

Item 6

Planning application: 22/00801/FULL

Land at Riverview Drive Monifieth

Legend

- Development Boundary
- Existing Housing Site
- Allocated Housing Site
- Opportunity Site
- Commercial Centre
- Open Space Protection

Settlement Statement

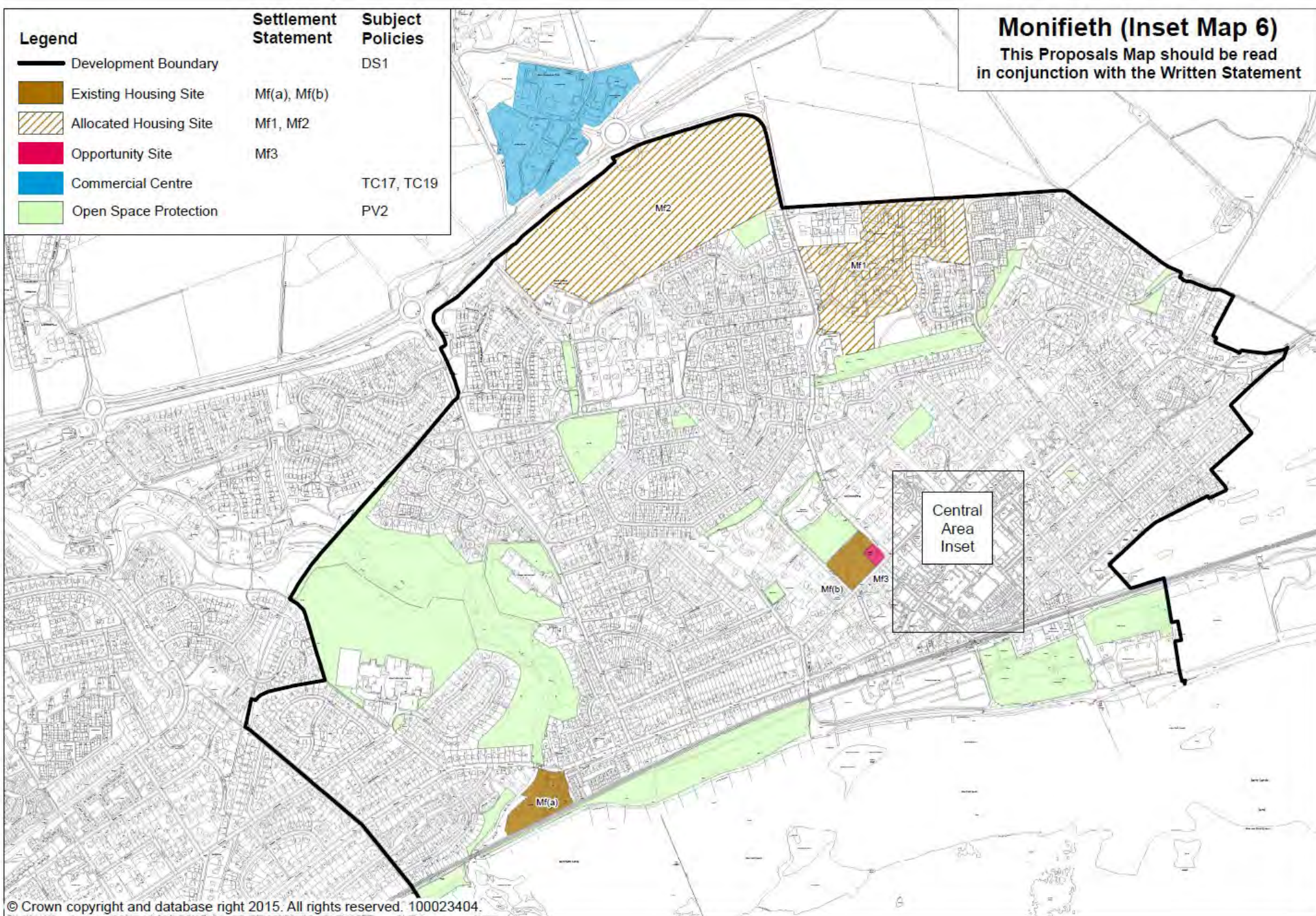
- Mf(a), Mf(b)
- Mf1, Mf2
- Mf3

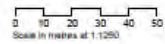
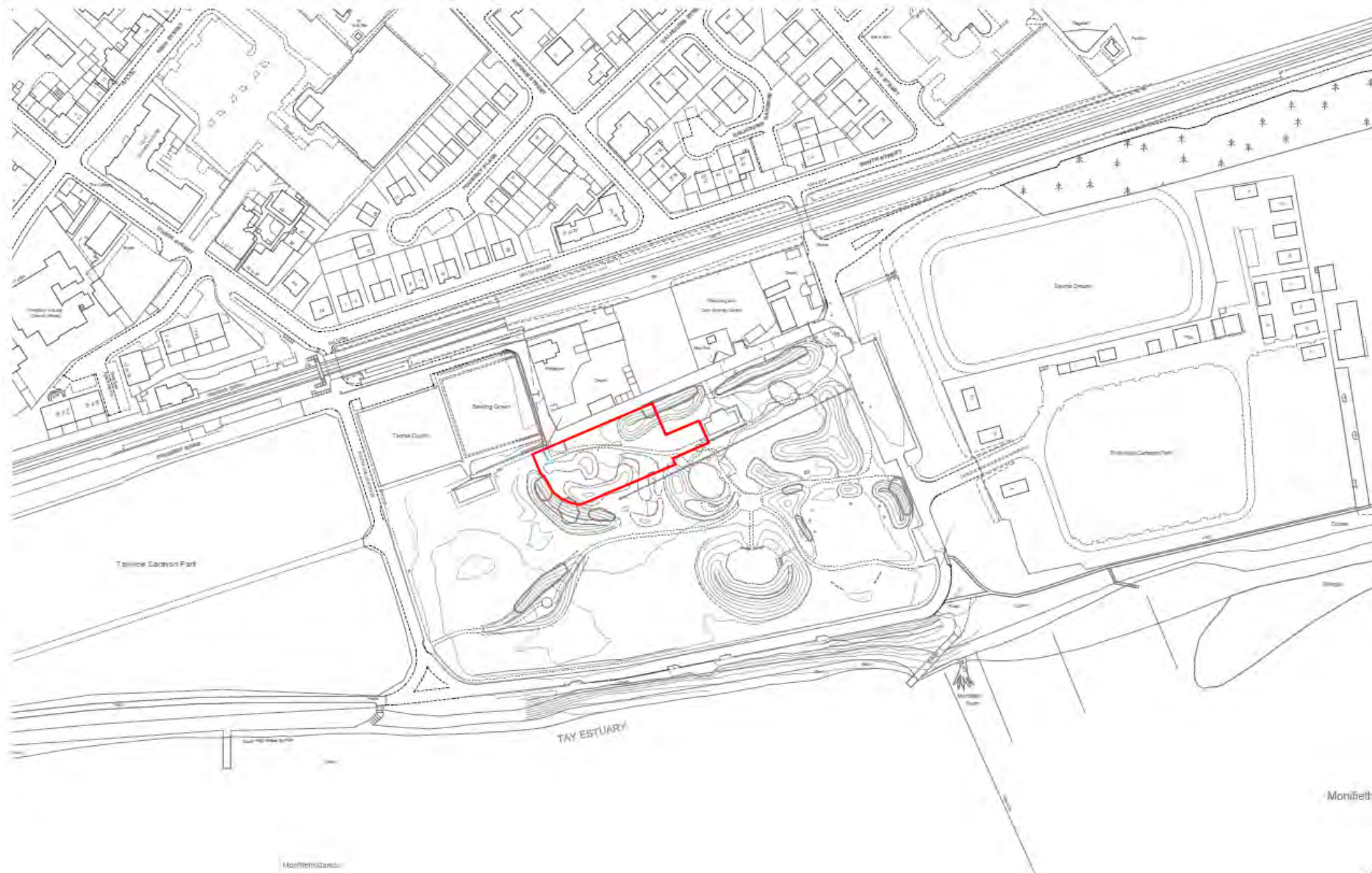
Subject Policies

