SILVERHILL FARM, KINGSWAY, ROCHDALE
COLOURED PLANNING LAYOUT

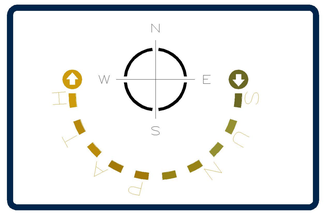
DAVID WILSON HOMES — WHERE QUALITY LIVES

BARRATT HOMES

SILVERHILL FARM, KINGSWAY, ROCHDALE
ACCOMODATION SCHEDULE

House Type	Standards for Accesbility (M4) & Internal Space (NDSS)	Accommodation	Floor Area M²	Floor Area Ft²	Total Units	Total Ft²
David Wilson Homes						
Core Quarter						
2 BED						
LECH - Tenby (End)	M4(1) + NDSS	2B/4P	80.8	869.7	4	3478.8
LECC - Tenby (End)	M4(1) + NDSS	2B/4P	80.8	869.7	3	2609.1
LICI - Tenby (Mid)	M4(1) + NDSS	2B/4P	80.8	869.7	1	869.7
LECC - Bala (End)	M4(1) + NDSS	2B/4P	93.04	1001	1	1001
LECG - Bala (End)	M4(1) + NDSS	2B/4P	93.04	1001	2	2002
LDCC - Bala (Det)	M4(1) + NDSS	2B/4P	93.04	1001	3	3003
3 BED						
LECC - Langstone (End)	M4(1) + NDSS	3B/5P	109.82	1181	2	2362
4 Bed						
LDCG - Hazelborough (Det)	M4(1) + NDSS	4B/5P	108.12	1163	2	2326
LDCC - Hazelborough (Det)	M4(1) + NDSS	4B/5P	108.12	1163	2	2326
LDCH - Bemey (Det)	M4(2) + NDSS	4B/5P	124.35	1338	5	6690
LDCH - Dunnett (Det)	M4(2) + NDSS	4B/6P	125.8	1354	3	4062
LDCC - Dunnett (Det)	M4(2) + NDSS	4B/6P	125.8	1354	4	5416
LDCH - Hamford (Det)	M4(1) + NDSS	4B/6P	118.5:1	1275	2	2550
LDCC - Comey (Det)	M4(2) + NDSS	4B/6P	138.35	1489	4	5956
Edge Quarter						
2 BED						
LEEH - Tenby (End)	M4(1) + NDSS	2B/4P	80.8	869.7	6	5218.2
LEI - Tenby (Mid)	M4(1) + NDSS	2B/4P	80.8	869.7	1	869.7
LEEG - Bala (End)	M4(1) + NDSS	2B/4P	93.04	1001	2	2002
4 Bed						
L-G7 - Hazelborough (Det)	M4(1) + NDSS	4B/5P	108.12	1163	1	1163
L-H7 - Bemey (Det)	M4(2) + NDSS	4B/5P	124.35	1338	1	1338
L-H7 - Dunnett (Det)	M4(2) + NDSS	4B/6P	125.8	1354	2	2708
L-H7 - Hamford (Det)	M4(1) + NDSS	4B/6P	118.5:1	1275	1	1275
L-G7 - Comwy (Det)	M4(2) + NDSS	4B/6P	138.35	1489	1	1489
Storah Architecture						
New Bungalow	N/A	4B/8P	155	1399	1	1399
New House	N/A	4B/8P	168	1808	1	1808
Barn	N/A	4B/8p	205	2206	1	2206
Farm House	N/A	5B/8P	207	2228	1	2228
OWH Total					53	60714.5
Development Total					57	68355.5

M4(1) + NDSS	(Total)	33
M4(2) + NDSS	(Total)	20
Parcel Area	(Acres)	5.89
Parcel Area	(Hectares)	2.38
Total POS, Undevelopable & SSR	(Acres)	1.42
Developable	**(Acres)**	4.47
Developable	**(Hectares)**	1.81
Coverage	(Sq Ft / Acre)	15292.06
Density	(Units/Hectare)	31.51
Av. Unit Size	(Sq Ft)	1199.22



Key:

- Development Boundary
- Sales Arena
- Landscape Buffer
- Sewer Easement
- Retaining Wall / Entrance Feature
- New Tree Location
- Low Level Planting
- Hedges
- Wildflower Planting
- Chimney Locations
- Heritage Quarter
- Core Quarter
- Edge Quarter

Rev.	Amendment	Drawn/Date:
T	Planning Layout updated in line with the latest Landscaping Proposals (GL1670 02F & GL1670 03F). A Mown path has been added to the North POS area.	JR/16.20.24
P01	Coloured Planning Layout updated inline with Planning Layout Rev P01 (ASITE Ref: 203001).	JR/19.03.24
P02	Coloured Planning Layout updated inline with Planning Layout Rev P02 (ASITE Ref: 203001).	JR/09.04.24

BARRATT HOMES

DAVID WILSON HOMES — WHERE QUALITY LIVES

Barratt/David Wilson Homes
North West
303 Bridgewater Place
2nd Floor
Warrington
Cheshire
WA3 6XF
TEL: 01925 846600

Project
SILVERHILL FARM
KINGSWAY
ROCHDALE

Drawing Title
Coloured Planning Layout

Status
For Comment

Scale
1:500 @ A1

Date
17.01.22

Drawn By
ML

Drawing Ref
H7491-203100

Revision
P02