



Key:	
	Site Boundary [2.59 Ha approx]
	Category A Tree Root Protection Area
	Category B Tree Root Protection Area
	Category C Tree Root Protection Area
	Removed Tree Root
	Existing Trees Retained
	Existing Tree / Shrub Groups Retained

Accommodation Schedule					
2no.	1-Bedroom Maisonettes	2 Storeys	Semi-Detached	540sqft	CPS
1no.	1-Bedroom FOG	2 Storeys	Terraced	625sqft	CPS+CP
7no.	2-Bedroom Houses	2 Storeys	Terraced	850sqft	CPS+CP / 2CPS
2no.	2-Bedroom Chalets	1.5 Storeys	Semi-Detached	1000sqft	2CPS+GAR
6no.	3-Bedroom Houses	2 Storeys	Semi / Terraced	1005sqft	CPS+CP / 2CPS
8no.	3-Bedroom Houses	2 Storeys	Semi-Detached	1005sqft	2CPS+GAR
1no.	3-Bedroom Chalet	1.5 Storeys	Detached	1150sqft	2CPS+GAR
5no.	3-Bedroom Houses	2 Storeys	Detached	1200sqft	2CPS+GAR
2no.	3-Bedroom Houses	2 Storeys	Detached	1350sqft	2CPS+GAR
3no.	4-Bedroom Houses	2 Storeys	Detached	1400sqft	2CPS+GAR
2no.	4-Bedroom Houses	2 Storeys	Detached	1725sqft	2CPS+GAR
1no.	4-Bedroom Houses	2 Storeys	Detached	1750sqft	2CPS+GAR
Total: 40 Dwellings [2.59 Ha approx. to Red Line - 15.43 Dw/Ha]					
Car Parking Generally: 2-3 spaces per 2 and 3-Bedroom Dwelling (incl. car barns) 3 spaces per 4-Bedroom House (incl. garages) 26 visitor spaces (approx. 1 per 1.5 dwellings)					

Accommodation Schedule					
Affordable Rented Dwellings (10no. - 25%)					
2no.	1-Bedroom Maisonettes	2 Storeys	Semi-Detached	540sqft	CPS
6no.	2-Bedroom Houses	2 Storeys	Terraced	850sqft	CPS+CP / 2CPS
2no.	3-Bedroom Houses	2 Storeys	Semi / Terraced	1005sqft	CPS+CP / 2CPS
Shared Ownership Dwellings (4no. - 10%)					
1no.	1-Bedroom FOG	2 Storeys	Terraced	625sqft	CPS+CP
3no.	3-Bedroom Houses	2 Storeys	Semi-Detached	1005sqft	2CPS+CP
Open Market Dwellings (26no. - 65%)					
6no.	2-Bedroom Houses	2 Storeys	Terraced	850sqft	CPS+CP / 2CPS
2no.	2-Bedroom Chalets	1.5 Storeys	Semi-Detached	1000sqft	2CPS+GAR
4no.	3-Bedroom Houses	2 Storeys	Semi / Terraced	1005sqft	CPS+CP / 2CPS
5no.	3-Bedroom Houses	2 Storeys	Semi-Detached	1005sqft	2CPS+GAR
1no.	3-Bedroom Chalet	1.5 Storeys	Detached	1150sqft	2CPS+GAR
2no.	3-Bedroom Houses	2 Storeys	Detached	1200sqft	2CPS+GAR
2no.	3-Bedroom Houses	2 Storeys	Detached	1350sqft	2CPS+GAR
3no.	4-Bedroom Houses	2 Storeys	Detached	1400sqft	2CPS+GAR
2no.	4-Bedroom Houses	2 Storeys	Detached	1725sqft	2CPS+GAR
1no.	4-Bedroom Houses	2 Storeys	Detached	1750sqft	2CPS+GAR
Total: 40 Dwellings [2.53 Ha approx. to Red Line - 15.8 Dw/Ha]					
Car Parking Generally: 2-3 spaces per 2 and 3-Bedroom Dwelling (incl. car barns) 3 spaces per 4-Bedroom House (incl. garages) 26 visitor spaces (approx. 1 per 1.5 dwellings)					

P3	15.05.26	Layout amendment	EB	AK
P2	06.05.26	Updated following consultant information	AC	AK
P1	28.04.26	Updated following consultant information	AC	AK
Rev	Date	Revision Details	Dr	Ch



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Client's Name
Landacre Developments

Job Title
Land East of Henfield Road (A281),
Cowfold, Horsham, West Sussex

Drawing Title
Proposed Site Layout Plan - Coloured

Scale
1:500 @ A1 / 1:1000 @ A3
metres 10 20 30 40 50

Drawn EB Checked AK Date 09.04.26

Job No 7724 Drawing No PL03 Rev P3

Status
PRELIMINARY

CAD Plot date: 15/05/2026 - 15:16:49 7724-cowfold mast.dwg

