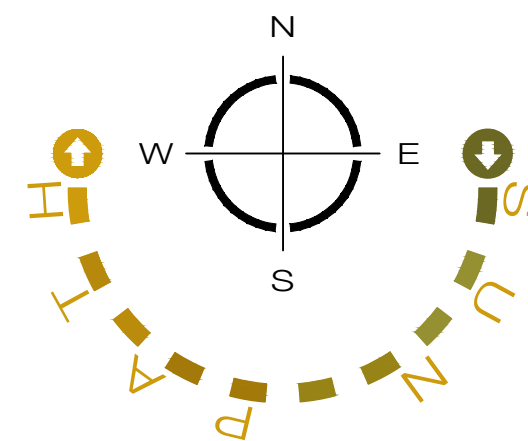
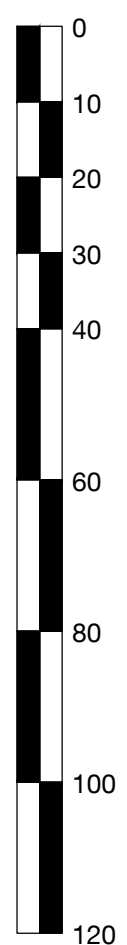


DO NOT SCALE, REFER TO FIGURED DIMENSIONS
ONLY

P01	08/12/25	PSL	BLG
FIRST ISSUE			
P02	05/01/26	PSL	BLG
APPLICATION BOUNDARY ADJUSTED ADJACENT PLOT Q-2			
EVPV BAYS RELOCATED			
HGV ENTRANCE REVISED			
P03	09/01/26	PSL	BLG
APPLICATION BOUNDARY ADJUSTED ADJACENT PLOT Q-2			
NEW SUB STATIONS INDICATED			
P04	07/05/26	PSL	JB
APPLICATION BOUNDARY REVISED			



PROJECT
KINGSWAY BUSINESS PARK
ROCHDALE

SCALE 1:1000 @ A1 DATE 08/12/25

DOCUMENT NUMBER
KBPQ DLA Q1 XX DR A **99002**

DOCUMENT PURPOSE	STATUS	REVISION
PLANNING		P04

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Red Line Application Boundary (Site Area = 2.86 ha / 7.07 acres)

Ground Floor GIA (inc GF cores) = 9,773.1 m² (105,196 sqft)
 2 Storey Office GIA = 544 m² (5,856 sqft)
 Total GIA = 10,317.1 m² (111,052 sqft)
 Building height - 12.5m to haunch

Car Parking (based on Rochdale BC parking standards)

B8 parking (1 per 100m² = 102) - Actual = 102 (inc 7 disabled at ≈ 6% 6 car share spaces ≈ 5 % and 10 EVCP inc disabled bay ≈ 10%)

B2 parking (1 per 60m² = 171) - Additional 69 spaces on yard

Cycle parking (BREEAM) $\approx$ 36 spaces

M/C parking (1 per 4000m²) = 3 spaces

PLOT R1

PLOT R2

PLOT P1

PLOT P2

PLOT P3

PLOT X

Stanney Brook