

HRUC - Barra Hall SEND College

Proposed Site Layout Plan 1:200 @A1

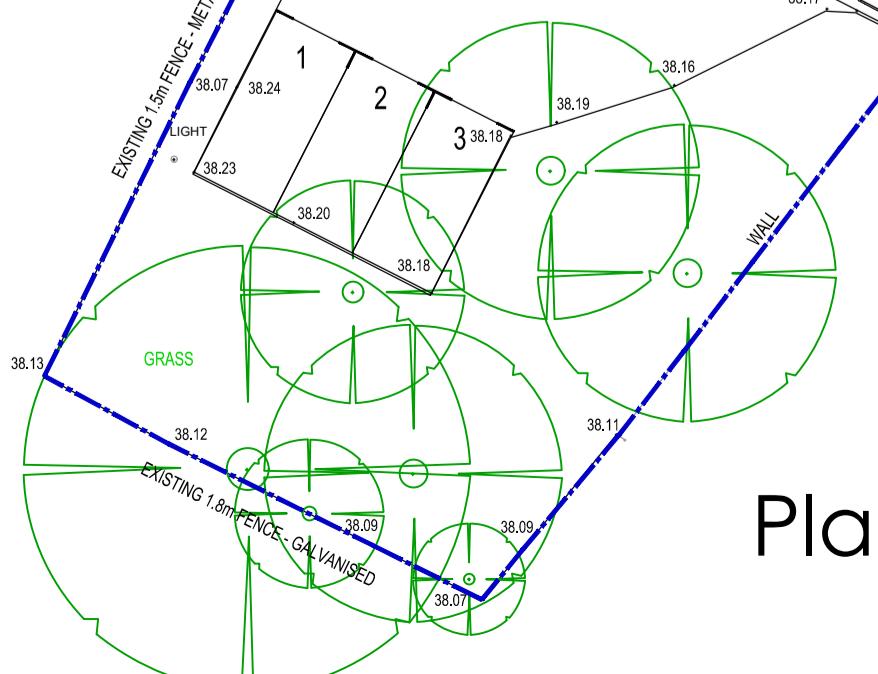
Phases 1&2

Notes:

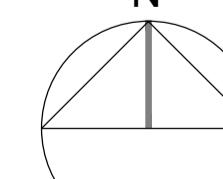
1. New Orangery 74m² in Phase 2/seating area in Phase 1.
2. Refurbished entrance gate and post from storage to be re-installed (Phase 1)
3. New Security Building located on existing site (Phase 2) - See EV-005
4. 1no new 1.8m high pedestrian gate with security (Phase 1)
5. Existing Buggy Store to be re-purposed as Bike Store. (Phase 1)
6. New road layout and roundabout (Phase 2) (Tarmac net gain 77m²)
7. New secure garden space for PMLD learners with new 2m High Paladin Fence (painted green). (Phase 1)
8. Relocated low fence and gate. (Phase 1)
9. Existing carpark areas to be cleared of moss, with bay lines re-painted. (Phase 1)
10. New pedestrian walkway over tarmac to be defined. (Phase 1)
11. New timber Bin Store at c1500D x 6400L x 2000Hmm. New hard standing and structure to support 4no 1100litre bins, each bay with its own hinged door. (Phase 1)
12. New grass and turf reinforcement meshed areas as shown. Ref Suregreen GR14 and TR4. (Phase 1)
13. Soil level lowered around Hall to reinstate effective ventilation of building. These areas to be level with existing rainwater gullies. (Phase 1)
14. 5 new trees added for BNG development requirement (location tbc).

PARKING:

1. 17NO STAFF SPACES
2. 3NO ACCESSIBLE SPACES
3. 2NO EV CHARGING SPACES
4. 3NO VISITORS SPACES
5. NEW DROPOFF SPACES FOR BUSES
6. NEW OVERSPILL DROPOFF SPACES FOR CARS

