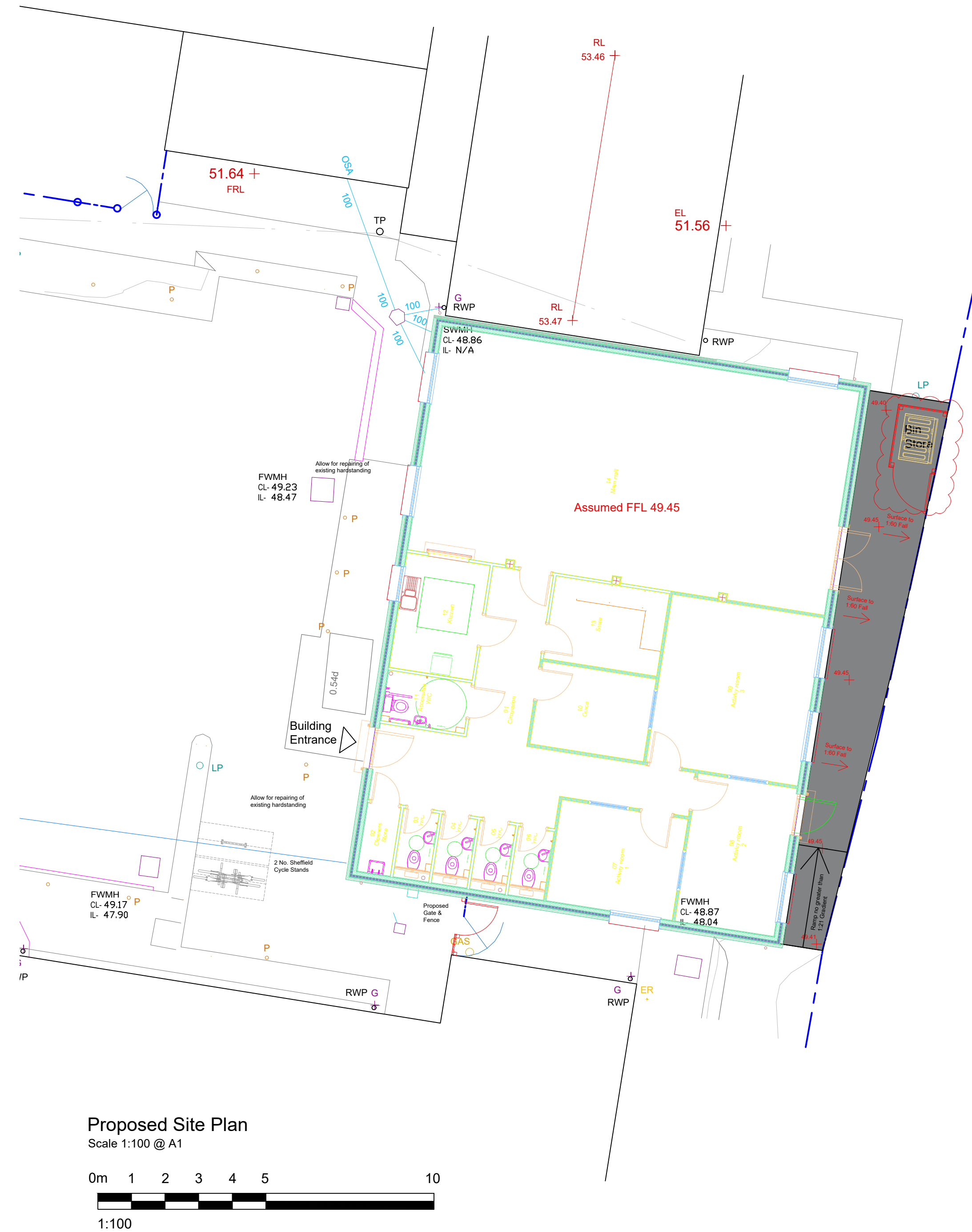




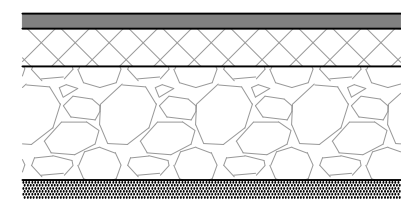
Landscaping Key

- Tarmac Footpath
- Tarmac Road
- Brick Paving
- Concrete Paving Slabs
- Gravel
- Soft Landscaping
- Embankment
- Proposed Tree
- Existing Tree
- Existing Tree Removed
- Proposed Planting

