

Key:

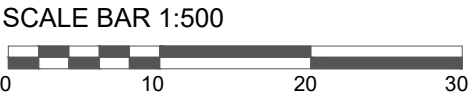
- 2 Bed Semi / Terraced House
- 3 Bed Semi / Terraced House
- 4 Bed Detached House
- 4 Bed Detached House
- 4 Bed Detached House
- 4 Bed Detached House
- 2 Bed Detached Bungalow
- 3 Bed Detached Bungalow
- 3 Bed Detached Bungalow



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Somerset
TA1 1FH
01823 336479
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**DRAFT LAYOUT
FOR COMMENT**



Project
Proposed development at
Edington

Client
West of England Dev. Ltd

Drawing title
Sketch Site Layout

Date
MAY-26

Scale
1:500 @A3

Drg. no

26-12.SK2B

	Plot		House Type	Bedrooms	sqm	sqft	Parking Space Req	Parking Space Achieved
B	Plot 01		Willow	3	106.95	1,151	3.0	4.0
B	Plot 02		Willow	3	106.95	1,151	3.0	4.0
B	Plot 03		Birch	2	79.90	860	2.5	2.0
•	Plot 04		Mulberry	2	79.60	857	2.5	2.0
•	Plot 05		Mulberry	2	79.60	857	2.5	2.0
•	Plot 06		Pine	3	94.18	1,013	3.0	2.0
•	Plot 07		Pine ALT	3	93.66	1,008	3.0	2.0
•	Plot 08		Pine	3	94.18	1,013	3.0	2.0
•	Plot 09		Mulberry	2	79.60	857	2.5	2.0
•	Plot 10		Mulberry	2	79.60	857	2.5	2.0
	Plot 11		Pine	3	94.18	1,013	3.0	2.0
	Plot 12		Pine	3	94.18	1,013	3.0	3.0
	Plot 13		Oak Lrg	4	177.70	1,912	3.5	4.0
	Plot 14		Elm	4	139.10	1,497	3.5	4.0
	Plot 15		Oak Lrg	4	177.70	1,912	3.5	4.0
	Plot 16		Ash	4	149.40	1,609	3.5	4.0
	Plot 17		Pine	3	94.18	1,013	3.0	3.0
	Plot 18		Pine	3	94.18	1,013	3.0	3.0
	Plot 19		Maple	4	133.19	1,433	3.5	4.0
	Plot 20		Ash	4	149.40	1,609	3.5	4.0
B	Plot 21		Cedar	3	111.70	1,202	3.0	4.0
	Plot 22		Elm	4	139.10	1,497	3.5	4.0
	Plot 23		Maple	4	133.19	1,433	3.5	3.0
B	Plot 24		Birch	2	79.90	860	2.5	2.0
B	Plot 25		Cedar	3	111.70	1,202	3.0	4.0
	visitor parking						5.0	4.0
				Total	2,773.0	29,842	81	80
					sqm	sqft		
Sedgemoor affordable provision - 30%								
25 total dwellings x 0.30= 7.5 affordable dwellings required								
•	Denotes possible affordable dwellings							
B	Denotes Bungalow							
visitor parking spaces (0.2 per dwelling)								
DRAFT FOR COMMENT								

