

Proposed Development, Former Coedmore School, Cwmann

Notes:

Legend:

- Indicates Application Site Boundary
Site Area: 0.9902ha
9,902m²
Residential Development Site Area: 0.6273ha
6,273m²

Proposed Site Mix:

- 1 No. 'Open Market Dwelling' (Ex school building, converted)
- 2 No. 5P3B Houses (LCHO)
- 1 No. 4P2B Disabled Bungalow (LCHO)
- 8 No. 4P2B Houses (Social rented)
- 2 No. 4P2B Disabled Bungalows (Social rented)
- 8 No. 2P1B Houses (Social rented)

Total No. units = 22
(inclusive of ex school building)



Criblock Retaining Wall - Example

- Notes:
- 1. Main access road is 'Adoptable' with turning head to be confirmed by CCC Highways Dept.
 - 2. Site entrance off A482 is to be improved and agreed with CCC Highways Dept.
 - 3. 'Stormwater Drainage Strategy' (SUDS) to be designed by Engineers. See engineers sketch.
 - 4. Drawings to be read in-conjunction with the Utilities search maps.
 - 5. The proposed foul drain connection from the site is to be confirmed by engineers & DCWW.
 - 6. Tree & Hedgerow and Ecology survey findings may have minor effects on the scheme layout.
 - 7. Flood Risk Assessments have not been carried out.
 - 8. Parking provision to be confirmed with CCC.
 - 9. The existing 'Old School Building' is proposed to be converted to a single family dwelling - TBC.
 - 10. The existing tree at the site entrance is to be removed - TBC.

Proposed Site Plan

1:250

Client:
Barcud HA

Job Title:
Proposed Development, Former
Coedmore School, Cwmann

Drawing Title:
SCHEME DRAWINGS -
As Proposed Site Plan

Scale: Noted
Date: Sept 2021
Drawn by: MG

R533 SK-15