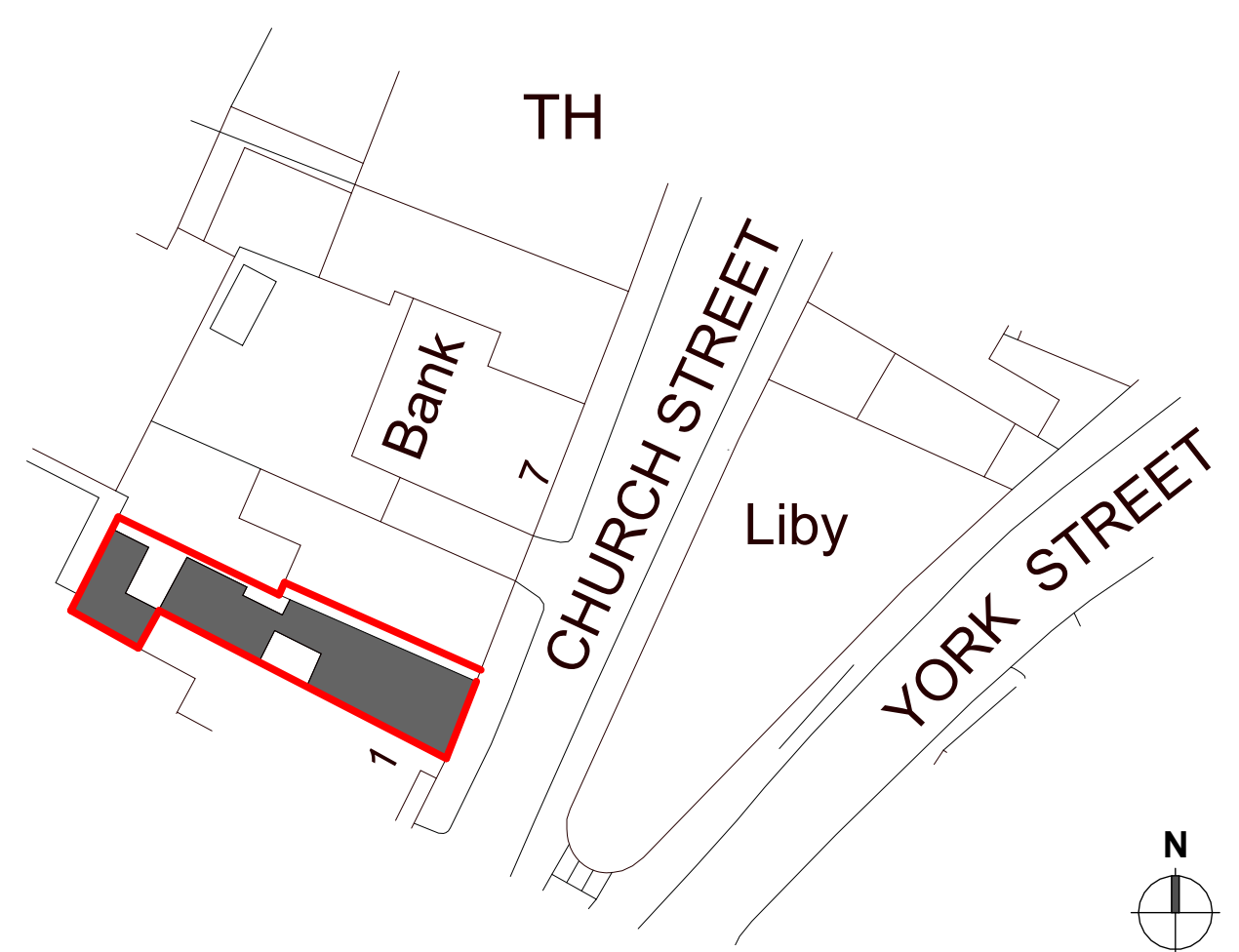
