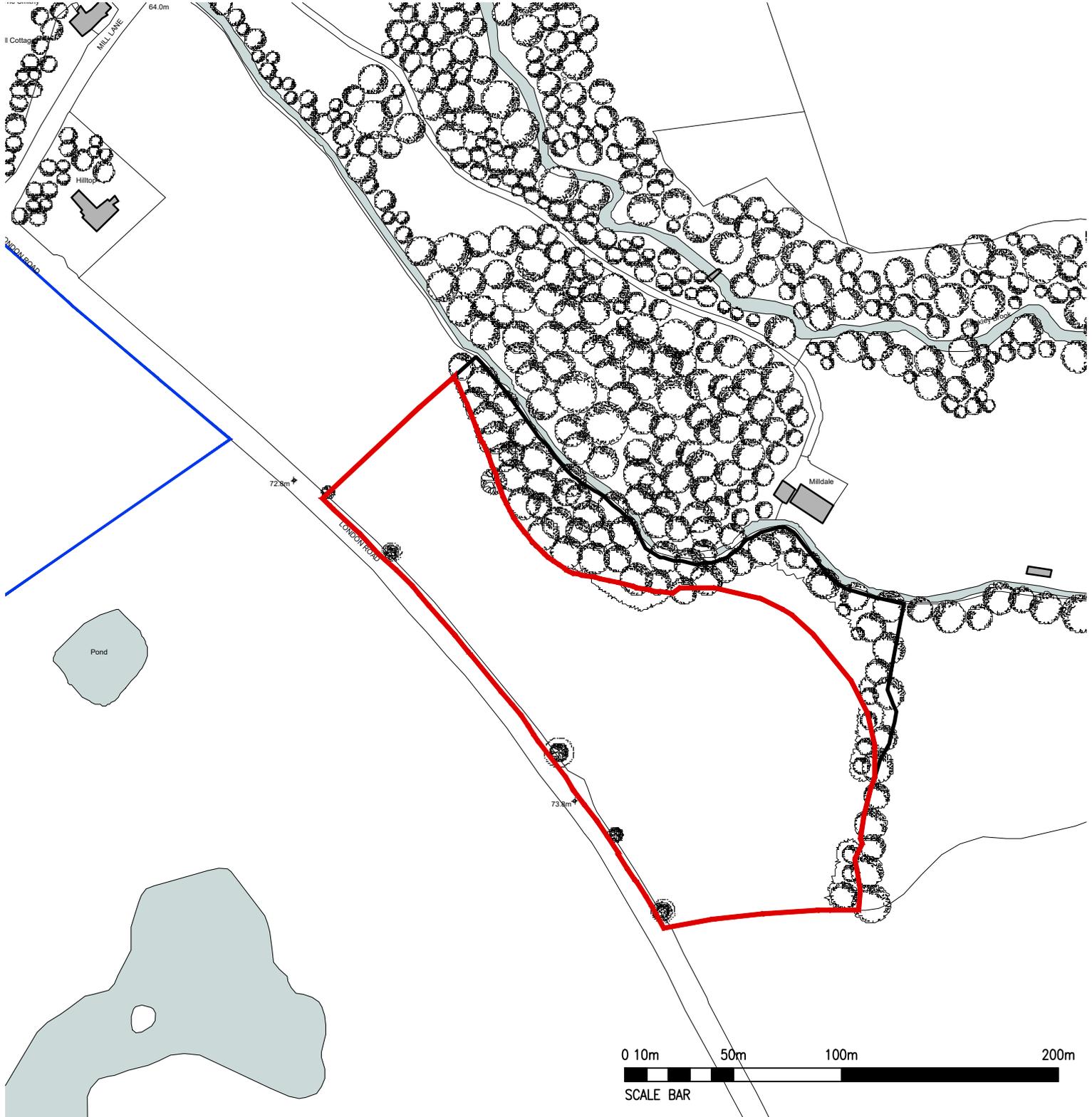
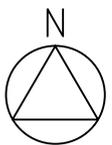


24/1297N

Doddington Estate, Bridgemere
Lane, Bridgemere



Site 1: Site Location_ 1:2500



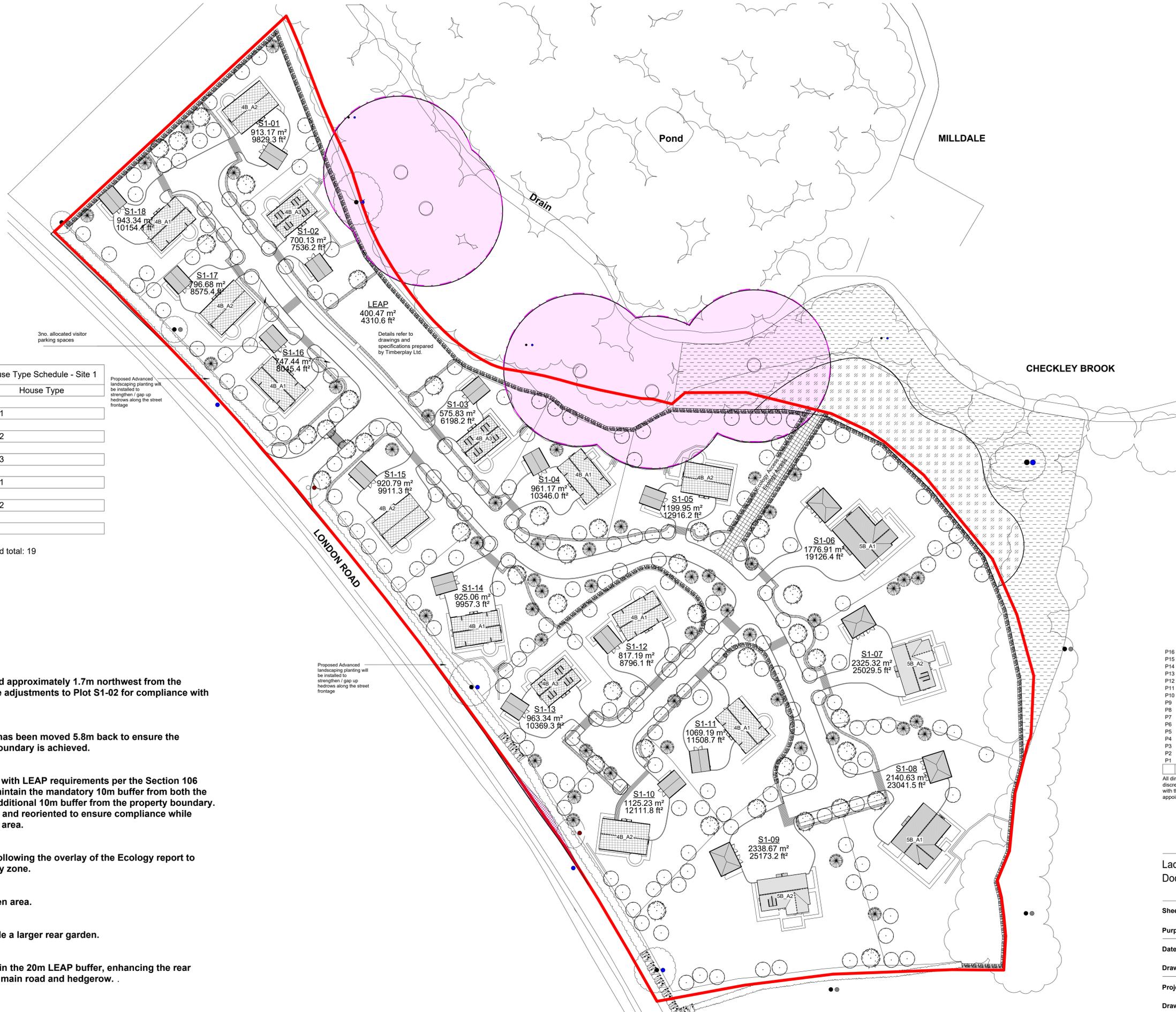
Date: 02/04/2024		Checked by: AV	Sheet Name: Site 1 - Site Location	Project No: 8877	Revision: P1											
Drawn by: GB		Scale @ A4: 1:2500	Purpose of issue: Planning	Status: ZZ	Drawing No: 8877-BOW-S1-00-DR-A-P002											
<small>All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.</small>																
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<table border="1"> <thead> <tr> <th>Revision</th> <th>Date</th> <th>By</th> <th>Chk</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>			Revision	Date	By	Chk					Lady Rona Delves Broughton Doddington Estate Residential Site 1 London Road					
Revision	Date	By	Chk													



LINE TYPES KEY

- Site Boundary Line
- Plot Boundary Line
- Tree Root Protection Zone
- - - Rights of Way
- Ecology Zone
- Overhead Cable
-  Protected Trees
-  Existing Trees
-  Proposed Trees

Please consult the landscape plans for the positioning of trees and other plantings. The BR drawings provide the proposed tree placements as indicative of the outline consent.



Area Schedule - Site 1		
Name	House Type	Site Plot Area
LEAP	N/A	400 m ²
S1-01	4B-A2	913 m ²
S1-02	4B-A3	700 m ²
S1-03	4B-A3	576 m ²
S1-04	4B-A1	961 m ²
S1-05	4B-A2	1200 m ²
S1-06	5B-A1	1777 m ²
S1-07	5B-A2	2325 m ²
S1-08	5B-A1	2141 m ²
S1-09	5B-A2	2339 m ²
S1-10	4B-A2	1125 m ²
S1-11	4B-A1	1069 m ²
S1-12	4B-A1	817 m ²
S1-13	4B-A3	963 m ²
S1-14	4B-A1	925 m ²
S1-15	4B-A2	921 m ²
S1-16	4B-A1	747 m ²
S1-17	4B-A2	797 m ²
S1-18	4B-A1	943 m ²

House Type Schedule - Site 1	
House Type	Count
4B-A1	6
4B-A2	5
4B-A3	3
5B-A1	2
5B-A2	2
N/A	1
Grand total:	19

Proposed Advanced landscaping planting will be installed to strengthen / gap up hedrows along the street frontage

Proposed Advanced landscaping planting will be installed to strengthen / gap up hedrows along the street frontage

BOWMAN RILEY LAYOUT CHANGES

Plot S1-01:
The dwelling and garage have been pushed approximately 1.7m northwest from the approved outline consent to accommodate adjustments to Plot S1-02 for compliance with LEAP play space requirements.

Plot S1-02:
This plot, adjacent to the LEAP play area, has been moved 5.8m back to ensure the required 10m buffer from the play space boundary is achieved.

Plot S1-03:
This plot has been repositioned to comply with LEAP requirements per the Section 106 agreement. The property was shifted to maintain the mandatory 10m buffer from both the play area and the dwelling, as well as an additional 10m buffer from the property boundary. The house and garage have been adjusted and reoriented to ensure compliance while enhancing passive supervision of the play area.

Plots S1-04 & S1-05:
Both plots have been shifted 1-2m south following the overlay of the Ecology report to avoid conflicts with the designated ecology zone.

Plot S1-11:
Moved 3m south to increase the rear garden area.

Plot S1-12:
The house has been south by 2m to provide a larger rear garden.

Plot S1-16:
Plot has been moved 2.5m north to maintain the 20m LEAP buffer, enhancing the rear garden while increasing distance from the main road and hedgerow.

Revision	Date	By	Chk
P16	22/11/24	MB	TP
P15	15/11/24	GB	TP
P14	31/10/24	GB	TP
P13	01/10/24	GB	TP
P12	27/09/24	GB	TP
P11	20/09/24	GB	TP
P10	28/08/24	GB	TP
P9	04/04/24	GB	AV
P8	03/04/24	GB	AV
P7	22/03/24	GB	AV
P6	09/02/24	AV	AV
P5	22/01/24	EA	AV
P4	07/11/23	EA	AV
P3	21/11/23	AV	AV
P2	21/10/23	ND	AV
P1	06/10/23	EA	AV

All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.

