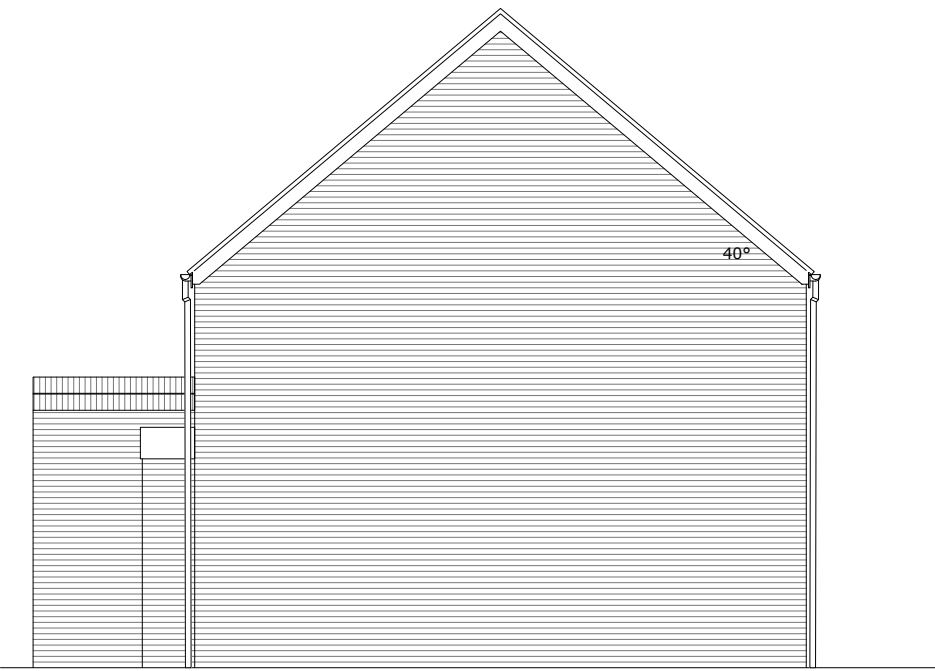
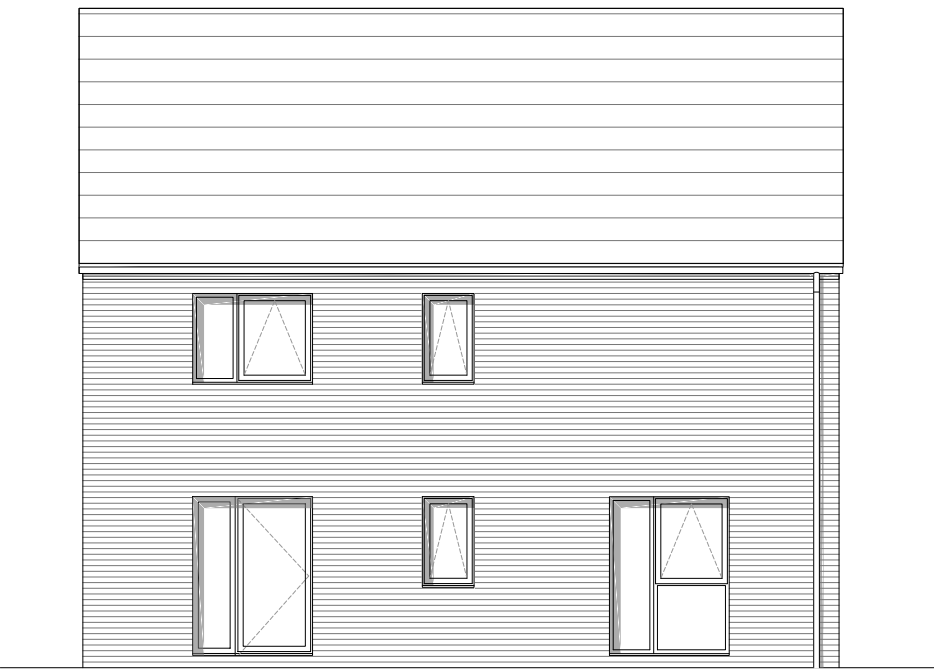




Front Elevation (1:100)