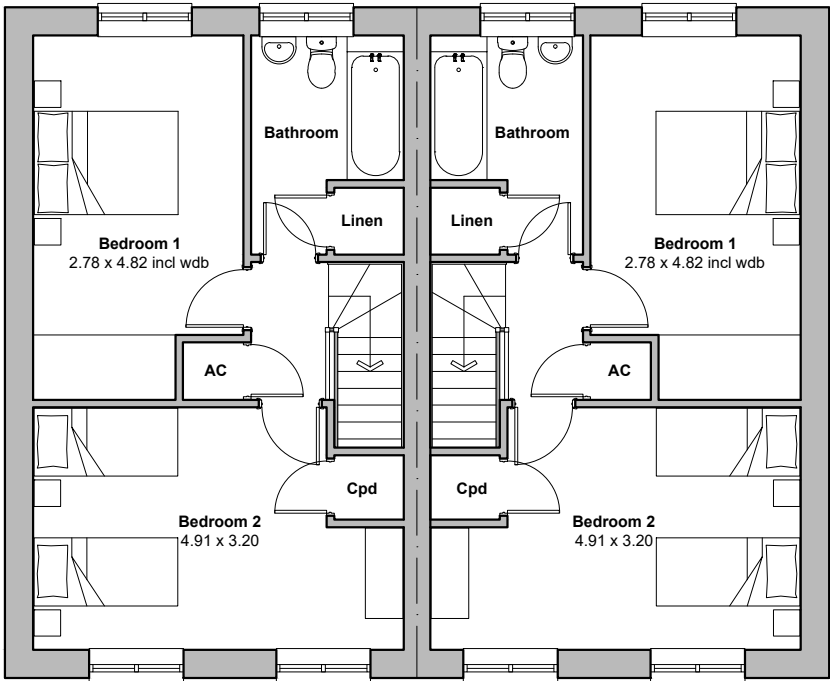


2-Bed
GIA: 79.6m² - 857sqft

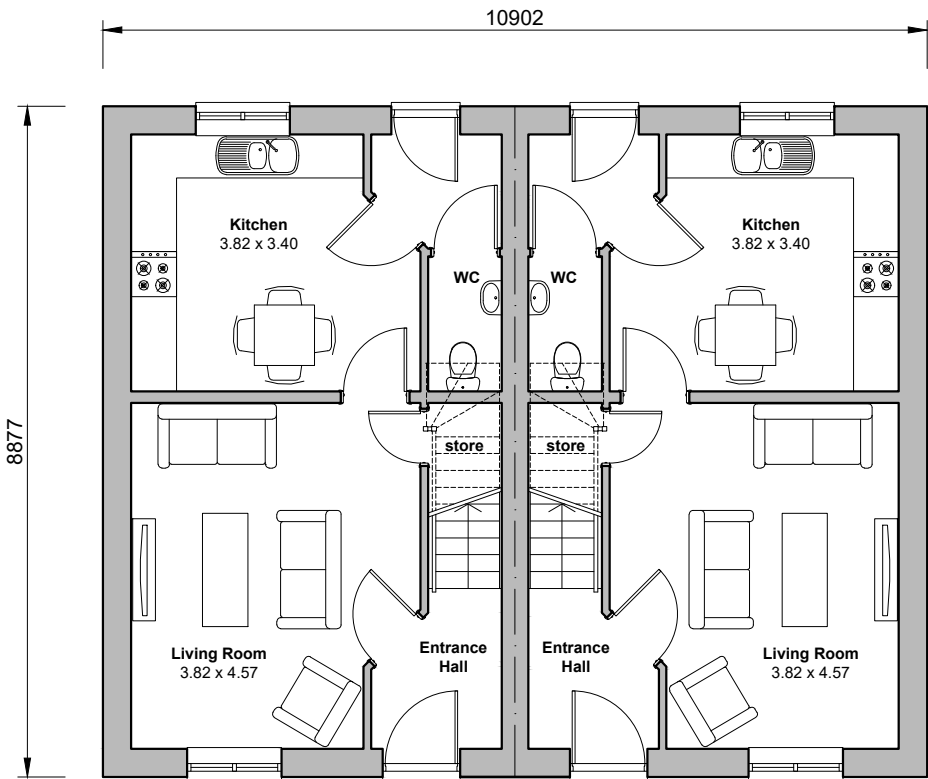
Scale - 1:100 @A3

MULBERRY

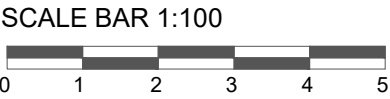
Version Control - MB-2



First Floor



Ground Floor
Floor Area 79.66m² - 857sqft

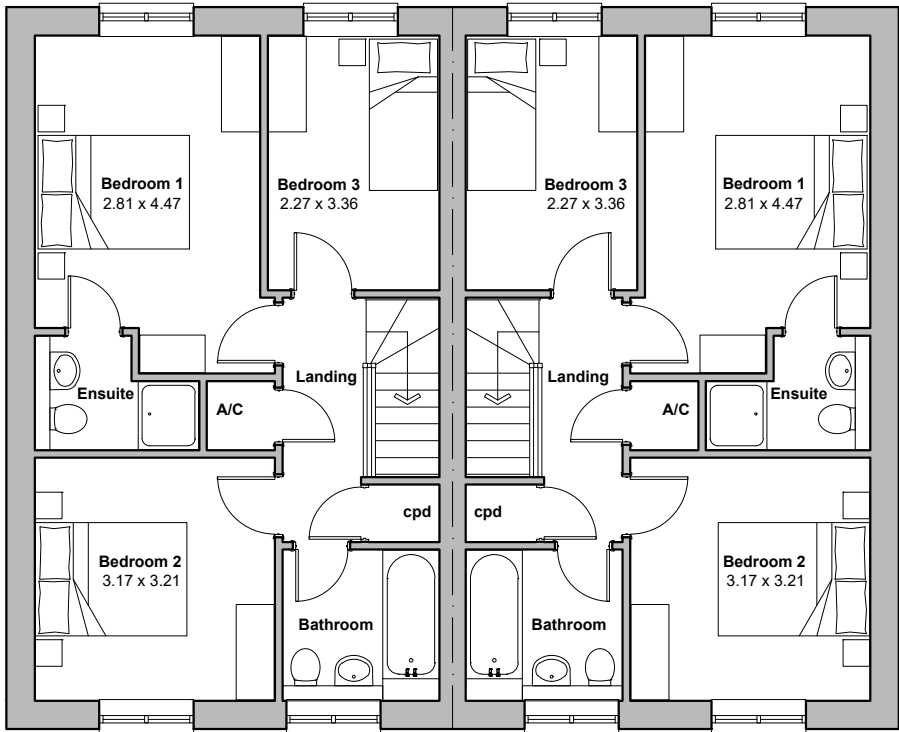


Space Standard Requirements

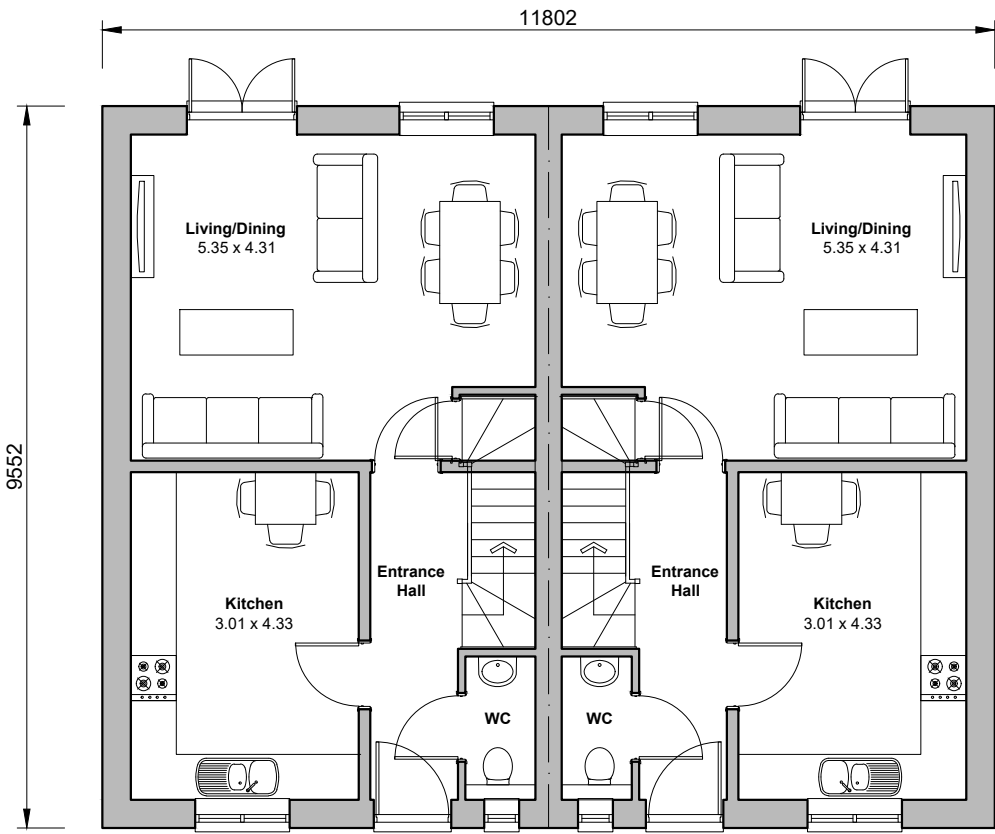
Bed / Person Count: 2-bed - 4 person
Total area: 79m²
Built-in storage requirements: 2.0m²
Single bedroom minimums: 2.15m width & 7.5m² area
Double bedroom minimums: 2.75m width & 11.5m² area

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Taunton
Somerset
TA1 1SH
01823 336479
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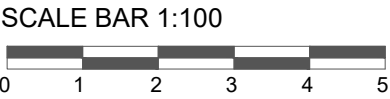
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First Floor



