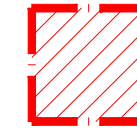
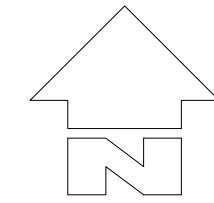
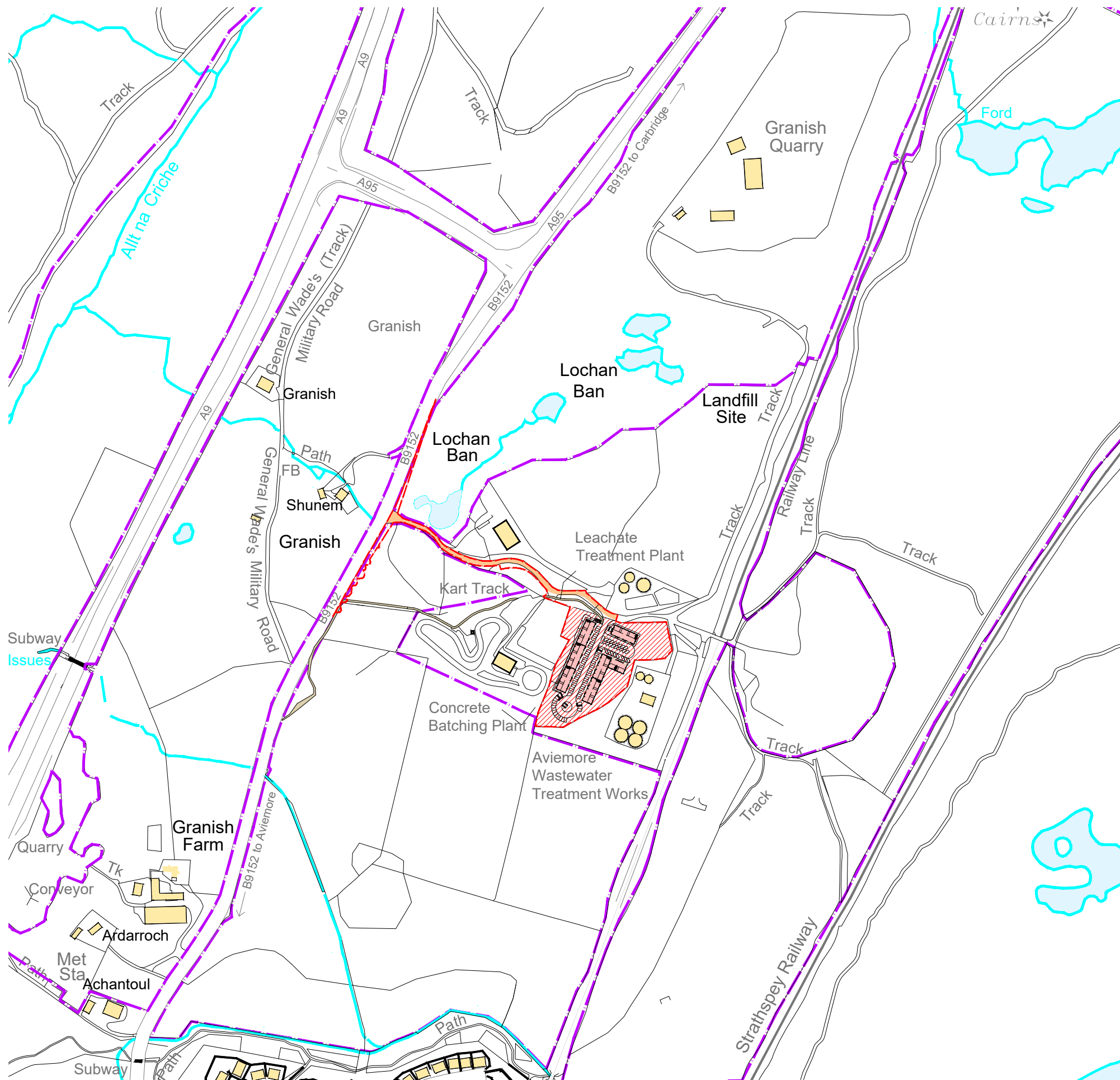


# **AGENDA ITEM 8**

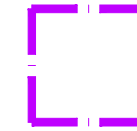
## **APPENDIX I**

**2022/0057/DET**

**PLANS**



APPLICATION SITE

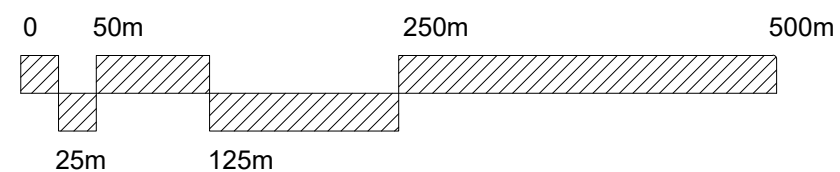


LAND LEASED BY APPLICANT

REVISIONS		
rev	description	date
A	amended for planning	27.10.22

Project: PROPOSED COMMERCIAL UNITS  
 GRANISH  
 AVIEMORE  
 Client: GRANISH FARM PARTNERSHIP Ltd  
 Content: LOCATION PLAN

Project No: GCU	Drawing No: PL.001	Draw by: AY
Scale: 1:5000@A3	Date: 02:11:21	Revision: A

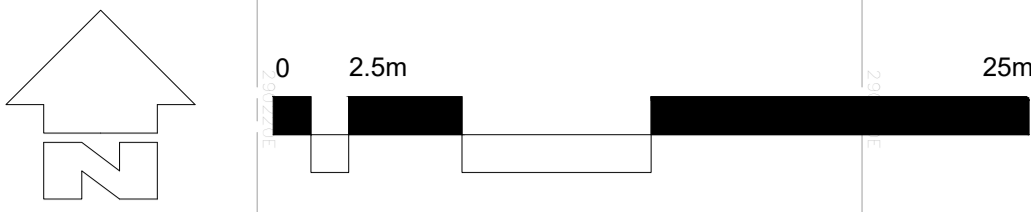


LOCATION PLAN 1:5000



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 angus@ecosdesign.co.uk www.ecosdesign.co.uk



DEVELOPMENT SITE BOUNDARY  
AREA 12.410m<sup>2</sup> (1.24 hectares)

APPROX. 20 No. BIRCH TREES TO BE REMOVED  
SEE URBAN-ARB DRAWING TREE PROTECTION  
PLAN 002

EXISTING TREE TO BE RETAINED

- BITUMINOUS ROAD (UNADOPTED)
- GREY PERMEABLE BLOCK PAVING (UNADOPTED)
- BITMAC PAVEMENT (UNADOPTED)
- PAVED AREA / BIN STORE
- DROPPED KERB

NOTES:  
ACCESS:  
TO BE UNADOPTED BUT CONSTRUCTED TO ADOPTABLE STANDARD

VISIBILITY:  
VISIBILITY SPLAYS OF 90.00m x 4.50m TO BE ACHIEVED AND MAINTAINED.

