

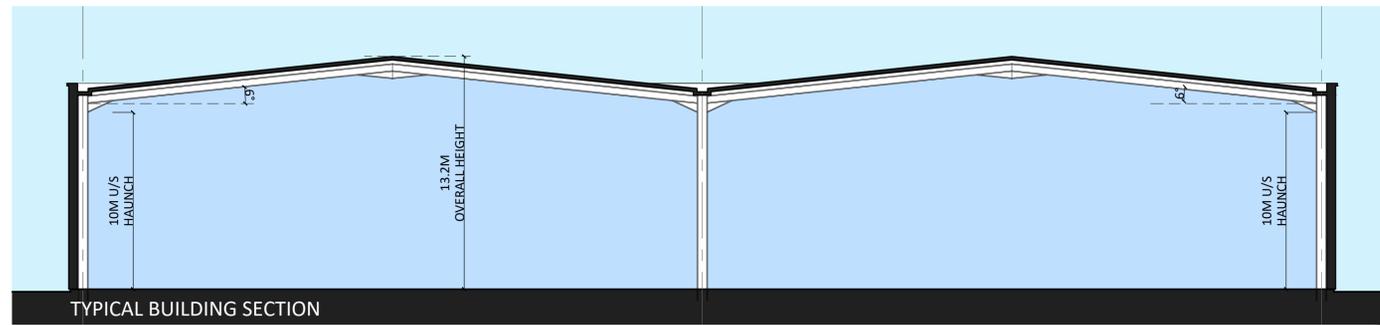
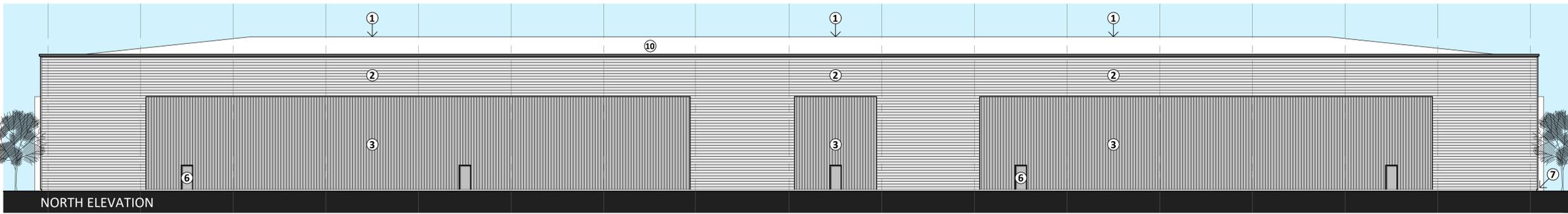
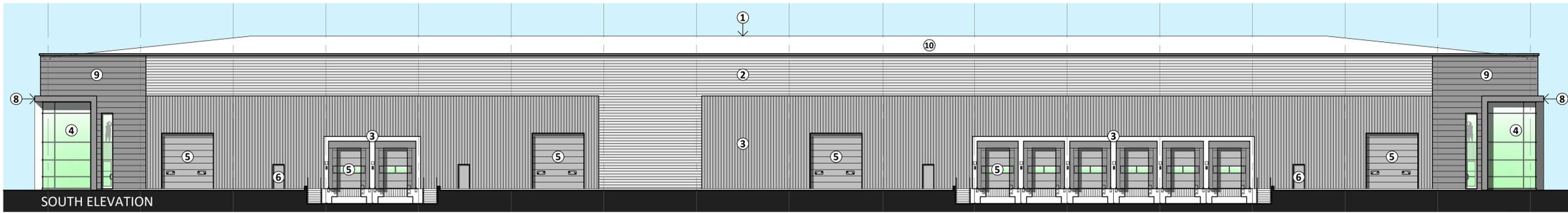
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Notes:

Rev	Date	Note
A	23/09/21	Updated to suit LPA comments

PLANNING



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CLIENT: CONEYGRE REDEVELOPMENTS LTD