- DS1
- TC17, TC19
- PV2

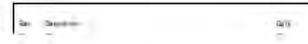
Monifieth (Inset Map 6)

This Proposals Map should be read in conjunction with the Written Statement





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Client:
Non-Faith Community Resource Group
MCRG
Project:
Community Hub & Library

This
Existing location plan

PLANNING

aim			
10.10.22	AW	GY	
1:1250	A2		
22805	PL0001		





- EXTERNAL FINISHES**
1. External sets - Tobemore Hydropave Fusion 'Silver'
 2. Gentle Slope sets - Tobemore Hydropave Fusion 'Silver' (external) or 'Blanc & Silver'
 3. Paving - Tobemore Hydropave Textured 'Ego Natural'
 4. Car Park Hard surface - Tobemore Hydropave Fusion 'Mid Grey with Blanc Chevrons'
 5. Permeable compacted gravel - Bay markings with Tobemore Hydropave Blanc set on end
 6. Cast concrete square benching
 7. Seeded grass
 8. Retained freebank
 9. Proposed finish for access path to be "Red Sand Carpet" as per Angus council specification



<p>File Description: Proposed external works including paving, landscaping and car park. Aerial photograph of the site is shown as a reference.</p> <p>Date: 20.03.19</p> <p>Client: Monfeth Community Resource Group</p> <p>Project: Monfeth Community Pavilion Waterford Monfeth</p> <p>Title: Proposed Site Layout Plan</p>	<p>Drawn: AR</p> <p>Check: AR</p> <p>Scale: 1:200</p> <p>Project No: 18013</p> <p>PL/00/03 D</p>		