FOUL WATER TREATMENT:  
TAKEN TO TREATMENT TANKS AND SOAKAWAY/RETENTION WITHIN SITE. TO CONSULTANT ENGINEER'S DESIGN AND SPECIFICATION.

SURFACE WATER:  
TAKEN TO SOAKAWAYS Min. 5.000m FROM ALL BOUNDARIES & BUILDINGS. TO CONSULTANT ENGINEER'S DESIGN AND SPECIFICATION.

WASTE MANAGEMENT:  
PRIVATE REFUSE COLLECTION. BIN STORE COMPOUNDS AS INDICATED ON SITE PLAN WITH CAPACITY FOR 12 No. 1100 litre BINS. BS 5906:2005 ADVISES 5 Litres/m<sup>2</sup> @ 2300m<sup>2</sup> = 11,500 litres/week = 11 No. 1100 litre BINS.

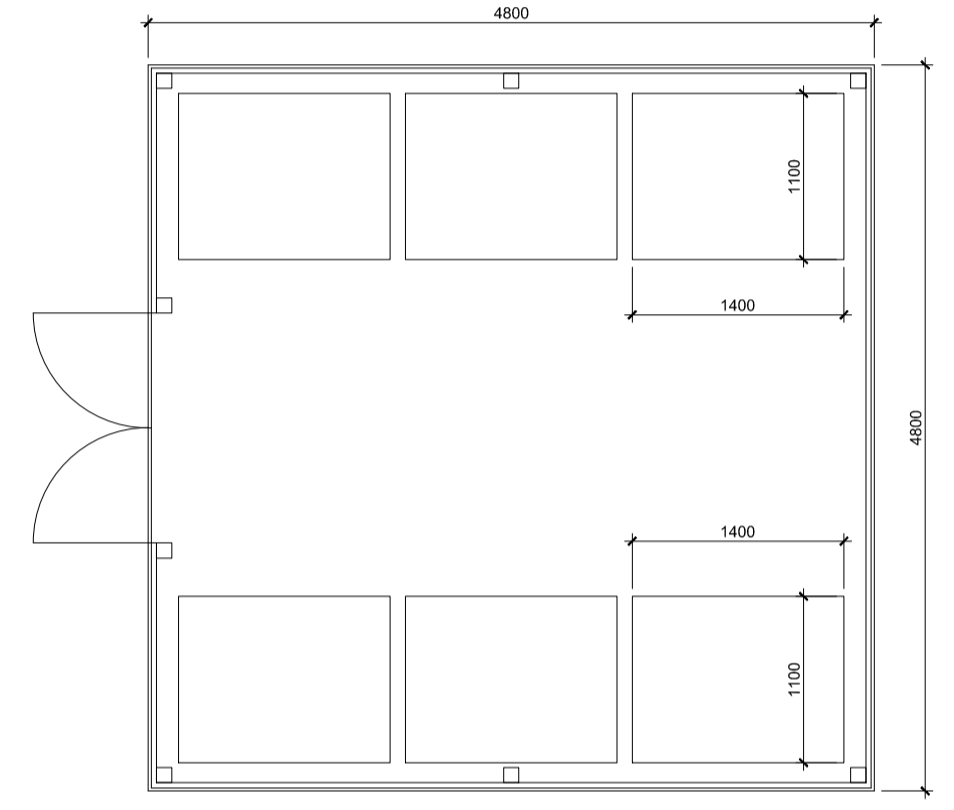
BUILDING FLOOR AREAS 2300m<sup>2</sup>

PARKING:  
88 PARKING SPACE PROVISION

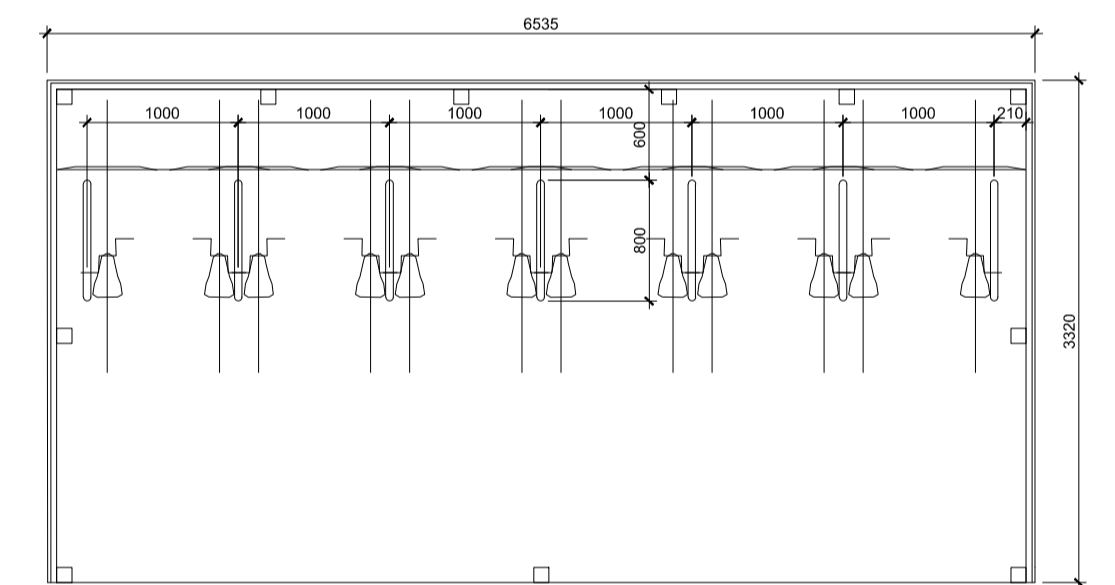
200mm x 100mm PERMEABLE BLOCK PAVING SETTS LAYED ON SUB-BASE CONSTRUCTION TO MANUFACTURER'S RECOMMENDATIONS.

CYCLE PARKING:  
SECURE BIKE SHED WITH SPACE FOR 12 BIKES IN LINE WITH THE GUIDELINES OF 1 SPACE/25m<sup>2</sup> + 2

PLANTING:  
A NUMBER OF BIRCH TREES ARE TO BE REMOVED AND INDIGENOUS SPECIES TREE PLANTING AS INDICATED TO BE AGREED WITH PLANNING AUTHORITY.



