

Elms Farm, Minsterworth (37 Units)

House Type	CF	Storey	B/S	No. Units
Chalet	1	1	3B	1
Stack	2	2	3B	2
Dartford	2	2	3B	4
Malvern	2	2	3B	6
Mormouth	2	2	4B	2
Mormouth Corner	2	2	4B	4
Total				22

House Type	CF	Storey	B/S	No. Units
Mormouth	1	1	1B	2
Mormouth GF	1	1	1B	2
Ogmore	2	2	2B	5
Wye	2	2	3B	6
Total				15

Site Total

37

- Legend:**
- Application Boundary
 - Plot Number
 - Parking Number
 - Denotes Part M(2) Parking Space
 - Visitor Parking Space
 - Proposed Trees
 - Existing Trees
 - Proposed Hedging
 - Existing Hedging
 - Proposed Gate
 - Existing Orchard
 - SS Sub Station
 - Social Rented
 - ★ Affordable Shared Ownership
 - Power Line Anchor Area
 - Garden Gate
 - Estate Railings
 - Low Walling
 - Sg Single Garage
 - Tg Twin Garage
 - Ttg Triple Garage
 - BCP Bin Collection Point



Project: Elms Farm, Minsterworth

Drawing: 1st Floor Proposed Site Layout

Building 100

Wales 1

Edenstone

M: 0179 678800

Tel: 0179 678800

Project No: 15000 18 A1

Client: Edenstone

Checked By: TS

Date: Sep 2022

Revision: 8

Rev: 0046 By: Description

A: 21/03/23 DJ: Site with reduced foot 27 from 40 allowing the barn to be expanded.

B: 21/07/23 DJ: Proposed site layout and site forms submitted for Shared Ownership.

C: Proposed site layout and site forms submitted for Shared Ownership.

Scale 1:1500

Elms Farm, Minsterworth - Affordable Housing Schedule

Affordable - 15 Units				Social Ownership		Shared Ownership		Plot No.		Part M4(2) Plots	
House Type	Ref	Storey	No. Units	Social Rented	Shared Ownership	Social Rented	Shared Ownership	1	2	3	4
Manrow GF	Mo	2	1B	2	2	2	2	7.10			
Manrow FF	Mo	2	1B	2	2	2	2	8.9			
Commonare	Oq	2	2B	5	5	5	5	5, 6, 11, 12, 13			
Wye	Wy	2	3B	6	3	3	3	14, 15, 16, 28, 29, 30			
			Total	15	7	8	8				

Affordable Housing Legend:

- Social Rented
- Shared Ownership

Notes:

- All Affordable Units to be NDSS compliant and are marked with an asterisk. These units are also noted in the layout plan (ref: 1.166 - Parking Strategy Layout)



PROJECT: Elms Farm, Minsterworth
 DRAWING: 1st Floor Building Layout
 DATE: 2023-10-10
 DRAWING NO: 100-000000-01
 PROJECT NO: 100-000000
 SHEET NO: 1 OF 1
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 APPROVED BY: [Name]

Scale: 1:500
 0 10m 20m 30m 40m 50m

Scale: 1:500
 0 10m 20m 30m 40m 50m



Layout @ 1:250

Street Scene A-A

Highway Boundary

HT - Mornmouth Plot 1
HT - Mornmouth Plot 2
HT - Mornmouth Plot 3
HT - Mornmouth Corner Plot 4
Highway Boundary
Same Road

Street Scene B-B

Highway Boundary

HT - Doriford Plot 17
HT - Doriford Plot 18
HT - Wye Plot 14
HT - Wye Plot 15
HT - Cornale Plots 24
HT - Mornmouth Corner Plot 4
Highway Boundary
Same Road

