

- Dimensions are in millimeters, unless stated otherwise.  
 - Scaling of this drawing is not recommended.  
 - It is the recipient's responsibility to print this document to the correct scale.  
 - All relevant drawings and specifications should be read in conjunction with this drawing.

- Key**
- Ownership Boundary 54.53 Acres (22.07 Ha)
  - Planning Application Boundary 20.79 Acres (8.41 Ha)
  - Additional areas within site ownership required for access and modification to existing attenuation and additional building area. 0.31 Acres (0.13 Ha)
  - Additional area within site ownership required for draining into existing attenuation. 0.68 Acres (0.27 Ha)
  - Hybrid Full/ Outline Planning Consent Under Application Reference: 20/1523/FUL 27.05 Acres (10.95 Ha)

**SCHEDULE OF ACCOMMODATION**

Unit	Description	Area (ft²)	Area (m²)
Unit L36	Warehouse Area	32,011	(2,974)
	Ground Floor Office	695	(65)
	First Floor Office	1,636	(151)
	<b>Total Area</b>	<b>34,342</b>	<b>(3,190)</b>
	Amenity Deck	1,717	(160)
<b>Total Area (Incl. AD)</b>		<b>36,059</b>	<b>(3,350)</b>
Level Access	4		
Car Parking	34		
Unit L44	Warehouse Area	39,977	(3,714)
	Ground Floor Office	695	(65)
	First Floor Office	2,034	(188)
	<b>Total Area</b>	<b>42,706</b>	<b>(3,967)</b>
	Amenity Deck	2,137	(199)
<b>Total Area (Incl. AD)</b>		<b>44,843</b>	<b>(4,166)</b>
Level Access	4		
Car Parking	40		
Unit L45	Warehouse Area	40,816	(3,792)
	Ground Floor Office	695	(65)
	First Floor Office	2,076	(192)
	<b>Total Area</b>	<b>43,587</b>	<b>(4,049)</b>
	Amenity Deck	2,182	(203)
<b>Total Area (Incl. AD)</b>		<b>45,769</b>	<b>(4,252)</b>
Level Access	2		
Car Parking	42		
Unit L56	Warehouse Area	50,568	(4,698)
	Ground Floor Office	695	(65)
	First Floor Office	2,563	(238)
	<b>Total Area</b>	<b>53,826</b>	<b>(5,001)</b>
	Amenity Deck	2,671	(248)
<b>Total Area (Incl. AD)</b>		<b>56,497</b>	<b>(5,249)</b>
Level Access	5		
Car Parking	53		
Unit L73	Warehouse Area	65,842	(6,117)
	Ground Floor Office	695	(65)
	First Floor Office	3,327	(309)
	<b>Total Area</b>	<b>69,864</b>	<b>(6,491)</b>
	Amenity Deck	3,466	(322)
<b>Total Area (Incl. AD)</b>		<b>73,330</b>	<b>(6,813)</b>
Level Access	7		
Car Parking	68		
Unit L97	Warehouse Area	87,855	(8,162)
	Ground Floor Office	695	(65)
	First Floor Office	3,617	(336)
	<b>Total Area</b>	<b>92,167</b>	<b>(8,563)</b>
	Amenity Deck	1,319	(122)
<b>Total Area (Incl. AD)</b>		<b>93,486</b>	<b>(8,685)</b>
Level Access	10		
Car Parking	92		
<b>Total GIA (Excl. Amenity Decks)</b>	<b>336,492</b>	<b>(31,261)</b>	
<b>Total GIA (Incl. Amenity Decks)</b>	<b>349,984</b>	<b>(32,515)</b>	

Rev	Description	LBR	TDA	Date
P.07	Cycle parking figures for each unit amended to suit BREEM requirements. Hard and soft landscaping amended to suit.	LBR	TDA	16.08.24
P.06	Issued for Planning	LBR	TDA	16.07.24
P.05	Areas Updated	LBR	TDA	02.07.24
P.04	Client Branding Updated	LBR	TDA	01.07.24
P.03	Landscaping updated to suit Landscape architect layout	LBR	TDA	26.06.24
rev	amendments	by	ckd	date