6 No. 1100 litre wheelex bin store



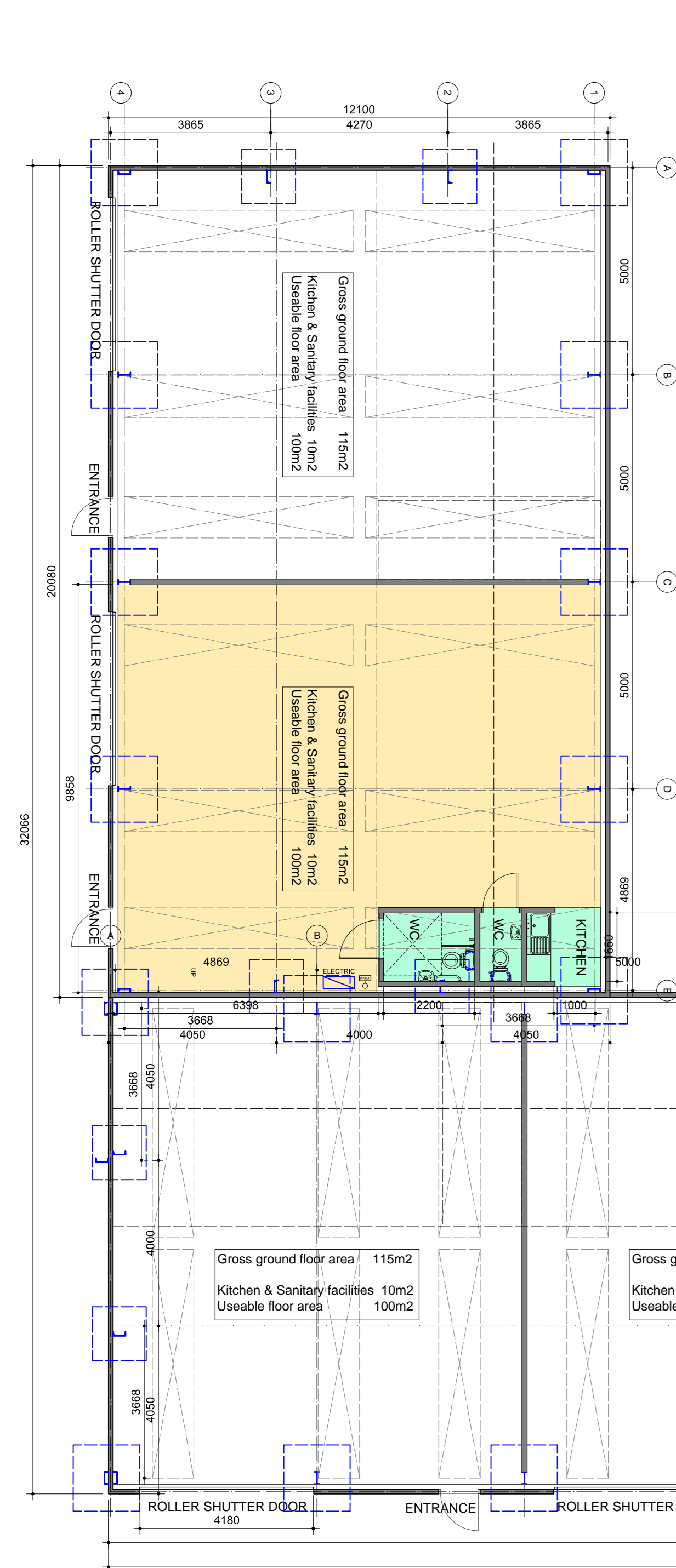
12 No. Cycle Store

REV	DESCRIPTION	DATE
A	amendments for planning	18.07.22
B	amendments for planning	09.11.22
C	amendments for planning	25.01.23

Project: PROPOSED COMMERCIAL UNITS  
GRANISH AVIEMORE  
Client: GRANISH FARM PARTNERSHIP Ltd  
Content: PROPOSED SITE PLAN

Project No	Drawing No	Drawn by
GCU	PL.003	AY
Scale	Date	Revision
1:250@A1	18:10:21	C

