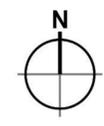




- Dimensions are in millimeters, unless stated otherwise.  
 - Scaling of this drawing is not recommended.  
 - It is the recipient's responsibility to print this document to the correct scale.  
 - All relevant drawings and specifications should be read in conjunction with this drawing.

**Indicative Schedule of Accommodation**

Unit	sq m	sq ft
<b>Unit 1</b>		
Warehouse	49,564	533,500
2-Storey Mezzanine Office	2,323	25,000
2-Storey Pod Office	465	5,000
2-Storey Pod Office	465	5,000
<b>Total</b>	<b>52,815</b>	<b>568,500</b>
<b>Unit 2</b>		
Warehouse	32,214	346,750
2-Storey Mezzanine Office	1,695	18,250
2-Storey Pod Office	465	5,000
<b>Total</b>	<b>34,374</b>	<b>370,000</b>
<b>Unit 3</b>		
Warehouse	74,787	805,000
2-Storey Mezzanine Office	2,323	25,000
2-Storey Pod Office A	465	5,000
2-Storey Pod Office A	465	5,000
<b>Total</b>	<b>78,038</b>	<b>840,000</b>
<b>Unit 4</b>		
Warehouse	30,008	323,000
2-Storey Mezzanine Office	1,579	17,000
2-Storey Pod Office	465	5,000
<b>Total</b>	<b>32,052</b>	<b>345,000</b>
<b>Development Total</b>	<b>197,278</b>	<b>2,123,500</b>



**Key**

- Planning Application Boundary
- Development Plot Boundary
- Existing PRow Retained
- Proposed PRow Diversion
- Existing PRow Removed
- Potential footpath link created
- Proposed Attenuation
- Existing Retained Vegetation
- Safeguarded land

210.81 ac 85.31 ha

**NOTE:**  
 All areas specified are Gross Internal Areas [GIA]

For the avoidance of doubt, the information shown within the development plots is indicative only, and will be subject to subsequent Reserved Matters Applications

**Illustrative Plan Only**

rev	amendments	by	ckd	date

Barnsley Road, Goldthorpe  
 Illustrative Masterplan



Newark, Blaxton, Catterick Way, Newark, Nottinghamshire NG24 2TN  
 t: +44 (0)1636 653027 e: info@umcarchitects.com

Drawing Status:	Planning
Drawn / Checked:	SS / SM
Date:	07/11/2023
Scale:	1:2500 A1
Drawing no:	Revision:
22081 P0601	C

**PLANNING**  
 THIS DRAWING IS FOR PLANNING CONSIDERATION ONLY AND SHOULD NOT BE USED FOR ANY OTHER PURPOSE

50m SCALE 1:2500