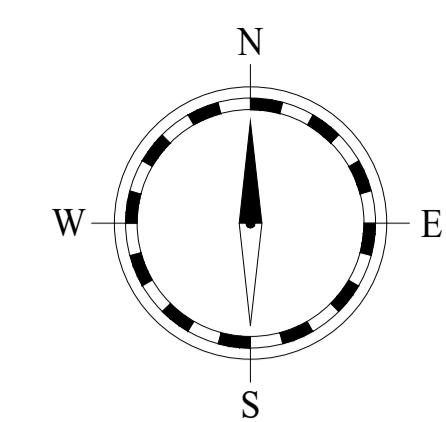


KINGSMERE, BICESTER KMF & KMG



KEY - LAYOUT

NOTE: Drawing to be read in conjunction with the following detailed drawings:-
 1271-101 Landscaping Layout
 1271-54 (Streetscenes)

- 1.8m high close boarded fence
- 1.8m high timber gates fitted with pad bolts or similar
- 1.8m high timber post and panel fence
- 1.2m high screen wall (intended to match associated dwelling)
- 0.6m high timber knee rail
- 1.2m high clean lined iron railings
- 2.0m high weldmesh fence (existing fence forming boundary to school & playing fields)
- 1200 x 900mm square p.c. paving slabs for private paths
- 4 Plot number
- Indicates Affordable Units
- Indicates wheelchair accessible units
- Indicates Lifetime Home units
- Indicates Garage personnel door
- Indicates front & rear door positions
- 1.2m high bollards
- Indicates refuse collection point with concrete slabs below and
- Indicates covered cycle rack for 1200 x cycling racks
- Indicates block paving, Colour: Natural Grey
- Indicates block paving, Colour: Buff (Permeable)
- Indicates block paving, Colour: Buff (Impermeable)
- Indicates block paving, Colour: Charcoal
- Tarmac Driveway
- Indicates visibility splays

Rev. Date Int.

A	14.02.18	Int
B	14.02.18	Int
C	07.03.18	TE
D	27.04.18	TE
E	02.05.18	TE
F	05.06.18	TE
G	21.05.18	TE
H	12.06.18	RM
I	21.06.18	RM
J	21.06.18	RM
K	26.06.18	RM
L	14.07.18	ST
M	14.07.18	RM
N	05.01.20	ST
O	13.08.20	ST

Scale: 0 5m 10m 15m 20m 25m 30m 35m 40m



KINGSMERE, BICESTER AREA KMF

SCHEDULE OF ACCOMMODATION (Private)

Code	Name	Beds	Storey	Sq. Ft.	No.	Total Sq. Ft.
Hs	Harourt	2	2	660	14	9,240
Wt	Watt	3	2.5	700	6	4,200
T	Turner	3	2	596	1	596
CC	CC	2	2	694	1	694
SP1041	SP1041	4	2	1007	6	6,042
A	Alan	4	2.5	1125	11	11,115
lr	Lennox	4	2	1200	6	6,000
AD136D	AD136D	4	2	1369	2	2,738
AD1371	AD1371	4	2	1371	4	5,484
ly	Lytrens	5	2.5	1513	13	19,669
Kr	Kempthorn	4	2	1540	10	15,400
R	Ripley	3	2.5	1438	6	8,628
X	AD1364	4	2	1564	1	1,564
HOUSING TOTALS					95	107,556

SCHEDULE OF ACCOMMODATION (Affordable)

Code	Name	Beds	Storey	Sq. Ft.	No.	Total Sq. Ft.
BB	18M LTH (GF)	1	2	456	4	1,824
BB	18M LTH (FF)	1	2	549	4	2,196
CC	28M LTH (GF)	2	2	694	1	694
CC-1	28M LTH (FF)	2	2	760	1	760
DD-1	38F (GF)	2	3	626	1	626
DD-2	38F (GF)	2	3	647	1	647
DD-3	38F (FF + SP)	2	3	639	2	1,278
DD-4	38F (FF + SP)	2	3	636	2	1,272
DD-5	38F (FF + SP)	2	3	663	2	1,326
EE	HT50	2	2	679	11	7,469
FF	28 LTH	2	2	501	7	3,507
GG	38 LTH	3	2	940	7	6,580
HH	38 LTH	3	2	1076	1	1,076
II	48 LTH	4	2	1267	2	2,534
LL	HT A36	3	2	913	1	913
MM	Harourt	2	2	660	1	660
HOUSING TOTALS					46	35,578

SITE TOTALS

Total	143	143,134
Nett Site Area	0.11	acres
Coverage	176.49	m ² /ft per acre
Density	17.43	units per acre

KINGSMERE, BICESTER AREA KMG

SCHEDULE OF ACCOMMODATION (Private)

Code	Name	Beds	Storey	Sq. Ft.	No.	Total Sq. Ft.
Avenue	Avenue	2	2	764	1	764
Wyatt	Wyatt	3	2.5	886	3	2,658
30 (D4)	30 (D4)	3	2	1006	1	1,006
Laverton	Laverton	4	2	1230	1	1,230
G1	371240	4	3	1240	5	6,200
Ripley	Ripley	5	2.5	1438	11	16,478
Lytrens	Lytrens	5	2.5	1513	1	1,513
Z	471580	4	3	1580	2	3,160
HOUSING TOTALS					25	33,009

SCHEDULE OF ACCOMMODATION (Affordable)

Code	Name	Beds	Storey	Sq. Ft.	No.	Total Sq. Ft.
FF	28 LTH	2	2	801	5	4,005
GG	38 LTH	3	2	940	3	2,820
KK	Bungalow/Wheelchair	2	1	763	2	1,526
HOUSING TOTALS					10	8,351

SITE TOTALS

Total	35	41,360
Nett Site Area	2.17	acres
Coverage	19,000	m ² /ft per acre
Density	16.13	units per acre

BICESTER KMF (3 PLOTS) ACCOMMODATION SCHEDULE

Code	Name	Beds	Storey	Sq. Ft.	No.	Total Sq. Ft.
C	37855	3	2	855	1	855
F	Fletcher	5	2.5	1840	2	3680
HOUSING TOTALS					3	4535

PLANNING LAYOUT



PROJECT: KMF & KMG, KINGSMERE, BICESTER

DRG TITLE: PLANNING LAYOUT

JOB NO: 1271 DRG NO: 100 REV: 0

SCALE: 1:500 TRN BY: DR/RHM

DATE: 09/17 CKD BY: NN

The NOBLE Consultancy

Architectural • Planning • Urban Design • Landscaping

The Stables, Saxe Court Farm, Badminton Road, Frampton Cotterell, South Gloucestershire, BS36 2NY

T: 0844 7452033
 E: design@noble-consultancy.co.uk
 W: www.noble-consultancy.co.uk