PROJECT: LAND OFF CONEYGRE ROAD TIPTON

TITLE: UNIT 3 & 4 ELEVATIONS & SECTION - AS PROPOSED

- SCHEDULE OF BUILDING MATERIALS:**
- ① KINGSPAN KS1000 RW TRAPEZOIDAL PROFILE INSULATED ROOF PANELS OR SIMILAR APPROVED. COLOUR GOOSEWING GREY
 - ② HALF ROUND PROFILE WALL CLADDING. COLOUR METALLIC SILVER (RAL 9006)
 - ③ METAL PROFILED WALL CLADDING. COLOUR BASALT GREY (RAL 7012)
 - ④ ALUMINIUM THERMALLY BROKEN CLEAR DOUBLE GLAZED DOORS & WINDOWS. COLOUR RAL 7016
 - ⑤ SECTIONAL DOORS. RAL 7016
 - ⑥ POWDERCOATED STEEL DOORS. COLOUR RAL 7016
 - ⑦ GALVANISED PFC GROUND BEAM. COLOUR - TBC
 - ⑧ METTALINE FEATURE BEAM PROFILED EDGE TRIM. COLOUR ANTHRACITE (RAL 7016)
 - ⑨ MICRO RIB CLADDING HORIZONTALLY LAID. COLOUR ANTHRACITE (RAL 7016)
 - ⑩ ROOFLIGHTS (10%) - NATURAL DAYLIGHT TO REACH CORNERS OF UNIT.
 - ⑪ STEEL FABRICATED ENTRANCE CANOPY WITH PLANAR GLASS ROOF FULL SPECIFICATION PAINT FINISH. COLOUR: WHITE

Scale:	1:200 @ A1	Date:	AUG 2021
Design:	-	Draft:	SL
Drg No:	19-103-PA-08	Revision:	A

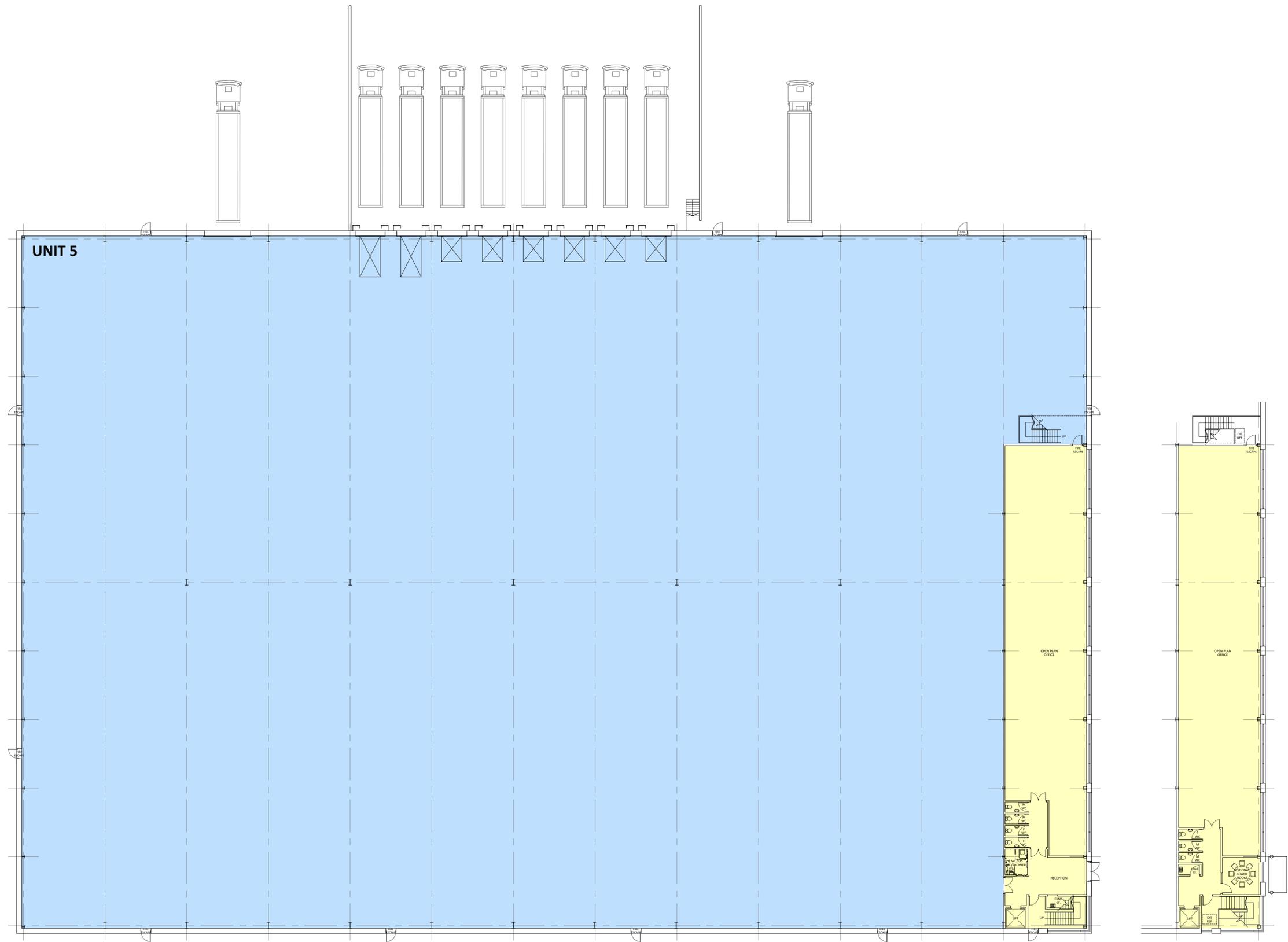
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UNIT 5

