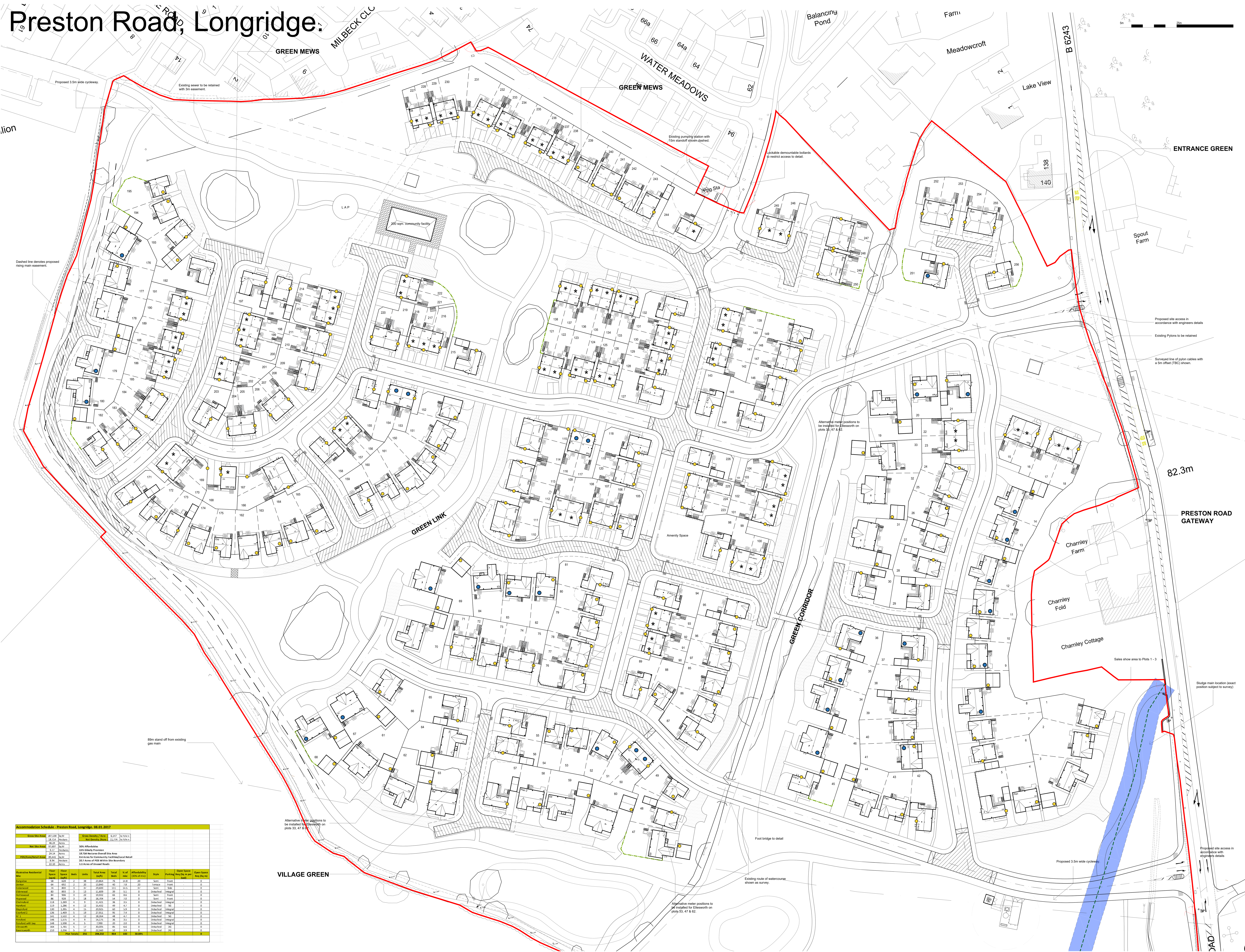
Preston Road, Longridge.



