

HOUSING QUALITY ASSESMENT
OLDTOWN, SWORDS SHD STAGE 3
MARCH 2022

CONROY CROWE KELLY
Architects & Urban Designers

HOUSING QUALITY ASSESSMENT PROPOSED HOUSE-TYPES

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Houses																	
The houses are designed to meet and exceed current standards under "Quality Housing for Sustainable Communities", DoEHLG, 2007. They also meet and exceed FDP standards																	
Housetype	Unit No.	Description	No. of storeys	No. of Bedrooms	No. of Bed Spaces	Floor Area (m ²)		Aggregate Living Area (m ²)		Living/Dining Width (m)		Aggregate Bedroom Area (m ²)		Storage area (m ²)		Private Open Space (m ²)	
						Reqd. Min.	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided
H	1	End Terrace	2	4	6	110	137.0	37	53.8	3.8	3.8	36	40.7	6	7.0	75	91.0
B	2	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	61.0
B	3	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	61.0
B	4	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	61.0
B	5	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	61.0
B	6	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	61.0
B	7	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	61.0
B	8	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	61.0
H	9	End Terrace	2	4	6	110	137.0	37	53.8	3.8	3.8	36	40.7	6	7.0	75	75.0
C	10	End Terrace	2	3	5	92	115.0	34	39.5	3.8	3.8	32	36.3	5	6.5	60	85.0
C	11	End Terrace	2	3	5	92	115.0	34	39.5	3.8	3.8	32	36.3	5	6.5	60	84.0
P	12	End Terrace	3	3	5	102	144.0	34	56.7	3.8	3.8	32	35.4	5	7.7	60	72.0
N1	13	End Terrace	3	3	5	102	144.0	34	53.3	3.8	3.8	32	35.4	5	7.7	60	72.0
D	14	End Terrace	2	3	5	92	115.0	34	43.5	3.8	3.8	32	36.3	5	6.5	60	69.0
B	15	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	63.0
B	16	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	63.0
B	17	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	63.0
B	18	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	63.0
H	19	End Terrace	2	4	6	110	137.0	37	53.8	3.8	3.8	36	40.7	6	7.0	75	96.0
C	20	End Terrace	2	3	5	92	115.0	34	39.5	3.8	3.8	32	36.3	5	6.5	60	78.0
C	21	End Terrace	2	3	5	92	115.0	34	39.5	3.8	3.8	32	36.3	5	6.5	60	82.0
Mc	22	End Terrace	2	3	5	92	107.0	34	40.2	3.8	3.8	32	32.4	5	11.4	60	104.0
Ec	23	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	77.0
Ec	24	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	77.0
Jc	25	Mid Terrace	2	2	4	80	88.0	30	31.3	3.6	2.8	25	26.4	4	4.6	55	63.0
Jc	26	Mid Terrace	2	2	4	80	88.0	30	31.3	3.6	2.8	25	26.4	4	4.6	55	63.0
Jc	27	Mid Terrace	2	2	4	80	88.0	30	31.3	3.6	2.8	25	26.4	4	4.6	55	62.0
Ec	28	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	62.0
Ec	29	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	62.0
Mc	30	End Terrace	2	3	5	92	107.0	34	40.2	3.8	3.8	32	32.4	5	11.4	60	81.0
G	31	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	125.0
J	32	Mid Terrace	2	2	4	80	88.0	30	31.3	3.6	2.8	25	26.4	4	4.6	55	85.0
J	33	Mid Terrace	2	2	4	80	88.0	30	31.3	3.6	2.8	25	26.4	4	4.6	55	82.0
J	34	Mid Terrace	2	2	4	80	88.0	30	31.3	3.6	2.8	25	26.4	4	4.6	55	82.0
J	35	Mid Terrace	2	2	4	80	88.0	30	31.3	3.6	2.8	25	26.4	4	4.6	55	83.0
G	36	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	123.0
H	37	End Terrace	2	4	6	110	137.0	37	53.8	3.8	3.8	36	40.7	6	7.0	75	87.0
B	38	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	68.0
B	39	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	75.0
B	40	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	84.0
B	41	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	93.0
D	42	End Terrace	2	3	5	92	115.0	34	43.5	3.8	3.8	32	36.3	5	6.5	60	93.0
TZ	43	End Terrace	2	4	6	110	130.0	37	50.5	3.8	3.8	36	41.4	6	6.2	75	86.0
BZ	44	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	69.0
BZ	45	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	69.0
BZ	46	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	69.0
TZ	47	End Terrace	2	4	6	110	130.0	37	50.5	3.8	3.8	36	41.4	6	6.2	75	77.0
DZ	48	End Terrace	2	3	5	92	115.0	34	43.5	3.8	3.8	32	36.3	5	6.5	60	70.0
BZ	49	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	60.0
DZ	50	End Terrace	2	3	5	92	115.0	34	43.5	3.8	3.8	32	36.3	5	6.5	60	74.0
F	51	End Terrace	2	3	5	92	119.0	34	45.6	3.8	4.0	32	32.1	5	8.5	60	71
EZ	52	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	61
EZ	53	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	62
EZ	54	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	63
G	55	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	87
G	56	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	83
E	57	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
E	58	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
E	59	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
E	60	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
E	61	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
G	62	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	84
F	63	End Terrace	2	3	5	92	119.0	34	45.6	3.8	4.0	32	32.1	5	8.5	60	114
E	64	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
E	65	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
E	66	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
E	67	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
G	68	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	76