Street Scene C-C

Highway Boundary

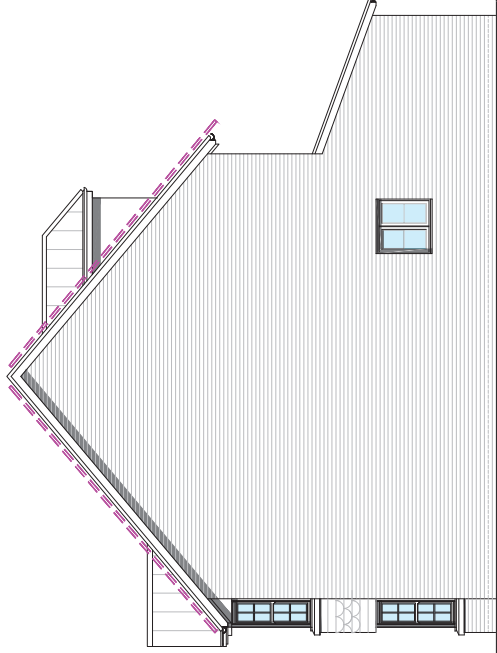
HT - Doriford Plot 20
HT - Mornmouth Plot 18&19
HT - Doriford Plot 17
Retained Barn
HT - Chestlow Plot 21&22
HT - Chestlow Plot 23&24
HT - Doriford Plot 25
Same Road



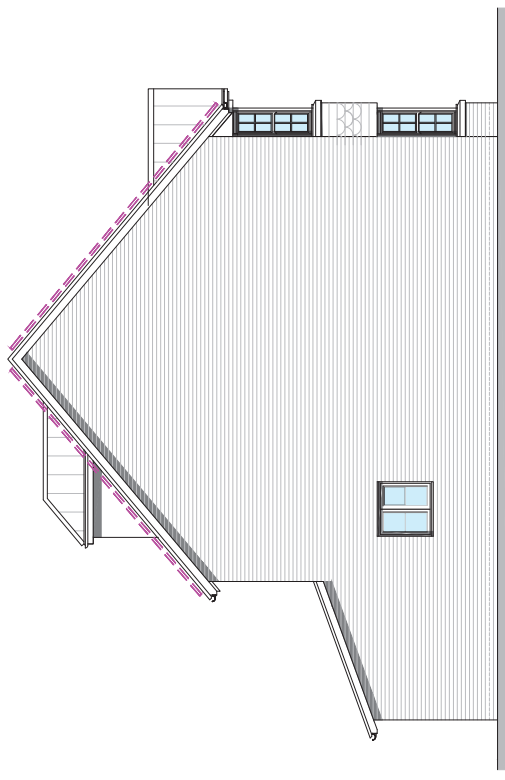
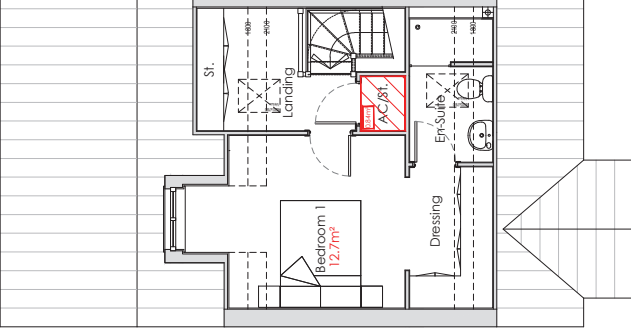
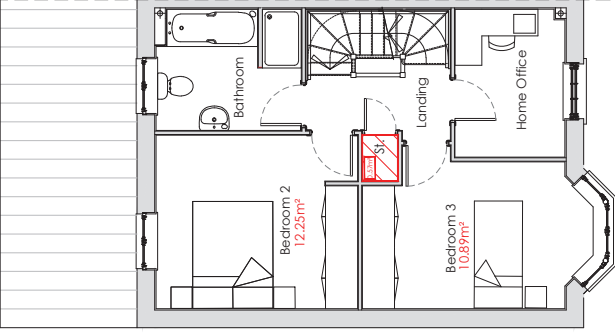
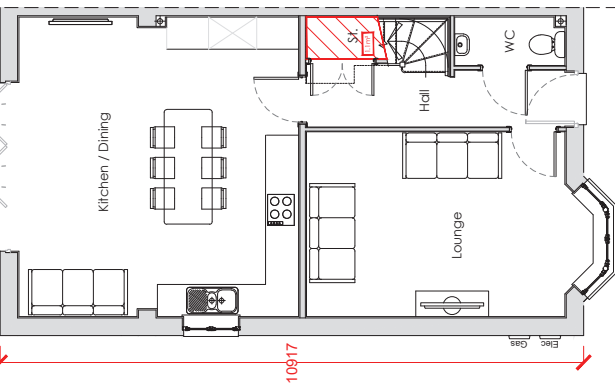
Front Elevation