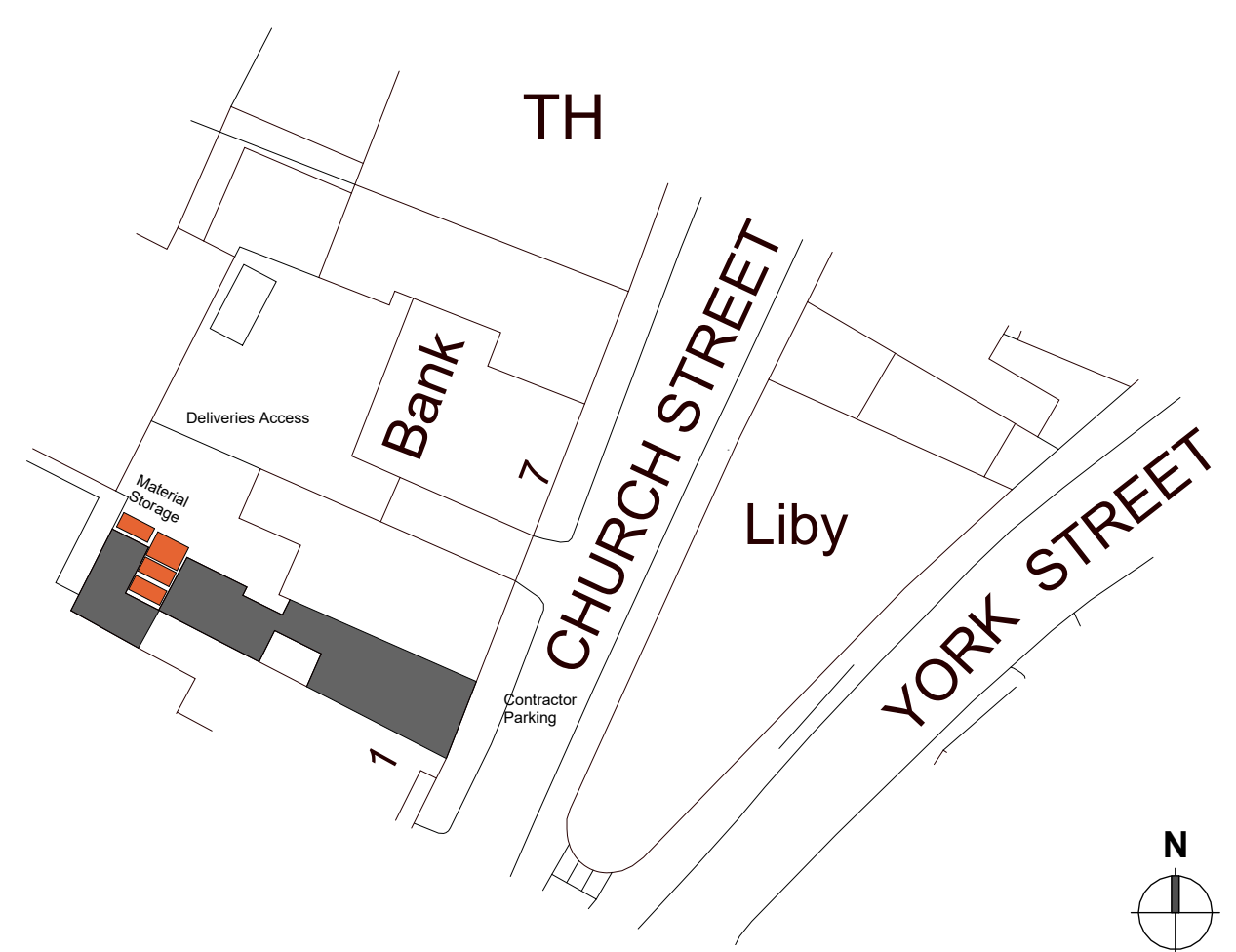




