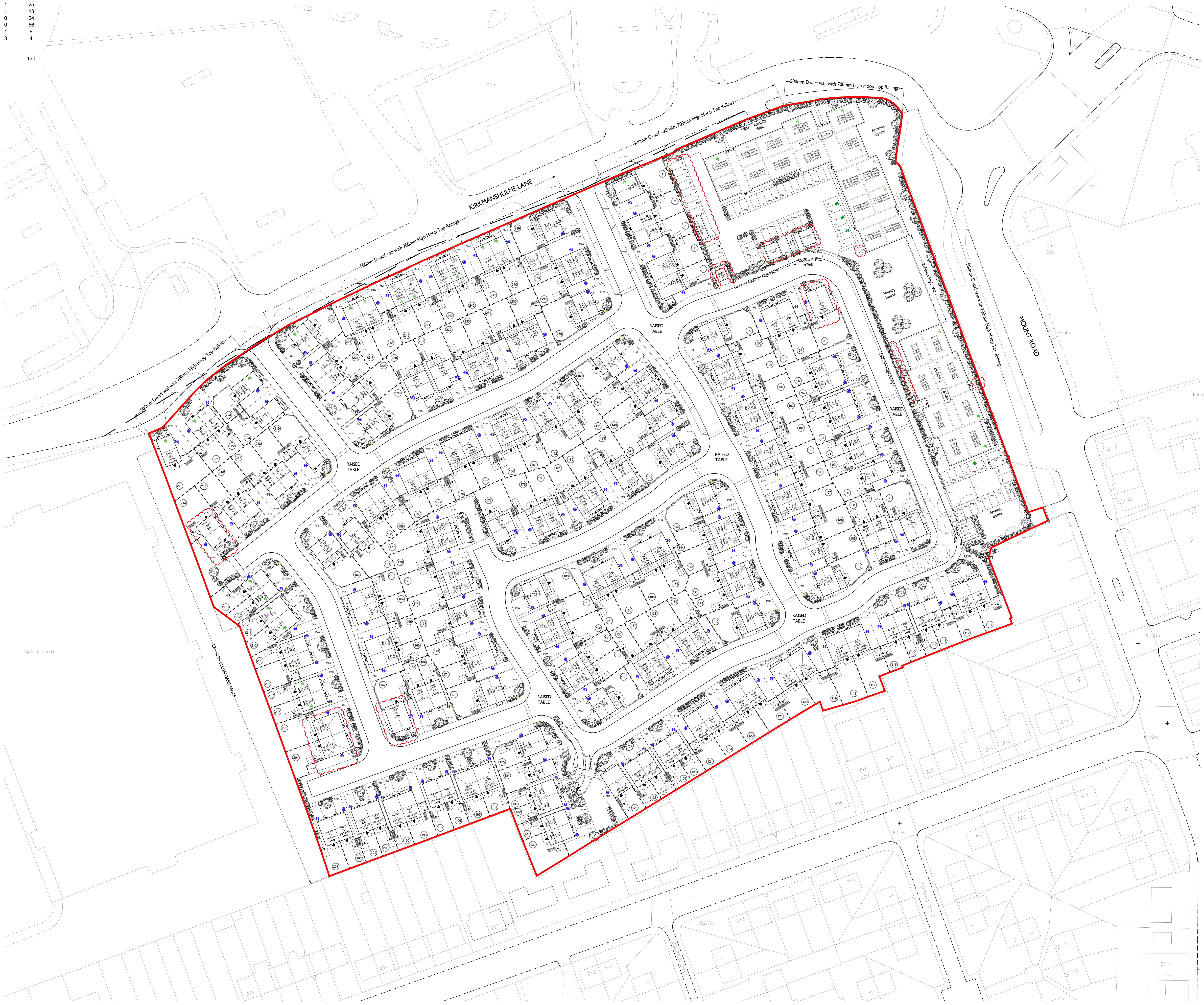
BELL VUE GREYHOUND - ACCOMMODATION SCHEDULE

HOUSE TYPE	NUMBER	SQFT	NDSS SQFT	BED	TOTAL SQFT	Mid	End	Det	Total
Open Market									
Bourne	8	918	910	3	7344	0	4	4	8
Hollinwood	18	948	938	3	17064	0	18	0	18
Midford	8	986	977	3	7888	0	8	0	8
Witham	14	993	984	3	13902	0	0	14	14
Sankey	22	1073	1063	3	23606	0	22	0	22
Tyne	5	1058	1048	3	5290	0	0	5	5
Dearne	18	1073	1063	3	19314	0	18	0	18
Winster	5	1334	1323	4	6670	0	0	5	5
Leven	3	1153	1147	4	3459	0	2	1	3
Leven SA	2	1153	1147	4	2306	0	0	2	2
Arun	14	759	751	2	10626	0	14	0	14
TOTAL =	**117**			TOTAL =	117469				117
Affordable									
Arun	25	753	715	2	18825	0	24	1	25
Bourne	13	925	910	3	12025	0	12	1	13
1 Bed Apartments	24	550	541	1	13200	0	24	0	24
2 Bed Apartments	56	766	757	2	42896	0	56	0	56
Southwick	8	1131	1122	4	9048	0	7	1	8
Southwick SA	4	1131	1122	4	4524	0	1	3	4
TOTAL =	**130**			TOTAL =	100518				130
TOTAL =	**247**			TOTAL =	217987				

