



SCHEDULE OF ACCOMMODATION				
HOUSETYPE	DESCRIPTION	SQFT	NUMBER	PERCENTAGE
4P2B (Affordable)	2 Bed, 2 Storey, End/Mid-Terrace	895 SQFT	16	22.86
5P3B (Affordable)	3 Bed, 2 Storey, End-Terrace	1015 SQFT	12	17.14
Caskey	2 Bed, 3 Storey, Mid-Terrace	705 SQFT	3	4.29
Highfield	3 Bed, 2 Storey, End-Terrace	821 SQFT	6	8.57
Marlow Semi	3 Bed, 2 Storey	987 SQFT	10	14.29
Henley	3 Bed, 2 Storey	1040 SQFT	2	2.86
Stratford	3 Bed, 2 Storey	1055 SQFT	11	15.71
Cheshamham	3 Bed, 2 Storey	1234 SQFT	5	7.14
Wentworth	4 Bed, 2 Storey	1345 SQFT	5	7.14
TOTAL		6991 SQFT	70	100.00
Gross Site Area		6 Acres	2.43 Hectares	
Existing Landscaping		0.37 Acres	0.15 Hectares	
PCS		1.06 Acres	0.43 Hectares	
Undevelopable: Site Access, SSR & Sub station		0.19 Acres	0.08 Hectares	
NETT SITE AREA:		4.38 ACRES	1.77 HECTARES	
Gross Density:		11.67 Units/Acre	28.83 Units/Hectare	
NETT DENSITY:		15.98 UNITS/ACRE	39.49 UNITS/HECTARE	
Gross Footage:		11665.17 SQFT/Acre	2677.50 SQM/Hectare	
NETT FOOTAGE:		15719.68 SQFT/ACRE	3668.39 SQM/HECTARE	

Key:

- Site Boundary
- - - 1.8m high boundary fence
- 1.8m high screen wall / fence
- Private Drive
- - - Visibility Splays - 2.4x??m to Site Entrances
- Indicative Landscaping. - refer to landscaping design for exact details
- Number of parking spaces proposed to Semi-Detached and Detached Dwellings in accordance with LPA Parking Standards
- Parking space allocation to Frontage Parking Dwellings
- Existing retained hedges/landscaping

Rev:	Description:	Date:
A-	Amendments to housing mix & Numbers	20/09/23
B-	Amendments to turning heads	05/10/23



Castle Green

Castle Green,
Unit 20,
St. Asaph Business Park,
St Asaph,
Denbighshire. LL17 0LJ.
Tel. 01745 536677

Site:
Land off Green Lane, Ewloe

Title:
Site Layout

Scale: **1:500 at A1** Date: **03/05/2023**

Ref: **GL-EWL-SL.01** Rev: **B**