GROUND FLOOR PLAN

FIRST FLOOR OFFICES

SANITARY PROVISION
 OFFICE GROSS FLOOR AREA 8,000 SQFT (743 SQM)
 OFFICE APPROXIMATE NET FLOOR AREA AT 82% N/A/S 6,800 SQFT (633 SQM)
 OCCUPANCY AT 1 PERSON PER 7 SQM (30)
 OCCUPANCY BY SEX AT 80/20 SPLIT 54M/14F
 MIN MALE PROVISION: 5 NO. W.C'S 5 NO. W.H.B'S
 MIN FEMALE PROVISION: 5 NO. W.C'S 5 NO. W.H.B'S

Notes:

Rev	Date	Note
A	23/09/21	Updated to suit LPA comments

UNIT 5
SCHEDULE OF ACCOMMODATION:

UNIT: 72,000 SQFT GIA
 OFFICE: 8,000 SQFT GIA
 (10% 2 STOREY)
TOTAL: 80,000 SQFT GIA

PLANNING



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CLIENT: CONEYGRE REDEVELOPMENTS LTD
 PROJECT: LAND OFF CONEYGRE ROAD TIPTON
 TITLE: UNIT 5 FLOOR PLANS - AS PROPOSED

Scale: 1:200 @ A1	Date: AUG 2021
Design: -	Draft: JC
Drg No: 19-103-PA-06	Revision: A