Houses																	
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Housetype	Unit No.	Description	No. of storeys	No. of Bedrooms	No. of Bed Spaces	Floor Area (m ²)		Aggregate Living Area (m ²)		Living/Dining Width (m)		Aggregate Bedroom Area (m ²)		Storage area (m ²)		Private Open Space (m ²)	
						Reqd. Min.	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided
P	69	End Terrace	3	3	5	102	144.0	34	56.7	3.8	3.8	32	35.4	5	7.7	60	102
P	70	End Terrace	3	3	5	102	144.0	34	56.7	3.8	3.8	32	35.4	5	7.7	60	102
G	71	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	86
E	72	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	68
E	73	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	68
E	74	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	68
E	75	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	68
E	76	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	68
G	77	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	86
R	78	Semi Detached	3	4	7	120	154.0	40	41.0	3.8	3.8	43	49.6	6	7.8	75	117
R	79	Semi Detached	3	4	7	120	154.0	40	41.0	3.8	3.8	43	49.6	6	7.8	75	85
J1	80	Semi Detached	2	2	4	80	88.0	30	31.3	3.6	2.8	25	26.4	4	4.6	55	79
J1	81	Semi Detached	2	2	4	80	88.0	30	31.3	3.6	2.8	25	26.4	4	4.6	55	84
FX	82	End Terrace	2	3	5	92	119.0	34	45.6	3.8	4.0	32	32.1	5	8.5	60	83
EX	83	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EX	84	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EX	85	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EX	86	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EX	87	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EX	88	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
GX	89	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	111
FX	90	End Terrace	2	3	5	92	119.0	34	45.6	3.8	4.0	32	32.1	5	8.5	60	83
KX	91	Semi Detached	2	3	5	92	115.0	34	41.0	3.8	3.8	32	31.9	5	6.0	60	88
PX	92	End Terrace	3	3	5	102	144.0	34	56.7	3.8	3.8	32	35.4	5	7.7	60	76
NX	93	Mid Terrace	3	3	5	102	144.0	34	53.3	3.8	3.8	32	35.4	5	7.7	60	75
NX	94	Mid Terrace	3	3	5	102	144.0	34	53.3	3.8	3.8	32	35.4	5	7.7	60	75
N1X	95	End Terrace	3	3	5	102	144.0	34	53.3	3.8	3.8	32	35.4	5	7.7	60	133
FX	96	End Terrace	2	3	5	92	119.0	34	45.6	3.8	4.0	32	32.1	5	8.5	60	84
KX	97	Semi Detached	2	3	5	92	115.0	34	41.0	3.8	3.8	32	31.9	5	6.0	60	126
KX	98	Semi Detached	2	3	5	92	115.0	34	41.0	3.8	3.8	32	31.9	5	6.0	60	84
RX	99	Semi Detached	3	4	7	120	154.0	40	41.0	3.8	3.8	43	49.6	6	7.8	75	81
QX	100	Semi Detached	3	4	7	120	154.0	40	41.0	3.8	3.8	43	49.6	6	7.8	75	72
TX	101	End Terrace	2	4	6	110	130.0	37	50.5	3.8	3.8	36	41.4	6	6.2	75	78
BX	102	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	65
BX	103	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	65
BX	104	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	66
BX	105	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	66
BX	106	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	66
BX	107	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	66
BX	108	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	66
BX	109	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	65
BX	110	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	60
BX	111	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	63
TX	112	End Terrace	2	4	6	110	130.0	37	50.5	3.8	3.8	36	41.4	6	6.2	75	79
SX	113	Semi Detached	2.5	4	7	110	151.0	40	42.0	3.8	3.8	43	46.4	6	15.4	75	104
SX	114	Semi Detached	2.5	4	7	110	151.0	40	42.0	3.8	3.8	43	46.4	6	15.4	75	95
KY	115	Semi Detached	2	3	5	92	115.0	34	41.0	3.8	3.8	32	31.9	5	6.0	60	102
KY	116	Semi Detached	2	3	5	92	115.0	34	41.0	3.8	3.8	32	31.9	5	6.0	60	66
GY	117	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	80
EY	118	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EY	119	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	61
EY	120	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60

