



	Depth (m) (North South)		Depth (m) (East West)		Min Building Height (m)	Max Building Height (m)
	Max	Min	Max	Min		
Zone 1	84	35	20	16	11.5	20.5
Zone 2	61	35	25	8.5	8.5	17.5
Zone 3	130	56	90	17	11.5	14.5
Zone 4	40	19	47	18	11.5	14.5
Zone 5	34	20	12	4	8.5	8.5
Zone 6	80	12	45	12	8.5	20.5
Zone 7	46	15	64	24	8.5	14.5
Zone 8	46	12	46	15	8.5	20.5
Zone 9	14	5	14	6	8.1	10.9

 Building Zone Boundary

NOTES:
NOT FOR BIDS PURPOSES: This drawing is a general arrangement plan only and is not intended for the purposes.
SCALE: Do not scale from this drawing.
SETTING OUT: All setting out levels, dimensions to be agreed on site. Do not use the information on this drawing when creating all dimensions on site. Any discrepancies between drawings, specifications and site notes are to be reported to the Urbanists. Order of construction and setting out to be agreed on site.
CHECK: This drawing must be the latest revision, read in conjunction with all other drawings, details, specifications and schedules. All dimensions are to reference unless otherwise stated. Review and contradiction at priority given between the drawings, and/or the schedule of works, is the contractor's responsibility to seek clarification from The Urbanists before proceeding. No claims will be met by The Urbanists where the contractor continues work in disregard of such confirmation.

No.	Date	By	Revision Notes
A	14/11/2025	JFS/Y	

PROJECT STATUS:
S4 (SUITABLE FOR APPROVAL)

theurbanists

Client: Bridgend County Borough Council & Welsh Government

Project: Portcawl Waterfront Regeneration

Title: Buildings Parameter Plan

Project ID	Quarter	Block	Level	Type	Area	Depth	Area	Block
2318	URB	XX	XX	DT	UD	500	A	Final

Drawn: JF Date: 11/11/2025 Checked: JJ Scale: 1:1000

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