	DWG NO GA2	REV -	
DRAWING TITLE Proposed First Floor					
PHASE Planning - PL			DATE 01/12/22	REV	DATE
SCALE 1 : 50			SHEET A3		
sj simon james arq ltd/architects UK: 120 Grosvenor st. All Saints, Manchester. M1 7HL					



Proposed front elevation



Proposed rear elevation

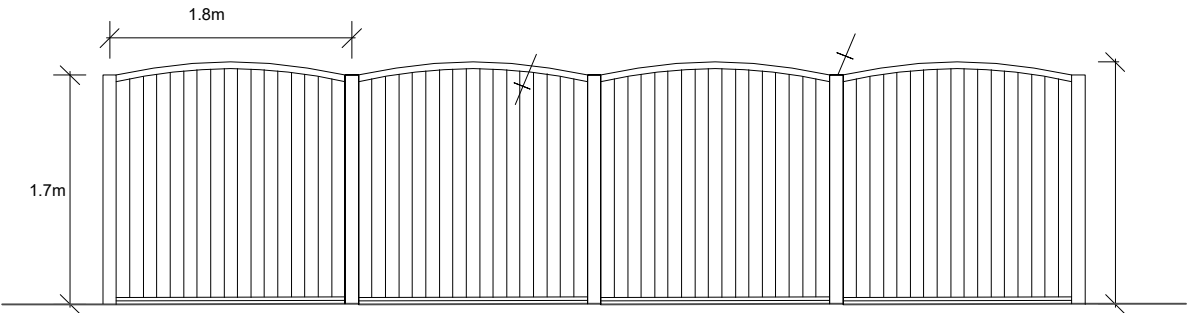
BUILDING ENVELOPE MATERIALS

- NB1 Forterra, Butterfly Brick, Cheshire Red Multi.
Cill and header details picked out with soldier courses
- R1 Artificial grey slate
- J1 Joinery Anthracite grey UPVC
- D1 Drainage Goods Black UPVC

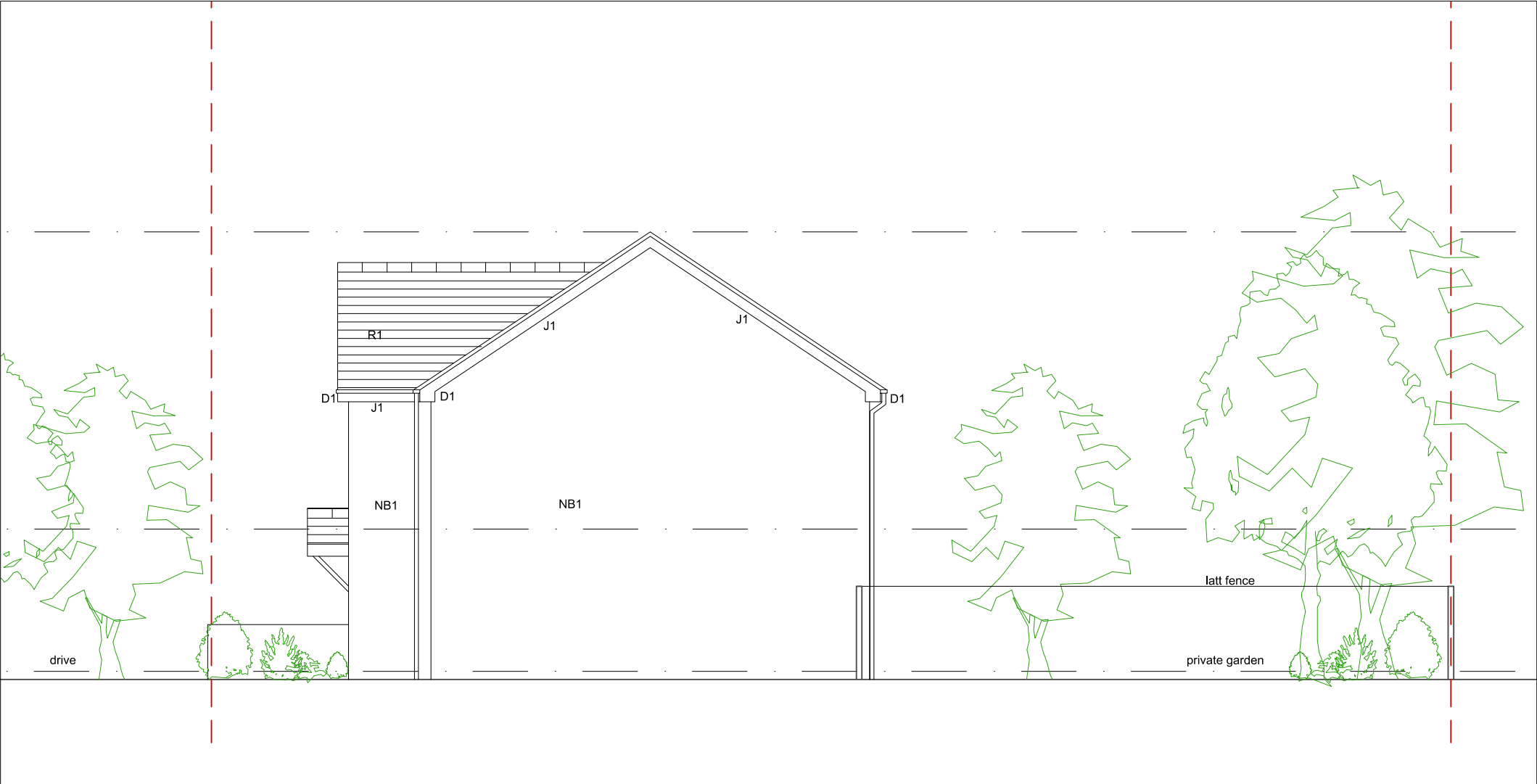
WINDOWS AND DOORS:

- Double glazed
 - Trickle vent.
 - PAS 24 security standard
 - Satin/Chrome ironmongery
 - Fensa certified.
- TT Anthracite UPVC thin section Tilt and Turn windows.
- PD Anthracite UPVC secure front door.

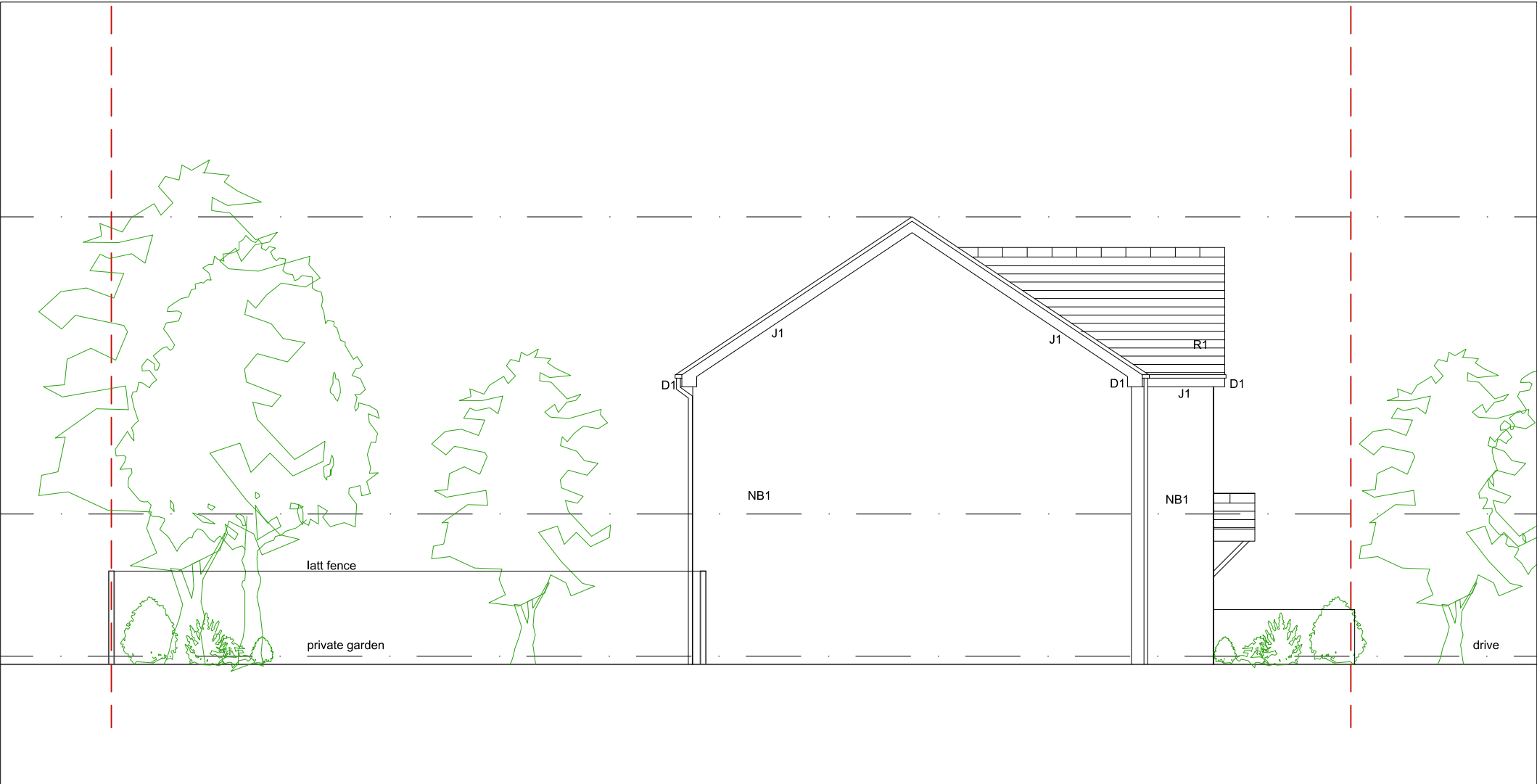
PROJECT St Lukes Rectory, Moston.			CLIENT Sean Booth		
PROJECT NO 163 -	SITE ST.LU -	PHASE PL -	DWG NO ELE1	REV -	
DRAWING TITLE Proposed Front & Rear Elevation					
PHASE Planning - PL		DATE 01/12/22	REV	DATE	REV
SCALE 1 : 100	SHEET A3				
sj simon james arq ltd/architects UK: 120 Grosvenor st. All Saints. Manchester. M1 7HL					