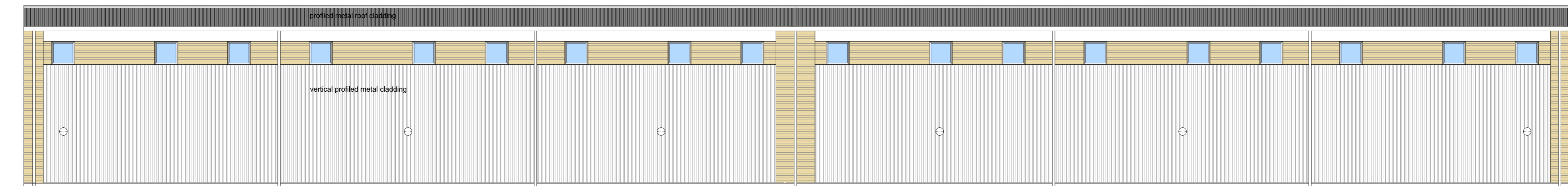




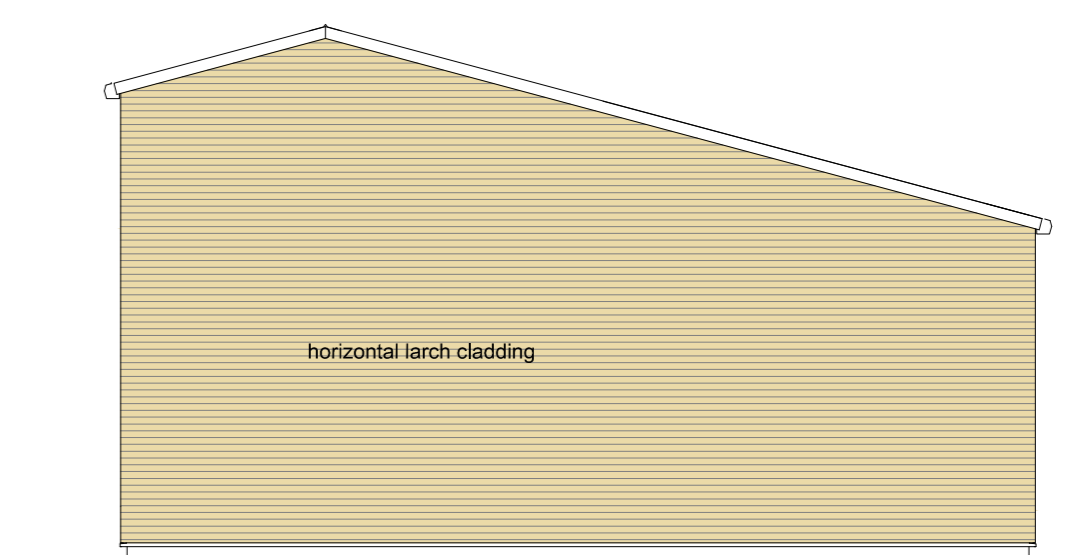
8 UNIT BLOCK FLOOR PLAN



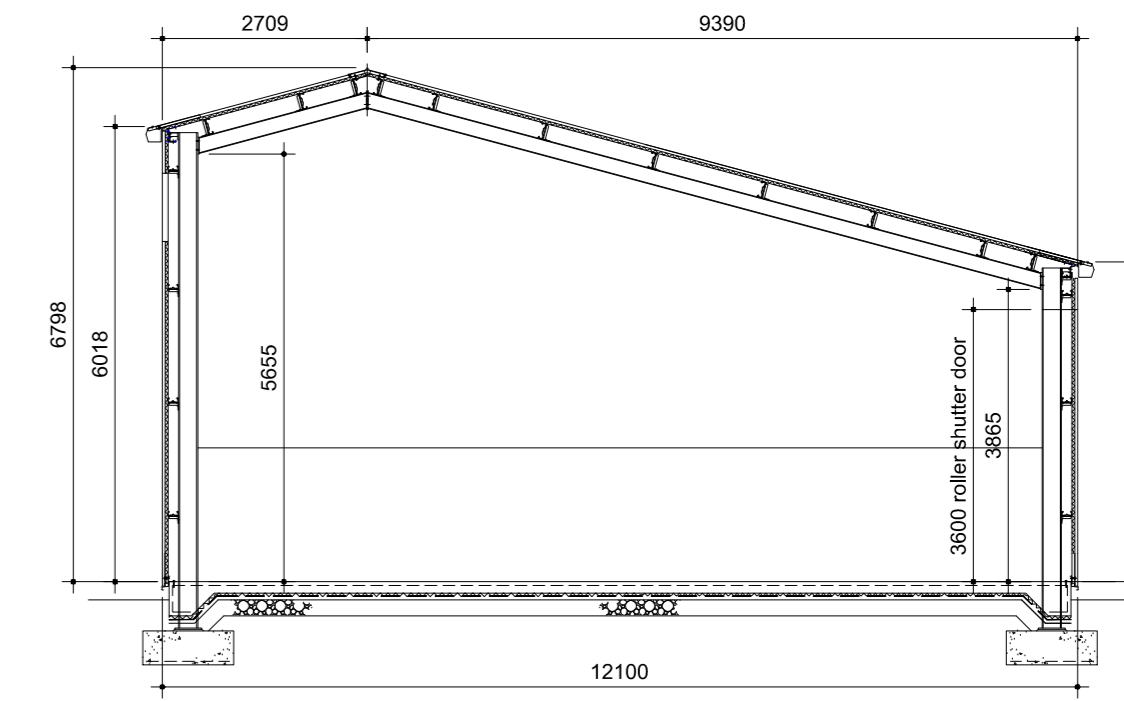
8 UNIT BLOCK FRONT ELEVATION



8 UNIT BLOCK REAR ELEVATION



8 UNIT BLOCK END ELEVATION

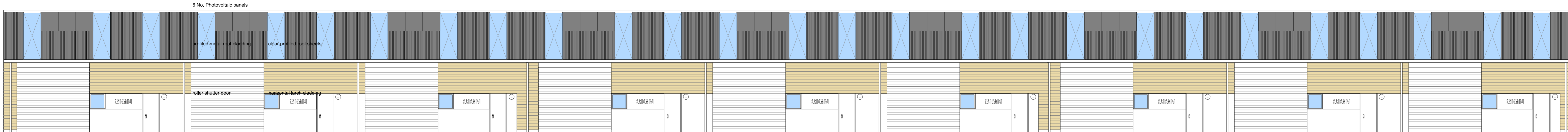


TYPICAL SECTION

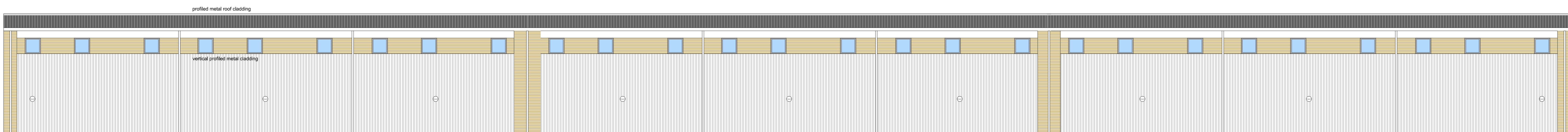


3D VISUAL IMAGE

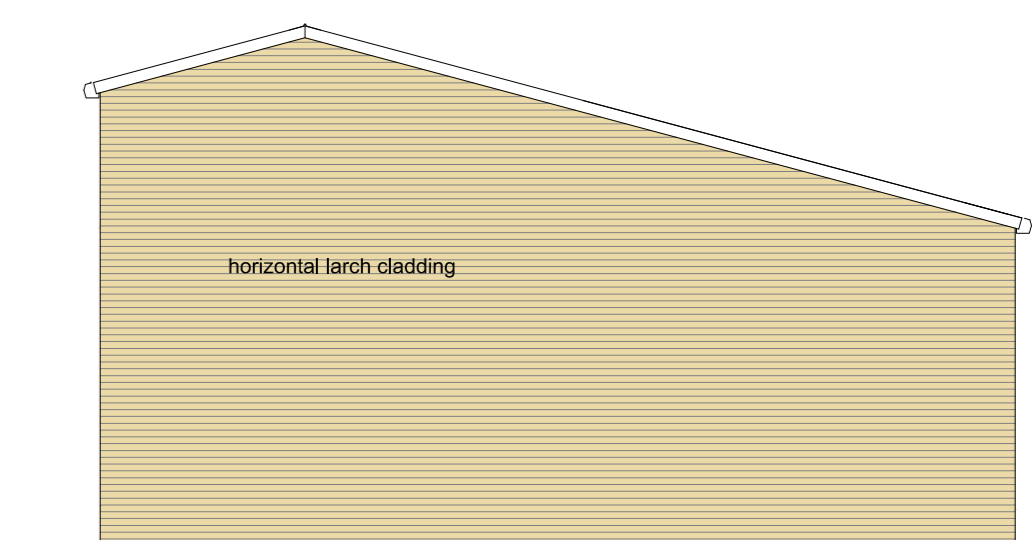
NOTES:  
 BLOCKING AREAS:  
 BLOCK OF 8 UNITS FOOTPRINT AREA 1088m<sup>2</sup>  
 BLOCK OF 8 UNITS FOOTPRINT AREA 967m<sup>2</sup>  
 BLOCK OF 3 UNITS FOOTPRINT AREA 364m<sup>2</sup>  
 MATERIALS:  
 WALLS:  
 LARCH TIMBER CLADDING, WHITE RENDER  
 PANELS & VERTICAL PROFILED METAL SHEET  
 CLADDING & FLASHINGS.  
 ROOF:  
 PROFILED METAL SHEET & FLASHINGS,  
 6 No. PHOTOVOLTAIC PANELS PER UNIT.  
 WINDOWS & DOORS:  
 FACTORY PAINTED TIMBER WINDOWS AND  
 DOORS.



