



Location Plan for Social Housing Development off Strand Road/Laurel Park, Coleraine

scale 1:2500 @ A3
Based on O.S. Map
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16th March 2023

Note
Subject to Planning Approval, DfI Roads Approval,
N.I. Water Approval, DfI Rivers Approval, TPO data
and all other relevant Approvals.

Note
Based on Q.S. Map O1313SW
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Laurel Hill Gardens Phase 3

KEY	Needs Group	FLOOR AREA	BED NOS.	UNIT Nos.	%	Σ Beds
[Pink Box]	1 Bed, 2 Person Apartment Type A	A1 - 51.97	1	0no.	13.3%	13.3%
[Green Box]	2 Bed, 3 Person Apartment Type A1	A1a-64.00	2	2no.	4.4%	
[Yellow Box]	2 Bed, 3 Person Apartment Type A1 [back aspect corner house type]	T1 - 60.15	2	4no.	8.9%	
[Purple Box]	2 Bed, 3 Person Apartment Type A1 [back aspect corner house type]	T2 - 73.48	2	2no.	6.7%	
[Orange Box]	2 Bed, 3 Person House Type B	G.N.	74.14	2	31no.	34.5%
[Pink Box]	2 Bed, 3 Person House Type B	Complex Needs	114.10	2	2no.	2.2%
[Pink Box]	2 Bed, 3 Person Bungalow Type B	Complex Needs	84.60	2	3no.	3.3%
[Pink Box]	3 Bed, 5 Person Bungalow Type B	Complex Needs	109.60	3	1no.	1.1%
[Blue Box]	3 Bed, 5 Person House Type B	G.N.	93.40	3	4no.	4.4%
[Blue Box]	3 Bed, 5 Person House Type B [back aspect corner house type]	G.N.	93.40	3	5no.	5.7%
[Blue Box]	3 Bed, 5 Person House Type B	Complex Needs	130.28	3	2no.	2.2%
[Pink Box]	4 Bed, 7 Person House Type B	Complex Needs	140.59	5	2no.	2.2%
[Orange Box]	4 Bed, 7 Person House Type B	G.N.	107.24	4	6no.	6.7%
[Blue Box]	5 Bed, 7 Person House Type B	Complex Needs	140.59	5	2no.	2.2%
[Blue Box]	5 Bed, 7 Person House Type B	G.N.	122.50	5	1no.	1.1%
Phase 1 - 44 Units		Phase 2 - 46 Units		Total 90 Units		

Site Layout

Dual Frontage Dwellings Designed to Overlook Open Space

Section of Lane to be transferred into Residential Curtilage

Key

- Indicates Private Grass area
- Indicates Communal Landscaped area
- Indicates Informal Play Area
- Indicates Shared Surface Roadway
- Indicates Formal Pathway
- Indicates Informal Pathway
- Indicates Entrance
- 19.0+ Indicates Existing Level
- +13.8 Indicates Proposed Level
- Indicates 1.8m Screen Wall
- Indicates Retaining Wall under 1.0m
- Indicates Retaining Wall over 1.0m
- Indicates Landscape Buffer Planting
- Indicates Existing Planting/Trees to be retained
- Indicates Proposed Tree/Shrub Planting

Rev C - 05/03/24

job no. 25-22
drawing TL-03A
scale 1-500 @ A1
February 2024

client: BW Homes & Construction Ltd.
project: PROPOSED SOCIAL HOUSING DEVELOPMENT OFF LAUREL PARK / STRAND ROAD, COLERAINE.

moore design

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The J.H. Christie Memorial Park