

- KEY**
- SITE BOUNDARY
 - FENCING
REFER TO ENCLOSURES
LAYOUT FOR DETAILS
1.5m BRICK SCREEN WALL
 - 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 (subject to ARB
survey)
 - EXISTING RPA TO BE
RETAINED (subject to ARB
survey)
 - EXISTING SHRUB PLANTING
(subject 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
SOCIAL RENTED DWELLINGS
 - AFFORDABLE
AFFORDABLE RENTED DWELLINGS
 - AFFORDABLE
SHARED OWNERSHIP DWELLINGS
 - DWELLINGS WITH CHIMNEYS
 - SHED FOR CYCLE STORAGE
 - RG
RAIN GARDEN
 - INDICATIVE LOCATION OF
AIR SOURCE HEAT PUMPS

PLOTS 4067-4105
Parcel R07 - ST. MODWEN

Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
1 Bed Apartments	67%				
Block 3 - 18AP	1 Bed (182P) Apartment	548	4	2192	2
2 Bed Apartments	23.08%				
Block 3 - 28AP	2 Bed (284P) Apartment	763	5	3815	3
L256 - Glenmont	2 Bed (283P) FOG	753	1	753	3
42.31%					
H385 - Embley	2 Bed House	1036	1	1036	4
H482 - Birchgate	3 Bed + Study Townhouse	1218	10	12180	5
19.23%					
H486A - Presgate	4 Bed + Study Townhouse	1390	5	6950	7
Sub Totals			26	26926	
Affordable	33%				
Affordable Rented	15%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
3 Bed Houses	100%				
AL32 / AL32A - Lockton	3 Bed House	1001	2	2002	5
Sub Totals			2	2002	
Social Rented	62%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
2 Bed Houses	75%				
AL24 / AL24A - Baymont	2 Bed House	850	6	5100	4
25%					
3 Bed Houses	25%				
AL32 / AL32A - Lockton	3 Bed House	1001	2	2002	5
Sub Totals			8	7102	
Shared Ownership	23%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
2 Bed Houses	33%				
AL24 / AL24A - Baymont	2 Bed House	850	1	850	4
4 Bed Houses	67%				
AL41 - Torwood	4 Bed House	1143	2	2286	6
Sub Totals			3	3136	
Grand Totals			39	39166	
Net area (Acres)		2.18	Sqft/Acre	17966	

Parcel R07.R13

Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
1 Bed Apartments	5.00%				
Block 2 - 18AP	1 Bed (182P) Apartment	548	3	1644	2
Block 3 - 18AP	1 Bed (182P) Apartment	548	4	2192	2
10.00%					
2 Bed Apartments					
Block 2 - 28AP	2 Bed (284P) Apartment	763	2	1526	3
Block 3 - 28AP	2 Bed (284P) Apartment	788	6	4728	3
Block 3 - 28AP	2 Bed (284P) Apartment	763	5	3815	3
L256 - Glenmont	2 Bed (283P) FOG	753	1	753	3
14%					
L255 - Delmont	2 Bed (3P) House	758	18	13644	4
H283 - Denison	2 Bed (3P) House	758	2	1516	4
3 Bed Houses	52.14%				
L356 - Denton	3 Bed House	907	8	7256	5
L358 / L358A - Whitton	3 Bed House	947	7	6629	5
L360 - Chilton	3 Bed House	979	2	1958	5
L361 - Braxton	3 Bed House	996	7	6972	5
L362 - Clayton	3 Bed House	1018	1	1018	5
H385 - Embley	2 Bed House	1036	1	1036	4
L454 - Haywood	3 Bed + Study House	1130	5	5650	6
L367 - Kipton	3 Bed Townhouse	1177	17	20009	5
H482 - Birchgate	3 Bed + Study Townhouse	1218	23	28014	5
LR - Laurel	3 Bed Townhouse	1380	2	2760	5
4 Bed Houses	18.57%				
L465 - Norwood	4 Bed House	1344	2	2688	7
L467 - Beauwood	4 Bed House	1379	3	4137	7
L472 - Crosswood	4 Bed House	1500	7	10500	7
L473 - Clearwood	4 Bed House	1637	3	4911	7
H486 / H486A - Presgate	4 Bed + Study Townhouse	1390	11	15290	7
Sub Totals			140	148646	
Affordable	35%				
Affordable Rented	12%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
2 Bed Houses	33%				
AL24 / AL24A - Baymont	2 Bed House	850	3	2550	4
3 Bed Houses	56%				
AL32 / AL32A - Lockton	3 Bed House	1001	5	5005	5
11%					
4 Bed Houses	11%				
AL41 - Torwood	4 Bed House	1143	1	1143	6
Sub Totals			9	8698	
Social Rented	59%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
1 Bed Flats	55%				
Block 1A - 18FL	1 Bed (182P) Flat	547	24	13128	2
41%					
2 Bed Houses	41%				
AL24 / AL24A - Baymont	2 Bed House	850	18	15300	4
3 Bed Houses	9%				
AL32 / AL32A - Lockton	3 Bed House	1001	2	2002	5
Sub Totals			44	30430	
Shared Ownership	29%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
2 Bed Houses	85%				
AL24 / AL24A - Baymont	2 Bed House	850	12	10200	4
3 Bed Houses	27%				
AL32 / AL32A - Lockton	3 Bed House	1001	6	6006	5
4 Bed Houses	18%				
AL41 - Torwood	4 Bed House	1143	4	4572	6
Sub Totals			22	20778	
Grand Totals			215	20852	
Net area (Acres)		12.89	Sqft/Acre	16179	

