

Proposed Development, Land at Tanrallt Farm, Llanilar, Ceredigion SY23 4PJ
"Planning Drawings" - Indicative Site Plan

Indicative Unit Mix/Density			
	2 Person 1 Bedroom Houses	54.0sq.m.	x 10
	2 Person 1 Bedroom Bungalows	51.0sq.m.	x 4
	3 Person 2 Bedroom Bungalows	58.0sq.m.	x 4
	4 Person 2 Bedroom Houses	83.0sq.m.	x 16
	5 Person 3 Bedroom Houses	93.0sq.m.	x 7
	6 Person 4 Bedroom Houses	110.0sq.m.	x 2
Total No of Units =			x43



Unit Scale Parameters			
Unit Type	Building width (gable)	Building length (frontage)	Building height (ridge)
2 Person 1 Bedroom Houses	9.5 - 10.5m	8.0 - 9.0m	9.0 - 10.0m
2 Person 1 Bedroom Bungalows	8.0 - 9.0m	8.0 - 9.0m	6.0 - 7.0m
3 Person 2 Bedroom Bungalows	9.0 - 10.0m	8.0 - 9.0m	6.0 - 7.0m
4 Person 2 Bedroom Houses	9.0 - 10.0m	6.0 - 7.0m	9.0 - 10.0m
5 Person 3 Bedroom Houses	9.5 - 10.5m	6.0 - 7.0m	9.0 - 10.0m
6 Person 4 Bedroom Houses	9.5 - 10.5m	8.5 - 9.5m	10.0 - 11.0m

Indicative Site Plan

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Revision:	Date:	By:	Notes:
Rev A - General updates.	4th June 2025	RH/SE	
Rev B - General updates.	6th June 2025	RH/SE	
Rev C - Unit mix and density updated.	30th June 2025	RH/SE	