Lady Rona Delves Broughton
Doddington Estate Residential

Sheet Name: Proposed Site 1

Purpose of issue: Planning Status:

Date: 02.10.23 Checked by: TP

Drawn by: GB Scale @ A1: 1:500

Project No: 8877 Revision: P16

Drawing No: 8877-BOW-S1-00-DR-A-P101



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KEY & NOTES

Existing Woodland
Existing Individual Trees
Existing Native Species Hedgerow
 Hedgerows to be retained, maintained and gapped up where necessary (as indicated)
Proposed Trees
 New trees to include a mix of native and ornamental species trees selected for their variety of form, colour and texture.
 Native species trees are to be located within all communal areas and within private garden areas, whereas ornamental species trees are to be located within private garden areas only.
 Native species trees within communal areas are to be planted as 12-14cm heavy standards (with the exception of Pinus sylvestris which is to be planted at a size of 2-2.5m high). Native and ornamental species trees within private garden areas are to be planted as 10-12cm selected standards. All trees to be supported with a single timber stake and secured with an appropriate tie and spacer.
 Species to include:
 Acer campestre
 Alnus cordata
 Betula pendula
 Betula utilis jacquemontii multistem (2.5m high rootballed)
 Carpinus betulus
 Liriodendron tulipifera
 Pteris caudata 'Chanticleer'
 Pinus nigra
 Pinus sylvestris
 Prunus serotina Kanzan
 Sorbus aria
 Sorbus aucuparia
 Quercus robur
Proposed Ornamental Hedgerows
 Beech, Fagus sylvatica, 90-120cm high, bare root, 5m plants per linear metre on a double staggered row circa 250mm apart. Front boundaries and front side boundaries are to be defined/secured by post and rail fences - on front boundaries, the new hedgerow is to be positioned in front of the fence, whereas on front side boundaries, the fence should be positioned to one side of the new hedgerow.
Yew, Taxus baccata, 1-1.2m high, RB, A Grade bushy stock, 3.5 per linear metre planted in a single line
Proposed Native Species Hedgerows
 Corylus avellana 15% - 60-90cm or
 Crataegus monogyna 50% - 60-90cm or
 Ilex aquifolium 10% - 60-90cm - 3ft sq
 Prunus spinosa 20% - 60-90cm or
 Viburnum opulus 5% - 60-90cm or
 5m plants per lin m in groups of up to 5, on a double staggered row, circa 250mm apart.
Proposed Ornamental Shrub Borders
 A selection of shrubs, herbaceous plants, climbers and ground cover chosen for their site suitability, form, texture and colour.
Specimen Shrubs:
 Acer palmatum 'Bloodgood' 150-180cm high 35L
 Hydrangea 'White Wave' 40-50cm 10L
 Magnolia stellata 125-150cm 20L
Shrub Species:
 Azalea japonica 30-40cm 5L 3no/sq m
 Azalea decidua 40-60cm 7.2ft 2no/sq m
 Azalea japonica 30-40cm 5L 3no/sq m
 Chionodoxa 'Lunata' 30-40cm 3L 3no/sq m
 Cornus 'Elegantissima' 60-80cm 3L 3no/sq m
 Hydrangea macrophylla 20-30cm 3L 3no/sq m
 Lavandula 'Hidcote' 20-30cm 3L 3no/sq m
 Photinia Red Robin 60-80cm 5L 2no/sq m
 Skimmia rubella 20-30cm 5L 3no/sq m
 Viburnum davidii 30-40cm 5L 3no/sq m
Herbaceous Species:
 Alchemilla mollis 20-30cm 2L 5no/sq m
 Euphorbia vulgaris 20-30cm 2L 5no/sq m
 Euphorbia robbiae 20-30cm 2L 5no/sq m
 Geranium 'Johnson's Blue' 20-30cm 2L 5no/sq m
 Heuchera 'Palace Purple' 20-30cm 2L 5no/sq m
 Sedum 'Autumn Joy' 20-30cm 2L 5no/sq m
Climbers:
 Coloneaster horizontalis 20-30cm 3L 1m centres
 Hydrangea petiolaris 80-100 3L 2m centres
 Parthenocissus 'Veitchii' 80-100 3L 2m centres
 Pyracantha 'Mohave' 80-100 3L 2m centres
Lawn Areas
 Private front lawn areas to be turfed with 'Festival' by Allfurf or suitable equivalent
 Private rear and side lawn areas to be seeded with Greenix GF22 or suitable equivalent
 Public areas to be seeded with Greenix GF22 or suitable equivalent
Proposed Native Species Understorey Planting within Ecology Zone
 Corylus avellana 40% - 60-90cm or transplant
 Crataegus monogyna 50% - 60-90cm bareroot transplant
 Ilex aquifolium 10% - 3ft container grown
 Plants to be notch planted (holly to be pit planted) and protected with biodegradable rabbit guards (holly to be protected by appropriate tree shelters)
Proposed Wildflower Grass within Ecology Zone
 Areas of existing undisturbed grassland to be scarified prior to overseeding with Emorsgate EM2 General Purpose Meadow Mixture or suitable equivalent
Proposed Buildings
 Refer to drawings by Bowman Riley Architects for further details
Proposed Driveways
 Stabilised loose gravel using StablePave/Cedagravel with 'Tower' sandstone kerbs (Tower from Hardscape or suitable equivalent) with a 70mm upstand. Gravel to be 5-8mm, typically 10mm flint from CED Ltd (cedstone.co.uk) or suitable equivalent.
Proposed Access Road
 Tarmacadam surfacing to engineers specifications
Proposed Threshold and Shared Surfaces to Cul-de-sacs
 Thresholds to be reclaimed setts and shared surfaces to be block paving pattern Tobermore Tegula Braden or suitable equivalent.
Proposed Driveway Entrances
 Terraced timber post framing entrances to be 1.2m high, 250mm x 250mm square with a four-way weathered top, and a reclaimed setts threshold surfacing
Proposed Paths and Patios
 Natural stone paving flags - stone to be buff sandstone to match stone on house elevations - Forest Mixed from Hardscape or suitable equivalent.
 Flags to be laid in 400mm courses with random lengths max 900mm min 300mm. Patios to have central feature panels in contrasting natural stone
 Please see **Boundary Treatment Layout** for fence, railing and wall details



This layout including driveways, plot entrances, plot arrangements and access roads remain consistent with that presented within the outline application (as prepared by Assael architects) and subsequently approved at public inquiry.

TREES	Code	Size in cm	Root Condition	Pot size (C)	Total
Native trees					
Acer campestre	ACE CAM	12-14 girth	RB		23
Acer campestre	ACE CAM	10-12 girth	RB		16
Betula pendula	BET PEN	12-14 girth	RB		12
Betula pendula	BET PEN	10-12 girth	RB		14
Carpinus betulus	CAR BET	12-14 girth	RB		10
Carpinus betulus	CAR BET	10-12 girth	RB		13
Pinus sylvestris	PN SYL	2-2.5m High	CG		28
Sorbus aria	SOR ARI	12-14 girth	RB		20
Sorbus aria	SOR ARI	10-12 girth	RB		11
Sorbus aucuparia	SOR AUC	12-14 girth	RB		11
Sorbus aucuparia	SOR AUC	10-12 girth	RB		18
Quercus robur	QUE ROB	12-14 girth	RB		15
Quercus robur	QUE ROB	10-12 girth	RB		10
Ornamental trees					
Alnus cordata	ALN COR	10-12 girth	RB		14
Betula utilis jacquemontii	BET JAQ (MS)	2.5m High	RB		10
Liriodendron tulipifera	LIR TUL	10-12 girth	RB		15
Pyrus calleryana 'Chanticleer'	PYR CHA	10-12 girth	RB		18
Pinus nigra	PN NIG	2.5m High	CG		22
Prunus 'Kanzan'	PRU KAN	10-12 girth	RB		23

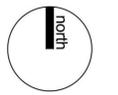
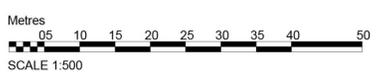
* Tree pit details and drainage requirements to be confirmed prior to planting.
 * All trees to be standard clear stemmed to 2m unless otherwise specified.
 (MS) = Multiple stemmed

HEDGES	Code	Size in cm	Root Condition	Density/Spacing	Final height	Notes	Total
Evergreen							
Taxus baccata (A Grade bushy stock)	TB	100-120cm	10L/RB	3.5No / linear m	1.2m	Planted in a single row	399
Deciduous							
Fagus sylvatica	FS	90-120cm	Bare root	5No / linear m	1.2m	Double staggered row circa 250mm apart	2537

To be trimmed lightly after planting to promote bushy growth.

Native Species Hedgerows	Code	Code								
		NH 1	NH 2	NH 3	NH 4	NH 5	NH 6	NH 7	NH 8	NH 9
Corylus avellana	15%	56	148	29	30	133	37	41	18	6
Crataegus monogyna	50%	189	495	97	101	445	124	136	58	22
Ilex aquifolium	10%	38	99	20	20	89	25	27	12	4
Prunus spinosa	20%	75	198	39	41	178	50	55	23	9
Viburnum opulus	5%	19	50	10	10	45	12	14	6	2
Total		377	990	195	202	890	248	273	117	43

5m plants per lin m in groups of up to 5, on a double staggered row, circa 250mm apart.



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DWG TITLE: M3725-PA-01-V04
 PROJECT TITLE: Site 1 Landscape Layout
 CLIENT: Lady Rona Dalves Broughton/Doddington Hall Housing Sites
 WORK STAGE: Planning
 SCALE: 1:500@A1
 DATE: 03.2024
 DRAWN BY: DY
 CHECKED BY: JH / NF

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● Ground plan, scale 1:200 - - - Falling space according to EN standard



Legend:

Play Equipment

- ① 6.14520 Cradle Nest Special
- ② L2.49000 Tower Combination 49
- ③ 7.83001 Comes Around 1
7.83002 Comes Around 2
- ④ 7.26000 Rotating Disc
- ⑤ L6.82003 Stepping log, h = 0.3m x2
L6.82004 Stepping log, h = 0.4m x2
L6.82005 Stepping log, h = 0.5m
- ⑥ L4.10100 Small Play House
- ⑦ 4.24150 Swinging Horse, with pre-cast foundation
- ⑧ 4.24240 Duck Family

Surfacing and Features

- Wet Pour
- Bark Pit
- Grass
- Grass Matting
- Timber Edging
- Boulder
- Discovery Discs
- Bench
- Bin

A	Submitted	15-11-2024
Rev	Description	Date
Do not scale from this drawing		



Project	Doddington LEAP Site 1 BOWMAN RILEY / ASNA Play Proposals		
Drawing Title	DODDINGTON LEAP SITE 1 General Arrangement Plan		
Scale	Date	Drawn	
1:200@A3	15-11-2024	DWM	
Quotation Number	Checked		
TIMQ21422-01	CR		

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Important note for customers!
The contractor has to check on site if all conditions (required space existing space etc.) for the installation of the equipment are ensured, also supply pipes (in ground or overhead cables) and other

Recommendation for the installation of slides:
Do not install slides with sliding direction between southeast and southwest, because of heating up the material - if it is not possible,

Dimensions:
All dimensions are shown in centimetres unless otherwise stated.