East Elevation



North Elevation



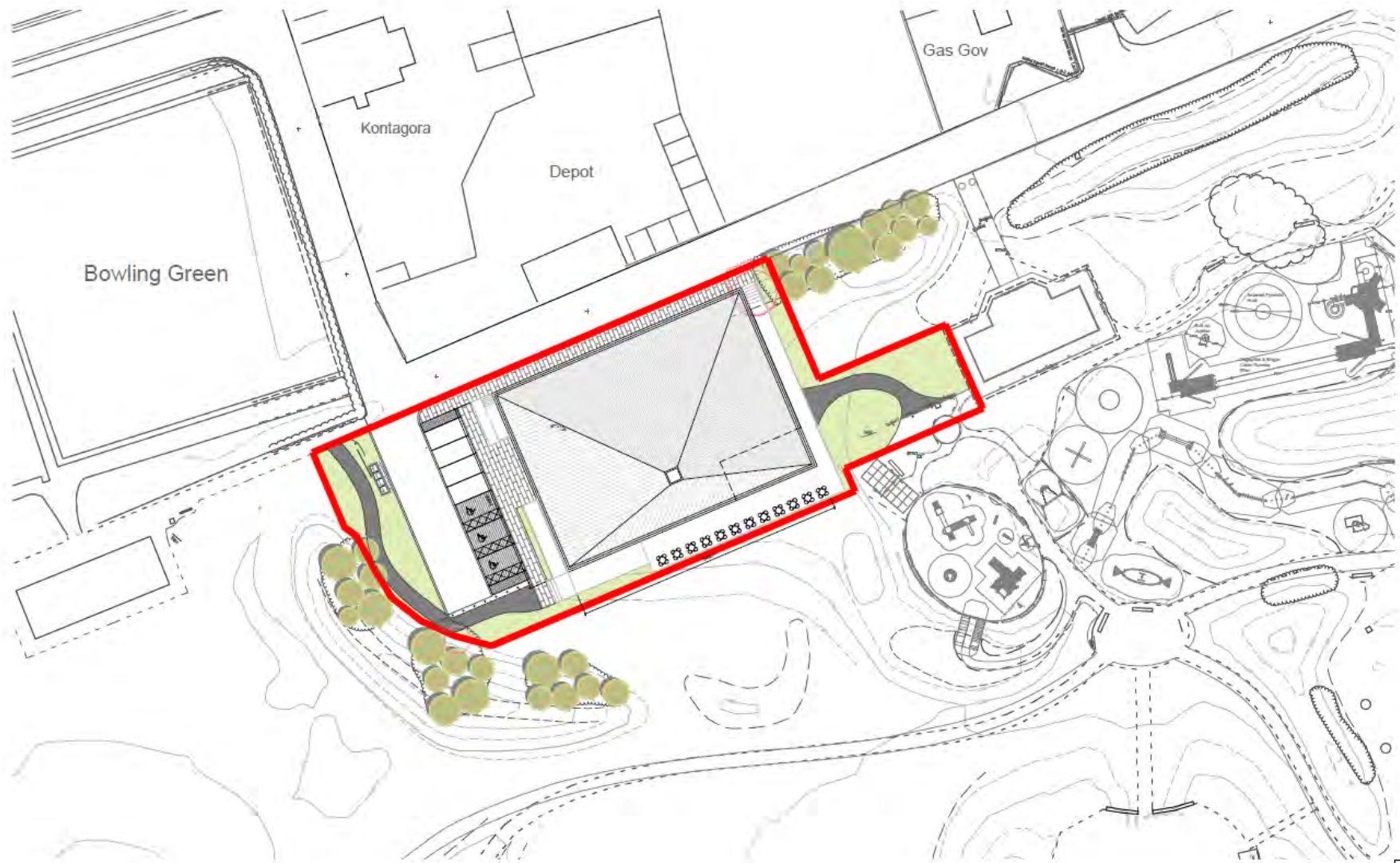
West Elevation



South Elevation

1. Glass Panels - Standard with Slates
2. Glass Panels - Slates with Slates
3. Glass Panels - Slates with Slates
4. Glass Panels - Slates with Slates
5. Glass Panels - Slates with Slates
6. Glass Panels - Slates with Slates
7. Glass Panels - Slates with Slates
8. Glass Panels - Slates with Slates
9. Glass Panels - Slates with Slates

<p>Client: Monfeth Community Resource Group</p> <p>Project: Monfeth Community Pavilion</p> <p>Location: Waterford Monfeth</p> <p>Scale: 1:200</p> <p>Date: 20.03.19</p> <p>Drawn: AR</p> <p>Check: AR</p>	<p>18013</p> <p>PL/00/03 D</p>
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0 5 10 20
Scale in metres at 1:500

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Rev	Description	Date
A	External bin store added.	03.11.22

