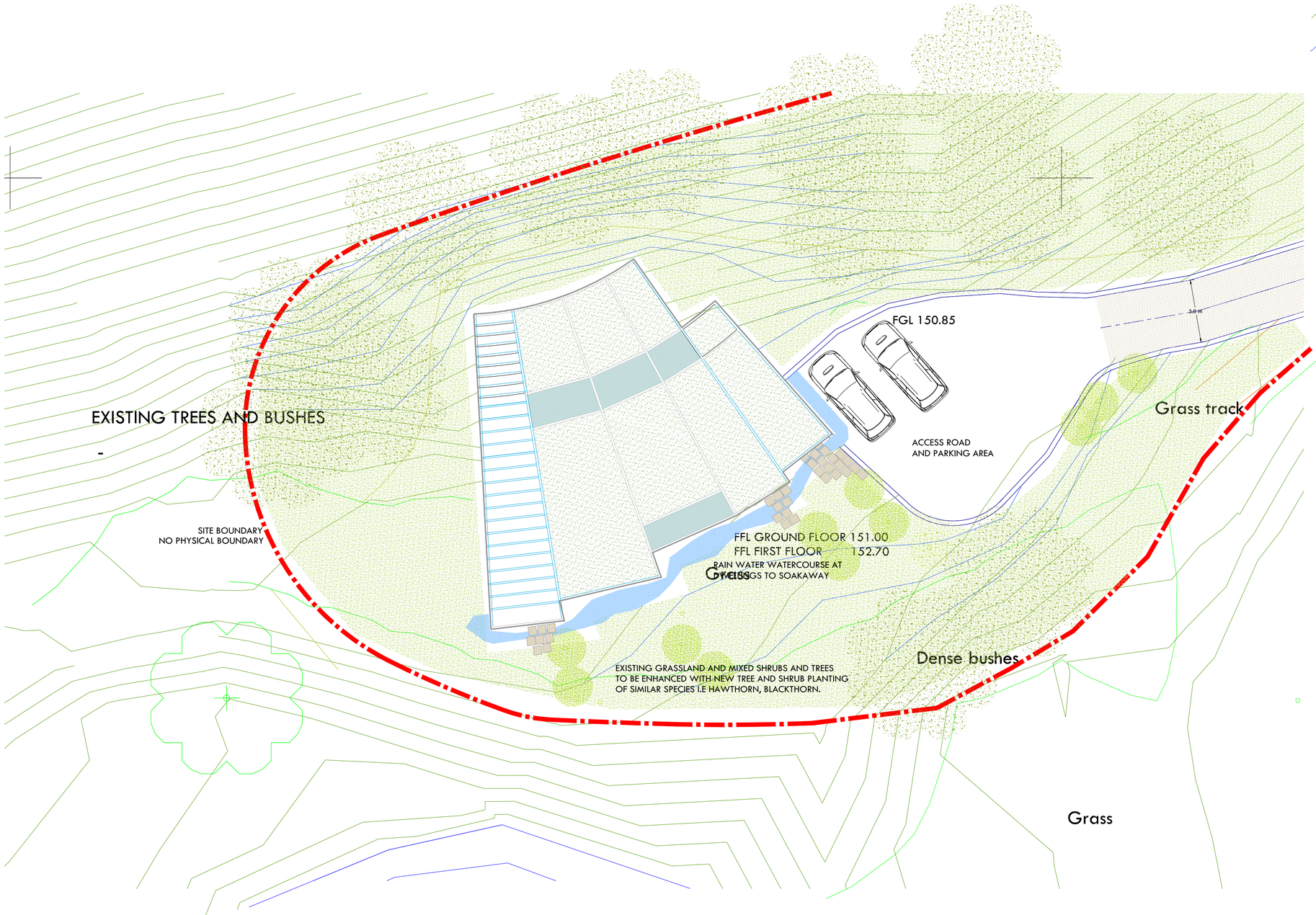

EXISTING CONTOURS

PROPOSED CONTOURS

PROPOSED ACCESS ROAD

EXISTING GRASSLAND

EXISTING TREES AND SHRUBS

PROPOSED TREES AND SHRUBS

OUTLINE SPECIFICATION

GROUND PREPARATION
SITE AREA OF LODGES AND PARKING AREA TO BE STRIPPED OFF AND RETAINED IN SITE
PLAN AREA OF LODGES TO BE EXCAVATED TO FORMATION DEPTH AND SUBSOIL RETAINED ON SITE

FOUNDATIONS AND UNDERBUILDING
FOUNDATION TRENCHES EXCAVATED FOR INSITU CONCRETE FOUNDATIONS
UNDERBUILDING TO BE DENSE CONCRETE BLOCKWORK.
RETAINING WALLS TO BE FORMED IN GALVANISED WIRE GABIONS FILLED WITH CRUSHED ROCK.
FACED WITH DAMP PROOF MEMBRANE AND DENSE CONCRETE BLOCK FACINGS

GROUND FLOOR
GROUND FLOOR TO BE THERMALLY INSULATED INSITU CONCRETE WITH TILED FINISH TO HALLWAYS
AND WET ROOMS AND HARDWOOD FINISH TO BEDROOMS

FIRST FLOOR
FIRST FLOOR TO BE CONSTRUCTED IN PRECAST REINFORCED CONCRETE BEAM AND BLOCK STRUCTURE
WITH PLASTERBOARD FINISH TO CEILING AND HARDWOOD FINISH TO FIRST FLOOR.
STAIRCASE TO BE HARDWOOD WITH GLASS BALUSTRADING
BALCONY TO HAVE TILED FINISH WITH THERMAL INSULATION UNDER
BALUSTRADING TO BALCONY EDGE TO BE ARMOURPLATE SAFETY GLASS WITH STAINLESS STEEL HANDRAIL

