

Heritage Way, Brymbo.

Allotment
Gardens

9 to 21

INGOT CLOSE
CLOS INGOT

BLOOM AVENUE

RHODFA FLODEUOG

Site Access to engineers details.
Refer to dwg PROP-F01

Posts

HERITAGE WAY, BRYMBO - ACCOMMODATION SCHEDULE					
PRIVATE SALE	HOUSE TYPE	BED NO.	NAME	NO.	SQFT (GROSS)
	ND40	4	COLTHAM	10	1259
	PA42	4	LYDFORD DET	8	1099
	PD30	3	AMERSHAM	5	990
	PA42	4	LYDFORD SEMI	10	1099
	NB31	3	BRAXTON	14	1092
	PT36	3	EASEDALE DET	3	931
	PT36	3	EASEDALE SEMI	3	931
	PA34	3	GOSFORD SEMI	17	866
TOTAL				70 PLOTS	72918 SQFT
Gross Site Area - Red Edge (Acres)					5.84
Open Space, Attenuation Basin, Pump Station, 1 sided road (small portion) (Acres)					1.06
Nett Site Area (Acres)					4.78
SQFT PER NET DEVELOPABLE ACRE					15255

LEGEND

- Denotes type code & plot marking.
- 1.8m high closed boarded screen fence (Refer to standard detail dwg no. SF01)
- 1.2m high post & three rail fence (Refer to standard detail dwg no. SF33)
- Indicative hedge planting
- Denotes gate position to rear gardens (Refer to standard detail dwg no. SF19)
- Denotes indicative waste & recycling bin storage position
- Proposed 2.4m x 65m visibility splay to site access highway junction
- Existing trees to be retained. Existing trees to the rear boundary of Plots 6-27 to be crown lifted and cut back to development boundary were possible (Refer to Arboricultural report for details)
- Existing tree route protection areas (Refer to Arboricultural report for details)
- Existing trees to be removed (Refer to Arboricultural report for details)
- Proposed pumping station compound with 15m stand off from wet well

Rev	Date	Revision	Initials
E	13.01.21	Plots 51-53 re-configured trees to be removed amended	ad
D	11.01.21	Plots 53-62 re-configured & heritage boundary treatment amended	ad
C	09.01.21	Highway turning heads increased and re-configured for better sightlines	ad
B	17.12.20	Layout amended to reflect internal comments & plots boundaries & specific plots reconfigured	ad
A	14.12.20	Layout amended to reflect latest plot substitutions, boundary treatments and road alignment	ad

Rev Date Revision Initials

+ Client
Taylor Wimpey

+ Drawing Title
SITE LAYOUT - COLOUR

+ Project
Heritage Way, Brymbo.

Job No	20069	Drw No	01	Drawn	AC	Rev	E
Scale	1:500 @ A1	Date	25.11.2020	Stage	PLANNING		

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