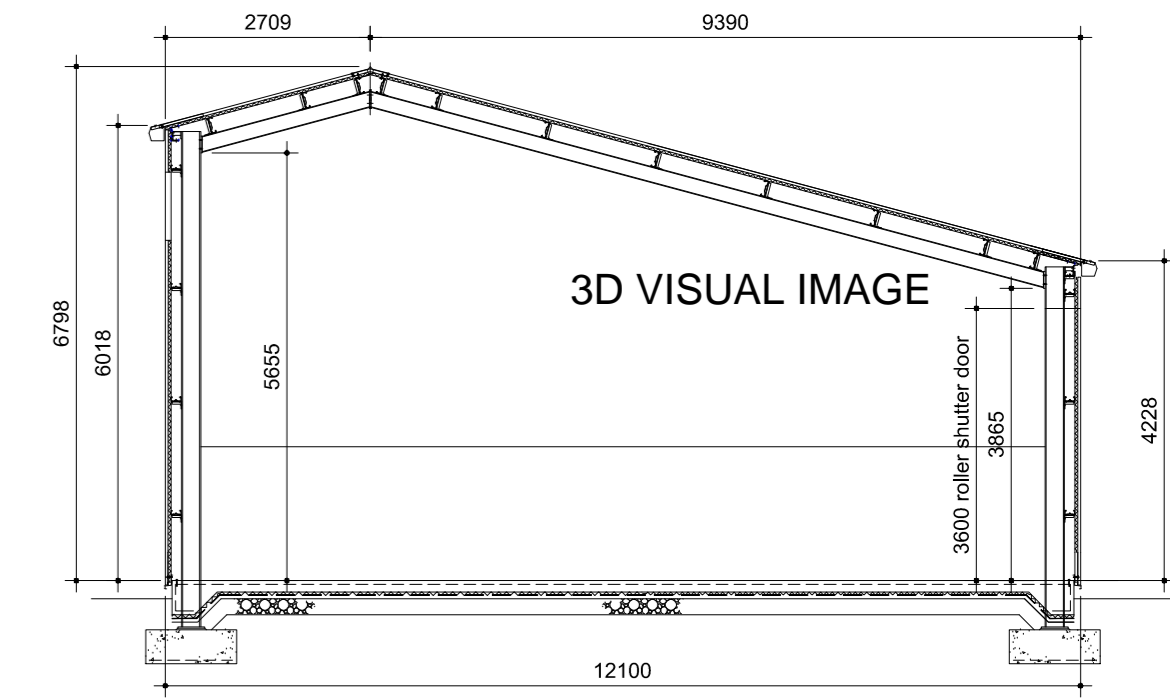
9 UNIT BLOCK FRONT ELEVATION



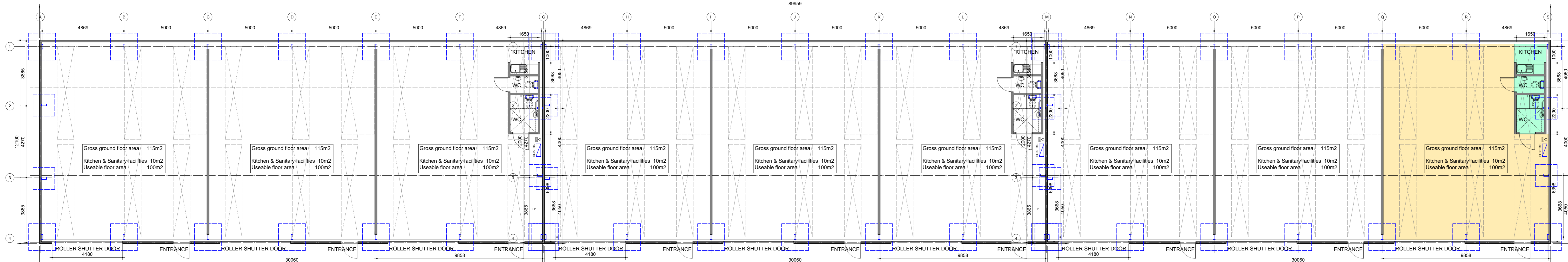
9 UNIT BLOCK REAR ELEVATION



3 No. UNIT TYPICAL SIDE ELEVATION

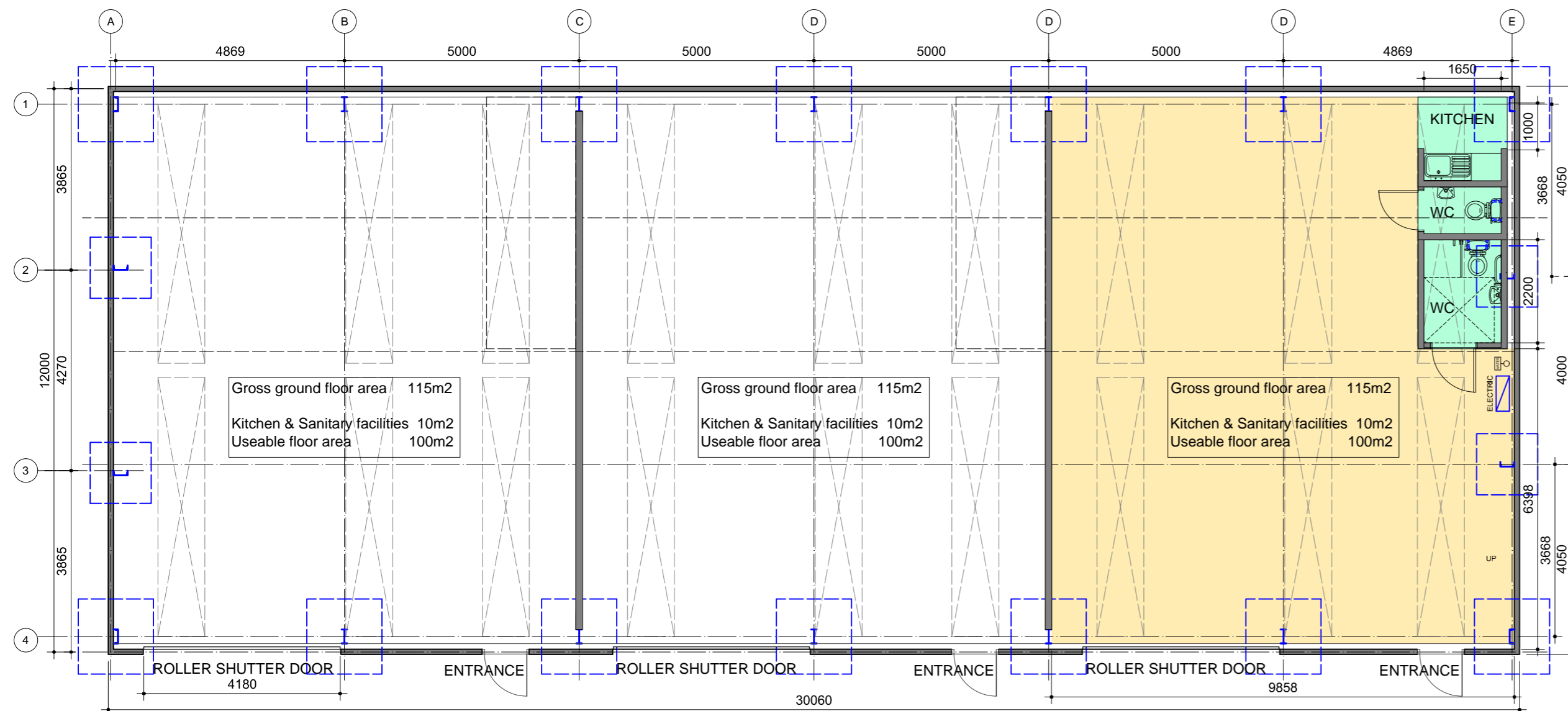


3 No. UNIT TYPICAL SECTION



9 UNIT BLOCK FLOOR PLAN

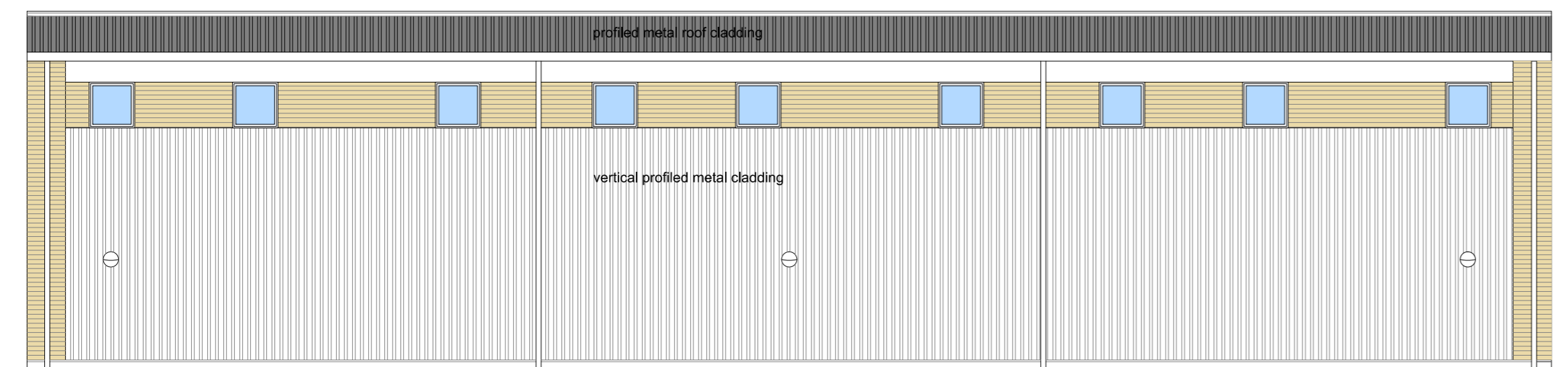
REVISIONS	Rev	Description	Date
Proposed		PROPOSED COMMERCIAL UNITS	
Client		GRANISH AVIEMORE	
Contract		GRANISH FARM PARTNERSHIP LTD	
Project		8 & 9 UNIT BLOCK PLANS,	
		ELEVATIONS & SECTION	
Project No.		PL_102	Drawn by
Client Ref.		AY	AY
Scale		28.01.22	Revision
Sheet No.		11:00@A1	



