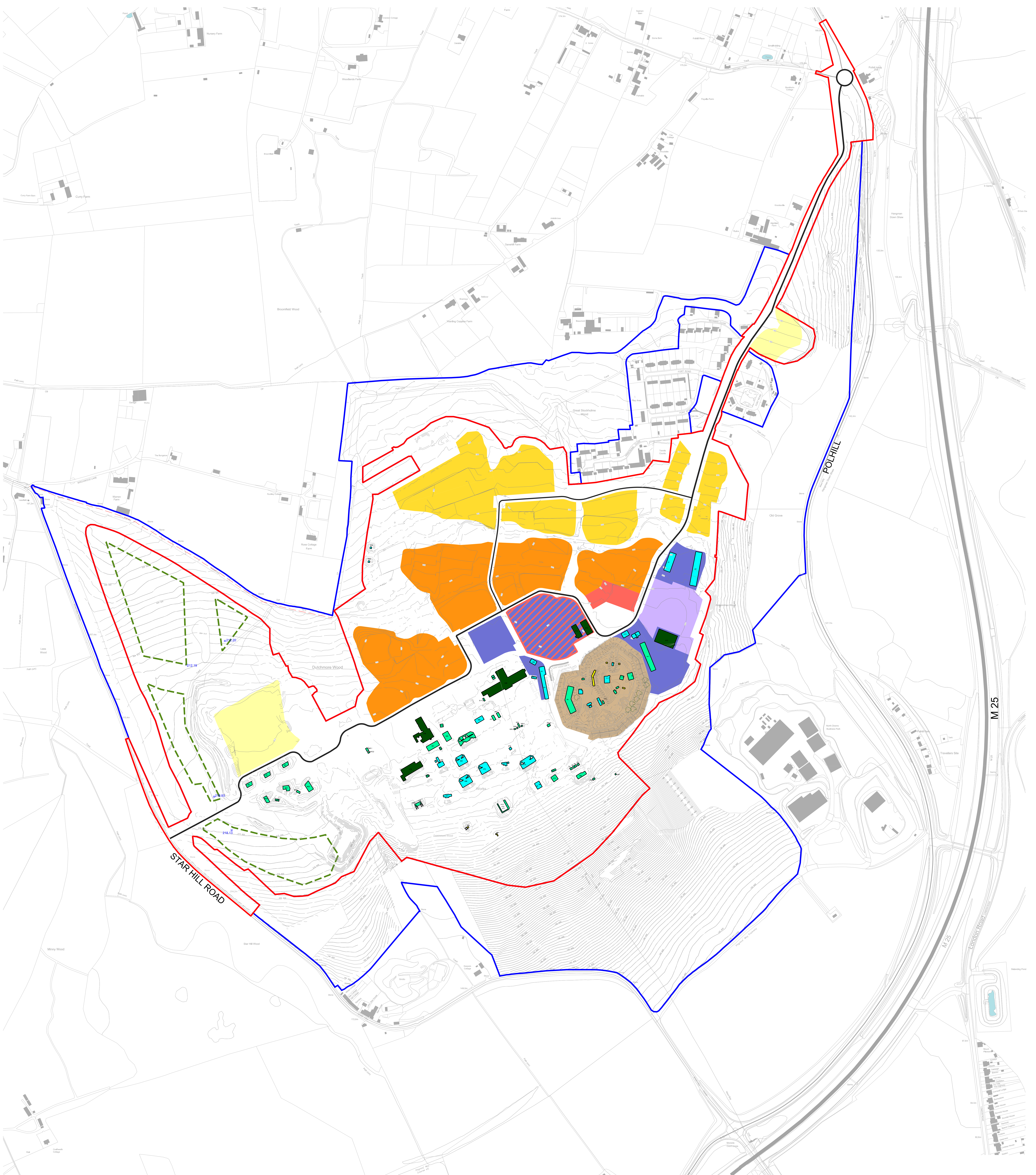


Notes:
 Do not scale from this drawing.
 All contractors must visit the site and be responsible for taking and checking Dimensions.
 All construction information should be taken from figured dimensions only.
 Any discrepancies between drawings, specifications and site conditions must be brought to the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

- Application boundary
- Applicant's land ownership boundary
- Proposed vehicular routes
- Scheduled Monument
- Proposed contours
- Proposed stockpile
- x 218.93 Highest point in proposed stockpile
- Residential: Up to 2 storeys (Up to 11m to top of ridgeline)
- Residential: Up to 2.5 storeys with occasional landmark buildings up to 3 storeys (Up to 12.5m to top of ridgeline for 2.5 storeys and up to 13.5m to top of ridgeline for 3 storeys)
- Residential: Up to 3 storeys (Up to 13.5m to top of ridgeline)
- Mixed Use: Up to 3 storeys (Up to 16m to top of ridgeline)
- Employment: Up to 3 storeys (Up to 15m to top of ridgeline)
- Primary school: Up to 3 storeys (Up to 15m to top of ridgeline)
- Employment/ Mixed Use: 3 storeys with occasional landmark buildings up to 4 storeys (Up to 15m to top of ridgeline for 3 storeys and up to 16m to top of ridgeline for 4 storeys)
- Existing buildings to be retained 10-15m
- Existing buildings to be retained 5-10m
- Existing buildings to be retained 0-5m
- Existing buildings to be retained unknown

NOTES

The height parameters set out in the Building Heights Parameter Plan are to maximum ridge heights. The heights are set from existing ground levels, not a proposed Finish Floor Level and therefore account for any ground works that may need to be undertaken. Each of the parameter levels has been set at such a level to allow for flexibility to be introduced in roof line and the steepness of roof pitches in order to create variety and interest.


Maximum Building Heights (MBH)
 A further 1m has been added to parameter plan residential and mixed use heights and 1.5m has been added to employment heights to allow tolerance for ground level slopes across the building footprint.

P1 20.09.19 Submitted for Planning DZL ECC

Rev	Date	Description	Drawn	CHKD

Drawing Status: FOR PLANNING

Client: Merseyside Pension Fund



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Project: Fort Halstead

Drawing Title: Building Heights Plan

Scale @ A0: 1:2500 Job Ref: 005561

Drawing No: 005561_PP02 Revision: P1

Scale Bar: 0 20 40 60 80 100m