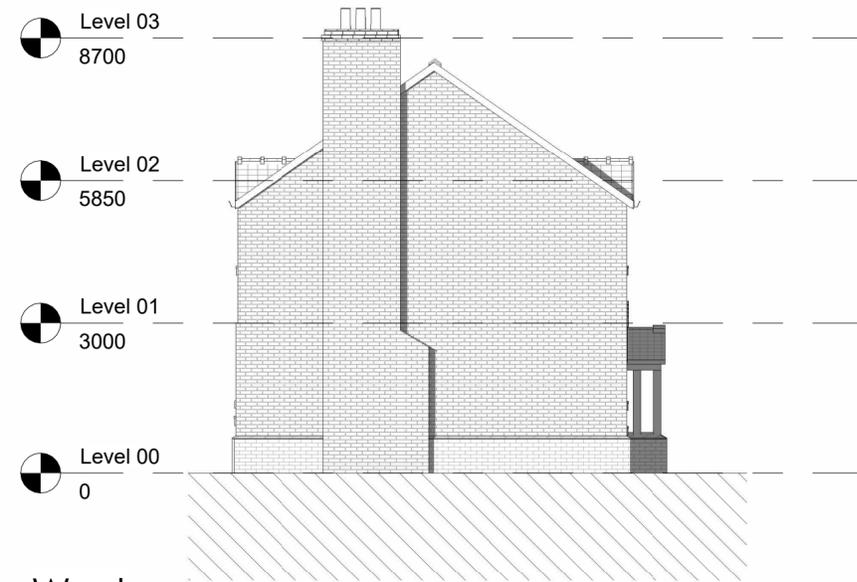
South
1 : 100



East
1 : 100



North
1 : 100



West
1 : 100

- Level 03
8700
- Level 02
5850
- Level 01
3000
- Level 00
0

House Type - 4B_A1

Date: 09/11/23

Checked by: TP

Sheet Name: 4B-A1 Proposed Elevations

Project No: 8877

Revision: P5

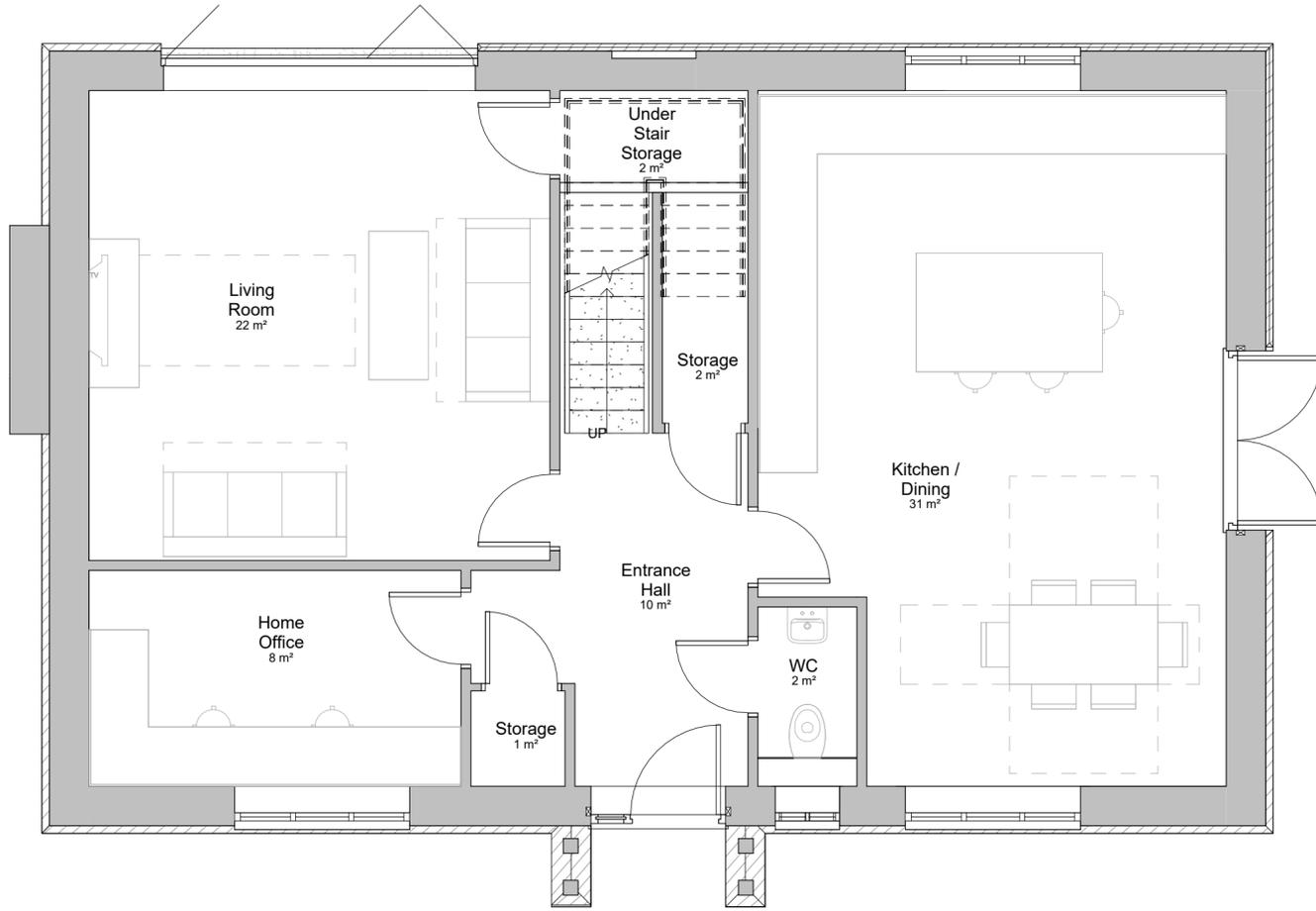
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P4	01/10/24	GB	TP
P3	26/09/24	GB	TP
P2	19/09/24	GB	TP
P1	11/09/24	GB	TP

Drawn by: GB
Scale @ A2: 1 : 100
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Purpose of issue: Planning
Status:
Lady Rona Delves Broughton
Doddington Estate Residential

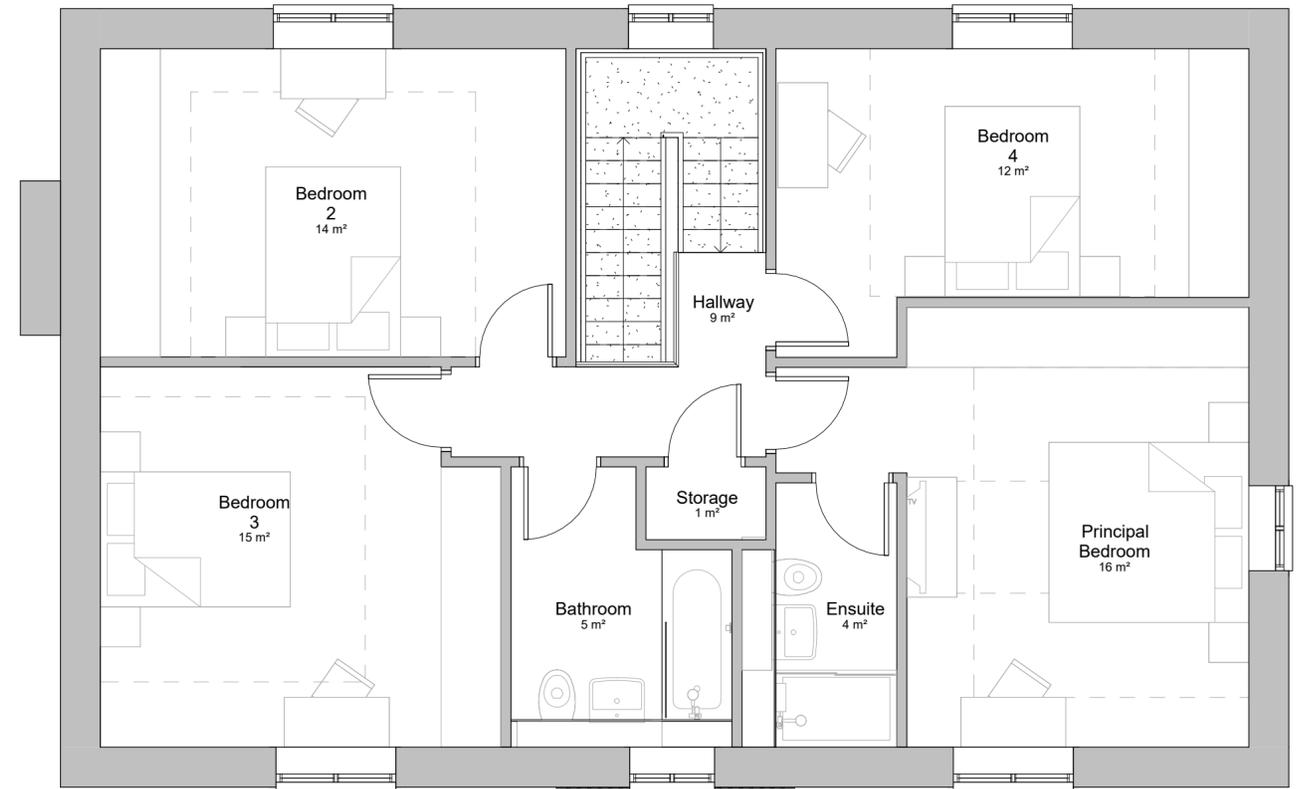
Drawing No: 8877-BOW-4BB1-ZZ-DR-A-P300





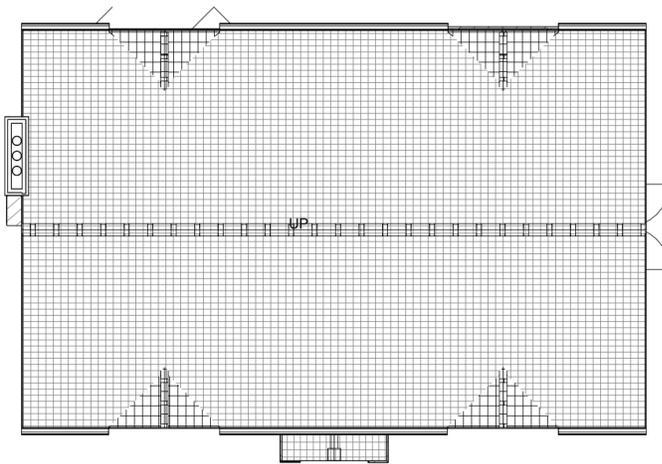
Proposed Ground Floor

1 : 50



Proposed First Floor

1 : 50



Proposed Roof Plan

1 : 100



Room Schedule	
Name	Area

Kitchen / Dining	31 m ²
Entrance Hall	10 m ²
Living Room	22 m ²
Home Office	8 m ²
Storage	1 m ²
Storage	2 m ²
Under Stair Storage	2 m ²
WC	2 m ²
Level 00: 8	78 m ²

Room Schedule	
Name	Area

Bedroom 4	12 m ²
Principal Bedroom	16 m ²
Bedroom 3	15 m ²
Bedroom 2	14 m ²
Bathroom	5 m ²
Hallway	9 m ²
Storage	1 m ²
Ensuite	4 m ²
Level 01: 8	77 m ²
Grand total: 16	154 m ²

House Type - 4B_A1

Area Schedule (GIA)		
Name	Area	Level

GIA Ground Floor	81 m ²	Level 00
GIA First Floor	80 m ²	Level 01
Grand total: 2	161 m ²	

Area Schedule (GEA)		
Name	Area	Level

GEA Ground Floor	100 m ²	Level 00
GEA First Floor	100 m ²	Level 01
Grand total	200 m ²	

P5	Submitted for Planning	31/10/24	GB	TP
P4	GEA Update	01/10/24	GB	TP
P3	Client Issue	26/09/24	GB	TP
P2	Planning Design Update	19/09/24	GB	TP
P1	Layout Update	11/09/24	GB	TP
	Revision	Date	By	Chk