Accommodation Schedule - Preston Road, Longridge. 08.01.2017												
Gross Site Area:	187,138	Sq M		Gross Density / Acre :		6,147	Sq Ft/Acre					
	18.714	Hectare		Net Density /Acre :		11,774	Sq Ft/Acre					
	46.24	Acres										
Net Site Area:	97,697	Sq M		30% Affordables								
	9.77	Hectares		15% Elderly Provision								
	24.14	Acres		18.714 Hectares Overall Site Area								
POS/Com/Retail Area:	89,441	Sq M		0.4 Acres for Community Facilities/Local Retail								
	8.94	Hectare		20.7 Acres of POS Within Site Boundary								
	22.10	Acres		1.1 Acres of Unused Roads								
Illustrative Residential Mix:	Floor Space (sqm)	Floor Space (sqft)	Beds	Units	Total Area (sqft)	Total Beds	% of mix:	Affordability (30% of mix):	Style	Parking	Open Space Req (Sq m per bed)	Open Space Req (Sq m)
Bungalow	58	628	2	38	23,864	76	14.8	20	Semi	Front	-	0
Denton	64	692	2	20	13,840	40	7.8	20	Terrace	Front	-	0
Cedarwood	74	800	3	37	29,600	111	14.5	37	Semi	Side	-	0
Elderwood	83	893	3	13	11,609	39	5.1	0	Detached	Integral	-	0
Holmewood	84	906	3	22	19,932	65	8.6	0	Semi	Front	-	0
Hopwood	86	928	3	18	16,704	54	7.0	0	Semi	Front	-	0
Chelmsford	118	1,269	4	9	11,421	36	3.5	0	Detached	Integral	-	0
Hareford	119	1,286	4	12	15,432	49	4.7	0	Detached	SG	-	0
Mapleford	130	1,395	4	15	20,925	60	5.9	0	Detached	Integral	-	0
Cranford 2	136	1,469	5	19	27,911	95	7.4	0	Detached	Integral	-	0
NT 1	141	1,522	4	12	18,264	48	4.7	0	Detached	SG	-	0
Pensford	146	1,575	4	9	14,175	36	3.5	0	Detached	Integral	-	0
Pensford with bay	148	1,598	4	5	7,990	20	2.0	0	Detached	Integral	-	0
Ellesworth	164	1,765	5	17	30,005	85	6.6	0	Detached	DG	-	0
Ravensworth	210	2,256	5	10	22,560	50	3.9	0	Detached	DG	-	0
		Plot Totals:		256	284,232	864	100	30.08%				0

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- Do not scale from this drawing - Work to figured dimensions only. All dimensions to be checked on site prior to the execution of any work.
- For the avoidance of doubt all dimensions are measured to wall structure and not the finishes unless otherwise stated.
- Where any discrepancy is found to exist within or between drawings and/or documents it should be reported to the architect immediately.
- MPSL Planning & Design Ltd. shall not be liable for any use of drawings and documents for any purpose other than for which the same were prepared by or on behalf of MPSL Planning & Design Ltd.

For the location of Bird & Bat Boxes refer to Penny Anderson Associates Ltd. Bat roost features & bird boxes location plan. Dwg No. Figure 2 revision 1.0.

Key:

- Denotes house types to be constructed with 13 amp external wall sockets.
- Denotes house types to be constructed with PV panels to manufacturer's details.
- Denotes existing trees to be retained.
- Denotes existing trees to be removed.
- Denotes contrasting surface speed tables and accessways.
- Denotes contrasting surface to shared driveways.
- Denotes 0.9m high post and rail plot divisional fence.
- Denotes 1.8m high close boarded fence with timber pedestrian access gate
- Denotes 1.8m high brick wall
- Denotes 1.8m high post and wire 'green screen' fence
- Denotes existing ponds.
- Denotes affordable housing units
- Denotes cycle store
- Denotes pump station and electrical substation
- Denotes Water Butt position

Rev	Date	Revision	Initial
R	21.10.19	Turning head opposite Plots 32 & 33 added.	AB
Q	23.08.19	Plots 245 & 246 indicated as affordable units in lieu of plots 24 & 25	JAS
P	20.05.19	Asterix added to plots 17/18/90 to denote them as affordable units, asterix removed from plots 166/167.	AB
N	29.04.19	Footpath added to southern highway opposite plots 42-45 following LA Highways comments	JAS
M	12.04.19	Plots 15-16 and 22-25 made to be Shared Ownership. Plots 245-250 to be Open Sale.	AB
L	14.14.18	Shared driveway hatch removed where requested.	AB
K	21.11.18	Substation drive widened by client.	client
J	16.10.18	Charging points, water butts & meter positions checked and updated. Fences moved back	ac
H	Oct '18	Plot 61 handed and sub-station relocated at client request	jas/ ac
G	25.07.18	Latest site access shown, PV positions added and external wall sockets indicated	ac
F	16.05.18	Plot 2 moved forward, service verges, footpaths and tactile paving shown at highways request.	ac
E	01.05.18	Southern access relocated, connectivity through site improved, community hub moved & aspect distances increased.	ac
D	13.04.18	Sub station relocated in line with plot 3 garage.	ac
C	02.02.18	Bay windows added. Pump Station and and Electrical Substation added.	AB
B	30.01.18	Layout updated with landscaping, hatch and notes.	ac
A	26.01.18	Layout redesigned to allow for landscape buffer to eastern boundary.	ac

+ Client

KIER

+ Drawing Title

PLANNING LAYOUT

+ Project

Propsoed Residential Development

Preston Road, Longridge.

Job No	Drg No	Drawn	Rev
17037	P1	ac	R
Scale	Date	Stage	
1:500 @ A0	28/08/2017	For Approval	

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