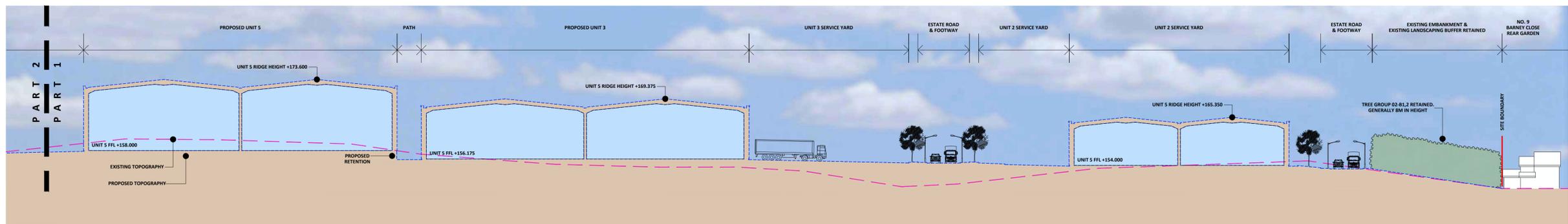
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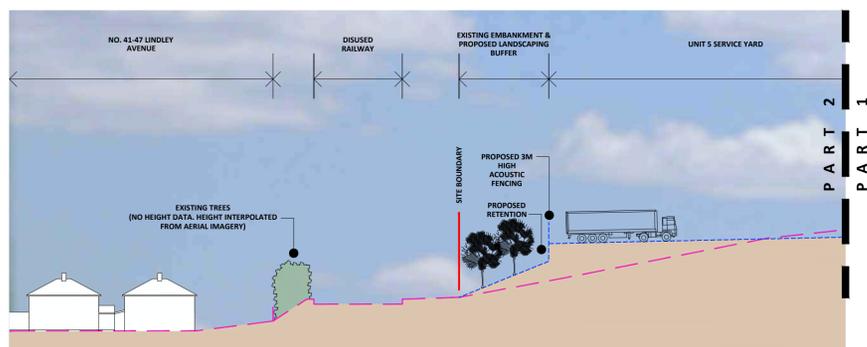
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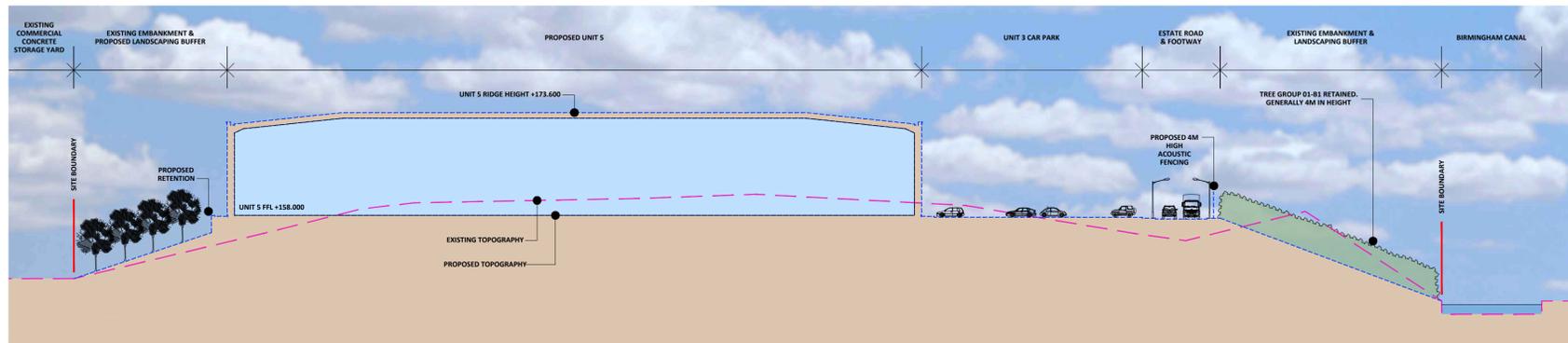
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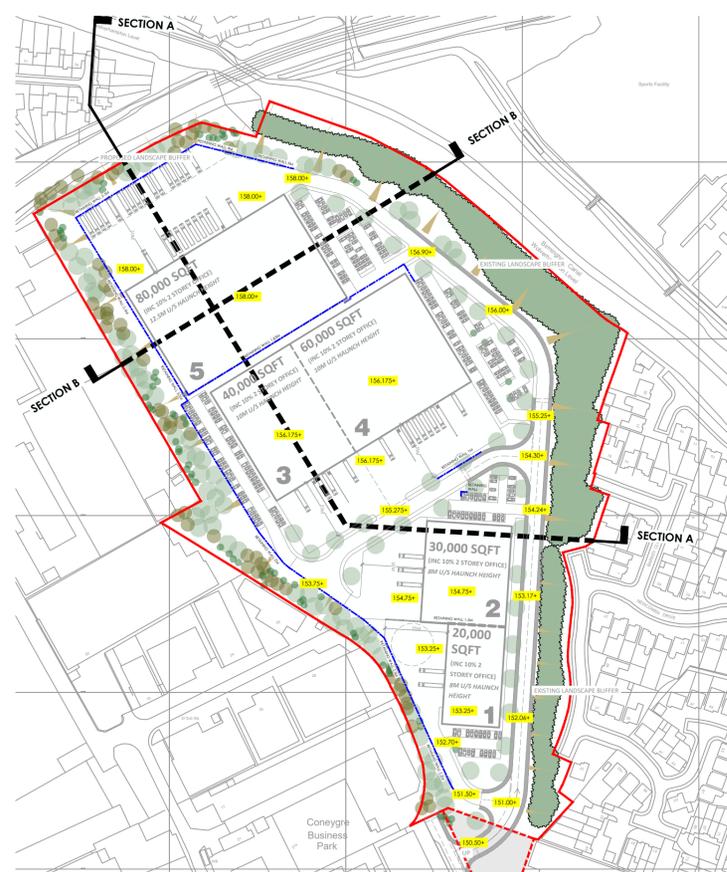
SECTION A - A PART 1 (1:500)



SECTION A - A PART 2 (1:500)



SECTION B - B (1:500)



KEY (1:2000)

Rev	Date	Note
A	23/09/21	Updated to suit LPA comments
B	09/11/21	Updated to suit Urban design comments received 03/11/21

Notes:

Revisions: Amendment: Date: Name:

Scale: AS SHOWN @ A1 Date: AUG 2021

Design: DFC Draft: JC

Drg No: 19-103-PA-10 Revision: B

Client: CONEYGRE REDEVELOPMENTS LTD

Project: LAND OFF CONEYGREE ROAD TIPTON

Title: ILLUSTRATIVE SITE SECTIONS

Scale: 1:500, 1:2000

Scale: 0 10m 20m 30m 40m 50m

Scale: 0 40m 80m 120m 160m 200m

PLANNING

Revisions: Amendment: Date: Name:

