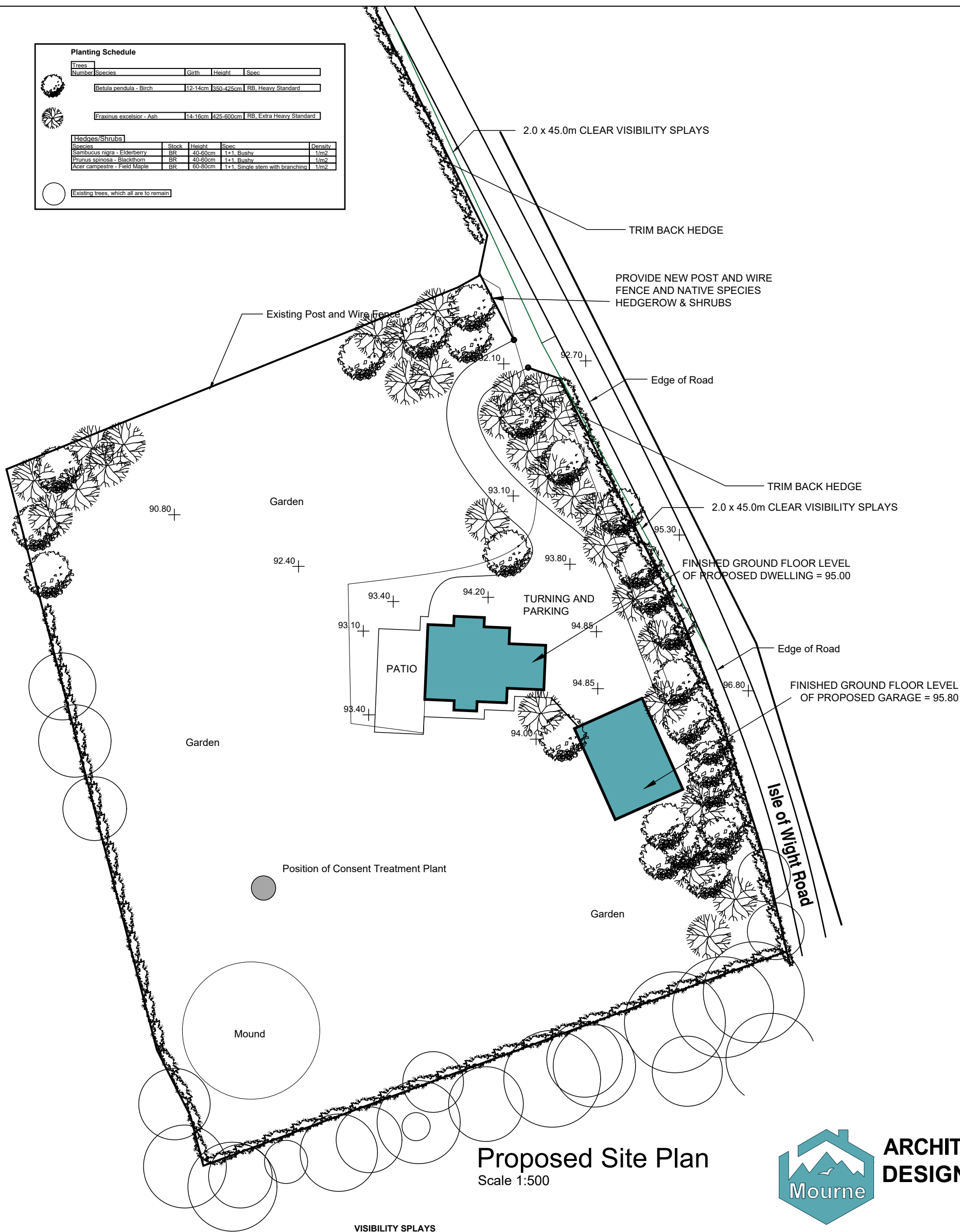




Planting Schedule				
Trees				
Number	Species	Girth	Height	Spec
	Betula pendula - Birch	12-14cm	3.50-4.25cm	RB, Heavy Standard
	Fraxinus excelsior - Ash	14-16cm	4.25-6.00cm	RB, Extra Heavy Standard
Hedges/Shrubs				
Species	Stock	Height	Spec	Density
Sambucus nigra - Elderberry	BR	40-60cm	1+1, Bushy	1/m ²
Prunus spinosa - Blackthorn	BR	40-60cm	1+1, Bushy	1/m ²
Acer campestre - Field Maple	BR	60-80cm	1+1, Single stem with branching	1/m ²