Rear Elevation



Side Elevation



Side Elevation

Scale 1:100



Second Floor

First Floor

Ground Floor

Note: Obscure Glazing To All Rooms With Sanitaryware

Plot numbers:
2, 3, 18, 19, 34, 35

NDSS Requirement Notes:
House Type - Malthern 3B5P
Total Area - 132.8m² / 1429ff
Required - 99m²
Total Storage - 2.51m²
Required - 2.5m²

Potential Area of PV Panels
(Exact Positioning to be agreed following Technical Design)

Rev	Date	By	Description
A	31.05.23	DA	Updated to revised submission

Project	Elms Farm, Minsterworth
Drawing	House Type - Malthern Floor Plans & Elevations
Status	Planning
Drawn By	DJ
Scale	1:100
Date	Aug 2022
Checked By	
Project No.	NP26 3BG
Drawing No.	155
Revision	A

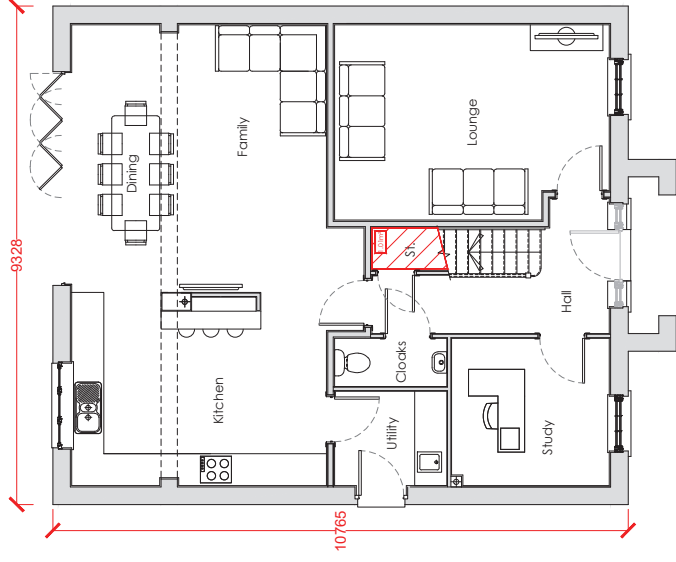


EDENSTONE
HOMES

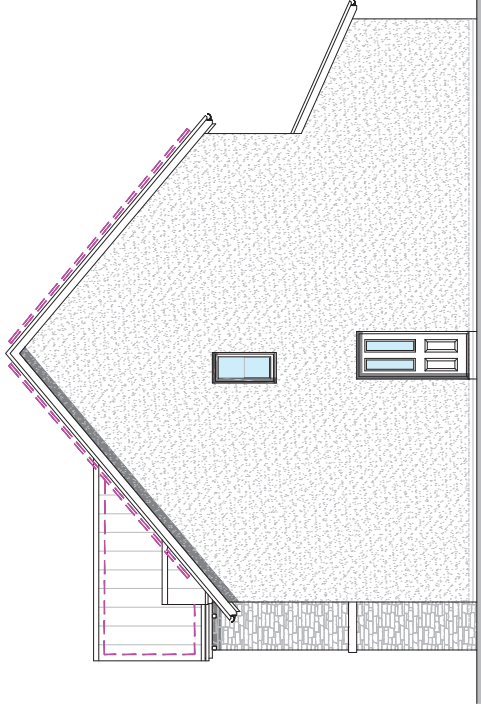
1st Floor
Building 102
Wagor
NP26 3BG
Tel - 01291 674800



