

All Intellectual Property Rights (including but not limited to copyright) subsisting in or arising out of this drawing and the building works depicted are owned by Pegasus Planning Group Ltd (Pegasus Group) and may not be copied, adapted, disseminated, redistributed, reproduced and/or otherwise used without a written licence. Pegasus Group accepts no liability for any use of this drawing other than for its original purpose and by the original client except in circumstances where approval for use has been provided by Pegasus Group in writing. Use only written dimensions. Drawing prepared for planning application purposes only. Do not scale (or use) for construction, sales or any other purpose. Any queries to be reported to Pegasus Group for clarification. Copyright © Pegasus Planning Group Limited [2025] Use of this drawing is subject to the terms & conditions available @ pegasusgroup.co.uk

Issue:

Issues

School site

The Hub

PHASE 1, LAND AT BLACKMORE FARM, MELKSHAM – SITE LAYOUT (COMBINED)

| PEGASUSGROUP.CO.UK | TEAM/DRAWN BY: STH/THA | APPROVED BY: STH | DATE: 11/06/2026 | SCALE: 1-1250@A0 | DRWG: P25-2391_DE_02_k_01-3 | CLIENT: BARRATT REDROW |

Housetype	Sq.ft	Sq.m	St.	Beds	No's	Total Sqft	Total Sqm
BARRATT HOMES							
2B	Denford	624	58.0	2	2	4	2,496
	Kenley	624	58.0	2	2	4	2,496
	Maldstone	830	77.1	2	3	14	11,620
	Elerton	830	77.1	2	3	14	11,620
	Moresby	854	79.3	2	3	5	4,270
	Ennerdale	917	85.2	2	3	6	5,502
	Bewdley	978	90.9	2	3	8	7,824
	Norbury	1,187	102.8	2.5	3	14	15,498
Sub Total (Open Market)					69	61,326	5,697
AFFORDABLE HOUSING							
AFFORDABLE RENTED							
F	YB58*	538	50.0	3	1	27	14528
	YB59*	538	50.0	2	1	2	1076
	YB59*	584	54.3	2	1	2	1168
	YB50	866	80.5	2	2	24	20784
2B	Bedeale	594	55.2	1	2	4	2376
	YB52	1025	95.2	2	3	7	7175
3B	YB55	1049	97.5	2	3	1	1049
	TYPE A5A	1,142	124.7	2.5	5	2	2684
*stretched/ bespoke type to meet affordable mix							
SHARED OWNERSHIP							
2B	YB50	866	80.5	2	2	8	6928
3B	YB55	1049	97.5	2	3	2	2098
FIRST HOMES							
2B	Kenley	624	58.0	2	2	6	3744
	Maldstone	830	77.1	2	3	8	6640
	Moresby	854	79.3	2	3	2	1,708
Sub Total (Affordable)					45%	95	71,956
BARRATT TOTAL						164	133,282
REDROW							
3B	Letchworth	983	91.3	2	3	4	3,932
	Warwick	1,075	99.9	2	3	6	6,450
	Amberley	1,144	106.3	2	3	1	1,144
	Stratford	1,211	112.5	2	4	5	6,055
	Marlow	1,288	119.7	2.5	4	8	10,304
	Oxford	1,316	122.3	2	4	6	7,896
4B	Overton	1,410	131.0	2	4	3	4,230
	Shaftesbury (toolkit)	1,423	132.2	2	4	2	2,846
	Harrogate	1,553	144.3	2	4	4	6,212
	Henley	1,768	164.3	2	5	1	1,768
5B	Hampstead	1,842	171.1	2	5	3	5,526
Sub Total (Open Market)						43	56,363
AFFORDABLE HOUSING							
AFFORDABLE RENTED							
2B	Hadleigh	801	74.4	1	2	2	1,602
	Trent	868	80.6	2	2	2	1,736
SHARED OWNERSHIP							
3B	Stour	1017	94.5	2	3	3	3,051
FIRST HOMES							
2B	Trent	868	80.6	2	2	10	8,680
3B	Stour	1,017	94.5	2	3	5	5,085
Sub Total (Affordable)					29%	22	20,154
REDROW TOTAL						65	76,517

PEGASUS GROUP