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- Key**
- Site Boundary
 - 1.1m railings
 - 1.8m close boarded fence
 - 1.8m weld mesh fence
 - 1.8m brick wall (red multi brick to main wall with blue capping brick on top).
 - Acoustic Fence - Specification to be confirmed by Acoustic consultant
 - Indicative retaining wall positions. Refer to engineers' levels strategy for details'
 - Indicative river front retaining wall (refer to engineers levels strategy for details)
 - Parking spaces, parking courts and shared surface - Block paving
 - Adopted Road and Footpath - Tarmac
 - Patios and Footpaths - paving slabs
 - Space for three wheelie bins in rear gardens on all plots and in front gardens on specific plots. Screens to be provided where wheelie bins are stored in front gardens.

- Green corridor - 10m offset from river bank
- Existing route of foul sewer and easement
- Railway boundary - no works in this area.
- Indicative forward visibility splay. (TBC by transport consultant)
- Raised table

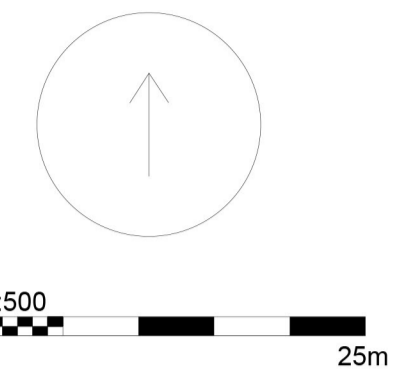
Each plot to be allocated an Air Source Heat Pump which is to be located in the rear garden for houses and on the private terraces for the apartments. (Exact positions to be confirmed)

ACCOMMODATION SCHEDULE

DWELLING TYPE	GI FLOOR AREA	HEIGHT (STOREYS)	AMOUNT	%
● Type 2A (2B4P House)	70.8m ²	2	29	30
● Type 2B (2B4P House)	70.8m ²	2	02	02
● Type 3A (3B5P House)	81.9m ²	2	39	41
● Type 3B (3B5P House)	81.9m ²	2	08	08
● Type 3C (3B6P House)	103.8m ²	2.5	04	04
Single storey flat (2B3P)	57.0m ²	1	05	05
Two storey flat (2B4P)	70.0m ²	2	10	10
TOTAL			97	100

Notes

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- Do not scale this drawing.
- Unless for the purpose of verifying or determining any Planning Application.
- Contractors and consultants are to advise BM3 Architecture Limited of any discrepancies.



Revision	Date	By	Chkd
A -	01.04.25	JB	JJ
Hardstanding added to rear elevation of apartments.			
B -	17.04.25	JB	
Layout amended to reflect the change in site boundary in northeast corner.			
C -	03.11.25	MS	JB
Layout amended to reflect new housing mix.			
D -	12.11.25	JB	
Layout coordinated with Landscape design. Indicative retaining walls indicated.			
E -	24.11.25	JB	
Updated in line with suggestions from Engineer regarding levels. See email dated 17.11.2025.			
F -	02.12.25	JB	
Updated in line with highways and urban designer comments. See email from case officer dated 26.11.2025.			
G -	19.12.25	JB	
Plot 01 and 02 amended and boundaries updated.			
H -	05.02.26	MS	JB
Site layout amended to include weld mesh fence enclosure to areas along northern boundary and in southeast corner. Plots 07 and 08 repositioned. Additional boundary treatments added.			
J -	09.03.26	JB	
Plot 25 parking updated.			
K -	10.03.26	JB	
Plot 87 garden updated.			

PLANNING

Client

Project
WOODS LANE
CRADLEY HEATH

Ci/Sb Element

Drawing
SITE LAYOUT

Drawn by JB	Checked JJ
Scale 1:500@A1	Dated JAN 2025
Job No. 72230	Drawing No. D01
	Revision K

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