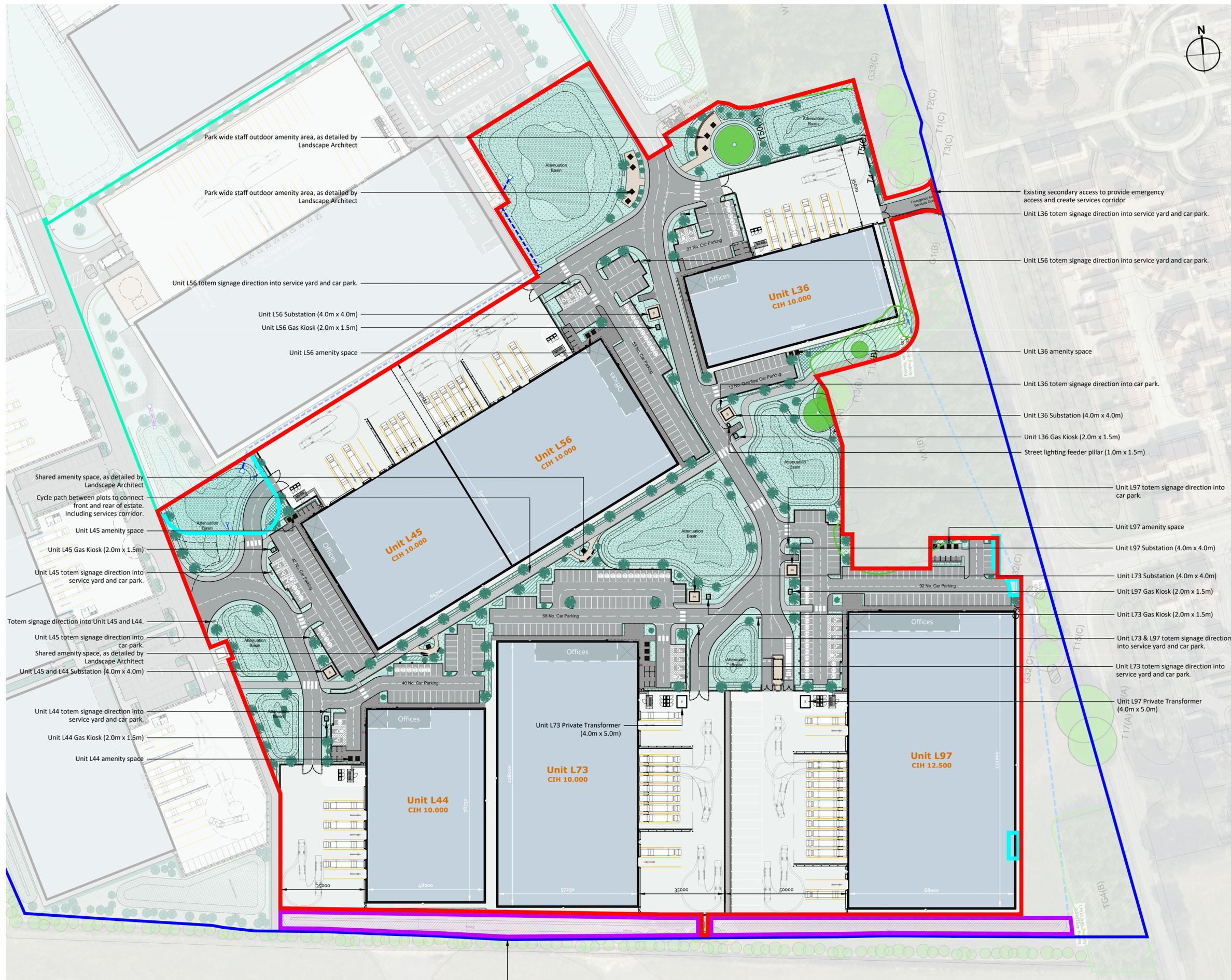
**Indurent Park, Lincoln  
Phase 5  
Site Layout**



Sheppard Lockton House, Cafferata Way, Newark, Nottinghamshire NG24 2TN  
 t: +44 (0)1636 554854 e: info@umcarchitects.com

RIBA PoW Stage: 2 - Concept Design  
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 701803 - UMC - 24 - 00 - DR - A - 2602  
 Document Reference: Drawing no: Revision:  
 21300 - UMC - 01SI - SI - DR - A 2602 P.07



Park wide staff outdoor amenity area, as detailed by Landscape Architect

Park wide staff outdoor amenity area, as detailed by Landscape Architect

Unit L56 totem signage direction into service yard and car park.

Unit L56 Substation (4.0m x 4.0m)

Unit L56 Gas Kiosk (2.0m x 1.5m)

Unit L56 amenity space

Existing secondary access to provide emergency access and create services corridor

Unit L36 totem signage direction into service yard and car park.

Unit L56 totem signage direction into service yard and car park.

Unit L36 amenity space

Unit L36 totem signage direction into car park.

Unit L36 Substation (4.0m x 4.0m)

Unit L36 Gas Kiosk (2.0m x 1.5m)

Street lighting feeder pillar (1.0m x 1.5m)

Shared amenity space, as detailed by Landscape Architect

Cycle path between plots to connect front and rear of estate. Including services corridor.

Unit L45 amenity space

Unit L45 Gas Kiosk (2.0m x 1.5m)

Unit L45 totem signage direction into service yard and car park.

Unit L45 totem signage direction into car park.

Shared amenity space, as detailed by Landscape Architect

Unit L45 and L44 Substation (4.0m x 4.0m)

Unit L44 totem signage direction into service yard and car park.

Unit L44 Gas Kiosk (2.0m x 1.5m)

Unit L44 amenity space

Unit L73 Private Transformer (4.0m x 5.0m)

Unit L73 totem signage direction into service yard and car park.

Unit L73 totem signage direction into service yard and car park.

Unit L97 Private Transformer (4.0m x 5.0m)

Unit L97 totem signage direction into service yard and car park.

Unit L97 Private Transformer (4.0m x 5.0m)

Timber post-and-rail fence to ownership boundary (See site fencing drawing for extent)

10m SCALE 1:750

**PLANNING**

THIS DRAWING IS TO BE USED FOR THE STATED PURPOSE ONLY AND SHOULD NOT BE USED FOR ANY OTHER