



Proposed Site Plan
Scale 1:250



Schedule of Accommodation Unit 1					
	GIA		GEA		Mezz %
UNIT 1	sq.m	sq.ft	sq.m	sq.ft	
Warehouse Ground Floor	1805.0	19428.5	1902.3	20476.2	
Mezz 1st Floor	1805.0	19428.5	1902.3	20476.2	
Mezz 2nd Floor	1805.0	19428.5	1902.3	20476.2	
Mezz 3rd Floor	1805.0	19428.5	1902.3	20476.2	
GRAND TOTAL	7219.9	77713.9	7609.2	81904.7	75%

Schedule of Accommodation Unit 5					
	GIA		GEA		Mezz %
UNIT 5	sq.m	sq.ft	sq.m	sq.ft	
Warehouse	992.0	10677.8	1055.0	11355.9	
Mezz	244.0	2626.4	273.0	2938.5	
GRAND TOTAL	1236.0	13304.2	1328.0	14294.5	20%

Schedule of Accommodation Units 6-9					
	GIA		GEA		Mezz %
UNIT 6	sq.m	sq.ft	sq.m	sq.ft	
Warehouse	328.0	3530.6	359.0	3864.2	
Mezz	126.0	1356.3	140.0	1506.9	
Total	454.0	4886.8	499.0	5371.2	28%

UNIT 7	sq.m	sq.ft	sq.m	sq.ft	
Warehouse	269.0	2895.5	287.0	3089.2	
Mezz	103.0	1108.7	112.0	1205.6	
Total	372.0	4004.2	399.0	4294.8	28%

UNIT 8	sq.m	sq.ft	sq.m	sq.ft	
Warehouse	269.0	2895.5	287.0	3089.2	
Mezz	103.0	1108.7	112.0	1205.6	
Total	372.0	4004.2	399.0	4294.8	28%

UNIT 9	sq.m	sq.ft	sq.m	sq.ft	
Warehouse	271.0	2917.0	297.0	3196.9	
Mezz	104.0	1119.4	116.0	1248.6	
Total	375.0	4036.5	413.0	4445.5	28%

GRAND TOTAL	1573.0	16931.6	1710.0	18406.3	
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Schedule of Accommodation TOTAL					
	GIA		GEA		
	sq.m	sq.ft	sq.m	sq.ft	
OVERALL TOTAL	10,028.87	107,949.73	10,647.20	114,605.40	

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KEY

7 Level Access Doors

Electric Charging Spaces x12
All remaining spaces to be future proofed for 100%

Light Van Parking space.

Proposed bin & recycling compound.
Refer to Tew and Smith details drawing no. 4618-(90)04 Rev.A

Grass roof Cycle Shelter for 14 Cycles

Cycling parking stands
(10 number spaces)

Each unit contains 2 internal cycle spaces
(12 Cycles)
OVERALL 36 Cycle space provision

Existing 2.4m High Metal Palisade Fence
(Colour black RAL 9005)

Proposed 2.4m High Metal Paladin Fence
(Colour black RAL 9005)

Proposed 2.4m High Metal Paladin Fence
(Colour RAL 5002)

Pedestrian and Vehicle gates in 2.4m high paladin style have a diglock on outside face and push pad on the inside with shrouds around the pads and mesh fitted to the entire gate.
(Colour black RAL 9005)

2no. Pedestrian gates in 2.4m high paladin style to have a diglock on outside face and push pad on the inside with shrouds around the pads and mesh fitted to the entire gate.
(Colour RAL 5002)

Indicative retaining wall position
Where required retaining walls will have key clamp guarding to the top to prevent falls.

Private Means of Access - No works in this area.

60 no. Car parking spaces (inc. 7 accessible) & 1 Light Van parking space.

Note:
No. of car parking spaces to be confirm by high ways consultant.

rev	amendments	by	ckd	date
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Former Walkers Site, Crabtree Lane,
Manchester
Proposed Site Plan

Information Container LOD:	LOD 100
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Chancerygate

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RIBA PoW Stage:	3 - Spatial Coordination
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Drawn / Checked:	JWC / JC
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Scale:	1:250 A1
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PLANNING
THIS DRAWING IS TO BE USED FOR THE STATED PURPOSE
ONLY AND SHOULD NOT BE USED FOR ANY OTHER