Scale: AS SHOWN @ A1 Date: AUG 2021

Design: DFC Draft: JC

Drg No: 19-103-PA-10 Revision: B

Client: CONEYGRE REDEVELOPMENTS LTD

Project: LAND OFF CONEYGREE ROAD TIPTON

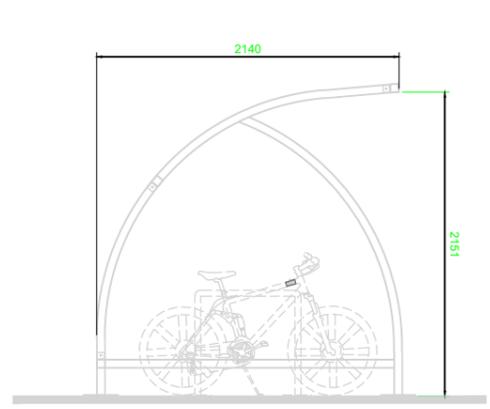
Title: ILLUSTRATIVE SITE SECTIONS

Scale: 1:500, 1:2000

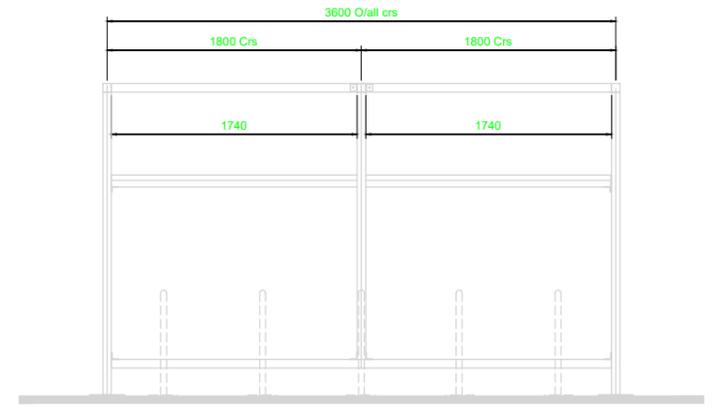
Scale: 0 10m 20m 30m 40m 50m

Scale: 0 40m 80m 120m 160m 200m

PLANNING



SIDE ELEVATION



FRONT ELEVATION

CYCLE SHELTER SPECIFICATION.

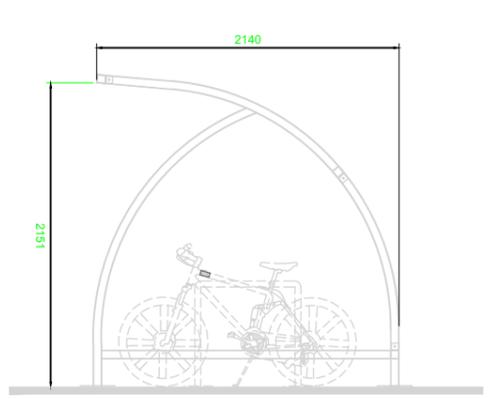
50X50 SHS FRAME WITH 50X50 SHS PURLINS & TRIMMERS.
 WELDED END FRAMES AND PURLIN SECTION MADE FROM HEAVY-DUTY BOX SECTION ASSEMBLED WITH ANTI-TAMPER HIGH STRENGTH BOLTS.

ALL COMPONENTS TO BE GALVANISED WITH POLYESTER POWDER COAT FINISH

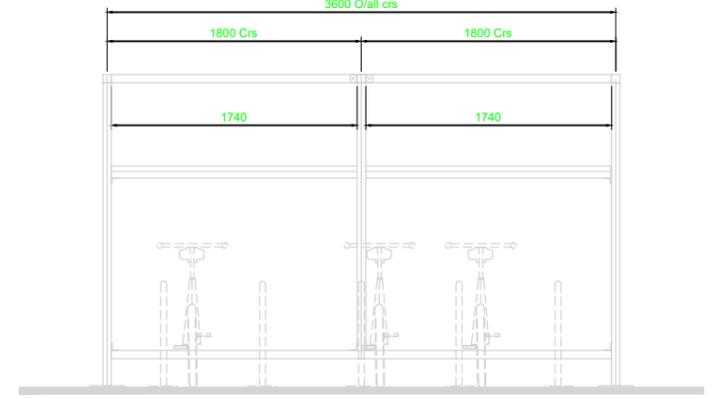
COLOUR BLACK WITH STANDARD CLEAR P.E.T SHEET ROOF PANELS.

