

- Development Area – 28,803sqm/7.12acres
- Community Hub – 824sqm/0.20acres
- Open Space – 22,451sqm/5.55acres
- Allotment Extension – 1,478sqm/0.37acres



| PRIVATE                              |                |      |       |            |
|--------------------------------------|----------------|------|-------|------------|
| House Type                           | No of Bedrooms | Sqft | No    | Total Sqft |
| TAPLOW (TLW)                         | 2B3P           | 625  | 1     | 625        |
| STOWFORD (SFD)                       | 2B4P           | 765  | 4     | 3060       |
| HIGHGROVE (HOV)                      | 2B4P           | 907  | 1     | 907        |
| HAWKSTONE (HKN)                      | 2B4P           | 875  | 2     | 1750       |
| 1046                                 | 3B5P           | 1046 | 4     | 4184       |
| 1221                                 | 3B6P           | 1221 | 5     | 6105       |
| PENROSE (PNS)                        | 3B6P           | 1399 | 2     | 2798       |
| KEDLESTON (KLN)                      | 4B8P           | 1489 | 2     | 2978       |
| CRANSBORNE (CBN)                     | 4B8P           | 1489 | 5     | 7445       |
| BROCKWELL (BKL)                      | 4B8P           | 1650 | 3     | 4950       |
| OAKHURST (OHT)                       | 4B8P           | 1752 | 4     | 7008       |
| WOODCHESTER (WCR)                    | 4B7P           | 1963 | 3     | 5889       |
| FARRINGFORD (FFD)                    | 5B9P           | 2172 | 4     | 8688       |
| TOTALS                               |                |      | 40    | 56387      |
| Private housing plot areas (sqft)    |                |      | 56387 |            |
| AFFORDABLE 25% - Rented              |                |      |       |            |
| House Type                           | No of Bedrooms | Sqft | No    | Total Sqft |
| A81 ADM4 (CAT3)                      | 1B2P           | 674  | 1     | 674        |
| A82 ADM4 (CAT3)                      | 2B3P           | 803  | 1     | 803        |
| A10 ADM4 (CAT2)                      | 1B2P           | 546  | 3     | 1638       |
| A11                                  | 1B2P           | 740  | 3     | 2220       |
| A22ADM4 (CAT2)                       | 2B3P           | 755  | 10    | 7550       |
| A32                                  | 3B4P           | 916  | 3     | 2748       |
| A31                                  | 3B4P           | 920  | 3     | 2760       |
| A41                                  | 4B6P           | 1177 | 2     | 2354       |
| TOTALS                               |                |      | 26    | 20747      |
| AFFORDABLE 25% - Shared Ownership    |                |      |       |            |
| House Type                           | No of Bedrooms | Sqft | No    | Total Sqft |
| A22ADM4 (CAT2)                       | 2B3P           | 755  | 6     | 4530       |
| A32                                  | 3B4P           | 916  | 8     | 7328       |
| TOTALS                               |                |      | 14    | 11858      |
| Affordable housing plot areas (sqft) |                |      | 32605 |            |
| SITE TOTALS                          |                |      | 80    | 88992      |
| Total housing plot areas (sqft)      |                |      | 88992 |            |
| Gross site area (acres)              |                |      | 13.22 |            |
| Total net developable area (acres)   |                |      | 6.73  |            |
| Total coverage sqft/acre             |                |      | 13223 |            |

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| Rev | Description                   | Date     | Au | Ch |
|-----|-------------------------------|----------|----|----|
| A   | Updated to 'Planning' status. | 27.10.22 | RP | TW |

Project **Wroslyn Road, Freeland**  
Drawing **Coloured Site Layout**

|         |                        |         |    |             |             |
|---------|------------------------|---------|----|-------------|-------------|
| Client  | Spitfire Bespoke Homes |         |    | Date        | 08.09.22    |
| Job no. | SPIT21108              |         |    | Revision    | A           |
| Dwg no. | CSL.01                 |         |    | Scale       | 1:500 at A0 |
| Author  | RP                     | Checked | TW | Office      | Portsmouth  |
| Status  | PLANNING               |         |    | Client ref. |             |

