

24/4287/FUL

Land South Of Old Mill Road,
Sandbach,
Cheshire.

Disclaimer
On-site works from this drawing
All contractors must visit the site and be responsible for taking and checking dimensions.
All construction information should be taken from the drawings and dimensions only.
Any discrepancies between drawings, specifications and site conditions must be brought to the attention of the surveying office.
This drawing is for planning purposes only. It is not intended to be used for construction purposes. Whilst all reasonable efforts are used to ensure drawings are accurate, Aspire Planning and Design Ltd accept no responsibility or liability for any reliance placed on, or use made of, this plan by anyone for purposes other than those stated above.

ACCOMMODATION SCHEDULE									
Name	IS	Bed	Storey	Unit No	Unit m ²	Unit m ²	Unit m ²	Unit m ²	Total
Private Housing (164)									
Cartmel	CART	4 Bed	2.5	14	1554				21756
Osmeys	OSMEYS	4 Bed	2	3	1515				4545
Osmeys DA	OSMEYS DA	4 Bed	2	14	1515				21210
Marford - M4(2)	MARF	4 Bed	2	22	1329				29238
Eaton	EULT	3 Bed	2.5	22	1180				25960
Shawdon	SNOW	2 Bed	2.5	8	1060				8480
Longford - M4(3)	LONG	3 Bed	2	8	1149				9192
Ansley M4(2)	ANS	3 Bed	2	1	1109				1109
Brinkdale	BRK	3 Bed	2	22	1101				24222
Doddleston B	DOOL-B	3 Bed	2	5	1056				5280
Eccleston	ECC	3 Bed	2	5	1056				5280
Burton	BURT	2 Bed	2	4	756				3024
Newton	NEWT	3 Bed	2	15	1003				15045
AF3-1	AF3-1	3 Bed	2	2	1003				2006
AF3-4	AF3-4	3 Bed	2	1	1045				1045
Maxley - M4(3)	MAXL	2 Bed	2	4	866				3464
Disley - M4(2)	DISL	1 Bed GF	2	3	542				1626
Disley	DISL	1 Bed GF	2	3	569				2067
Disley 4 - M4(2)	DISL4	1 Bed GF	2	2	542				1084
Disley 4	DISL4	1 Bed GF	2	2	569				1138
Disley 4 - M4(2)	DISL4	1 Bed GF	2	2	529				1018
Disley 4	DISL4	1 Bed GF	2	2	555				1110
Private Housing Total:									174341 m ²
Affordable Housing (40)									
AF3-1	AF3-1	3 Bed	2	2	1003				2006
AF3-4	AF3-4	3 Bed	2	3	1045				3135
AF2-1 - M4(2)	AF2-1	2 Bed	2	8	911				7288
Maxley - M4(3)	MAXL	2 Bed	2	1	866				866
Yeovil (3)	YEOV	3 Bed	2	1	1039				1039
Yeovil (1)	YEOV	1 Bed	2	1	662				662
Apartment 1 - M4(2)	APT 1	1 Bed GF	1	4	542				2168
Apartment 2 - M4(2)	APT 2	1 Bed GF	1	4	539				2156
Apartment 1	APT 1	1 Bed	3	8	542				4336
Apartment 2	APT 2	1 Bed	3	8	539				4312
Affordable Housing Total:									27968 m ²
Grand Total:									217307 m ²
Gross Site Area:									7.93 ha
Gross Density:									25.74 Un/ha
Net Density:									39.27 Un/ha
Gross Footage:									2546.90 m ² /ha
Net Footage:									3886.07 m ² /ha
Net Density:									15.89 Un/ac
Gross Footage:									11094.28 Un/ac
Net Footage:									16928 ft ² /ac
*Note - All Areas Approx. Abbreviations Ac = Acres ha = Hectares m ² = square metres Un = units m ² = square metres SSR = Single Sided Road POS = Public Open Space Det = Detached Apt = Apartment Int = Integral Sgl = Single Oth = Other									

SSR	0.47 ha	1.17 ac		
POS	2.08 ha	5.14 ac		
Boulevard	0.18 ha	0.44 ac		
Nett Site Area:			5.20 ha	12.84 ac
Gross Density:			25.74 Un/ha	10.41 Un/ac
Nett Density:			39.27 Un/ha	15.89 Un/ac
Gross Footage:			2546.90 m ² /ha	11094.28 Un/ac
Nett Footage:			3886.07 m ² /ha	16928 ft ² /ac

Notes - All Areas Approx.
Abbreviations
Ac = Acres | ha = Hectares | m² = square metres | Un = units | m² = square metres | SSR = Single Sided Road | POS = Public Open Space | Det = Detached | Apt = Apartment | Int = Integral | Sgl = Single | Oth = Other

Diverted route of footpath no. FP19

Proposed balancing pond

Proposed new roundabout see Eddisons drawing for further details

Surveyed alignment of existing watercourse

8m offset from existing watercourse

16m offset from existing watercourse

Proposed electric sub-station

Proposed gas governor

Realigned PROW

Style to be removed

Public Art

Proposed NEAP

25m Stand-off from play equipment

Proposed realignment of PROW

Access to further phases

Proposed realignment of PROW

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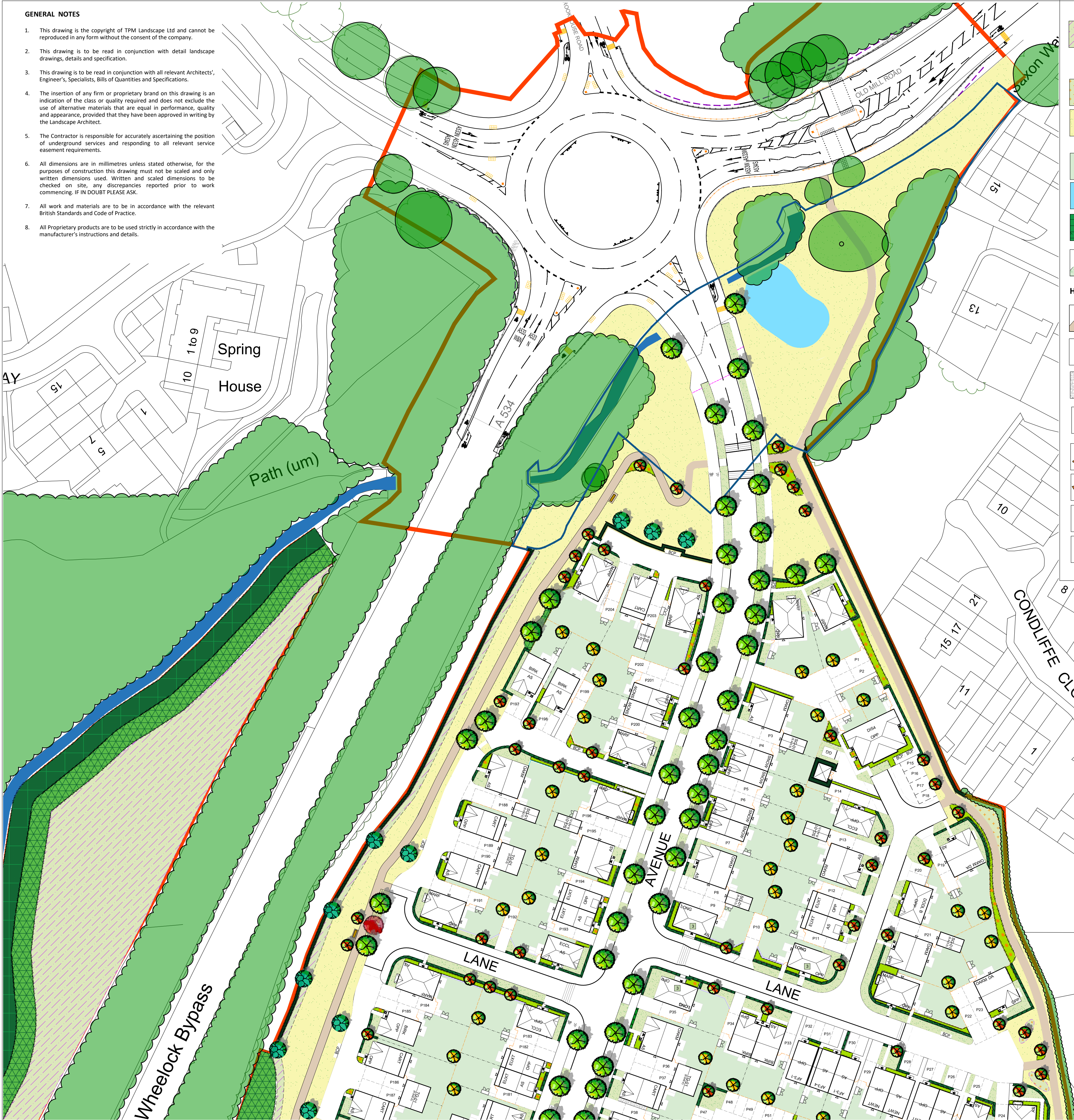
Proposed realignment of PROW

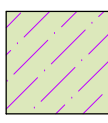
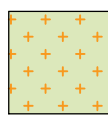
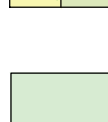
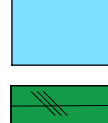
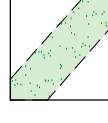
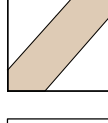
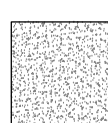

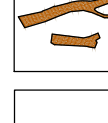




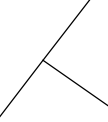
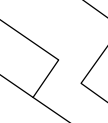
Proposed realignment of PROW

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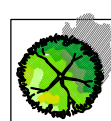
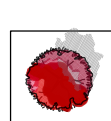
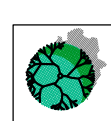
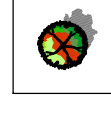
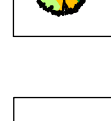

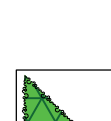

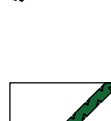
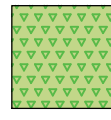
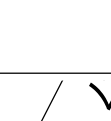

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3. This drawing is to be read in conjunction with all relevant Architects', Engineer's, Specialists, Bills of Quantities and Specifications.
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5. The Contractor is responsible for accurately ascertaining the position of underground services and responding to all relevant service easement requirements.
6. All dimensions are in millimetres unless stated otherwise, for the purposes of construction this drawing must not be scaled and only written dimensions used. Written and scaled dimensions to be checked on site, any discrepancies reported prior to work commencing, IF IN DOUBT PLEASE ASK.
7. All work and materials are to be in accordance with the relevant British Standards and Code of Practice.
8. All Proprietary products are to be used strictly in accordance with the manufacturer's instructions and details.



- **Proposed Wildflower Meadow**
To be Special General Purpose Meadow Mixture (EM3), supplied by Emorsgate or similar approved. Including 20% native wild flowers and 80% slow growing grasses.
- **Proposed Bulb Planting**
To provide seasonal interest.
- **Proposed Grass Areas**
Species rich grassland in POS area. Front garden to be turf.
Note: To be managed through regular grass cut
- **Proposed Grass in Back Gardens**
Back gardens to client specification.
- **Proposed Pond**
- **Proposed Marginal Plants**
Mix of marginal plants to wetland area.
- **Proposed Informal Footpath in POS area**
Mown grass path.
- HARD LANDSCAPE**
- **Proposed Footpath**
Compacted gravel path or colored Tarmac.
- **Proposed Seat**
- **Proposed Gravel**
- **Proposed Public Art**
Located in the southeastern POS area, specified by others.
- **Proposed Raised Timber Planks**
To have smooth flat surface
- **Proposed Large Fallen Tree Trunks**
To have smooth surface
- **Proposed Boulders with specimens**
- **Proposed Timber Stepping Trunks**

LEGEND

- **Existing Trees and Hedge to be Retained**
Trees to be retained and protected in line with BS5837:2012.
- **Proposed Avenue Trees**
Trees to be planted as 20-25cm girth, Semi-mature, 4.5-5m high. Trees to be planted with a double timber stake secured with a rubber tree tie.
- **Proposed Feature Trees**
Feature tree with vibrant autumn colour. Trees to be planted as 20-25cm girth, Semi-mature, 4.5-5m high. Trees to be planted with a double timber stake secured with a rubber tree tie.
- **Proposed Native Trees**
Trees to be planted as 14-16cm, Extra-heavy Standard, 3-4m high. Trees to be planted with a double timber stake secured with a rubber tree tie.
- **Proposed Small Trees**
Trees to be planted as 10-12cm girth or multi-stem specimens, 3-3.5m high and secured with single stake and suitable rubber ties.
- **Proposed Back Graden Trees**
Trees to be planted as 10-12cm girth, Selected Standard, 2.5-3.5m high. Trees to be staked and secured with suitable rubber ties.
- **Proposed Fruit Trees**
Trees to be planted as 10-12cm girth, 2-3m high and secured with single stake and suitable rubber ties. Fruit tree species should be suitable to the local climate and soil conditions including apple, pear, plum, or cherry.
- **Proposed Shrub Planting**
Ornamental shrub planting, to be planted in 3-4L containers at 3-4 p/m², and enhanced by feature specimens in 10-20L pots.
- **Proposed Native Rich-species Scrub Mix**
To be planted as bare root stock, 60-80cm, planted at 2/m².
- **Proposed Native Woodland Mix**
To be planted as bare root stock, 100-120cm, planted at 1/m².
- **Proposed Native Hedgerows**
Native hedge mix, planted at 100-120cm, bare root stock, in a double staggered row at 400mm centres.
- **Proposed Ornamental Hedgerows**
Evergreen hedgerows to be planted in 10L containers at a rate of 3-4 per lin. metre.
- **Proposed Wildflower Meadow Attenuation Pond**
To be Emorsgate EM8F Wild Flowers for Wetland, supply by Emorsgate or similar approved. Sowing rate 1.5/gm².

REVISION NOTES			
Rev	By	Description	Date
K	RN	Updated as per latest layout, Replaced Wildflower meadows with Grass.	13.05.25
J	TS	Added footpath surface to POS path within council land and minor amendments	08.05.25
I	TS	Updated in line with the latest layout	07.05.25
H	TS	Updated in line with the latest layout and the LPA comments	06.05.25
G	TS	Updated in line with the ecologist comments	18.03.25
F	TS	Updated in line with the ecologist comment	11.03.25
E	TS	Updated in line with the latest layout and ecologist / client comments	06.03.25
D	TS	Updated in line with the latest layout and comments	24.02.25
C	TS	Updated in line with the ecologist's comments for BNG	11.10.24
B	TS	Updated in line with the new layout (Red-line boundary has been updated)	03.10.24
A	TS	Updated in line with the new layout and comments	13.09.24

Client
Anwyl Homes

Project
Old Mill Lane, Sandbach

Description
Extract of Landscape Masterplan (1 of 2)

Status
For Approval

Scale @ A1
1:500

Drawn
TS

Checked
CT

Date
23.08.24

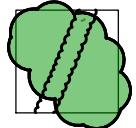
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Drawing number
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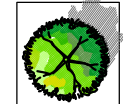
Revision
K



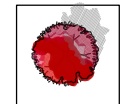
LEGEND



Existing Trees and Hedge to be Retained
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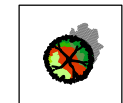
Proposed Avenue Trees
Trees to be planted as 20-25cm girth, Semi-mature, 4.5-5m high. Trees to be planted with a double timber stake secured with a rubber tree tie.



Proposed Feature Trees
Feature tree with vibrant autumn colour. Trees to be planted as 20-25cm girth, Semi-mature, 4.5-5m high. Trees to be planted with a double timber stake secured with a rubber tree tie.



Proposed Native Trees
Trees to be planted as 14-16cm, Extra-heavy Standard, 3-4m high. Trees to be planted with a double timber stake secured with a rubber tree tie.



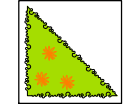
Proposed Small Trees
Trees to be planted as 10-12cm girth or multi-stem specimens, 3-3.5m high and secured with single stake and suitable rubber ties.



Proposed Back Graden Trees
Trees to be planted as 10-12cm girth, Selected Standard, 2.5-3.5m high. Trees to be staked and secured with suitable rubber ties.



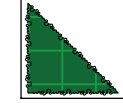
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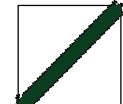
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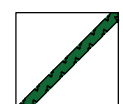
Proposed Native Rich-species Scrub Mix
To be planted as bare root stock, 60-80cm, planted at 2/m².



Proposed Native Woodland Mix
To be planted as bare root stock, 100-120cm, planted at 1/m².



Proposed Native Hedgerows
Native hedge mix, planted at 100-120cm, bare root stock, in a double staggered row at 400mm centres.



Proposed Ornamental Hedgerows
Evergreen hedgerows to be planted in 10L containers at a rate of 3-4 per lin. metre.



Proposed Wildflower Meadow Attenuation Pond
To be Emorsgate EM8F Wild Flowers for Wetland, supply by Emorsgate or similar approved. Sowing rate 1.5/gm².

REVISION NOTES

Rev	By	Description	Date
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D	TS	Updated in line with the latest layout and comments	24.02.25
C	TS	Updated in line with the ecologist's comments for BNG	11.10.24
B	TS	Updated in line with the new layout (Red-line boundary has been updated)	03.10.24
A	TS	Updated in line with the new layout and comments	13.09.24

Client

Anwyl Homes

Project

Old Mill Lane, Sandbach

Description

Extract of Landscape Masterplan (2 of 2)

Status

For Approval

Scale @ A1

1:500

Job number

4513

Drawn

TS

Checked

CT

Drawing number

103

Date

23.08.24

Revision

J

tpm landscape
chartered landscape architects

address: 4th Floor Studio 10 Little Lever St Manchester M1 1HR
tel: 0161 235 0600 fax 0601 email info@tpmlandscape.co.uk

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- All Proprietary products are to be used strictly in accordance with the manufacturer's instructions and details.



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OLD MILL ROAD

SANDBACH

HOUSETYPE PACK

FEBRUARY 2025

For planning purposes only
Housetype Scales: 1:100/1:200@A3

ANWYL
thoughtful homes

SPINE

NTS@A3



Character Areas

- Spine
- Fringe



THE DISLEY
1B2P

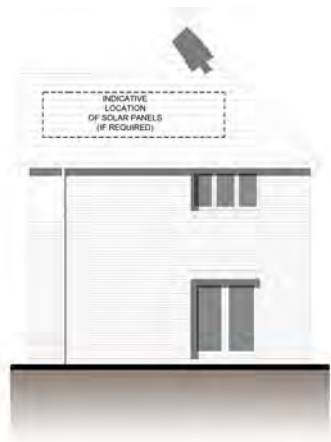
GROSS : 542ft² / 689ft² / 50.3m² / 64m²



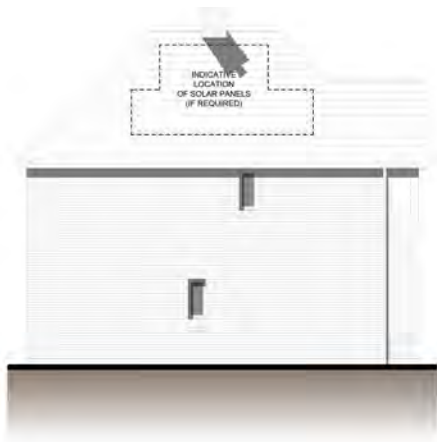
FRONT ELEVATION@1:100



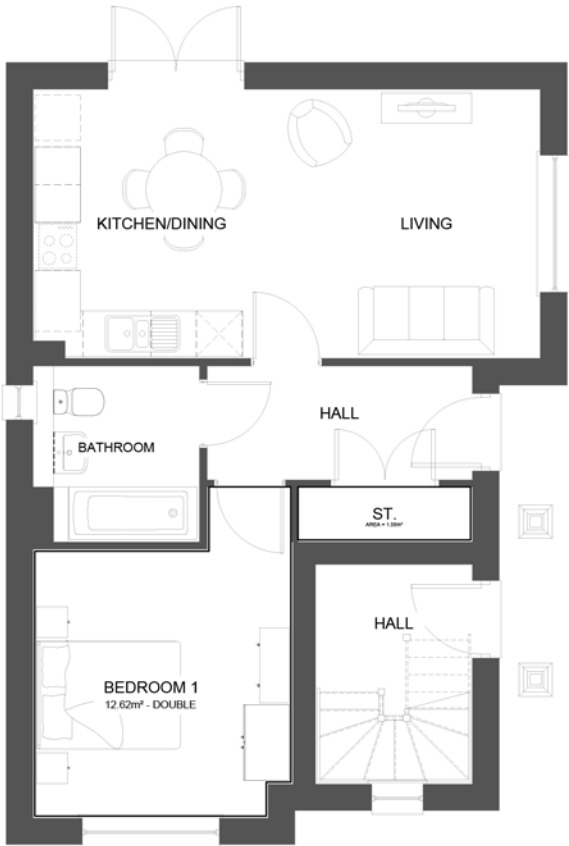
FRONT ELEVATION@1:100



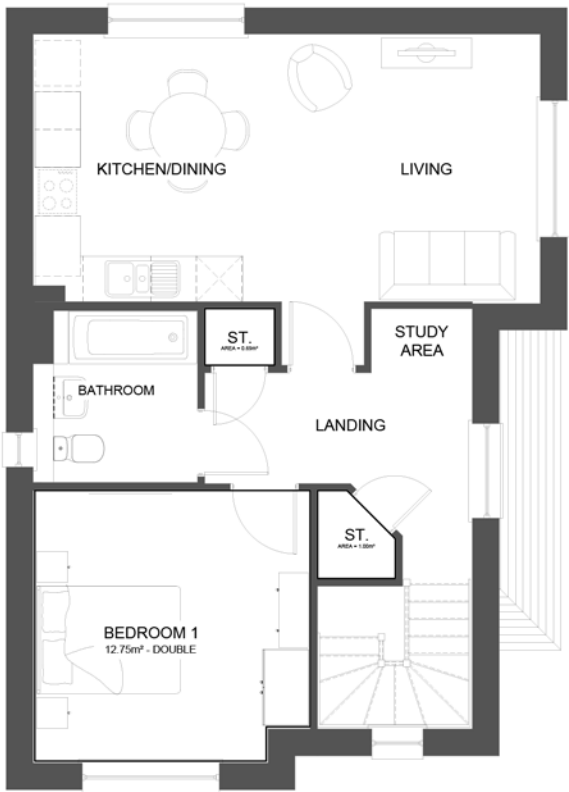
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



NDSS

FF
GF

M4(2)

M4(3)