Ground Floor
Floor Area 94.18 - 1,013sqft

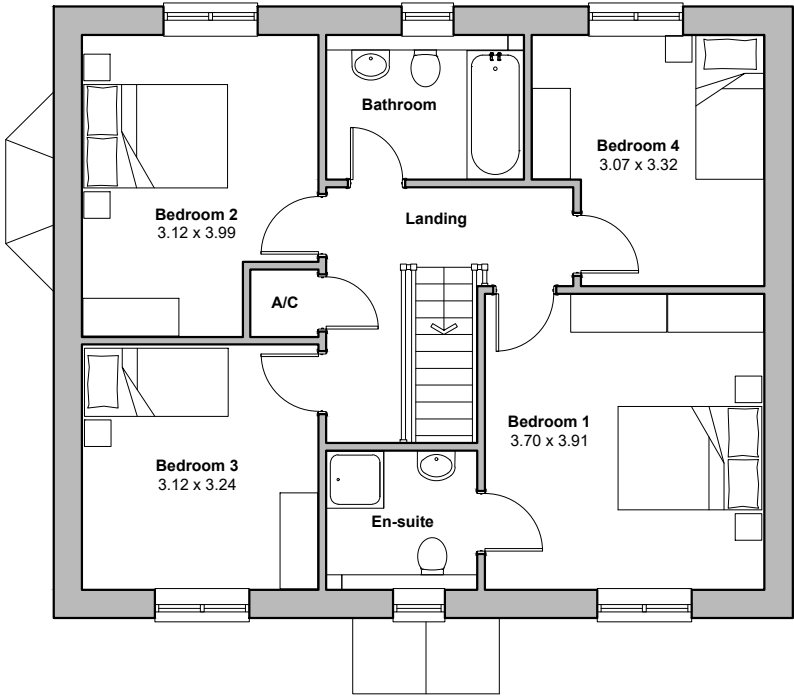


Space Standard Requirements

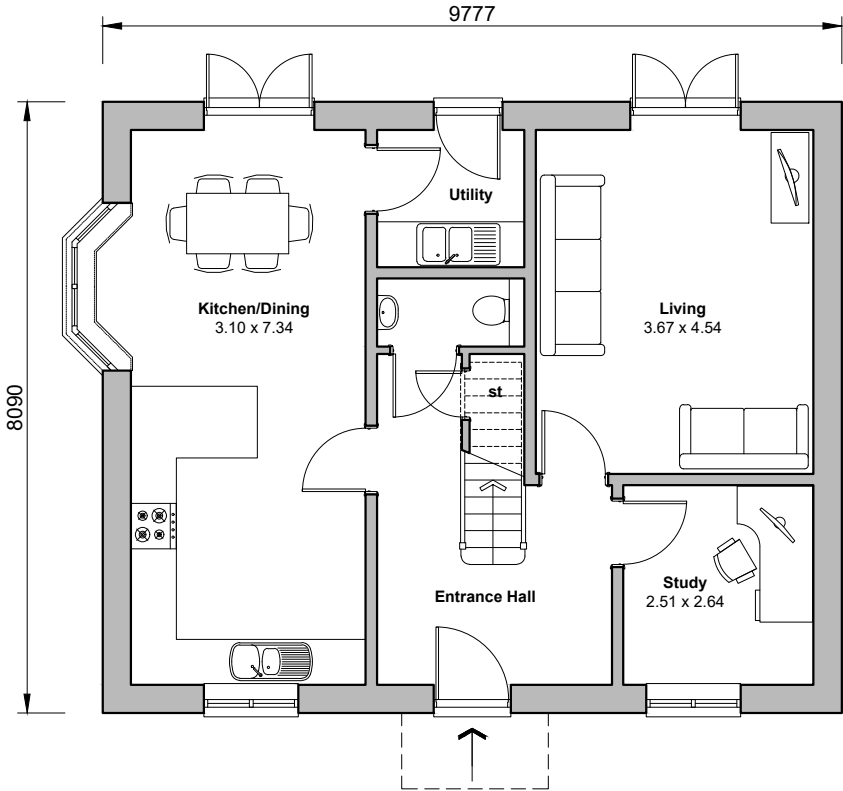
Bed / Person Count: 3-bed - 5 person
 Total area: 93m²
 Built-in storage requirements: 2.5m²
 Single bedroom minimums: 2.15m width & 7.5m² area
 Double bedroom minimums: 2.75m width & 11.5m² area

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 Somerset House
 Middle Street
 Taunton
 Somerset
 TA1 1SH
 01823 336479
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First Floor



Ground Floor
Floor Area 133.26m² - 1,434sqft

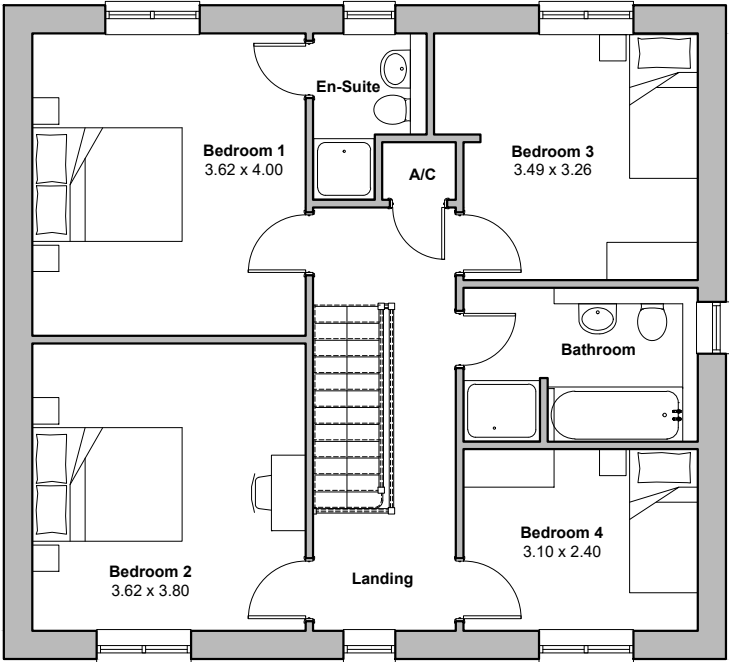


Space Standard Requirements

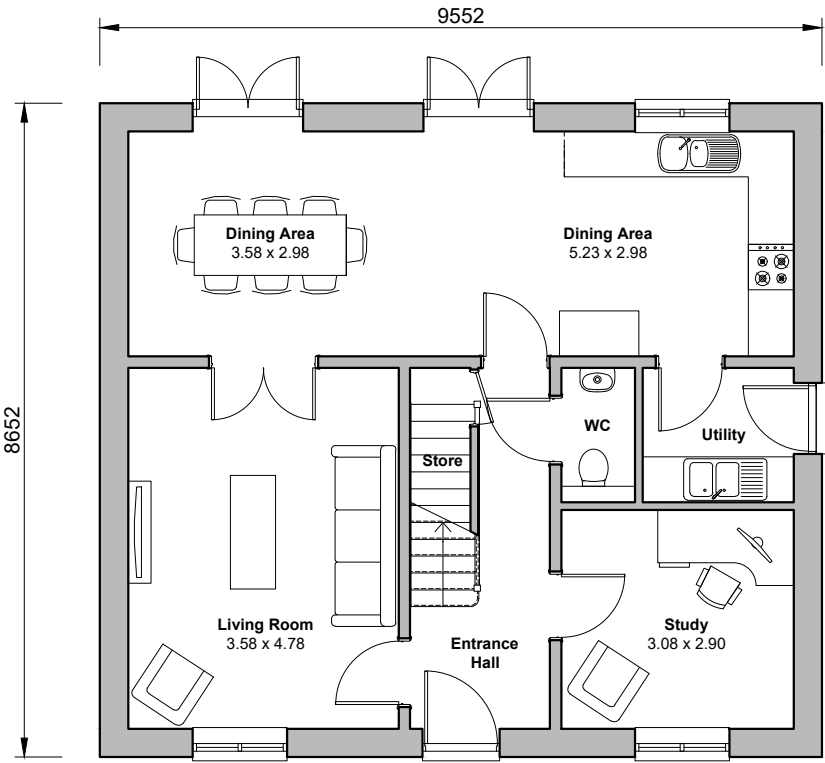
Bed / Person Count: 4-bed - 6 person
Total area: 106m²
Built-in storage requirements: 3.0m²
Single bedroom minimums: 2.15m width & 7.5m² area
Double bedroom minimums: 2.75m width & 11.5m² area

