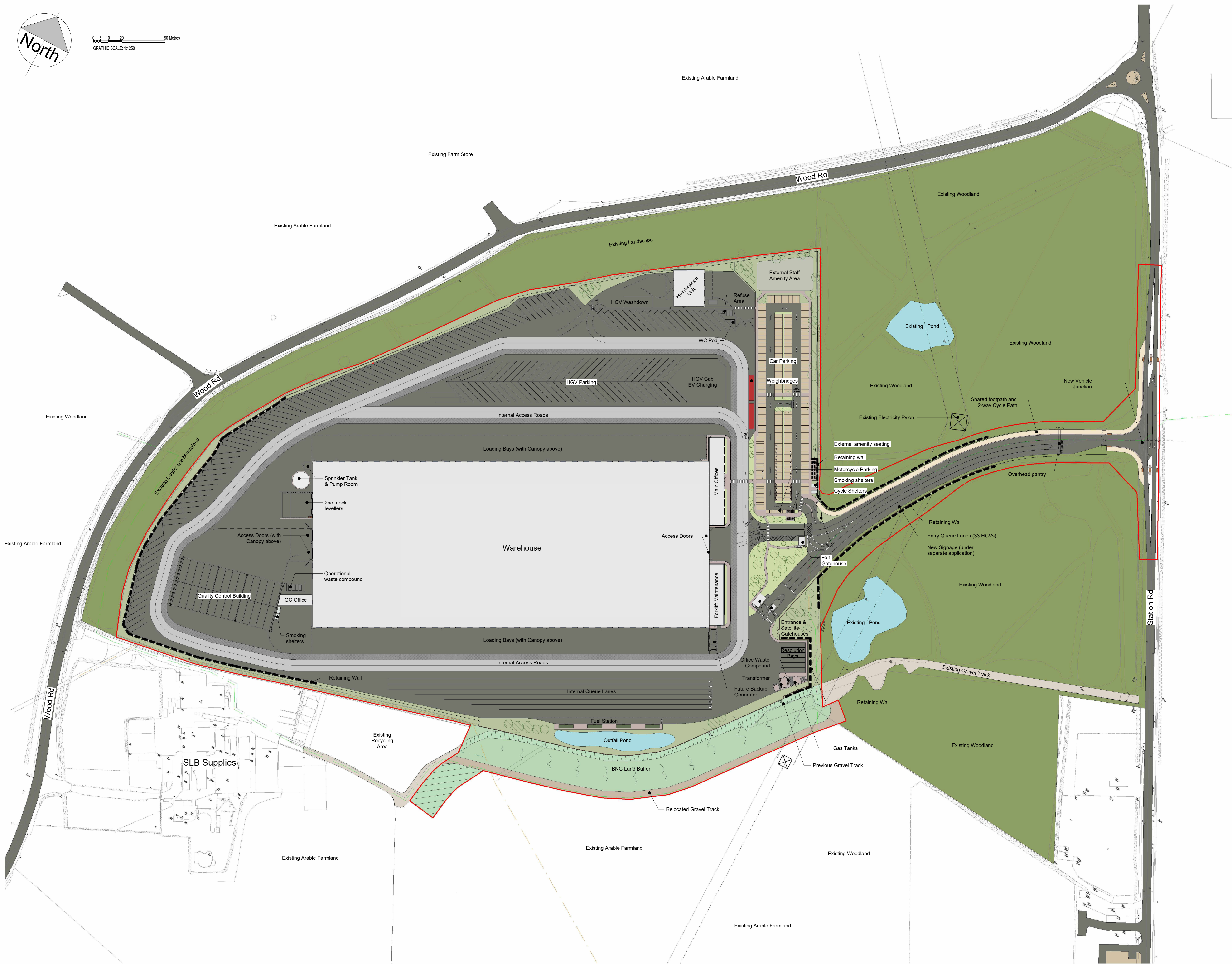
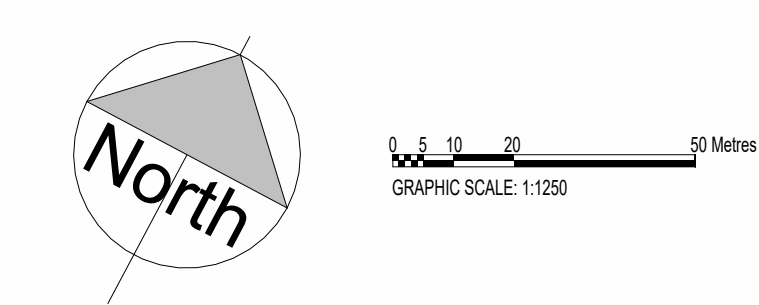




Safety Health and Environmental Information A1

The following risks are identified as unusual or unfamiliar to a competent contractor

CONSTRUCTION

DEMOLITION RISKS (FUTURE)

It is assumed that all work will be carried out by a competent contractor working, where appropriate, to an approved method statement

Area Schedule - GIA			
Name	Area (m2)	Area (ft2)	
Forklift Maintenance - GIA	408 m²	4,396 ft²	
In Gatehouse - GIA	35 m²	374 ft²	
Office - Ground - GIA	608 m²	6,545 ft²	
Office - First - GIA	625 m²	6,725 ft²	
Office - Second - GIA	645 m²	6,945 ft²	
Office - Third - GIA	645 m²	6,945 ft²	
Out Gatehouse - GIA	16 m²	169 ft²	
Quality Control Office - GIA	170 m²	1,828 ft²	
Satellite Gatehouse - GIA	4 m²	47 ft²	
Maintenance Unit - Ground - GIA	519 m²	5,585 ft²	
Maintenance Unit - First - GIA	103 m²	1,107 ft²	
Warehouse - GIA	31,726 m²	341,497 ft²	
Total GIA - All Floors*	35,504 m²	382,161 ft²	

* Excludes Quality Control Building. Includes Quality Control Office.

Key:

Boundary

Area Schedule - Site		
Name	Hectares	Acres
Planning Site Boundary	14.64	36.18

Underside of Haunch Heights (AFL)

- Warehouse: 15.25m
- Forklift: 5m
- Main Offices: 15m
- VMU: 7.25m
- QC: 5.5m

Parking Quantities

Car Parking spaces - 201
including: 13 Disabled spaces / 10 Car Share / 20 EV Spaces
(whole car park to be passively ducted)

HGV External Parking Spaces - 156
(not including Loading Bays, Dock Levellers, Resolution Bays,
HGV Cab Charging, Quality Control Building, Fuel Station,
Weighbridge or Queue Lanes)

Canopy Dock Doors - 67

Level Access Doors - 2

Motorcycle Spaces - 6

Cycle Spaces - 48

Refer to DTA Transport assessment
for vehicle parking quantities rationale
associated with this bespoke scheme.

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RIBA Chartered Practice

Project Excellence, Land at Wiggs Farm, Station Road,
Cosshill
Figure 4.3 - Proposed Site Plan - Orientated
Barberry Barton Ltd

DRAWING NO.
4092 - 06
REV DATE
B MAY 25

PLANNING

DRN CHK SCALE
JDK ST 1: 1250 @ A1



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