



BUILDING CLUSTER DEVELOPMENT AREAS		GIA m²	External m²
EXISTING			
BUILDING 01	348	362	m²
BUILDING 02	514	532	m²
CONCRETE APRON		294	m²
GRAVEL TRACK AND SERVICE YARD		483	m²
HOLE FARM LANE FARMYARD SURFACING		669	m²
SUBTOTAL EXISTING BUILDING GIA	862		m²
SUBTOTAL EXISTING BUILDING GEA		894	m²
SUBTOTAL EXISTING EXTERNAL		1,446	m²
TOTAL		2,340	m²
PROPOSED			
COMMUNITY BUILDING GROUND FLOOR	271	310	m²
COMMUNITY BUILDING MEZZANINE LEVEL	47		m²
FORESTRY ENGLAND BARN	406	420	m²
COVERED CYCLE STORAGE AND TOILET ACCESS AREA		150	m²
COVERED OUTDOOR SEATING		80	m²
OPEN SIDED VISITOR SHELTER		50	m²
SUBSTATION		40	m²
MODULAR CAFE AND WC FACILITIES		96	m²
PONDS		17,286	m²
SUBTOTAL PROPOSED BUILDING GIA	1,161		m²
SUBTOTAL PROPOSED BUILDING GEA		439	m²
SUBTOTAL PROPOSED EXTERNAL		35,088	m²
TOTAL		39,527	m²
TOTAL SITE AREA WITHIN REDLINE BOUNDARY		996,928	m²
SITE OUTSIDE OF BUILDING CLUSTER		Area m²	Area m²
EXISTING			
HOLE FARM LANE (EXCLUDING BUILDING CLUSTER SECTION)		4,472	m²
SUBTOTAL EXISTING EXTERNAL		4,472	m²
TOTAL		4,472	m²
PROPOSED			
HOLE FARM LANE (EXCLUDING BUILDING CLUSTER SECTION)		4,472	m²
TURNING BAY SOUTH		296	m²
MULTI USER PATH AND ALL ABILITIES ACCESS TRAIL		10,387	m²
WALKWAY THROUGH IS AROUND CAR PARK		997	m²
SURFACED PATH CONNECTING TO BUS STOPS		1,212	m²
CAR PARK (TARMAC)		2,201	m²
PARKING BAYS (STONE AGGREGATE)		1,591	m²
SURFACED PATH AROUND MODULAR CAFE AND COVERED AREA		214	m²
COVERED CYCLE STORAGE AND TOILET ACCESS AREA		150	m²
COVERED OUTDOOR SEATING		80	m²
OPEN SIDED VISITOR SHELTER		50	m²
SUBSTATION		40	m²
MODULAR CAFE AND WC FACILITIES		96	m²
PONDS		17,286	m²
SUBTOTAL PROPOSED BUILDING GIA	1,161		m²
SUBTOTAL PROPOSED BUILDING GEA		439	m²
SUBTOTAL PROPOSED EXTERNAL		35,088	m²
TOTAL		39,527	m²
TOTAL SITE DEVELOPMENT AREAS	GIA m²	External m²	
Existing buildings	862	894	m²
Proposed buildings	860	1,169	m²
Existing external area		5,918	m²
Proposed external area		41,617	m²
TOTAL DEVELOPMENT AREA - EXISTING		6,812	m²
TOTAL DEVELOPMENT AREA - PROPOSED		42,840	m²

GENERAL NOTES

- ALL DIMENSIONS ARE IN MILLIMETRES UNLESS OTHERWISE STATED. LEVELS ARE SHOWN IN METERS ABOVE DATUM LEVEL. ANY DISCREPANCIES SHALL BE REPORTED TO FEREDAY POLLARD.
- THIS DRAWING MAY INCORPORATE SURVEY INFORMATION SUPPLIED TO FEREDAY POLLARD BY OTHERS. RESPONSIBILITY FOR THE ACCURACY OF THIS INFORMATION REMAINS WITH THE ORIGINATOR.
- THIS DRAWING SHOULD BE READ IN CONJUNCTION WITH ALL OTHER RELEVANT PROJECT INFORMATION.
- THE PRINCIPAL DESIGNER / FEREDAY POLLARD SHALL BE NOTIFIED OF ANY ADDITIONAL RISK(S) THAT HAVE NOT BEEN IDENTIFIED IN PROJECT INFORMATION.
- DO NOT SCALE OFF THIS DRAWING. REQUEST DIMENSIONS IF NOT SHOWN.
- THIS DRAWING IS ONLY FOR THE USE OF PARTIES TO WHICH IT HAS BEEN ISSUED BY FEREDAY POLLARD AND ONLY IN RELATION TO THE PROJECT AND THE PURPOSE FOR WHICH IT HAS BEEN ISSUED.

KEY

- Planning application boundary
- Existing buildings to be demolished
- Surfaced path type A - 3.5m width prime aggregate with a wearing course of tar and chip, grey granite finish
- Surfaced path type B - 3m width tarmac with coloured surface dressing of natural angled stone chip
- Surfaced path type C - 3m width unsealed prime aggregate, with compacted 6mm to dust grey granite angled chip
- Surfaced path type D - 3m width prime aggregate with a wearing course of tar and chip, grey granite finish
- Surfaced path type E - 3m width tarmac with grey granite surface dressing
- Unsealed prime aggregate, with compacted 6mm to dust grey granite angled chip

Woodland setting is part of separate EIA for afforestation application by Forestry England

- Proposed ponds
- Existing ponds
- Pedestrian site access point
- Vehicular site access point
- Existing footpath (PRoW)
- Proposed sculpture
- Proposed play feature

Features of a play and sensory trail, for more information please refer to Forestry England's interpretation strategy

Scale 1:5000@A3

Rev	Date	Description	Drawn	Chkd	App
P07	09/05/23	FOR PLANNING	VS	GH	JB
P06	27/04/23	FOR APPROVAL	VS	GH	JB
P05	20/04/23	FOR APPROVAL	VS	GH	JB
P04	13/04/23	FOR APPROVAL	VS	GH	JB
P03	31/03/23	FOR APPROVAL	VS	GH	JB
P02	15/03/23	IDR FOR COMMENT	VS	GH	JB
P01	03/02/23	PLANNING DRAFT FOR COMMENT	EB	GH	JB

Client
FORESTRY ENGLAND

fereday pollard
architecture | landscape | design

30 King's Bench Street, London, SE1 0QX. T +44 (0)20 7253 0303
W: [redacted] E: admin@fereday-pollard.co.uk
© Fereday Pollard Architects Ltd 2019

Scale: 1:2500@A1/1:5000@A3 | Date Created: 01-02-23

Drawn By: EB | Checked By: GH | Approved By: JB

Status: FOR PLANNING | Suitability Code: [redacted]

Project Title
HOLE FARM

Drawing Title
PROPOSED SITE PLAN

Alternative Reference
Drawing Number: 375-FP-00-ZZ-DRG-A-000053 | Revision: P07