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First Floor



Ground Floor
Floor Area 139.11m² - 1,497sft

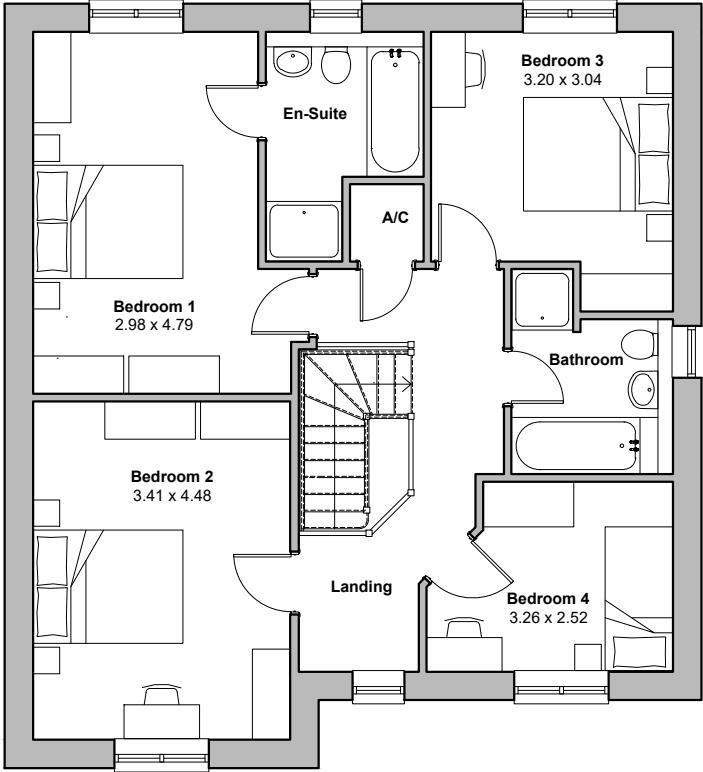


Space Standard Requirements

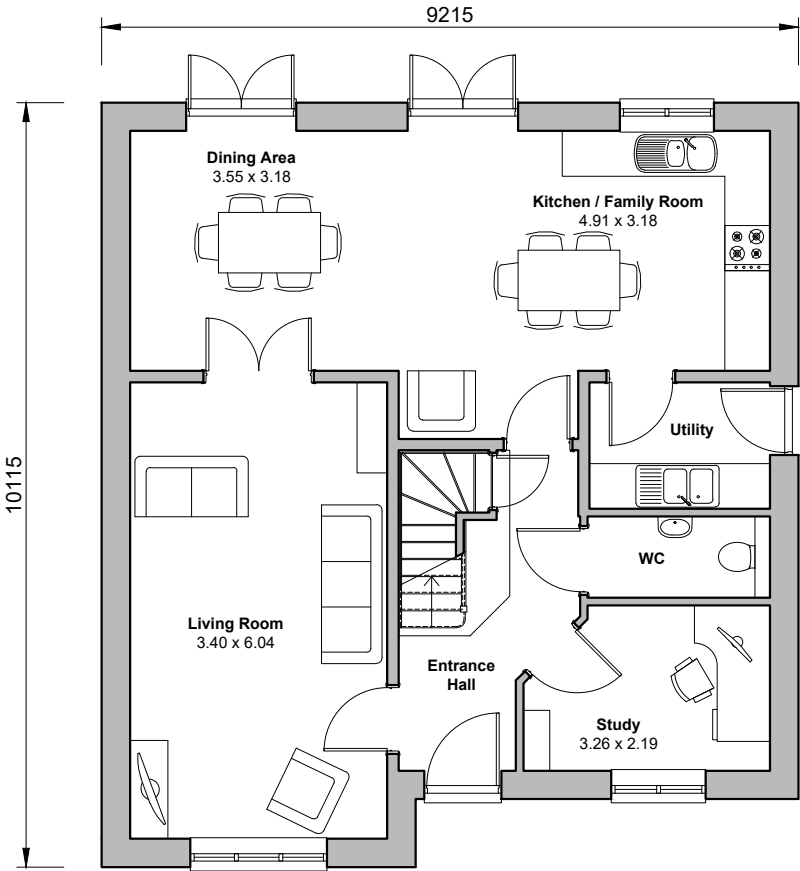
Bed / Person Count: 4-bed - 6 person
Total area: 106m²
Built-in storage requirements: 3.0m²
Single bedroom minimums: 2.15m width & 7.5m² area
Double bedroom minimums: 2.75m width & 11.5m² area