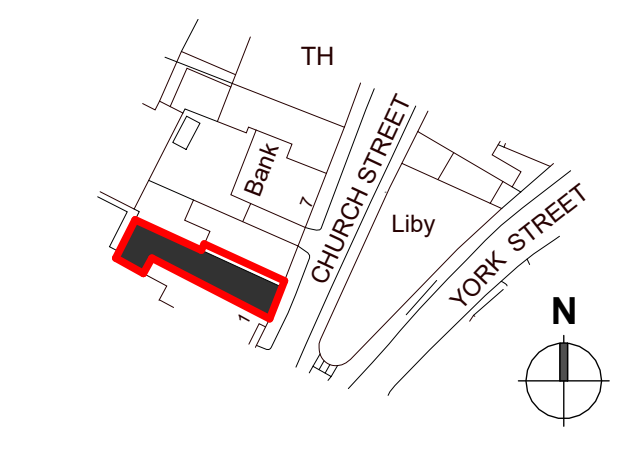
1 Proposed Site Plan
1:100



3 Existing Block Plan
1:500



4 Proposed Block Plan
1:500



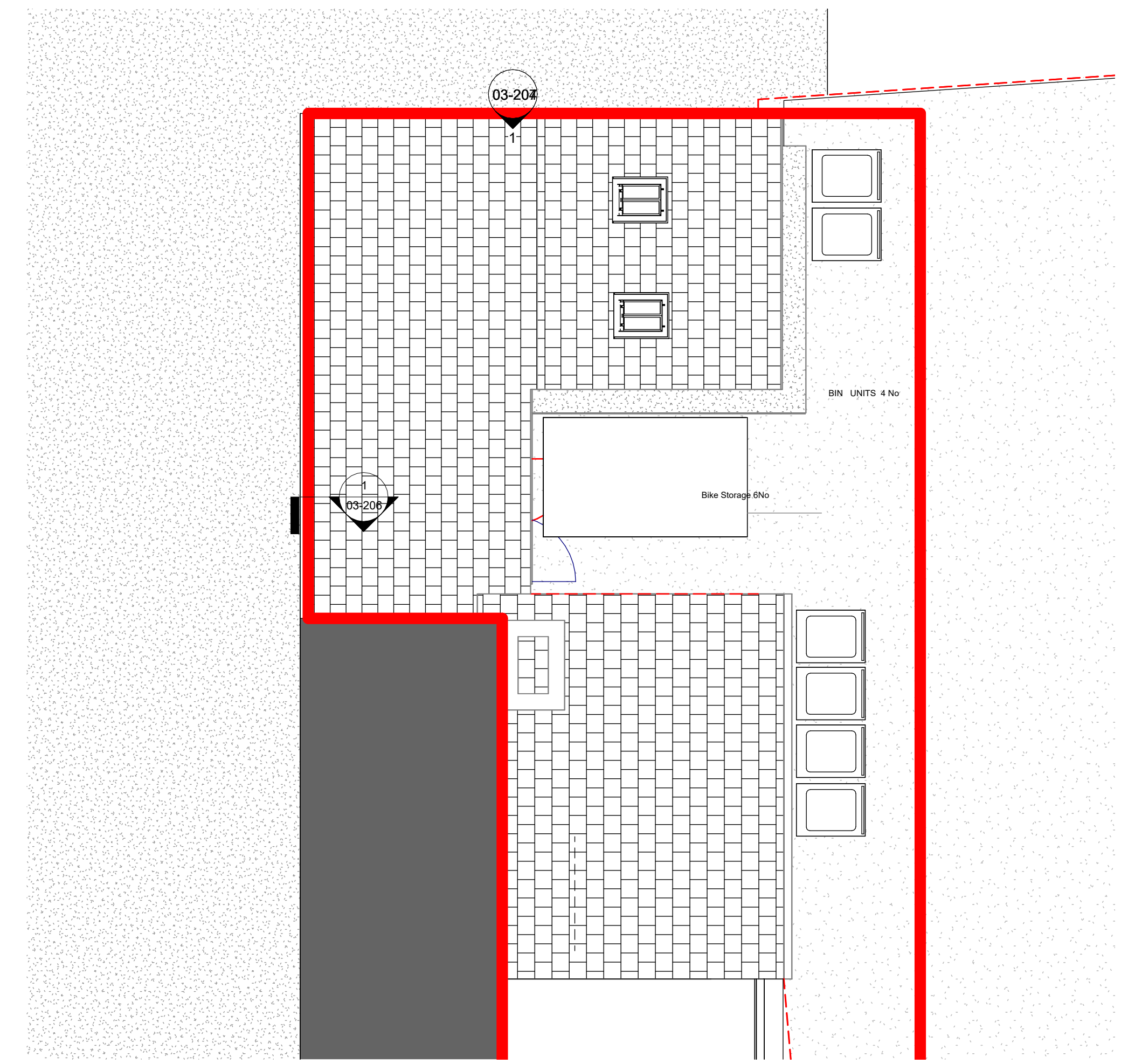
2 Working-Plan_00-Site Location Plan
1:1250

Bike Storage
Bike storage will be provided externally within the alcove of the rear courtyard. There will be the following supplied in the courtyard this again will be accessed by the ginnel in between the two buildings.

The 6-8 Space Amazon Eco Cycle Shelter is a compact, sustainable cycle shelter with modern timber cladding and fire-retardant options. Ideal for housing developments, schools, and commercial sites, the Amazon Eco Cycle Shelter blends in practically with the style. With FSC-Certified timber, BREEM-compliant options, and a robust galvanised steel frame, it's built to stand up to the elements, while suiting any project.