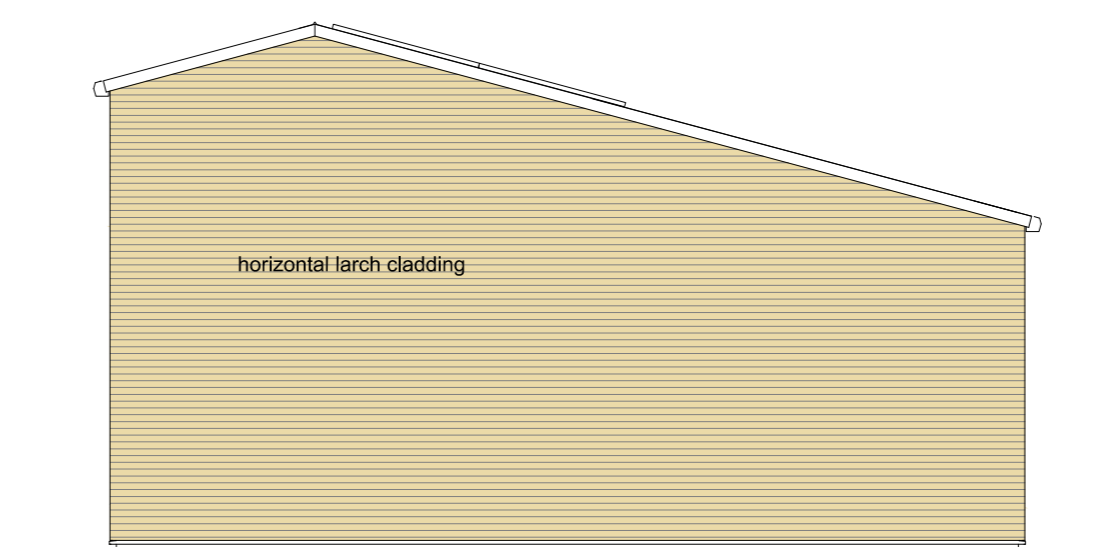
3 No. UNIT TYPICAL FLOOR PLAN



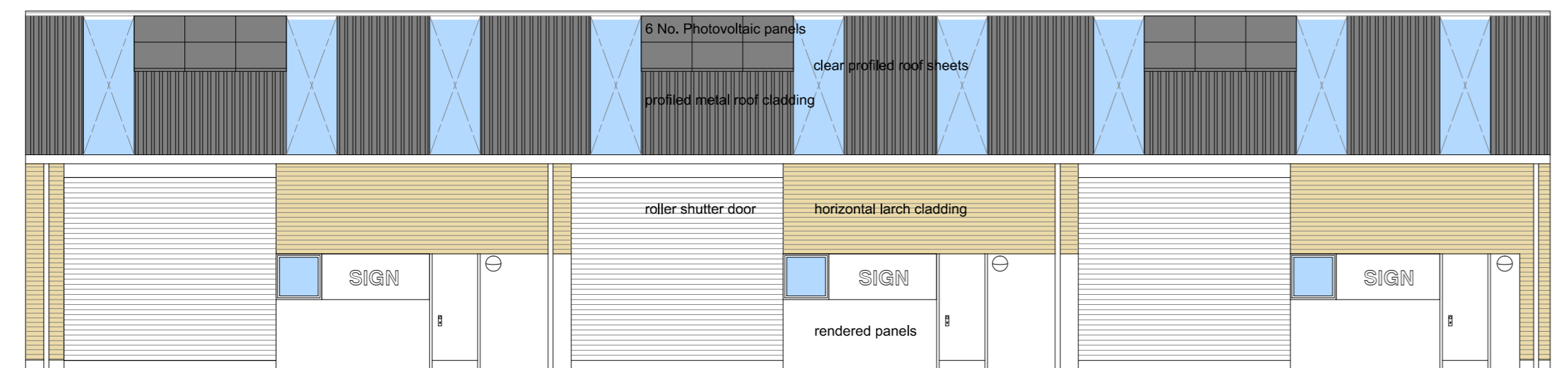
3D VISUAL IMAGE



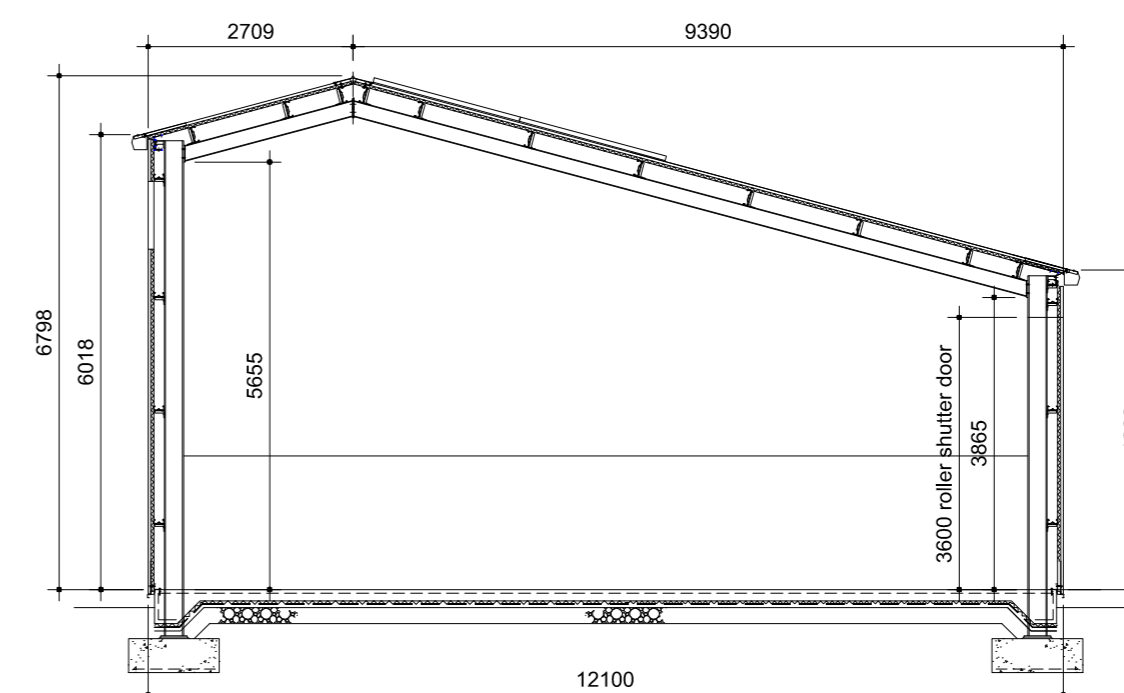
3 No. UNIT TYPICAL REAR ELEVATION



3 No. UNIT TYPICAL SIDE ELEVATION



3 No. UNIT TYPICAL FRONT ELEVATION



3 No. UNIT TYPICAL SECTION

NOTES:

BUILDING AREAS:

BLOCK OF 9 UNITS FOOTPRINT AREA 1088m2  
 BLOCK OF 8 UNITS FOOTPRINT AREA 967m2  
 BLOCK OF 3 UNITS FOOTPRINT AREA 364m2

MATERIALS:

WALLS:  
 LARCH TIMBER CLADDING, WHITE RENDER PANELS, VERTICAL PROFILED METAL SHEET CLADDING & FLASHINGS.

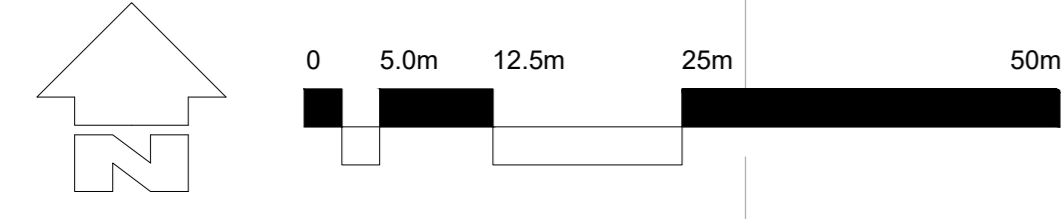
ROOF:  
 PROFILED METAL SHEET & FLASHINGS.  
 6 No. PHOTOVOLTAIC PANELS PER UNIT.

WINDOWS & DOORS:  
 FACTORY PAINTED TIMBER WINDOWS AND DOORS.

REVISIONS		
rev	description	date

Project: PROPOSED COMMERCIAL UNITS  
 GRANISH AVIEMORE  
 Client: GRANISH FARM PARTNERSHIP Ltd  
 Content: 3 UNIT BLOCK PLAN, ELEVATIONS & SECTION

GCU No:	Drawing No:	Draw by:
Scale:	Date:	Revision:
1:100@A1	02:09:21	AY



- APPLICATION SITE BOUNDARY
