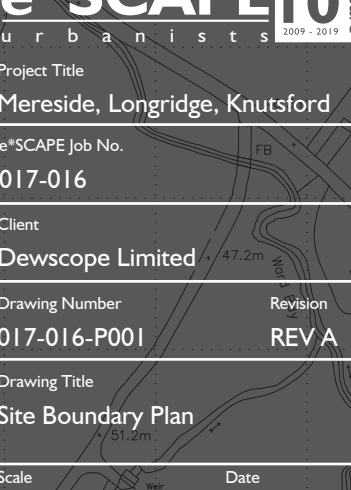
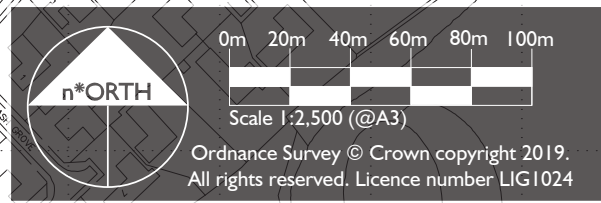
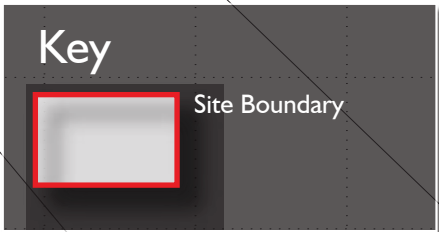