Client: Manieth Community Resource Group (MCRG)
Project: Community Hub & Library

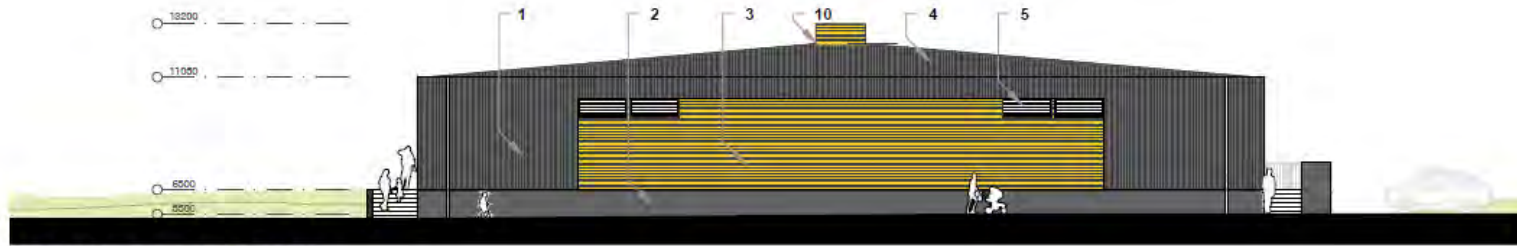
Title: Proposed site layout plan

PLANNING

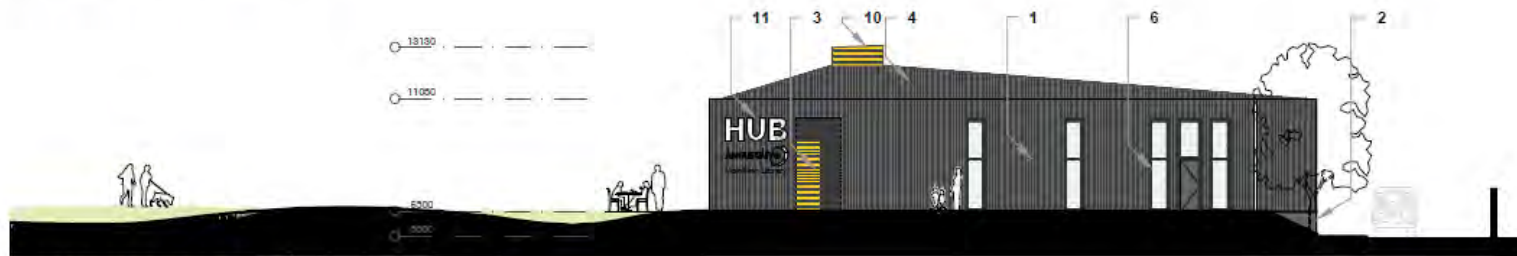


Date	Drawn	Checked
10.10.22	AW	GY
Scale	Drawing size	Approved
1:500	A3	
Job no.	Proj no.	Rev
22005	PL(00)02	A

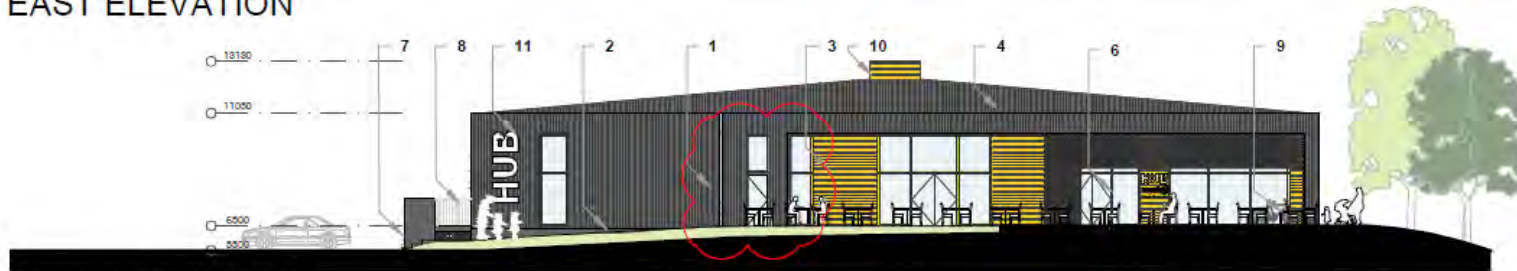
Drawing not for construction purposes. Any discrepancies must be referred to the architect.
The architect is not responsible for the design of any structure or equipment shown on this drawing and shall not be held liable for any such design.



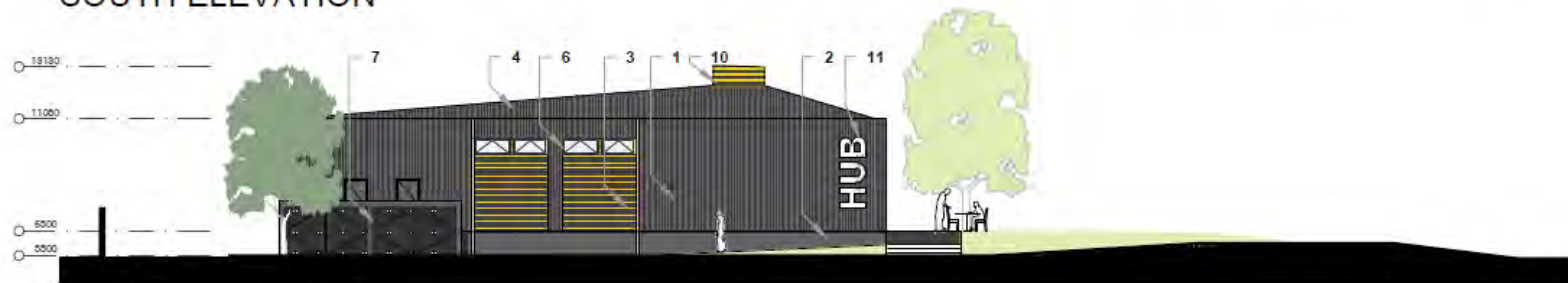
NORTH ELEVATION



EAST ELEVATION



SOUTH ELEVATION



WEST ELEVATION

0 1 2 3 4 5 10
Scale in metres at 1:200

Rev	Description	Date
A	AV Source Heat Pump area revised	03.11.22
B	External material cladding colour change	03.11.22
C	New opening on south elevation added	30.11.22