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Lady Rona Delves Broughton
Doddington Estate Residential

Sheet Name: 4B-A1 Proposed Floor Plans

Purpose of issue: Planning Status:

Date: 09/11/23 Checked by: TP

Drawn by: GB Scale @ A2: As indicated

Project No: 8877 Revision: P5

Drawing No: 8877-BOW-4BB1-ZZ-DR-A-P500



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Front View



Side View



Rear View

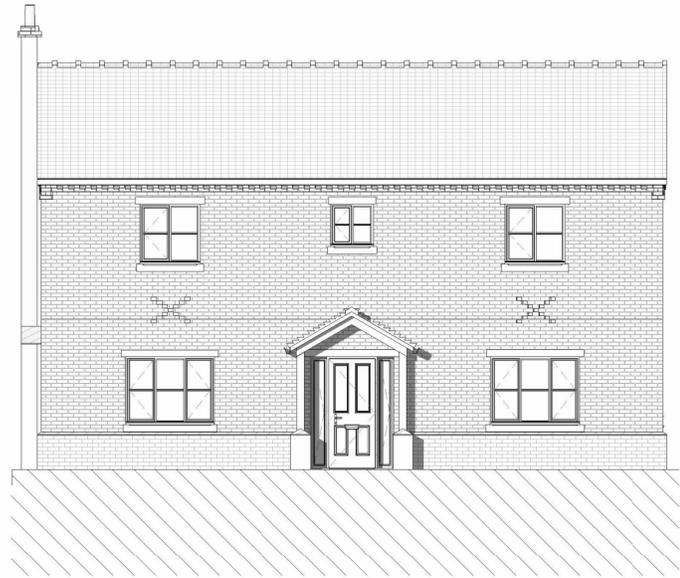
House Type - 4B_A1

Date: 09/11/23				Checked by: TP		Sheet Name: 4B-A1 Proposed Visuals		Project No: 8877		Revision: P5	
P5 Submitted for Planning				31/10/24		GB TP		Drawing No: 8877-BOW-4BB1-ZZ-DR-A-P501			
P4 GEA Update				01/10/24		GB TP					
P3 Client Issue				26/09/24		GB TP					
P2 Planning Design Update				19/09/24		GB TP					
P1 Layout Update				11/09/24		GB TP					
Revision				Date		By		Chk			

Drawn by: GB Scale @ A2 :
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Purpose of issue: Planning Status:
 Lady Rona Delves Broughton
 Doddington Estate Residential

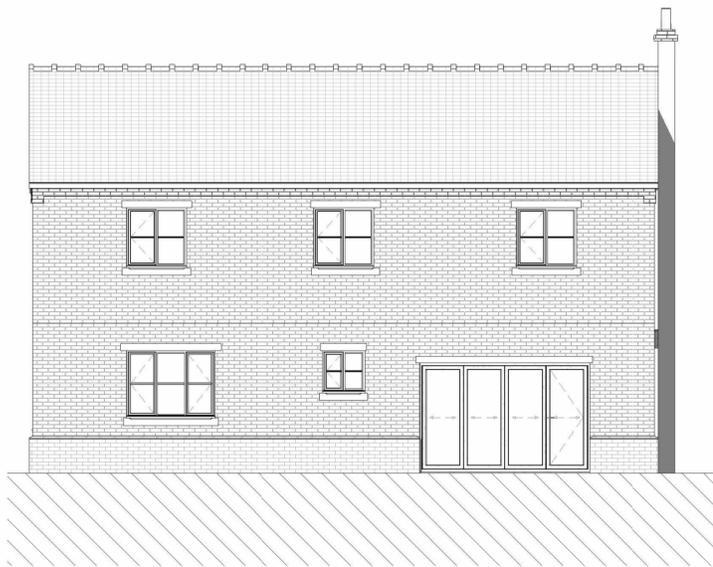




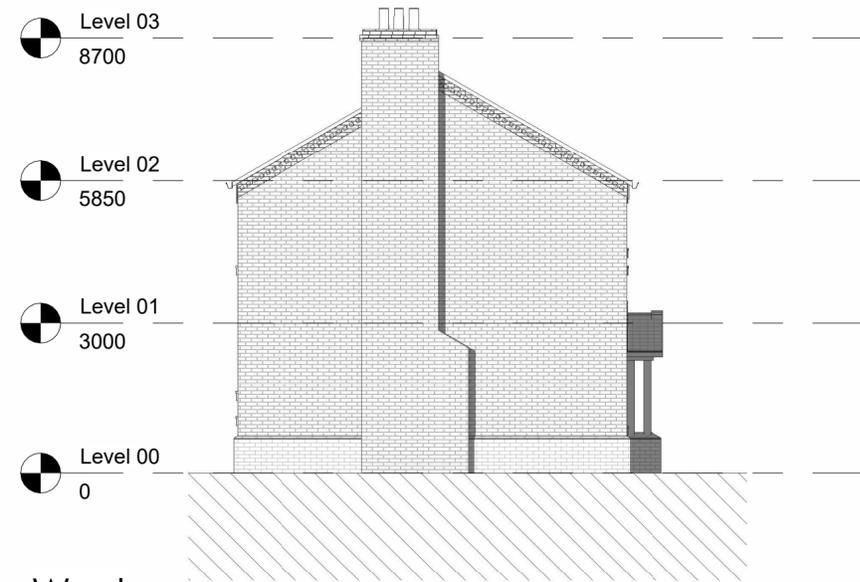
South
1 : 100



East
1 : 100



North
1 : 100

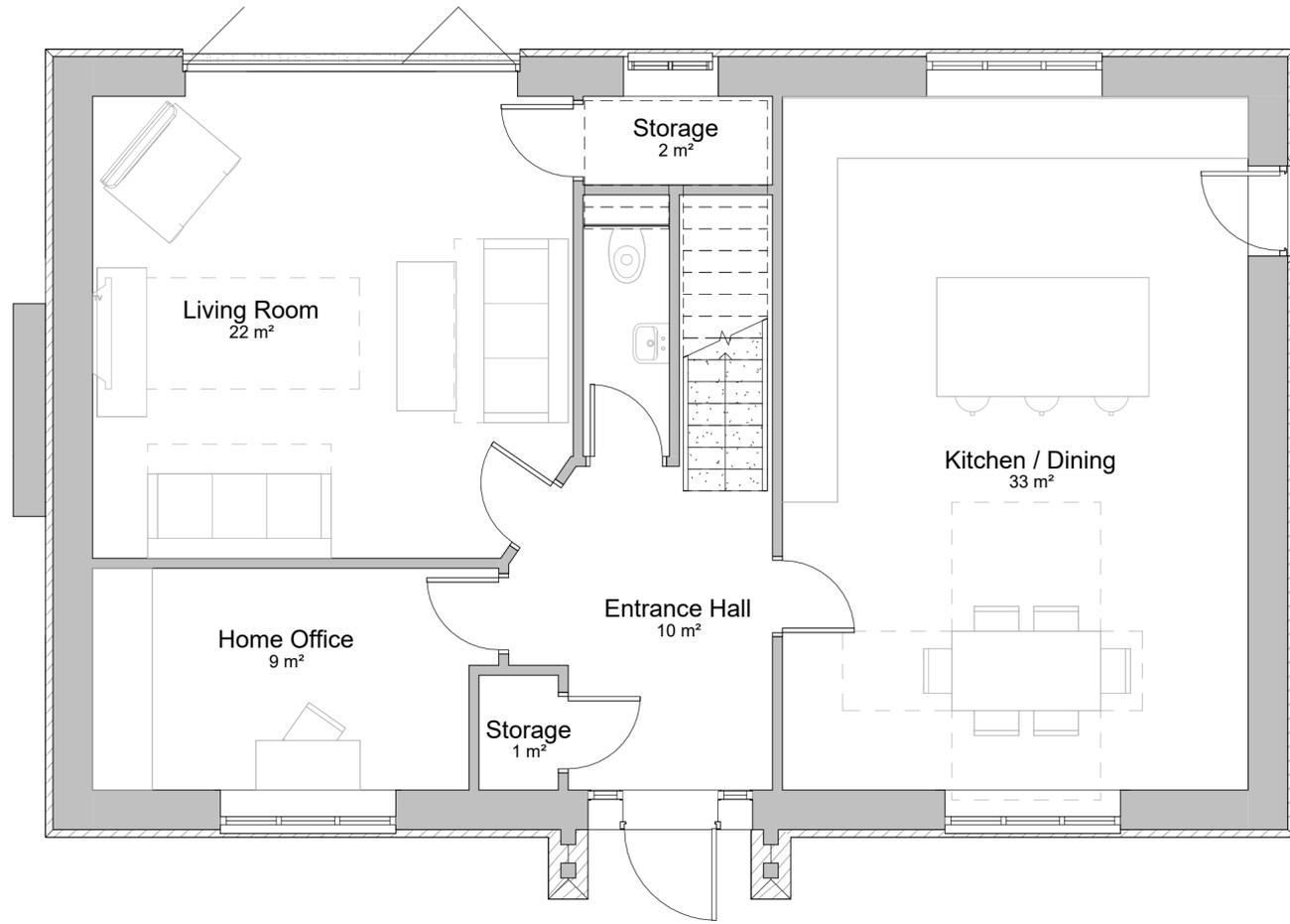


West
1 : 100

House Type - 4B_A2

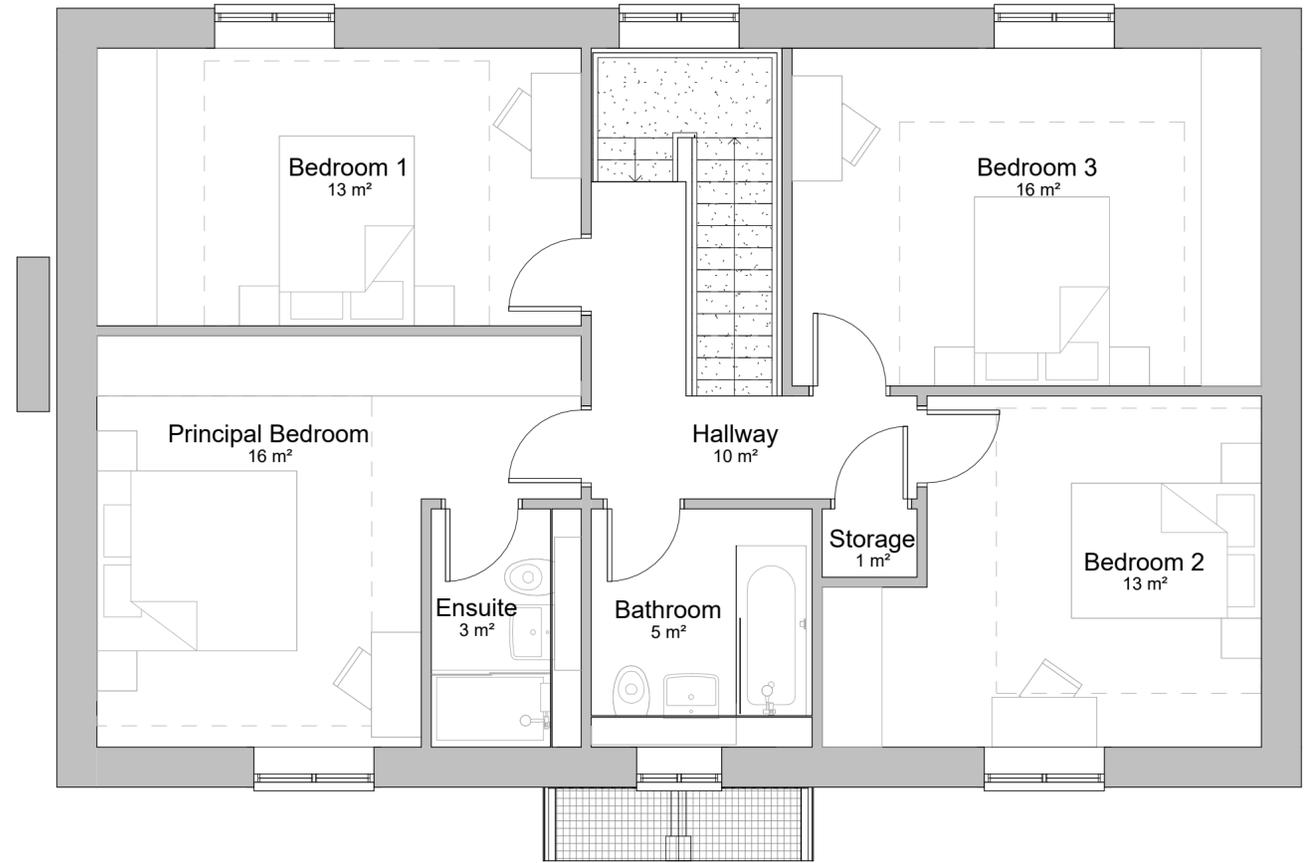
Date: 09/11/23		Checked by: TP	Sheet Name: 4B-A2 Proposed Elevations	Project No: 8877	Revision: P6
P6 Submitted for Planning	31/10/24	GB TP	Drawn by: GB	Scale @ A2: 1 : 100	Purpose of issue: Planning
P5 GIA Update	01/10/24	GB TP	All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.		
P4 Design Update	27/09/24	GB TP	Do not scale from this drawing.		
P3 Client Update	26/09/24	GB TP	This drawing is the copyright of Bowman Riley Architects Limited ©		
P2 Planning Design Update	19/09/24	GB TP	Lady Rona Delves Broughton		
P1 Layout Update	11/09/24	GB TP	Doddington Estate Residential		
Revision	Date	By	Chk		