Nett Area	11.68 Acres
Coverage	**18,663 SQFT/Acre**
Density	21.1 UPA


KIRKMANSHULME LANE
MOUNT ROAD
500mm Dwarf wall with 700mm High Hoop Top Railings
500mm Dwarf wall with 700mm High Hoop Top Railings
500mm Dwarf wall with 700mm High Hoop Top Railings
500mm Dwarf wall with 700mm High Hoop Top Railings
500mm Dwarf wall with 700mm High Hoop Top Railings
RAISED TABLE
RAISED TABLE
RAISED TABLE
RAISED TABLE
RAISED TABLE
RAISED TABLE
Amenity Space
Amenity Space
Amenity Space
BLOCK 1
BLOCK 2
Club
Sports Court
Shelter

LEGEND

▦	FOOTPATH AND PATIOS TO BE MARSHALLS TEXTURED UTILITY 450 x 450mm BUFF CONCRETE FLAGS BUTT JOINTED, ON 50mm THICK SAND BED ON 100mm THICK LAYER OF WELL CONSOLIDATED HARDCORE.
▨	PARKING BAYS / DRIVEWAYS IN TRAFFICABLE BLACK BITUMEN MACADAM WEARING SURFACE TO LOCAL AUTHORITY STANDARDS, REFER TO CIVIL ENGINEERS DRAWINGS.
▩	MARSHALLS PRIORA PERMEABLE BRINDLE BLOCK PAVING
░	DENOTES RAISED TABLE SURFACE
☐	SEWER EASEMENT
⊠	EASEMENT
░	HATCH DENOTES LANDSCAPING, PLEASE REFER TO SPECIALIST CONTRACTORS DRAWING
═□═	1800mm HIGH BRICK WALL, SEE NSD 9001 TYPE 1.
━□━	2100mm HIGH BRICK WALL, SEE NSD 9001 TYPE 1.
━ ╎ ━	1800mm HIGH CLOSE BOARD FENCE , SEE NSD 9102 TYPE A (TIMBERS TO COMPLY WITH BS55989 WHERE NOTED).
━▪▪━	2100mm HIGH CLOSE BOARD FENCE , SEE NSD 9102 TYPE A (TIMBERS TO COMPLY WITH BS55989 WHERE NOTED).
┼┼┼┼	1200 - 1500mm HIGH HOOPED TOP METAL RAILING, SEE NSD 9205 & NOTE ON LAYOUT.
◜	1800mm HIGH CLOSE BOARDED GATE, SLAM TO LOCK WITH ACCESS KEY. GATES MARKED WITH AN * TO BE SLAM TO LOCK WITH COMMUNAL ACCESS KEY.
▲	FRONT ENTRANCE DOOR, ALL DOORS TO HAVE FLUSH THRESHOLD. UNLESS NOTED OTHERWISE PROVIDE 1200 x 1200mm LEVEL PLATFORM AT ENTRANCE TO DWELLING.
◆	PATIO / FRENCH DOORS
◇	GARAGE PERSONNEL DOORS
◇	GARAGE DOORS
₩	DENOTES PLOTS WITH GABLE WINDOWS OMITTED
₳	DENOTES PLOTS WITH WINDOWS REQUIRING ACOUSTIC GLAZING
#	DENOTES PLOTS WITH FEATURE ROOF TILE BANDING.
	BOULEVARD TREES
✳	INDICATIVE TREES
	NEW HIGHWAY TREES
◎	TREES TO BE RETAINED (REFER TO TREE SURVEY).
◌	ROOT PROTECTION AREA (REFER TO TREE SURVEY FOR RADIUS).
◌	TREES TO BE REMOVED (REFER TO TREE SURVEY).
◠	MINESHAFT 20m STANDOFF
🟢	2No. 32 AMP ELECTRIC CAR CHARGER
🔵	1No. 32 AMP ELECTRIC CAR CHARGER
◎	DETACHABLE PARKING BOLLARD

BUILDING REGULATIONS

NO GLAZING EXCEEDING 1M² TO BE INCLUDED TO ELEVATIONS WITHIN 1M OF THE BOUNDARY.

NO TWO FACING BOILER FLUES ARE TO DISCHARGE WITHIN 1.2M OF EACH OTHER.

NOTES

- PATHS GENERALLY TO BE 900mm WIDE.
- PATIOS GENERALLY TO BE 2700 x 1800mm UNLESS INDICATED OTHERWISE.
- PAVING SLABS TO BE OFFSET 10mm WHERE FOOTPATH OR PATIO IS ADJACENT TO DWELLING.
- MOWING STRIP TO BE PROVIDED WHERE TURFED AREAS ABUT HOUSE, TO CONSIST OF 150mm WIDE GOLDEN (BUFF) STONE CHIPPINGS.
- GROUND LEVEL ADJACENT TO HOUSE TO BE 150mm BELOW S.S.L. UNLESS OTHERWISE NOTED.