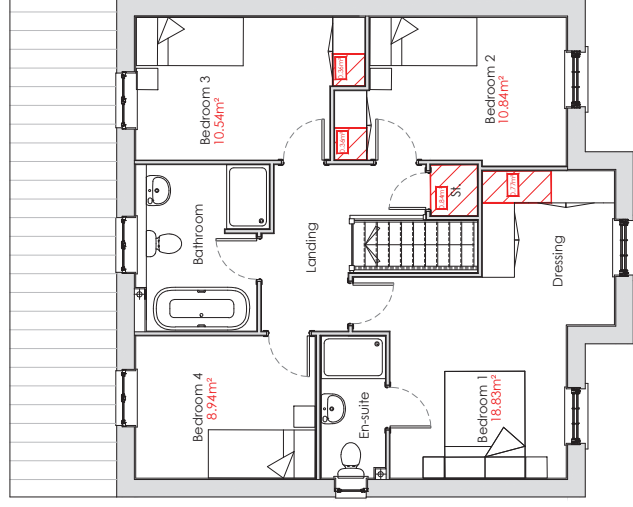
Front Elevation



Ground Floor



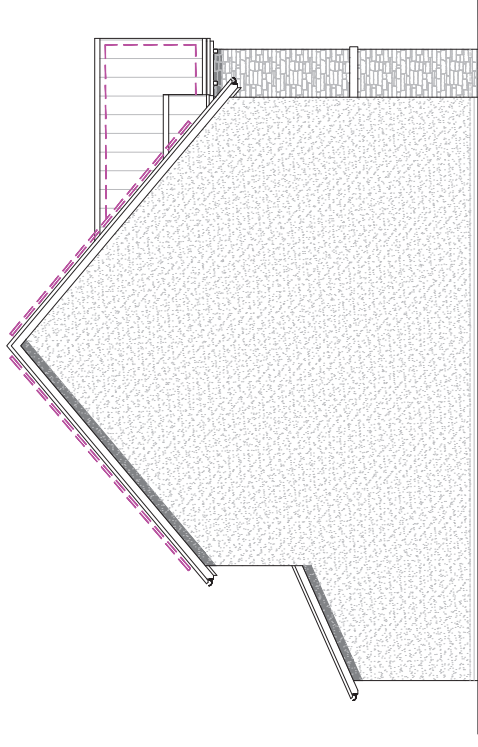
Side Elevation



First Floor



Rear Elevation



Side Elevation

Scale 1:100



Rev	Date	By	Description
A	31.05.23	DA	Updated to revised submission

Project: Elms Farm, Minsterworth	
Drawing	Houses Types - Monmouth Floor Plans & Elevations
Status	Planning
Drawn By	DJ
Scale	1:100 @ A3
Project No.	NP26 3DG
Drawing No.	156
Checked By	
Date	Aug 2022
Revision	A

NDSS Requirement Notes:
 House Type - Monmouth 4B5P
 Total Area - 158.6m² / 1708ft²
 Required - 97m²
 Total Storage - 3.34m²
 Required - 3.0m²



Potential Area of PV Panels
 (Exact Positioning to be agreed following Technical Design)

