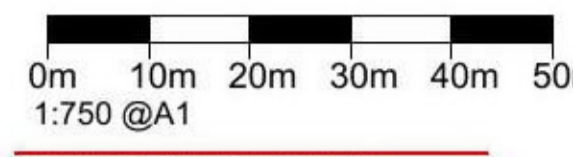




NOTES:
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 Contractors must verify all dimensions on site before commencing any work or shop drawings. This drawing is not to be scaled. Use figured dimensions only.
 Subject to statutory approvals and survey.
 Building areas are liable to adjustment 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.



APPLICATION RED LINE

- PARKING**
- RESIDENTIAL PARKING BAY
2.9 x 5.5m
 - RESIDENTIAL GARAGE
2.9 x 7m single
6 x 7m double
 - RESIDENTIAL VISITOR PARKING BAY
2.9 x 5.5 and on bays
2.9 x 6 parallel bays
 - LIVE WORK UNIT PARKING BAY
2.9 x 5.5m
 - LIVE WORK UNIT VISITOR PARKING BAY
2.9 x 5.5m
 - RESIDENTIAL SECURE GARDEN CYCLE STORE
 - RESIDENTIAL CYCLE STORED WITHIN GARAGE
 - RESIDENTIAL APARTMENTS SECURE OR INTEGRAL CYCLE STORE
 - PUBLIC / VISITOR CYCLE HOOPS
 - LIVE WORK UNITS SECURE CYCLE BOXES
 - LIVE WORK UNITS COVERED VISITOR CYCLES

PARKING		
RESIDENTIAL		
2 BED HOUSES	2 parking spaces	20
3 BED HOUSES	2 parking spaces	166
4 BED HOUSES	2 parking spaces min	46
5 BED HOUSES	2 parking spaces min	30
1 BED APARTMENTS	1 parking space	16
2 BED APARTMENTS	2 parking space	48
31no. 3, 4 and 5 bed dwellings have 3 parking bays		31
TOTAL RESIDENTIAL PARKING SPACES		259
RESIDENTIAL VISITOR PARKING		
total dwellings	180	
excluding those with additional parking spaces	-31	
live work units	-8	
	141	
visitor spaces at 1 per 4 dwellings of 141 dwellings (36 req'd)		36
LIVE WORK UNITS		
live work residential element:	2 BED APARTMENTS 2 parking space	16
live work visitor spaces:	at 1 per 50sqm of 1064 sqm	21
TOTAL DEVELOPMENT PARKING		435

CYCLE PARKING	
RESIDENTIAL	
HOUSES	1 per dwelling within secure store in garden or within garage
APARTMENTS	1 per apartment within communal store
A / B / D / E resident	26 cycles in secure store
visitor	8 cycles (4 hoops) at block entrances
Block C resident	24 cycles in integral store
visitor	4 cycles (2 hoops) at block entrances
LIVE WORK UNITS	
live element	1 per apartment within secure cycle boxes in car park
work element	11 cycles (5 hoops) allowed for 1 per 250sqm + 1 per 250 sqm
GENERAL VISITOR CYCLES	
	34 cycles (17 hoops)

- E - update inline with landscape plan 21.5142.01A 17.5.21 dt
- D - updated in line with PL 1000 Rev N 10.05.21 rh/dt
- C - updated to reflect PL 1000 Rev L 25.02.21 rh/dt
- B - pond extents revised / pitch markings omitted in line with 1000 K 20.12.19 dt
- A - updated to teams comments 29.11.19 dt
- in line with 1000 J
- cycle provision table added

e3 design
 planning & design consultants

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
**PROPOSED SITE PLAN
 CAR AND CYCLE PARKING PROVISION**

Scale	Size	Drawn	Checked	Date
1:750	A1	dt	dt	25.11.19

Project	Originator	Zone	Level	Type	Rate	Number	Rev.
4424	CA					PL 1050	E