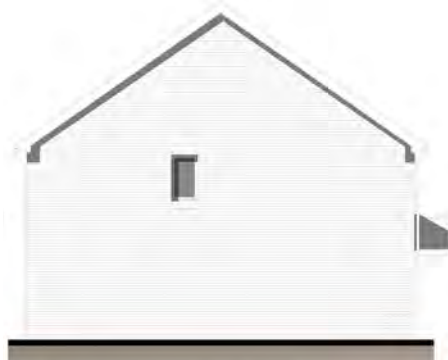
THE NEWTON

3B4P

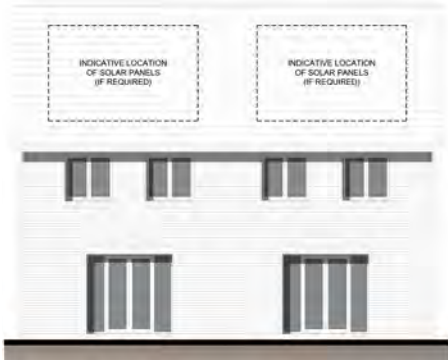
GROSS : 1003ft² / 93.1m²



FRONT ELEVATION@1:100



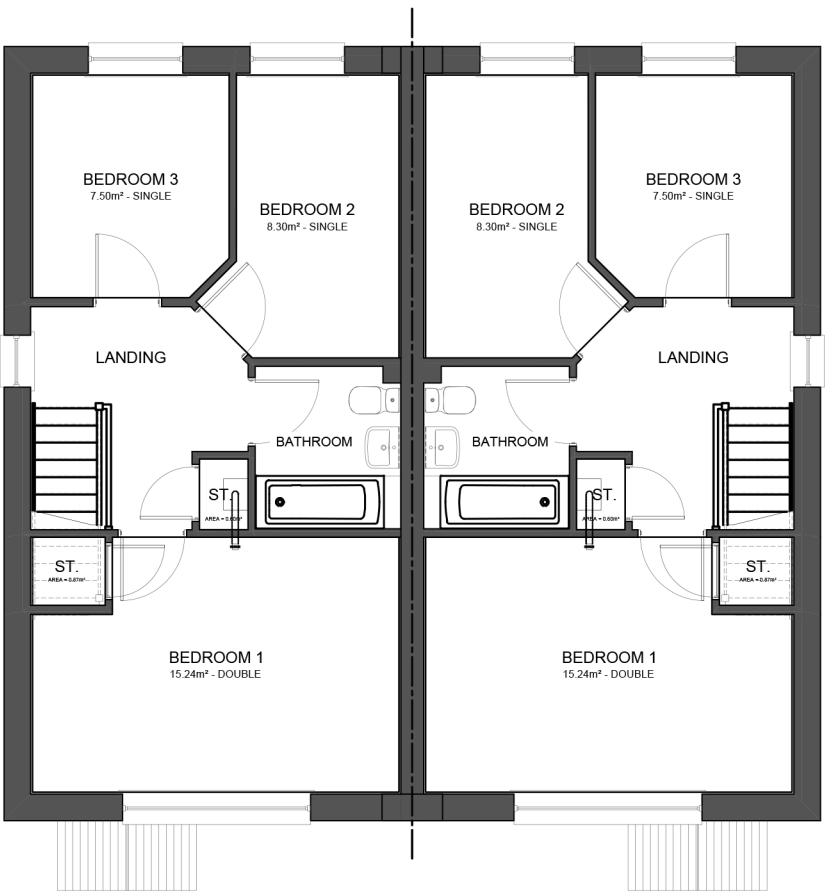
SIDE ELEVATION@1:200



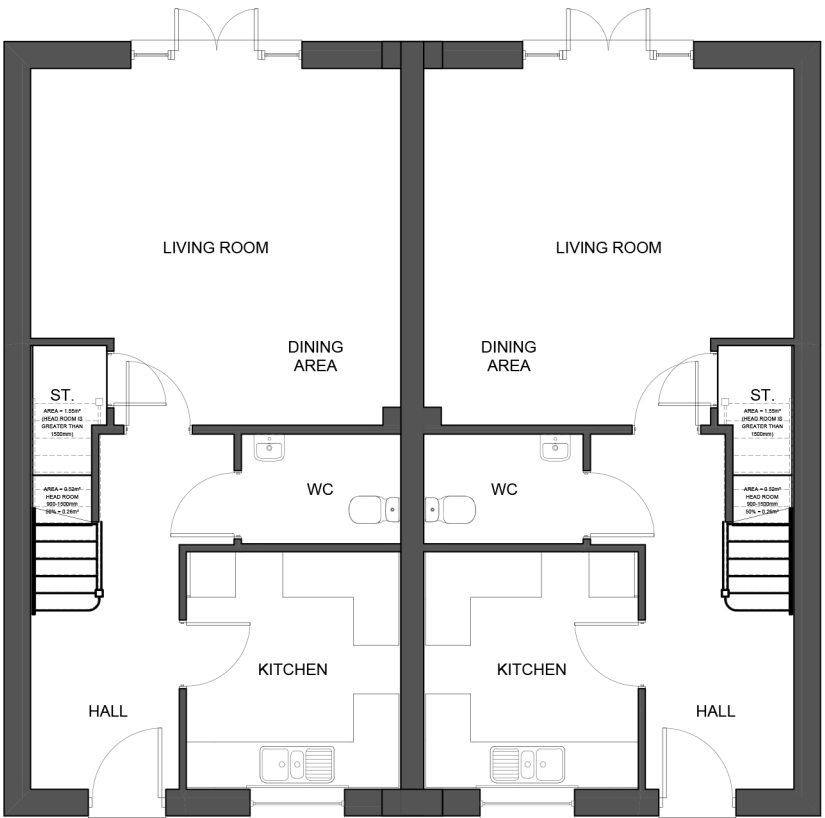
REAR ELEVATION@1:200



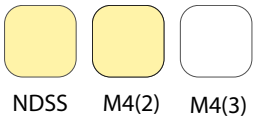
SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



THE
ECCLESTON
3B5P

GROSS : 1056ft² / 98.1m²



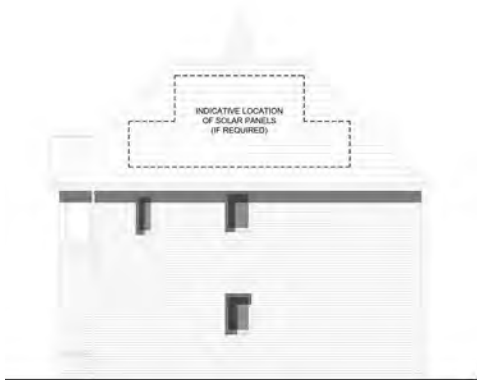
FRONT ELEVATION@1:100



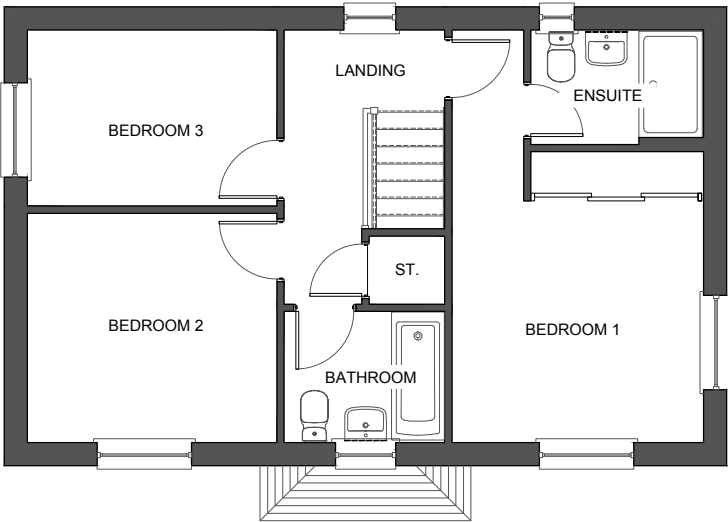
SIDE ELEVATION@1:100



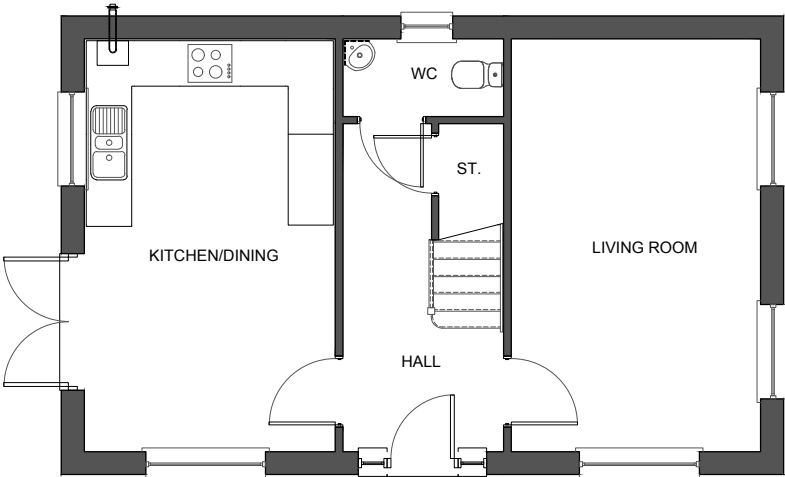
SIDE ELEVATION@1:200



REAR ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



THE
DODLESTON
3B5P

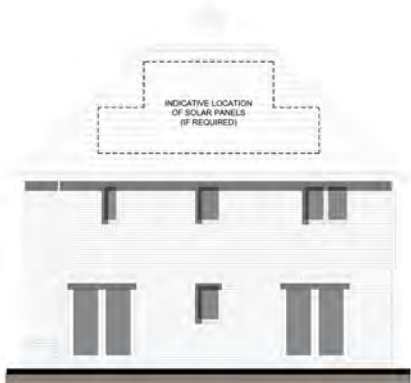
GROSS : 1056ft² / 98.1m²



FRONT ELEVATION@1:100



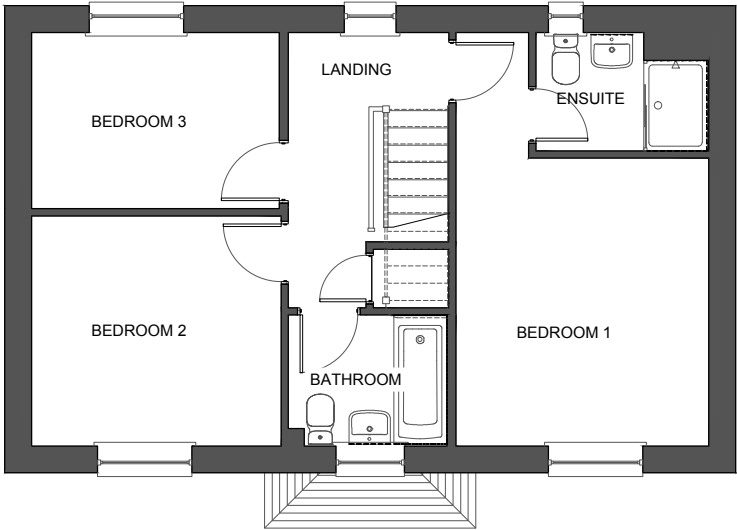
SIDE ELEVATION@1:200



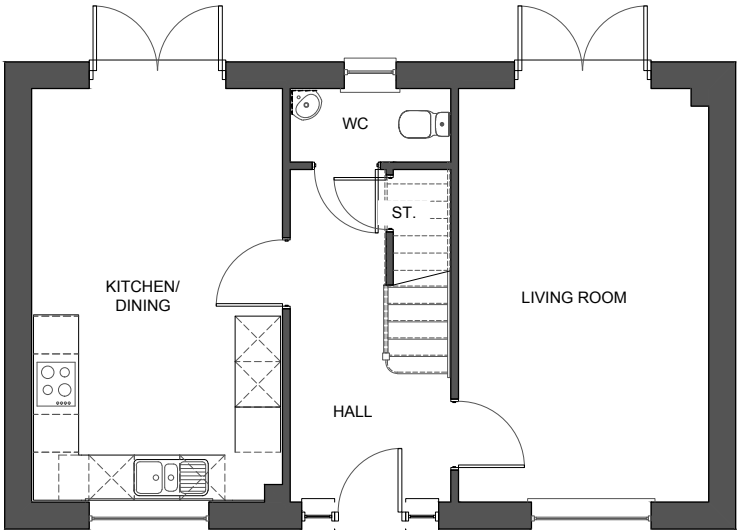
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100

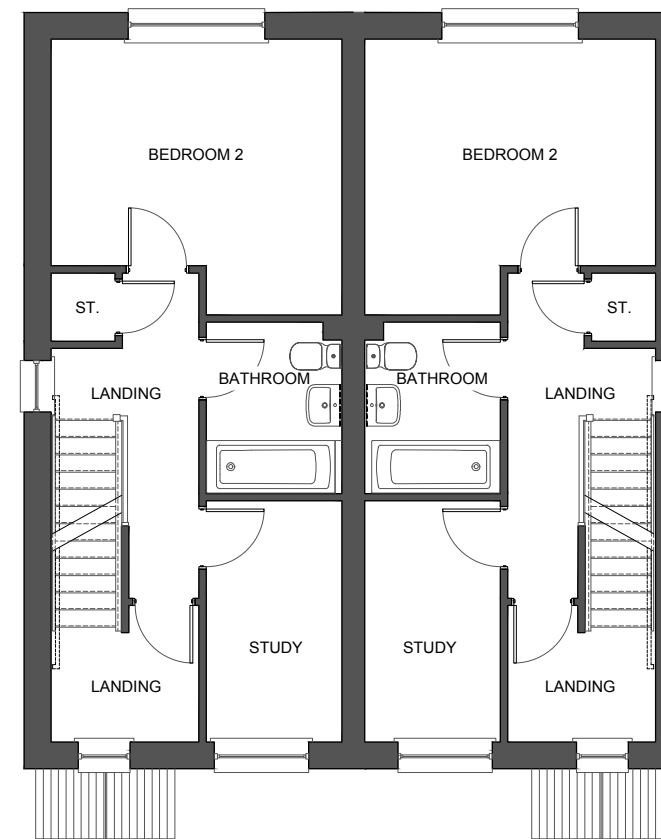


THE SNOWDON 2B4P

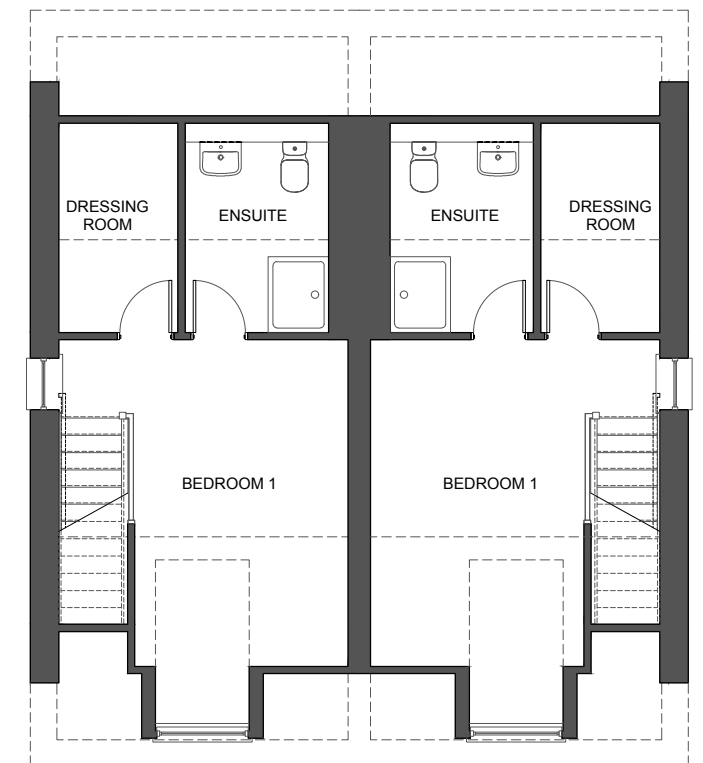
GROSS: 1060ft² / 98.4m²



FRONT ELEVATION@1:100



FIRST FLOOR PLAN@1:100



SECOND FLOOR PLAN@1:100



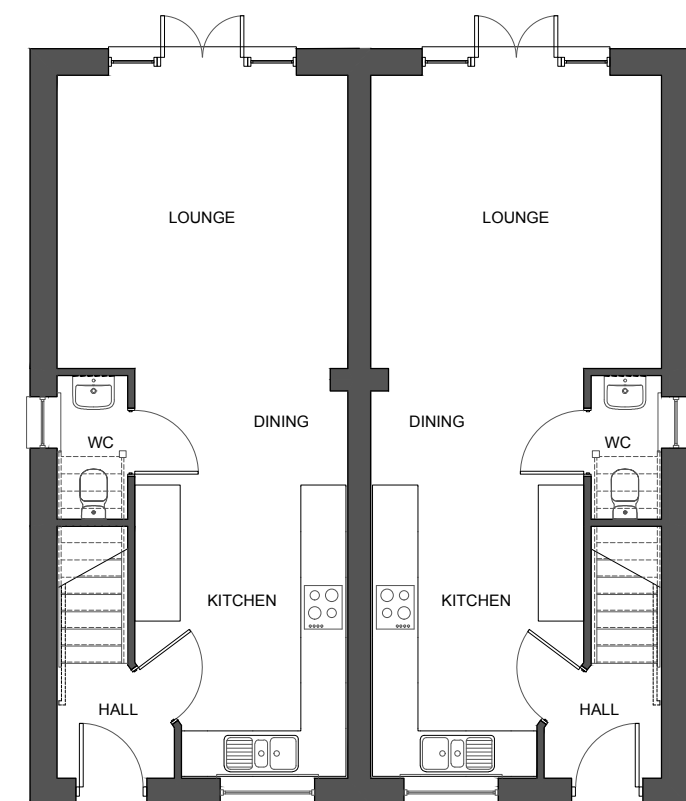
SIDE ELEVATION@1:200



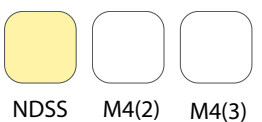
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



GROUND FLOOR PLAN@1:100

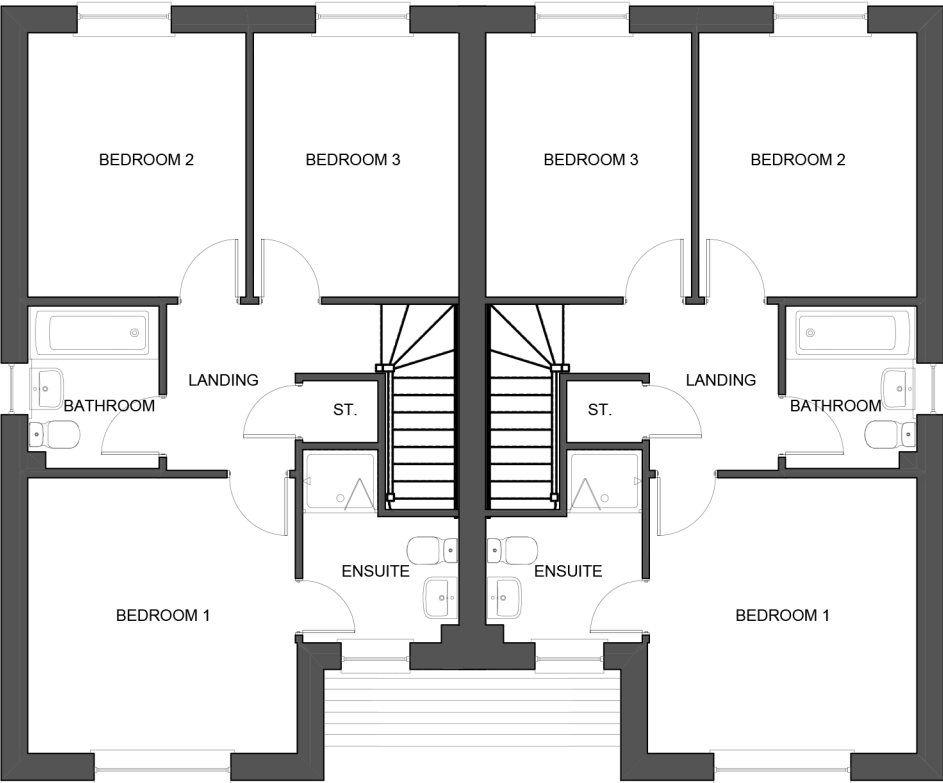


THE
BIRKDALE
3B5P

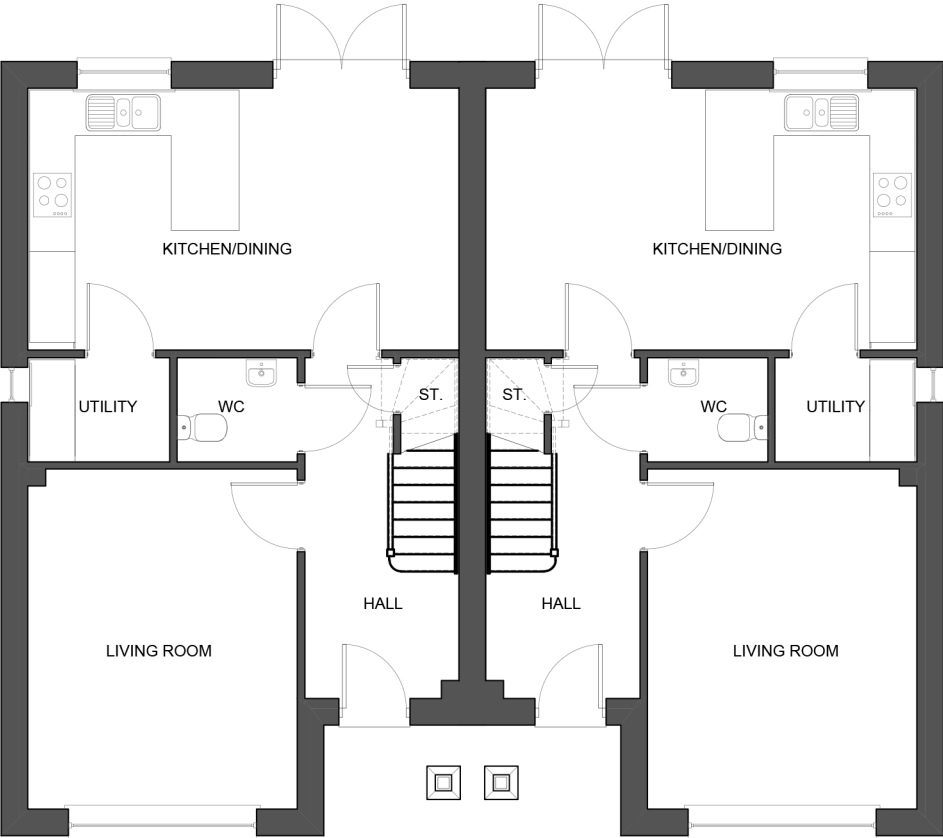
GROSS: 1101ft² / 102.2m²



FRONT ELEVATION@1:100



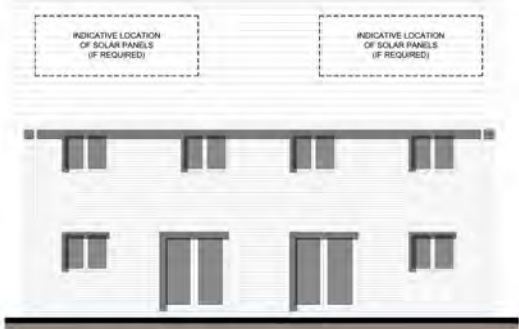
FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



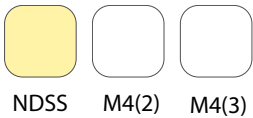
SIDE ELEVATION@1:200



REAR ELEVATION@1:200



SIDE ELEVATION@1:200



THE
AINSDALE
3B6P

GROSS: 1109ft² / 103m²



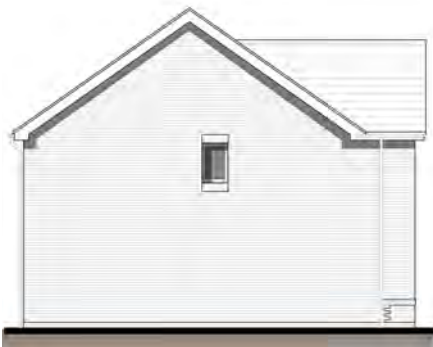
FRONT ELEVATION@1:100



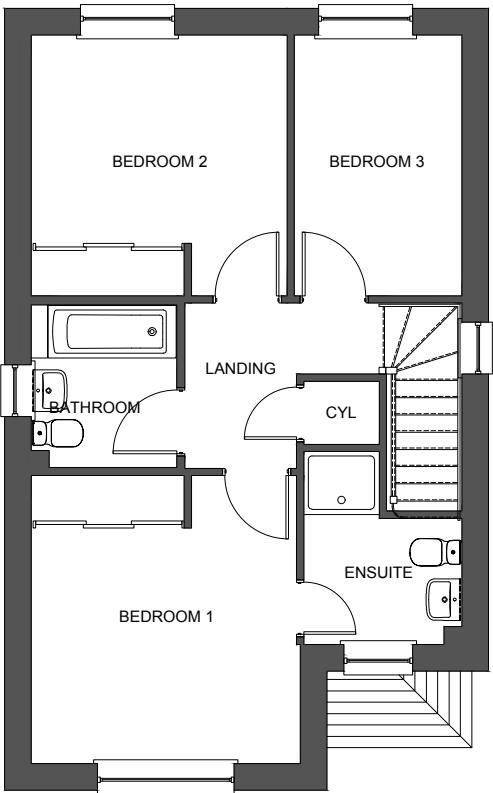
SIDE ELEVATION@1:200



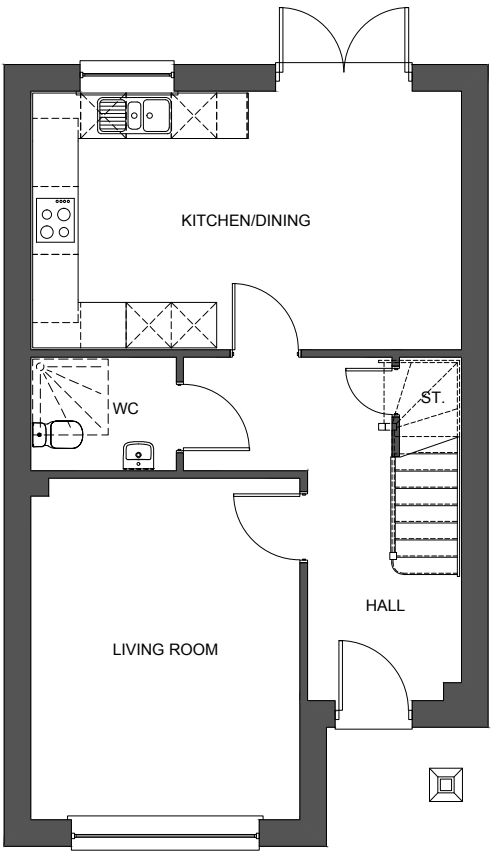
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