CYCLE SHELTER TO BE BROXAP BXMW/SEF/36

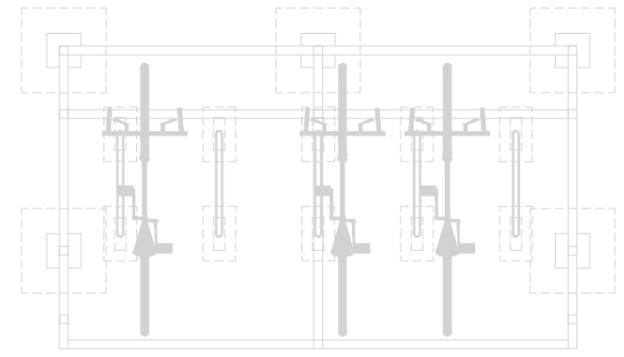
EACH SHELTER TO ACCOMMODATE 8 No. CYCLES.



SIDE ELEVATION



REAR ELEVATION



PLAN

PROPOSED CYCLE SHELTER DETAILS



ILLUSTRATIVE PERSPECTIVES

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Notes:

Rev	Date	Note
A	23/09/21	Updated to suit LPA comments

PLANNING

Revisions: Amendment: Date: Name:

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CLIENT: CONEYGRE REDEVELOPMENTS LTD

PROJECT: LAND OFF CONEYGREE ROAD TIPTON

TITLE: TYPICAL CYCLE SHELTER DETAILS

Scale: 1:50 @ A3	Date: AUG 2021
Design: DFC	Drawn: JC
Drw No: 19-103-PA-12	Revision: A



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Notes:

Rev	Date	Note
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- 3.0m ACOUSTIC FENCING
- 4.0m ACOUSTIC FENCING
- 2.4m PALADIN FENCING

*Fencing as per Notice Impact Assessment *

PLANNING

Revisions: Amendment: Date: Name:

