

CDM 2007 Health & Safety Information

This information relates only to 'Significant Hazards' identified on this drawing and is to be read in conjunction with the Designer's Risk Assessment Register.

- 1 Desktop soil contamination study to be undertaken and recommendations to be followed
- 2 Precise locations of buried services should be established by hand digging
- 3 Management system to be implemented to control traffic accessing and egressing the site. Use of existing site access to be considered or new access point with suitable visibility to be constructed prior to any other on-site works
- 4 Construction traffic to be routed via Mill Lane to the west to avoid conflict with cars in residential area to the south
- 5 Boundary fence to railway to be checked for security and to be maintained throughout construction works
- 6 Tree Protection fencing to be installed and maintained throughout construction works
- 7 Roof trusses to be braced immediately once in position
- 8 All first floor and above windows to be cleanable from inside with easy clean hinges.

SCHEDULE:

PHASE 1

Affordable Dwellings (30%):

3no. 2-bed houses @ 782sqft
10no. 3-bed houses @ 886sqft
3no. 3-bed houses @ 887sqft
4no. 3-bed houses @ 960sqft
20no. dwellings - total 17,704sqft

Car Parking:

1 allocated spaces per dwelling x15plots = 15
2 allocated spaces per dwelling x5plots =10

Open Market Dwellings

1no. 2-bed Flat @ 755sqft
1no. 2-bed Flat @ 805sqft
15no. 3-bed houses @ 835sqft
1no. 3-bed house @ 894sqft
2no. 3-bed house @ 915sqft
1no. 3-bed house @ 950sqft
6no. 3-bed houses @ 970sqft
5no. 4-bed houses @ 1187sqft
32no. dwellings - total 29,518sqft

Car Parking:

2 allocated spaces per dwelling x32plots =64

PHASE 2 - RETAINED LAND

Open Market Dwellings

6no. 3-bed houses @ 820sqft
1no. 3-bed houses @ 880sqft
2no. 3-bed house @ 900sqft
4no. 3-bed house @ 954sqft
1no. 4-bed houses @ 1168sqft
14no. dwellings - total 12,586sqft

Car Parking:

2 allocated spaces per dwelling x14plots =28

66no. Dwellings total

Overall Site Area 1.67Ha

Density 39.5dw/Ha

Allocated Car Spaces: 117no.

Visitors / Unallocated Car Parking: 24no.

K	02.05.13	West boundary adjusted	KE	AK
J	30.04.13	Railings / Screen Walls noted	KE	AK
H	22.04.13	Vis Displays & site access amended to comments	KE	AK
G	04.04.13	Amended to sketches agreed with Planners	KE	AK
F	20.03.13	Revise housing mix. Plots No 25 - 46 renumbered	CL	KE
E	05.02.13	Highways details added along Toddington Lane	KE	EY
D	25.01.13	Schedule, notes & phasing amended	KE	EY
C	16.01.13	Additional visitors spaces added within Phase 3	KE	EY
B	15.01.13	Affordable types revised, roads adjusted to tracking	KE	EY
A	11.12.12	Updated with revised house types	KE	EY

Rev	Date	Revision Details	Dr	Ch
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Client's Name
Wilmington Homes

Job Title
Toddington Lane, Littlehampton

Drawing Title
Masterplan

Scale
1:500 @ A1 / 1:1000 @ A3

metres 10 20 30 40 50

Drawn	Checked	Date
KE	AC	27.09.12

Job No	Drawing No	Rev
5691	01	K

Status
APPROVAL

CAD Plot date: 2/05/2013 - 11:23:53

5691-01k.dwg