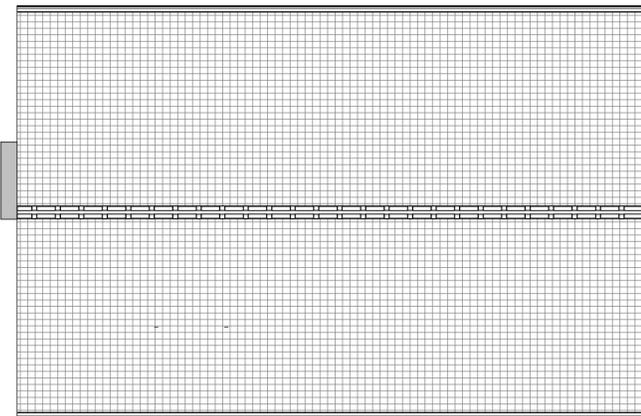
Proposed Ground Floor

1 : 50



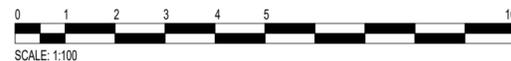
Proposed First Floor

1 : 50



Proposed Roof Plan

1 : 100



Room Schedule	
Name	Area
Kitchen / Dining	33 m ²
Entrance Hall	10 m ²
Storage	1 m ²
Home Office	9 m ²
Living Room	22 m ²
Storage	2 m ²
Level 00: 6	77 m²

Room Schedule	
Name	Area
Bathroom	5 m ²
Bedroom 2	13 m ²
Bedroom 3	16 m ²
Hallway	10 m ²
Bedroom 1	13 m ²
Principal Bedroom	16 m ²
Storage	1 m ²
Ensuite	3 m ²
Level 01: 8	77 m²
Grand total	153 m²

House Type - 4B_A2

Area Schedule (GIA)		
Name	Area	Level
GIA Ground Floor	81 m ²	Level 00
GIA First Floor	81 m ²	Level 01
Grand total: 2	163 m²	

Area Schedule (GEA)		
Name	Area	Level
GEA Groud Floor	101 m ²	Level 00
GEA 1st Floor	98 m ²	Level 01
Grand total	199 m²	

Revision	Date	By	Chk
P6	31/10/24	GB	TP
P5	01/10/24	GB	TP
P4	27/09/24	GB	TP
P3	26/09/24	GB	TP
P2	19/09/24	GB	TP
P1	11/09/24	GB	TP

All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.

Lady Rona Delves Broughton
Doddington Estate Residential

Sheet Name: 4B-A2 Proposed Floor Plans

Purpose of issue: Planning Status:

Date: 09/11/23 Checked by: TP

Drawn by: GB Scale @ A2 : As indicated

Project No: 8877 Revision: P6

Drawing No: 8877-BOW-4BB1-ZZ-DR-A-P500



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Front View



Side View



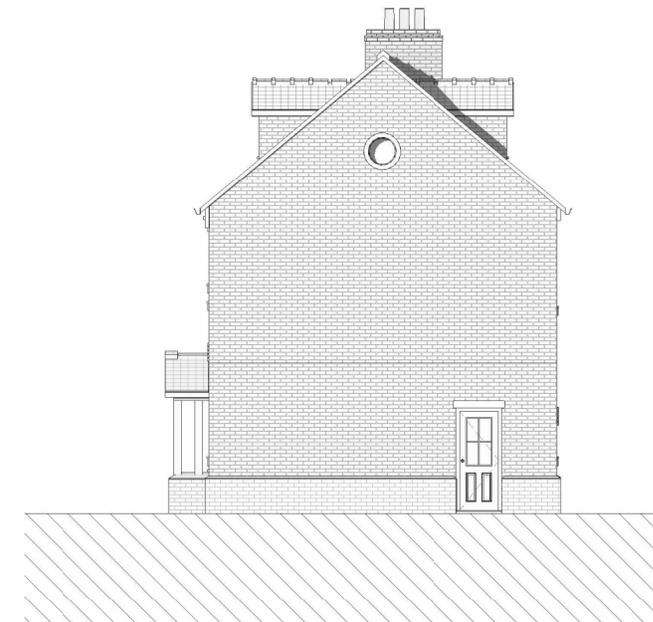
Rear View

House Type - 4B_A2

<p>P6 Submitted for Planning 31/10/24 GB TP P5 GIA Update 01/10/24 GB TP P4 Design Update 27/09/24 GB TP P3 Client Update 26/09/24 GB TP P2 Planning Design Update 19/09/24 GB TP P1 Layout Update 11/09/24 GB TP</p>				<p>Date: 09/11/23 Checked by: TP</p>		<p>Sheet Name: 4B-A2 Proposed Visuals</p>		<p>Project No: 8877 Revision: P6</p>	
<p>Revision</p>				<p>Drawn by: GB Scale @ A2:</p>		<p>Purpose of issue: Planning Status:</p>		<p>Drawing No: 8877-BOW-4BB1-ZZ-DR-A-P501</p>	
<p>Do not scale from this drawing. This drawing is the copyright of Bowman Riley Architects Limited ©</p>				<p>All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.</p>		<p>Lady Rona Delves Broughton Doddington Estate Residential</p>			



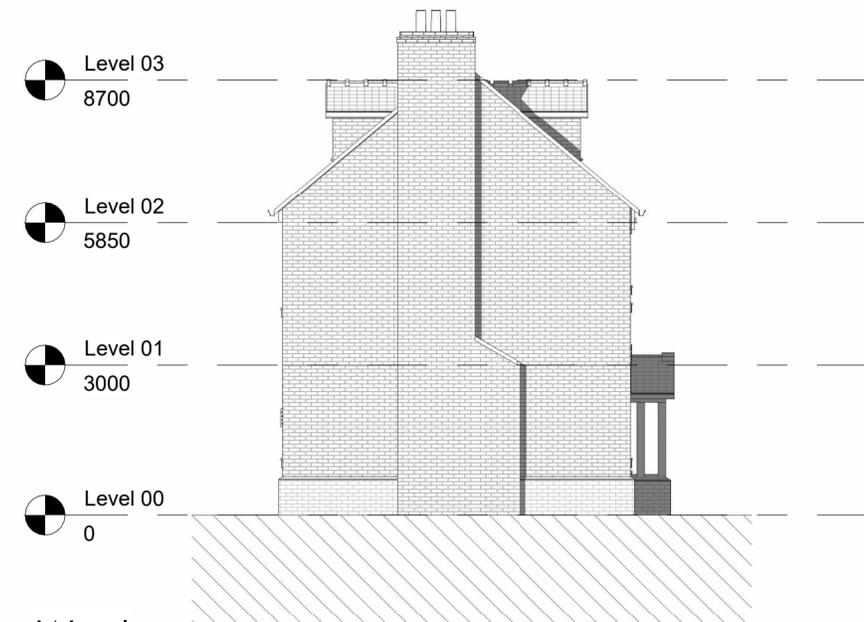
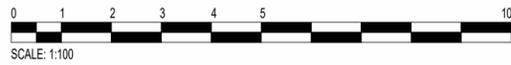
South
1 : 100



East
1 : 100



North
1 : 100



Level 03
8700

Level 02
5850

Level 01
3000

Level 00
0

West
1 : 100

House Type - 4B_A3

Date: 9/11/23

Checked by: TP

Sheet Name: 4B-A3 Proposed Elevations

Project No: 8877

Revision: P4

Drawn by: GB

Scale @ A2: 1 : 100

Purpose of issue: Planning

Status:

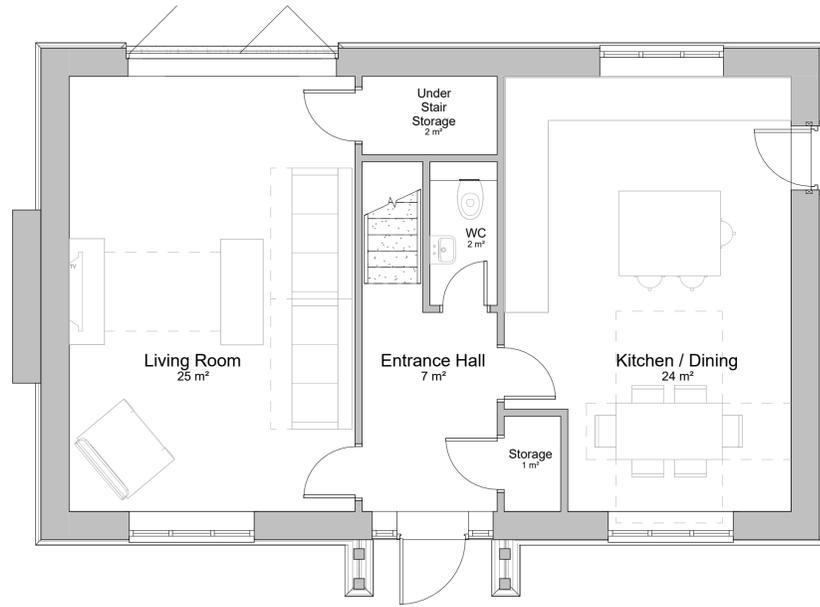
Drawing No: 8877-BOW-4BA2-ZZ-DR-A-P300

Revision	Date	By	Chk
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P3	25/10/24	GB	TP
P2	26/09/24	GB	TP
P1	19/09/24	GB	TP

