



Site Plan (Indicating Ground Floor Plan - Floor 0)

LEGEND:

DEVELOPMENT TOTAL:
38 No. 1 Bedroom 2P Apartment
43 No. 2 Bedroom 3P Apartment

Total 81 Apartments
Extra Care Parking Spaces - 52 No. (Including 7No. disabled spaces & 7No. Staff spaces)

Overall GIFA - 8620 sq.m (Excluding central glazed atrium voids)
Total Communal GIFA - 3145 sq.m

Note: GIFAs are approximate only and subject to change.

Site Boundary
Site Area - 7480 sq.m (0.748 hectares)

LEGEND:

- 1200/ 1800mm high square top metal railings & SHS posts. Galvanised and powder coated. Colour - Black.
- Log Retaining Wall - heights to be confirmed
- 1.8m high buff facing brickwork enclosure to sub station with brick & tile capping
- Blue brick retaining wall to form access to secondary entrance and steps adjacent Plant room. Railings/ glazed balustrade required as elevations
- Gabion retaining wall between terrace and lower ground level stair access.
- Drop Kerb.
- Paving 300x200x80mm & 200x100x80mm 2 size and 3 colour mix. Setting out to be confirmed on site to minimize cuts to LPA approval.
- New Areas of Block Paving - 200x100x80mm, colour to match existing. Demarcation lines to be formed with contrasting blocks & kerb edging.
- Concrete base to external bin store tapered to central gully, tamped/ brush finish.
- Hedge: evergreen shrub hedge.
- Specimen Shrubs: specimen shrub planting.
- Ground Cover: Deciduous, evergreen, herbaceous & ornamental grass cover planting.
- Wildflower Meadow Areas: To be seeded with Germinal Seeds Amenity mix as agreed; refer to BEA landscaping drawing for details.
- Existing Hedge / Vegetation: Dead plants and bramble to be removed & hedge gapped up with appropriate species.
- Tree Planting: Standard tree planting. Tree Canopy spread illustrated at 25 years growth.
- Tree Planting: Umbrella focal trees which contribute to way-finding for visitors to the site.
- Tree Planting In Hard Surface: Standard tree planting with GreenBlue Urban GBU2014 linear trench tree pit system, installed in accordance with manufacturers recommendations.
- Existing Trees: To be retained in accordance with BS 5837 'Trees in relation to Construction' 2012.
- Trees to be removed.

REV:	AMENDMENT:	INT:	DATE:
B	Additional tree planting indicated to external terrace & main entrance.	AMB	16.09.20
A	Pedestrian access to main entrance amended in line with ROW alteration as per LPA request. Paving altered around T19. Red line boundary amended to provide additional parking as per LPA request. Sub Station altered as per Utility Service requirements.	AMB	07.09.20

PLANNING

PROJECT:
REDEVELOPMENT OF HAUGHTMOND COURT
WELLINGTON
TELFORD

CLIENT:
Wrekin Housing Trust

TITLE:
PROPOSED SITE PLAN
RESIDENTIAL EXTRA CARE

SUTTON AND WILKINSON
CHARTERED ARCHITECTS

Victoria House, 13 New Penkridge Road,
Cannock, Staffs, WS11 1HW
Telephone: 01543 466441
Facsimile: 01543 462469
e-mail: office@suttonwilkinson.co.uk

SCALE	DRAWN	DATE	SIZE
1:250	AMB	APRIL 20	A2
DRAWING NUMBER	REVISION		
2444 - 32	B		