



Legend

Site boundary

Development boundary

600 wall / 1200 close boarded fence (feature wall detail)

1800 concrete post & close boarded panel fence

Bin storage area

Bin collection point

Vehicle charging point

Front door (1200 level threshold)

Rear patio door (1800 x 1800 paved area)

Indicative tree planting

Existing water course

Existing water course culvert

Existing woodland

5m highway works margin

Existing tree to remain

Existing tree to be removed

D	15.06.23	Additional path added to plots 18-19.	SMC
C	15.06.23	Eddison's entrance detail added.	SMC
B	14.06.23	House type references amended. Development boundary added. Topo frees added (frees to be removed added) Woodland area added. Highway works margin added.	SMC
A	08.06.23	Planning layout first issue from FL01 Rev H	SMC
Rev	Date	Comments	By

ACCOMMODATION SCHEDULE								
House type	Number	Mid	End	Det	Sqft	Bed Nos.	En-SU	Total Sqft
Yew	17	6	11	0	755	2	No	12835
Holly	16	2	14	0	911	3	No	14576
Oak	6	0	1	5	914	3	Yes	5484
Willow	10	4	6	0	1164	4	Yes	11640
TOTAL	49							44535
Gross Area					Acres			
Nett Area	2.68				Acres			
Coverage	16.618				Sqft/Acre			
Density	18.3				UFA			

Stonebond.

Stonebond Properties (Manchester)Ltd
Registered Office:
Suite 5, Egerton House
Towers Business Park
Wilmslow Rd
Didsbury, M20 2DX

NORTH

50 m

25 m

15 m

7.5 m

5 m

2.5 m

0 m

SCALE BAR 1:500

site: Edenfield Rd
Norden
Rochdale

title: Planning Layout

scale: 1:500
date: Jun 23

drawn by: SMC
checked:

drawing no: SBM-001-PL01

sheet no: Sheet 1 of 1

revision: D