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						Reqd. Min.	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided
EY	121	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EY	122	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EY	123	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EY	124	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EY	125	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EY	126	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
EY	127	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	60
GY	128	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	79
F	129	End Terrace	2	3	5	92	119.0	34	45.6	3.8	4.0	32	32.1	5	8.5	60	73
E	130	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
E	131	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
E	132	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
E	133	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
E	134	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	67
E	135	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	67
G	136	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	93
SY	137	Semi Detached	2.5	4	7	110	151.0	40	42.0	3.8	3.8	43	46.4	6	15.4	75	132
SY	138	Semi Detached	2.5	4	7	110	151.0	40	42.0	3.8	3.8	43	46.4	6	15.4	75	131
K	139	Semi Detached	2	3	5	92	115.0	34	41.0	3.8	3.8	32	31.9	5	6.0	60	116
K	140	Semi Detached	2	3	5	92	115.0	34	41.0	3.8	3.8	32	31.9	5	6.0	60	115
G	141	End Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	33.1	5	6.0	60	91
EZ	142	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
EZ	143	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
EZ	144	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
EZ	145	Mid Terrace	2	3	5	92	105.0	34	34.4	3.8	3.8	32	32.1	5	6.0	60	66
F	146	End Terrace	2	3	5	92	119.0	34	45.6	3.8	4.0	32	32.1	5	8.5	60	111
CZ	147	End Terrace	2	3	5	92	115.0	34	39.5	3.8	3.8	32	36.3	5	6.5	60	70
AZ	148	Mid Terrace	2	3	5	92	114.0	34	37.5	3.8	3.8	32	36.2	5	8.5	60	79
AZ	149	Mid Terrace	2	3	5	92	114.0	34	37.5	3.8	3.8	32	36.2	5	8.5	60	68
AZ	150	Mid Terrace	2	3	5	92	114.0	34	37.5	3.8	3.8	32	36.2	5	8.5	60	61
F	151	End Terrace	2	3	5	92	119.0	34	45.6	3.8	4.0	32	32.1	5	8.5	60	76
CY	152	End Terrace	2	3	5	92	115.0	34	39.5	3.8	3.8	32	36.3	5	6.5	60	73
AY	153	Mid Terrace	2	3	5	92	114.0	34	37.5	3.8	3.8	32	36.2	5	8.5	60	64
AY	154	Mid Terrace	2	3	5	92	114.0	34	37.5	3.8	3.8	32	36.2	5	8.5	60	69
AY	155	Mid Terrace	2	3	5	92	114.0	34	37.5	3.8	3.8	32	36.2	5	8.5	60	68
AY	156	Mid Terrace	2	3	5	92	114.0	34	37.5	3.8	3.8	32	36.2	5	8.5	60	65
AY	157	Mid Terrace	2	3	5	92	114.0	34	37.5	3.8	3.8	32	36.2	5	8.5	60	65
CY	158	End Terrace	2	3	5	92	115.0	34	39.5	3.8	3.8	32	36.3	5	6.5	60	85
KY	159	Semi Detached	2	3	5	92	115.0	34	41.0	3.8	3.8	32	31.9	5	6.0	60	85
FY	160	End Terrace	2	3	5	92	119.0	34	45.6	3.8	4.0	32	32.1	5	8.5	60	65
L	161	Semi Detached	2	3	5	92	101.0	34	34.5	3.8	4.0	32	32.0	5	5.0	60	75
L	162	Semi Detached	2	3	5	92	101.0	34	34.5	3.8	4.0	32	32.0	5	5.0	60	64
PY	163	End Terrace	3	3	5	102	144.0	34	56.7	3.8	3.8	32	35.4	5	7.7	60	78
N1Y	164	End Terrace	3	3	5	102	144.0	34	53.3	3.8	3.8	32	35.4	5	7.7	60	74
T	165	End Terrace	2	4	6	110	130.0	37	50.5	3.8	3.8	36	41.4	6	6.2	75	70
B	166	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	65
B	167	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	65
B	168	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	66
B	169	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	66
B	170	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	70
B	171	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	76
B	172	Mid Terrace	2	3	5	92	118.0	34	41.6	3.8	3.8	32	35.2	5	6.5	60	80
D	173	End Terrace	2	3	5	92	115.0	34	43.5	3.8	3.8	32	36.3	5	6.5	60	70