21/3100M

Land East Of,
LONGRIDGE,
KNUTSFORD



e*SCAPE **10** years
urbanists 2009 - 2019

Project Title
Mereside, Longridge, Knutsford

e*SCAPE Job No.
017-016

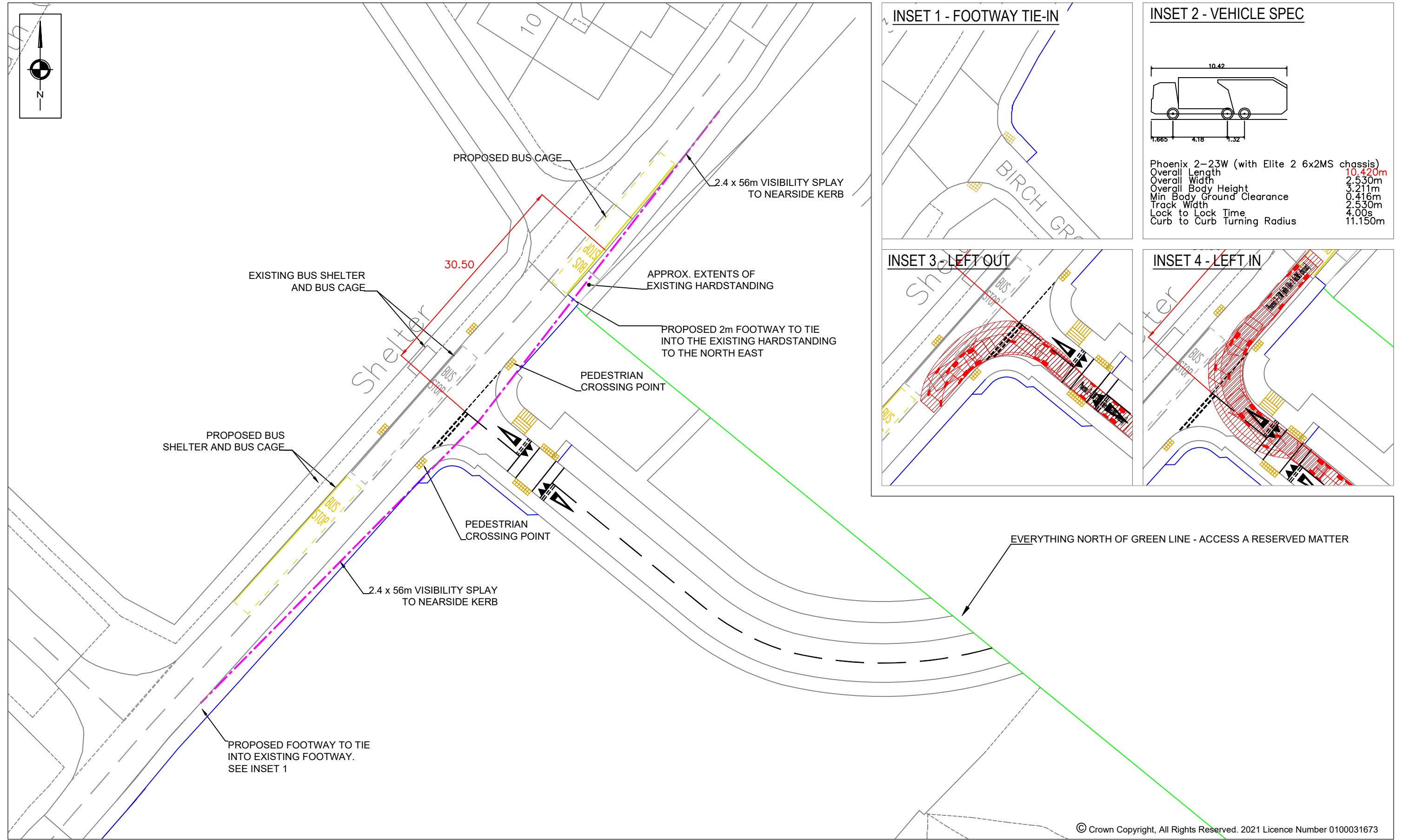
Client
Dewscope Limited

Drawing Number
017-016-P001

Drawing Title
Site Boundary Plan

Scale
1:2,500 @ A3

Date
March '19



<div><div>S C P</div><div>Transportation Planning : Infrastructure Design</div><div>Colwyn Chambers, 19 York Street, Manchester, M2 3BA, Tel 0161 832 4400, www.scptransport.co.uk, Email info@scptransport.co.uk</div></div>	Project Title DEWScope LTD MERESIDE, LONGRIDGE, KNUTSFORD	Drawing Title PROPOSED SITE ACCESS	Scale 1:500 @ A3	By BA	Rev	Description	Date	By	Drawing No.
			Date 27.04.2021	Checked PT	A	-BUS CAGE ADDED TO S.WEST BOUND BUS STOP. FOOTWAY EXTENDED TO SUIT.	15.11.22	BA	SCP/16132/F02
			Approved/ Unapproved -	Status PLANNING	B	-NEW SITE UNDERLAID & SITE ACCESS UPDATED	07.08.23	LD	Revision C
					C	-UPDATED DRAWING AND TRACKING	05.08.23	AM	



e*SCAPE 10 years
urbanists 2009 - 2019

Project Title
Mereside, Longridge, Knutsford

e*SCAPE Job No.
017-016

Client
Dewscope Limited

Drawing Number	Revision
017-016-P020	REV -

Drawing Title
Kickabout Space

Scale	Date
1:2,500 @ A3	June'23



Key

- Site Boundary
- 1-3 Storey Zones (circa 12 metres to ridge)
- 1-2 Storey Zones (circa 9 metres to ridge)

Note: 2.5 to 3 storey homes used sparingly as header buildings, landmarks and corner turners in key locations

n*ORTH

0m 20m 40m 60m 80m 100m

Scale 1:2,500 (@A3)