PLOTS 3001-3110
Parcel R13 - MILLER HOMES

Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
1 Bed Apartments	78%				
Block 2 - 18AP	1 Bed (182P) Apartment	548	3	1644	2
2 Bed Apartments	9.30%				
Block 2 - 28AP	2 Bed (284P) Apartment	763	2	1526	3
Block 3 - 28AP	2 Bed (284P) Apartment	788	6	4728	3
2 Bed Houses	19%				
L255 - Delmont	2 Bed (3P) House	758	16	12128	4
3 Bed Houses	51.16%				
L356 - Denton	3 Bed House	907	6	4442	5
L358 / L358A - Whitton	3 Bed House	947	4	3788	5
L360 - Chilton	3 Bed House	979	2	1958	5
L361 - Braxton	3 Bed House	996	7	6972	5
L362 - Clayton	3 Bed House	1018	1	1018	5
L454 - Haywood	3 Bed + Study House	1130	5	5650	6
L367 - Kipton	3 Bed Townhouse	1177	17	20009	5
H482 - Birchgate	3 Bed + Study Townhouse	1218	23	28014	5
LR - Laurel	3 Bed Townhouse	1380	2	2760	5
4 Bed Houses	17.44%				
L465 - Norwood	4 Bed House	1344	2	2688	7
L467 - Beauwood	4 Bed House	1379	3	4137	7
L472 - Crosswood	4 Bed House	1500	7	10500	7
L473 - Clearwood	4 Bed House	1637	3	4911	7
Sub Totals			86	89859	
Affordable	22%				
Affordable Rented	21%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
2 Bed Houses	20%				
AL24 / AL24A - Baymont	2 Bed House	850	1	850	4
3 Bed Houses	60%				
AL32 / AL32A - Lockton	3 Bed House	1001	3	3003	5
20%					
4 Bed Houses	20%				
AL41 - Torwood	4 Bed House	1143	1	1143	6
Sub Totals			5	4996	
Social Rented	33%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
2 Bed Houses	100%				
AL24 / AL24A - Baymont	2 Bed House	850	8	6800	4
Sub Totals			8	6800	
Shared Ownership	46%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
2 Bed Houses	66%				
AL24 / AL24A - Baymont	2 Bed House	850	7	5950	4
3 Bed Houses	18%				
AL32 / AL32A - Lockton	3 Bed House	1001	2	2002	5
4 Bed Houses	16%				
AL41 - Torwood	4 Bed House	1143	2	2286	6
Sub Totals			11	10238	
Grand Totals			110	111893	
Net area (Acres)		7.26	Sqft/Acre	15412	

PLOTS 4001-4066
Parcel R13 - ST. MODWEN

Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
2 Bed Houses	42%				
L255 - Delmont	2 Bed (3P) House	758	2	1516	4
H283 - Denison	2 Bed (3P) House	758	2	1516	4
3 Bed Houses	64.29%				
L356 - Denton	3 Bed House	907	2	1814	5
L358 / L358A - Whitton	3 Bed House	947	3	2841	5
H482 - Birchgate	3 Bed + Study Townhouse	1218	13	15834	5
4 Bed Houses	21.43%				
H486 - Presgate	4 Bed + Study Townhouse	1390	6	8340	7
Sub Totals			28	31861	
Affordable	58%				
Affordable Rented	5%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
2 Bed Houses	100%				
AL24 / AL24A - Baymont	2 Bed House	850	2	1700	4
Sub Totals			2	1700	
Social Rented	74%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
1 Bed Flats	18%				
Block 1A - 18FL	1 Bed (182P) Flat	547	24	13128	2
2 Bed Houses	56%				
AL24 / AL24A - Baymont	2 Bed House	850	4	3400	4
Sub Totals			28	16528	
Shared Ownership	21%				
Code	Type	ft ²	Number	Total ft ²	Habitable Rooms
2 Bed Houses	50%				
AL24 / AL24A - Baymont	2 Bed House	850	4	3400	4
3 Bed Houses	50%				
AL32 / AL32A - Lockton	3 Bed House	1001	4	4004	5
Sub Totals			8	7404	
Grand Totals			66	57493	
Net area (Acres)		3.45	Sqft/Acre	16665	