Houses

The houses are designed to meet and exceed current standards under "Quality Housing for Sustainable Communities", DoEHLG, 2007. They also meet and exceed FDP standards

Housetype	Unit No.	Description	No. of storeys	No. of Bedrooms	No. of Bed Spaces	Floor Area (m ²)		Aggregate Living Area (m ²)		Living/Dining Width (m)		Aggregate Bedroom Area (m ²)		Storage area (m ²)		Private Open Space (m ²)	
						Reqd. Min.	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided

Summary Residential Schedule of Accommodation

House Type	No. of Each	No. of Bedrooms	No. of Storeys	Floor Area (m ²)	No. of Parking Spaces	Gross Floor Area(m ²)
Type B	22	3	2	118	2	2596
Type C	4	3	2	115	2	460
Type D	3	3	2	115	2	345
Type E	20	3	2	105	2	2100
Type Ec	4	3	2	105	2	420
Type F	5	3	2	119	2	595
Type G	10	3	2	105	2	1050
Type H	4	4	2	137	2	548
Type J	4	2	2	88	1	352
Type J1	2	2	2	88	1	176
Type Jc	3	2	2	88	1	264
Type K	2	3	2	115	2	230
Type L	2	3	2	101	2	202
Type Mc	2	3	2	107	2	214
Type N1	1	3	3	144	2	144
Type P	3	3	3	144	2	432
Type R	2	4	3	154	2	308
Type T	1	4	2	130	2	130
Type AZ	3	3	2	114	2	342
Type BZ	4	3	2	118	2	472
Type CZ	1	3	2	115	2	115
Type DZ	2	3	2	115	2	230
Type EZ	7	3	2	105	2	735
Type TZ	2	4	2	130	2	260
Type BX	10	3	2	118	2	1180
Type EX	6	3	2	105	2	630
Type FX	3	3	2	119	2	357
Type GX	1	3	2	105	2	105
Type KX	3	3	2	115	2	345
Type NX	2	3	3	144	2	288
Type N1X	1	3	3	144	2	144
Type PX	1	3	3	144	2	144
Type QX	1	4	3	154	2	154
Type RX	1	4	3	154	2	154
Type SX	2	4	2.5	151	2	302
Type TX	2	4	2	130	2	260
Type AY	5	3	2	114	2	570
Type CY	2	3	2	115	2	230
Type EY	10	3	2	105	2	1050
Type FY	1	3	2	119	2	119
Type GY	2	3	2	105	2	210
Type KY	3	3	2	115	2	345
Type SY	2	4	2.5	151	2	302
Type PY	1	3	3	144	2	144
Type N1Y	1	3	3	144	2	144
	173					19897

Overall House	173
Overall Car Parking Spaces	337

HOUSING QUALITY ASSESSMENT PROPOSED DUPLEXES

OLDTOWN, SWORDS SHD STAGE 3
MARCH 2022

CONROY CROWE KELLY
Architects & Urban Designers

Duplexes

The apartments are designed to meet and exceed current standards under “Sustainable Urban Housing: Design Standards for New Apartments”, DoHPLG 2020. They also meet and exceed the FDP standards.