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First Floor



Ground Floor
Floor Area 149.44m² - 1,609sqft

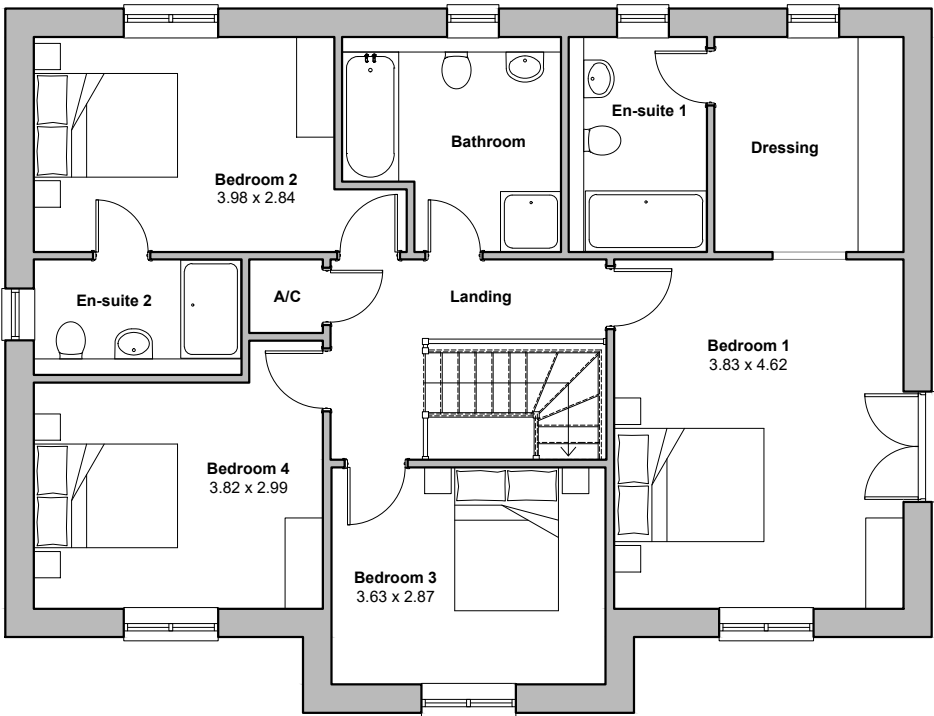


Space Standard Requirements

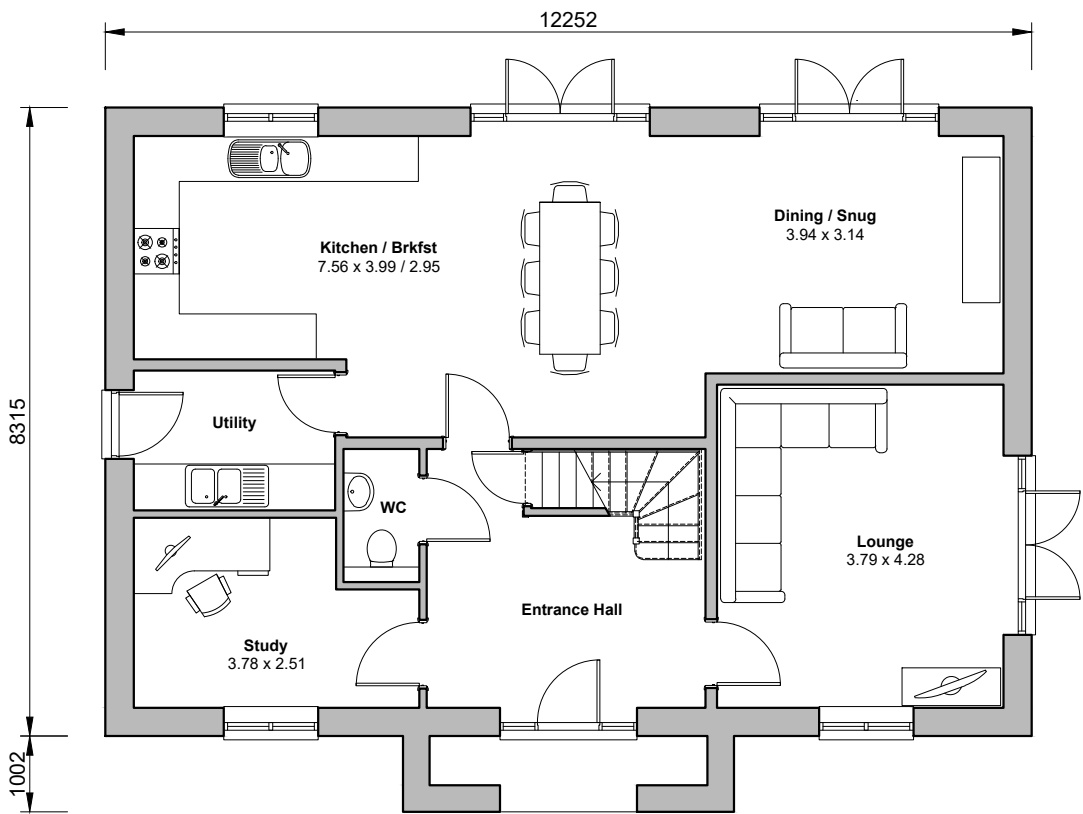
Bed / Person Count: 4-bed - 7 person
Total area: 115m²
Built-in storage requirements: 3.0m²
Single bedroom minimums: 2.15m width & 7.5m² area
Double bedroom minimums: 2.75m width & 11.5m² area

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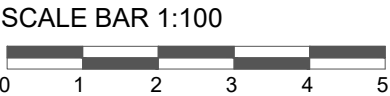
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First Floor



