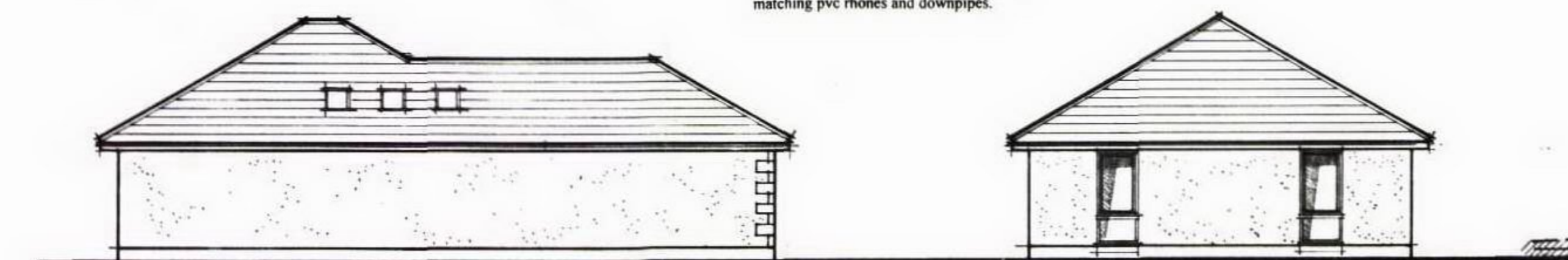




Southern Elevation

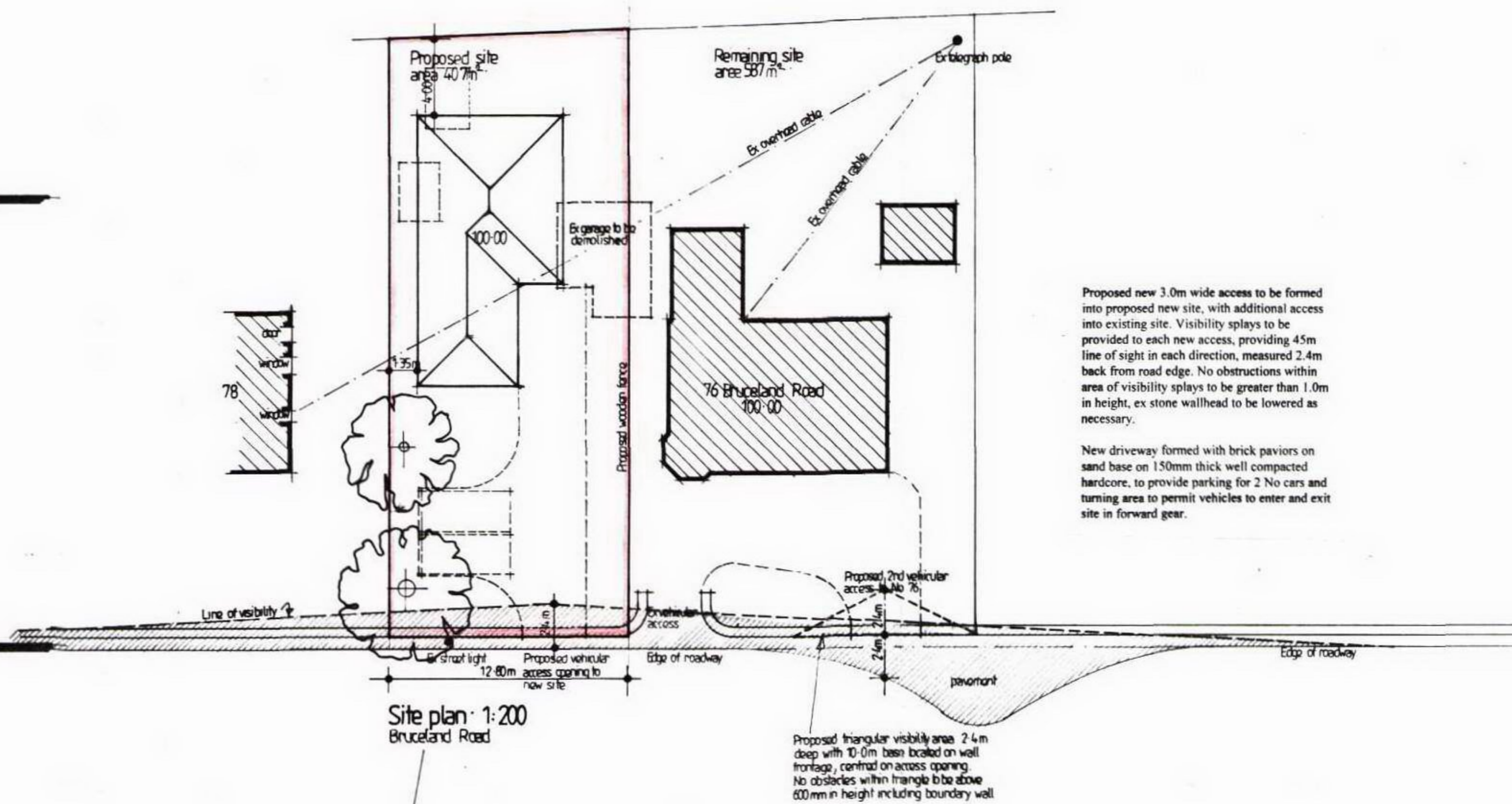
Eastern Elevation

Roof finished with Marley Duo Edgemere smooth grey interlocking slates, with dry fix verges and ridge
 Walls finished with white dry dash roughcast, with grey fyestone quoins along with smooth cement basecourse
 Windows and doors to be Rosewood woodgrain upvc double glazed units, with matching pvc frames and downpipes.

