

Building Type	Typical Building Height Range	Approx. Earthworks Tolerance*	Building Height Parameter** (above existing AOD)	Height Parameter Restrictions
2 storey dwelling	7.5m – 9.5m	1m	10.5m	n/a
2.5 storey dwelling	9m – 10.7m	1m	11.7m	n/a
3 storey dwelling	10.3m – 11.2m	1m	12.2m	Up to 50% coverage. Location to be agreed with LPA at reserved matters design stage.
Primary School	8m – 9m	1m	10m	1FE building footprint

Scale for planning purposes only

Revision  
I Key wording amended

Date  
14.11.19

Drn  
PT

Ckd  
AT

**PARAMETERS**

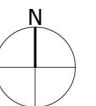
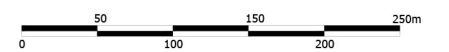
- Site Boundary
- Up to 10.5m high
- Up to 11.7m high
- Up to 12.2m high (up to 50% coverage)
- Area where buildings up to 12.2m have been tested through the LVIA (location subject to review at RMA design stage)
- Up to 10m high (Location for Primary School Building)
- Flexible Boundary (boundary deviation is permitted by a limit of 5m)

**PARK FARM DEVELOPMENT**

- Park Farm Boundary
- Indicative Development Area (Under Construction)
- Main Street Alignment

**Notes:-**

- Some remodeling of existing ground levels will be necessary to achieve appropriate development platforms. Finished ground levels will accord with the requirements of the FRA, but remain subject to detailed design.
- Incidental elements, such as chimneys, may exceed the building height parameter by up to 1.m.
- Ancillary infrastructure may necessitate building heights of up to 4m located outside of those areas identified for development on this plan.



Project  
**Pickedmoor  
Thornbury**

Drawing Title  
**Parameter Plan  
Scale**

Date 05.06.18	Scale 1:5000@A3	Drawn by KT	Check by AT
Project No 27982	Drawing No 9603	Revision I	

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