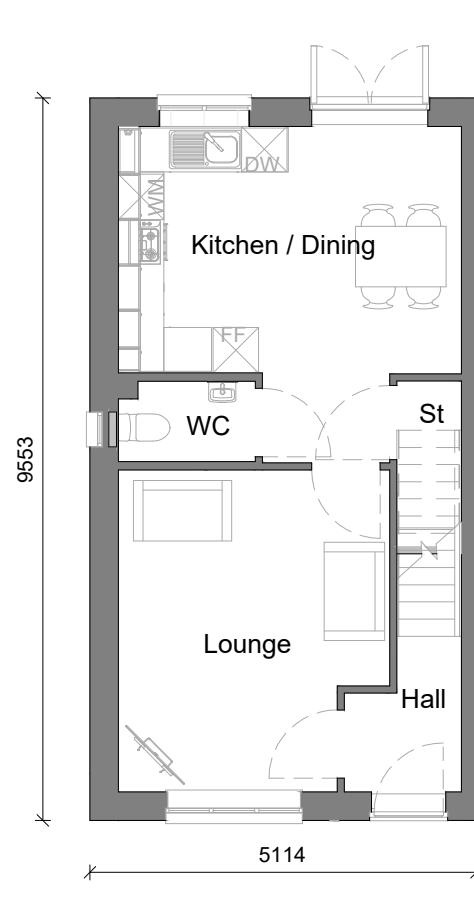
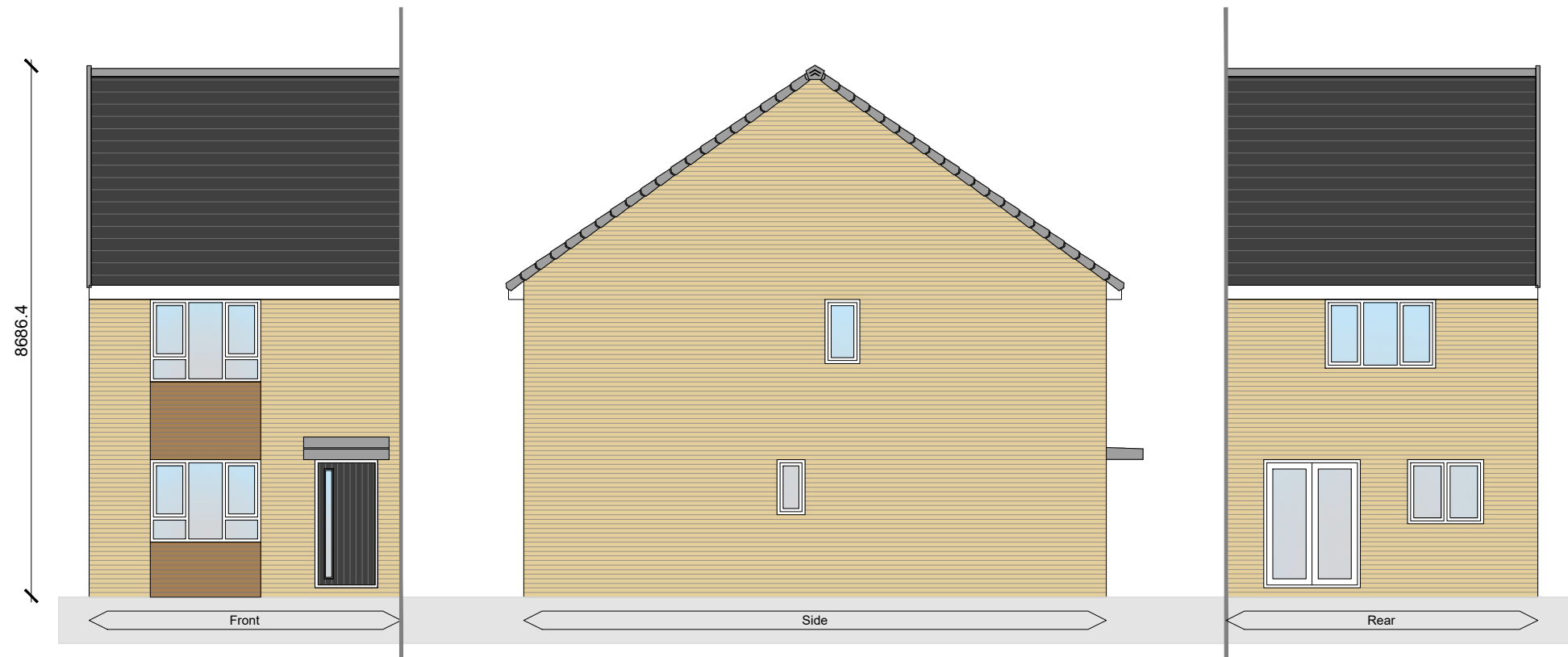
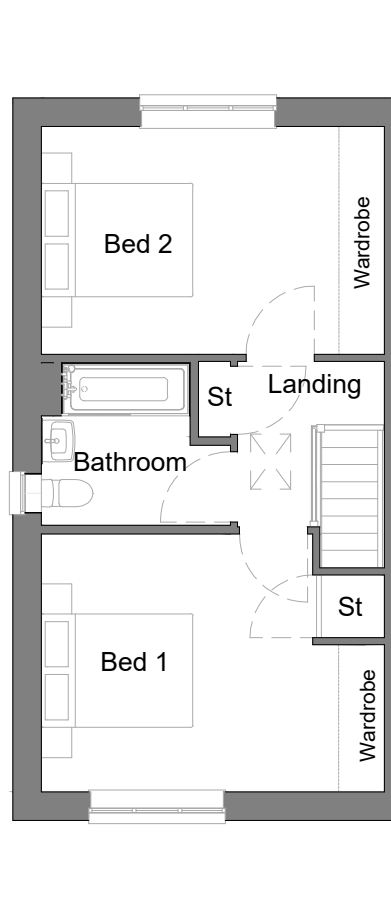




