



LAND EAST OF COALPIT LANE, STOKE ST MICHAELS, SOMERSET

Additional Grant Funded Affordable Units							
Unit Type	Ref	Beds	Sqm(GIA)	Sqft (GIA)	Total Sqm	Total Sqft	No. Units
Type 2	T2	284F	72	779	652	7,014	9
Type 3a	T3A	385F	86	929	777	8,360	9
Type 3b-1	T3B1	385F	86	927	344	3,706	4
Type 3b-2	T3B2	385F	87	936	609	6,552	7
Type 4	T4	486F	111	1,199	223	2,398	2
					2,604.1	28,031	31

Social Rent Units							
Unit Type	Ref	Beds	Sqm(GIA)	Sqft (GIA)	Total Sqm	Total Sqft	No. Units
Type 5 GF	T5	182F	51	549	51	549	1
Type 5 FF	T5	182F	54	581	54	581	1
Type 2	T2	284F	72	779	507	5,455	7
Type 3a	T3A	385F	86	929	173	1,858	2
					784.4	8,443	11

Shared Ownership Units							
Unit Type	Ref	Beds	Sqm(GIA)	Sqft (GIA)	Total Sqm	Total Sqft	No. Units
Type 2	T2	284F	72	779	145	1,559	2
Type 3a	T3A	385F	86	929	86	929	1
					231.1	2,488	3
Total Policy Affordable					1,015.5	10,931	14

					3,619.6	38,961	45
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Split Overview	No.	%
1 Bed Housing	2	4.4%
2 Bed Housing	18	40.0%
3 Bed Housing	23	51.1%
4 Bed Housing	2	4.4%
Totals	45	100%

Coverage	%
Dwellings per Hectare	27.1
Area in Hectares (Gross)	1.7
Area in Acres (Net)	3.1
Area in Hectares (Net)	1.3
Sqft per Acre (Approx.)	12,386

- KEY
- Application site
 - Ownership Boundary
 - Policy Social rent
 - Policy Shared ownership
 - Electric Charging Point (Pillar mounted)
 - Electric Charging Point (Wall mounted)
 - Indicative PV locations if required (3 panels 1.8m x 1.2m)

Prepared By:



Rev.	Date	Description	Drawn by
A	13.01.25	Updated to include latest version of the housing schedule	JP
B	20.11.24	Updated to accommodate LPA comments	DG
C	28.11.24	Updated to accommodate LPA/Highways comments	DG
D	29.11.24	Updated to Client comments	DG
E	10.02.25	Updated to accommodate LPA comments	JP
F	11.02.25	Updated fence to plots 34/35	DG
G	04.03.25	Updated engineering and plot footprints	CB
H	14.03.25	Updated basin and access alignment	CB
I	03.04.25	Updated rear path to plot 7	CB
J	07.04.25	Updated colouring	CB

Client:



Project:
Coalpit Lane, Stoke St Michael

Project No:
2069

Dwg No:
1100

Rev: Scale:
J 1:500@A1

Drawing Status:
PLANNING

Date:
16.07.24

Drawn by: Checked by:
CB DG

This drawing is partly based on original construction drawings of an existing building. The source drawings may not accurately reflect the current state of the existing building. This drawing and related CAD data should not be used for producing construction information. Dimensions should be verified on site before finalising detailed design of any element of the proposals.

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Scale: 1:500

