Lee Lane, Royston
Planning Layout

Schedule of accommodation

	House Type	Sq. Ft.	No.
3 bed semi-detached			
Pm	Palmerston	776	12
Ma	Maidstone	830	20
En	Ennerdale	916	2
Ln	Lockwood	938	4
3 bed detached			
Cn	Collaton	863	7
En	Ennerdale	916	19
Ed	Eskdale	1058	3
4 bed town house			
W	Woodcote end	1206	10
W	Woodcote mid	1206	3
4 bed detached			
Wm	Windermere	1074	18
Kg	Kingsley	1079	21
Rn	Ripon	1120	22
Ald	Alderney	1225	8
Affordable Properties			
Ky	Kenley end	614	8
Ky	Kenley mid	614	3
Bn	Barton	705	6
	Total:		**166**

Air Pressure testing -
All plots to be tested - 5.00 DAP

Building Regulations -
All plots contructed to 2013 incl. Part Q

Legend

- Existing Dwellings
- Proposed Dwellings
- Primary Street
- Secondary Street
- Private Drive
- Private Drive constructed to accommodate 12.5 tonne fire appliance
- F1 — 1.8m high timber close boarded screen fence
- F4 — 2.1m high fence constructed from concrete post with 300mm concrete gravel board and 1.8m high close boarded timber fence panels.
- F2 — 18.m x 1.8m close boarded privacy panel then 1.2m beyond
- F3 — 0.9m high timber post and rail fence
- bc — Bin collection points on private drives
- * — Affordable housing
- Indicative Landscaping
- Existing trees removed / pruned
- Existing trees to remain.

NOTE:

1. Images and site layout are intended for illustrative purposes only and should be treated as general guidance only.
2. Site layout including parking arrangements and affordable housing may change to reflect changes in the planning permission for the development. Please speak to your solicitor to whom full details of any planning consents including layout plans will be available.
3. Site layouts and landscaping are not intended to form part of any contract or warranty unless specifically incorporated in writing into the contract.

BOUNDARY SETTING OUT:

1. Refer to boundary seting out drawing
2. Set boundaries out in accordance with the above layout.
3. If a boundary cannot be constructed in accordance with the setting out (e.g. if there is an obstruction), please contact the Technical Department for advice.

H	07-11-18	Plot numbers updated
G	17-10-18	Layout updated to suit Planning Layout rev G
F	05-10-18	Layout updated to suit Planning Layout rev G
E	10-07-18	Drives to plots 84 & 85 revised. Right of Way to adjacent paddock identified
D	01-05-18	Garage sizes updated
C	05-04-18	Tables removed from highway. Fence type F4 updated
B	19-03-18	Boundary treatment revised along northern and western boundary
A	16-02-18	Plots 23 - 26 repositioned to accomodate draiange easement

Development:	Lee Lane
Location:	Royston
Marketing Name:	
Drawing Title:	Technical Layout
Drawing Number:	LL-TL / 01
Revision: H	Scale @ A1: 1:500
Drawn By: KL	Date Started: Dec 2017

BARRATT HOMES
Raynham House, 2 Capitol Park, Morley, Leeds LS27 0WH
Tel: 0113 307 6850