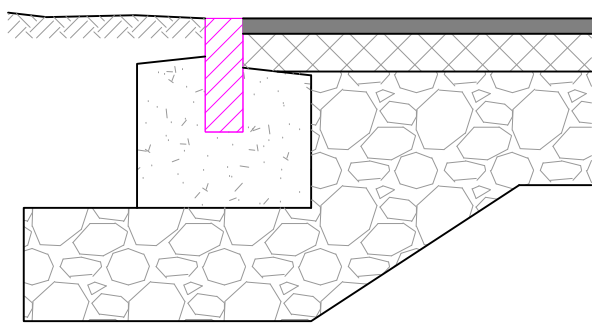
2 No. Bird Box
25mm of 38mm entrance hole box,
house sparrow terrace, swift box
attached or integrated within
retained or new buildings on site

2 No. Bat Box
Vivara Pro WoodStone Bat Box or
similar attached to a retained or
new tree on site or provision of a
bat box integrated within new or
retained buildings.

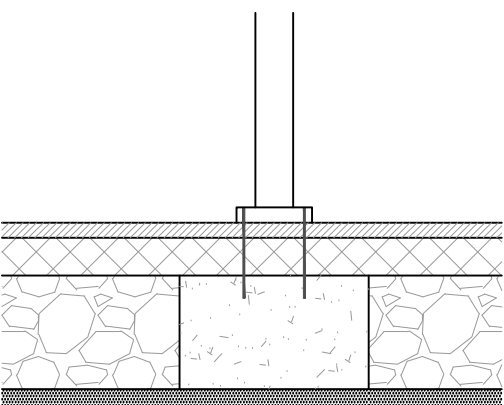
Capping Layer Thickness CBR Table					
CBR Value	<2%	<2.5%	<3%	<4%	>4%
Min. Capping Layer Thickness	470mm	400mm	225mm	225mm	225mm



Footpath Detail
Scale 1:10 @ A1



Footpath Edge Detail
Scale 1:10 @ A1



Overground Cycle Stand Fixing
Scale 1:10 @ A1

Important Note:
Drawing to be read in conjunction with Ascerta
Daytime Building Inspection Reference: P.2061.24
First Issued October 2024

UNLESS STATED OTHERWISE, THE DESIGNS SHOWN ARE SUBJECT TO
DETAIL SITE SURVEY AND INVESTIGATIONS AND/OR APPROVAL OF THE
RELEVANT VARIOUS LOCAL AUTHORITY OFFICERS, STATUTORY
UNDERTAKERS, FIRE OFFICERS AND ENGINEERS. THEY ARE PROJECT
AND SITE SPECIFIC.

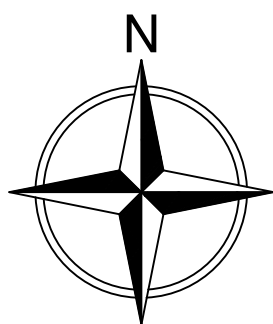
THIS DRAWING SHOULD NOT BE SCALED FROM.

ALL DIMENSIONS SHOULD BE CHECKED ON SITE.

ANY DRAWING ERRORS OR DISCREPANCIES SHOULD BE REPORTED
TO VAUGHAN ARCHITECTURE LTD

THIS DRAWING IS THE COPYRIGHT OF VAUGHAN ARCHITECTURE LTD

DRAWING STATUS			
DRAWN BY:	JW		
SCALE:	1:100 @ A1		
DATE:	September 2025		
P01 First Issue for Client Comments	12/09/25	JW	SC
P02 Amended following PML comments	26/09/25	JW	SC
P03 Bat & Bird Box provision shown	06/10/25	JW	SC
P04 External Wall Build up amended	14/01/26	JW	SC
C01 First Construction Issue	29/01/26	JW	SC
C02 Bin store shown for approval	25/02/26	JW	RK
C03 Bin store location amended	17/03/26	JW	RK



PREMIER
MODULAR

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CLIENT	Youth Investment Fund
PROJECT TITLE	N-Gage - Manchester
DRAWING TITLE	Proposed Site Plan
PROJECT NO.	VAD.25.21
DRAWING NO.	40694-PML-00-DR-A-000021
REVISION	C03 STATUS S5

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