Ground Floor
Floor Area 177.66m² - 1,912sft

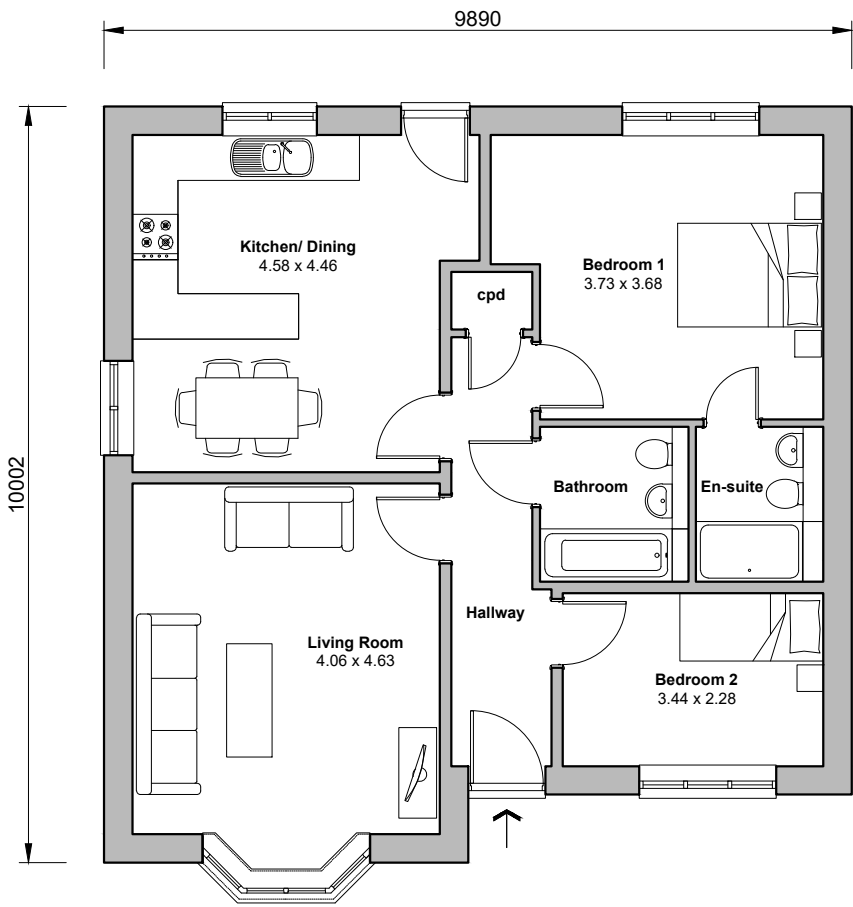


Space Standard Requirements

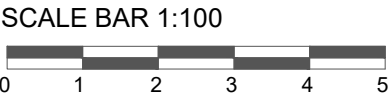
Bed / Person Count: 4-bed - 7 person
Total area: 115m²
Built-in storage requirements: 3.0m²
Single bedroom minimums: 2.15m width & 7.5m² area
Double bedroom minimums: 2.75m width & 11.5m² area

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Ground Floor
Floor Area 80.66m² - 868sqft

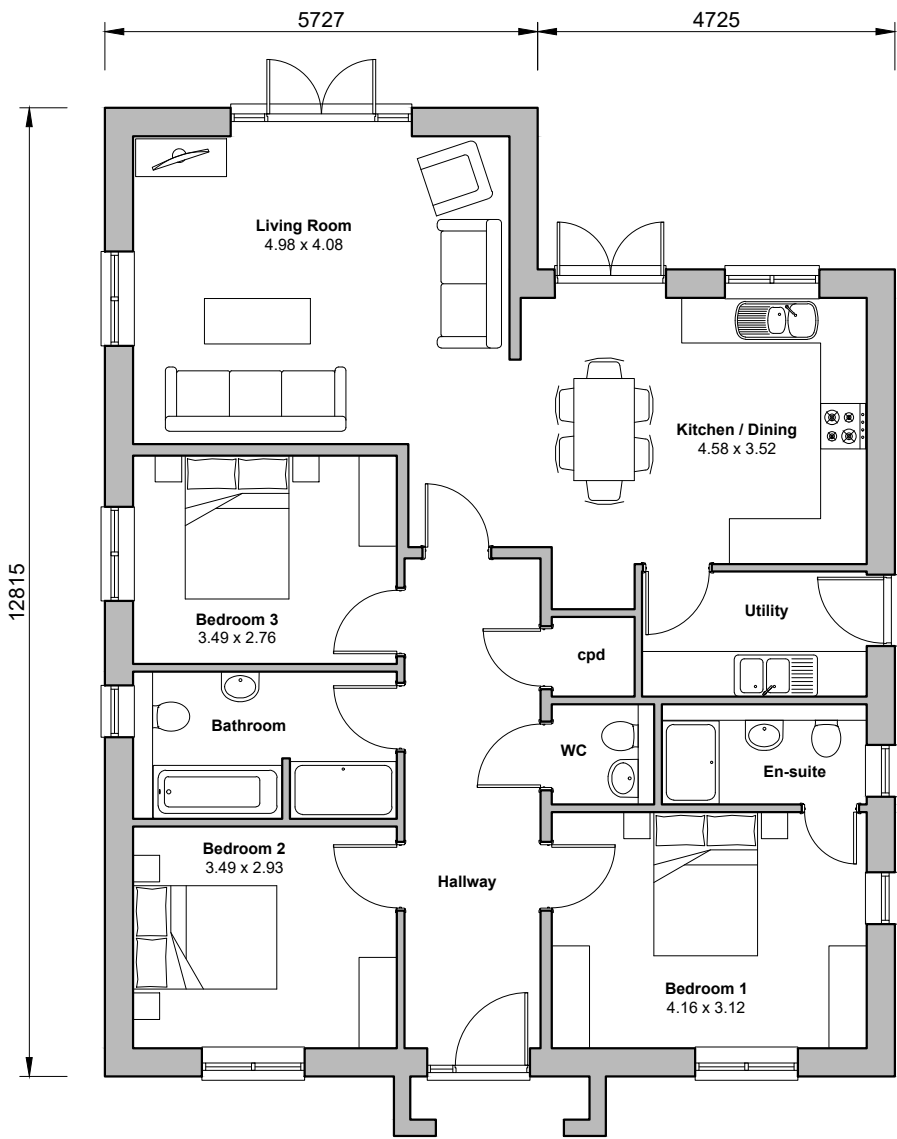


Space Standard Requirements

Bed / Person Count: 2-bed - 3 person
Total area: 61m²
Built-in storage requirements: 2.0m²
Single bedroom minimums: 2.15m width & 7.5m² area
Double bedroom minimums: 2.75m width & 11.5m² area