THE LONGFORD 3B6P

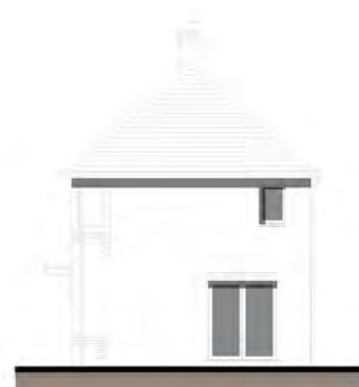
GROSS: 1149ft² / 106.74m²



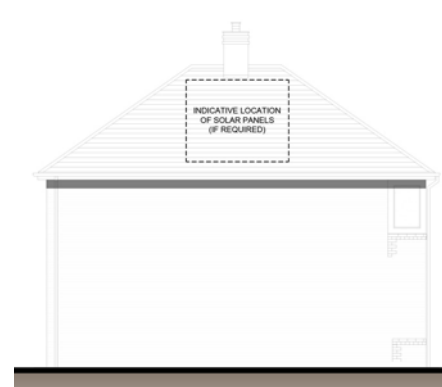
FRONT ELEVATION@1:100



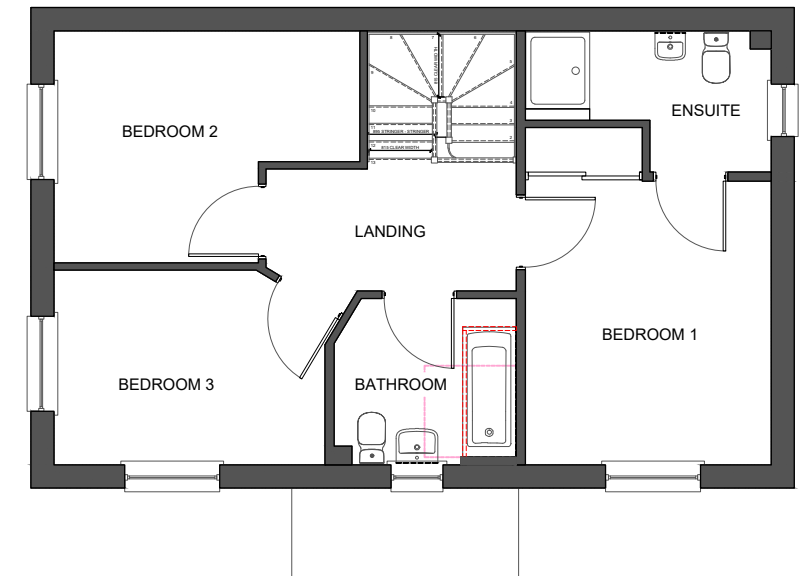
SIDE ELEVATION@1:100



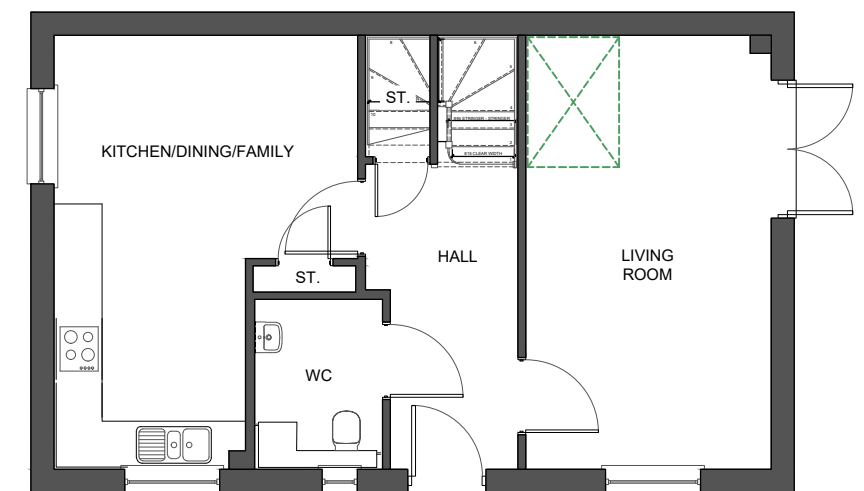
SIDE ELEVATION@1:200



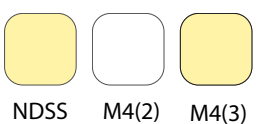
REAR ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100

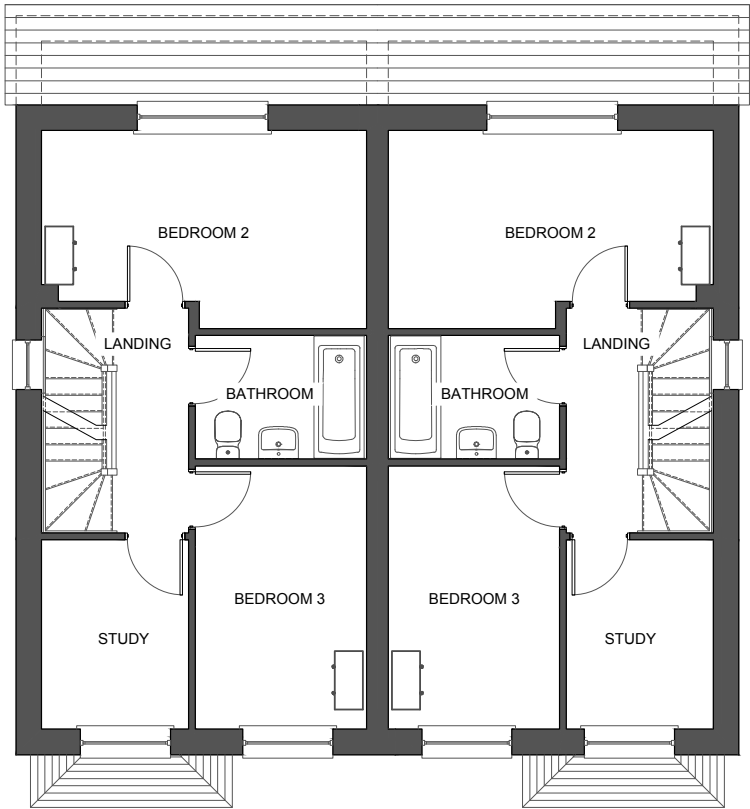


THE
EUXTON
3B6P

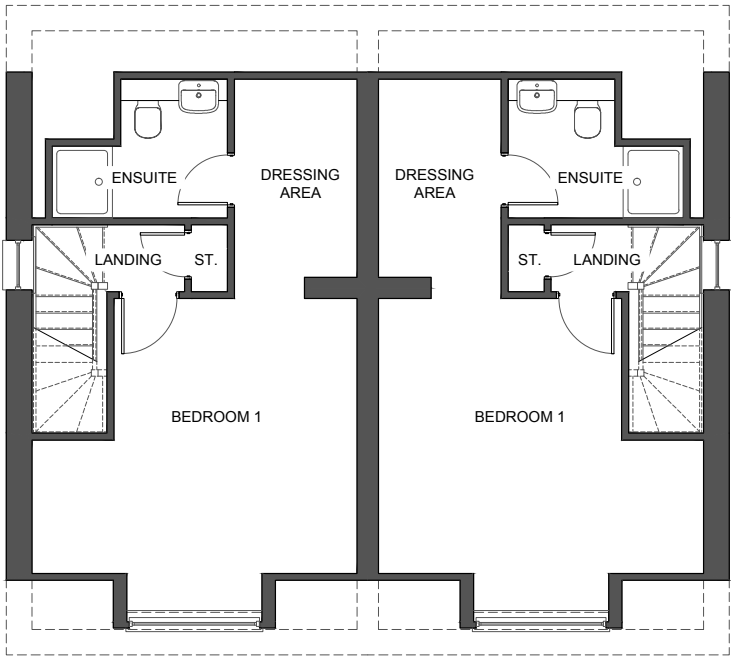
GROSS: 1180ft² / 109.6m²



FRONT ELEVATION@1:100



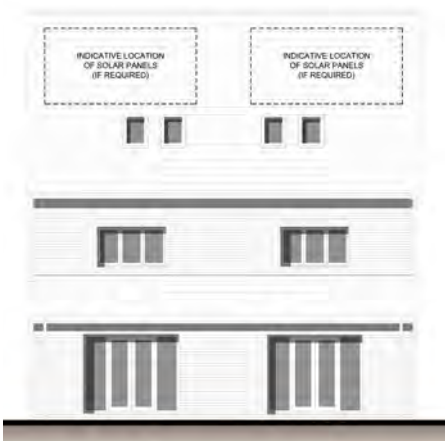
FIRST FLOOR PLAN@1:100



SECOND FLOOR PLAN@1:100



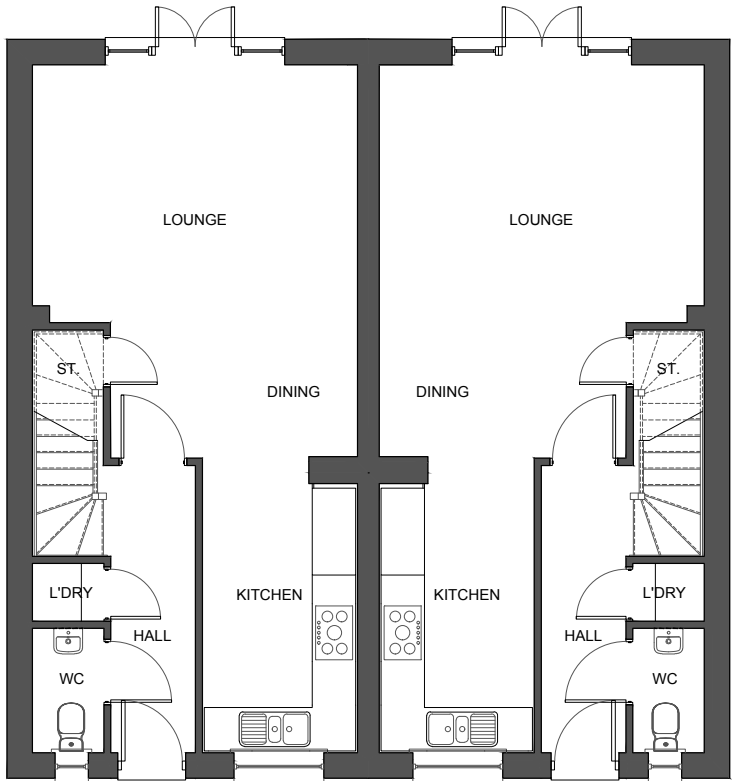
SIDE ELEVATION@1:200



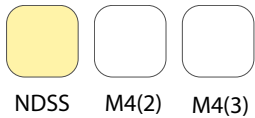
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



GROUND FLOOR PLAN@1:100



THE MARFORD 4B7P

GROSS: 1329ft² / 123.5m²



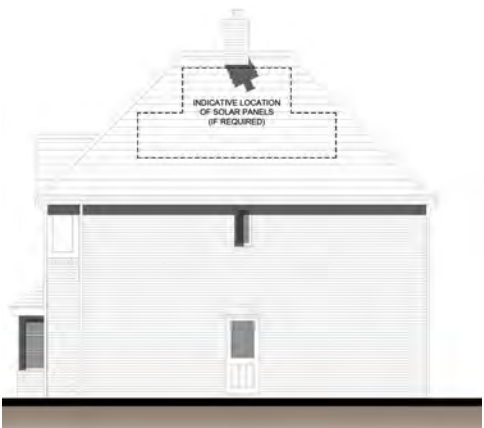
FRONT ELEVATION@1:100



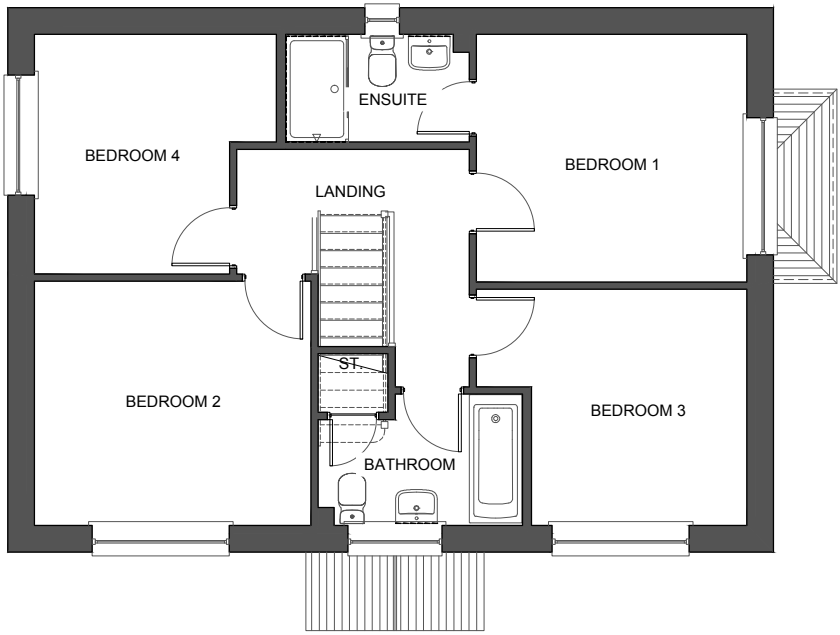
SIDE ELEVATION@1:100



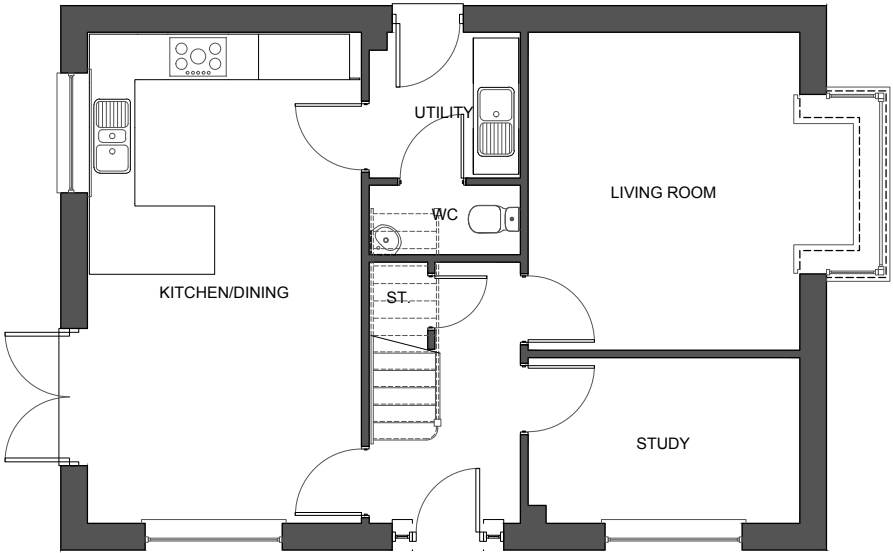
SIDE ELEVATION@1:200



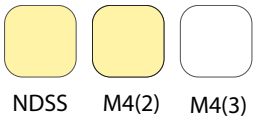
REAR ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



THE
MARFORD
4B7P

GROSS: 1329ft² / 123.5m²

LOTS 2 AND 201 ONLY



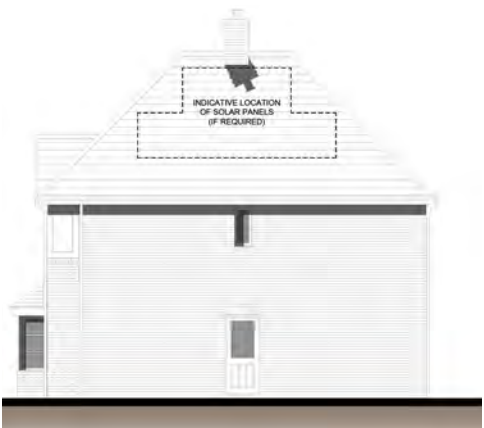
FRONT ELEVATION@1:100



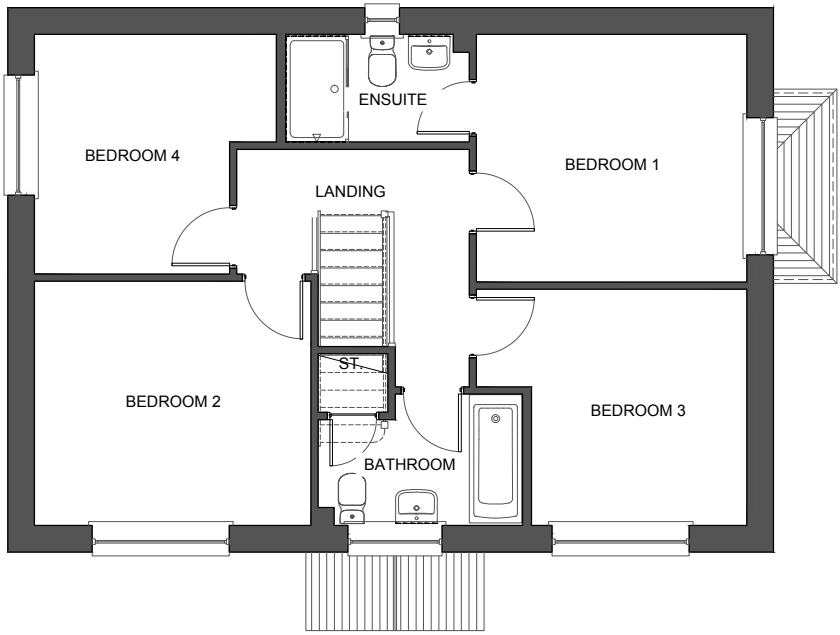
SIDE ELEVATION@1:100



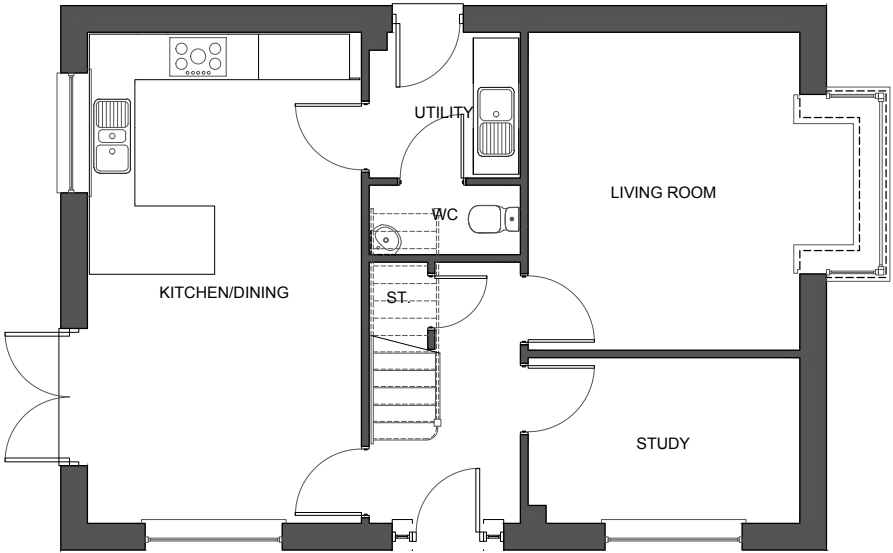
SIDE ELEVATION@1:200



REAR ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



THE
OAKMERE
4B8P

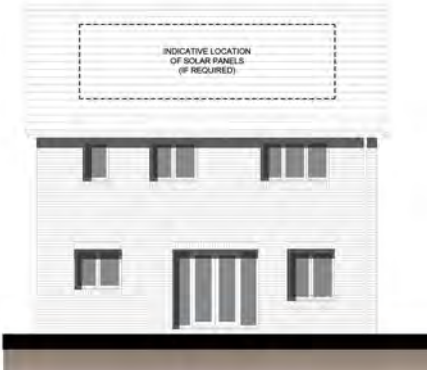
GROSS: 1515ft² / 140.7m²



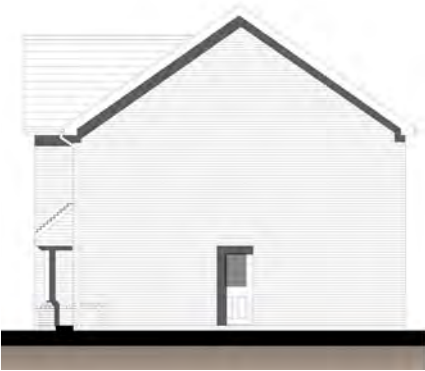
FRONT ELEVATION@1:100



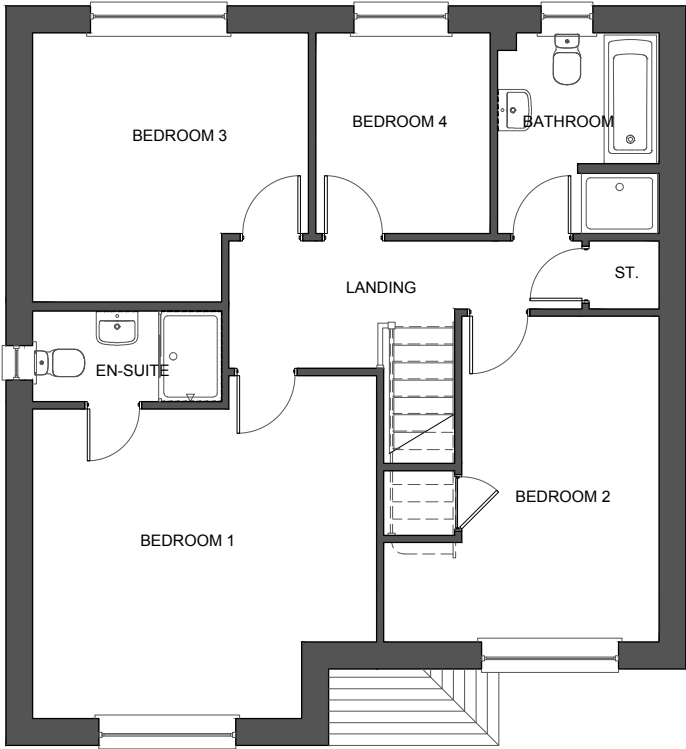
SIDE ELEVATION@1:200



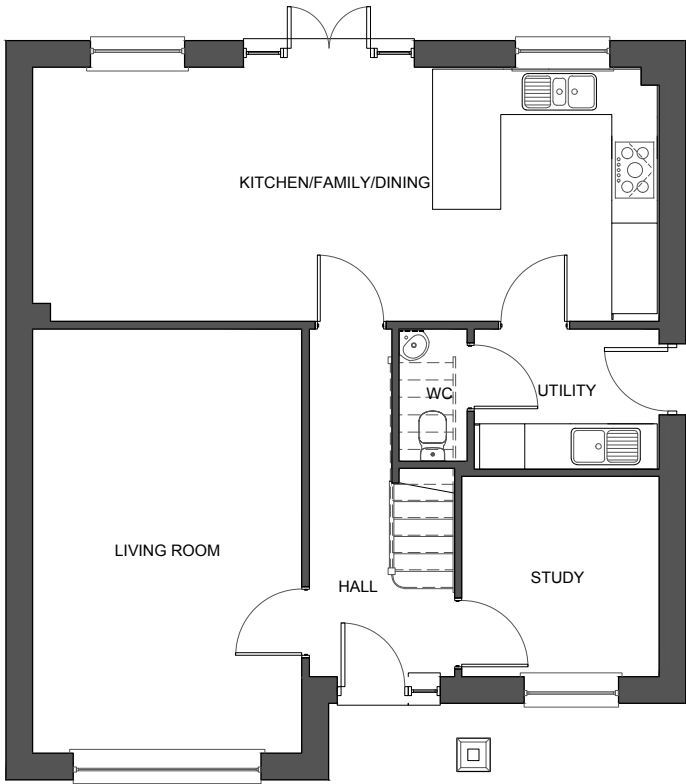
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



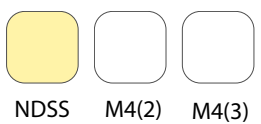
FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



GROSS: 1554ft² / 144.3m²



APARTMENTS

1B2P

GROSS: 539ft² / 50m²
GROSS: 542ft² / 50.3m²



FRONT ELEVATION@1:100



NDSS

FF
GF

M4(2)

M4(3)

APARTMENTS

1B2P

GROSS: 539ft² / 50m²
GROSS: 542ft² / 50.3m²



REAR ELEVATION@1:100



NDSS

FF

GF

M4(2)

M4(3)

APARTMENTS
1B2P

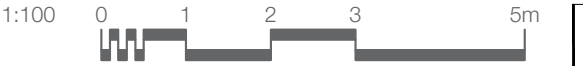
GROSS: 539ft² / 50m²
GROSS: 542ft² / 50.3m²



SIDE ELEVATION@1:100



SIDE ELEVATION@1:100



NDSS

M4(2)