Block No.	Unit No.	Level(s)	No. of Bedrooms	No. of Bed Spaces	Floor Area (m ²)		Aggregate Living Area (m ²)		Living/Dining Width (m)		Aggregate Bedroom Area (m ²)		Storage area (m ²)		Aspect	Orientation	Private Open Space (m ²)	
					Reqd. Min.	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided			Reqd. Min.	Provided
Duplex A	1	00 – GF	2	4	73	91	30	32.3	3.6	4.7	24.4	25.5	6	6.0	Triple	North/South/West	7	7.0
	2	00 – GF	2	4	73	92	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	North/South	7	7.4
	3	00 – GF	2	4	73	92	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	South/East	7	7.4
	4	00 – GF	2	4	73	91	30	32.3	3.6	4.7	24.4	25.5	6	6.0	Dual	East/West	7	7.2
	5	00 – GF	2	4	73	91	30	32.3	3.6	4.7	24.4	25.5	6	6.0	Dual	East/West	7	7.2
	6	00 – GF	3	5	90	110	34	37.2	3.8	3.8	31.5	35.4	9	9.0	Dual	East/West	9	10.0
	7	00 – GF	2	4	73	92	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	North/East	7	7.2
	8	00 – GF	2	4	73	92	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	North/South	7	7.4
	9	00 – GF	2	4	73	91	30	32.3	3.6	4.7	24.4	25.5	6	6.0	Triple	North/South/West	7	7.0
Duplex A	10	02 – SF	1	2	45	46	23	23.0	3.3	4.7	11.4	11.5	3	3.5	Dual	North/South	5	6.0
	11	02 – SF	1	2	45	46	23	23.0	3.3	3.8	11.4	11.4	3	3.0	Dual	North/South	5	6.0
	12	02 – SF	1	2	45	46	23	23.0	3.3	3.8	11.4	11.4	3	3.0	Dual	South/East	5	6.0
	13	02 – SF	1	2	45	46	23	23.0	3.3	4.7	11.4	11.5	3	3.5	Dual	East/West	5	6.0
	14	02 – SF	1	2	45	46	23	23.0	3.3	4.7	11.4	11.5	3	3.5	Dual	East/West	5	6.0
	15	02 – SF	1	2	45	56	23	24.8	3.3	4.5	11.4	17.4	3	3.5	Dual	East/West	5	6.0
	16	02 – SF	1	2	45	46	23	23.0	3.3	3.9	11.4	11.4	3	3.0	Dual	North/East	5	6.0
	17	02 – SF	1	2	45	46	23	23.0	3.3	3.9	11.4	11.4	3	3.0	Dual	North/South	5	6.0
	18	02 – SF	1	2	45	46	23	23.0	3.3	4.7	11.4	11.5	3	3.5	Dual	North/South	5	6.0
					1266													

Summary Residential Schedule of Accommodation

Unit Type	No.of Each	Percentage (%)
1-Bedroom Apartment	9	50%
2-Bedroom Duplex	8	44%
3-Bedroom Duplex	1	6%
Total	18	100.00%

Floor Areas (sqm)	
Level 0 / Ground Floor Footprint	570.6
Level 1	577.8
Level 2	577.8
Total Floor Area	1726.2

Total dual aspect	18
Percent of dual aspect	100.00%

Carpark Spaces (1 per 1)	
On-street parking	18
Visitor Parking (On-Street)	3
Total	21

Bike Parking	
Bike Parking	28
Visitor Bike Parking	6
Total	34

	Req.(sqm)	Provided (sqm)
Communal Open Space	110	415
*Shared with Apt. Block A		

Duplex B	1	00-GF	2	4	73	91.0	30	32.3	3.6	3.6	24.4	25.5	6	6.0	Triple	North/East/West	7	7.0
	2	00-GF	2	4	73	92.0	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	South/West	7	7.2
	3	00-GF	2	4	73	92.0	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	North/South	7	7.4
	4	00-GF	2	4	73	91.0	30	32.3	3.6	3.6	24.4	25.5	6	6.0	Triple	North/South/East	7	7.0
Duplex B	5	02-SF	1	2	45	46.0	23	23.4	3.3	4.7	11.4	11.5	3	3.5	Dual	East/West	5	6.0
	6	02-SF	1	2	45	46.0	23	23.0	3.3	3.9	11.4	11.4	3	3.0	Dual	South/West	5	6.0
	7	02-SF	1	2	45	46.0	23	23.0	3.3	3.8	11.4	11.4	3	3.0	Dual	North/South	5	6.0
	8	02-SF	1	2	45	46.0	23	23.0	3.3	4.7	11.4	11.5	3	3.5	Dual	North/South	5	6.0