Client: Monifieth Community Resource Group (MCRG)
Project: Community Hub & Library

Title: Proposed elevations

1. Vertical metal cladding - Metal Profile Cladding 'Anthracite Grey' Colour
Render Base Panel - Render base panel colour 'charcoal'.
2. Horizontal metal cladding - Metal Profile Cladding 'Sunflower Yellow' Colour
3. Metal clad roof panelling - Metal Profile Cladding 'Anthracite Grey' Colour
4. Louvered grills - Sunflower Yellow
5. Glazing/Curtain Walling - To match adjacent colouring of cladding
6. Covered and secure air source heat pump area - Galvanised metal wire gates/cages
7. Barrier Railings - Galvanised
8. Bicycle Stands - Galvanised
9. Louvred roof lantern- to match 'Sunflower Yellow' colour panelling
10. Raise Lettering Signage - Stainless Steel on stand offs

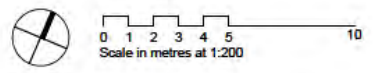
PLANNING

date	drawn	checked
10.10.22	CB	GY
scale	drawing size	approved
1:200	A3	
Job no. 22005	Dwg no. PL(00)13	Rev. A

Draft not for construction purposes. Any discrepancies must be referred to the architect.
 The completion of drawings on this day is conditional upon the client's approval of the drawings and the client's agreement to the drawings.
 The client shall be responsible for obtaining all necessary planning and building regulations approvals.



GROUND FLOOR PLAN



Rev	Description	Date
A	Air Source Heat Pump area added	03.11.22
B	New opening on south elevation added	30.11.22

Client:
Munifieth Community Resource Group
(MCRG)
Project:
Community Hub & Library

Title:
Proposed ground floor plan

PLANNING

date	drawn	checked
10.10.22	CB	GY
scale	drawing size	approved
1:200	A3	
Job no. 22005	Dwg no. PL(00)10	Rev. B

Drawing not for construction purposes. Any discrepancies must be referred to the architect.
 The completion of approval of this plan & issuance of planning permission does not constitute an approval of the proposed development for any other purposes. The applicant is responsible for ensuring that the proposed development complies with all applicable laws, regulations and standards.



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PLANNING



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 london ec1a 3bb
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 f: 0202 232200
 www.aimdesign.co.uk

Date	Drawn	Checked
16.11.22	CB	GY
Scale	Drawing size	Approved
	A3	
Job no.	Draw no.	Rev
22005	PL(00)20	-

Intending not for construction purposes. Any discrepancies must be referred to the architect.
 The accuracy of copyright of this drawing and respective content generated data are subject to independent third party checks and verification. It is the user's responsibility to ensure the data and effect are right to provide the work in a complete state.

Rev	Description	Date
-	-	-

Client: Monifieth Community Resource Group (MCRG)
 Project: Community Hub & Library

Title: Visual 1



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 307.338.2200
 weston@aimdesign.co.uk
 www.aimdesign.co.uk

date	drawn	checked
16.11.22	EM	GY
scale	drawing size	approved
	A3	
job no	Proj no	Rev
22005	PL(00)24	-

Drawing not for construction purposes. Any discrepancies must be referred to the architect.
 In accordance with clause 4 of the contract, the architect's design data will remain the property of the architect. The client agrees to indemnify the architect for any loss or damage to the architect's design data.

Rev	Description	Date
-	-	-

Client:
 Monifieth Community Resource Group
 (MCRG)
 Project:
 Community Hub & Library

Title:
 Aerial