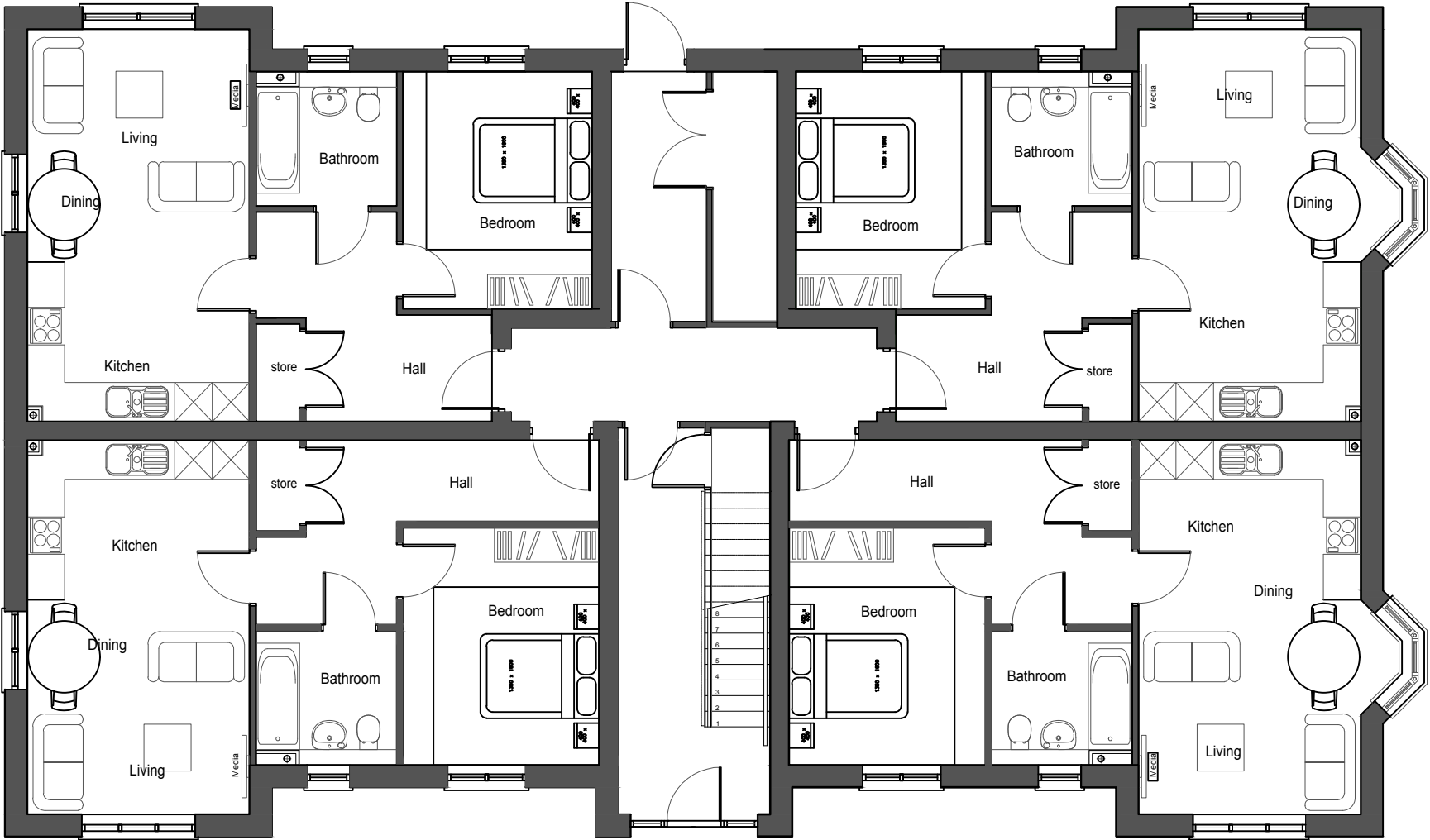
M4(3)

FF

GF

APARTMENTS
1B2P

GROSS : 539ft² / 50m²
GROSS : 542ft² / 50.3m²



GROUND FLOOR PLAN@1:100



NDSS

FF

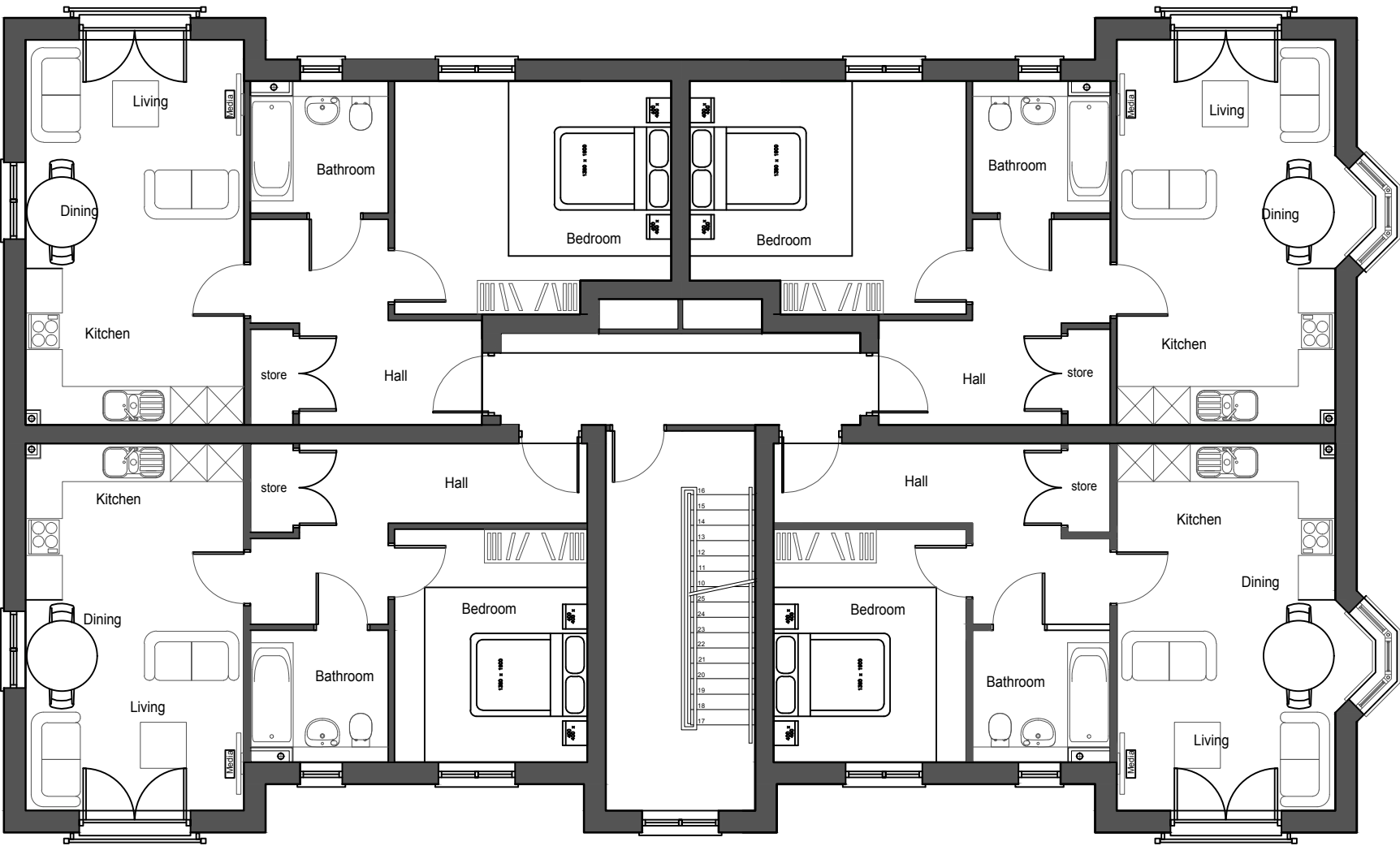
GF

M4(2)

M4(3)

APARTMENTS
1B2P

GROSS : 539ft² / 50m²
GROSS : 542ft² / 50.3m²



FIRST FLOOR PLAN@1:100



NDSS

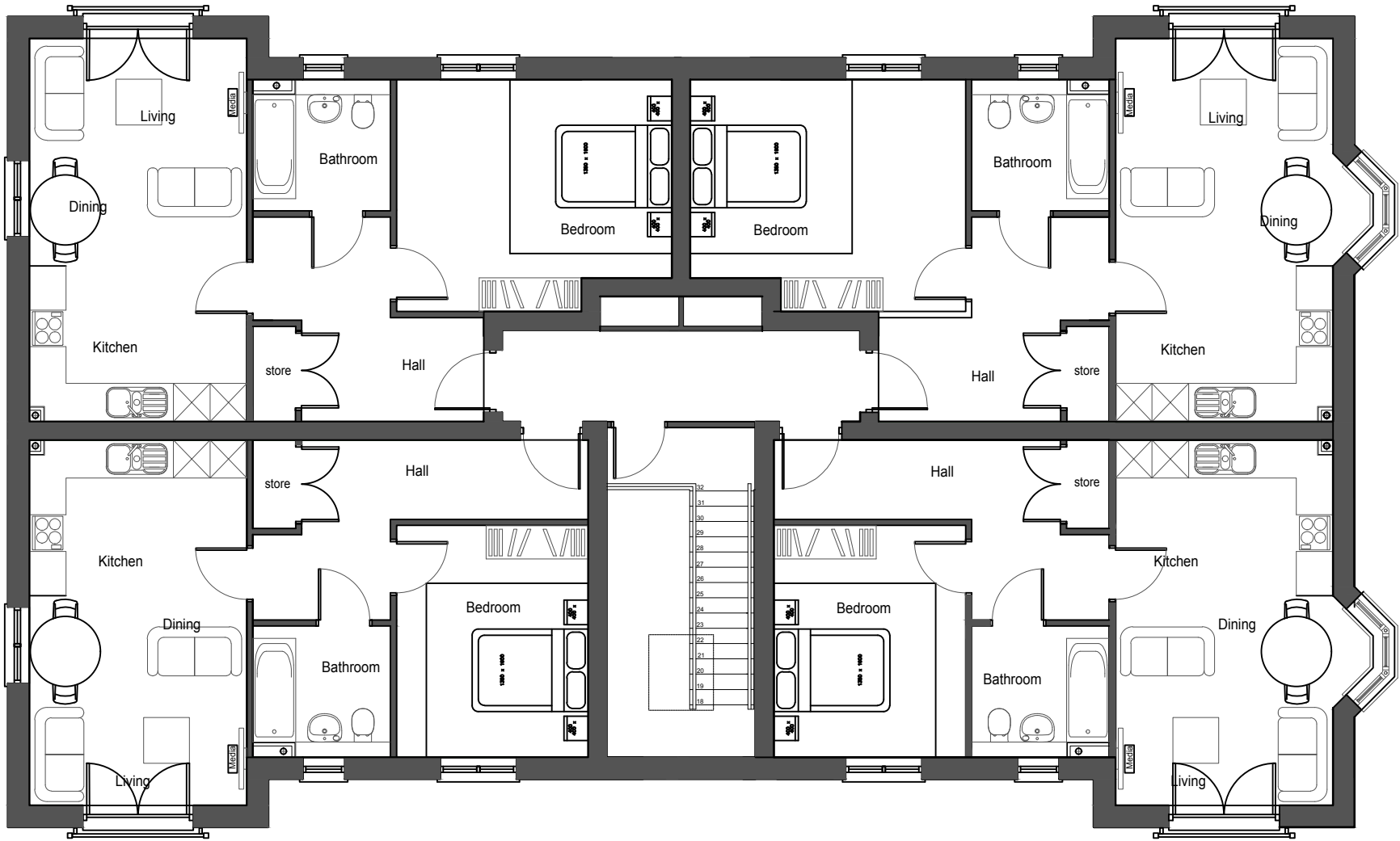
FF
GF

M4(2)

M4(3)

APARTMENTS
1B2P

GROSS : 539ft² / 50m²
GROSS : 542ft² / 50.3m²



Second Floor Plan 1:50

SECOND FLOOR PLAN@1:100



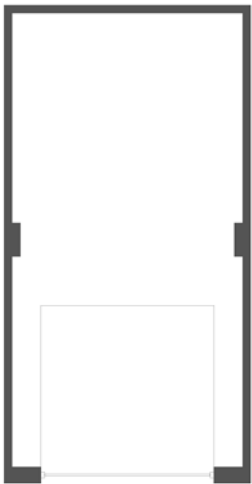
GARAGES



FRONT ELEVATION@1:100



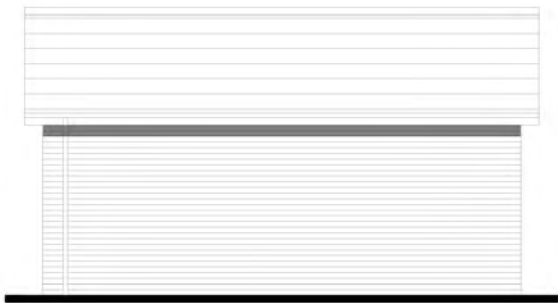
SIDE ELEVATION@1:100



GROUND FLOOR PLAN@1:100



REAR ELEVATION@1:100



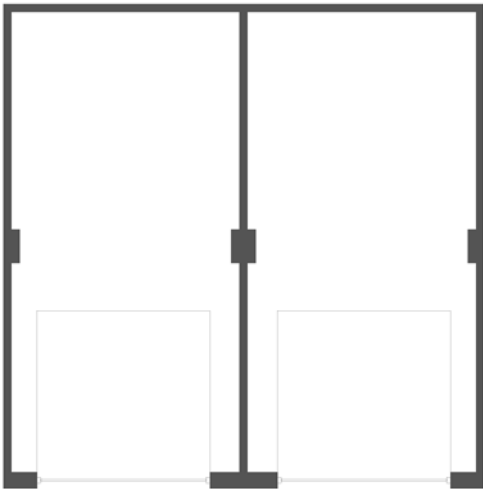
SIDE ELEVATION@1:100



FRONT ELEVATION@1:100



SIDE ELEVATION@1:100



GROUND FLOOR PLAN@1:100



REAR ELEVATION@1:100



SIDE ELEVATION@1:100



FRINGE
NTS@A3



Character Areas

- Spine
- Fringe

THE
DISLEY
1B2P

GROSS: 542ft² / 689ft² / 50.3m² / 64m²



FRONT ELEVATION@1:100



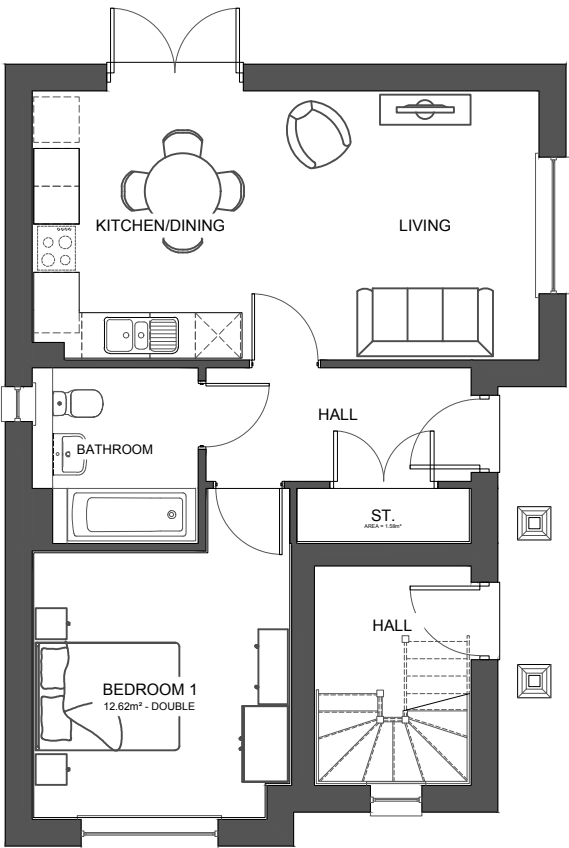
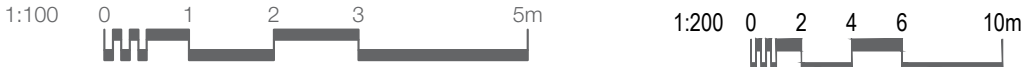
FRONT ELEVATION@1:100



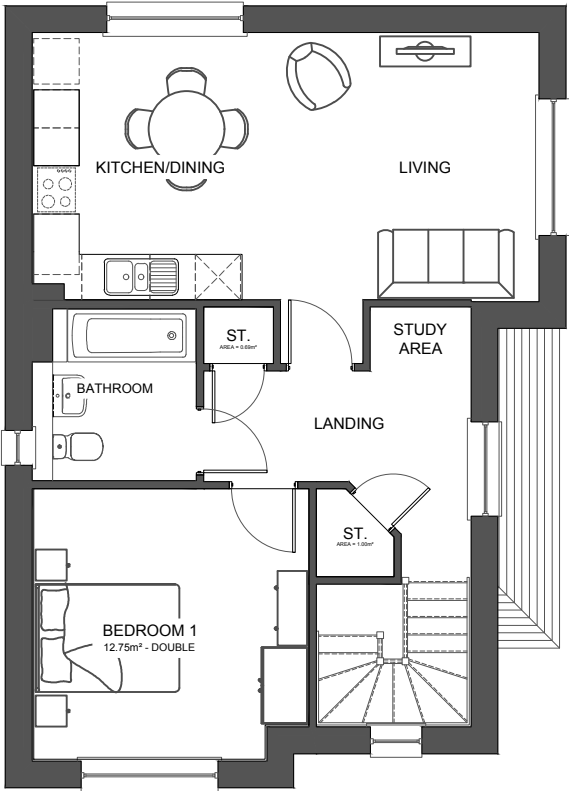
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100

THE YEOVIL 1B2P/3B5P

GROSS: 662ft² / 61.50m²
GROSS: 1039ft² / 96.52m²



SIDE ELEVATION@1:100



FRONT ELEVATION@1:100



REAR ELEVATION@1:200

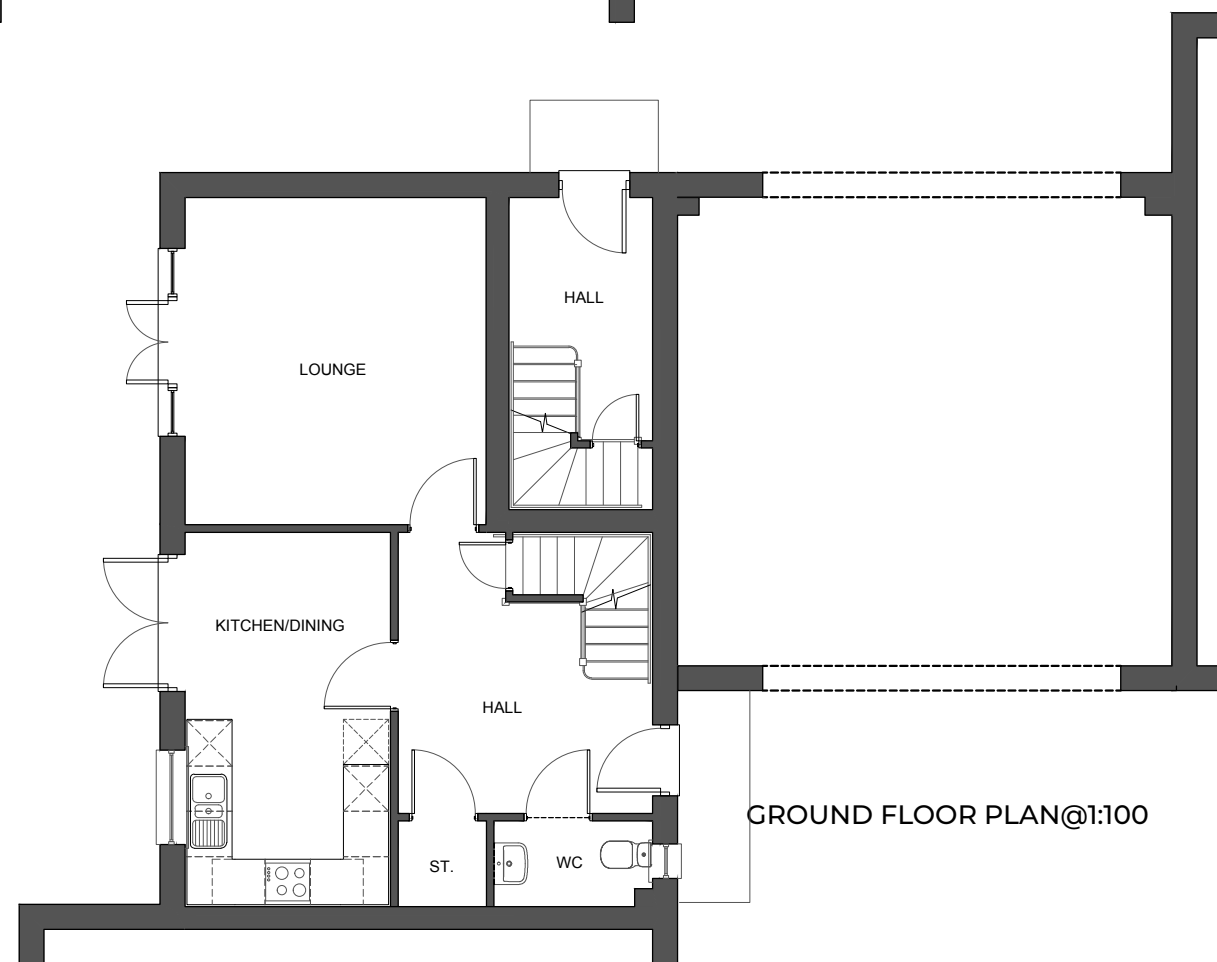
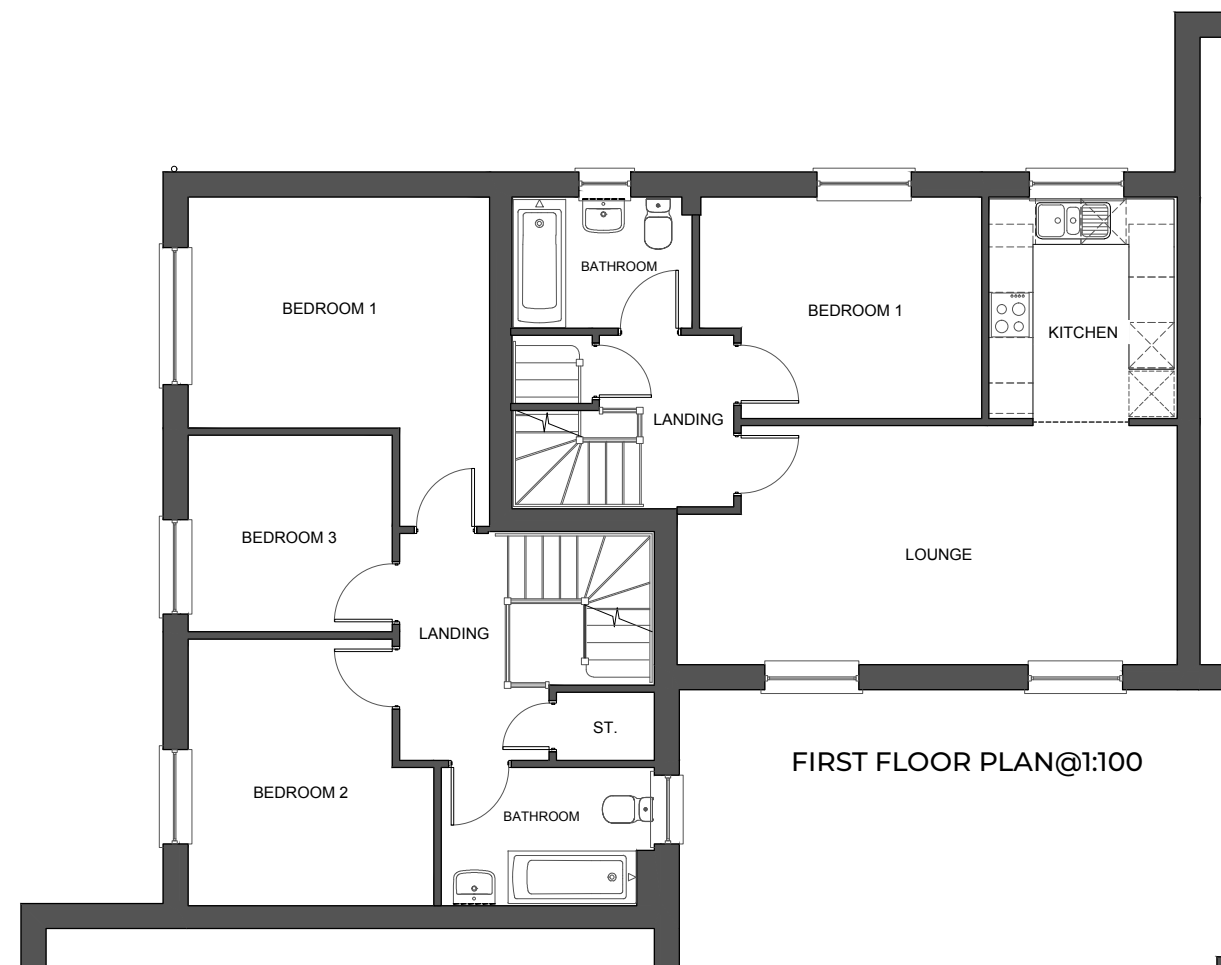


