



Parcel R10					
Private	65%				
Code	Type	ft²	Number	Total ft²	Habitable Rooms
1 Bed Apartments					
Block 4 - 1BAP	1 Bed (1B2P) Apartment	540	7	3780	2
Block 5 - 1BAP	1 Bed (1B2P) Apartment	550	4	2200	3
Block 6 - 1BAP	1 Bed (1B2P) Apartment	540	3	1620	2
Block 6 - 1BAP	1 Bed (1B2P) Apartment	539	3	1617	2
Block 6 - 1BAP	1 Bed (1B2P) Apartment	541	3	1623	2
2 Bed Apartments					
Block 3 - 2BAP	2 Bed (2B4P) Apartment	781	8	6248	3
Block 5 - 2BAP	2 Bed (2B4P) Apartment	756	6	4536	3
Block 6 - 2BAP	2 Bed (2B4P) Apartment	754	3	2262	3
Block 6 - 2BAP	2 Bed (2B4P) Apartment	758	3	2274	3
2 Bed Houses					
L255 / L255A - Delmont	2 Bed (3P) House	758	21	15918	4
3 Bed Houses					
L356 - Denton	3 Bed House	907	4	3628	5
L358 / L358A - Whitton	3 Bed House	947	14	13258	6
L360 - Chilton	3 Bed House	979	10	9790	5
L361 - Braxton	3 Bed House	996	7	6972	5
L362 - Clayton	3 Bed House	1018	2	2036	5
L363 / L363A - Hampton	3 Bed House	1050	2	2100	5
L367 - Kipton	3 Bed Townhouse	1177	2	2354	6
L368 - Clarkston	3 Bed Townhouse	1268	11	13948	5
L454 - Haywood	3 Bed +Study House	1130	5	5650	6
L461 - Fordwood	3 Bed +Study House	1267	2	2534	6
A - House Type A	3 Bed Townhouse	1487	5	7435	6
B1 - House Type B1	3 Bed Townhouse	1319	2	2638	6
38H	3 Bed Townhouse	1380	3	4140	5
D - House Type D	3 Bed Townhouse	1567	2	3134	7
L456 - Westerwood	4 Bed House	1151	4	4604	6
L467 - Bearwood	4 Bed House	1379	2	2758	6
L473 - Clearwood	4 Bed House	1637	1	1637	7
Sub Totals			139	130694	
Affordable					
Aff. Rented	35%				
1 Bed Flats					
Block 1 - 1BFL	1 Bed (1B2P) Flat	540	11	5940	2
Block 7 - 1BFL	1 Bed (1B2P) Flat	539	3	1617	2
Block 7 - 1BFL	1 Bed (1B2P) Flat	541	3	1623	2
2 Bed Flats					
Block 2 - 2BFL	2 Bed (2B3P) Flat	696	8	5568	3
Block 2 - 2BFL	2 Bed (2B3P) Flat	658	3	1974	3
Block 7 - 2BFL	2 Bed (2B3P) Flat	669	3	2007	3
2 Bed Houses					
AL24 / AL24A - Baymont	2 Bed House	850	10	8500	4
AL32 / AL32A - Lockton	3 Bed House	1001	10	10010	5
4 Bed Houses					
AL41 - Torwood	4 Bed House	1143	2	2286	6
Sub Totals			53	39525	
Shared					
2 Bed Houses					
AL24 / AL24A - Baymont	2 Bed House	850	8	6800	4
AL32 / AL32A - Lockton	3 Bed House	1001	10	10010	5
AL34 - Easton	3 Bed Townhouse	1168	5	5840	5
Sub Totals			23	22650	
Grand Totals				215	192869
Net area (Acres)			11.90	Sqft/Acre	16207

NOTE:
FOR SURFACE MATERIALS PLEASE
REFER TO MATERIALS LAYOUT
DRAWING NO. A389-R10-RM-701.
PREPARED BY ALP

- KEY
- SITE BOUNDARY
- FENCING
REFER TO ENCLOSURES
LAYOUT FOR DETAILS
1.8m BRICK SCREEN WALL
- SW
- BLOCK PAVED SURFACE
COLOUR: BRINDLE RED
- BLOCK PAVED SURFACE
COLOUR: CHARCOAL GREY
- TURF TO GARDENS
- INDICATIVE TREE PLANTING
(subject to detailed
landscape design)
- EXISTING TREES TO BE
RETAINED(refer to ARB
survey)
- EXISTING RPA TO BE
RETAINED(refer to ARB
survey)
- EXISTING TREES TO BE
REMOVED(refer to ARB
survey)
- EXISTING SHRUB PLANTING
(refer to ARB survey)
- INDICATIVE TREE PLANTING
(refer to detailed landscape
proposals)
- INDICATIVE SHRUB PLANTING
(refer to detailed landscape
proposals)
- GATE
- DOOR AND PATIO TO REAR
ACCESS
- DOOR/LEVEL THRESHOLD
AND PATH IN CONCRETE
SLABS
- FOOTPATH
- ACTIVE FRONTAGE /
ADDITIONAL WINDOW
- PRIVATE DWELLINGS
- AFFORDABLE-RENTED / SOCIAL
RENTED DWELLINGS
- AFFORDABLE-SHARED
OWNERSHIP DWELLINGS
- DWELLINGS WITH CHIMNEYS
- SHED FOR CYCLE STORAGE
- RAIN GARDEN
- INDICATIVE LOCATION OF
AIR SOURCE HEAT PUMPS
(pls refer to detailed
engineering layout)

0 5 10 15 20 25m

AM	05.06.25	Layout further updated in line with latest highway amendments for the junction at the rear of block 2 & 3.	SR	DGP
AL	04.06.25	Layout updated in line with latest highway amendments for the junction at the rear of block 2 & 3.	SR	DGP
AK	29.05.25	Layout updated in line with planner's comments received on 28.05.25.	SR	DGP
AJ	28.05.25	Footpath cycle storage for blocks 6 & 7 relocated, service margin in front of plot 1135 and the private drive width in front of plot 1195 amended, footprints for apartment blocks 2, 3 & 5 updated following latest consultation comments been received.	SR	DGP
AH	08.05.25	Sales area double garage for plots 1140 & 1141 amended and landscaping updated following latest landscape design.	SR	DGP
AG	29.04.25	William Heelas Way steps and pumping station revised size added.	SR	DGP
AE	28.04.25	Bellmouth and parking by plots 1040, 1051, 1063, 1071, 1087 and Block 7 entrance plan.	SR	DGP
AF	23.04.25	Footprints for apartment blocks & roofscapes for plots 1152, 1153, 1158, 1159 & 1206, 1207 amended.	SR	DGP
AD	10.04.25	Layout amended following highway & secure by design comments been received.	SR	DGP
Rev.	Date	Description	Drawn	Checked
Client				
miller homes				
Project				
South Wokingham				
Phase R10				
Drawing Title				
Proposed Planning Layout				
Scale	1:500 @ A0	Drawn	SR	Checked DGP
Date	JUNE 2024	File	P1914.R10.01	Drawing Status
Dwg No	P1914.R10.01	Rev	AM	PLANNING
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