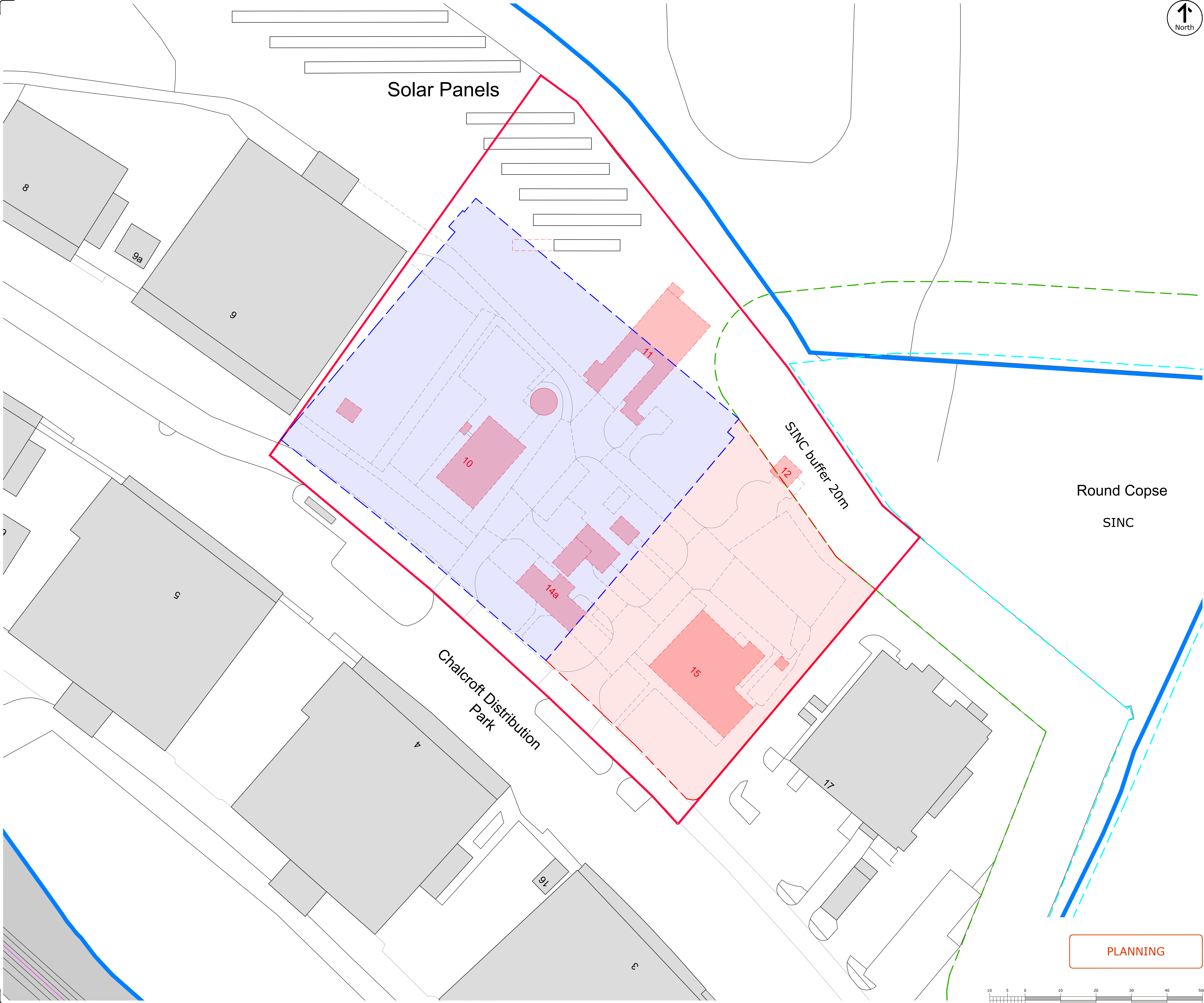




Notes

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Other than for the purposes of planning, do not scale these drawings. Use written dimensions only. All dimensions to be checked on site prior to commencement of work.

Ordnance Survey Data

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Site and plot boundaries are shown indicatively only and subject to confirmation.

Key

- Site boundary
- Client ownership
- Building to be demolished
- Solar panels to be removed
- Hardstanding, kerbs etc. to be removed
- Buildings to be retained
- SINC boundary
- 20 m SINC buffer

Consented Development Platforms

**DEVELOPMENT PLATFORM 1**  
PLOT PARAMETERS:  
Platform area: 4,714sqm.  
Maximum Plot Ratio: 47.5%  
Maximum Building Height (to haunch): 7m  
Use Classes: B1(b)(c), B8

**DEVELOPMENT PLATFORM 2**  
PLOT PARAMETERS:  
Platform area: 8,459sqm.  
Maximum Plot Ratio: 49%  
Maximum Building Height (to haunch): 12m  
Use Classes: B1 (b)(c), B8

Estate road to remain operational throughout the works.

Existing buildings, yards & parking to remain operational throughout the works.

No construction works to be undertaken within the SINC boundary.

Round Copse  
SINC

A 28-02-23 Planning Issue.

JL TB

### Constraints Plan

CBP - BSL - D2 - XX - DR - A - 1003 - PL - A

JAN 2023

22093: CHALCROFT 3

1:500 @ A1

CHALCROFT BUSINESS PARK

Drawn JL

Client: FIPWEL

Checked SS

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PLANNING