FRONT ELEVATION@1:200



THE YEOVIL 1B2P/3B5P

GROSS: 662ft² / 61.50m²
GROSS: 1039ft² / 96.52m²



THE DISLEY 4 1B2P/1B1P

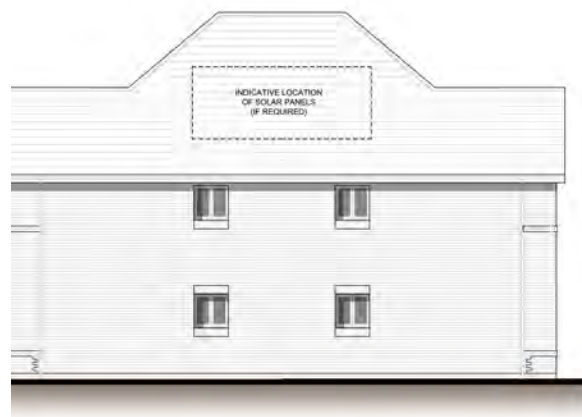
GROSS : 542ft² / 509ft² / 50.4m² / 47.2m²
GROSS : 689ft² / 655ft² / 64m² / 60.8m²



FRONT ELEVATION@1:100



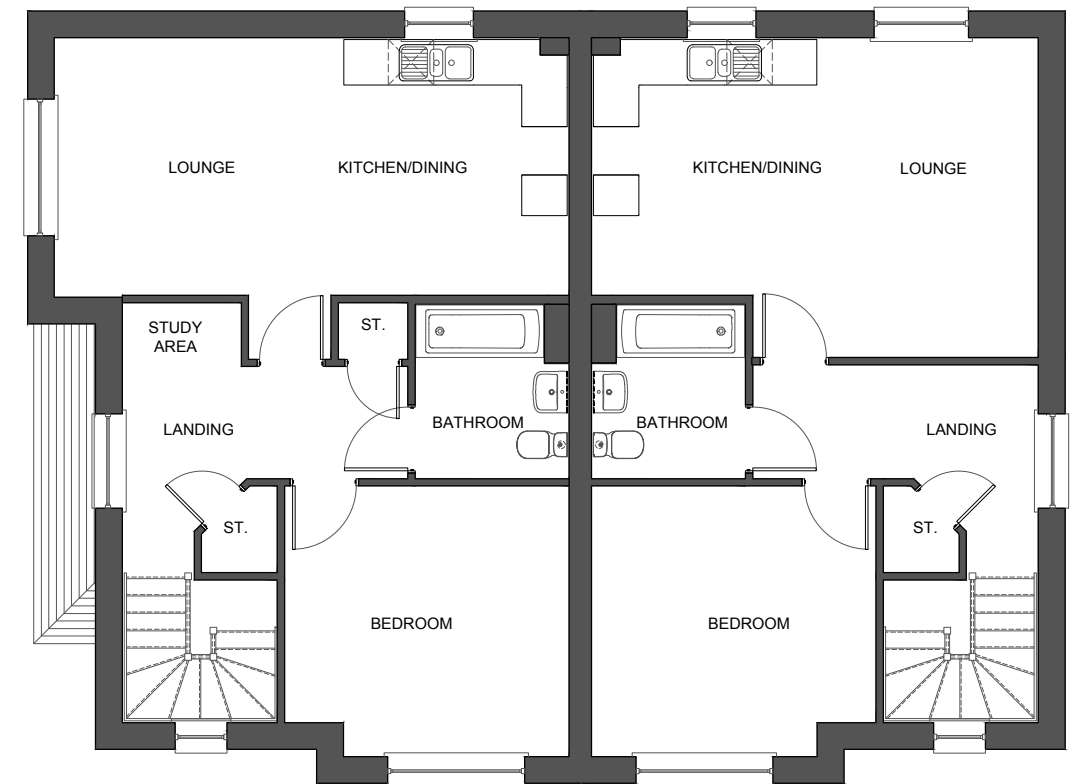
FRONT ELEVATION@1:100



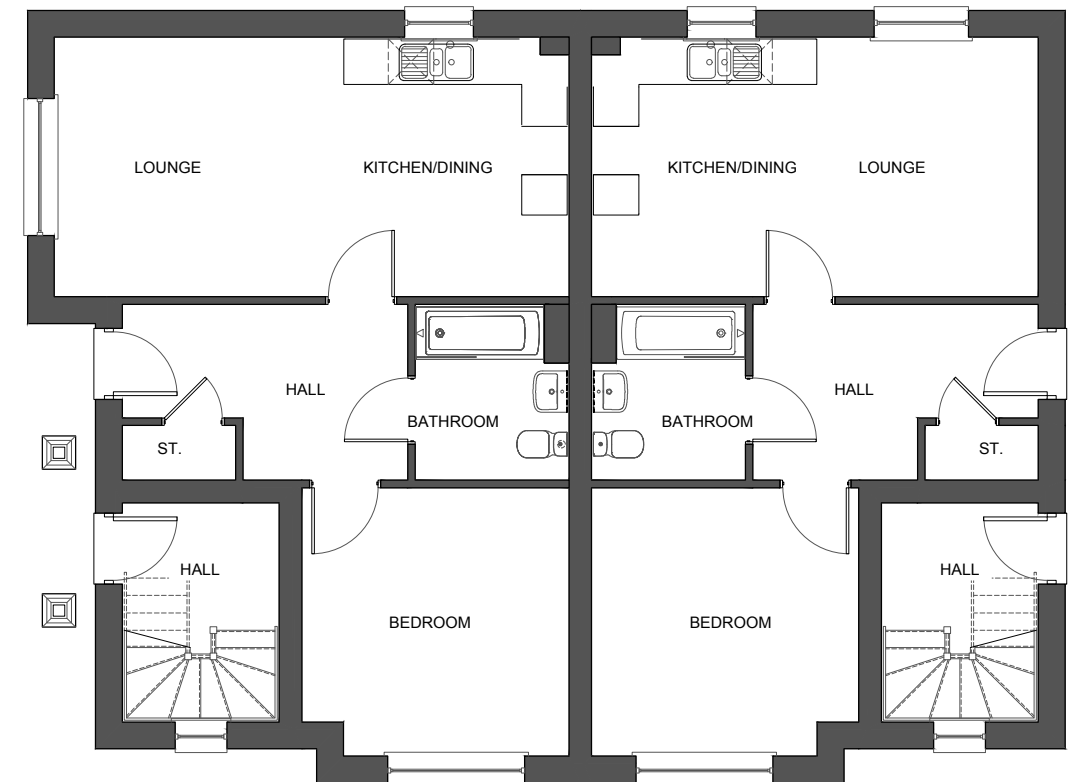
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100

1:100 0 1 2 3 5m

1:200 0 2 4 6 10m

NDSS M4(2) M4(3)

THE BURTON SEMI 2B3P

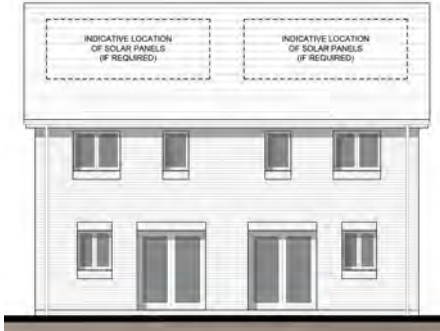
GROSS: 756ft² / 70.2m²



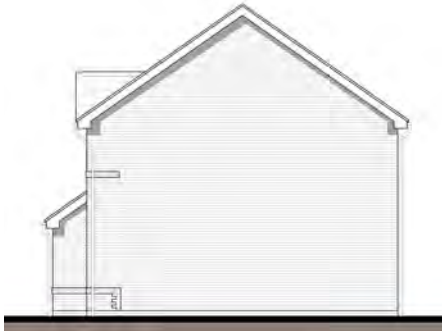
FRONT ELEVATION@1:100



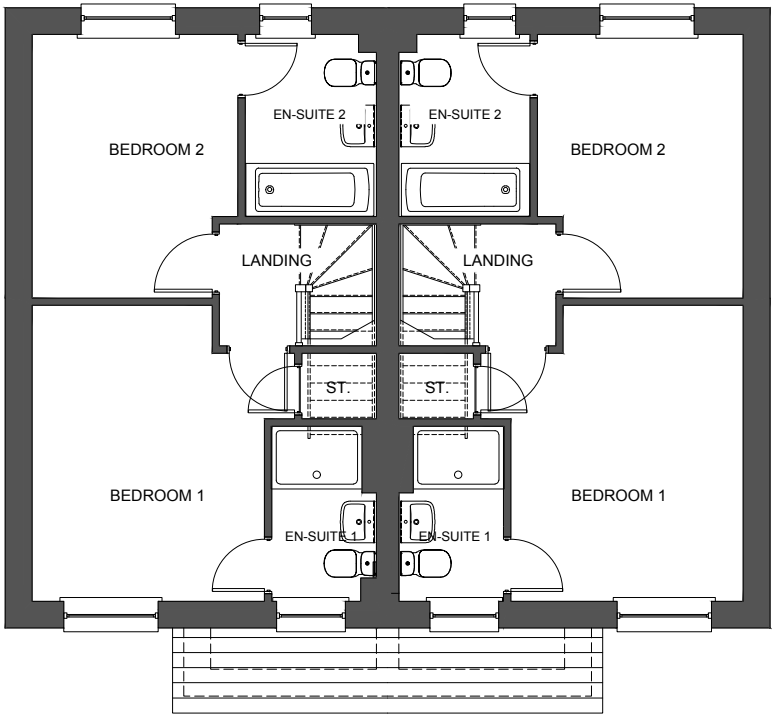
SIDE ELEVATION@1:200



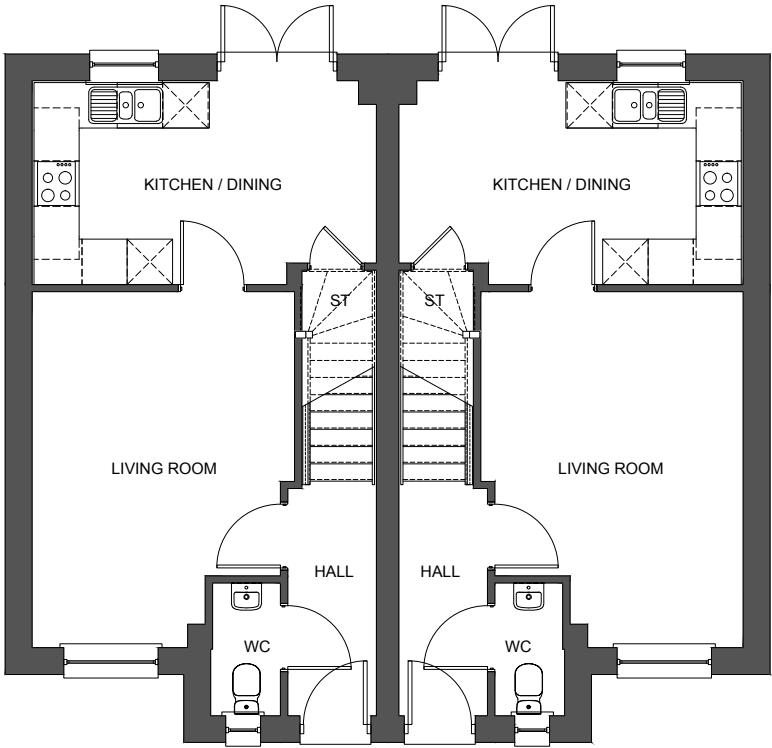
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100

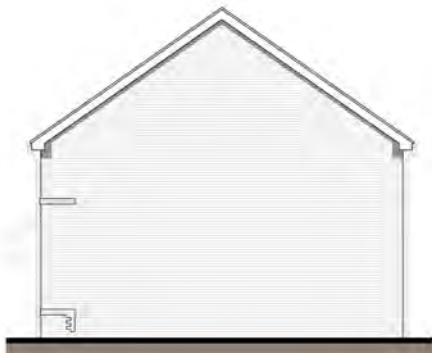


THE MAXLEY
2B4P

GROSS : 866ft² / 80.4m²



FRONT ELEVATION@1:100



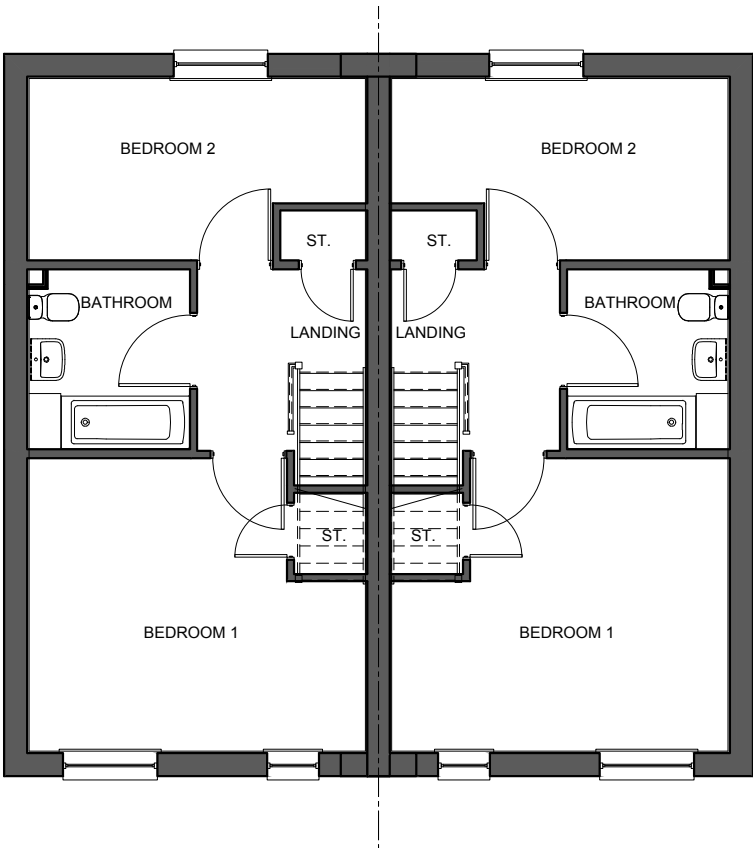
SIDE ELEVATION@1:200



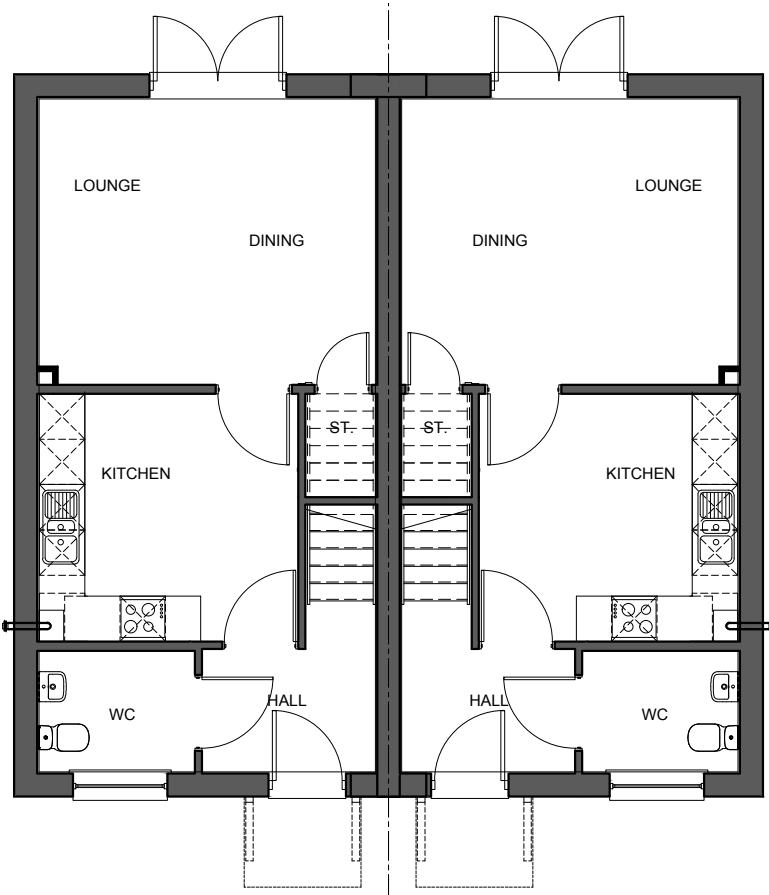
REAR ELEVATION@1:200



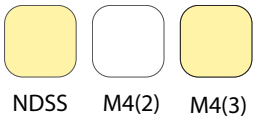
SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



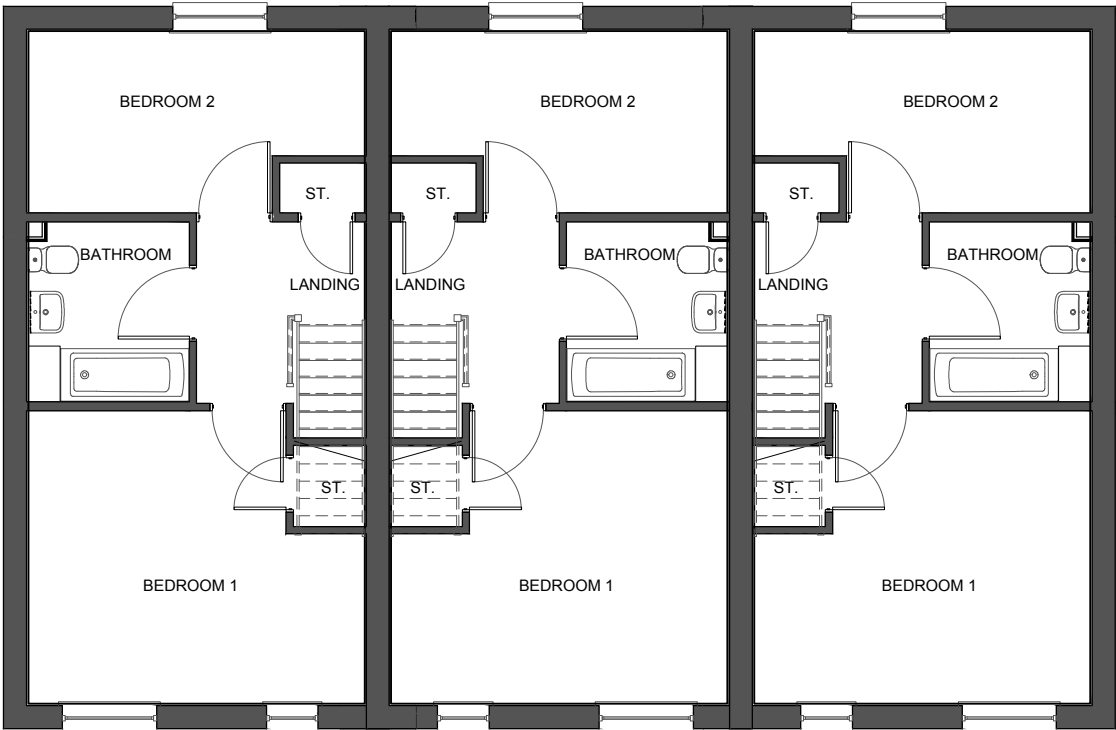
THE MAXLEY

2B4P

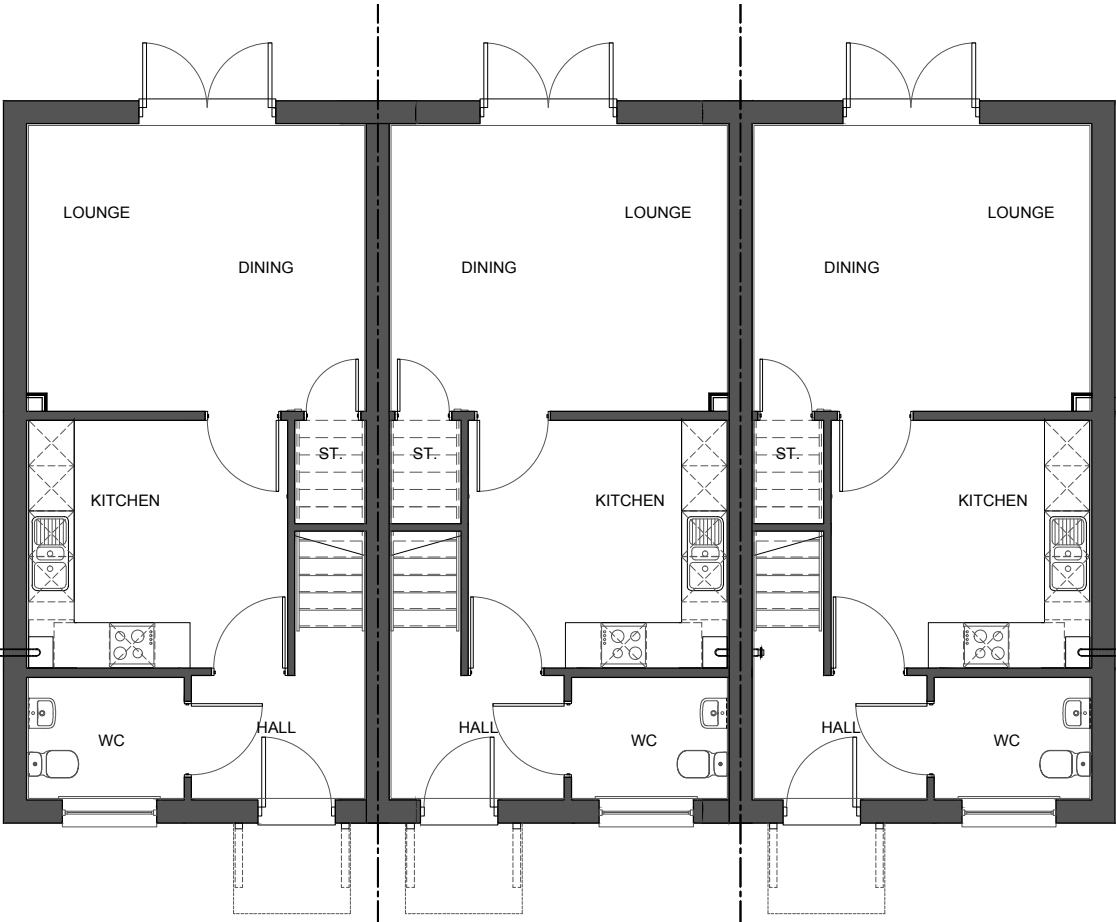
GROSS : 866ft² / 80.4m²



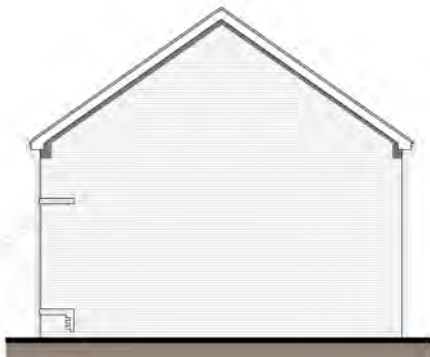
FRONT ELEVATION@1:100



FIRST FLOOR PLAN@1:100



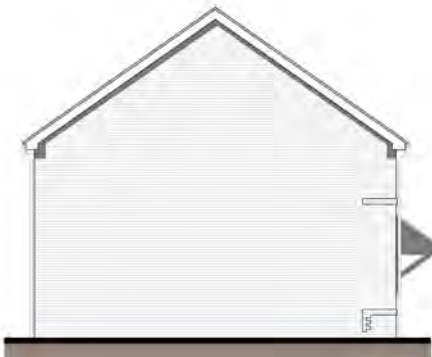
GROUND FLOOR PLAN@1:100



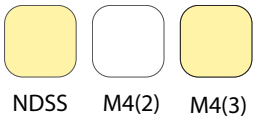
SIDE ELEVATION@1:200



REAR ELEVATION@1:200



SIDE ELEVATION@1:200



NDSS M4(2) M4(3)

