MIDLANDS PORTFOLIO 2019

Reference	Name	Old Name/	Number		Floor Area (Sq Feet) Rate	Total	House Type Info Beds	Storeys	Garage/ Parking	Parking Min Parking Spa (inc Garag
GWB_A	GF 1bed Mas		4	MAS	510	2040	1	2	PS	2
GWB_A	FF 1bed Mas		4	MAS	570	2280	1	2	PS	2
GWB_B	GF 2bed Mas		4	MAS	658	2632	1	2	PS	2
GWB_B	FF 2bed Mas		4	MAS	727	2908	1	2	PS	2
GWB2	GF 2bed Mas		4	MAS	644	2576	1	2	PS	2
GWB2	FF 2bed Mas		4	MAS	658	2632	1	2	PS	2
2BF4F	2bed flat		12	MAS	658	7896	1	3	PS	2
202M	Belmont	KF	6	Semi/Ter	737	4422	2	2	PS	2
			42	15.0%						
								2	PS	2
303C	Buxton	KF	36	Semi/Ter	819	29484	3	2	PS	2
307M	Tiverton	Malvern	19	Detatched	956	18164	3	2	SG	3
307M	Tiverton	Malvern	1	Detatched	957	957	3	2	PS	2
307M	Tiverton	Malvern	8	Semi/Ter	956	7648	3	2	SG	3
307M	Tiverton	Malvern	4	Semi/Ter	956	3824	3	2	PS	2
309T	Eaton		32	Detatched	1016	32512	3	2	SG	3
			100	35.7%						
Aud	Auden		29	Town House	1269	36801	4	2.5	SG	3
			29	10.4%						
								2	SG	3
406C	Blackwood		19	Detatched	1088	20672	4	2	SG	3
409M	Riverwood		41	Detatched	1219	49979	4	2	SG	3
417T	Baywood		26	Detatched	1400	36608	4	2	SG	3
419C	Cedarwood		7	Detatched	1448	10136	4	2	SG	3
420C	Kingwood		3	Detatched	1440	4344	4	2	SG	3
			96	34.3%						
503M	Oxford	Honeybourne	13	Detatched	2130	27690	5	2	DG	4
			13	4.6%						
	Total (Market Sale)		280	Av size	1093.6	306205				
	Mix		1bed	2beds	3beds	4+beds				
	%		0.0%	15.0%	46.1%	38.9%	100.0%			
HQIM1	HQIM1 (GF)		3	Semi/Ter	510	1530	1	2	-	1
HQIM2	HQIM1 (FF)		3	Semi/Ter	560	1680	1	2	-	1
LTH2	LTH2		56	Semi/Ter	775	43400	2	2	-	2
LTH3	LTH3		58	Semi/Ter	910	52780	3	2	-	2
			120	30.00%						
									% of Overall Total	30.0%
	Total - (Affordable)		120	Av size	829.3	99390				
	Aff Mix %		1bed	2beds	3beds	4+beds				
	%		5%	47%	48%		100%			
	Overall Total		400	Av size	1014.9	405595				

Gross Site Area	Acres	1.00		Hectares	8.30
Nett Area (Mrkt Sale)	Acres	20.50		Hectares	8.30
Nett Area (Market Houses)	Acres	19.26		Hectares	7.79
Nett Area (Apartments)	Acres	1.24		Hectares	0.50
Nett Area (Aff)	Acres	5.09		Hectares	2.06
Nett (Total)	Acres	25.59		Hectares	10.36
Density (Mrkt Sale)	Units/Acre	13.66		Unit s/Hec	33.75
Density (Market Houses)	Units/Acre	14.54		Unit s/Hec	35.92
Density (Affordable)	Units/Acre	23.58		Unit s/Hec	58.25
Density (Total)	Units/Acre	15.63		Unit s/Hec	38.62
Coverage (Mrkt Sale)	Sqft/Acre	14936.83		Sqft/Hect	36906.40
Coverage (Market Houses)	Sqft/Acre	13534.58		Sqft/Hect	33445.30

LEGEND

- SITE BOUNDARY
- PRIVATE DWELLING
- AFFORDABLE SHARED OWNERSHIP DWELLING
- AFFORDABLE RENTED DWELLING
- EXISTING TREES/VEGETATION TO BE RETAINED
- EXISTING TREES TO BE REMOVED
- PUBLIC OPEN SPACE
- INDICATIVE PLANTING (SEE SEPARATE PLOT LANDSCAPING PLANS FOR FURTHER DETAILS)
- 0.6m STONE WALL
- 1.8m SCREEN WALL
- 1.8m TIMBER FENCE
- 0.45m TIMBER KNEE RAIL
- 0.9m METAL ESTATE RAILINGS COLOUR BLACK
- WHITE MONOCOUCHE RENDERED PORCH
- THERMOWOOD TIMBER CLADDED PORCH
- CEDRAL BOARD BLACK WEATHERBOARDING PORCH
- BRADSTONE ROUGHED DRESSED STONE.

- NP — GRP GREY PORCH REF:
- P1 — PORCH DETAIL 1 REF:
- P2 — PORCH DETAIL 2 REF: *(side retaining)*
- P3 — PORCH DETAIL 3 REF: *(front retaining)*
- SOLAR LIGHTING BOLLARDS

BAT ROOST SPECIFICATION		NO.
	HARLECH WOODSTONE BAT BOX.	3
	MIRAMERE WOODSTONE BAT BOX.	3
	IBSTOCK ENCLOSED BAT BOX (TYPE B OR C).	4
BIRD BOX SPECIFICATION		
TREES & WOODLAND		NO.
	WOODSTONE NEST BOX 32MM.	6
	IBSTOCK EC-HABITAT FOR SWIFTS.	4

TO BE READ IN CONJUNCTION WITH APPROVED HOUSE TYPE PLANNING DRAWINGS

F	Visitor Parking Spaces added &	JS	01/22
E	General updates.	JS	09/21
D	Path added to back of plots 44 / 45	JS	09/20
C	Bird & bat box info added.	JS	09/20
B	Landscaping & sales garage updated.	JS	09/20
A	S38 road added & paths updated.	JS	08/20
Rev.	Description	Drawn	Date

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Project Title: KEDLESTON ROAD ALLESTREE

Drawing Title: PRODUCTION SITE PLAN

Scale	Drawn By	Designer Check	Engineer Check
1:500@A0	LB/JS		
	Date 20.6.19	Date	Date

Job No. | Drawing No. KED/PSP/01 | Revision F

Original Sheet Size A0