

PLANNING CONDITION 26 (2021/91871)



Plot No.	Type	Area (sqft)	Area (sqm)
1-3	ATKINS - 2 BED 3 PERSON	763	70.9
4-5	GOODRIDGE - 4 BED 6 PERSON	1111	103.2
6	BECKET - 3 BED 5 PERSON	1025	95.2
7	ELMSLIE - 3 BED 5 PERSON	933	86.8
8-9	WYATT - 2 BED (plus study) 4 PERSON	872	81.0
10	ELMSLIE - 3 BED 5 PERSON	933	86.8
11	BECKET - 3 BED 5 PERSON	1025	95.2
12	BECKET - 3 BED 5 PERSON	1025	95.2
13	ELMSLIE - 3 BED 5 PERSON	933	86.8
14-15	MYLNE - 4 BED 5 PERSON	1136	105.5
16,17,18	BECKET - 3 BED 5 PERSON	1025	95.2
19-20	ELMSLIE - 3 BED 5 PERSON	933	86.8
21-22	WYATT - 2 BED (plus study) 4 PERSON	872	81.0
23-24	ELMSLIE - 3 BED 5 PERSON	933	86.8
25-26	WYATT - 2 BED (plus study) 4 PERSON	872	81.0
27	BECKET - 3 BED 5 PERSON	1025	95.2
28-29	ELMSLIE - 3 BED 5 PERSON	933	86.8
30-31,32-33	WYATT - 2 BED (plus study) 4 PERSON	872	81.0
34	ELMSLIE - 3 BED 5 PERSON	933	86.8
35	CARTWRIGHT - 2 BED 3 PERSON	769	71.4
36	BECKET - 3 BED 5 PERSON	1025	95.2
37	ELMSLIE - 3 BED 5 PERSON	933	86.8
38-40	CARTWRIGHT - 2 BED 3 PERSON	769	71.4
41,44	WORSLEY - 1 BED (GF) 2 PERSON	538	50.0
42-43	WORSLEY - 1 BED (FF) 2 PERSON	667	61.9
45-46	CARTWRIGHT - 2 BED 3 PERSON	769	71.4
47-48	ELMSLIE - 3 BED 5 PERSON	933	86.8
49-51	ELMSLIE - 3 BED 5 PERSON	933	86.8
52-53	ATKINS - 2 BED 3 PERSON	763	70.9
54	CARTWRIGHT - 2 BED 3 PERSON	769	71.4
55	BECKET - 3 BED 5 PERSON	1025	95.2

PLOT 41-44 CYCLE STORE
Placed on a 150mm thick slab and edge beams with reinforcement

PLAN
2465 x 3365

FRONT ELEVATION
2400

SIDE ELEVATION
2400

REAR ELEVATION
2400

SIDE ELEVATION
2400

SINGLE DOOR WITH PAS 24 CERTIFICATION & SECURED BY DESIGN (SBD) APPROVAL.
ES01 - BLACK DOOR TO FIT MO 1010mm W x 2110mm H;
HANDLES: LEVER/LEVER BRIGHT CHROME
HINGE: FLAG HINGE BRIGHT CHROME
LOCK TYPE: COBRA STANDARD 45mm
CYLINDER: 3" CYLINDER
DRIPBAR: WEATHER DEFLECTOR SILVER
THRESHOLD: STORMGUARD AM3-70 NO RAMP SILVER

EXTERNAL MATERIALS
Grey Interlocking Concrete Roof Tile
Redland - Richmond 10 Slate Grey Smooth
Brickwork - Ibstock Grampian Red Mixture

TYPICAL SHED
1200 x 1800

Albany Sheds - Cottage 1800(l) x 1200(w) x 1900(h)
Traditional weatherboard style overlap cladding - no windows with cycling anchorage point
Placed on hard standing (flagging to match patios)

NOTES

1. CONTRACTORS AND SUB-CONTRACTORS MUST CHECK AND AGREE ALL DIMENSIONS BEFORE PREPARING DRAWINGS OR COMMENCING WORK ON SITE
2. CONTRACTORS ARE TO BE RESPONSIBLE FOR INFORMING THE ARCHITECT OF ANY DISCREPANCY ON THIS DRAWING OR BETWEEN THIS DRAWING AND ANY OTHER RELATED DOCUMENT ISSUED UNDER THE STANDARD FORM OF CONTRACT
3. WRITTEN DIMENSIONS ONLY ARE TO BE USED FROM THIS DRAWING - IF ANY ANY DOUBT'S EXIST-ASK FOR CLARIFICATION

--- Sewer Easement
--- Water Mains Easement

Easements shown are subject to the approval of the statutory undertaker

This layout is based on a Topographical Survey provided by Vistry Partnerships (Yorkshire)

Refer to landscape architect's details for details of soft landscaping and defensible planting

Public Open Space
Amenity Green Space
802sqm

Public Open Space
Semi-Natural Green Space
2,278sqm

Refer to Landscape Architect's drawings for proposed tree positions and planting

Cycle Storage - Proposed storage in garages where applicable and lockable timber shed with cycling anchorage point to rear garden of each property without a garage

Precast Concrete Paving (Refer to diagram above)
450x450x50mm thick precast concrete paving flags
Paths shall be generally by 900mm wide to BS368 with anti-slip finish. The flags shall be laid on mortar dabs on minimum 75mm sand blinded hardcore.
Excessive cuts to achieve mobility standards shall be avoided.
1200x1200mm (min.) level access adjacent the main entrance/ front door

0 10m 20m 30m 40m
1:500 SCALE IN METRES

DATE LET REVISION DWN CHK

W&P
Waller & Partners
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INTERIOR DESIGNERS

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PROJECT MANAGERS
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RESIDENTIAL DEVELOPMENT
HANGING HEATON
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VISTRY PARTNERSHIPS

DRAWING
SITE PLAN
PROPOSED CYCLE STORAGE
PLANNING CONDITION 26

SCALE 1:500
AT A1
DRAWN ADC
CHECKED
DATE 02/11/22
REVISION

4807/13

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