

Proposed Site Layout

Scale: 1:500

schedule of accommodation

housetype	code	area	quantity
2B4P House	A	75m ²	15 no. units
3B5P House	C	85m ²	16 no. units
4B6P House	D	102m ²	02 no. units
1B2P House	E	51m ²	04 no. units

Total Number of Units 37 no. units

approximate site area :	1.59Ha / 3.93 acres
density :	23.3 dwellings per hectare
parking provision :	200%

Key

- Application site boundary
- Proposed Housing
- Existing Surrounding Buildings
- Private Rear Garden Area
- Public Open / Green Space
- Principal Highway / Road
- Private Drive
- Car Parking Spaces
- Pedestrian Footpaths
- Existing Tree Planting
- Existing Tree Planting Removed
- Proposed Tree Planting
(indicative only - to be designed and specified by Landscape Architect)
- Proposed Hedge / Shrub Planting
(indicative only - to be designed and specified by Landscape Architect)
- Housetypes - Primary Point of Access



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Source File:
20050 Model.pln

Rev	Date	Drawn	Note
P02	25/01/2022	JKG	Drawing status updated to 'Planning'.
P03	28/01/2022	JKG	Sheds and bins shown. Indicative landscaping / planting amended.
P04	01/03/2022	JKG	Red line amended.
P05	04/03/2022	JKG	Layout updated.
P06	04/05/2022	JKG	Updated following comments from LPA. Housetype B removed, parking amended, Housetype E amended. Refuse collection points amended. Hedgerow shown to site frontage.



Client
Minster Property Group Ltd.

Project Title
Proposed Residential Development at
Land off Surfleet Road,
Pinchbeck

Drawing Title
Proposed Site Layout

Drawing Status
Planning

Scale(s) 1:500	Original Paper Size A1
Drawn JKG	Date 24.01.22
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	Revision P06

