Note: This drawing is based on topographical survey carried out by iG Surveys Limited (drawing no J521-01 dated 19th July 2024)

Note: Ordnance Survey data indicated for context purposes only

Note: This drawing is to be used for 'Proposed Site Plan' purposes only

This drawing to be read in conjunction with Portakabin Limited drawing numbers:

PTK-A1-00-D-A-1001 - Ground Floor Plan & Elevations
PTK-A1-00-D-A-1802 - Existing Site Plan

This drawing is to be read in conjunction with all relevant M&E Consultant detail design drawings and specifications

This drawing is to be read in conjunction with Arbtech - CEMP-Habitat Management and Monitoring Plan Issue 01 dated 12th January 2026

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Do not scale off this drawing. All discrepancies to be reported to Portakabin Limited.

Rev:	Date:	Description:	By:	Chk:
P01	21/01/26	First Issue	MC	SPM
P02	30/01/26	Footpath link added at North East corner of building, updated to accord with latest G.A Plan (PTK-A1-00-D-A-1001 revision P04)	MC	SPM
P03	19/02/26	Caged Gas Bottle Store removed to suit T&T email instruction 19-02-26	MC	SPM
P04	20/03/26	Asphalt concrete indicated in lieu of paving to external hardstandings, bin store note amended, existing tree location updated to accord with Build Warranty dwg no 2901-110B and annotation updated to suit	MC	SPM
C01	15/06/26	Electric kiosk added following receipt of on-site dimension check email 8th June 2026, tree relocated to suit on-site dimension check email 30th April 2026, new tree locations updated to suit Sculpted Earth dwg no 1703-SEL-XX-XX-DR-L-0001-Rev01, general dwg update	MC	SPM
C02	07/07/26	Construction Record	MC	SPM
C03	09/07/26	Acoustic fence added to front of Plant enclosure following receipt of Sustainable Acoustics 26-0123-0 R01a Noise Impact Assessment dated 8th July 2026, new/existing southern footpath omitted to suit on-site discussions, Construction Record	MC	SPM

Ash Tree Road

Existing boundary fence and gate to be retained

Fence

Gate

Grass

New tree

Area of modified grassland

2no 'Mario Dual Chamber Sparrow Terrace' bird boxes or similar equal and approved to be located on building fascia

Line of concrete pin kerb to hardstanding

Stmp

Retaining Wall

Pavement

TWL

IG1 75.105

New 2.25m high acoustic fence
Note: Barrier is to be continuous, imperforate, with no gaps at the base and have a minimum surface weight of 10kg/m²

New 2.25m high 'hit & miss' timber fenced Plant / Bin Store enclosure (Colour: Black)
Note: To be fully independant of building structure/cladding

Existing boundary wall / fence to be retained

Area of modified grassland

Sp

New 'asphalt concrete' hardstanding

Plant

Bin Store

Crumpsall Park building

Note: Existing tree not picked up on topographical survey, position indicated in line with site check dimensions received in email 30th April 2026

Retaining structure subject to Structural Engineer design/details

2no 'Vivara Pro Build-in Woodstone Bat Tube' bat boxes or similar equal and approved to be located on building fascia

Electric kiosk

Lp

Entrance

New 'asphalt concrete' hardstanding

New 'asphalt concrete' hardstanding link footpath

Cycle hoops

exclusion zone 3000

exclusion zone 3000

Line of existing 450mm foul/combined drain

IG2 75.183

83

Tp

Vegetation

Area of 'mixed scrub' (retained)

Bush

Make good/replace where necessary verge/kerb edging following removal of existing path

Area of 'mixed scrub'

Area of 'mixed scrub'

Extent of planning redline boundary (shown 'red')

1:100 0 2 4 6 8 10 m

Portakabin

Status:	Purpose Of Issue:
CR	Construction Record

Client:
Turner & Townsend

Project:
YIF 20 Crumpsall Park

Title:
Proposed Site Plan

Scale @ A1:	Date:	Drawn By:	Checked By:
1 : 100	21/01/26	MC	SPM

Opportunity Number:	Project Number:
OPP1374276	16973

Document Number: **PTK - A1 - 00 - D - A - 1803** Rev: **C03**