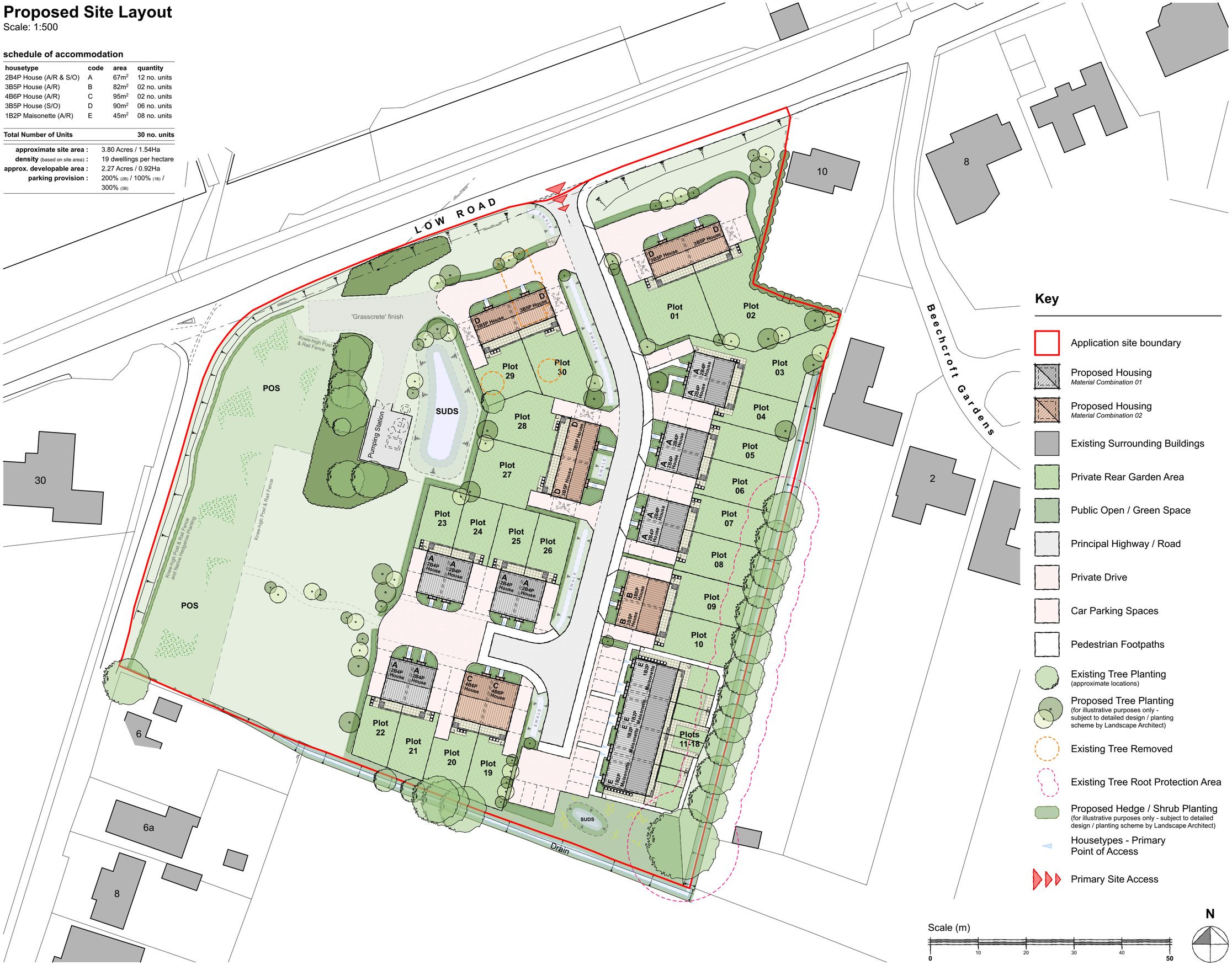
Proposed Site Layout

Scale: 1:500

schedule of accommodation

housetype	code	area	quantity
2B4P House (A/R & S/O)	A	67m²	12 no. units
3B5P House (A/R)	B	82m²	02 no. units
4B6P House (A/R)	C	95m²	02 no. units
3B5P House (S/O)	D	90m²	06 no. units
1B2P Maisonette (A/R)	E	45m²	08 no. units
Total Number of Units			**30 no. units**

approximate site area :	3.80 Acres / 1.54Ha
density (based on site area) **:**	19 dwellings per hectare
approx. developable area :	2.27 Acres / 0.92Ha
parking provision :	200% (2B) / 100% (1B) / 300% (3B)



Key

- Application site boundary
- Proposed Housing *Material Combination 01*
- Proposed Housing *Material Combination 02*
- Existing Surrounding Buildings
- Private Rear Garden Area
- Public Open / Green Space
- Principal Highway / Road
- Private Drive
- Car Parking Spaces
- Pedestrian Footpaths
- Existing Tree Planting (approximate locations)
- Proposed Tree Planting (for illustrative purposes only - subject to detailed design / planting scheme by Landscape Architect)
- Existing Tree Removed
- Existing Tree Root Protection Area
- Proposed Hedge / Shrub Planting (for illustrative purposes only - subject to detailed design / planting scheme by Landscape Architect)
- Housetypes - Primary Point of Access
- Primary Site Access

Scale (m)

0 10 20 30 40 50

N

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Source File:
19021 Site Model.pln

Rev	Date	Drawn	Note
P02	23/06/2019	JKG	Garages removed and car ports added.
P03	03/07/2019	JKG	Plots 03-04 repositioned, Pumping Station relocated.
P04	04/07/2019	JKG	SUDs Pond resized.
P05	08/07/2019	JKG	Plots 01-02 amended.
P06	10/07/2019	JKG	Low level post and rail fence added around open site boundary.
P07	09/09/2019	JKG	Turning Head amended.
P08	30/10/2019	JKG	Refuse storage shown, POS area updated.
P09	01/11/2019	JKG	Drawing status updated to 'Planning'.
P10	22/01/2020	JKG	Plots 11-18 parking and amenity space amended.
P11	23/01/2020	JKG	Parking for Plots 11-18 amended.
P12	20/01/2021	JKG	East and South boundaries amended.

ARCHITECTURE & PLANNING
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Client
Cross Keys Homes

Project Title
Proposed residential development at Land at Low Road, Crowland

Drawing Title
Proposed Site Layout

Drawing Status
Planning

Scale(s): 1:500		Original Paper Size: A2
Drawn: JKG		Date: 21.06.19
Project Number: 19021	Drawing Number: 0102	Revision: P12