

Schedule of accommodation **PLOT 1**

5 bedroom house -	246m ² - 1 no
Total	1 no
Site area -	1203m ²

Dwelling parking

Garage	1 no
3 spaces in forecourt	2 no
Total site parking	3 no

Room floor areas:

Ground floor:	
Kitchen/ Dining/family rm.	44.2m/sq
Reception 1	13.5 m/sq
Reception 2	13.6 m/sq
Study	10.5m/sq
Utility	9.8msq
WC / cloak rm.	5.2 m/sq
First floor:	
Bed 1 (inc. en-suite)	26.2 m/sq
Bed 2 (inc. en-suite)	23.1 m/sq
Bed 3	14.8sq
Bed 4	14.8 sqm
Bed 5	11.3 sqm
Bath	6.6 m/sq
Total floor area:	246 m/sq
(Total area includes circulation spaces i.e. hall & landing)	

FOR DETAILS RELATING TO NEW VEHICULAR CROSSOVER / BRIDGE PLEASE REFER TO SEPARATE DETAILS AS PRODUCED BY THORPE ENGINEERING CONSULTANTS LTD

FOR DETAILS RELATING TO NEW/ EXTENDED VEHICULAR CROSSOVER / BRIDGE PLEASE REFER TO SEPARATE DETAILS AS PRODUCED BY THORPE ENGINEERING CONSULTANTS LTD

Schedule of accommodation **PLOT 2**

6 person /4 bedroom house -	215m ² - 1 no
Total	1 no
Site area -	607m ²

Dwelling parking

Garage	2 no
3 spaces in forecourt	3 no
Total site parking	5 no

Room floor areas:

Ground floor:	
Kitchen	15 m/sq
Dining/family rm	34m/sq
Reception 1	17 m/sq
Reception 2	17 m/sq
Utility	6msq
WC	1.6 m/sq
First floor:	
Bed 1	24 m/sq
Bed 2 (inc. en-suite)	21 m/sq
Bed 3	17/sq
Bed 4	14 sqm
Bath	8 m/sq
Total floor area:	215 m/sq
(Total area includes circulation spaces i.e. hall & landing)	

FOR DETAILS RELATING TO THE PROTECTION OF EXISTING TREES PLEASE REFER TO ARBORICULTURAL ASSESSMENT AND METHOD STATEMENT AS PREPARED BY BARRELL TREE CONSULTANCY



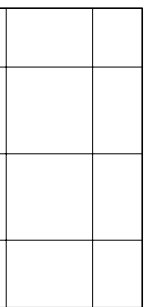
PROPOSED SITE PLAN scale 1:200

Drawing legend:

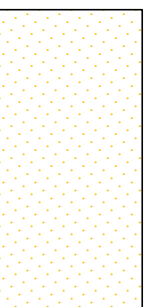
+ 25.52 Existing levels

25.650 Proposed levels

1.8m high close boarded fencing



600 x 600 paving slabs



Gravel driveway 20mm



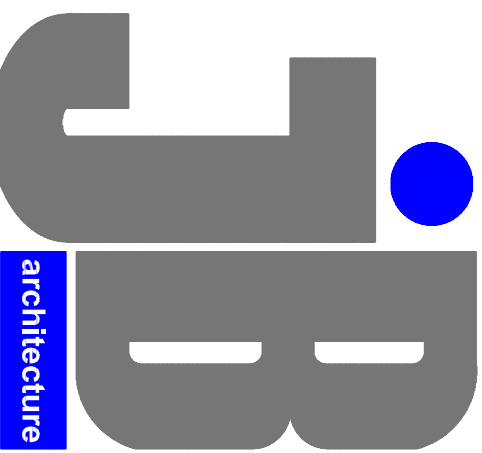
Areas of lawn

IMPORTANT NOTE:

FOR INFORMATION RELATING TO THE STRUCTURE I.E. FOUNDATION DESIGN, JOIST / STEEL SIZES & PADSTONE PLEASE REFER TO SEPARATE DETAILS AS PRODUCED BY THORPE ENGINEERING CONSULTANTS LTD.

CONTRACTOR TO ALLOW FOR GRAVEL AREAS TO ACT AS LARGE SOAKAWAY AREAS TO PREVENT FROM FLOODING AT LOW LEVELS OF LANDSCAPING AROUND EXISTING/PROPOSED HABITABLE STRUCTURES

Proposed planting to be Cherry Laurel hedge plants to be installed at approx 1.5m and maintained at a maximum height of 2.5m.



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rev.	note	date
B	Issued for info with drawings complete. including bin storage (refer to revision cloud)	01.09.20
A	Updated info with LDC comments following building control submission.	20.01.20

For MR & MRS GILRAINE

Project PROPOSED 2 NEW DWELLINGS ON LAND AT REDLANDS HOUSE, 38-40 LONG COPSE LANE EMSWORTH, PO10 7UR

Title PROPOSED SITE PLAN

Date	Drawn	Scale	Checked
March 2020	SR	1:200 @ A1	-
Job Number	Drawing Number	Revision	
BR-331.20	-01	B	