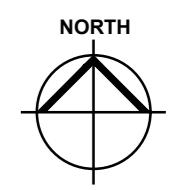
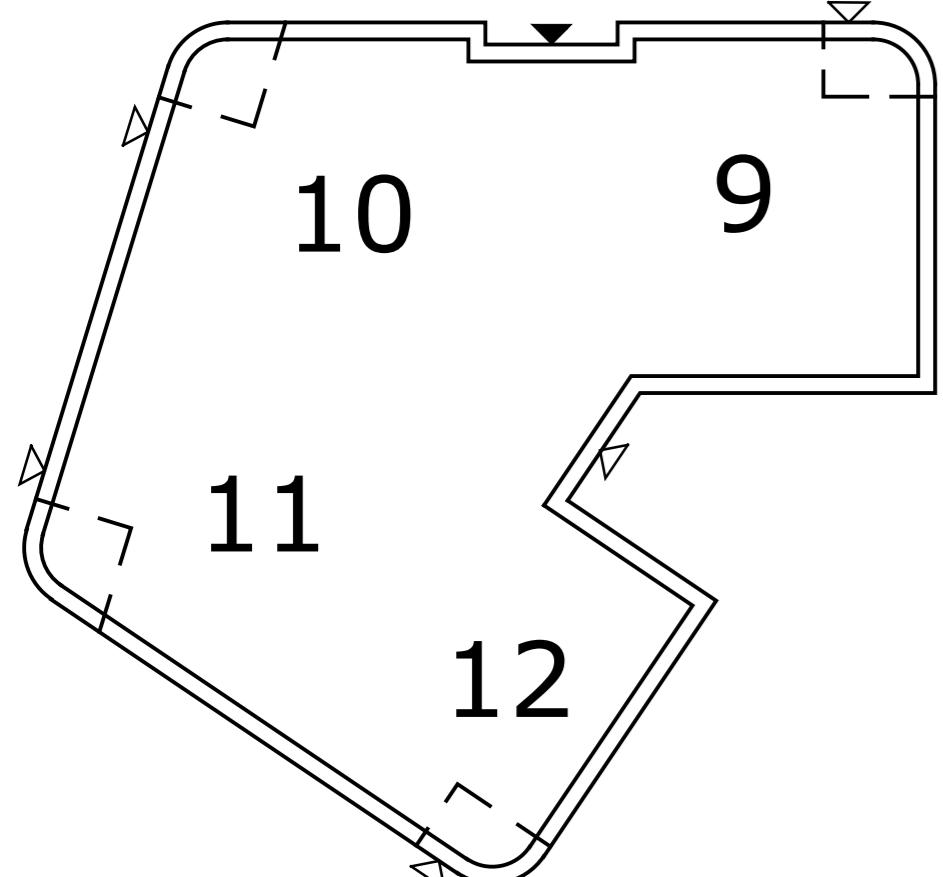


Ground Floor Plan



Apartment 9

Houseotype information:		
Name: 2B3P End 1	Ownership: Affordable	
Units: 5.9		
Designation: 2B3P Apartment		
WDGR Compliance: Required	Achieved	
GIA	Req: 58m ²	Ach: 64.6m ²
Storage	Req: 2.0m ²	Ach: 2.16m ²
Bed 1 Double (main)	Area: 11.79m ²	Width: 2.75m
Bed 2 Single	Area: 7.1m ²	Width: 2.10m
WDGR Nominal Occupancy Compliance:		
Nominal Occupancy	3	
Dining Area*	Req: 6.0m ²	Ach: 8.35m ²
Lounge Area	Req: 10.0m ²	Ach: 10.85m ²

Apartment 10

Houseotype information:		
Name: 2B3P Corner 1	Ownership: Affordable	
Plots: 5.10		
Designation: 2B3P Apartment		
WDGR Compliance: Required	Achieved	
GIA	Req: 58m ²	Ach: 60.0m ²
Storage	Req: 2.0m ²	Ach: 2.03m ²
Bed 1 Double (main)	Area: 12.76m ²	Width: 2.76m
Bed 2 Single	Area: 7.76m ²	Width: 2.15m
WDGR Nominal Occupancy Compliance:		
Nominal Occupancy	3	
Dining Area*	Req: 6.0m ²	Ach: 8.77m ²
Lounge Area	Req: 10.0m ²	Ach: 10.8m ²

Apartment 11

Houseotype information:		
Name: 2B3P Corner 2	Ownership: Affordable	
Plots: 5.12		
Designation: 2B3P Apartment		
WDGR Compliance: Required	Achieved	
GIA	Req: 58m ²	Ach: 62.7m ²
Storage	Req: 2.0m ²	Ach: 2.26m ²
Bed 1 Double (main)	Area: 11.75m ²	Width: 2.7m
Bed 2 Single	Area: 7.76m ²	Width: 2.15m
WDGR Nominal Occupancy Compliance:		
Nominal Occupancy	3	
Dining Area*	Req: 6.0m ²	Ach: 8.77m ²
Lounge Area	Req: 10.0m ²	Ach: 10.8m ²

Apartment 12

Houseotype information:		
Name: 2B3P End 2	Ownership: Affordable	
Plots: 5.12		
Designation: 2B3P Apartment		
WDGR Compliance: Required	Achieved	
GIA	Req: 58m ²	Ach: 62.7m ²
Storage	Req: 2.0m ²	Ach: 2.26m ²
Bed 1 Double (main)	Area: 11.75m ²	Width: 2.7m
Bed 2 Single	Area: 7.76m ²	Width: 2.15m
WDGR Nominal Occupancy Compliance:		
Nominal Occupancy	3	
Dining Area*	Req: 6.0m ²	Ach: 6.58m ²
Lounge Area	Req: 10.0m ²	Ach: 12.19m ²

FLOOR TOTAL GIA: 311.3m²
CIRCULATION GIA: 47.2m²
BUILDING TOTAL GIA: 958.8m²

Scale @ 1:50
0 5m 10m
Scale @ 1:200
0 5m 10m

PRELIMINARY	<input checked="" type="checkbox"/>
PLANNING	
DESIGN	
TENDER	
CONSTRUCTION	

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: A GIA added. TP 02.06.2025
B Corrections to Area Schedule. TP 06.06.2025

Chkd: Rev:

Chkd:

powelldobson
ARCHITECTS

Cardiff Office: Suite 1F, Building One, Eastern Business Park, Wern Fawr Lane, Old St. Mellons, Cardiff CF3 5EA
Tel: +44 (0)333 33 201 001 www.powelldobson.com

Drawing No. Rev.
24040 (05) 123 B

Contract: Cardiff Partnering 3; CCC and Lovell
Wolf's Castle, Llanishen
Title: Apartment Floor Plans - Second Floor WGTS

Scale: 1:50 @ A1
Date: 17/04/2025
Drawn: TP
Checked: Checked