

House Type	GIFA	#	SQFT
T4 The Windslow (WN)	760	12	9120
T7 The Brackley (BC)	958	12	11496
TOTAL AFFORDABLE HOUSING		24	20616
2 BEDS			
T4 The Windslow (WN)	760	40	30400
T6 The Hurley (HL)	902	12	10824
3 BEDS			
T7 The Brackley (BC)	958	27	25866
T8 The Mawsley (MW)	943	16	15088
T10 The Stockley (SC)	1108	18	19944
T11 The Netherton (NE)	1128	19	21432
T23 The Chearsley (CR)	976	15	14640
4 BEDS			
T13 The Faversham (FV)	1171	7	8197
T14 The Oakham (OA)	1249	10	12490
T16 The Shelford (SF)	1457	11	16027
T17v0 The Bayford (BY)	1550	3	4650
T17v1 The Empingham (EM)	1562	4	6248
T18 The Langford (LG)	1587	11	17457
T25 The Bircham (BH)	1208	8	9664
T32v0 The Moreton (MR)	1358	5	6790
T32v1 The Bourton (BT)	1370	8	10960
TOTAL OPEN MARKET		214	230677
GRAND TOTAL		238	251293

Notes

1. Do not scale from this drawing. All dimensions must be checked on site prior to the commencement of any fabrication or building works. Where applicable, dimensions and details are to be read in conjunction with specialist consultants' drawings and/or other specifications; any disparity is to be brought to the attention of the office & clarification sought before proceeding.

2. Any dimensions shown on this drawing are in (millimetres/metres)

KEY

- 1800mm BRICK WALL
- 1800mm TIMBER FENCE
- PIER & PANEL FENCING
- 1200mm HIGH BLACK ESTATE RAILING
- TIMBER KNEE RAIL FENCE
- CRIB LOCK RETAINING WALL AND FENCE
- MASONRY RETAINING WALL AND FENCE
- GATE
- BIN COLLECTION POINT CONSISTING OF 1NO. 600X600MM CONCRETE PAVING SLAB PER BIN
- BLOCK PAVING
- TARMAC PRIVATE DRIVE
- TARMAC FOOTPATHS WITHIN POS TO BE MAINTAINED BY MANAGEMENT COMPANY
- HOGGIN FOOTPATH TO BE MAINTAINED BY MANAGMENT COMPANY
- VISITOR PARKING BAY
- INDICATIVE BANKING, GRADIENT SHOWN ON ENGINEERING LAYOUT
- PROPOSED TRIM TRAIL
- AFFORDABLE
- PLOT REQUIRES ACOUSTIC TREATMENT, REFER TO NOISE REPORT FOR DETAILS.
- MAINTENANCE ACCESS STRIP FOR DOB SIKE
- PROW DIVERSION
- ROUTE OF EXISTING PROW
- ROUTE OF TEMPORARY PROW DIVERSION DURING FIRST PHASE OF CONSTRUCTION
- VISIBILITY SPLAY
- INFORMALLY TRODDEN FOOTPATH

Revisions

REV:U DATE: 16/12/2022 DRAWN:JFE CHECKED:##
Private drive serving plots 38-42 reconfigured further to comments from highways.

REV:T DATE: 08/12/2022 DRAWN:JFE CHECKED:##
Layout updated to suit vehicle tracking.

REV:S DATE: 07/12/2022 DRAWN:JFE CHECKED:##
Plots 14-23 reconfigured to remove adopted highway alongside the retained canal basin. This means that the canal basin can remain intact throughout the construction process.

REV:R DATE: 30/11/2022 DRAWN:JFE CHECKED:##
Layout amended to reflect comments from highways. Road to front of plot 15 amended to allow for forward visibility. Audit of visitor parking spaces undertaken to ensure they're 6m in length. Additional visitor parking spaces added.

REV:Q DATE: 02/11/2022 DRAWN:JFE CHECKED:##
Footpath widened adjacent to plot 227 to accommodate forward visibility. Area of land to the front of plot 121 to be within adopted highway to accommodate visibility splay.

