

# Proposed Site Layout

Scale: 1:500



## Key

- Application site boundary
- Proposed Housing material combination 01
- Proposed Housing material combination 02
- Existing Surrounding Buildings
- Private Rear Garden Area
- Public Open / Green Space
- Principal Highway / Road
- Private Drive
- Car Parking Spaces
- Pedestrian Footpaths
- Existing Tree Planting (approximate locations)
- Proposed Tree Planting (for illustrative purposes only - subject to detailed design / planting scheme by Landscape Architect)
- Proposed Hedge / Shrub Planting (for illustrative purposes only - subject to detailed design / planting scheme by Landscape Architect)
- ▶▶▶ Housetypes - Primary Point of Access
- ▶▶▶ Primary Site Access

**schedule of accommodation**

housetype	code	area	quantity
2B4P House	A	68m <sup>2</sup>	13 no. units
3B5P House	B	82m <sup>2</sup>	14 no. units
1B2P Maisonette	D	46m <sup>2</sup>	04 no. units
1B2P Bungalow	C	50m <sup>2</sup>	02 no. units
<b>Total Number of Units</b>			<b>33 no. units</b>

  

<b>approximate site area :</b>	1.95 Acres / 0.79Ha
<b>density :</b>	42 dwellings per hectare
<b>parking provision :</b>	200% / 100%

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Source File: 18014 Model-amended.pln

Rev	Date	Drawn	Note
P02	04/04/2019	JKG	Parking for plots 11-21 amended. Southern boundary softened with landscaping.
P03	15/04/2019	JKG	Updated to reflect material distribution.
P04	02/05/2019	JKG	Drawing status updated to 'Planning'.
P05	12/06/2019	JKG	Density reduced, layout amended to improve parking and privacy concerns raised by LPA.
P06	19/06/2019	JKG	Plots 22-23, 27-28 amended, access paths to Plots 13 & 14 amended, SoA updated.
P07	10/07/2019	JKG	Updated following receipt of title information.
P08	22/07/2019	JKG	Notes added regarding existing hedgerow.

**Note:** This drawing is for feasibility purposes only. This information must not be used for setting out and is subject to a full site/topographical survey being undertaken, and full engagement with the LPA.

**MINSTER**  
PROPERTY GROUP

**JAMES GARNER**  
ARCHITECTURE

e: hello@jg-a.co.uk t: 07429 162747

Client: Minster Property Group Ltd.

Project Title: Proposed Residential Development at Maltkiln Close, Ollerton

Drawing Title: Proposed Site Layout

Drawing Status: Planning

Scale:	Original Paper Size:
1:500	A2
Drawn:	Date:
JKG	12.02.19
Project Number:	Drawing Number:
18014	0102
Revision:	
P08	