Appendix E - Shows image of a typical bike nest that will be installed on the site. The bike storage provided will give space for 6no bikes which is more than one per Unit provided this encourages the use of bikes within the area and reduces the need for parking and is more environmentally friendly.

Cycle Storage Notes
1:1



5 Waste Management and Bike Store Plan
1:50

Effective waste management in Houses in Multiple Occupation (HMOs) is crucial for both landlords and tenants. Landlords are legally obligated to provide adequate facilities for storing and disposing of household waste, recycling, and garden waste. This includes planning for waste storage during the HMO licensing process, ensuring proper storage within the property boundary, and providing tenants with waste collection information. Here's a more detailed breakdown.

Landlord Responsibilities:

- Provide Waste Storage:** Landlords must provide designated areas for storing bins and recycling containers within the property boundary.
- Ensure Adequate Recipients:** There should be enough council-issued bins for the number of occupants, clearly marked with the property number.
- Maintain Bin Storage Areas:** Bin storage areas should be neat, tidy, and free from obstructions.
- Provide Waste Collection Information:** Tenants should be informed about collection days, what can be recycled, and where to dispose of waste.
- Monitor and Address Issues:** Landlords should regularly check communal areas and waste disposal points for issues like overflowing bins or incorrect waste disposal.
- Comply with Local Authority Schemes:** HMOs must comply with any specific waste management schemes or regulations set by the local council.

Tenant Responsibilities:

- Properly Dispose of Waste:** Tenants are responsible for correctly sorting and disposing of their waste in the designated receptacles.
- Keep Bin Areas Tidy:** Tenants should ensure that the bin storage areas remain tidy and free from obstructions.
- Follow Recycling Guidelines:** Tenants should adhere to the recycling guidelines provided by the landlord and the local council.
- Report Issues to Landlord:** Tenants should inform the landlord of any issues with waste management, such as overflowing bins or damaged receptacles.

Additional Tips for Effective HMO Waste Management:

- Encourage Waste Separation:** Provide separate bins for general waste and recycling to make it easier for tenants to participate in recycling programs.
- Consider Smart Waste Solutions:** Explore options like sensor-equipped bins or waste compactors to optimize waste collection and efficiency.
- Promote Sustainable Practices:** Encourage tenants to reduce waste by using reusable items, composting, and other eco-friendly initiatives.
- Regular Inspections:** Conduct regular inspections of communal areas to identify and address any waste management issues.
- Educate Tenants:** Provide clear and concise information about waste management to tenants through posters, workshops, or other means.

3 Church Street - Waste Management Strategy
The Landlord will provide 6no 240L bins one for General Waste / Recyclable Waste. To be stored in the courtyard to the rear of the property. This will be accessed during the ginnel from Church Street this is also how the waste will be collected, via a private waste management company who will visit site once 1 week organised by the landlord to clean, maintain the courtyard and transport the bins to the front of the site to be collected.

Appendix D - 110L bins to be provided for the Residential residents
4no - Provided for the HMO Units
2no - Provided for the Commercial Unit
2no - Provided Internally for the small commercial unit at the back

As mentioned, these will be maintained by a private management company provided by the Landlord.

For the proposed Commercial Unit - Coffee Shop this waste will be stored in 1no 1100L Waste bin which will be collected on Church Walk by the local authority or Private company to be decided by the tenant. All waste will be managed and maintained by the relevant parties overseen by the Landlord.

Bike Storage
Bike storage will be provided externally within the alcove of the rear courtyard. There will be the following supplied in the courtyard this again will be accessed by the ginnel in between the two buildings.

A standard Bike Nest, also known as a "breadbin" cycle compound, typically has external dimensions of approximately 2500mm (width) x 2200mm (depth) x 1350mm (height). It's designed to accommodate six bikes. The internal dimensions can vary slightly, but the general size allows for bikes with typical dimensions of around 1800mm (length) x 750mm (width) x 1200mm (height).

Waste Management Notes
1:1



Rev	Description	By	Date
P9	Bins and Bike Store/ Location Plan		18.09.2025
P8	Bins and Bike Store amendment		17.09.2025
P7	Amendments - Planners comments		05/09/2025
P6	Planning Officer Comments		21/08/2025
P5	PLANNING DRAWINGS		17/08/2025
P4	Amended Plans		13/08/2025
P3	Amendments to Plans as per LA Comments		09/07/2025
P2	Notes Amended		27/05/2025
P1	PLANNING		08/04/2025

03-205 - General-Arrangement_Plans_Proposed Site Plan