REV:P DATE: 31/10/2022 DRAWN:JFE CHECKED:##
Plots 110-120 reconfigured to allow space for drainage easement. Knee rail fence shown around attenuation basin. Review undertaken based on highways comments received on 22/10/2022. Plots 61 & 62 reoriented to face out to Dob Syke.

REV:O DATE: 23/09/2022 DRAWN:JFE CHECKED:##
PROW diversion route amended further to comments from planning. Rumble strips shown on key.

REV:N DATE: 19/08/2022 DRAWN:JFE CHECKED:##
Layout updated further to comments raised by highways and the urban designer. Frontage parking reduced, turning facilities amended to suit vehicle tracking. House type mix adjusted due to reconfiguration of the layout.

REV:M DATE: 06/07/2022 DRAWN:GY CHECKED:##
Footpath link adjacent Plot 206 added to link private drive and footpath for services. Services entry points added to CH, EM & SC house types

REV:L DATE: 09/06/2022 DRAWN:JFE CHECKED:##
Notation added to LEAP further to comments from planning. Frontage parking reduced to plots 16 & 17.

REV:K DATE: 30/05/2022 DRAWN:GY CHECKED:##
Frontage parking spaces reduced in number further to comments from planning.
Footpath along Plots 26, 33, 34 & Basin omitted. Plots 16/17 swapped with Plots 99/100. Knee rail to poa replaced with 1200mm black estate railing. Line of footpath around basin adjusted.

REV:J DATE: 25/03/2022 DRAWN:JFE CHECKED:##
Frontage parking spaces reduced in number further to comments from planning.

REV:I DATE: 10/03/2022 DRAWN:JFE CHECKED:##
Layout and mix updated in response to comments from planning.

REV:H DATE: 06/01/2022 DRAWN:GY CHECKED:##
Mix downsized in favour of more 2 & 3 bed house types. HL & RO house types added.

REV:G DATE: 17/11/2021 DRAWN:JFE CHECKED:##
Mix downsized in favour of more 3 bed house types. BC house type added. Footpath link adjacent to plot 134 removed and replaced with adopted highway creating a loop. Plots 182-198 reconfigured to create additional green space and reduce affordable clustering.

REV:F DATE: 18/10/2021 DRAWN:JFE CHECKED:##
Footpath adjacent to LEAP repositioned, parking court serving 175-176 reconfigured for turning, private drive serving plots 65-67 reconfigured for turning.

REV:E DATE: 21/09/2021 DRAWN:JFE CHECKED:##
Layout reconfigured to reflect comments received at meeting with planners on 17/09/2021.LAP and trim trail removed and replaced by a LEAP. Footpath link added adjacent to plot 131 to create north/south connectivity. Parking courts to northwest of site reconfigured to create additional green space. Total number of units now stands at 237.

REV:D DATE: 27/08/2021 DRAWN:JFE CHECKED:##
Plots 146-167 & 185-193 reconfigured further to comments from planning. Total number of units now stands at 236.

REV:C DATE: 29/07/2021 DRAWN:JFE CHECKED:##
Layout updated further to comments from planning, plots pulled away from the canal. Mix adjusted, total number of units now stands at 235.

REV:B DATE: 24/06/2021 DRAWN:JFE CHECKED:##
Plots 1-3 reconfigured further to discussions with sales. Substation repositioned to rear of plot 188.

REV:A DATE: 13/04/2021 DRAWN:JFE CHECKED:##
Layout updated to reflect comments from group. Plots 180-188 reconfigured. 1No. Tonbridge removed 1No. Nidderdale added. Extra Bamburgh added taking the total number of units to 231.

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Status:PLANNING

Project: BLEACHCROFT WAY, BARNSLEY

Title: PROPOSED SITE LAYOUT

Drawn:JFE Date:11/12/2020
Checked:/ Scale @ A0:1:500

Job no:498 Drg No:PL-001 Rev:U