THE AF2-1
SEMI

2B4P

GROSS: 911ft² / 84.6m²



FRONT ELEVATION@1:100



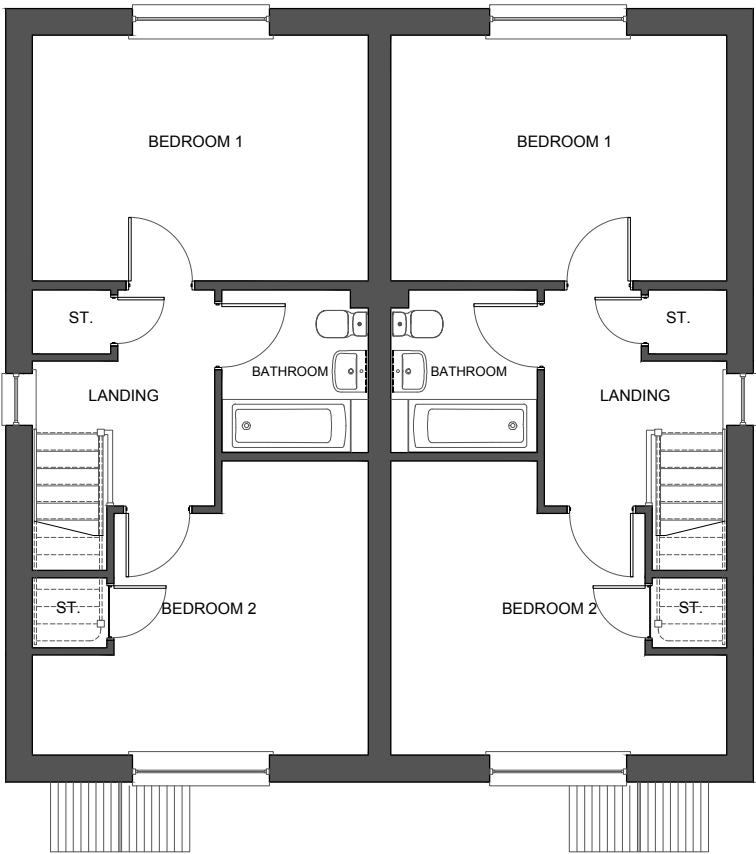
SIDE ELEVATION@1:200



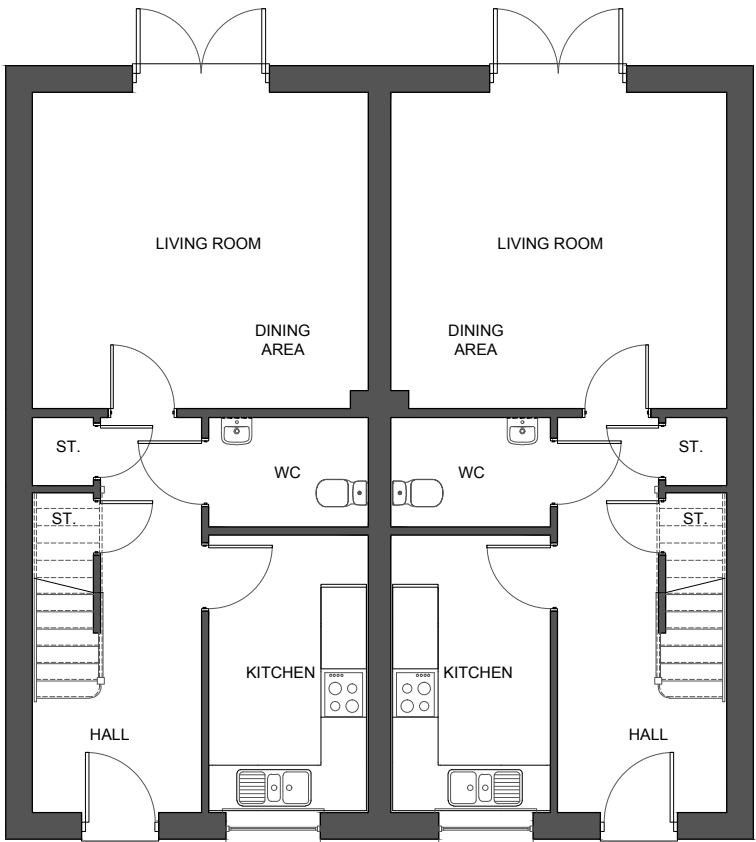
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



THE AF2-1 &
AF3-4
2B4P/3B5P

GROSS : 911ft² / 84.6m²
GROSS : 1045ft² / 97m²



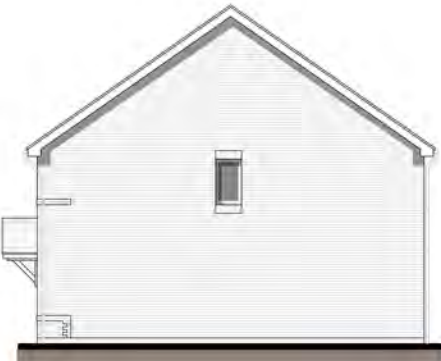
FRONT ELEVATION@1:100



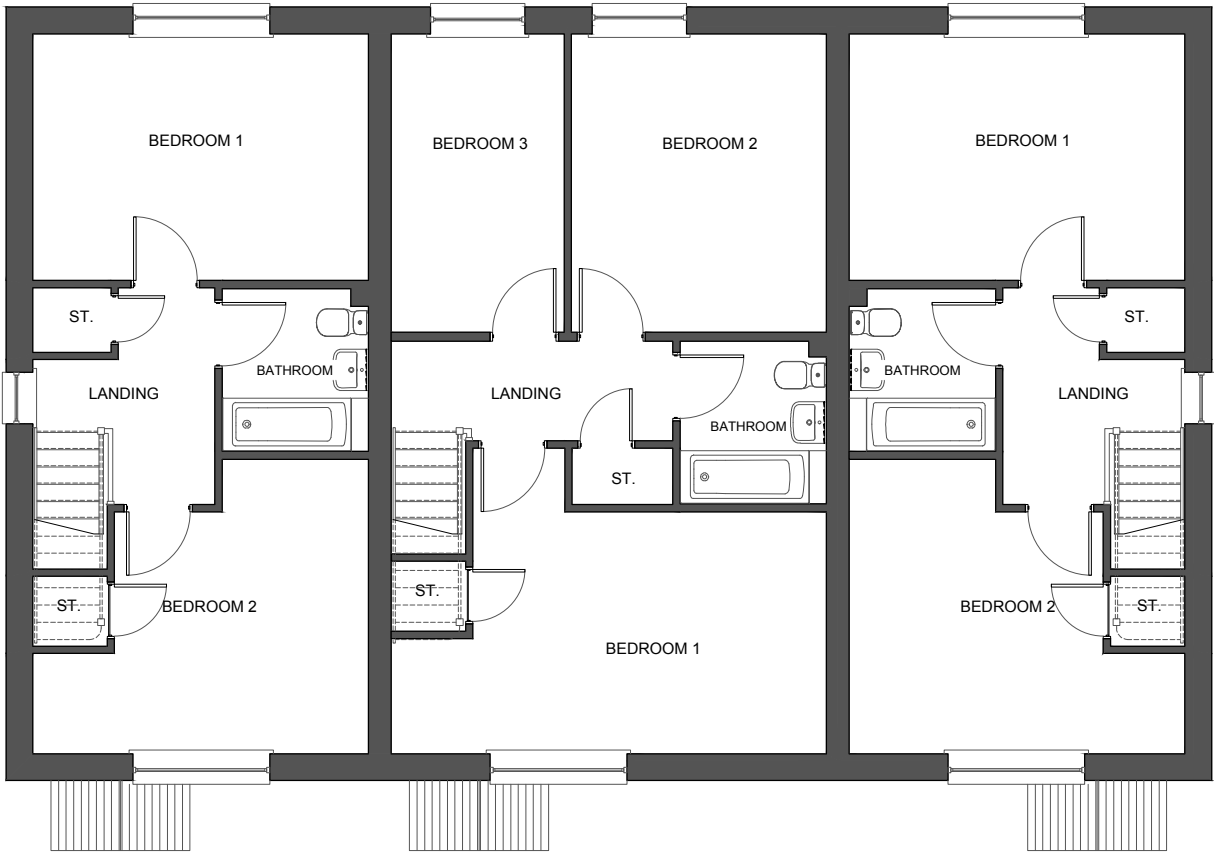
SIDE ELEVATION@1:200



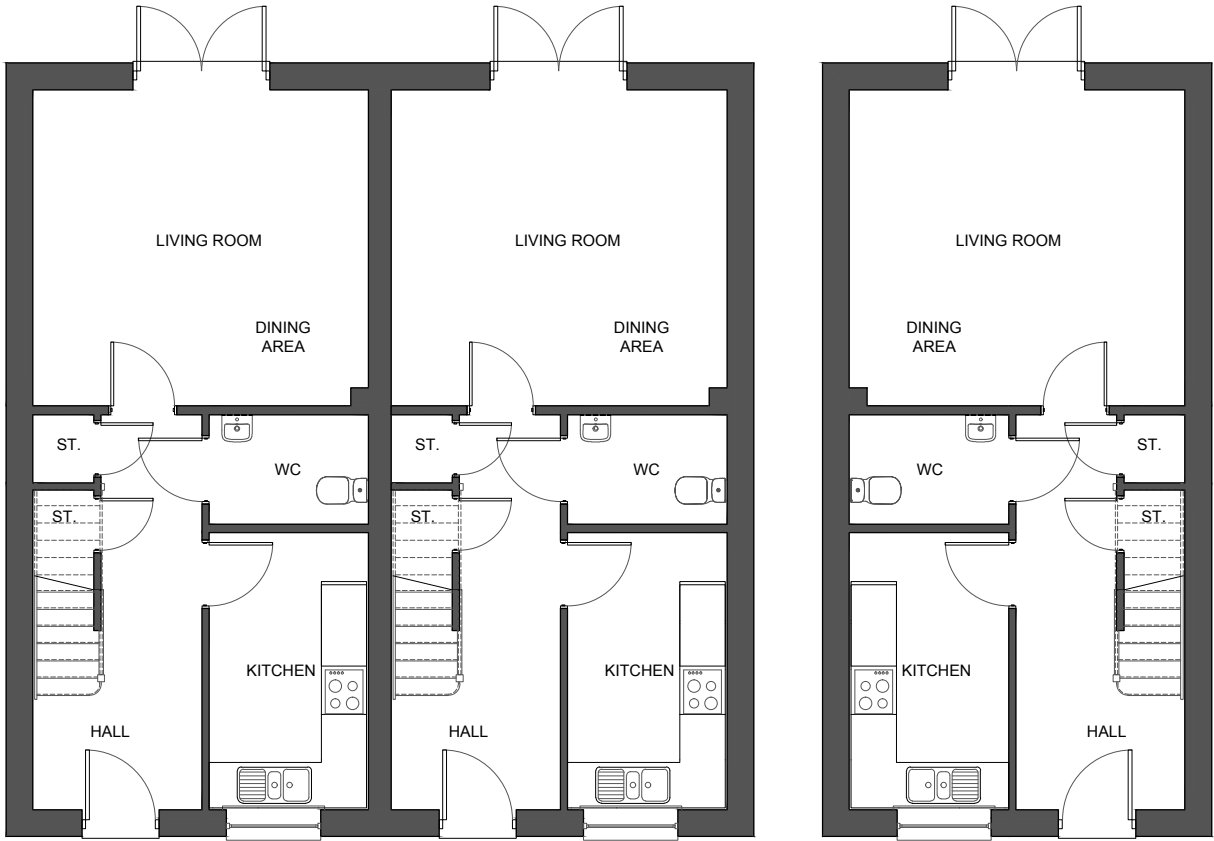
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



NDSS

M4(2)

M4(3)

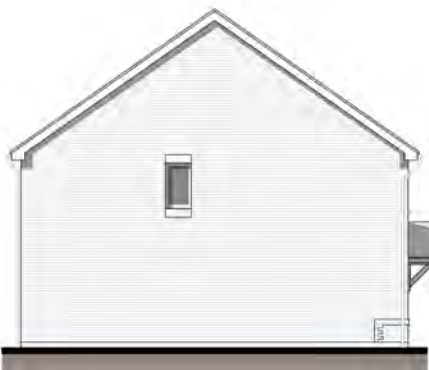
THE AF3-1 & AF3-4 MEWS

3B5P

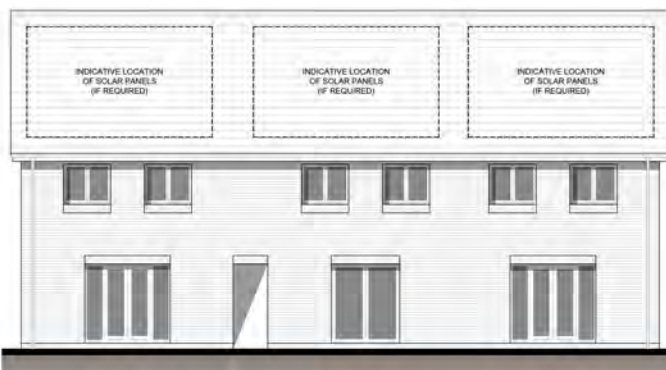
GROSS : 1003ft² / 93.2m²
GROSS : 1022ft² / 94.9m²



FRONT ELEVATION@1:100



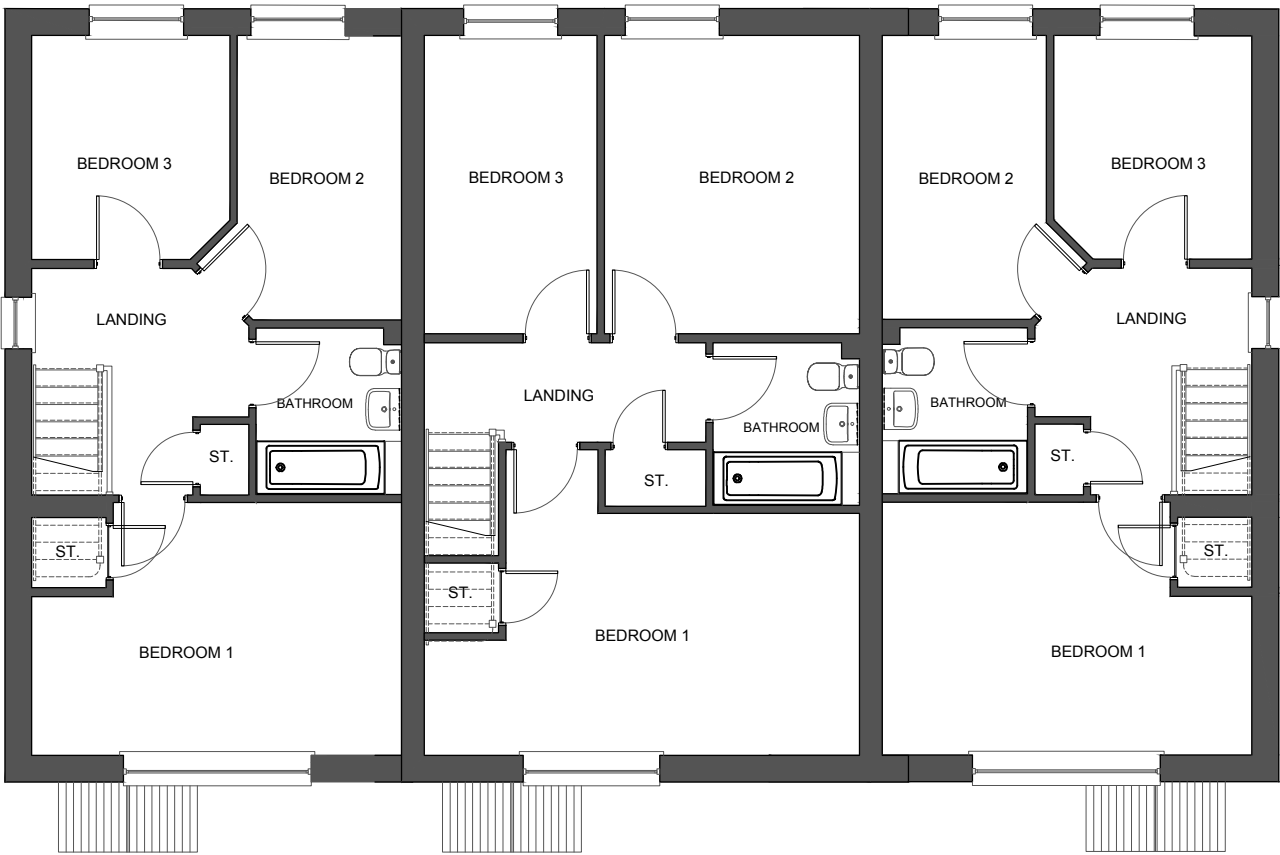
SIDE ELEVATION@1:200



REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



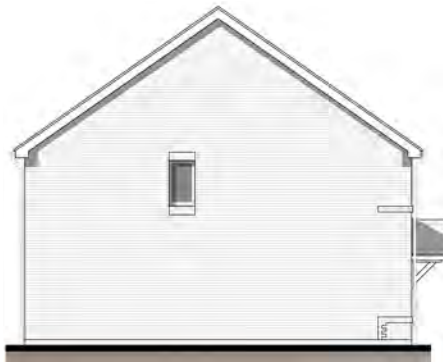
THE NEWTON SEMI

3B5P

GROSS: 1056ft² / 98.1m²



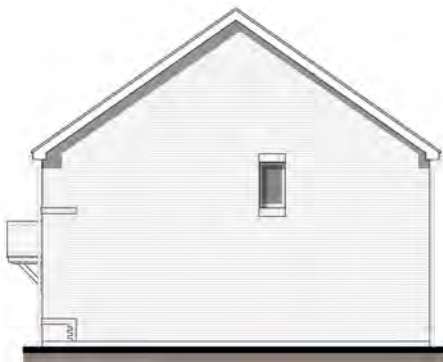
FRONT ELEVATION@1:100



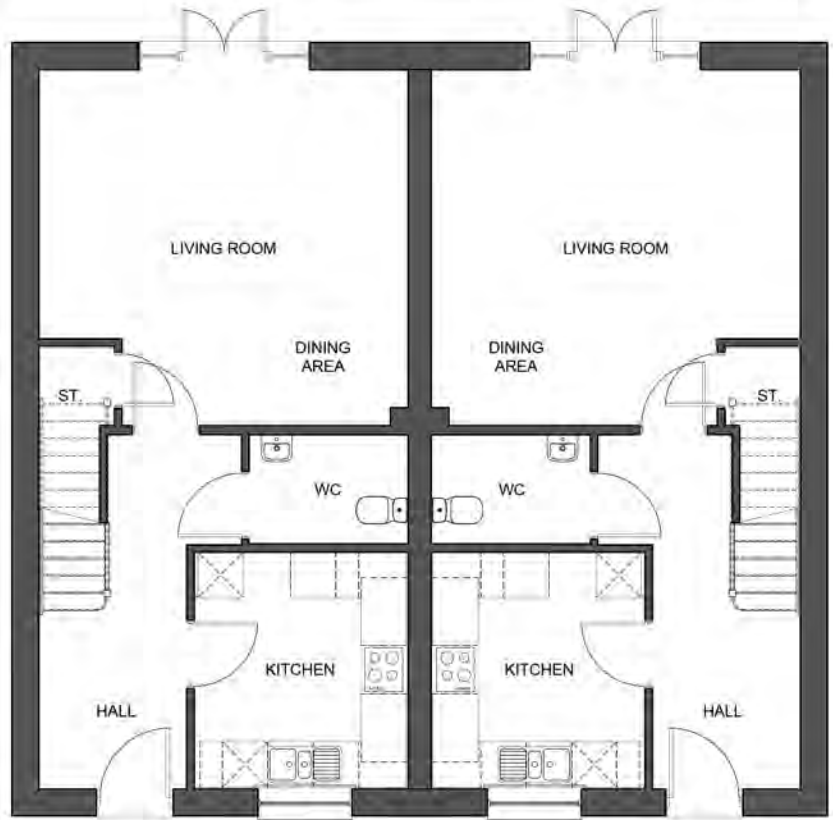
SIDE ELEVATION@1:200



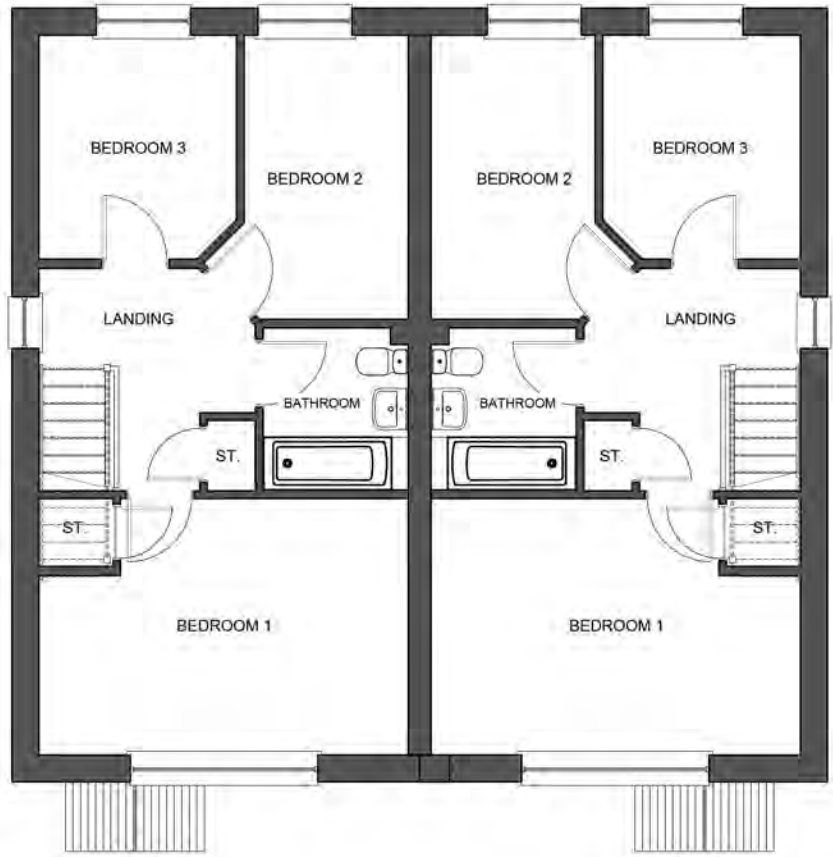
REAR ELEVATION@1:200



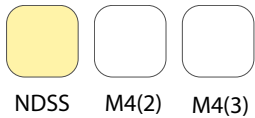
SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



THE
DODLESTON
3B5P

GROSS : 1056ft² / 98.1m²



FRONT ELEVATION@1:100



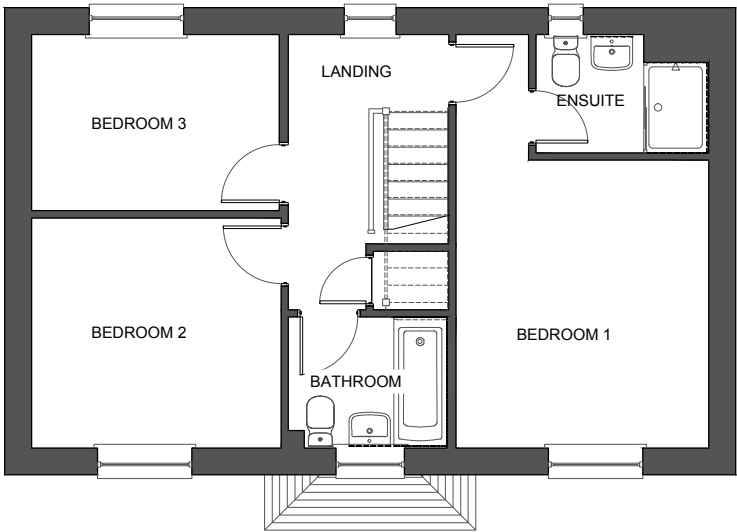
SIDE ELEVATION@1:200



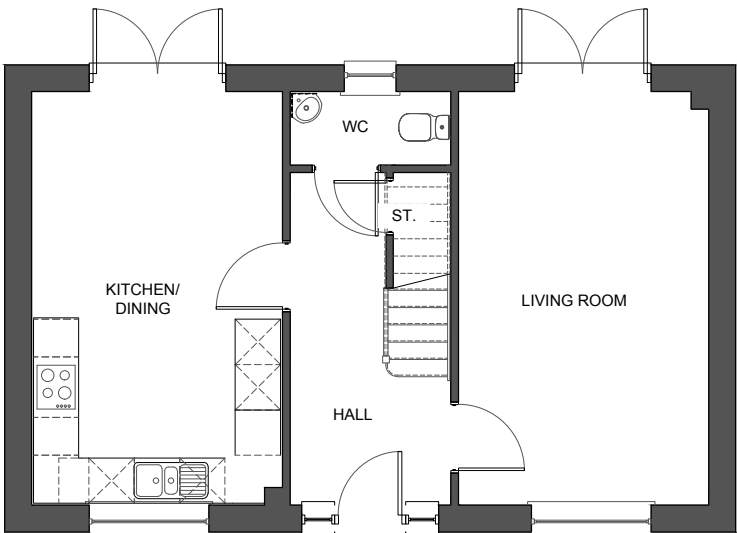
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



