

udor Lodge



Accommodation Schedule				
House Name	Code	Structural Area (ft ²)	No. of Units	Total Area
Open Market Units				
Hyatt	HY	978	8	7824
Burnaby	BU	1021	5	5105
Shelby	SH	1213	8	9704
Roxbury	ROX	1417	3	4251
Thornbury	TH	1479	3	4437
Sub Total			27	33321
Affordable Units				
1 Bed Flats	2.1.1	557	8	4456
2 Bed House	4.2.1	850	9	7650
3 Bed House	5.3.1	1003	7	7006
Sub Total			27	14112
Total			46	45433

- External Works Key**
- Application Boundary
 - Social Rented Unit
 - LCHO Unit
 - Translocated Hedgerow
 - Proposed New Hedgerow
 - Proposed Tree Planting
 - Existing Trees/Hedgerows and RPZ
 - Rain Gardens
 - SuDS/Swales
- Boundary Treatments**
- 1.8m Close Board Fence
 - 1.8m Screen Wall
 - 1.8m Timber Personnel Gate
 - 1.2m Wall (75 Screen Bin Stores on Front Elevations)
 - 1.2m Ball Top Railings
- Hard Surfaces**
- Adoptable Highway - Tarmac
 - Adoptable Footpath - Tarmac
 - Adoptable Shared Surface - Permeable Paving
 - Private Drives - Permeable Block Paving
 - Shared Private Drive - Permeable Block Paving
 - Shared Private Drive - Tarmac
 - Grasscrete
 - L.A.P. Surface by Others
 - Private Footpaths - PCC Slabs
 - Refuse Storage Area
 - 2.1x1.8 Patio. PCC Slabs
 - Refuse Collection Point
 - Bicycle Storage Shed
 - Proposed Retaining Walls and Steps
 - Indicative Location of Photovoltaic Panels
 - Indicative Location of Air Source Heat Pump

E WALK

BADGERS BROOK CLOSE

ST OWAINS CRESCENT

63.7m

Kamberg House

The Gables



REV.	DESCRIPTION	DATE
G	Site application boundary amended to exclude a strip of unlandscaped land to the rear of plots 1 and 2.	24.05.24
F	Landscaping updated.	20.05.24
E	Label engineering info (steps, barriers and retaining structures) together with some private boundaries adjacent to road. Final parking compound now defined. Trees and hedgerows to be removed identified and added to key.	07.05.24
D	Highway design updated following comments received in meeting with LA planning, junction width increased and drainage updated. Private drives updated. Shared surface updated. Shared private drive area improved. Substation updated. From boundaries to plot 22 updated. Retaining walls, steps and access to hard paving locations added to the plan.	13.05.24
C	Plot 22, 42 and 44 updated. Alternative site revised to address comments from LA housing strategy dept. resulting in alterations to plots 10, 8, 15, 21, 22. Site strategy areas to plots 10, 20, 22 updated to the front of property due to site strategy not allowing for 20m front setback. Substation updated. From boundaries to plot 22 updated. Retaining walls, steps and access to hard paving locations added to the plan.	27.11.23
B	Shared private drive serving plots 22, 26, 28, 30, 32, 34, 36, 38, 40, 42, 44, 46 updated. Substation updated. From boundaries to plot 22 updated. Retaining walls, steps and access to hard paving locations added to the plan.	29.08.23
A	Plotting updated to reflect the final photovoltaic panel areas (10-12 & 18-21). Substation moved back 400mm.	06.07.23
	Application boundary updated.	

CLIENT

Lewis Homes

JOB TITLE
Sandy Lane, Ystradowen

DRAWING TITLE
External Works Layout

SCALE @ A0 DATE DATE DRAWN BY
1:250 June '23 RW

JOB NO. DRAWING NO. REVISION
1941 EW-01 G



10 Gold Tops
Newport
NP20 4PH
t. 01633 844970
e. info@hammond-ltd.co.uk

www.hammond-ltd.co.uk

© Hammond Architectural Limited 2024
Figured dimensions must be taken in preference to scaled dimensions and any discrepancies are to be referred to Hammond Architectural Ltd. Contractors, subcontractors and suppliers must verify all dimensions on site before commencing any work or making any workshop drawings.