



General Notes

All site dimensions shall be verified by the Contractor on site prior to commencing any works.
Do not scale from this drawing.
Only work to written dimensions.
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SCHEDULE OF AREAS GMA

UNIT	GF WAREHOUSE	FF OFFICE	TOTAL
UNIT 1	4,888 sqm	52,814 sqft	
UNIT 2	8,418 sqm	90,811 sqft	
UNIT 3	11,225 sqm	120,828 sqft	
UNIT 4	6,498 sqm	69,844 sqft	
OVERALL TOTAL	32,507 sqm	349,904 sqft	

PLANNING BOUNDARY 104,936 sqm 25.93 Acres

LEGEND

- RED LINE PLANNING BOUNDARY
- ACOUSTIC BARRIER**
- PALADIN SECURITY FENCE
- EXISTING TREES RETAINED
- PROPOSED TREES*
- PROPOSED NATIVE WOODLAND PLANTING*
- PROPOSED CONTOURS AS PART OF LANDSCAPED EARTH MOUNDS

* ALL LANDSCAPING SHOWN INDICATIVELY ONLY. PLEASE REFER TO LANDSCAPE ARCHITECTS DRAWINGS FOR FULL DETAILS

** ACOUSTIC BARRIER PLEASE REFER TO NOISE IMPACT ASSESSMENT FOR DETAILS AND HEIGHT

SCHEDULE OF B2 PARKING NUMBERS:

IN THE EVENT OF AN OCCUPYER FOR UNITS 2, 3 OR 4 REQUIRING A B2 USE CLASS, THEN THE ADDITIONAL CAR PARKING PROVISION SHOWN ON THIS DRAWING TO THAT PARTICULAR UNIT WILL BE PROVIDED.

UNIT 1 - 59 SPACES (B8 ONLY)
UNIT 2 - 176 SPACES
UNIT 3 - 232 SPACES
UNIT 4 - 137 SPACES

TOTAL - 604 SPACES
(including minimum 5% accessible, 5% shared and 10% EV)

Rev	Description	Date	ISS	APP
P4	Planning Boundary Amended	20.05.22	MW	AT
P3	Acoustic barriers added	19.05.22	AL	MW
P2	Planning Issue	16.12.21	MW	AT
P1	First Issue	03.12.21	AL	AT
Rev	Description	Date	ISS	APP

Scale: 1:500@A0
Status: S2 Information
Drawn by: AL
Checked by: AT
Date: 03.12.21
Client: Redsun Projects Ltd

Project: Hortonwood 45, Telford

Sheet Name: Proposed Site Plan B2 Parking Provision

Project No. 21018-FRA-AV-XX-DR-A-90-1002 P4