Summary Residential Schedule of Accommodation

Unit Type	No.of Each	Percentage (%)
1-Bedroom Apartment	4	50%
2-Bedroom Duplex	4	50%
Total	8	100.00%

Floor Areas (sqm)	
Level 0 / Ground Floor Footprint	235
Level 1	237
Level 2	237
Total Floor Area	709

Total dual aspect	8
Percent of dual aspect	100.00%

Carpark Spaces (1 per 1)	
On-street parking	8
Visitor Parking (On-Street)	2
Total	10

Bike Parking	
Bike Parking	12
Visitor Bike Parking	4
Total	16

	Req.(sqm)	Provided (sqm)
Communal Open Space	48	65

Duplexes

The apartments are designed to meet and exceed current standards under “Sustainable Urban Housing: Design Standards for New Apartments”, DoHPLG 2020. They also meet and exceed the FDP standards.

Block No.	Unit No.	Level(s)	No. of Bedrooms	No. of Bed Spaces	Floor Area (m ²)		Aggregate Living Area (m ²)		Living/Dining Width (m)		Aggregate Bedroom Area (m ²)		Storage area (m ²)		Aspect	Orientation	Private Open Space (m ²)	
					Reqd. Min.	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided			Reqd. Min.	Provided
Duplex C	1	00-GF	2	4	73	91.0	30	32.3	3.6	3.6	24.4	25.5	6	6.0	Triple	North/East/West	7	7.0
Duplex C	2	00-GF	2	4	73	92.0	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	South/West	7	7.2
Duplex C	3	00-GF	2	4	73	92.0	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	North/South	7	7.4
Duplex C	4	00-GF	2	4	73	91.0	30	32.3	3.6	3.6	24.4	25.5	6	6.0	Triple	North/South/West	7	7.0
Duplex C	5	02-SF	1	2	45	46.0	23	23.4	3.3	4.7	11.4	11.5	3	3.5	Dual	East/West	5	6.0
Duplex C	6	02-SF	1	2	45	46.0	23	23.0	3.3	3.9	11.4	11.4	3	3.0	Dual	South/East	5	6.0
Duplex C	7	02-SF	1	2	45	46.0	23	23.0	3.3	3.8	11.4	11.4	3	3.0	Dual	North/South	5	6.0
Duplex C	8	02-SF	1	2	45	46.0	23	23.0	3.3	4.7	11.4	11.5	3	3.5	Dual	North/South	5	6.0

550

Summary Residential Schedule of Accommodation

Unit Type	No.of Each	Percentage (%)
1-Bedroom Apartment	4	50%
2-Bedroom Duplex	4	50%
Total	8	100.00%

Floor Areas (sqm)	
Level 0 / Ground Floor Footprint	235
Level 1	237
Level 2	237
Total Floor Area	709

Total dual aspect	8
Percent of dual aspect	100.00%

Carpark Spaces (1 per 1)	
On-street parking	8
Visitor Parking (On-Street)	3
Total	11