- LAND OUT-WITH APPLICATION SITE BUT UNDER CONTROL OF THE APPLICANT
- BITMAC ROAD (UNADOPTED)
- NEW BITMAC PAVEMENT (UNADOPTED)
- GRIT TRACK EXISTING (UNADOPTED)
- GRIT TRACK EXTENSION (UNADOPTED)
- DROPPED KERB
- INDICATES EXISTING TREE CANOPY WITHIN 8.0m x 215.0m VISIBILITY SPLAY TO BE MAINTAINED AS REQUIRED BY THE HIGHLAND COUNCIL ROADS & TRANSPORT GUIDELINES
- 215.00m x 8.00m VISIBILITY SPLAYS CONSTRUCTED AND MAINTAINED FREE OF ANY OBSTRUCTION. DRIVERS HEIGHT TO BE 1.05m AND TARGET HEIGHT TO BE 0.9m

Area of banking to be reduced to accommodate 1.0m high visibility splay

B 9152

Pond

Pond

Granish

B 9152

core footpath from Aviemore

WASTE PROCESSING CENTRE

KART TRACK

RECYCLING CENTRE

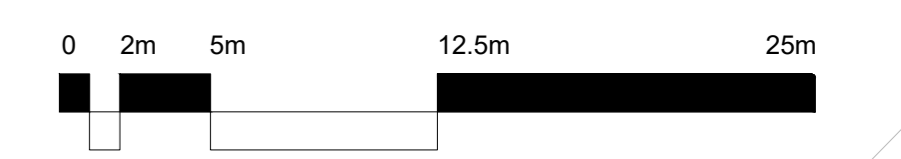
Leachate Treatme

Filter Beds

Grit path extended around Kart Track parking

Crossing demarked with white lines in material to comply with BS EN 1436

SITE ACCESS scale 1:500



Grit path extended around Kart Track parking

Pedestrian crossing demarked with white lines in material to comply with BS EN 1436