LATT: Vertical Latt fencing panel 1.7m



Proposed front elevation



Proposed rear elevation

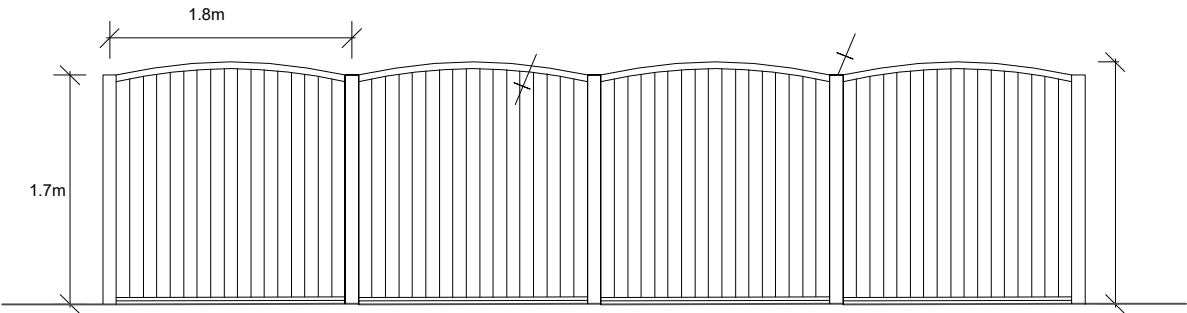
BUILDING ENVELOPE MATERIALS

- NB1 Forterra, Butterfly Brick, Cheshire Red Multi.
Cill and header details picked out with soldier courses
- R1 Artificial grey slate
- J1 Joinery Anthracite grey UPVC
- D1 Drainage Goods Black UPVC

WINDOWS AND DOORS:

- Double glazed
 - Trickle vent.
 - PAS 24 security standard
 - Satin/Chrome ironmongery
 - Fensa certified.
- TT Anthracite UPVC thin section Tilt and Turn windows.
- PD Anthracite UPVC secure front door.

PROJECT St Lukes Rectory, Moston.			CLIENT Sean Booth		
PROJECT NO 163 -	SITE ST.LU -	PHASE PL -	DWG NO ELE2	REV -	
DRAWING TITLE Proposed Side Elevations					
PHASE Planning - PL		DATE 01/12/22	REV	DATE	REV
SCALE 1 : 100	SHEET A3				
sj simon james arq ltd/architects UK: 120 Grosvenor st. All Saints. Manchester. M1 7HL					



LATT: Vertical Latt fencing panel 1.7m