



Extg Housing
Two Storey Terraced

Demolish existing bungalow to frontage and refer to Highway Statement for details of access.

Lady Croft Lane

Cemetery Road

Extg Housing
Two Storeys

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Access Road

Private Drive

Private Drive

Surface water drain with 3.0m Eastment both sides of drain.

Retain hedge to south west boundary, cut back and provide supplementary planting subject to Tree Survey and detailed landscaping as part of Reserved Matters.

New footpath link to existing public footpath to sw boundary.

Refer to Drainage Report for drainage proposals and Flood Risk Assessment.

TOTAL SITE AREA 0.62 Ha -
Open Space (15%) 0.1Ha: Drainage Easement 0.02Ha
Developable Area 0.5Ha

Schedule of Accommodation

	GI Floor Area
8No Type A - 2 Bed two storey Semi-detached	68 sqm
7No Type B - 3 Bed two storey Semi/detached	74 sqm
2No Type C - 4 Bed two storey Detached	125 sqm
2No Type D - 4 Bed two storey Detached	95 sqm
1No Type E - 2 Bed Bungalow	62sqm

Total number of dwellings 20. Density 40/Ha

New tree and hedge landscape planting subject to detailed landscape design.

Visitor parking to access road where shown.

Tarmac to Access Road

Block paving to Private Drives

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BLOCK PLAN

PROPOSALS

RESIDENTIAL DEVELOPMENT
29 CEMETERY ROAD
HEMINGFIELD
BARNSELEY

Rev C 20.06.2017 - Add extg pond/Open Space.
Rev B 16.06.2017 - Add drainage easement adjacent to Plot 20.
Rev A 07.06.2017 - Amend Plot 14.

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Scale 1:500 @ A3 Drawn MJB

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Dwg No. P1 Rev. C

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