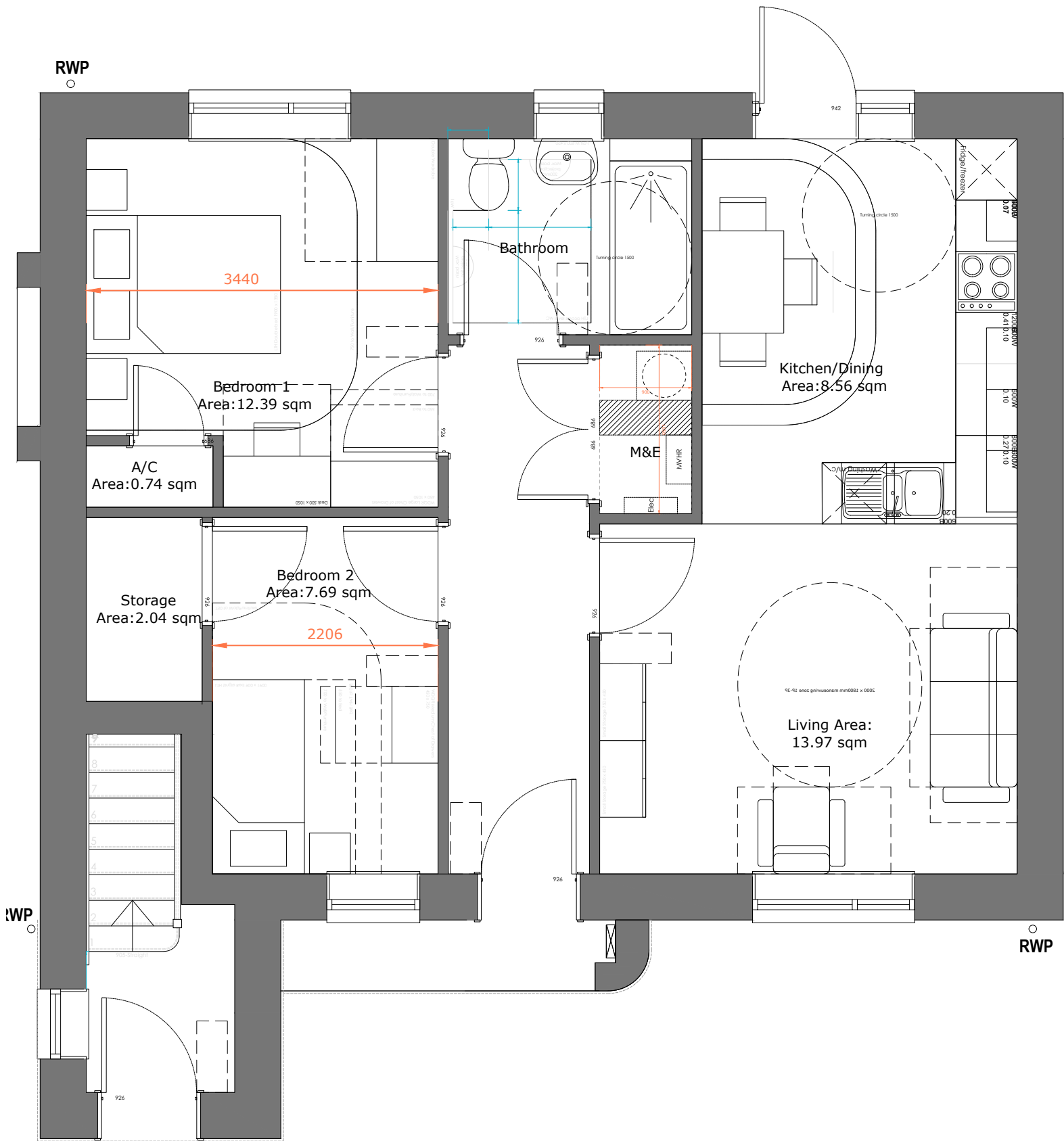
Side Elevation (1:100)