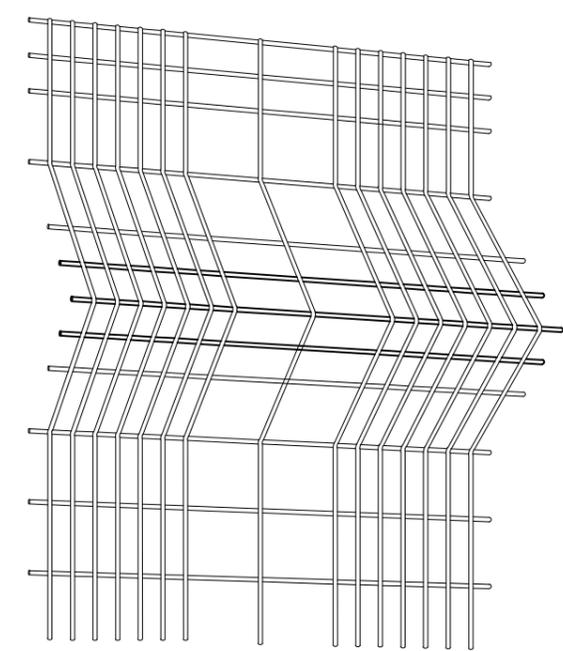
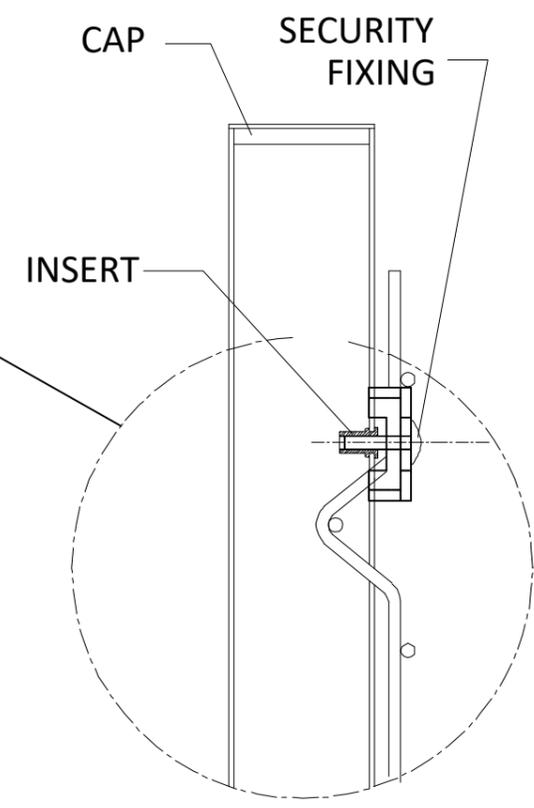
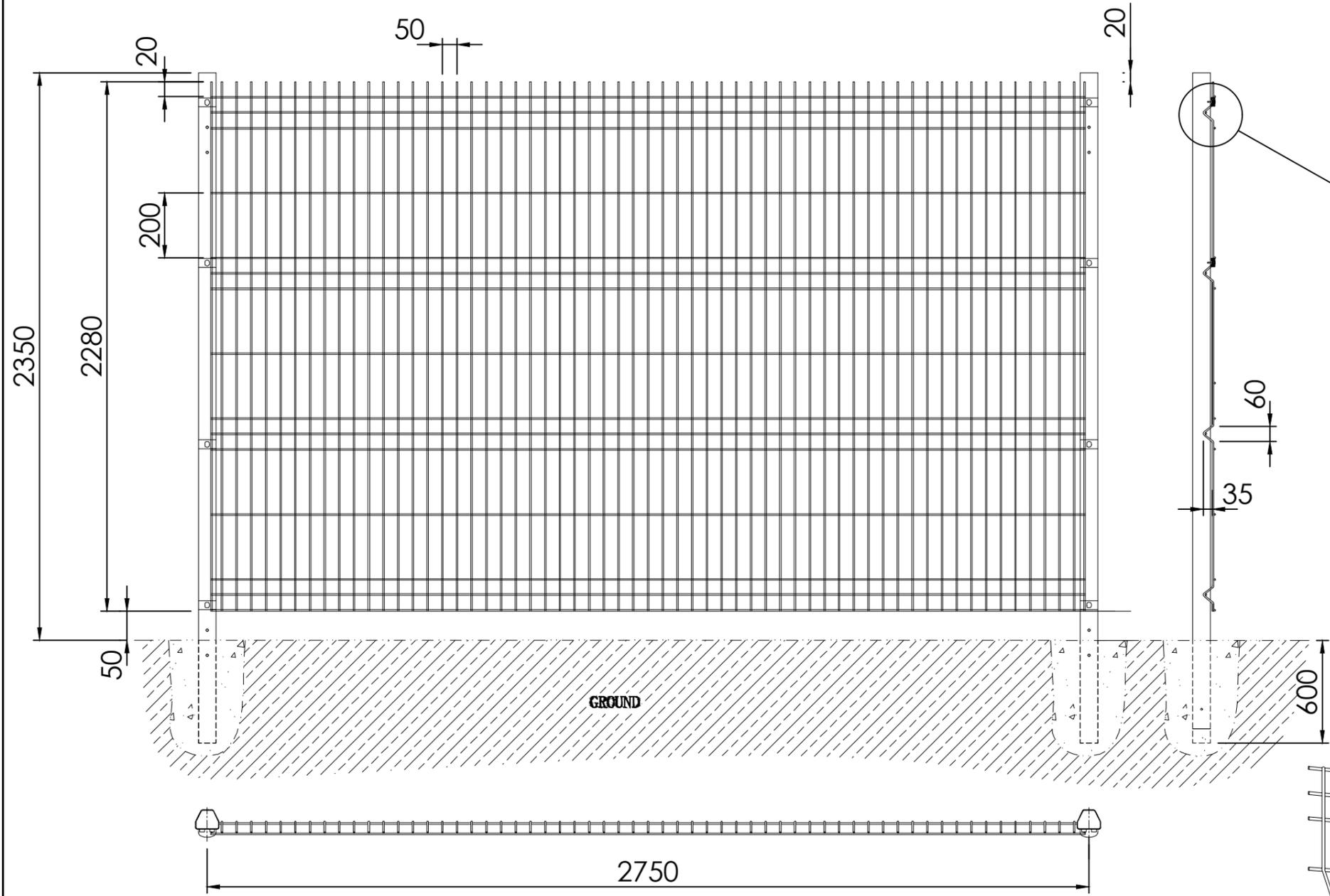


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- CLIENT: CONEYGRE REDEVELOPMENTS LTD
- PROJECT: LAND OFF CONEYGREE ROAD TIPTON
- TITLE: SITE FENCING LAYOUT - AS PROPOSED (OS BASED)

