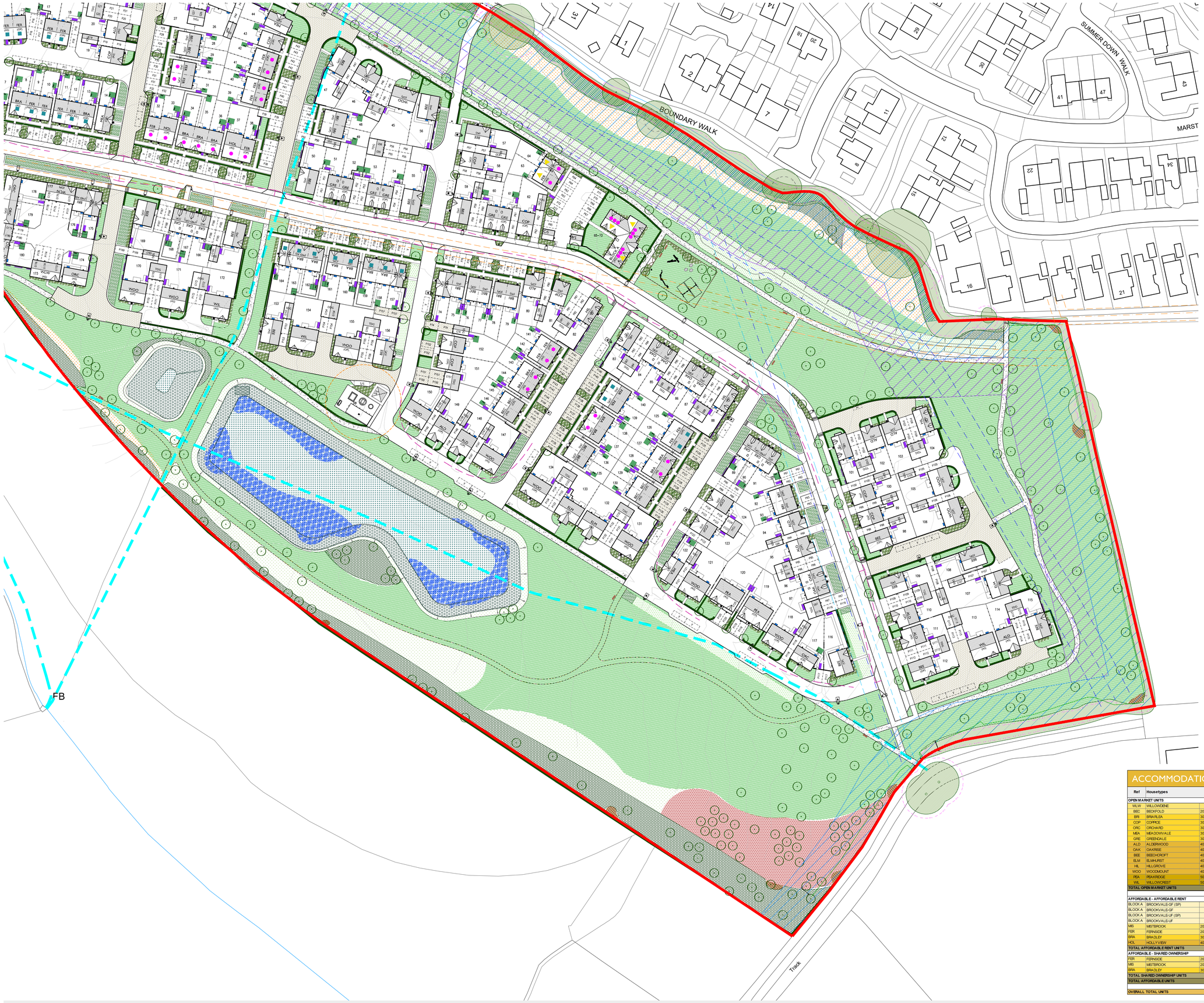

LEGEND

SITE BOUNDARIES
- APPLICATION BOUNDARY

EXISTING VEGETATION / DETAILS
- EXISTING TREES TO BE RETAINED
- EXISTING HEDGEROWS TO BE RETAINED
- EXISTING VEGETATION CUT BACK / REPORED
- TREE AND HEDGEROW RPA

EXTERNAL DETAILS
- 1800mm HIGH SCREEN WALL
- 1200mm HIGH SCREEN WALL
- STONE SCREEN WALL 400mm HIGH WITH STONE COPING (450mm WIDE TO FORM OPENINGS)
- 1800mm HIGH TIMBER CLOSE BOARD FENCE
- 1800mm HIGH PLOT DIVIDING TIMBER PANEL FENCE
- TIMBER BOLLARD
- 1800mm HIGH TIMBER SINGLE SIDE ACCESS GATE
- 400mm HIGH TIMBER POST & RAIL FENCE
- 1200mm HIGH TIMBER POST & RAIL FENCE