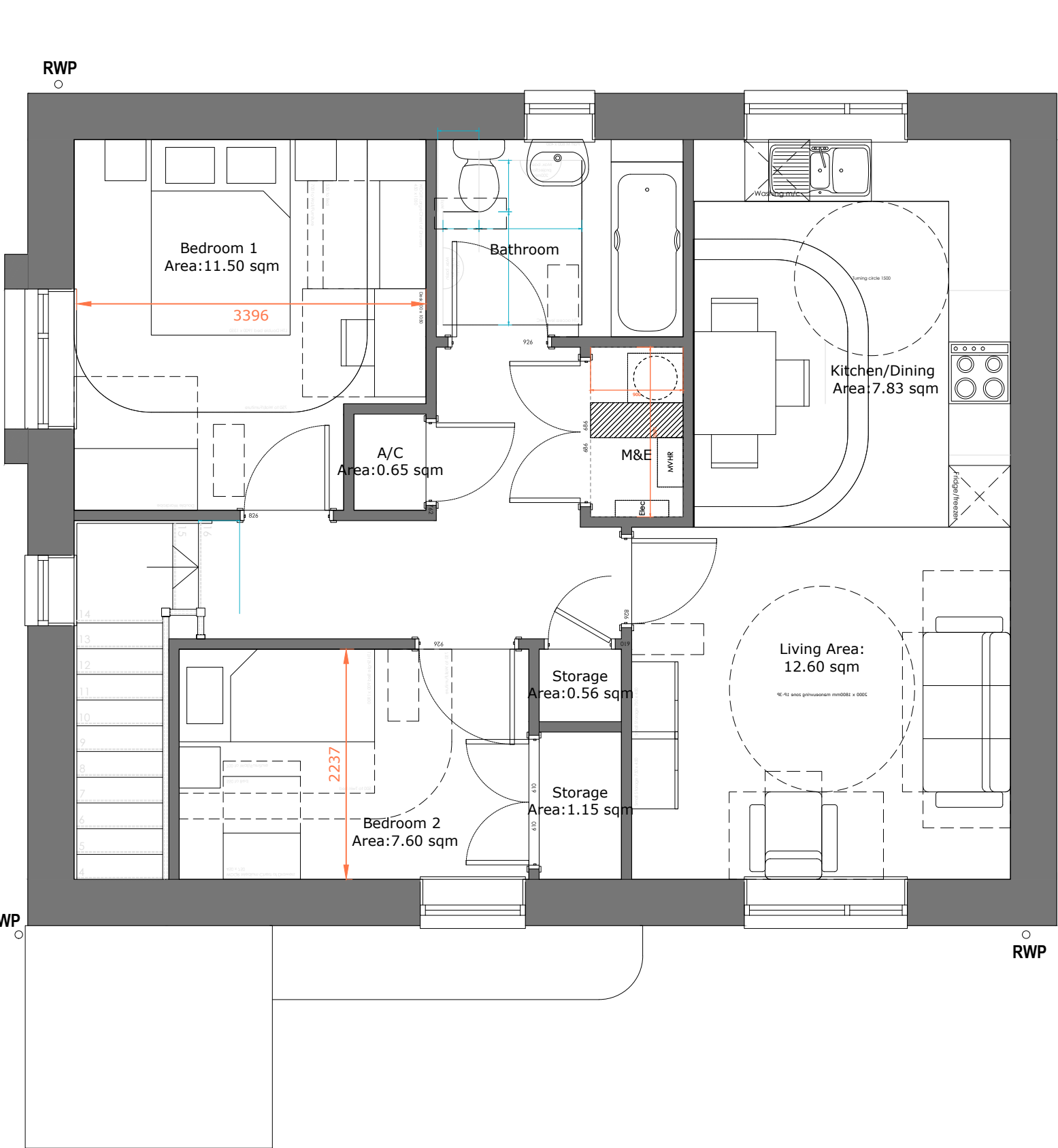
Rear Elevation (1:100)