MATERIAL REFERENCE
6.0 = BRICK
6.1 = BRICK / RENDER
6.2 = BRICK / TILE-HANGING

N

0 2.5 5 10 15 25 m
SCALE BAR 1:500

SITE DATA

TENURE	PFS / SIGMA / Great Places
SECURED BY DESIGN	No
BUILDING REGULATIONS	2013 Part L, Part Q
CODE FOR SUSTAINABLE HOMES	N/A
ACOUSTIC REQUIREMENTS	Boundary treatments and upgraded glazing requirements in accordance with report ref:R1522-REP01-PB
OTHER	All House Types in accordance with NDSS All houses to be provided with a fitted with a WALLPOD:EV - 7.2kW (32A) Type 2 Tethered Cable Charging Unit.

Rev	Date	By	Description	Chk'd
Z	02.12.21	TDW	Additional 32 amp electric charging points added on the apartments.	
Y	26.10.21	TDW	Railings removed between plots 203 & 204, railings extended to the walls along the frontage on plots 225 & 239. Railing heights added on 77 & 78 parking.	
X	21.10.21	TDW	Railing added around Substation, sub station size amended, parking 68 &69 location amended, & some minor additional comments raised by Scott.	
W	13.07.21	SMc	Raised table and drive amended to plot 135	
V	04.05.21	TDW	Cycle and bin stores updated at Apartments.	
U	30.03.21	SMc	Plots 96-98 changed to PFS. Plot 96 amended from Southwick SA to Leven SA. Apartment footprint amended to accommodate masonry construction. Bin and cycle stores amended.	
T	24.02.21	TDW	Sewer Easement added on plot 224, Boulevard trees added from landscape detail, Highway trees added to Kirkmanshulme Lane and Trees to be removed added.	
S	10.02.21	TDW	PFS - Southwick & Southwick SA updated to Leven & Leven SA.	
R	22.01.21	TDW	Apartment cribs amended from timber frame to Brick and Block.	
Q	25.11.20	TDW	Sigma split into PFS & AFF areas - schedule updated to suit changes.	
P	06.02.20	DRB	Personnel Doors omitted from detached garages inc paving, Crib for Semi detached Midford HT corrected making overall BSO 50mm smaller	
O	04.11.19	DRB	Updated boundaries as per Planning request	
N	16.10.19	TW	Electric gates added to second apartment block car park.	
M	11.10.19	AC/TW	Sheds added to the rear gardens of all plots without garages; Car Charging units added to all house dwellings. Railings added around dwellings.	
L	10.09.19	AC	All plots parking sizes revised to suit highways comments. Plots with up front parking positions moved to suit larger parking sizes.	
K	08.07.19	DRB	Hollinwood HT added to PFS, Bay to bourne HT removed, Southwick SA HT crib updated, All Sankey HT crib increased, Plots 1-5, 101-122, 140-148, 151-160, 174-183, 230-247 re-configured inc road pattern, Accommodation schedule updated,	
J	02.05.19	AC	6 No. Car Charger points shown to Apartment car park.	
H	29.04.19	AC	Bin's shows to rear gardens and raised tables added to read.	
G	13.03.19	DRB	Tyne HT crib updated, Plots 155-156 moved forward 1m, plot 178 moved back 1m,	
F	14.02.19	AC	Additional landscaping to the parking area of Block 1; Boundary to the North and East updated to a dwarf wall with railing; Plots 220 & 242 - 247 positions adjusted slightly to widen parking spaces.	
E	21.01.19	AC	Tenures updated on Cribs.	
D	10.12.18	AC	Adjustment to PFS units to remove up front parking, accommodation schedule updated to suit; Affordable units plots 214, 219, 223 & 224 updated.	
C	05.12.18	AC	Re-plan to include new NDSS house type range.	
B	15.11.18	AC	Parking for apartments the East of the site revised to create large amenity space between apartment blocks; 2.1m high wall added to the East between apartments.	
A	07.08.18	AC	Plots updated to the West of the site as per acoustic comments; T2 House Type omitted leaving just 1No. 2 bed House type.	

COUNTRYSIDE
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site: **Former Belle Vue Dog Track,**
Kirkmanshulme Lane
Gorton, Manchester

title: **Planning Layout**

scale: @A0 **1:500**
drawn by: **AC**
date: **June 2018**
checked:

ISOQAR REGISTERED
UKAS MANAGEMENT SYSTEMS 0026
Certificate Number 15907
ISO 9001
ISO 14001

drawing no: **SK441-PL-01**
sheet no: **Sheet 1 of 1**
revision: **Z**

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g:\1. p&d\1. sites\1. feasibility sites\sk441 - belle vue greyhound, manchester\1.cad drawings\2. planning\2. detailed layout\sk441-pl-01 - planning layout - rev z.dwg