MISCELLANEOUS
- AFFORDABLE HOUSING AFFORABLE RENT
- AFFORDABLE HOUSING SHARED OWNERSHIP
- 1.2m BIN SLAB
- BM BM POSTER POINT
- EXTENT OF PRIVATE CURTILAGE
- ATTENUATION BASINS
- PAGS UNITS
- ASHP
- ECOLOGICAL BUFFER - ZONE A (5m)
- SUBSTATION
- WATER MAIN WIDTH 20.4m EASEMENT
- PUMP STATION
- GAS MAIN WIDTH 6m EASEMENT
- ECOLOGICAL BUFFER - ZONE B (20m)
- CYCLE SHEDS
- WATER MAIN WIDTH 213m EASEMENT
- FOR HAND VISIBILITY
- PUBLIC RIGHT OF WAY (PROW)
- JUNCTION VISIBILITY

NUMBERING
- 12 PLOT NUMBERS
- G12 GARAGE NUMBERS
- P12 PARKING NUMBERS
- V VISITOR PARKING

SURFACE TREATMENTS
- TARMAC
- TACTILE PAVING COLOUR: BUFF
- 760mm WIDE PATH
- HOGGIN
- 1200mm WIDE PATH
- BLOCK PAVING - MARSHALL TEGULAR HERRINGBONE COLOUR: HARVEST

PROPOSED ENGINEERING - REFER TO SEPARATE ENGINEERING DETAILS
- LOCATION OF RETAINING WALL
- PROPOSED STEPS
- EMBANKMENT

PROPOSED STREET LIGHTING - REFER TO SEPARATE LIGHTING DETAILS
- PROPOSED COLUMN AND LANTERN
- PROPOSED COLUMN AND LANTERN
- PROPOSED COLUMN AND LANTERN

PROPOSED LANDSCAPING - REFER TO SEPARATE LANDSCAPING DETAILS
- **PROPOSED TREES** Refer to the planting schedule for details on species, quantities and specification
- **AMENITY GRASS** To be seeded in the POS and turfed in the plot gardens
- **WILDFLOWER PLANTING** Refer to the planting schedule for details on species, quantities and specification. Where wildflower is proposed on existing grass and within RPA it will be overseeded
- **SHRUBS** Refer to the planting schedule for details on species, quantities and specification
- **HEDGEROW / TREE EDGE WILDFLOWER MIX** Refer to the planting schedule for details on species, quantities and specification. Where wildflower is proposed on existing grass and within RPA it will be overseeded and hand dug equipment
- **SMALL WILDFLOWER MIX** Refer to the planting schedule or further details
- **NATIVE WHP PLANTING** Refer to the planting schedule for details on species, quantities and specification
- **WOODLAND WILDFLOWER PLANTING** Please refer to the accompanying tree survey for further details on species and condition
- **MARGINAL PLANTING EDGE MIX** Refer to the planting schedule for details on species, quantities and specification
- **FLOWERING GRASS MIX** Overseeding in areas of existing grassland with flowering wildflower grass mix. Refer to schedule for further details
- **MARGINAL PLANTING WET MIX** Refer to the planting schedule for details on species, quantities and specification
- **HIBERNACULA PILES** Provide hibernacula/ resting places for fauna such as reptiles, mammals and invertebrates. Constructed from dead wood and rubble, composed of a mix of sizes and materials, stacked with loose soil and turf. Dimensions to be a minimum of 2m length x 1m width x 1m height
- **MARGINAL PLANTING BY STREAM** Overseeding along stream bank. Refer to schedule for further details and ecology plan
- **HEDGEROW** Refer to the planting schedule for details on species, quantities and specification
- **RAIN GARDEN** Refer to schedule for planting mix and refer to engineers drawing for detail on design
- **MARGINAL AND AQUATIC PLANTING** Refer to schedule for details on species, quantities and specification
- **CLIMBERS** Refer to schedule for details on species

ADDITIONAL NOTES

PRIVATE DRIVEWAYS SHOULD BE BUILT TO ADOPTABLE STANDARD WHERE REQUIRED

Wain HOMES

REVISION/S:

A. 2026-03-26 Layout amended to address LPA comments. MED

ACCOMMODATION SCHEDULE

Ref	Housetypes		No. Of Storeys	No. Of Beds	No. Of Units	Gross Internal Area ft²	Gross Internal Area m²	Total Gross Internal Area ft²	Total Gross Internal Area m²
OPEN MARKET UNITS									
WLW	WILLOWDENE		2 Storey	2 Bed FOG	2	786ft²	73.0m²	1572ft²	146.0m²
BEC	BECKFOLD	200C	2 Storey	2 Bed house	10	771ft²	71.6m²	7710ft²	716.3m²
BRI	BRIARLEA	300T	2 Storey	3 Bed house	8	823ft²	76.5m²	6584ft²	611.7m²
COP	COPPICE	301C	2 Storey	3 Bed house	11	1015ft²	94.3m²	11165ft²	1037.3m²
ORC	ORCHARD	303C	1.5/2 Storey	3 Bed house	5	1033ft²	96.0m²	5165ft²	479.8m²
MEA	MEADOWVALE	304C	2 Storey	3 Bed house	7	1094ft²	101.6m²	7658ft²	711.5m²
GRE	GREENDALE	305C	2.5 Storey	3 Bed house	14	1165ft²	108.6m²	16306ft²	1520.5m²
ALD	ALDERWOOD	401C	2 Storey	4 Bed house	13	1228ft²	114.1m²	15964ft²	1483.1m²
OAK	OAKRISE	402C	2.5 Storey	4 Bed house	6	1291ft²	119.9m²	7746ft²	719.6m²
BEE	BEECHCROFT	401T	2 Storey	4 Bed house	16	1310ft²	121.7m²	20960ft²	1947.2m²
ELM	ELMHURST	403C	2 Storey	4 Bed house	6	1443ft²	134.1m²	8658ft²	804.4m²
HIL	HILLGROVE	406C	2.5 Storey	4 Bed house	5	1449ft²	134.6m²	7245ft²	673.1m²
WOO	WOODMOUNT	409C	2 Storey	4 Bed house	16	1518ft²	141.0m²	24288ft²	2256.4m²
PEA	PEAKRIDGE	500C	2 Storey	5 Bed house	2	1679ft²	156.0m²	3358ft²	312.0m²
WIL	WILLOWCREST	501C	2 Storey	5 Bed house	5	1748ft²	162.4m²	8740ft²	812.0m²
TOTAL OPEN MARKET UNITS					126			153,179ft²	14,230.8m²
AFFORDABLE - AFFORDABLE RENT									
BLOCK A	BROOKVALE-GF (SP)		2.5 Storey	1 Bed flat	1	561ft²	52.1m²	561ft²	52.1m²
BLOCK A	BROOKVALE-GF		2.5 Storey	1 Bed flat	2	565ft²	52.5m²	1130ft²	105.0m²
BLOCK A	BROOKVALE-UF (SP)		2.5 Storey	1 Bed flat	2	564ft²	52.4m²	1128ft²	104.8m²
BLOCK A	BROOKVALE-UF		2.5 Storey	1 Bed flat	4	568ft²	52.8m²	2272ft²	211.1m²
MIS	MISTBROOK	201A	2 Storey	2 Bed house	1	870ft²	80.8m²	870ft²	80.8m²
FER	FERNSIDE	201C	2 Storey	2 Bed house	11	867ft²	80.5m²	9537ft²	886.0m²
BRA	BRADLEY	300C	2 Storey	3 Bed house	9	1012ft²	94.0m²	9108ft²	846.2m²
HOL	HOLLYVIEW	400A	2 Storey	4 Bed house	2	1270ft²	118.0m²	2540ft²	236.0m²
TOTAL AFFORDABLE RENT UNITS					32			27,168ft²	2,521.8m²
AFFORDABLE - SHARED OWNERSHIP									
FER	FERNSIDE	201C	2 Storey	2 Bed house	12	867ft²	80.5m²	10404ft²	966.6m²
MIS	MISTBROOK	201A	2 Storey	2 Bed house	2	870ft²	80.8m²	1740ft²	161.7m²
BRA	BRADLEY	300C	2 Storey	3 Bed house	8	1012ft²	94.0m²	8096ft²	752.1m²
TOTAL SHARED OWNERSHIP UNITS					22			20,240ft²	1,880.4m²
TOTAL AFFORDABLE UNITS					54			47,386ft²	4,402.3m²
OVERALL TOTAL UNITS					180			200,565ft²	18,633.1m²

SOUTHWICK COURT FARM, TROWBRIDGE

PLANNING LAYOUT (SHEET 3 OF 3)

DATE : SEPTEMBER 2025
DRAWN : CM

DRAWING TITLE : PLANNING LAYOUT (SHEET 3 OF 3)
DRAWING NO : 0844-102-3 A

SCALE : 1:500 @ A0

The Distillery, The Old Brewery Office Park,
7 - 11 Lodway, Pill, Bristol BS20 0DH
T. 01275 813380 E:admin@focusdp.com
www.focusdp.com

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