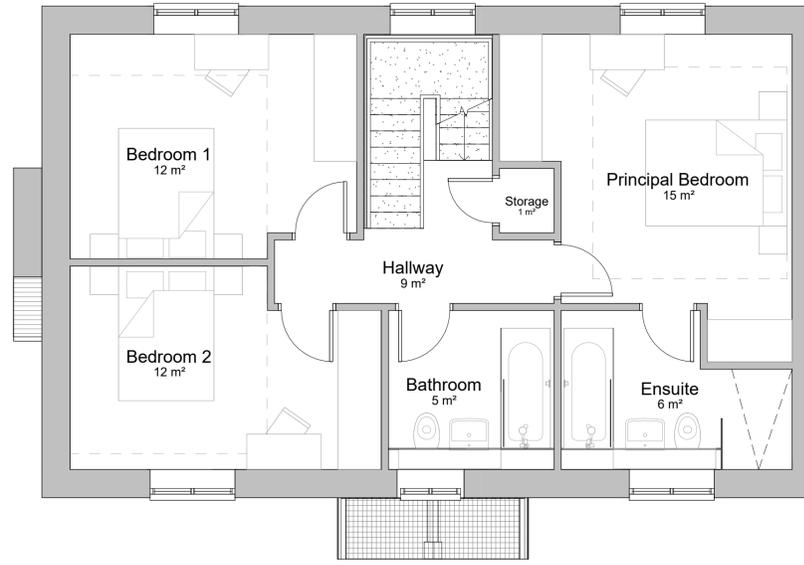
All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.
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Lady Rona Delves Broughton
Doddington Estate Residential

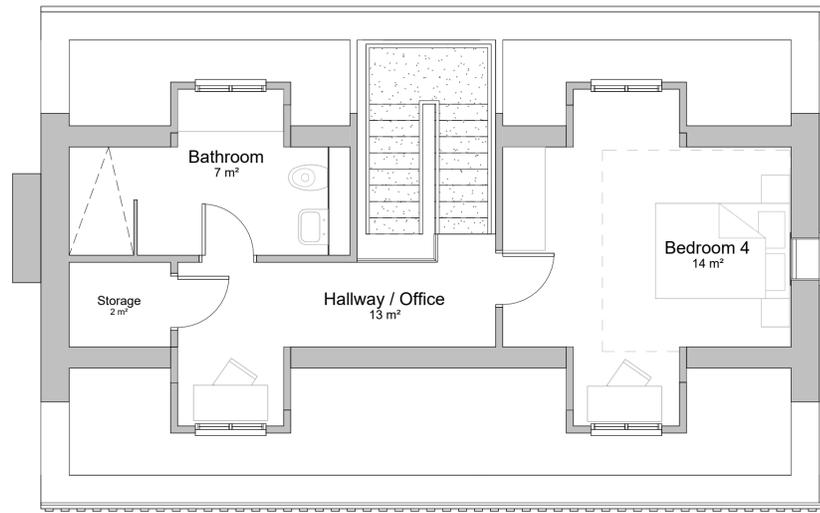




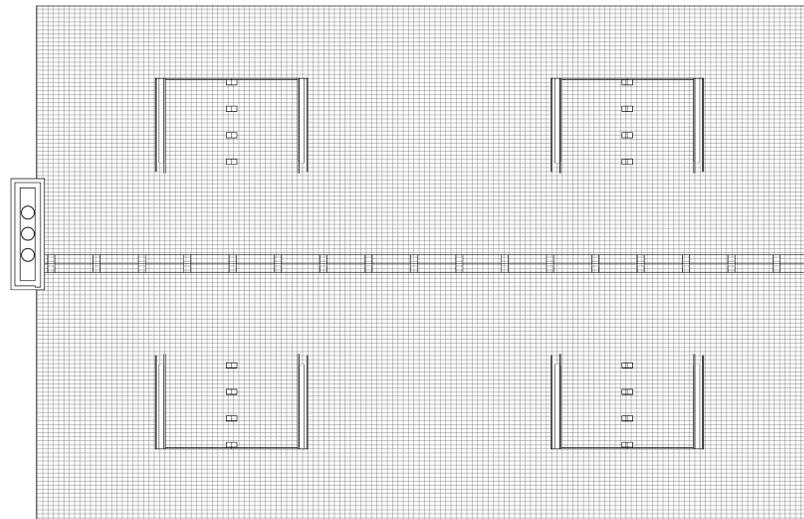
Proposed Ground Floor
1 : 50



Proposed First Floor
1 : 50



Proposed Second Floor
1 : 50



Proposed Roof Plan
1 : 50



House Type - 4B_A3

Area Schedule (Gross Building)		
Name	Area	Level
GIA Ground Floor	63 m ²	Level 00
GIA First Floor	63 m ²	Level 01
GIA Second Floor	39 m ²	Level 02
Grand total:	165 m ²	

Area Schedule (GEA)		
Name	Area	Level
GEA Ground Floor	78 m ²	Level 00
GEA 1st Floor	78 m ²	Level 01
GEA 2nd Floor	44 m ²	Level 02
Grand total	200 m ²	

Room Schedule	
Name	Area
Kitchen / Dining	24 m ²
Entrance Hall	7 m ²
WC	2 m ²
Living Room	25 m ²
Storage	1 m ²
Under Stair Storage	2 m ²
Level 00: 6	61 m ²
Principal Bedroom	15 m ²
Bedroom 2	12 m ²
Bedroom 1	12 m ²
Bathroom	5 m ²
Hallway	9 m ²
Storage	1 m ²
Ensuite	6 m ²
Level 01: 7	59 m ²
Bedroom 4	14 m ²
Hallway / Office	13 m ²
Bathroom	7 m ²
Storage	2 m ²
Level 02: 4	36 m ²
Grand total: 17	156 m ²

P5	Submitted for Planning	31/10/24	GB	TP
P4	GEA Update	25/10/24	GB	TP
P3	Design Update	27/09/24	GB	TP
P2	Client Update	26/09/24	GB	TP
P1	House Design & Layout Update	19/09/24	GB	TP
	Revision	Date	By	Chk

All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.

Lady Rona Delves Broughton
Doddington Estate Residential

Sheet Name: 4B-A3 Proposed Plans

Purpose of issue: Planning Status:

Date: 9/11/23 Checked by: TP

Drawn by: GB Scale @ A1: 1 : 50

Project No: 8877 Revision: P5

Drawing No 8877-BOW-4BA2-ZZ-DR-A-P500



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Front View



Rear View

Note: Landscaping is shown for illustrative purposes to provide context for the house's surroundings



Front View

House Type - 4B_A3

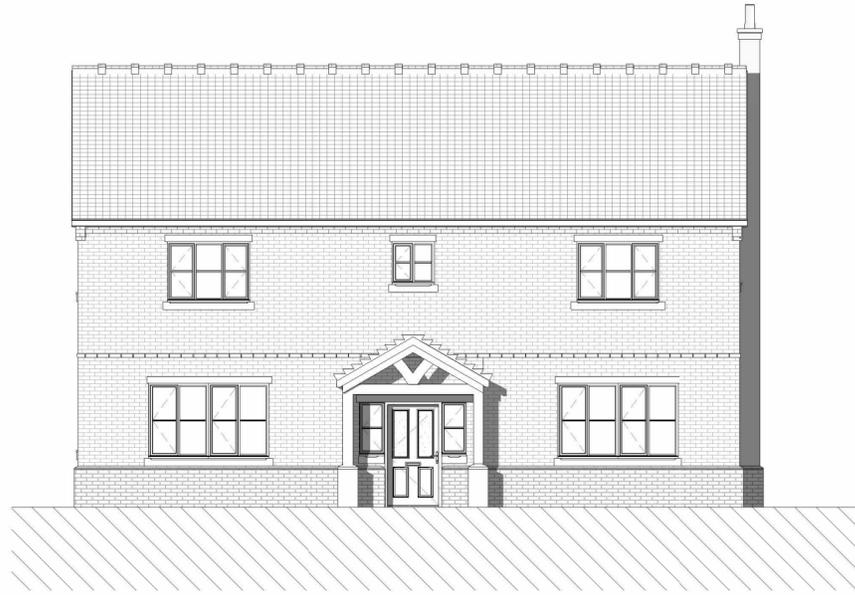
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P5 Submitted for Planning				31/10/24		GB TP		Drawing No: 8877-BOW-4BA2-ZZ-DR-A-P501			
P4 GEA Update				25/10/24		GB TP					
P3 Design Update				27/09/24		GB TP					
P2 Client Update				26/09/24		GB TP					
P1 House Design & Layout Update				19/09/24		GB TP					
Revision				Date		By Chk					

Drawn by: GB Scale @ A2 :
 All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.
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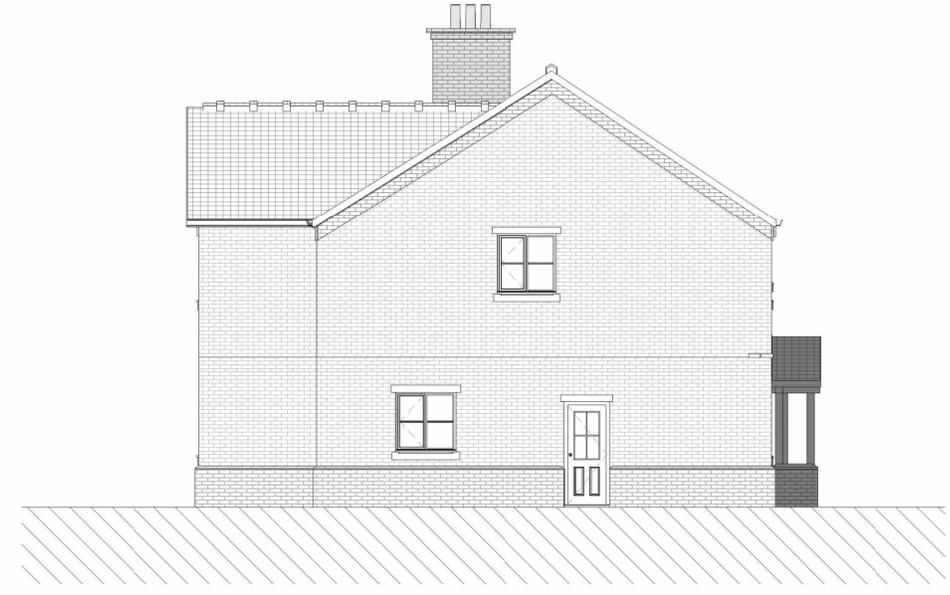
Purpose of issue: Planning Status:
 Lady Rona Delves Broughton
 Doddington Estate Residential

P:\Architectural\Residential\8877 - Doddington Estate Residential\8877 - 07 Revit\Working Models\House Types\NEW External Models\8877-BOW-4B-ZZ-M3-A-0015-4B_A3_New.rvt