Bike Parking	
Bike Parking	12
Visitor Bike Parking	4
Total	16

Req.(sqm)		Provided (sqm)
Communal Open Space	48	87

Duplex D	1	00 – GF	2	4	73	91	30	32.3	3.6	4.7	24.4	25.5	6	6.0	Triple	North/South/West	7	8.2
Duplex D	2	00 – GF	2	4	73	92	30	34.6	3.6	5.3	24.4	27.0	6	6.9	Dual	North/South	7	7.2
Duplex D	3	00 – GF	2	4	73	92	30	34.6	3.6	5.3	24.4	27.0	6	6.9	Dual	South/West	7	7.2
Duplex D	4	00 – GF	2	4	73	91	30	32.3	3.6	4.7	24.4	25.5	6	6.0	Dual	East/West	7	6.8
Duplex D	5	00 – GF	2	4	73	91	30	32.3	3.6	4.7	24.4	25.5	6	6.0	Dual	East/West	7	6.9
Duplex D	6	00 – GF	3	5	90	110	34	37.2	3.8	3.8	31.5	35.4	9	9.0	Dual	East/West	9	9.0
Duplex D	7	00 – GF	2	4	73	91	30	32.3	3.6	4.7	24.4	25.5	6	6.0	Dual	East/West	7	7.0
Duplex D	8	00 – GF	2	4	73	92	30	34.6	3.6	5.3	24.4	27.0	6	6.9	Dual	North/East	7	7.2
Duplex D	9	00 – GF	2	4	73	92	30	34.6	3.6	5.3	24.4	27.0	6	6.9	Dual	East/West	7	7.2
Duplex D	10	00 – GF	2	4	73	91	30	32.3	3.6	4.7	24.4	25.5	6	6.0	Triple	North/South/West	7	8.2
Duplex D	11	02 – SF	1	2	45	46	23	23.0	3.3	4.7	11.4	11.5	3	3.5	Dual	South/West	5	6.0
Duplex D	12	02 – SF	1	2	45	46	23	23.0	3.3	3.8	11.4	11.4	3	3.0	Dual	North/South	5	6.0
Duplex D	13	02 – SF	1	2	45	46	23	23.0	3.3	3.8	11.4	11.4	3	3.0	Dual	South/West	5	6.0
Duplex D	14	02 – SF	1	2	45	46	23	23.4	3.3	4.7	11.4	11.5	3	3.5	Dual	East/West	5	6.0
Duplex D	15	02 – SF	1	2	45	46	23	23.4	3.3	4.7	11.4	11.5	3	3.5	Dual	East/West	5	6.0
Duplex D	16	02 – SF	1	2	45	56	23	24.8	3.3	4.5	11.4	17.4	3	3.5	Dual	East/West	5	6.0
Duplex D	17	02 – SF	1	2	45	46	23	23.4	3.3	4.7	11.4	11.5	3	3.5	Dual	East/West	5	6.0
Duplex D	18	02 – SF	1	2	45	46	23	23.0	3.3	3.9	11.4	11.4	3	3.0	Dual	North/East	5	6.0
Duplex D	19	02 – SF	1	2	45	46	23	23.0	3.3	3.9	11.4	11.4	3	3.0	Dual	East/West	5	6.0
Duplex D	20	02 – SF	1	2	45	46	23	23.0	3.3	4.7	11.4	11.5	3	3.5	Dual	North/West	5	6.0

1403

Summary Residential Schedule of Accommodation

Unit Type	No.of Each	Percentage (%)
1-Bedroom Apartment	10	50%
2-Bedroom Duplex	9	44%
3-Bedroom Duplex	1	6%
Total	20	100.00%

Floor Areas (sqm)	
Level 0 / Ground Floor Footprint	613
Level 1	613
Level 2	613
Total Floor Area	1839

Total dual aspect	18
Percent of dual aspect	100.00%

Carpark Spaces (1 per 1)	
On-street parking	20
Visitor Parking (On-Street)	6
Total	26

Bike Parking	
Bike Parking	31
Visitor Bike Parking	8
Total	39

Req.(sqm)		Provided (sqm)
Communal Open Space	122	265

Duplexes

The apartments are designed to meet and exceed current standards under “Sustainable Urban Housing: Design Standards for New Apartments”, DoHPLG 2020. They also meet and exceed the FDP standards.