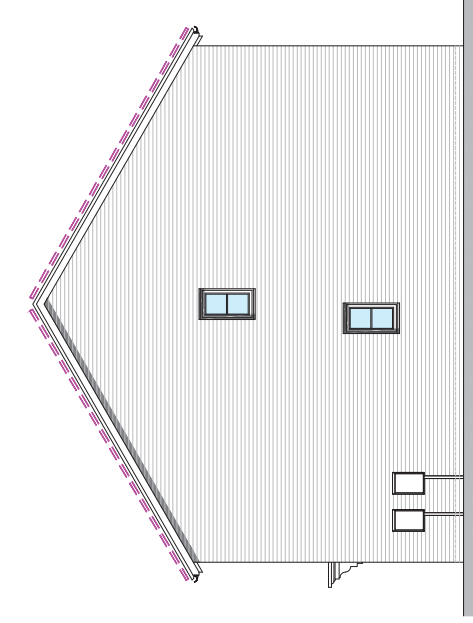


EDENSTONE HOMES

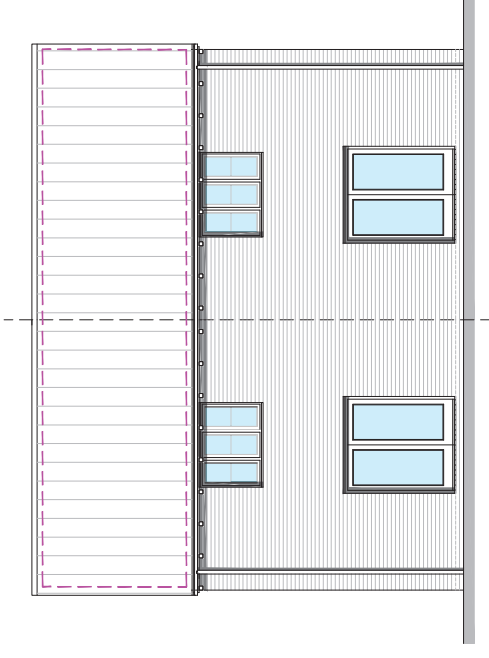
1st Floor
 Building 102
 Wales 1 Business Park
 Major NP26 3DG
 Tel - 01291 674800



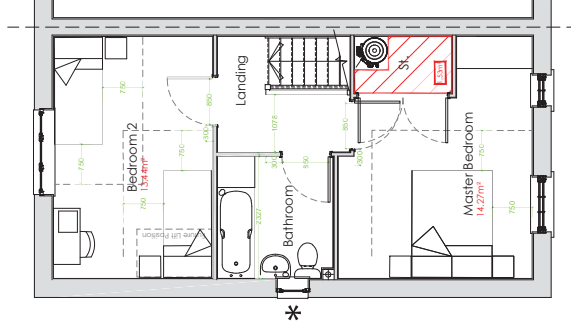
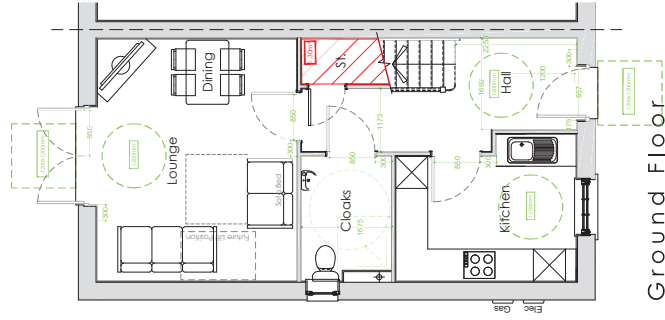
Front Elevation



Side Elevation



Rear Elevation



Ground Floor

First Floor



EDENSTONE
HOMES

1st Floor
Building 102
Wales 1 Business Park
Avonor
NP26 3BG
Tel - 01291 674800

Project	Elms Farm, Minsterworth
Drawing	House Types - Ogmere Floor Plans & Elevations
Status	Planning
Project No.	
Drawing No.	160
Revision	A

Drawn By	DJ	Scale	1:100	@ A3
Checked By		Date	Aug 2022	

Rev	Date	By	Description
A	31.05.23	DA	Updated to revised submission

Note: Obscure Glazing To All Rooms With Sanitaryware

Plot numbers:

5, 6

M4 (2)

Potential Area of PV Panels
(Exact Positioning to be agreed
following Technical Design)

Green notes indicate

M4(2) compliance

NDSS Requirement Notes:
House Type - Ogmere 2B4P
Total Area - 81.1m² / 872ft²
Required - 79m²
Total Storage - 2.8m²
Required - 2.0m²

Scale 1:100