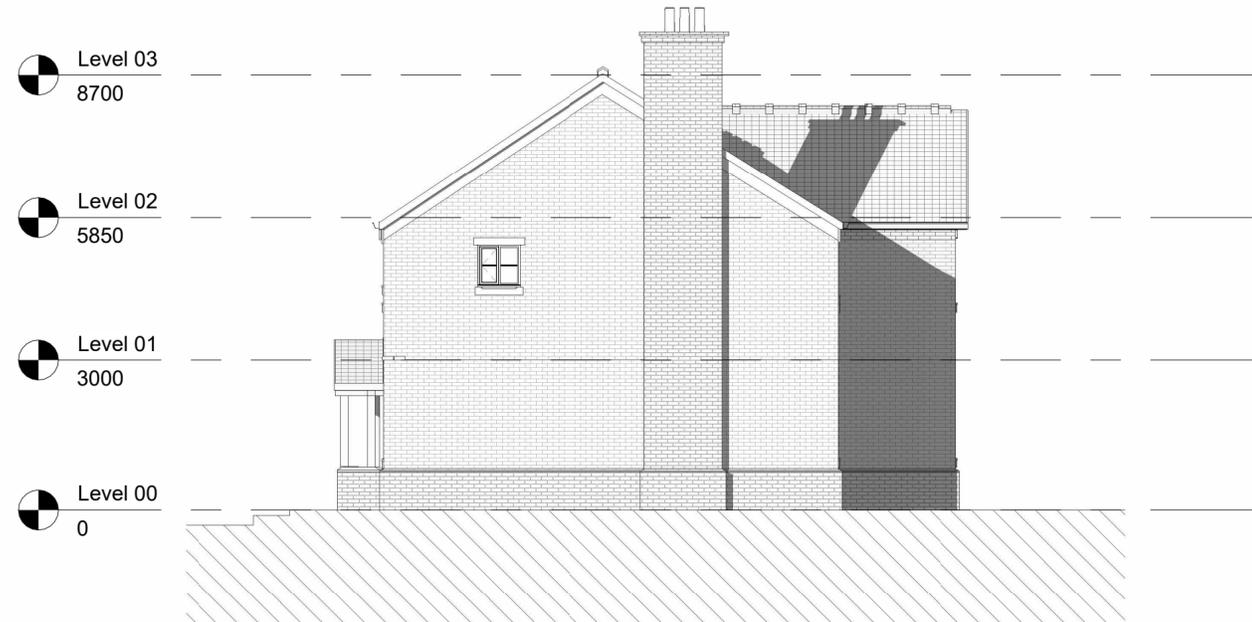
South
1 : 100



West
1 : 100



North
1 : 100



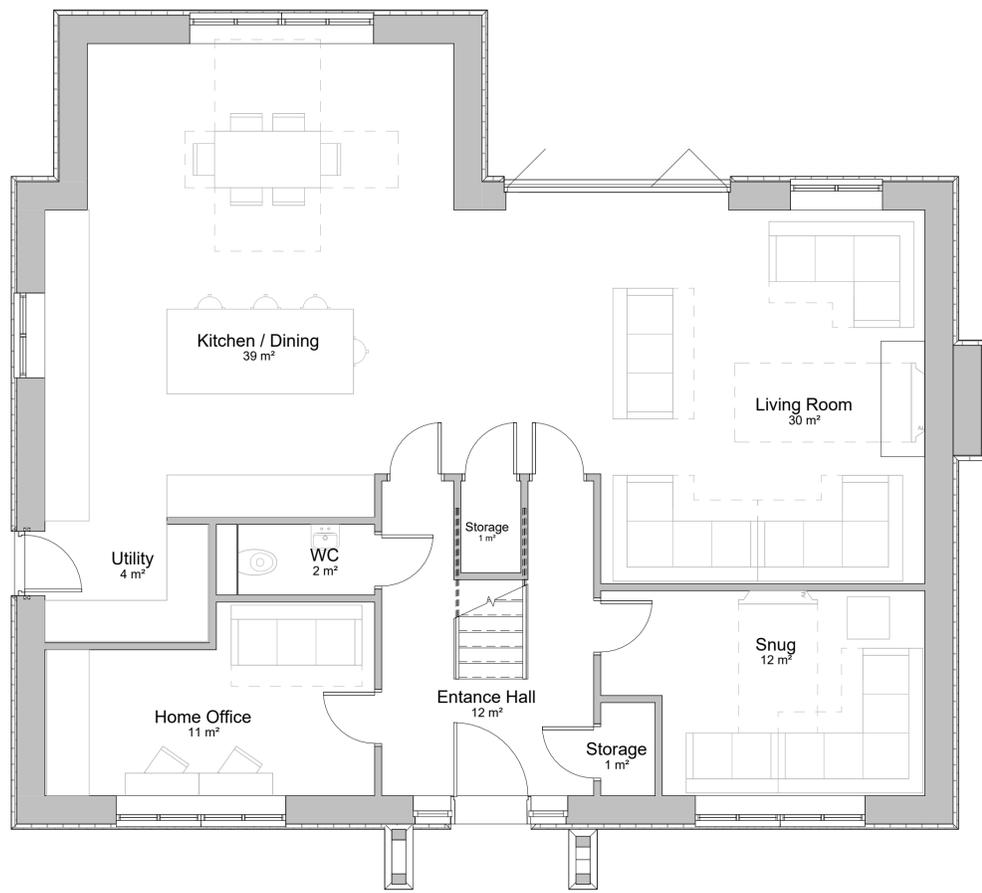
- Level 03
8700
- Level 02
5850
- Level 01
3000
- Level 00
0

East
1 : 100



House Type - 5B_A1

Date: 02/27/24		Checked by: TP		Sheet Name: 5B_A1 Proposed Elevations		Project No: 8877		Revision: P4	
Drawn by: GB		Scale @ A2: 1 : 100		Purpose of issue: Planning		Status:		Drawing: 8877-BOW-5B_A2-ZZ-DR-A-P300	
P4 Submitted for Planning		31/10/24 GB TP		All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.		Lady Rona Delves Broughton			
P3 GIA Update		01/10/24 GB TP		Do not scale from this drawing.		Doddington Estate Residential			
P2 Client Issue		26/09/24 GB TP		This drawing is the copyright of Bowman Riley Architects Limited ©					
P1 Design Update		19/09/24 GB TP							
Revision		Date		By		Chk			

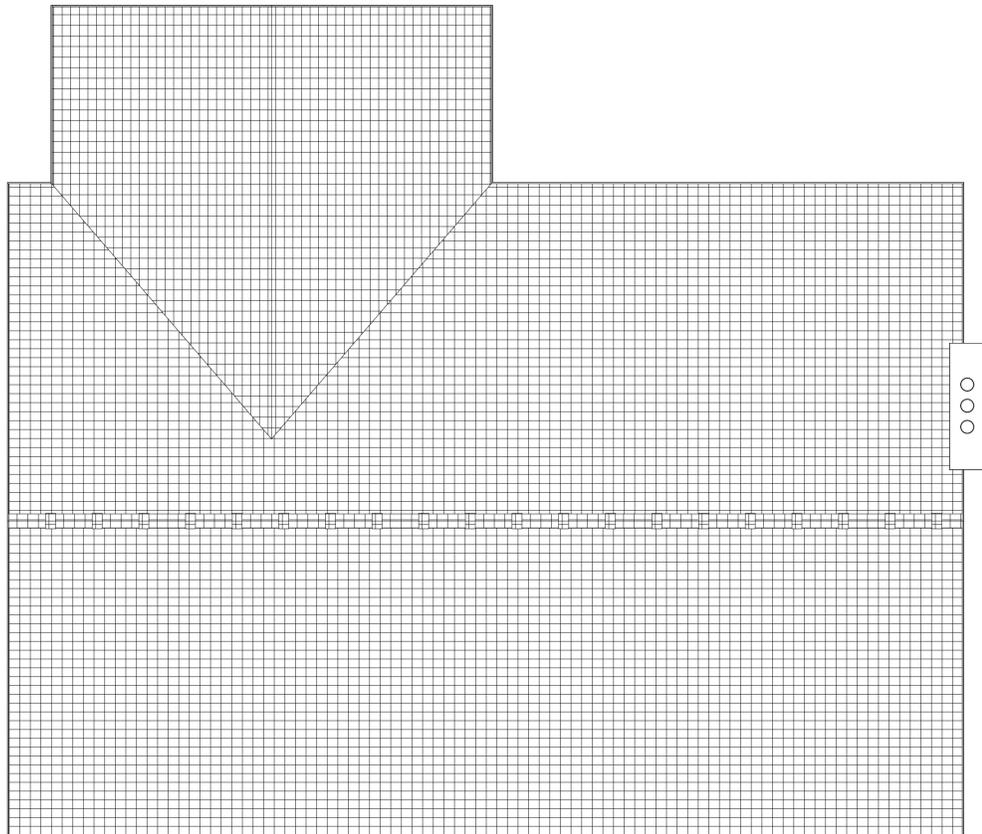


Proposed Ground Floor Plan

Proposed First Floor Plan

1 : 50

1 : 50



Room Schedule	
Name	Area

Kitchen / Dining	39 m ²
Living Room	30 m ²
Home Office	11 m ²
WC	2 m ²
Entance Hall	12 m ²
Snug	12 m ²
Storage	1 m ²
Utility	4 m ²
Storage	1 m ²

Room Schedule	
Name	Area

Level 00: 9	112 m ²
Bedroom 5	14 m ²
Bedroom 4	16 m ²
Bedroom 3	14 m ²
Bedroom 2	12 m ²
Principal Bedroom	19 m ²
Hallway	14 m ²
Ensuite	3 m ²
Ensuite	5 m ²
Dressing Room	7 m ²
Storage	1 m ²
Bathroom	4 m ²
Storage	1 m ²
Level 01: 12	108 m ²
Grand total: 21	220 m ²

Area Schedule (GIA)	
Name	Area

GIA Ground Floor	116 m ²
GIA First Floor	116 m ²
Grand total: 2	231 m ²

Area Schedule (GEA)	
Name	Area

GEA Ground Floor	139 m ²
GEA 1st Floor	136 m ²
Grand total	275 m ²

Proposed Roof Plan

1 : 50



P5	Submitted for Planning	31/10/24	GB	TP
P4	GIA Update	01/10/24	GB	TP
P3	Client Issue	26/09/24	GB	TP
P2	Design Update	19/09/24	GB	TP
P1	New Layout	11/09/24	GB	TP

All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.

House Type - 5B_A1

Lady Rona Delves Broughton
Doddington Estate Residential

Sheet Name: 5B_A1 Proposed Plans

Purpose of issue: Planning Status:

Date: 09/11/24 Checked by: TP

Drawn by: GB Scale @ A1: 1 : 50

Project No: 8877 Revision: P5

Drawing No 8877-BOW-5BA1-ZZ-DR-A-P500



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Front View



Side View



Rear View

Note: Landscaping is shown for illustrative purposes to provide context for the house's surroundings

House Type - 5B_A1

Date: 09/11/24		Checked by: TP		Sheet Name: 5B_A1 Proposed Visuals		Project No: 8877		Revision: P4	
Drawn by: GB		Scale @ A1:		Purpose of issue: Planning		Status:		Drawing No 8877-BOW-5BA2-ZZ-DR-A-P501	
P4 Submitted for Planning		31/10/24 GB TP		Lady Rona Delves Broughton		Doddington Estate Residential			
P3 GIA Update		01/10/24 GB TP		Do not scale from this drawing		This drawing is the copyright of Bowman Riley Architects Limited. ©			
P2 Client Issue		26/09/24 GB TP							
P1 New Layout		11/09/24 GB TP							
Revision		Date		By		Chk			



South
1 : 100



West
1 : 100



North
1 : 100



East
1 : 100

House Type - 5B_A2

Date: 09/11/23 Checked by: TP Sheet Name: 5B-A2 Proposed Elevations Project No: 8877 Revision: P4

Drawn by: GB Scale @ A2: 1 : 100 Purpose of issue: Planning Status: Drawing No: 8877-BOW-5BA1-ZZ-DR-A-P300

