

Original scheme

Site Area: 1.6353 Hectares /4.04 Acres

Accommodation:

195 Private Units

72 x 1 Bedroom Flats (37%)

85 x 2 Bedroom Flats (44%)

30 x 3 Bedroom Flats (15%)

8 x 5 Bedroom Houses (4%)

Total 567 Private Habitable Rooms

253 Student Rooms

(site equivalent to 120 affordable units on 1 and 2 bed mix)

Density =192 units per hectare

(based on 195 private/120 equivalent affordable)

Revised/Wider Site Application

Site Area: 1.841 Hectares /4.55 Acres*

Accommodation:

205 Private Units

73 x 1 Bedroom Flats (36%)

90 x 2 Bedroom Flats (44%)

32 x 3 Bedroom Flats (15%)

10 x 5 Bedroom Houses (5%)

Total 601 Private Habitable Rooms

243 Student Rooms

(site equivalent to 120 affordable units on 1 and 2 bed mix)

Density =176 units per hectare

(based on 205 private/120 equivalent affordable)

*Note the revised application includes an additional 0.2Ha of land purchased by Berkeley Homes to overcome access issues and allow a simpler urban design approach.

Scheme Comparison : Schedules & Densities



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