THE
ECCLESTON
3B5P

GROSS: 1056ft² / 98.1m²



FRONT ELEVATION@1:100



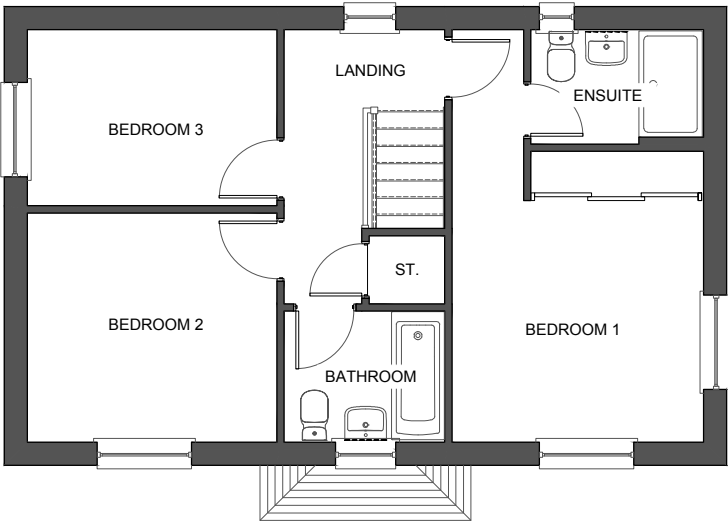
SIDE ELEVATION@1:100



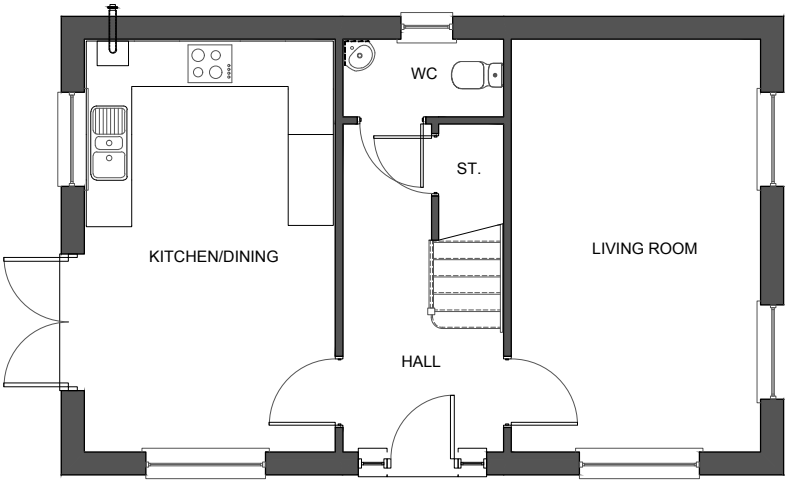
SIDE ELEVATION@1:200



REAR ELEVATION@1:200



FIRST FLOOR PLAN@1:100

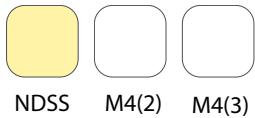
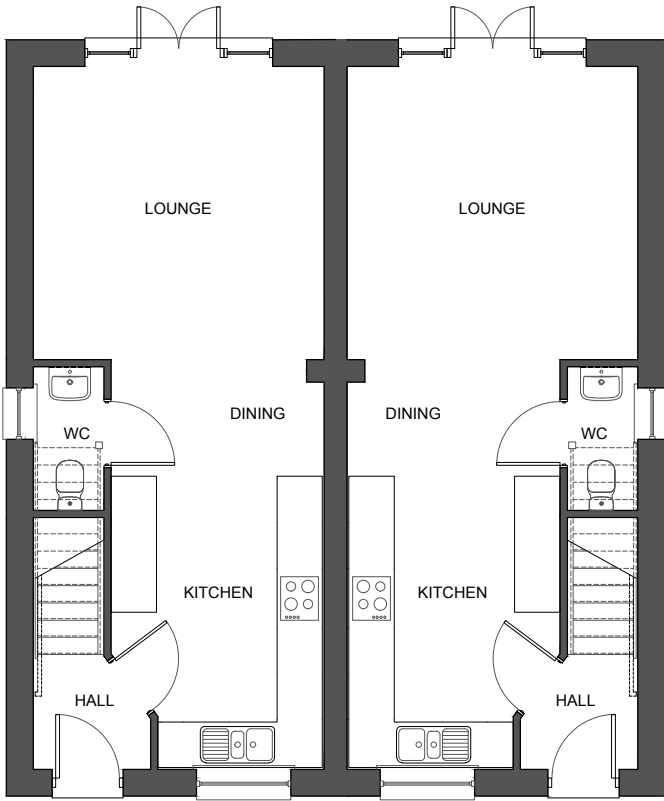
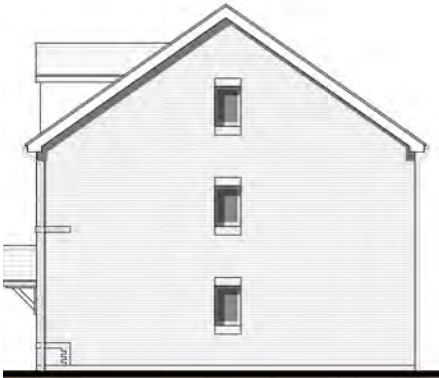
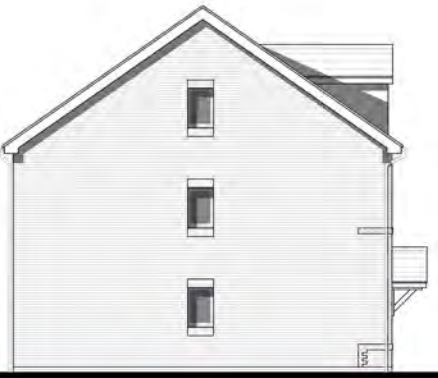
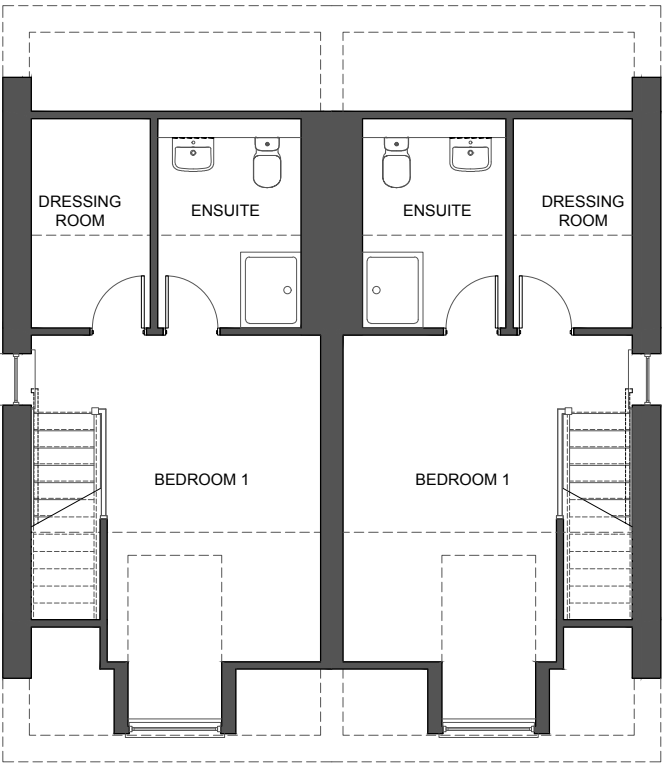
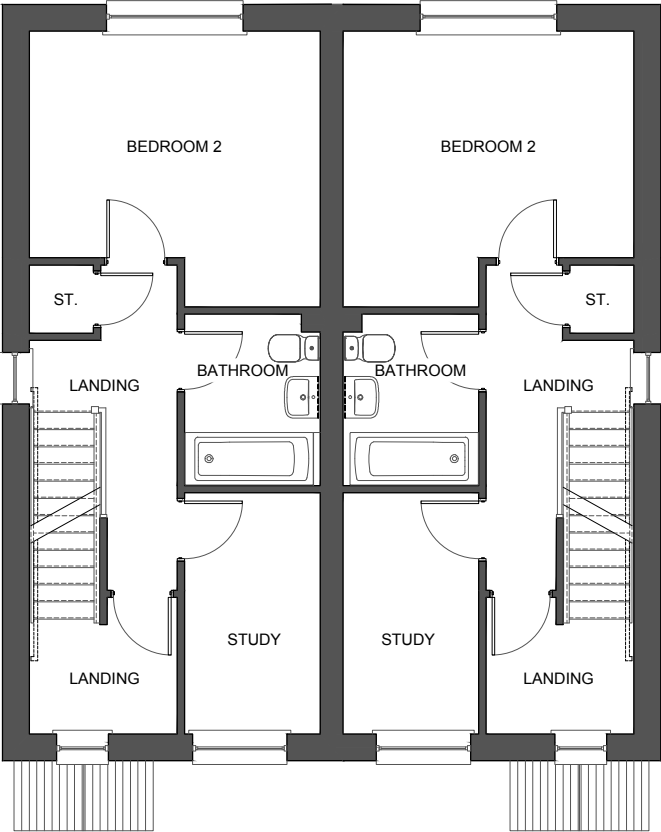


GROUND FLOOR PLAN@1:100



THE SNOWDON 2B4P

GROSS: 1061ft² / 98.6m²



THE
BIRKDALE
3B5P

GROSS: 1101ft² / 102.2m²



FRONT ELEVATION@1:100



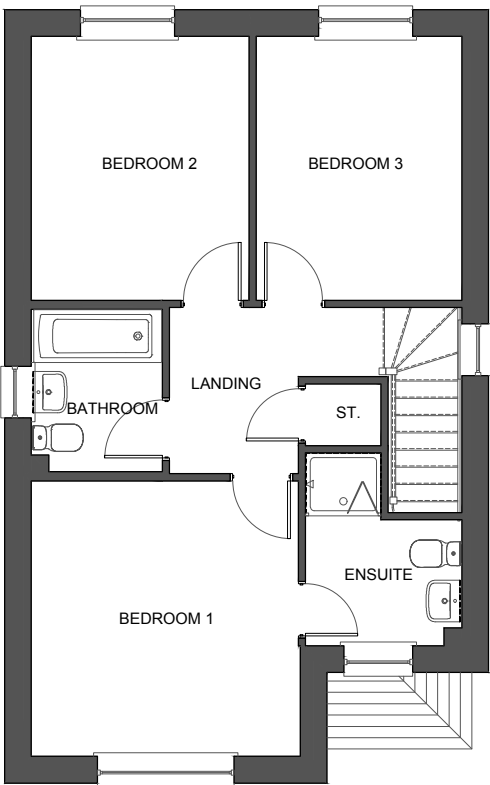
SIDE ELEVATION@1:200



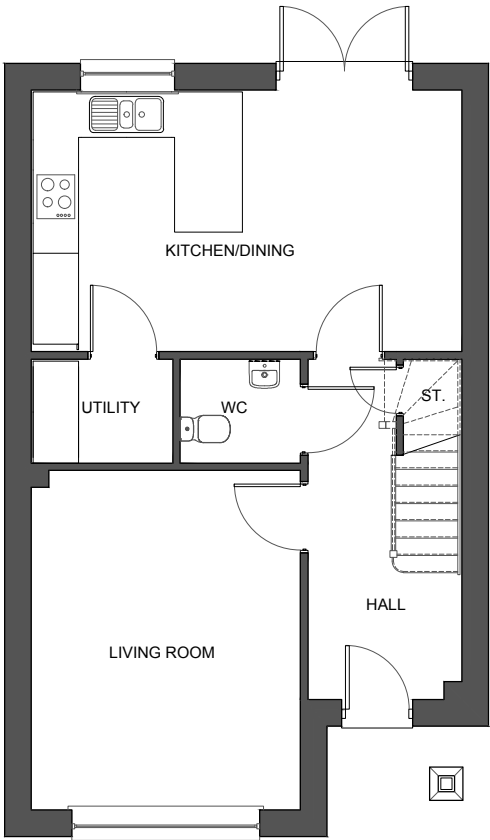
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



NDSSM4(2)M4(3)

THE BIRKDALE SEMI 3B5P

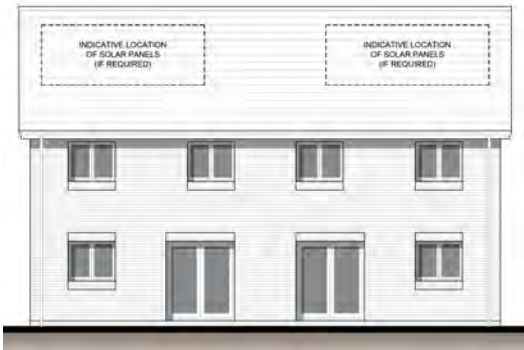
GROSS: 1101ft² / 102.2m²



FRONT ELEVATION@1:100



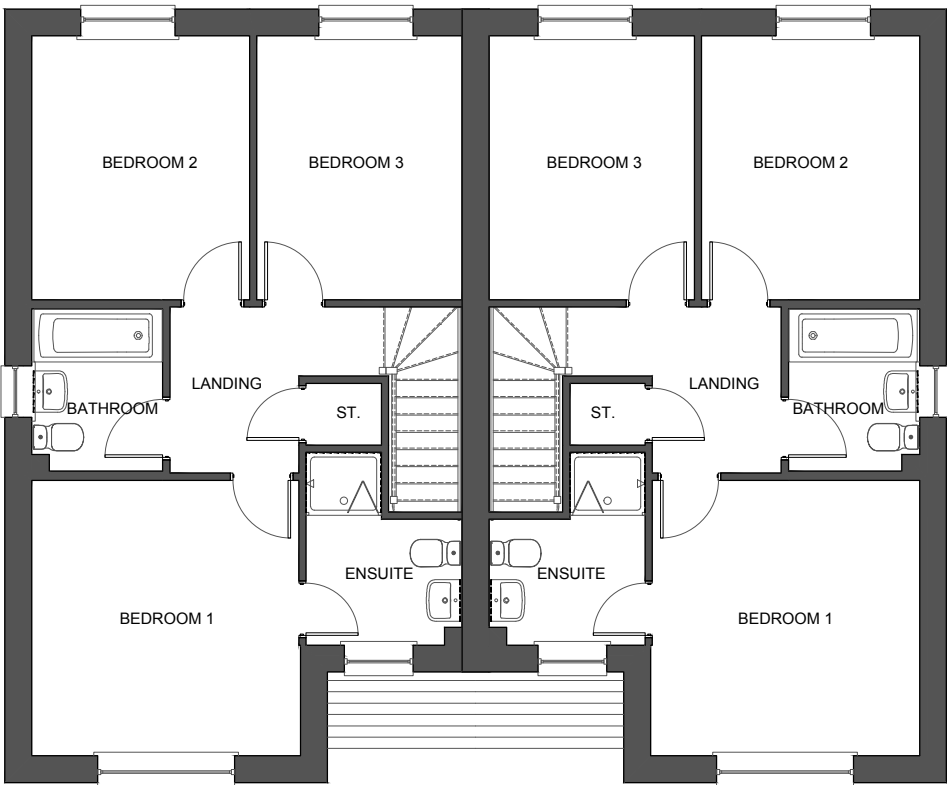
SIDE ELEVATION@1:200



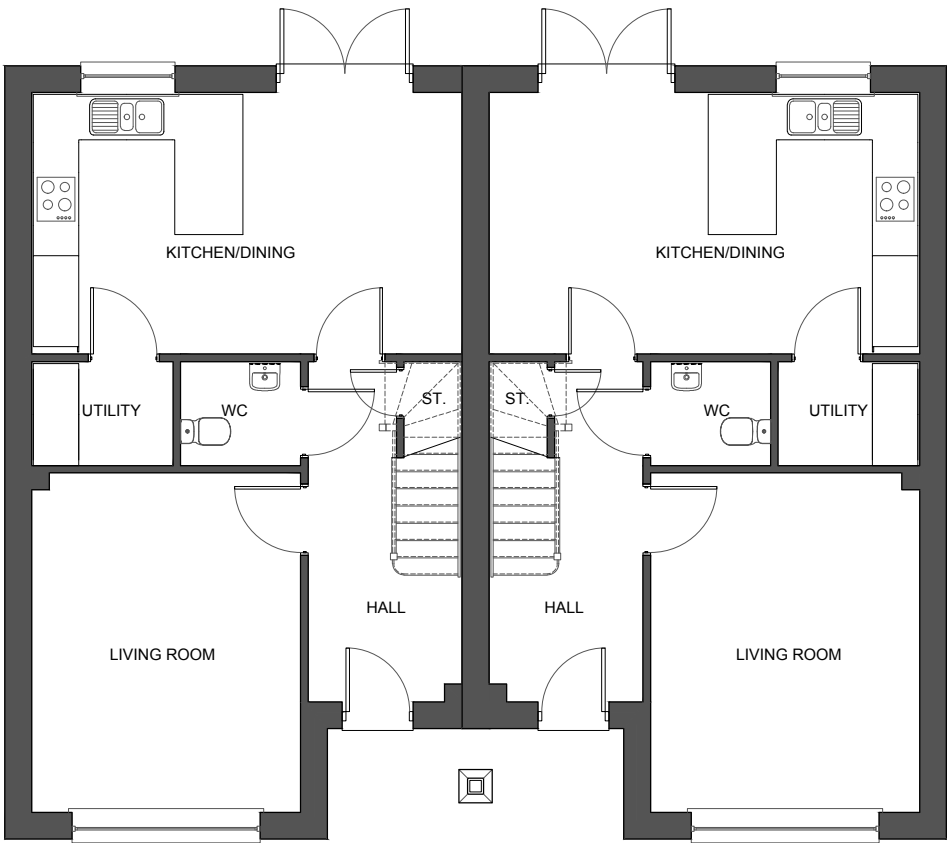
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



THE LONGFORD 3B6P

GROSS: 1149ft² / 106.74m²



FRONT ELEVATION@1:100



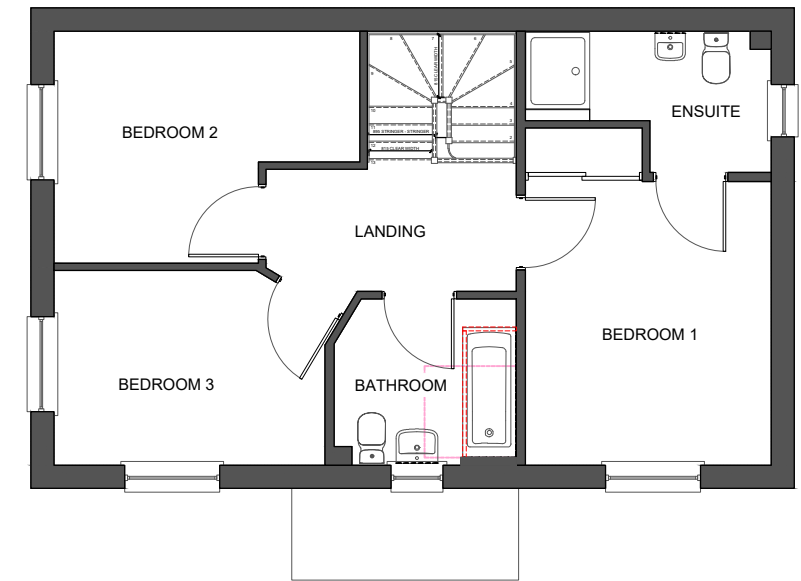
SIDE ELEVATION@1:100



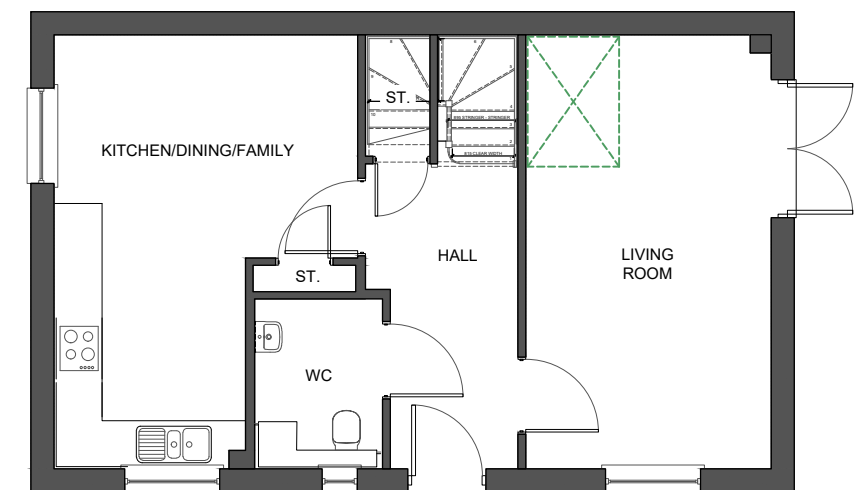
SIDE ELEVATION@1:200



REAR ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



THE LONGFORD 3B6P

GROSS: 1149ft² / 106.74m²



FRONT ELEVATION@1:100



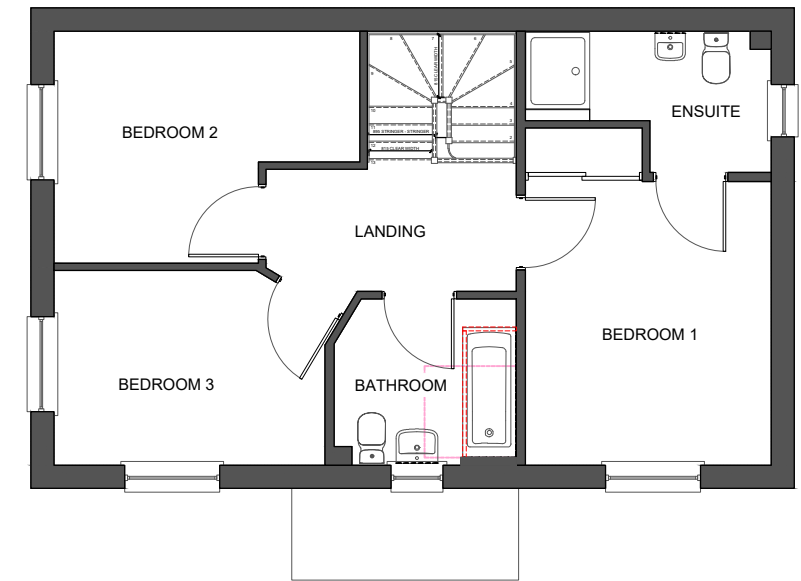
SIDE ELEVATION@1:100



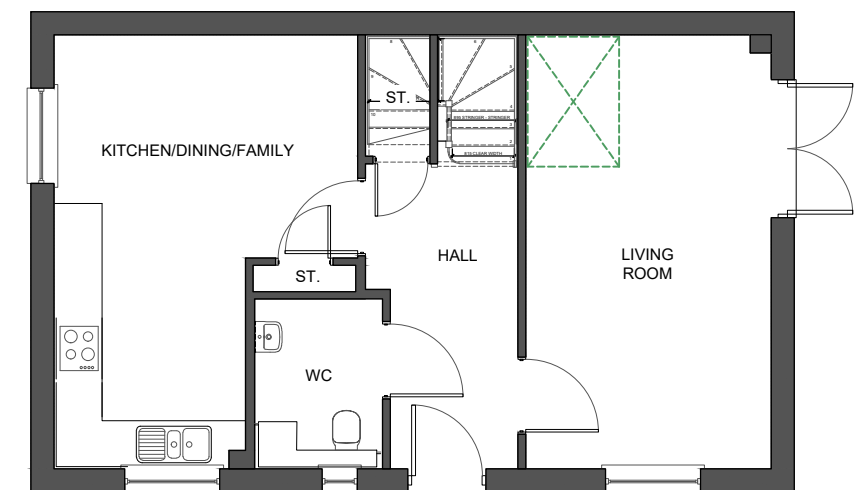
SIDE ELEVATION@1:200



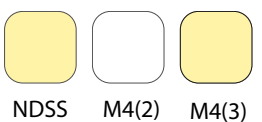
REAR ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100