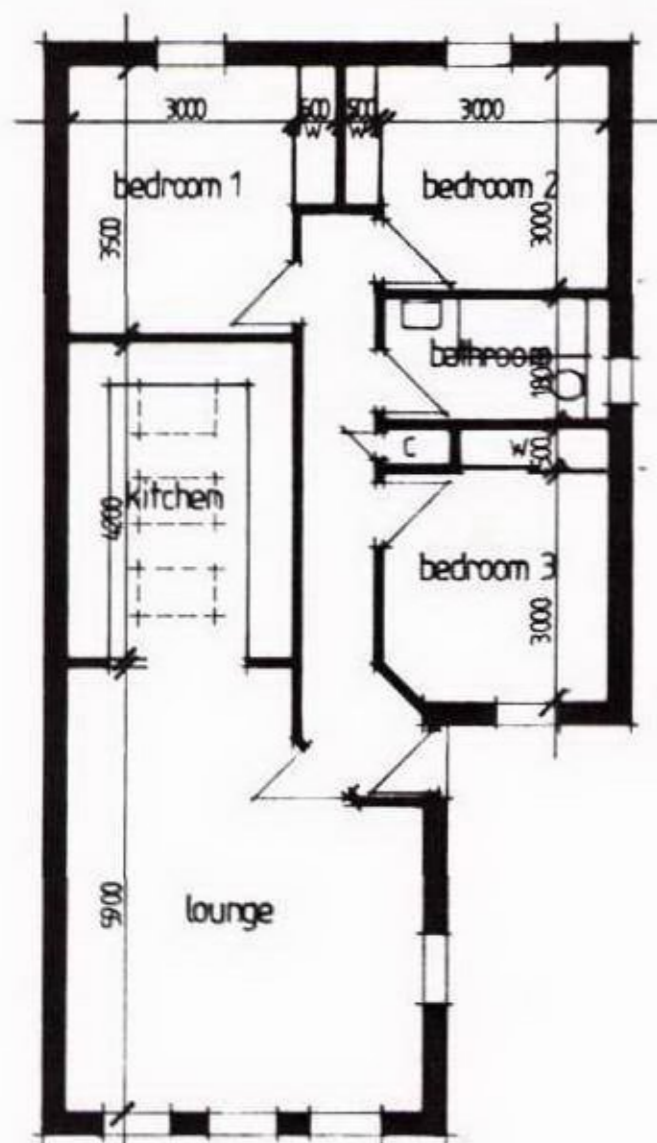


Western Elevation

Northern Elevation

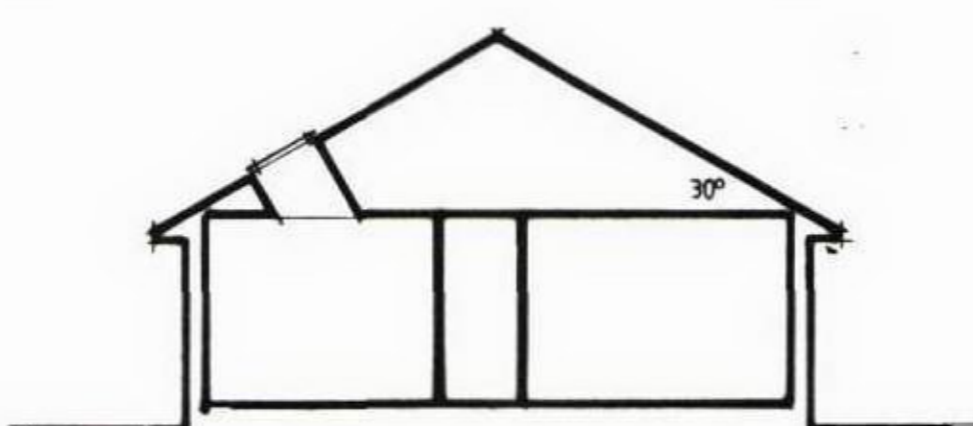


Proposed new 3.0m wide access to be formed into proposed new site, with additional access into existing site. Visibility splays to be provided to each new access, providing 45m line of sight in each direction, measured 2.4m back from road edge. No obstructions within area of visibility splays to be greater than 1.0m in height, ex stone wallhead to be lowered as necessary.
 New driveway formed with brick paviors on sand base on 150mm thick well compacted hardcore, to provide parking for 2 No cars and turning area to permit vehicles to enter and exit site in forward gear.



Floor plan area 86.40m²

AMENDED PLANS



Cross section

Town & Country Planning (Scotland) Act, 1997 as amended
REFUSED
 28.06.2012
 Development Management
 Environmental Services
 The Moray Council



Location plan 1:2500

PLANNING REF. No.		
BUILDING WARRANT No.		
ENGINEERS REF. No.		
CROWN COPYRIGHT. ALL RIGHTS RESERVED. LICENSE NUMBER 100041145		