kart track access

recycling centre access

new bitmac access road

CORE PATH EXTENSION scale 1:250

REV	DESCRIPTION	DATE
A	amended visibility splays	14.02.23

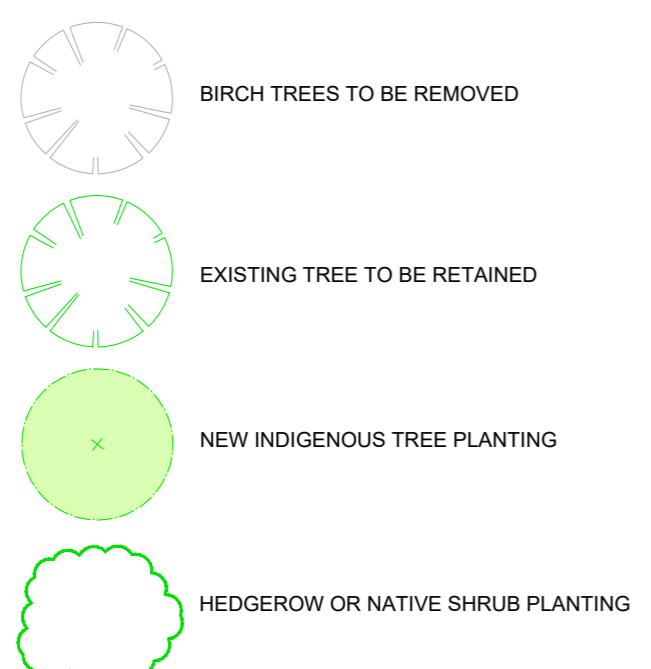
Project: PROPOSED COMMERCIAL UNITS GRANISH  
 Client: AVIEMORE CARINGFORM PROPERTIES LTD  
 Content: ACCESS ROAD & PATH LINK VISIBILITY SPLAYS ON B9152  
 Project No: GCU PL 005 AY  
 Scale: 1:500@A0 Date: 23.01.23 Drawn: A





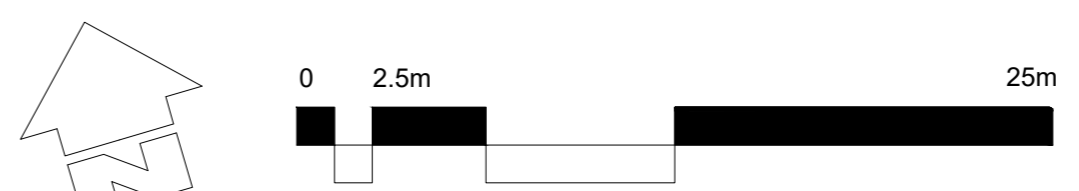
EXISTING BELT OF TREES PLANTED WITHIN SCOTTISH WATER LAND AND SCREENING VIEWS SOUTH TO AVIEMORE

**NOTES:**  
 PLANTING  
 A NUMBER OF BIRCH TREES ARE TO BE REMOVED AND INDIGENOUS SPECIES TREE PLANTING AS INDICATED TO BE AGREED WITH PLANNING AUTHORITY.  
 AN EXISTING BELT OF PLANTED TREES LYING JUST OUTSIDE THE SOUTH BOUNDARY OF THE SITE WILL SCREEN THE NEW BUILDINGS WITH THE SLIGHTLY ELEVATED OPEN VIEW TO AVIEMORE.  
 NON-PLANTED AREAS TO BE TOP SOILED AND ALLOWED TO RE-WILD, SUPPLEMENTED WITH SCOTIA SEEDS NORTHERN HAY MEADOW MIX.  
 FOR EXISTING TREES ON AND AROUND THE SITE SEE URBAN-ARB TREE AND ROOT PROTECTION PLAN AND REPORT



- PLANTING:**
- 1 HEDGEROW  
 Corylus Avellana (Hazel) 25%  
 Crataegus Monogyna (Hawthorn) 20%  
 Prunus Spinosa (Blackthorn) 20%  
 Rubus Fruticosus (Bramble) 15%  
 Sorbus Aucuparia (Rowan) 10%  
 Prunus Avium ( Wild Cherry) 10%
  - 2 WOODLAND PLANTING  
 Betula Pendula (Birch) 30%  
 Populus Tremula (Aspen) 25%  
 Sorbus Aucuparia (Rowan) 20%  
 Pinus Sylvestris (Scots Pine) 10%  
 Corylus Avellana (Hazel) 10%  
 Prunus Avium (Wild Cherry) 5%
  - 3 NATIVE SHRUB PLANTING  
 Juniperus Communis (Common Juniper) 35%  
 Ilex Aquifolium (Holly) 25%  
 Corylus Avellana (Hazel) 20%  
 Cytisus Scoparius (Broom) 10%  
 Salix Caprea (Goat Willow) 10%

APPLICATION SITE BOUNDARY  
 AREA 12.410m2 (1.24 hectares)



REV.	DESCRIPTION	DATE
A	amendments for planning	27.10.22

Project: PROPOSED COMMERCIAL UNITS  
 GRANISH AVIEMORE  
 Client: GRANISH FARM PARTNERSHIP Ltd  
 Content: LANDSCAPING PLAN

Project No	Drawing No	Draw by
GCU	PL_004	AY
Scale	Date	Revision
1:250@A1	18:10:21	A

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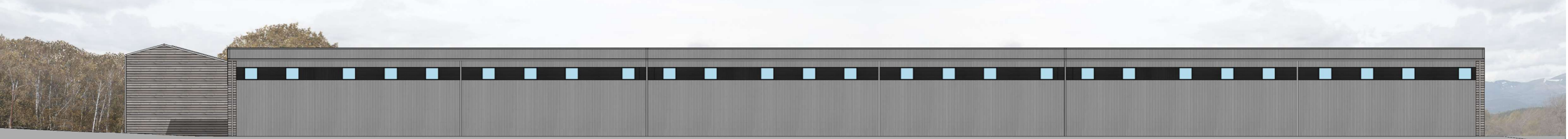
EAST INTERNAL ELEVATION



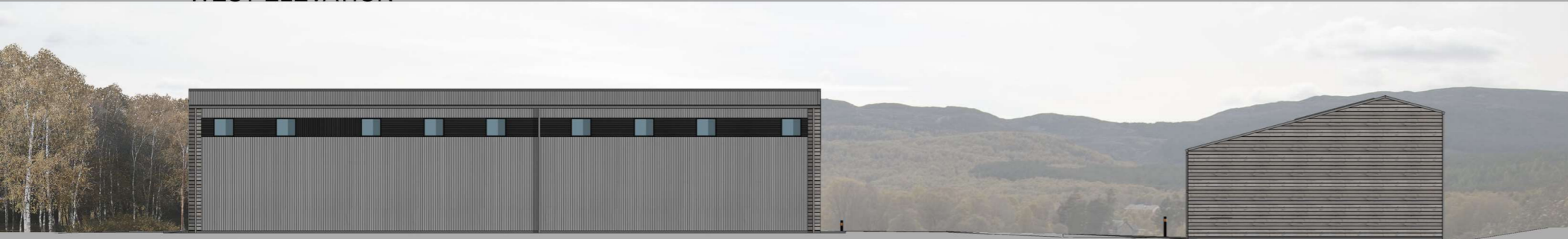
EAST ELEVATION



WEST INTERNAL ELEVATION



WEST ELEVATION



NORTH ELEVATION



SOUTH ELEVATION

REVISIONS		
rev	description	date

Project: PROPOSED COMMERCIAL UNITS  
 GRANISH  
 AVIEMORE  
 Client: GRANISH FARM PARTNERSHIP Ltd  
 Content: VISUAL ELEVATIONS

Project No:	Drawing No:	Draw by:
GCU	PL_103	AY
Scale:	Date:	Revision:
no scale	18:10:21	



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