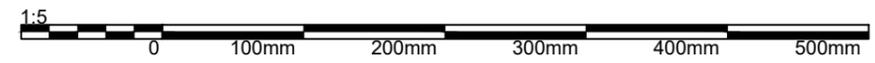
Scale: 1:1000 @ A1	Date: AUG 2021
Design: DFC	Draft: LJ
Drg No: 19-103-PA-03	Revision:



PALADIN: WELD MESH PANEL FENCE SCALE 1:20

2.4 M HIGH
 3MM DIAMETER GALVANISED WIRE IN HORIZONTAL AND VERTICAL PATTERN WITH 'V' SECTION BEAMS PRESSED INTO PANEL TOP AND BOTTOM TO GIVE GREATER RIGIDITY.
 POLYESTER POWDER COATED FINISH COLOUR: BLACK
 FENCE POSTS ARE 50 X 50 SHS. GALVANISED M.S.

FOR EXTENT OF PALADIN FENCING PLEASE REFER TO DRAWING REF: 17-110-PL-34



'V' SECTION BEAMS SCALE 1:5
 PRESSED INTO PANEL TOP AND BOTTOM FOR GREATER RIGIDITY

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Notes:

Rev	Date	Note
A	23/09/21	Updated to suit LPA comments

ILLUSTRATIVE PERSPECTIVES

PLANNING

Rev: Amendment: Date: Name:

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CLIENT: CONEYGRE REDEVELOPMENTS LTD
 PROJECT: LAND OFF CONEYGREEN ROAD TIPTON
 TITLE: PALADIN FENCE DETAILS

Scale: AS SHOWN @ A3	Date: AUG 2021
Design: -	Draft: JC
Drw No: 19-103-PA-11	Revision: A

Species Rich Wildflower Meadow



Proposed native structural tree and shrub planting to the northern and western site boundaries. This buffer planting will aid in reinforcing the site boundaries to existing development and create a green edge to the site.

Proposed wildflower margins will increase the sites biodiversity credentials and allow for maintenance strips adjacent to hard standing areas



Ornamental Planting Mix

- Lavandula angustifolia 'Hidcote'
- Lavandula angustifolia 'Rosea'
- Salvia purpurea
- Cistus corbariensis
- Potentilla fruticosa 'Abbotswood White'
- Hebe 'Nicola's Blush'
- Fuschia 'Mrs Popple'
- Spiraea nipponica 'Snowmound'
- Escallonia 'Apple Blossom'
- Weigela 'Mount Blanc'
- Euonymus fortunei 'Silver Queen'
- Phormium tenax 'Purpureum'

Proposed Street Tree Planting

- Acer platanoides 'Crimson king'
- Carpinus betulus
- Tilia cordata 'Greenspire'
- Liquidamber styraciflua



Native Boundary Planting



- Shrubs: Hazel (*Corylus avellana*), Hawthorn (*Crataegus monogyna*), Common Dogwood (*Cornus sanguinea*), Wayfaring tree (*Viburnum lanata*), Guelder Rose (*Viburnum opulus*), Blackthorn (*Prunus spinosa*).

Native Structural Tree Planting

- Quercus robur*, *Tilia cordata*, *Fagus sylvatica*, *Carpinus betulus*, *Sorbus aucuparia*, *Acer campestre*, *Pinus sylvestris*, *Alnus glutinosa*



NOTES:
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Key:

- Application Site Boundary
- Existing/Retained Vegetation
- Proposed Ornamental Shrub
- Proposed Ornamental Hedge
- Proposed Native Shrub
- Proposed Street Trees
- Proposed Native Structural Tree Planting
- Proposed Security Fencing
- Proposed Species Rich Wildflower Meadow

Existing boundary vegetation will be retained and enhanced where possible. This will maintain existing habitats for wildlife and ensure impact on the visual amenity of the development is minimal.

Ornamental tree, hedge and shrub planting are proposed within the development. This will aid in creating vertical interest through the planting against the proposed built form and break up of hard standing areas.

REV	DATE	NOTE	DRAWN	CHK'D
REVISIONS				

aspect landscape planning

TITLE
Coneygre Road, Tipton
Landscape Masterplan

CLIENT
bhp Design

SCALE	DATE	DRAWN	CHK'D
1:1500 @ A3	AUG 2021	EL	BS
DRAWING NUMBER	REVISION		
7564/ ASP3/ LSP			

Hedge (to be maintained at 1.2m high)
Osmanthus burkwoodii