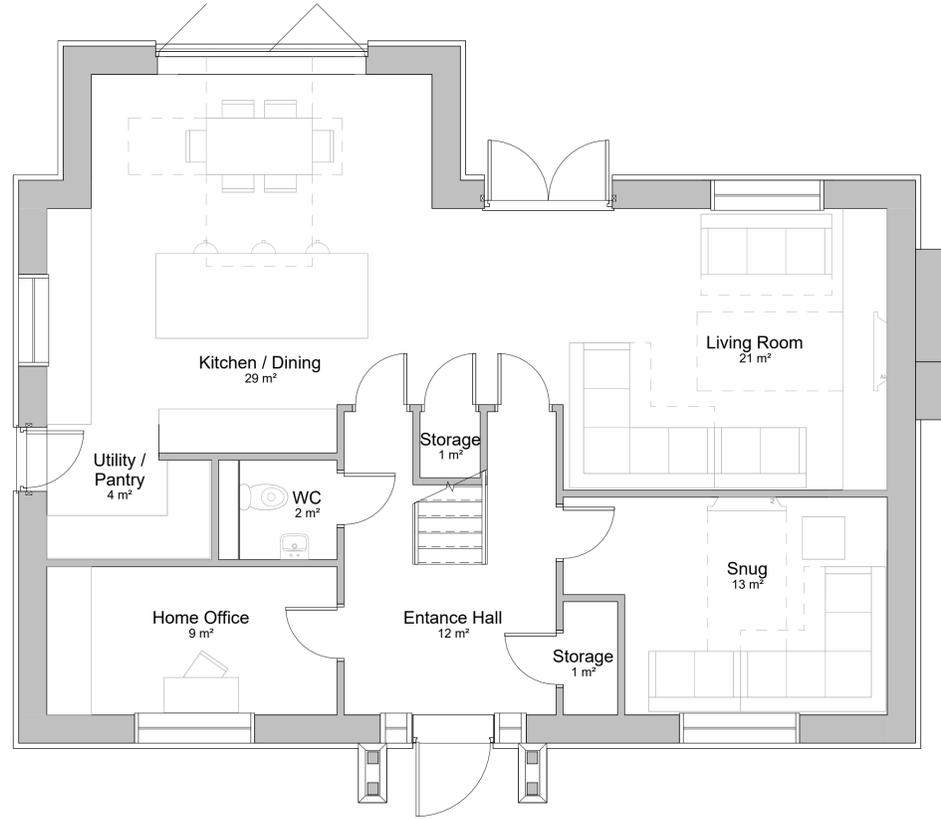
Revision	Date	By	Chk
P4	31/10/24	GB	TP
P3	01/10/24	GB	TP
P2	26/09/24	GB	TP
P1	18/09/24	GB	TP

All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.
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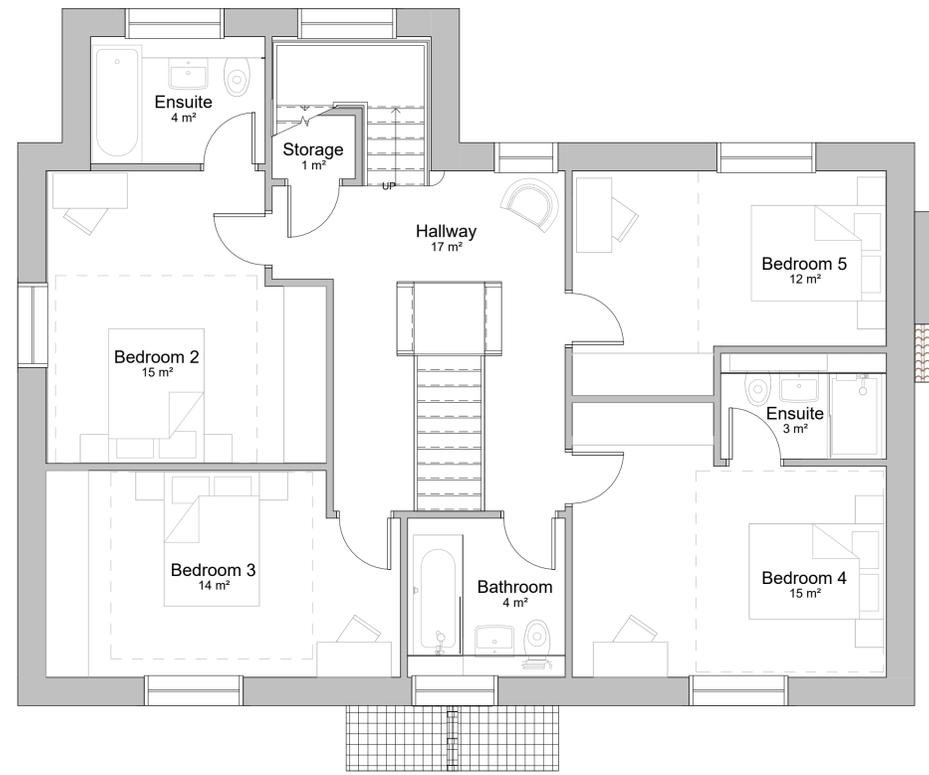
Lady Rona Delves Broughton
Doddington Estate Residential



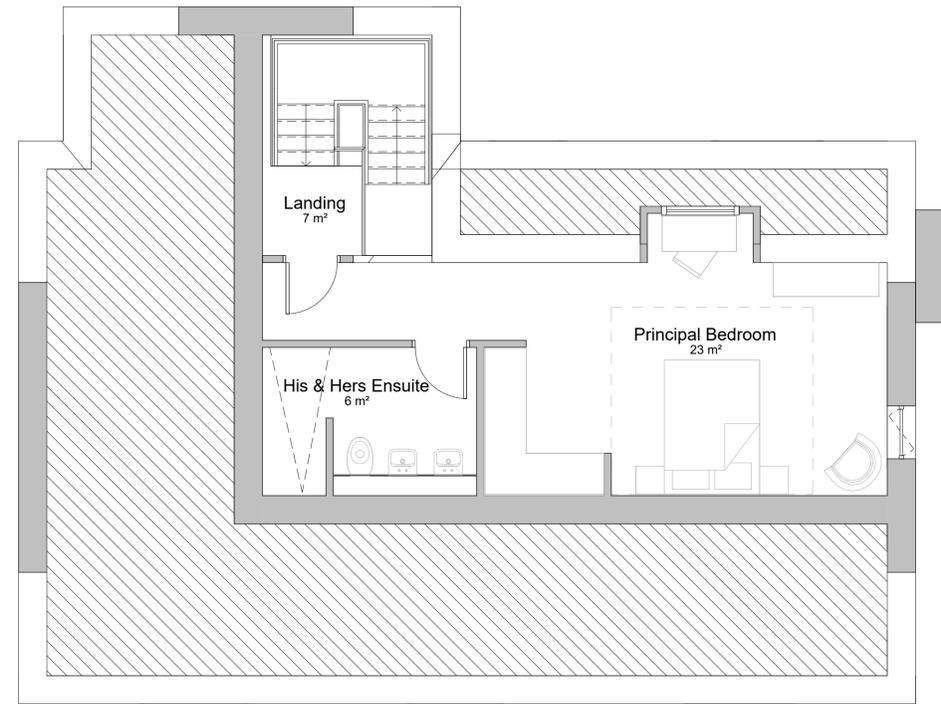
House Type - 5B_A2



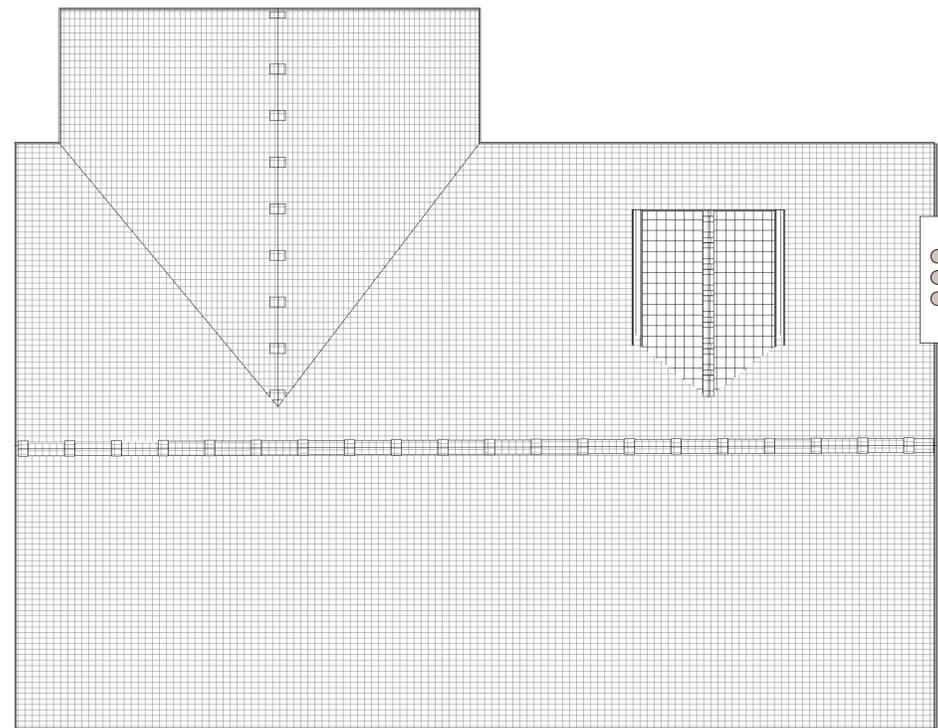
Proposed Ground Floor Plan



Proposed First Floor Plan



Proposed Second Floor Plan



Proposed Roof Plan



Area Schedule (GIA)		
Name	Area	Level

GIA Ground Floor	94 m ²	Level 00
GIA First Floor	94 m ²	Level 01
GIA Second Floor	42 m ²	Level 02

Grand total 230 m²

Area Schedule (GEA)		
Name	Area	Level

GEA Ground Floor	113 m ²	Level 00
GEA 2nd Floor	50 m ²	Level 02
GEA 1st Floor	113 m ²	Level 01

Grand total 276 m²

Room Schedule	
Name	Area

Kitchen / Dining	29 m ²
Living Room	21 m ²
Home Office	9 m ²
Entrance Hall	12 m ²
Snug	13 m ²
Storage	1 m ²
WC	2 m ²
Storage	1 m ²
Utility / Pantry	4 m ²

Level 00: 9 91 m²

Bedroom 5	12 m ²
Bedroom 4	15 m ²
Bathroom	4 m ²
Bedroom 3	14 m ²
Bedroom 2	15 m ²
Hallway	17 m ²
Ensuite	3 m ²
Storage	1 m ²
Hallway	3 m ²
Ensuite	4 m ²

Level 01: 10 88 m²

His & Hers Ensuite	6 m ²
Principal Bedroom	23 m ²
Landing	7 m ²

Level 02: 3 36 m²

Grand total: 22 215 m²

P4	Submitted for Planning	31/10/24	GB	TP
P3	GIA update	01/01/24	GB	TP
P2	Client Issue	26/09/24	GB	TP
P1	House Type Update	18/09/24	GB	TP

Revision	Date	By	Chk
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All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.

Lady Rona Delves Broughton
Doddington Estate Residential

Sheet Name: 5B_A2 Proposed Plans

Purpose of issue: Planning Status:

Date: 09/11/23 Checked by: TP

Drawn by: GB Scale @ A1: 1 : 50

Project No: 8877 Revision: P4

Drawing No 8877-BOW-5BA1-ZZ-DR-A-P500





Front View



Side View



Rear View

Note: Landscaping is shown for illustrative purposes to provide context for the house's surroundings

House Type - 5B_A2

Date: 09/11/23		Checked by: TP		Sheet Name: 5B_A2 Proposed Visuals		Project No: 8877		Revision: P4	
Drawn by: GB		Scale @ A1:		Purpose of issue: Planning		Status:		Drawing No 8877-BOW-5BA1-ZZ-DR-A-P501	
P4 Submitted for Planning		31/10/24 GB TP		All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.		Lady Rona Delves Broughton			
P3 GIA update		01/01/24 GB TP		Do not scale from this drawing		Doddington Estate Residential			
P2 Client Issue		28/09/24 GB TP		This drawing is the copyright of Bowman Riley Architects Limited. ©					
P1 House Type Update		18/09/24 GB TP							
Revision		Date		By		Chk			