

# Proposed Site Layout

Scale: 1:500



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**Source File:**  
20009 Model.rvt

Rev	Date	Drawn	Note
P02	13/05/2021	JKG	Updated following comments from Engineer.
P03	19/05/2021	JKG	Housetype codes and SoA updated. Visitor spaces updated.
P04	26/05/2021	JKG	Attenuation Basin added to front of site.
P05	26/05/2021	JKG	Plots 21-22, and 43-44 amended. Plots 45-50 moved to suit.
P06	15/06/2021	JKG	Drawing status updated to 'Planning'.
P07	15/06/2021	JKG	Note added regarding access to landscape buffer.
P08	23/06/2021	JKG	Site boundary amended.
P09	15/09/2021	JKG	Highway and drainage updated.
P10	20/09/2021	JKG	Highway and Refuse Collection points updated.
P11	29/09/2021	JKG	Updated following input from Engineer. Basin added.
P12	07/10/2021	JKG	Basin added.
P13	02/11/2021	JKG	Highway updated following comments from Highways Authority.
P14	30/11/2021	JKG	Bins added to refuse collection areas.
P15	04/02/2022	JKG	Red line boundary amended. Additional parking for allotments. SoA updated.
P16	10/03/2022	JKG	Cycle storage and refuse storage added. Plots 27-28 and 29-30 housetypes swapped. Housetype codes amended to reflect elevational changes in relation to noise. Notes added / amended.
P17	24/03/2022	JKG	Site areas amended.
P18	29/03/2022	JKG	Secondary windows amended.
P19	27/04/2022	JKG	Entrances and bay window positions amended.
P20	28/04/2022	JKG	Open Space adjacent to Plots 31-42 amended.

**Key**

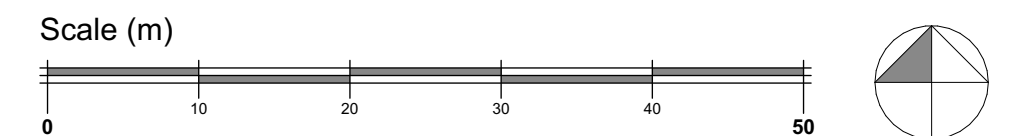
- Application site boundary
- Proposed Housing
- Landscape Belt (See landscape proposals for details)
- SAM Buffer
- Existing Surrounding Buildings
- Private Rear Garden Area
- Public Open / Green Space
- Principal Highway / Road
- Shared Surface
- Private Drive
- Car Parking Spaces
- Pedestrian Footpaths
- Existing Tree Planting
- Existing Trees Removed
- Proposed Tree Planting (indicative only - to be designed and specified by Landscape Architect)
- Proposed Hedge / Shrub Planting (indicative only - to be designed and specified by Landscape Architect)
- Housetypes - Primary Point of Access
- Primary Site Access
- Secondary Side Elevation Windows (See Housetype Drawings for details)

**schedule of accommodation**

housetype	code	area	quantity
2B4P House	A	75m <sup>2</sup>	14 no. units
2B4P House	A+	76m <sup>2</sup>	01 no. units
2B4P House	B	76m <sup>2</sup>	02 no. units
2B4P House	B+	77m <sup>2</sup>	05 no. units
3B5P House	C	85m <sup>2</sup>	02 no. units
3B5P House	D	90m <sup>2</sup>	13 no. units
3B5P House	D+	91m <sup>2</sup>	01 no. units
4B6P House	E	102m <sup>2</sup>	04 no. units
1B2P Maisonette	F	50m <sup>2</sup>	04 no. units
2B3P Bungalow	G	65m <sup>2</sup>	04 no. units

**Total Number of Units** 50 no. units

approximate site area : 2.43Ha / 6.00 acres  
 approximate developable area : 2.23Ha / 5.51 acres  
 density : 22 dwellings per hectare  
 parking provision : 200% / 100%



Client: Minster Property Group Ltd.

Project Title: Proposed residential development at Land East of Bell Road, Bottisham, Cambridgeshire

Drawing Title: Proposed Site Layout

Drawing Status: Planning

Scale: 1:500

Drawn: JKG

Project Number: 20009

Drawing Number: 0102

Revision: P20

Original Paper Size: A1

Date: 23.04.21