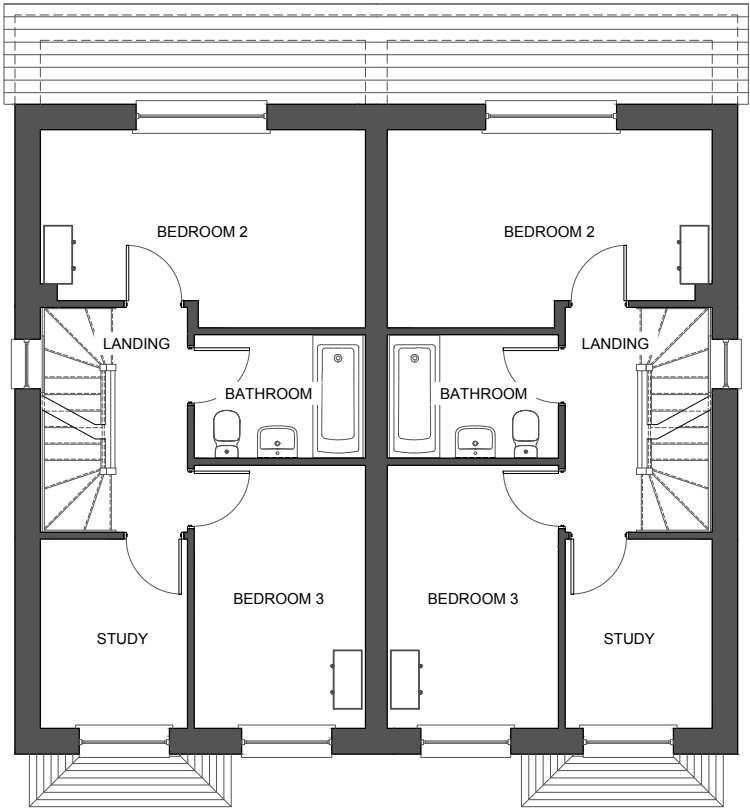


THE EUXTON 3B6P

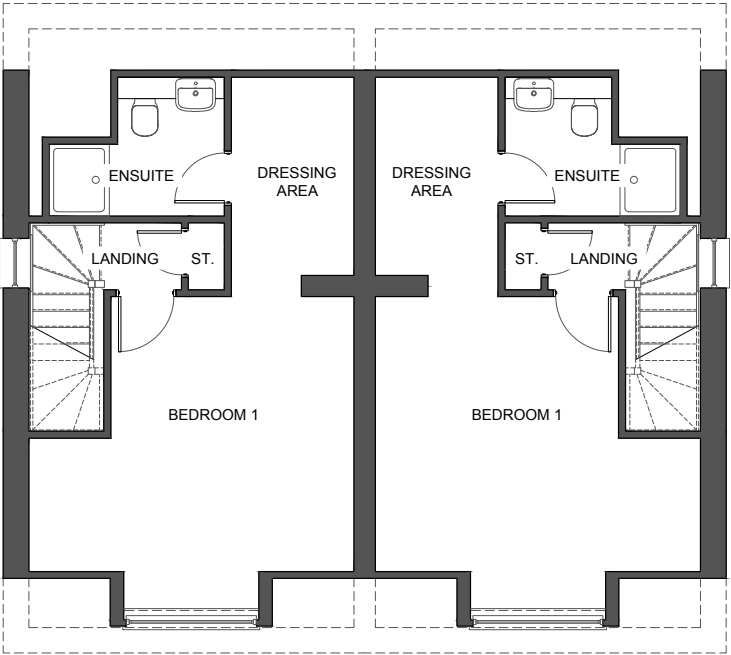
GROSS: 1180ft² / 109.6m²



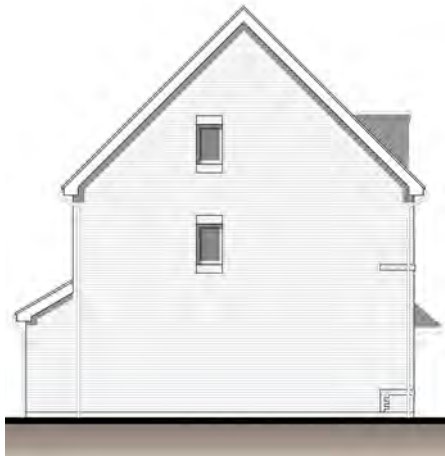
FRONT ELEVATION@1:100



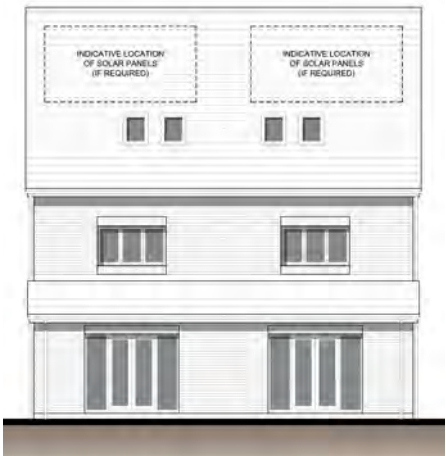
FIRST FLOOR PLAN@1:100



SECOND FLOOR PLAN@1:100



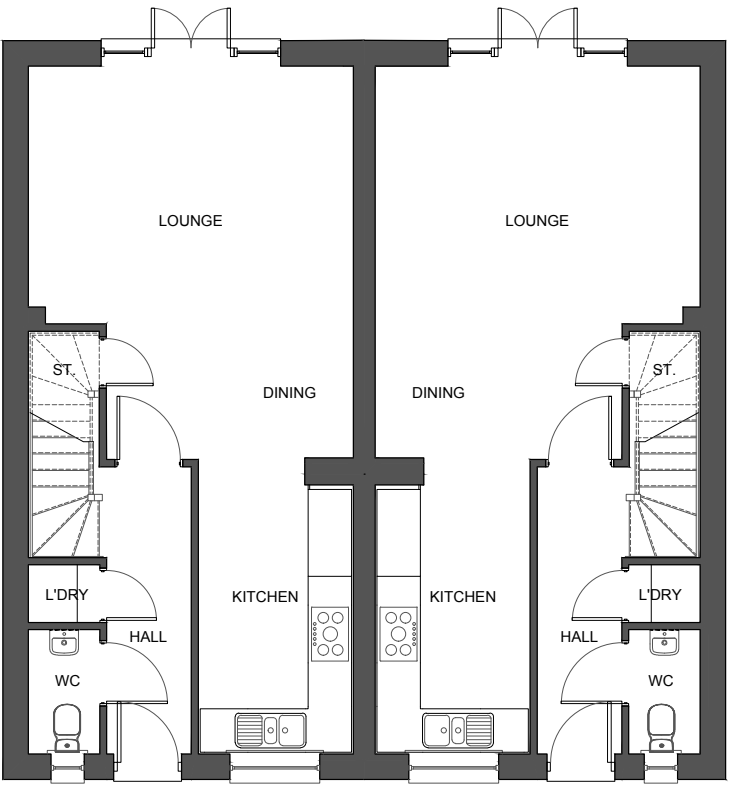
SIDE ELEVATION@1:200



REAR ELEVATION@1:200



SIDE ELEVATION@1:200



GROUND FLOOR PLAN@1:100



THE MARFORD 4B7P

GROSS: 1329ft² / 123.5m²



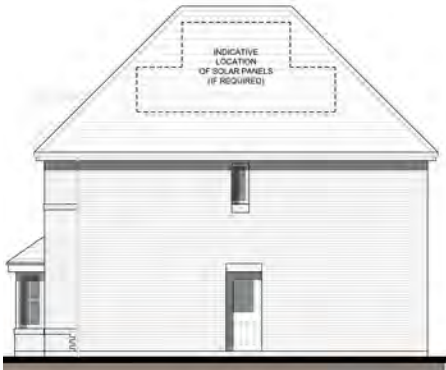
FRONT ELEVATION@1:100



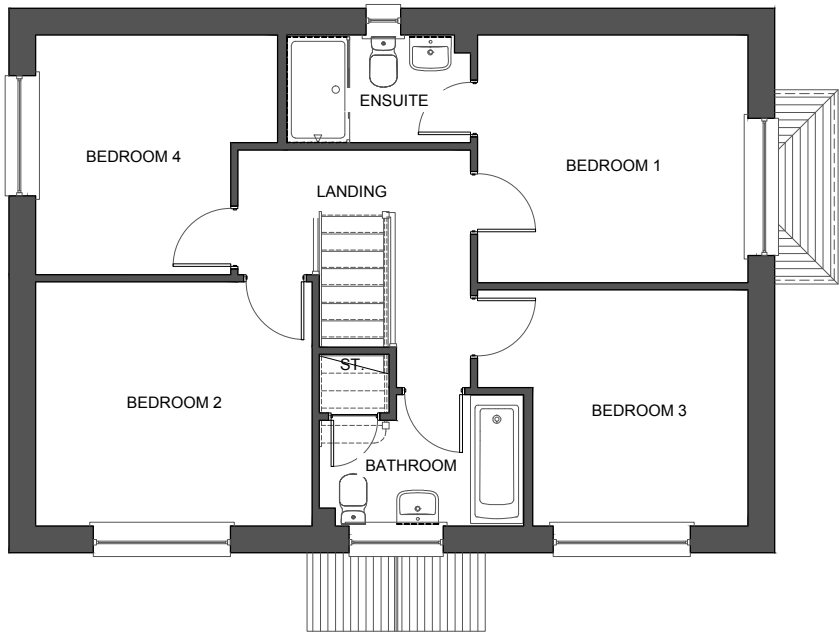
SIDE ELEVATION@1:100



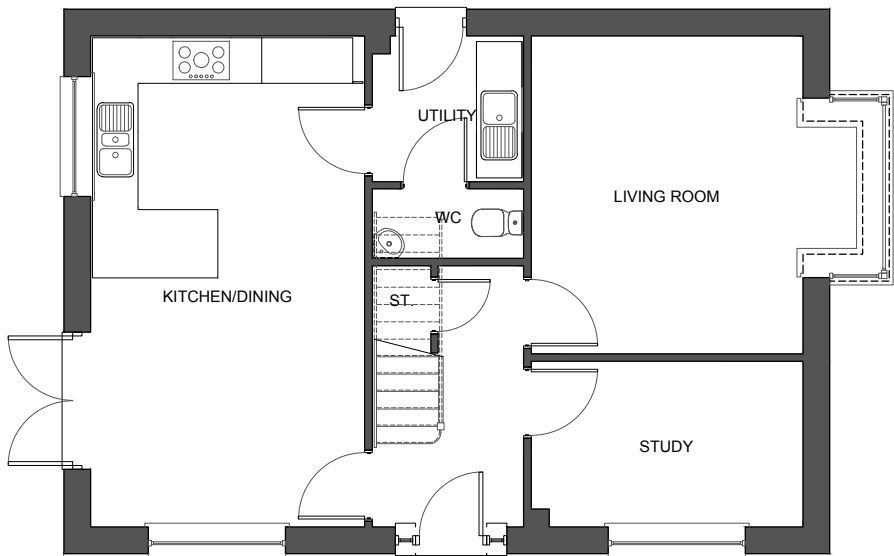
SIDE ELEVATION@1:200



REAR ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



NDSS M4(2) M4(3)

THE MARFORD 4B7P

GROSS: 1329ft² / 123.5m²



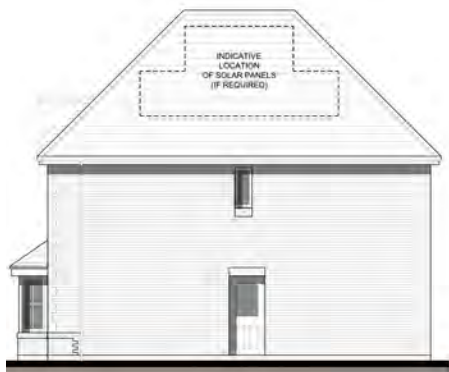
FRONT ELEVATION@1:100



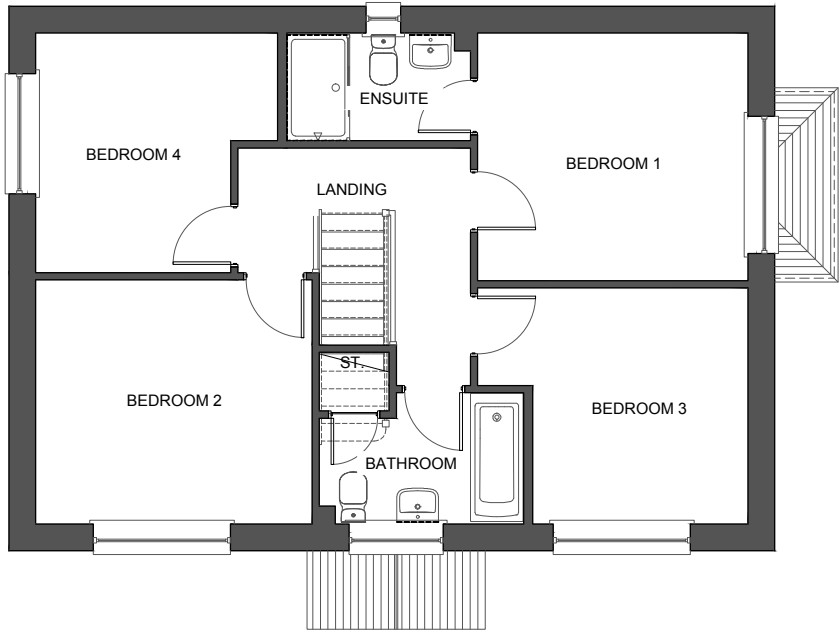
SIDE ELEVATION@1:100



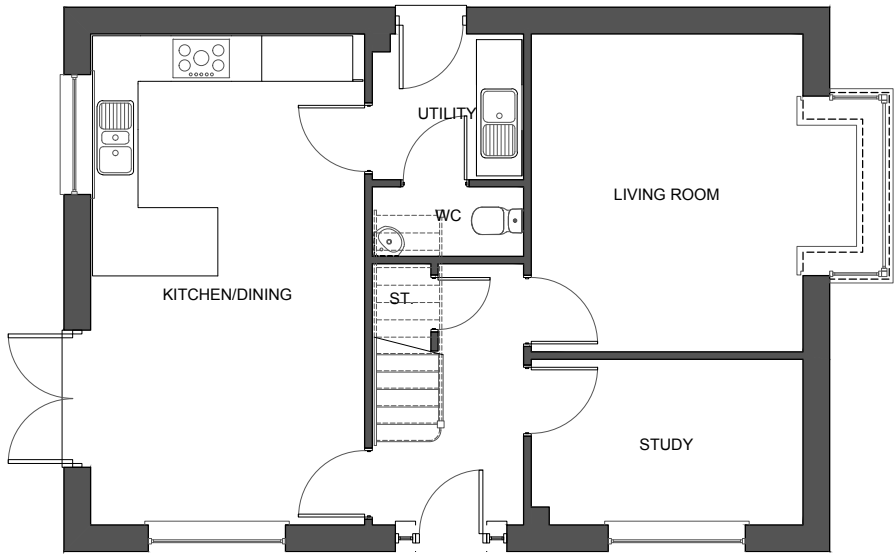
SIDE ELEVATION@1:200



REAR ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



THE
OAKMERE
4B8P

GROSS: 1515ft² / 140.8m²



FRONT ELEVATION@1:100



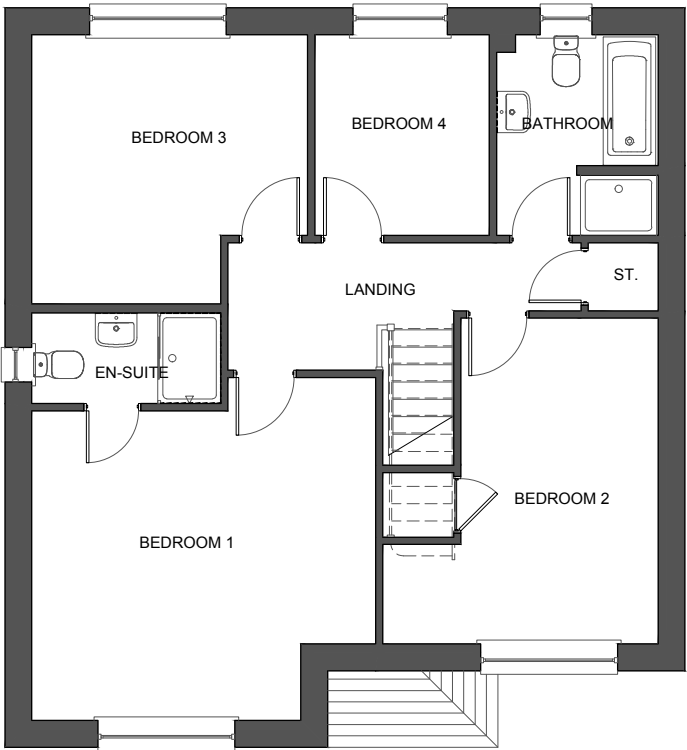
SIDE ELEVATION@1:200



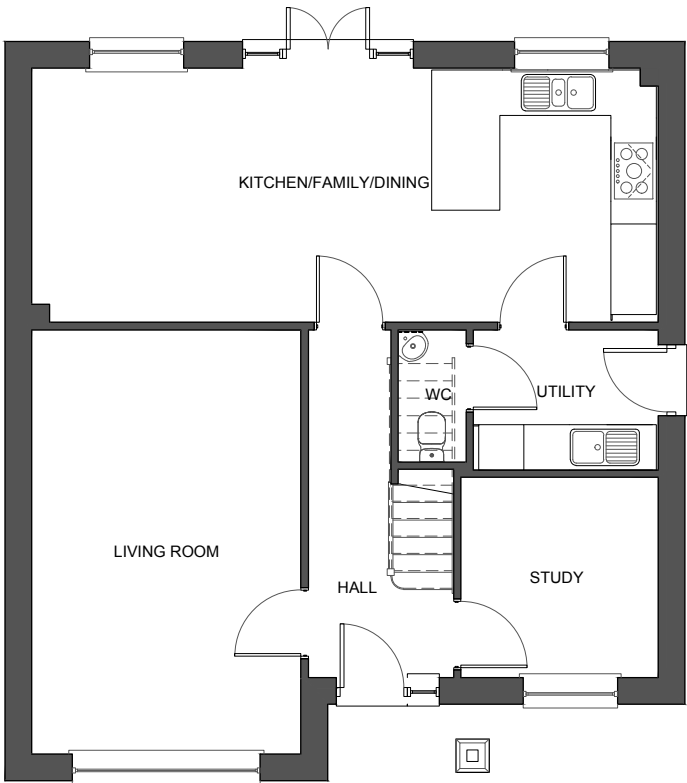
REAR ELEVATION@1:200



SIDE ELEVATION@1:200



FIRST FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



NDSS

M4(2)

M4(3)

THE CARTMEL 4B8P

GROSS: 1554ft²/ 144.3m²



FRONT ELEVATION@1:100



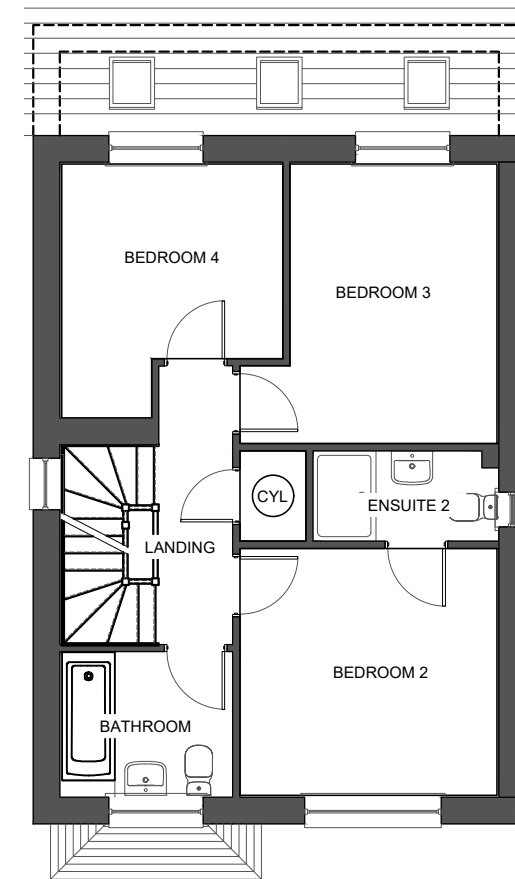
SIDE ELEVATION@1:200



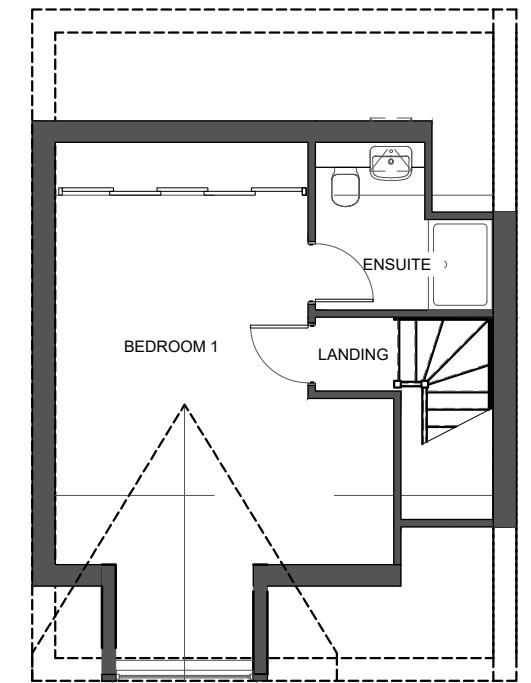
REAR ELEVATION@1:200



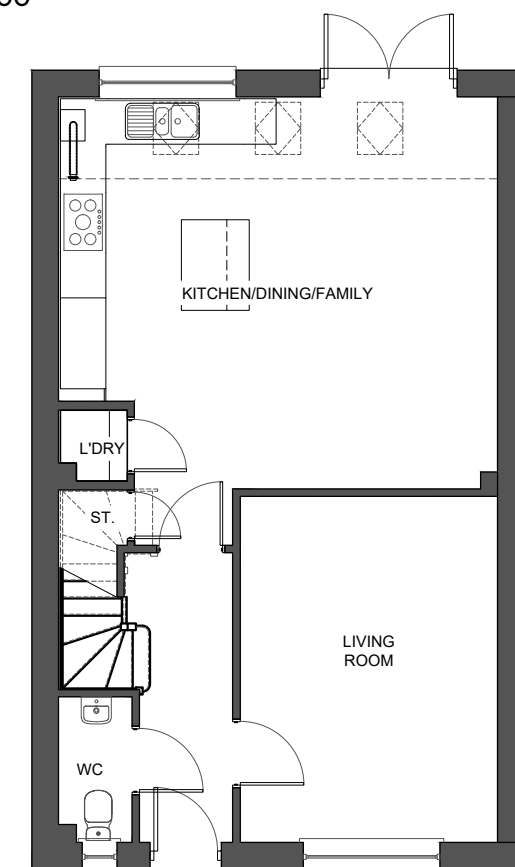
SIDE ELEVATION@1:200



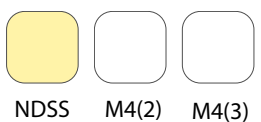
FIRST FLOOR PLAN@1:100



SECOND FLOOR PLAN@1:100



GROUND FLOOR PLAN@1:100



GARAGES



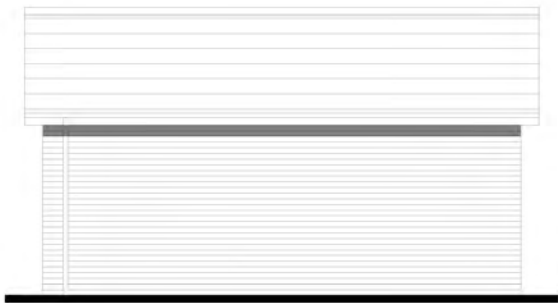
FRONT ELEVATION@1:100



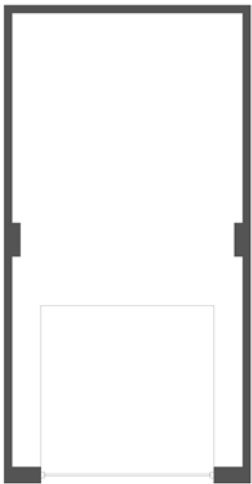
SIDE ELEVATION@1:100



REAR ELEVATION@1:100



SIDE ELEVATION@1:100



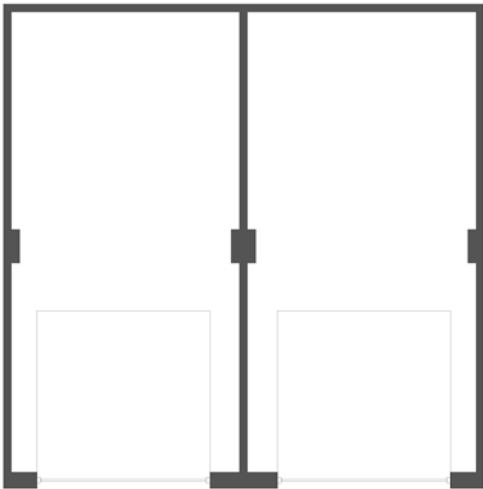
GROUND FLOOR PLAN@1:100



FRONT ELEVATION@1:100



SIDE ELEVATION@1:100



GROUND FLOOR PLAN@1:100



REAR ELEVATION@1:100



SIDE ELEVATION@1:100





URBAN
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GROUP

REGISTERED
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REVISION	DATE	REVISION NOTES	CHECKED BY:
First Draft	27.08.23	DRAFT	JB/AE
A	11.03.24	UPDATED TO LATEST LAYOUT	AE
B	17.09.24	UPDATED TO LATEST LAYOUT	AE
C	25.09.24	UPDATED TO LATEST LAYOUT	JB
D	03.10.24	UPDATED TO LATEST LAYOUT	JB
E	09.10.24	GARAGES ADDED	CB
F	16.10.24	UPDATED TO LATEST LAYOUT	CB
G	19.02.25	Updated fringe window colours	LS
H	27.02.25	Fringe housetypes updated	CB