Ordnance Survey © Crown copyright 2021.
All rights reserved. Licence number LIG1024

e*SCAPE10 years
urbanists 2009 - 2019

Project Title
Mereside, Longridge, Knutsford

e*SCAPE Job No.
017-016

Client
Dewscope Limited

Drawing Number
017-016-P019

Revision
REV -

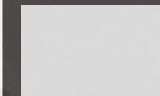
Drawing Title
Parameters: Massing

Scale
1:2,500 @ A3

Date
December '22



Key



Green Infrastructure Assets:
Existing Woodland



Grasslands



Public Open Space



Wetlands



Green Infrastructure Functions:
Ecological Woodland Habitat - 4.035ha



Ecological Grassland & Woodland Edge Habitats - 3.7024ha



Allotment &/or Community Garden - 0.1350ha



Children's Play Space - 0.462ha



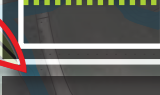
Amenity Green Space - 1.4364ha



Green Corridors - 0.2874ha



Ecological Wetland Habitat - 0.3018ha



Existing Retained Native Hedgerows

e*SCAPE 10 years
urbanists 2009 - 2019

Project Title
Mereside, Longridge, Knutsford

e*SCAPE Job No.
017-016

Client
Dewscope Limited

Drawing Number
017-016-P008

Revision
REV J

Drawing Title
Green Infrastructure Parameters
(Street hierarchy & layout indicative)

Scale
1:2,500 @ A3

Date
December '23

n*ORTH

0m 20m 40m 60m 80m 100m

Scale 1:2,500 (@A3)

Ordnance Survey © Crown copyright 2023.
All rights reserved. Licence number LIG1024



Key

- Site Boundary
- Retained Trees & Woodlands
- Green Infrastructure
- Blue Infrastructure (SUDs, Existing & Proposed Ponds etc)
- Recreational Footpaths and/or Cycleways
- Play Space Location (NEAP/LEAP)
- Homes
- Avenue
- Streets & Lanes
- Shared Drives
- Shared Space (Squares & Mews)
- Gardens

e*SCAPE 10 years
urbanists 2009 - 2019

Project Title
Mereside, Longridge, Knutsford

e*SCAPE Job No.
017-016

Client
Dewscope Limited

Drawing Number
017-016-P007

Revision
REV J

Drawing Title
**Illustrative Masterplan
(Internal layout indicative only)**

Scale
1:2,500 @ A3

Date
June '23

0m 20m 40m 60m 80m 100m
Scale 1:2,500 (@A3)

Ordnance Survey © Crown copyright 2023.
All rights reserved. Licence number LIG1024

Booths
Mere

Spring
Wood



Accommodation Schedule:

Gross Site Area: 16.31 hectares
Net Developable Area: 5.75 hectares
F2 Uses & Associated Parking: 0.2 hectares
Green Infrastructure: 10.36 hectares
Number of Homes: 225 units
Net Density: 39 units/hectare
Gross Density: 14 units/hectare

Note: Schedule & densities indicative at this outline stage

Key

- Site Boundary
- Retained Trees & Woodlands
- Retained Hedgerows
- Retained Ponds
- Public Right of Way (retained on current alignment)
- Recreational Footpaths
- Residential Parcels/ F2 Uses & associated parking
- Green & Blue Infrastructure
- Primary & Secondary Gateways
- Avenues
- Streets
- Lanes
- Shared Drives

e*SCAPE 10 years
urbanists 2009 - 2019

Project Title
Mereside, Longridge, Knutsford

e*SCAPE Job No.
017-016

Client
Dewscope Limited

Drawing Number
017-016-P006

Revision
REV Q

Drawing Title
Parameters Masterplan
(Street hierarchy & layout indicative)

Scale
1:2,500 @ A3

Date
December '23

0m 20m 40m 60m 80m 100m

Scale 1:2,500 (@A3)

Ordnance Survey © Crown copyright 2023.
All rights reserved. Licence number LIG1024

n*ORTH

0m5m10m20m30m

Scale 1:500 (@A3)

Ordnance Survey © Crown copyright 2022.

All rights reserved. Licence number LIG1024



e*SCAPE10

urbanists

2009 - 2019

Project Title

Mereside, Longridge, Knutsford

e*SCAPE Job No.

017-016

Client

Dewscope Limited

Drawing Number

017-016-P018

Drawing Title

Testing Layout

Scale

1:500 @ A3

Date

November'22

Revision

REV -