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Ground Floor
Floor Area 106.95m² - 1,151sqft

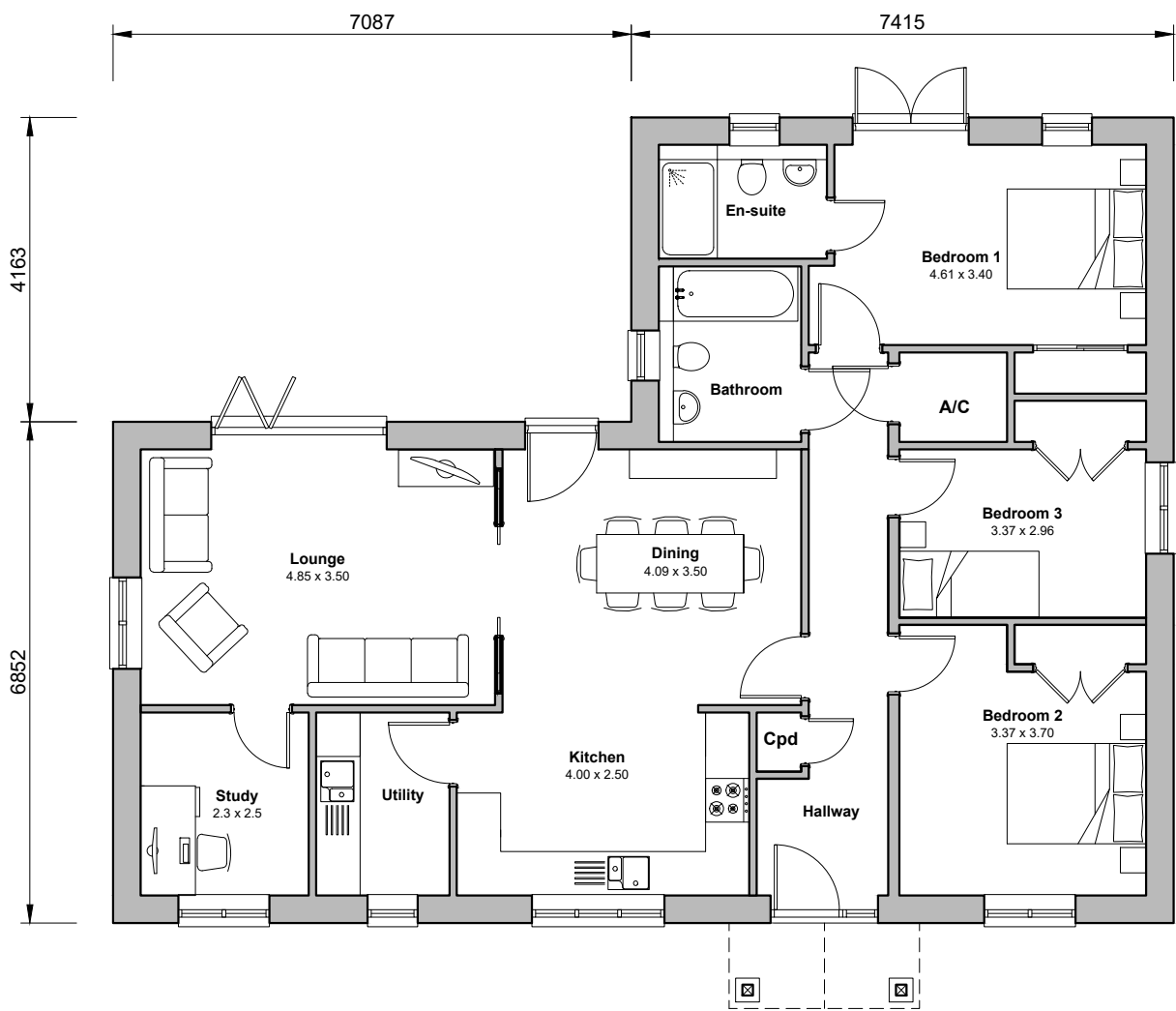


Space Standard Requirements

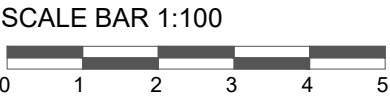
Bed / Person Count: 3-bed - 5 person
Total area: 86m²
Built-in storage requirements: 2.5m²
Single bedroom minimums: 2.15m width & 7.5m² area
Double bedroom minimums: 2.75m width & 11.5m² area

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Ground Floor
Floor Area 111.66m² - 1,202sft



Space Standard Requirements

Bed / Person Count: 3-bed - 5 person
Total area: 86m²
Built-in storage requirements: 2.5m²
Single bedroom minimums: 2.15m width & 7.5m² area
Double bedroom minimums: 2.75m width & 11.5m² area

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