REVISIONS & DISTRIBUTIONS	DATE	IMPORTANT NOTES FOR CLIENTS/CONTRACTORS
A Added visibility splay to proposed 2nd access	12/3/2012	NO WORKS TO COMMENCE ON SITE UNTIL THE RELEVANT PLANNING, BUILDING WARRANT OR GRANT APPROVAL HAS BEEN OBTAINED. CONTRACTORS WILL HAVE DEEMED TO HAVE VISITED THE SITE TO FAMILIARIZE THEMSELVES WITH THE PROJECT PRIOR TO SUBMITTING ANY ESTIMATE FOR BUILDING WORKS. ANY DEVIATIONS TO THE APPROVED PLANS TO BE REPORTED TO THIS OFFICE. CONTRACTORS TO CHECK ALL DIMENSIONS ON SITE PRIOR TO COMMENCING BUILDING WORKS GIVEN DIMENSIONS ONLY TO BE USED. DO NOT SCALE PLANS. ANY ROOF TRUSS TYING INTO AN EXISTING ROOF TO BE CHECKED ON SITE BY CONTRACTOR TO ENSURE HEIGHTS MEET CORRECTLY.
B Ex garage removal and dividing boundary structure	15/3/2012	
CLIENT	SCALE	DRAWN BY
Mr K Vincent	1:100 1:200	I. Robertson
DATE	PROJECT	
Dec 2011	Proposed dwelling house within garden of 76 Bruce Land Road, Elgin, IV30 1SP	
PROJECT No.		PROJECT No.
11-69 B		11-69 B



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