SUPERSTRUCTURE
ALL MAIN WALLS TO BE THERMALLY INSULATED DOUBLE SKIN CONCRETE BLOCKWORK WITH SANDSTONE
FACINGS EXTERNALLY AND THERMALLY INSULATED PLASTERBOARD INTERNALLY
INTERNAL WALLS TO BE CONCRETE BLOCKWORK WITH PLASTERBOARD FINISH

WINDOWS AND DOORS
EXTERNAL WINDOWS AND DOORS TO BE THERMALLY INSULATED ALUMINIUM AND TIMBER FRAMED
DOUBLE GLAZED IN COLOUR TO BE AGREED
INTERNAL DOORS TO BE HARDWOOD FRAMED AND PANELED

ROOF
ROOF STRUCTURE TO BE FORMED IN PREFABRICATED TIMBER TRUSSES ALONG LINES OF CROSSWALLS
WITH SECONDARY TIMBER JOISTS CLAD WITH EXTERIOR QUALITY PLYWOOD DECKING WITH
SINGLE PLAY MEMBRANE WATERPROOF OVERLAY ON THERMAL ROOF INSULATION
ROOF FINISH TO BE SEDUM TYPE MULTI LAYER ROOF COVERING WITH WILDFLOWERS AND GRASSES

HEATING AND VENTILATION
ALL ROOM HEATING TO BE UNDERFLOOR HOT WATER SYSTEM WITH OIL FIRED BOILERS TO EACH LODGE
AND COMBINED HOT AND COLD PRESSURISED DOMESTIC CISTERN
VENTILATION TO BE HEAT RECLAMATION FRESH AIR SYSTEM TO EACH ROOM SUPPLEMENTED BY FULLY OPENING WINDOWS

DRAINAGE
SURFACE WATER DRAINAGE TO BE BY GRASS ROOF ABSORPTION AND EVAPORATION WITH EXCESS PIPED TO WATER FEATURE
AT GROUND FLOOR AND TO SOAKAWAYS TO EACH LODGE
FOUL WATER TO BE TREATED ON SITE BY INDIVIDUAL TREATMENT PLANTS FOR EACH LODGE WITH OUTFALL TO SOAKAWAY

LANDSCAPING
EACH LODGE IS DESIGNED TO ONLY IMPACT ON THE AREA OF GROUND IMMEDIATELY AFFECTED BY CONSTRUCTION
THE GROUND LEVELS AT EACH LODGE WILL BE ADJUSTED TO SUIT AND EXISTING TREE AND SHRUB COVER SUPPLEMENTED
WITH SIMILAR SPECIES AS SHOWN ON THE LANDSCAPE PLAN.
PATHWAYS AND TERRACES AT EACH LODGE TO BE STONE PAVING SLABS AND GRAVELS WITH WATER FEATURES LINED WITH GRAVEL
AND FINISHED WITH LOW LEVEL GROUND COVER PLANTING

CAR PARKING AND LOCAL LODGE ACCESS
CAR PSARKING AREAS TO BE FORMED AT ENTRANCE TO EACH LODGE IN ROLLED COMPACTED GRAVEL FINISH ON COMPACTED TYPE ONE
FILL ON EXCAVATED SUBSOIL
EDGES TO BE RETAINED WITH BLOCK PAVIOR EDGINGS HAUNCHED IN CONCRETE

MAIN ACCESS ROAD

MAIN ENTRANCE
EXISTING FIELD ENTRANCE TO BE UPGRADED AS FOLLOWS

EXISTING ENTRANCE TO BE EXTENDED INTO THE FIELD BY 27 METRES AND WIDENED TO 5.5 METRES WITH 9.0 METRE RADIUS KERBS
FORMED IN PRECAST CONCRETE BATTERED KERB STONES HAUNCHED IN CONCRETE
ROAD WAY TO BE CONSTRUCTED IN FREE DRAINING BLOCK PAVIOR FINISH ON 50 MM SAND BED ON 300 MM COMPACTED AND ROLLED
TYPE ONE FILL ALL TO DEPARTMENT OF ROADS STANDARD SPECIFICATION AND SATISFACTION
HEDGES AND ALL SCRUB TO BE CUT BACK AND REMOVED IN EACH DIRECTION ALONG ROAD VERGE TO PROVIDE MAXIMUM SIGHT LINES
NEW ENTRANCE GATE TO BE PROVIDED TO ADJACENT FIELD

MAIN ACCESS ROAD
NEW MAIN ACCESS ROAD TO BE FORMED 3.0 METRES WIDE WITH STANDARD PASSING SPACES AT APPROXIMATELY 1 ODMETRE SPACES
ALONG ROADWAY AS SHOWN
ROADWAY TO BE FORMED IN 50 MM COMPACTED AND ROLLED GRAVEL WITH FINE GRAVEL SURFACE ON ROLLED AND COMPACTED
TYPE ONE FILL MIN DEPTH 300 MM ON EXCAVATED LOAD BEARING SUBSOIL
ROAD EDGES TO BE FORMED IN 65 MM TH BLOCK PAVIORS HAUNCHED IN INSITU CONCRETE
SURFACE FINISH TO BE FREE DRAINING

SITE PLAN LODGE 3

MACPL08

CLIENT DAVID AND CLAIRE MACTAGGART

PROJECT
PROPOSED LUXURY HOLIDAY HOMES
AT HALLRULE FARM
BONCHESTER BRIDGE HAWICK

TITLE SITE PLAN LODGE 3

SCALE 1-100 @ A1

DATE 01 10 2018

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