Ground Floor Plan
scale 1:100



First Floor Plan
scale 1:100

Area Schedule - Sales		
Name	Area	Area Sq Ft
Ground Floor GIA	39.91 m ²	429.56 SF
First Floor GIA	39.91 m ²	429.56 SF
	79.82 m ²	859.12 SF

NDSS Minimum for 2 Storey 2B4P is79m²

Area Schedule - Build		
Name	Area	Area Sq Ft
Ground Floor Build	40.58 m ²	436.77 SF
First Floor Build	40.58 m ²	436.77 SF
	81.15 m ²	873.53 SF

NDSS Bedroom Schedule		
Name	Area	NDSS Minimum
Bed 1	14.09 m ²	11.5m ²
Bed 2	13.67 m ²	11.5m ²

Store Schedule	
Name	Area
St	1.88 m ²
St	0.42 m ²
St	0.71 m ²
	3.01 m ²

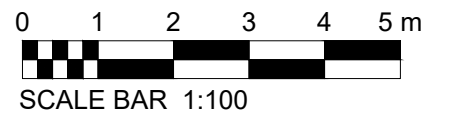
Total floor areas taken above skirting height.

NDSS rules - Any storage area with less than 0.9m headroom is discounted and areas with a headroom bewteen 0.9-1.5m are subject to a 50% reduction.

With these rules applied to this type, the NDSS store areas are:-

Understairs store	1.50m ²
Kitchen Store	1.41m ²
Bed 1 Store	0.45m ²
Total	3.36m ²

NDSS Minimum storage area for 2 storey 3B5P equals 2.5m²



REV	DATE	DRAWN	DESCRIPTION	ARCH CHECK	ENG CHECK
TITLE					
THE DARRACOTT - PLANNING DRAWING					
 MCI A KEEPMOAT HOMES COMPANY M.C.I. Developments Ltd. 15 Beecham Court, Smithy Brook Road, Wigan, WN3 6PR tel: 08448871467 fax: 08448871468 web: www.mcidevelopments.com email: admin@mcidevelopments.com					
PROJECT					
GREENFIELD LANE					
DRN BY	LS	SCALE	JOB REF	DRAWING NUMBER	REV
DATE	29.04.26	1:100 @ A3	109	MCI-100-DR-A-DAR-201	-