

A1



NOTES:		
Ordnance Survey © Crown Copyright 2022. All rights reserved. Licence number 100022432		
NOTE: THIS DRAWING IS © COPYRIGHT OF BHP DESIGN (UK) LTD AND SHOULD NOT BE REPRODUCED WITHOUT PERMISSION.		
THIS IS A PLANNING DRAWING ONLY AND IS INTENDED TO BROADLY REPRESENT THE GENERAL LAYOUT AND APPEARANCE OF THE SCHEME.		
THE LAYOUT IS BASED ON INFORMATION FROM VARIOUS SOURCES, THE ACCURACY OF WHICH CANNOT BE GUARANTEED, AND AS SUCH ALL PROPOSALS ARE SUBJECT TO CONFIRMATION FOLLOWING DETAILED TOPOGRAPHICAL, BUILDING AND OTHER RELEVANT SURVEYS.		
WHILE EVERY EFFORT IS MADE TO ENSURE THAT ALL PROPOSALS MEET CURRENT BUILDING REGULATIONS, RELEVANT LEGISLATION AND OTHER GOOD BUILDING PRACTICE, THEY ARE SUBJECT TO CONFIRMATION FOLLOWING THE DETAILED DESIGN STAGE.		
SCHEDULE OF ACCOMMODATION		
UNIT 1 (GEA)	SQM	SQFT
WAREHOUSE (Incl GF Core)	2,793	30,064
OFFICE (@ 1st Floor)	630	6,782
<b>TOTAL</b>	<b>3,423</b>	<b>36,835</b>
SITE AREA:	c. 1.9 Acres	
DEVELOPMENT DENSITY	44.5%	
CAR PARKING	35 SPACES TOTAL	
EV (ACTIVE)	8	

FIGURES DISPLAYED ARE GEA APPROXIMATIONS AND SUBJECT TO DETAILED DESIGN.  
CONTRACT GEA TO BE AGREED FOLLOWING TENDER DESIGN STAGE.

P03 JH 14.11.25 AMENDED TO SHOW REMOVAL OF MEZZANINE  
P02 JH 24.04.25 EV BAY ADDED  
P01 SM 16.06.25 MARKETING ISSUE  
Rev: By: Date: Description:

**bhpdesign**  
St Paul's Place, 40 St. Paul's Square, Birmingham,  
B3 1FQ, United Kingdom  
t: +44(0)121 314 6618 e: bhp-design.co.uk

**CLIENT: BlueBird**

**PROJECT: Wilton House, Stevenage**

**TITLE: PROPOSED SITE PLAN MARKETING**

Scale @ A1:	As indicated	Date :
		16.06.25
Job No :	24-072	Drawn By: SM
Drg No :	03006	Rev No: P03