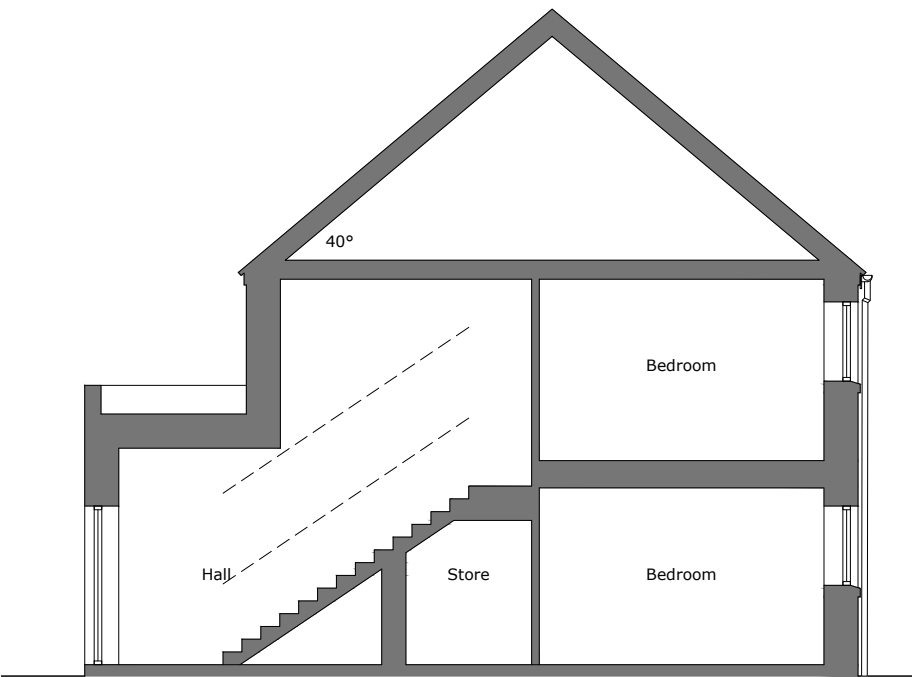
Side Elevation (1:100)



Ground Floor Plan



First Floor Plan



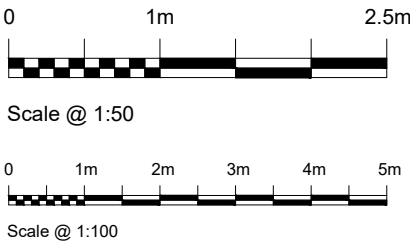
Section (1:100)

HT 2B3P Walkup

Housetype information:				
Name: 2B3P Walk-up		Ownership: Affordable		
Plots	23	Ground Floor		
WDQR Compliance:		Required	Achieved	
GIA*	65		69.67	
Storage	2		2.03	
Bed 1: Double (main)	11.5	2.75	12.29	3.44
Bed 2: Single	6.5	2.1	7.69	2.2
WHQS Nominal Occupancy Compliance				
Nominal Occupancy	3			
Dining Area**	6	8.56		
Lounge Area**	10	13.97		

Housetype information:				
Name: 2B3P Walk-up				
Plots	24	Ownership: Affordable		
	First Floor			
WDQR Compliance:				
GIA*	65	Required	Achieved	
Storage	2		2.03	
Bed 1: Double (main)	11.5	2.75	11.50	3.39
Bed 2: Single	6.5	2.1	7.60	2.24
WHQS Nominal Occupancy Compliance				
Nominal Occupancy	3			
Dining Area**	6	7.8		
Lounge Area**	10	12.6		

*The areas of the ground floor and upper floor flats can be averaged in order to make comparisons against WHQR standards.
**The nominal room size for dining may be combined with the kitchen.



This drawing must not be scaled.
Figured dimensions and levels to be used.
Any inaccuracies must be notified to the architect.
Detail drawings and large scale drawings take precedence over smaller drawings.

Rev:

Rev:

Rev:

PRELIMINARY

✓

PLANNING

DESIGN

TENDER

CONSTRUCTION

powelldobson
ARCHITECTS

Cardiff Office: Suite 1F, Building One, Eastern Business Park, Wern Fawr Lane, Old St Mellons, Cardiff CF3 5EA
Tel: +44 (0)33 33 201 001 Fax: +44 (0)29 2079 1212 email: cardiff@powelldobson.com

Contract: Cardiff Partnering 3; CCC and Lovell
Wolf's Castle, Llanishen

Title: 3P2B Walk-up flats

Scale: Varies @ A2

Date: 16.04.2025

Drawn: TP

Checked: AJC

THIS DRAWING IS COPYRIGHT ©

Registered Office: Powell Dobson Ltd. Suite 1F, Building One, Eastern Business Park, Wern Fawr Lane, Old St Mellons, Cardiff CF3 5EA . Powell Dobson is a trading name of Powell Dobson Ltd a company registered in England and Wales No 3873802.