Existing trees, which all are to remain



Proposed Site Plan
Scale 1:500



**ARCHITECTURAL
DESIGN**

GENERAL NOTES

1. STORM DRAINAGE TO CONNECT TO STONE FILLED SOAKAWAY, AS INDICATED ON SITE LAYOUT.
 2. THE DEPTH OF THE UNDER BUILDING BETWEEN FINISHED FLOOR LEVEL & EXISTING GROUND LEVEL SHALL NOT EXCEED 450mm AT ANY POINT.
- DRAINAGE**
3. SEPTIC TANK TO BE KLARGESTER 825 OR EQUAL & APPROVED ON CONCRETE BASE WITH PEA GRAVEL SURROUND. INVERT LEVEL TO BE DETERMINED ON SITE & APPROVED BY ENVIRONMENTAL HEALTH OFFICER. SAMPLING POINTS TO BE PROVIDED ON PIPE IN & OUT OF TANK. PIPE OUT OF TANK TO BE 100mm NON PERFORATED FOR FIRST 3m THEN 100mm PERFORATED PIPE AS WAVIN uPVC. PIPE BEDDED IN PEA GRAVEL.
 4. DRAINAGE SHALL BE PROVIDED WHERE NECESSARY TO PREVENT WATER FROM THE ACCESS FLOWING ONTO THE PUBLIC ROAD. SIMILARLY THE EXISTING ROAD DRAINAGE MUST BE ACCOMMODATED WHERE APPROPRIATE & MEASURES MUST BE TAKEN TO PREVENT ROAD SURFACE WATER FROM FLOWING ONTO THE ACCESS.
 5. ANY OPEN DRAINS IN THE ROAD VERGE SHALL BE PIPED TO THE SATISFACTION OF DOE ROADS SERVICE. OPEN DRAINS BEHIND THE FENCE OR HEDGE LINE SHALL BE PIPED TO THE SATISFACTION OF THE DEPARTMENT OF AGRICULTURE, WATERCOURSE MANAGEMENT DIVISION.

VISIBILITY SPLAYS

6. THE AREA WITHIN THE VISIBILITY SPLAYS SHALL BE CLEARED TO PROVIDE A LEVEL SURFACE NO HIGHER THAN 250mm ABOVE THE LEVEL OF THE ADJOINING CARRIAGEWAY & SHALL BE RETAINED & KEPT CLEAR THEREAFTER. ANY POLE OR COLUMN MATERIALLY AFFECTING VISIBILITY MUST BE REMOVED. NO WORK SHALL COMMENCE ON SITE UNTIL THE VISIBILITY SPLAYS HAVE BEEN PROVIDED.
7. THE LINE OF ANY NEW FENCE OR WALL MUST BE POSITIONED BEHIND THE VISIBILITY SPLAYS. ANY NEW TREES OR SHRUBS TO BE PLANTED AT LEAST 3.0m BACK FROM THE VISIBILITY SPLAYS TO ALLOW FOR FUTURE GROWTH & SOME SPECIES WILL REQUIRE ADDITIONAL SET BACK. ALL EXISTING PLANTING WITHIN VISIBILITY SPLAYS TO BE REMOVED OR KEPT TRIMMED BEHIND THE VISIBILITY SPLAYS.
8. VISIBILITY SPLAYS PROVIDED TO BE 2.0m x 45m

GRADIENT

10. WHERE THE VEHICULAR ACCESS CROSSES A FOOTWAY, THE ACCESS GRADIENT SHALL BETWEEN 4% (1:25) MAXIMUM & 2.5% (1:40) MINIMUM & SHALL BE FORMED SO THAT THERE IS NO ABRUPT CHANGE OF SLOPE ALONG THE FOOTWAY.
11. THE NEAREST PUBLIC WATER MAIN TO BE DETERMINED.
12. VEHICLE PARKING & TURNING AREAS TO BE PROVIDED WITHIN THE CURTILAGE OF THE SITE.

PROJECT
**Proposed Change of House Type and
& Domestic Garage & Boat House, 77
Raw Road, Fivemiletown BT75 ONP**
CLIENT

PROJECT No. **23/98** DRAWING No. **04** REVISION

DRAWING TITLE
Site Plan

DATE **Nov 2023** SCALE **1:500** DRAWN BY **Glyn Mitchell**

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