Disclaimer
Do not scale from this drawing
All contractors must visit the site and be responsible for taking and checking dimensions.
All construction information should be taken from figured dimensions only.
Any discrepancies between drawings, specifications and site conditions must be brought to the attention of the supervising officer.

This drawing is for planning purposes only. It is not intended to be used for construction purposes. Whilst all reasonable efforts are used to ensure drawings are accurate, Astle Planning and Design Ltd accept no responsibility or liability for any reliance placed on, or use made of, this plan by anyone for purposes other than those stated above.

ACCOMMODATION SCHEDULE - BELLWAY

Code	Name	Bed & Type	Storey	Unit No's	Unit ft²	ft² Total
The Artisan Collection						
Private						
PA 5B	The Parkman	5 Bed Detached	2	2	1677	3354
FO 4B	The Forrester	4 Bed Detached	2	12	1528	18336
BO 4B	The Bowyer	4 Bed Detached (with Garage)	2	9	1356	12204
CU 4B	The Cutler	4 Bed Detached (with garage)	2	13	1335	17355
SC 4B	The Scrivener	4 Bed Detached (with Garage)	2	18	1214	21852
MA 3B	The Mason	3 Bed Detached (with Garage)	2	11	1059	11649
SY 3B	The Sawyer	3 Bed Detached (Integral Garage)	2	8	1083	8664
BS 3B	The Ballister	3 Bed Semi Det	2.5	8	1057	8456
QU 3B	The Quilter	3 Bed Detached	2	6	954	5724
CH 3B	The Chandler	3 Bed Semi Det	2	10	951	9510
CH 3B	The Chandler	3 Bed Detached	2	4	951	3804
TH 3B	The Thespian	3 Bed Semi Det	2	15	921	13815
TH 3B	The Thespian	3 Bed Detached	2	17	921	15657
TA 3B	The Tailor	3 Bed Semi Det	2	36	802	28872
BL 2B	The Blacksmith	2 Bed Semi Det	2	9	643	5787
Copeland House Apartments						
COA 1B	The Stylus	1 Bed Apartment	3	10	520	5200
COA 2B	The Crimp	2 Bed Apartment	3	12	660	7920
Grand Total:				**200 Units**		**198159 ft²**

Gross Site Area:	**7.37**	**18.21 ac**
Site Statistics:		
Single Sided Road	0.13 ha	0.32 ac
Gifted Land	0.01 ha	0.01 ac
POS	1.37 ha	3.38 ac
Nett Site Area:	**5.87 ha**	**14.50 ac**
Gross Density:	27.14 Un/ha	10.98 Un/ac
Nett Density:	**34.09 Un/ha**	**13.79 Un/ac**
Gross Footage:	2497.91 m²/ha	10880.88 Un/ac
Nett Footage:	**3137.71 m²/ha**	**13667.87 ft²/ac**

*Note - All Areas Approx.
Abbreviations - ac = Acres | ha = Hectares | ft² = square Feet | m² = square | Un = units Metres | SSR = Single Sided Road | POS = Public Open Space | Det = Detached | Apt = Apartment

Gas easement
Pedestrain Link to Old Engine Lane
Pedestrian link through Phase 1 onto Firswood Road
Application by Wain Homes ref: 2020/0906/ARM Red Edge
Application by Wain Homes ref: 2020/0906/ARM
Drive to be resurfaced and land gifted to No 4 Old Engine Lane
This hedge to retained, trimmed and replanted in gaps and put in Manco
Informal Open Space
Electricity easement
PIPE
Proposed Swale
Access to Firtree Nurseries. See Landscaping / Hard surfacing plans for details
Existing Phase 1 Development
Pedestrian Link to the Existing Phase 1 Development
Existing hedge
Bin stores
Sub-Station to have dropped kerbs onto Neverstitch Road
Pedestrian Link onto Neverstitch Road
Proposed Pump - Station Position refer to REFA drawing 1922/02/01 rev B for details
Pedestrian Link onto Ormskirk Road
Amazon Forest
Trim Trail Path
Ring Swing
Exercise Bars
Littlehampton Trail
Road 1
Road 2
Road 3
Road 4
Road 5
Road 6
Road 7
Road 8
Road 9
Road 10
Road 11
Road 12

Proposed Layout Key

- Development Boundary
- 154 Plot Number
- Proposed Shared Private Drives. For details refer to hardstanding layout for specification
- Roads 1, 2, 3, 6, 7, 9 & 10 - 5.5m wide carriageway with 2m footpaths each side
- Roads 4, 5, 8, 11 & 12 - 4.8m wide carriageway with 2m service strips
- Proposed landscaping & tree planting (refer to Enzygo's landscaping design for further details)
- Denotes Access Points (Front)
- Denotes Access Points (Rear)
- Proposed Pump Station
- Single Garage
- Access details on to Neverstitch Road as per CBO Transport details
- Temporary Bin Storage Point

General Notes

This drawing needs to be read in conjunction with the following plans;

- Landscaping Layout
- Boundary Treatment Plan
- Materials Plan
- Hard Surfacing Plan

References.

Highways - CBO Transport Plan (access) CBO-0603-002 rev D dated February 2020

OS Plan - Licence no. 100022432

Topographical Survey - Survey Operations drawing no. 20G140/001 dated August 2020

Tree Survey - Ascerta P.1280.19.01 sheets 1-3 dated August 2020

Red Edge Boundary - Informed by Title plans refer to EBA plan BHNW118.EB1 overviews 1-6 & Planning Application Requirments of client

Rev.	Date	Description	By	Chd.
B	18.11.20	Minor Amends to clients comments including plots 124 / 125 shown detached	JNL	
A	11.11.20	Layout prepared for Planning application	JNL	-

Client: Bellway

Project: Lathom Pastures 2

Drawing Title: Planning Layout

Drawn by	JNL	Checked by	TJA	Date Nov 2020
Status	PLANNING	Scale @ A0		1:500
Job no.	BHNW118	Dwg no.	PL01	Rev. B

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LATHOM PASTURES 2
PLANNING LAYOUT

1:500 0 5 10 15 25m