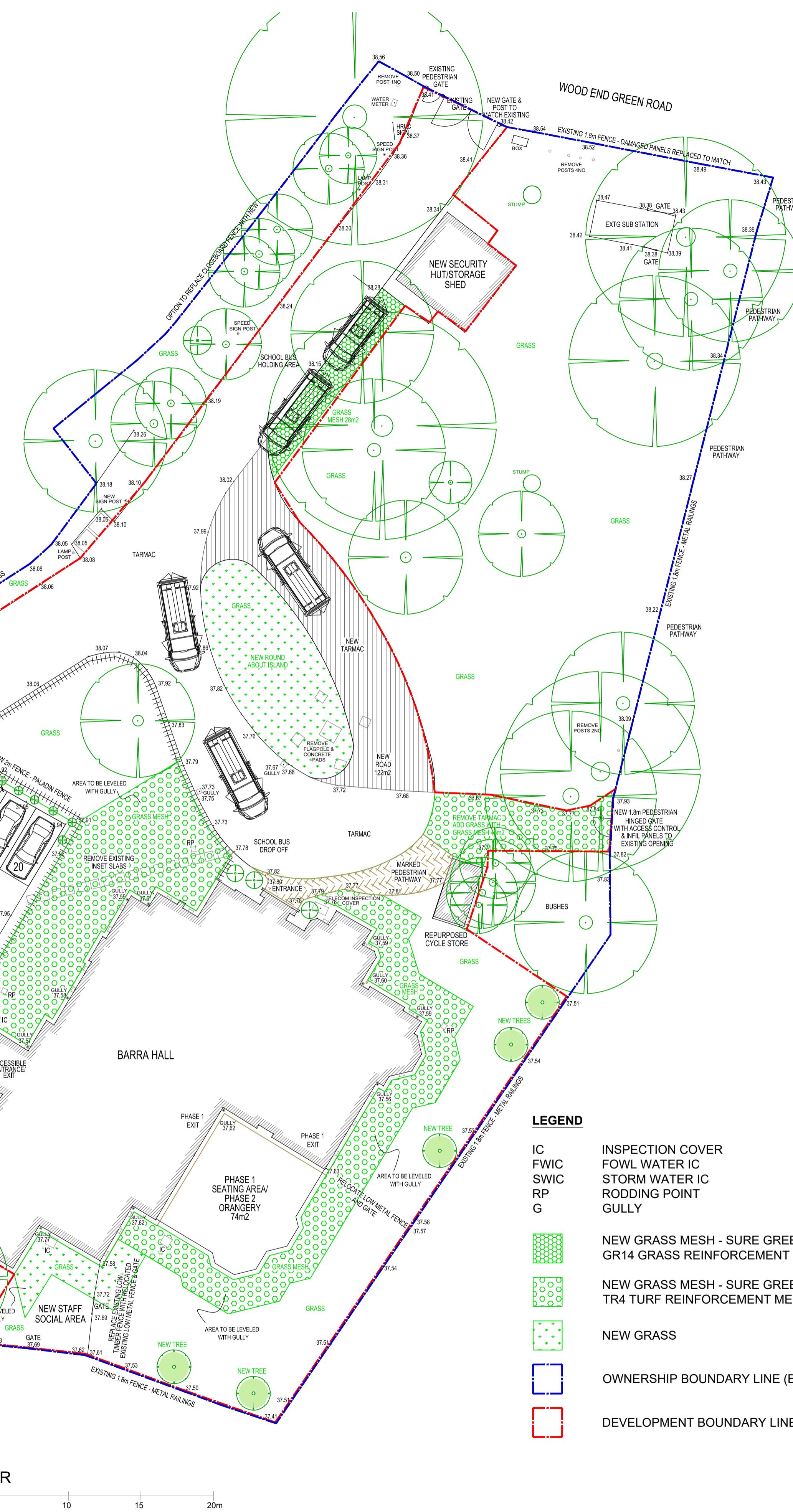


Plan



SCALE BAR

0 5 10 15 20m



LEGEND

IC	INSPECTION COVER
FWIC	FOWL WATER IC
SWIC	STORM WATER IC
RP	RODDING POINT
G	GULLY
[Green Hatched Box]	NEW GRASS MESH - SURE GREEN GR14 GRASS REINFORCEMENT MESH
[Blue Hatched Box]	NEW GRASS MESH - SURE GREEN TR4 TURF REINFORCEMENT MESH - MED GRADE
[Solid Green Box]	NEW GRASS
[Blue Line]	OWNERSHIP BOUNDARY LINE (BLUE)
[Red Line]	DEVELOPMENT BOUNDARY LINE (RED)

1. THIS DRAWING IS COPYRIGHT.
 2. THE CONTRACTOR AND SUBCONTRACTORS
 ARE TO VERIFY ALL DIMENSIONS ON SITE
 BEFORE MAKING DRAWINGS OR
 COMMENCING MANUFACTURE.
 3. ANY DISCREPANCIES ARE TO BE NOTIFIED TO
 TWC IMMEDIATELY.
 4. DO NOT SCALE.

REV	DETAILS	STAGE	DATE
A	NOTATION UPDATE	BC	14-03-25
B	PARKING NOTATION UPDATE	DD	02-04-25
C	TRAFFIC/PLANNING UPDATES	DD	15-04-25
D	GRASS GRID REMOVED	DD	05-06-25
E	GRASS GRID ALTS	DD	09-06-25
F	GRASS GRID ALTS	DD	09-06-25
G	PHASE 1 & 2 UPDATES	DD	08-08-25
H	ORANGERY AREA ADDED	DD	04-09-25
I	ROAD LAYOUT UPDATE	DD	12-09-25
J	BOUNDARY LINE UPDATES & NEW TREES ADDED	DD	26-11-25
K	BOUNDARY LINE UPDATES	DD	28-11-25

Project Number TWC 183 | SCALE (@ A1) AS NOTED | DATE 28-Nov-25

CLIENT

HRUC BARRA HALL

PROJECT

BARRA HALL

ADDRESS

WOOD END, HAYES

DRAWING NAME

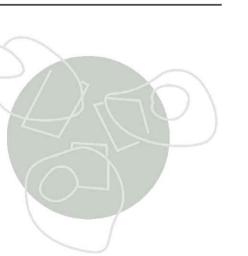
PROPOSED SITE LAYOUT PLAN

DRAWING NUMBER

SP-003 | REV AS NOTED

DRAWN BY CLC | CHECKED BY -----

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WORKSPACE