



HAZARDS:

- 1. Live services adjacent/on site.
- 2. Excavations - Ground Collapse
- 3. Handling major components
- 4. Working at height - Falling
- 5. Machinery & Equipment
- 6. Ensure all blockwork has a minimum crushing strength of 3.5N/mm²
- 7. The weight of each block must not exceed 20Kg

NOTES:

- DO NOT SCALE FROM THIS DRAWING EXCEPT FOR PLANNING PURPOSES
- 1. This drawing is copyright of Wardman Brown.
 - 2. All dimensions to be verified on site prior to any shop or site works being commenced.
 - 3. Any discrepancies to be reported to the Designer BEFORE any work is put in hand.
 - 4. This drawing must be read in conjunction with relevant consultants and specialists drawings.
 - 5. This drawing must be read in conjunction with the drawings specified.

- Grassed Areas
- Paving - Private Drives
- 5.5m wide Tarmac Access Road
- 2.0m wide Tarmac Footpaths
- Parking Bays and Access Road
- Existing / proposed tree and shrub planting
- 1.8 mtr close boarded Timber Fence
- 0.6 mtr high hoop top metal railing
- RW - Retaining Wall Heights Vary
- Bin Store Areas
- Bin Collection Points

All Car Parking Bays to be 2.5m wide x 5.0m long

REV	DATE	DETAILS
M	06-11-24	Layout updated generally
L	05-11-24	Layout updated generally
K	24-07-24	Forward visibility curve added adjacent plot 14
J	03-07-24	Updated in response to LA comments
I	03-05-24	Updated in response to LA comments
H	15-04-24	Updated in response to LA comments
G	04-04-24	Updated in response to Highways Comments
F	21-03-24	Bin stores enlarged, side access gates added easement indicated to mains drainage
E	11-01-24	Bin store for #19 updated
D	09-01-24	Bin store/collection information added
C	05-12-23	Red line updated
B	04-12-23	Drawing scale changed
A	24-11-23	Updated generally

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CHARTERED PRACTICE

CLIENT:
Mandale

PROJECT:
Bromley Lane - Batley

DRAWING TITLE:
Proposed Site Layout Plan

PURPOSE OF ISSUE:
PLANNING

SCALE: 1:1000 @ A3 / 1:500 @ A1

DATE: Nov 2023 | DRAWN: PA | DRG REVISION:

DRAWING NO: L023113 - 102 M

Affordable Housing Units *

	Affordable Housing Units * House Type - The Acorn 2 Bed 70m ² - 750ft ² 6No		House Type - The Pecan 3 Bed 85m ² - 910ft ² 2No		House Type - The Hickory 3 Bed 98m ² - 1050ft ² 3No		House Type - The Willow (Plot 4) 3 Bed 103m ² - 1100ft ² 1No		House Type - The Laurel 3 Bed 109m ² - 1180ft ² 2No		House Type - Type F1 3 Bed 115m ² - 1240ft ² 2No		House Type - The Willow (Plot 18) 3 Bed 123m ² - 1323ft ² 1No
	House Type - Type F2 4 Bed 115m ² - 1240ft ² 2No												

Site Area (Red Line Boundary) 0.84 Ha
19 Dwellings at a density of 22 D/Ha
POS (Excluding Playground) 0.26 Ha