



NOTES:
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 Contractors must verify all dimensions on site before commencing any work or shop drawings. This drawing is not to be scaled. Use figured dimensions only.
 Subject to statutory approvals and survey.
 Building areas are liable to adjustment over the course of the design process due to the ongoing construction detailing developments.
 Please note the information contained within this drawing is solely for the benefit of the employer and should not be relied upon by third parties.
 The CDM hazard management procedures for the Chetwoods aspects of the design of this project are to be found on the "Chetwoods - Hazard Analysis and Design Risk Assessment" and/or drawings. The full project design team's comprehensive set of hazard management procedures are available from the Principle Designer appointed for the project.



0m 10m 20m 30m 40m 50m
 1:750 @A1

APPLICATION RED LINE

PRIVATE AMENITY SPACE
 extents taken for calculation key:
 read with schedule 4424 PL 0031
 for areas of private amenity space by plot

- HOUSES - PRIVATE AMENITY SPACE**
 new gardens
 5 bedroom houses - min 100 sqm
 4 bedroom houses - min 100 sqm
 3 bedroom houses - min 100 sqm
 2 bedroom houses - min 75 sqm
 (solo garden area counted where 3m wide)
- terrace (in addition to garden)
 3 bedroom houses (type 2D only) - 25 sqm
- APARTMENTS BLOCKS A & B PRIVATE AMENITY SPACE**
 communal gardens
 1 bedroom apartment - 71 sqm
 2 bedroom apartment - 71 sqm
- balcony / patio (in addition to communal garden)
 1 bedroom apartment - 6 sqm
 2 bedroom apartment - 6 sqm
- APARTMENTS BLOCKS D & E PRIVATE AMENITY SPACE**
 communal gardens
 1 bedroom apartment - 25 sqm
 2 bedroom apartment - 25 sqm
- balcony / patio (in addition to communal garden)
 1 bedroom apartment - 6 sqm
 2 bedroom apartment - 6 sqm
- APARTMENTS BLOCK C - PRIVATE AMENITY SPACE**
 communal gardens
 1 bedroom apartment - 25 sqm
 2 bedroom apartment - 25 sqm
- balcony / patio (in addition to communal garden)
 1 bedroom apartment - 7 sqm
 2 bedroom apartment - 7 sqm
- LIVE WORK UNITS - PRIVATE AMENITY SPACE**
 balcony
 2 bedroom apartment - 6 sqm

F	- update inline with landscape plan 21.5142.01A	17.5.21	dt
E	- updated in line with PL 1000 Rev N	10.05.21	rh/dt
D	- updated to reflect PL 1000 Rev L	25.02.21	rh/dt
C	- pond extents revised / pitch markings omitted in line with 1000 K	20.12.19	dt
B	- updated to teams comments in line with 1000 J	29.11.19	dt
A	- updated in line with proposed site plan 4424 PL 1000 rev H	25.11.19	dt
	- issued in line with proposed site plan 4424 PL 1000 rev E	8.4.19	dt



Rev	Revision Description	Date	Author/Reviewer

PLANNING

12-13 Clerkenwell Green
 London EC1R 0DJ



Project
**ST JOHN'S NURSERY
 CLACTON ON SEA**

Client

Drawing Title
PRIVATE AMENITY SPACE PLAN

Scale	Size	Drawn	Checked	Date
1:750	A1	dt	dt	8.4.19

Project	Originator	Zone	Level	Type	Rate	Number	Rev.
4424	CA					1040	F