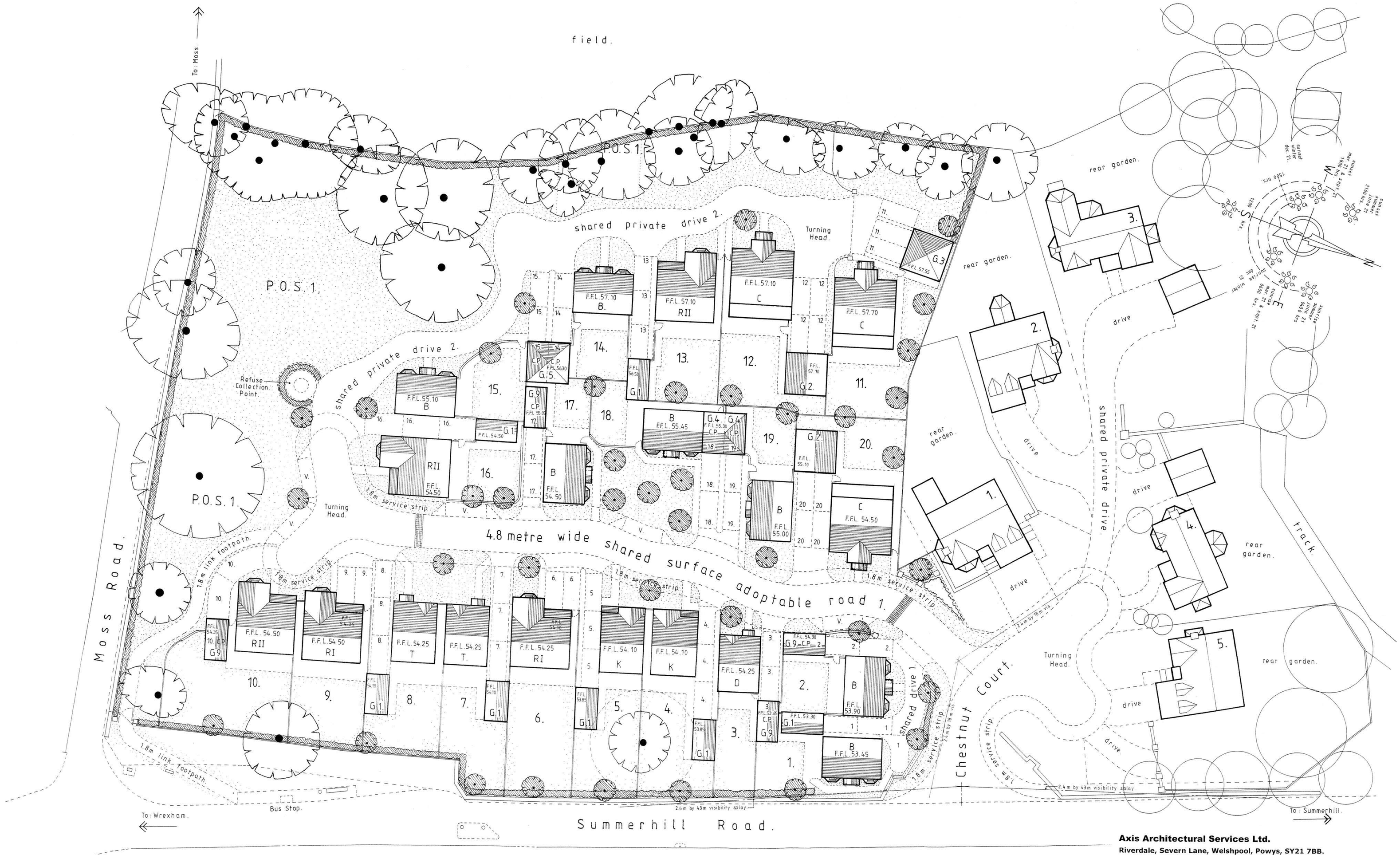


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Please do not scale from this drawing.

Summerhill Scheme Option 1 - Revision 'I' : Revised 02/08/2016
SG House Mix Schedule of Accommodation:

Private Dwellings:

'D'	**: 'Deganwy'**	**: Three Bed. Detached House Type = 1№ x 920 sq.ft. each**	**=**	**920 sq.ft.**
'K'	**: 'Alvanley II'**	**: Four Bed. Detached House Type = 2№ x 1690 sq.ft. each**	**=**	**3,380 sq.ft.**
'T'	**: 'Tegid'**	**: Four Bed. Detached House Type = 2№ x 1068 sq.ft. each**	**=**	**2,136 sq.ft.**
'RI'	**: 'Richmond I'**	**: Four Bed. Detached House Type = 2№ x 1318 sq.ft. each**	**=**	**2,636 sq.ft.**
'RII'	**: 'Richmond II'**	**: Four Bed. Detached House Type = 3№ x 1458 sq.ft. each**	**=**	**4,374 sq.ft.**
'C'	**: 'Conway'**	**: Four Bed. Detached House Type = 3№ x 1672 sq.ft. each**	**=**	**5,016 sq.ft.**
'B'	**: 'Brenig'**	**: Three Bed. Detached House Type = 7№ x 960 sq.ft. each**	**=**	**6,720 sq.ft.**
		Total = 20№ dwellings	**Total =**	**25,182 sq.ft.**

Affordable Dwellings applies to 25 or more dwellings @ 25% of the total amount of dwellings = 0 No.

Public Open Space (P.O.S.):
0.4 HA. (1 acre or 4050 sq.m.) minimum of P.O.S. per 50 dwellings required.
4050 sq.m. divided by 50 dwellings = 81 sq.m. minimum of P.O.S. required per dwelling multiplied by 20№ units = 1,620 sq.m. (0.162 HA./0.400 acres) required to comply with W.C.B.C. L.P.G. Note № 10.
Public Open Space (P.O.S) Site Area total = 0.622 acres (0.252 HA. or 2,526 sq.m.) = Full P.O.S. provision.
Therefore, the site has provided 0.223 acres/0.090HA./906 sq.m. over the minimum required P.O.S. area.

Gross Site Area Total.....= 2.596 acres (1.050HA. or 10,508 sq.m.)
Net Developable Site Area total.....= 1.972 acres net. (0.798 HA. or 7,982 sq.m.)

Density.....= 20 total dwellings divided by 1.972 acres net. = 10.141 dwellings per acre.
= 20 total dwellings divided by 0.798 HA net. = 25.062 dwellings per hectare.
= 25,182 total sq.ft. divided by 1.972 acres net. = 12,770 sq.ft. per acre.

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Location:
Land adjoining: Chestnut Court, Summerhill, Wrexham, LL11 4SP.
Job/Project:
Proposed Residential Development.
Client:
SG Estates Limited.
Drawing Title:
Site Plan as Proposed.

Scale:	Drawing.№:	Revision:	Drawn by:	Date:
1:200 (A.0.)	**SGE.1/TMJ-05**	**'I'**	**T.M.J.**	**March 2015**

scale bar
2 4 6 8 10 12 14 16 18 20
0 5 10 15 40 m