NOTES:
1. This drawing remains the Copyright of The Burton Emery Partnership Ltd.
2. All dimensions to be checked on site by Contractor.
3. All dimensions in millimetres unless otherwise stated.
4. Do not scale copies of this drawing.
5. Any discrepancies in information should be reported to The Burton Emery Partnership Ltd for advice before proceeding.
6. All timber to be treated with preservative to B.S. 1282 prior to use and made good thereafter.
7. This plan must be read in strict conjunction with other plans in this set, Structural Engineer's and specialists' details.
8. All work shall be carried out in a good and workmanlike manner and with proper care and skill.
9. All goods and materials shall be of good quality and reasonably fit for their intended purpose.
10. PROTECTED SPECIES:
Bats, birds, great-crested newts and certain other species are protected by Law. It is therefore essential that, if any such species are discovered, during, or before, the construction process the works are suspended and the local office of Natural England (formerly English Nature) contacted for advice.

Access to North to avoid potential conflict with bus lay-by, etc. No objection from LCC (Highway Authority) during previous Planning Application process

Height nominally 2-storey with ridges lower than those adjacent & existing on each side

Maintain separation distance of c900mm between boundary and dwelling. Set-in further (nom. 1000mm) at first floor level also to ameliorate impact on occupants of 2 New Street

Building located to north of plot to facilitate optimum access, private garden area, SPG compliance in respect of separation distances, impact on Nos. 1 & 2 New Street. Frontage aspect facing open driveway rather than directly towards existing dwelling(s).

Site excavated such that finished ground level adjacent to dwelling relates sensibly to drive and FFL.

Maximum distance between windows of no.1New Street and those proposed

No loss of sunlight to Nos. 1 & 2 New St. due to building being located to the North



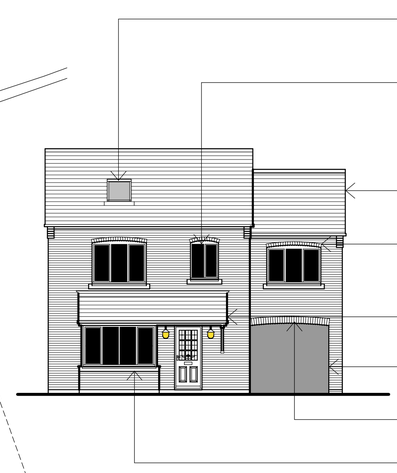
BLOCK PLAN (1:200)

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GENERALLY THE DESIGN IS QUITE SIMPLE, IN-KEEPING WITH THE HISTORIC CORE OF THIS RURAL VILLAGE.

THE CHAPEL TO THE NORTH-WEST IS THE PREDOMINANT ARCHITECTURAL FEATURE AND AS THE LPA HAVE CORRECTLY STATED THIS PROPOSAL SHOULD NOT DISPLAY ELABORATE FEATURES WHICH MIGHT SERVE TO CLASH OR COMPETE WITH IT.

MATERIALS SHOULD BE OF TRADITIONAL FEEL: .
- RED BRICKWORK REFLECTING LOCALLY MADE LEICESTERSHIRE COMMONS ON A MIN. 2 CRS. DARK BLUE BRICK BASE
- PLAIN ROOF TILES OR NATURAL SLATE
- SIMPLE WINDOWS AND FACSIAS



FRONT ELEVATION (1:100)

A 02.01.07 GENERAL ADDITIONAL INFORMATION
rev.

client
Mr. P. T. & Mrs. K. A. Brewer

project
Proposed Dwelling r/o 1 New Street, Barlestone

title
Design Conclusions

drawn	sheet	scale	ref.	rev.
gb	A1	1:200, 1:100	3521/153	A

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