Block No.	Unit No.	Level(s)	No. of Bedrooms	No. of Bed Spaces	Floor Area (m ²)		Aggregate Living Area (m ²)		Living/Dining Width (m)		Aggregate Bedroom Area (m ²)		Storage area (m ²)		Aspect	Orientation	Private Open Space (m ²)	
					Reqd. Min.	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided			Reqd. Min.	Provided
Duplex E	1	00-GF	2	4	73	91.0	30	32.3	3.6	3.6	24.4	25.5	6	6.0	Triple	North/East/West	7	7.0
Duplex E	2	00-GF	2	4	73	92.0	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	South/West	7	7.2
Duplex E	3	00-GF	2	4	73	92.0	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	North/South	7	7.4
Duplex E	4	00-GF	2	4	73	91.0	30	32.3	3.6	3.6	24.4	25.5	6	6.0	Triple	North/South/West	7	7.0
Duplex E	5	02-SF	1	2	45	46.0	23	23.4	3.3	4.7	11.4	11.5	3	3.5	Dual	East/West	5	6.0
Duplex E	6	02-SF	1	2	45	46.0	23	23.0	3.3	3.9	11.4	11.4	3	3.0	Dual	South/West	5	6.0
Duplex E	7	02-SF	1	2	45	46.0	23	23.0	3.3	3.8	11.4	11.4	3	3.0	Dual	North/South	5	6.0
Duplex E	8	02-SF	1	2	45	46.0	23	23.0	3.3	4.7	11.4	11.5	3	3.5	Dual	North/South	5	6.0

Summary Residential Schedule of Accommodation

Unit Type	No.of Each	Percentage (%)
1-Bedroom Apartment	4	50%
2-Bedroom Duplex	4	50%
Total	8	100.00%

Floor Areas (sqm)	
Level 0 / Ground Floor Footprint	235
Level 1	237
Level 2	237
Total Floor Area	709

Total dual aspect	8
Percent of dual aspect	100.00%

Carpark Spaces (1 per 1)	
On-street parking	8
Visitor Parking (On-Street)	2
Total	10

Bike Parking	
Bike Parking	12
Visitor Bike Parking	4
Total	16

Req.(sqm)		Provided (sqm)
Communal Open Space	48	96

Duplex F	1	00-GF	2	4	73	107.0	30	36.0	3.6	3.6	24.4	28.8	6	8.4	Triple	North/South/West	7	35.0
Duplex F	2	00-GF	2	4	73	92.0	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	North/East	7	7.4
Duplex F	3	00-GF	2	4	73	92.0	30	34.6	3.6	5.3	24.4	27.0	6	6.3	Dual	East/West	7	7.4
Duplex F	4	00-GF	2	4	73	92.0	30	31.1	3.6	3.6	24.4	24.8	6	6.0	Triple	South/East/West	7	7.0
Duplex F	5	02-SF	1	2	45	52.0	23	24.2	3.3	3.9	11.4	13.9	3	4.3	Triple	North/South/West	5	5.0
Duplex F	6	02-SF	1	2	45	46.0	23	23.0	3.3	3.8	11.4	11.4	3	3.0	Dual	North/East	5	5.0
Duplex F	7	02-SF	1	2	45	46.0	23	23.0	3.3	3.8	11.4	11.4	3	3.0	Dual	East/West	5	5.0
Duplex F	8	02-SF	1	2	45	46.0	23	23.0	3.3	4.7	11.4	11.5	3	3.5	Triple	South/East/West	5	5.0

Summary Residential Schedule of Accommodation

Unit Type	No.of Each	Percentage (%)
1-Bedroom Apartment	4	50%
2-Bedroom Duplex	4	50%
Total	8	100.00%

Floor Areas (sqm)	
Level 0 / Ground Floor Footprint	282.6
Level 1	244
Level 2	243.8
Total Floor Area	770.4

Total dual aspect	8
Percent of dual aspect	100.00%

Carpark Spaces (0.86 Residential Parking Rate Shared Apt B1, B2, C & Duplex Block F)	
On-street parking	7
Visitor Parking (On-Street)	1
Total	8

Bike Parking	
Bike Parking	12
Visitor Bike Parking	4
Total	16

HOUSING QUALITY ASSESSMENT PROPOSED APARTMENTS

OLDTOWN, SWORDS SHD STAGE 3
MARCH 2022

CONROY CROWE KELLY
Architects & Urban Designers

Apartments

The apartments are designed to meet and exceed current standards under "Sustainable Urban Housing: Design Standards for New Apartments", DoHPLG 2020. They also meet and exceed the FDP standards.

Block No.	Unit No.	Level(s)	No. of Bedrooms	No. of Bed Spaces	Floor Area (m ²)		Aggregate Living Area (m ²)		Living/Dining Width (m)		Aggregate Bedroom Area (m ²)		Storage area (m ²)		Aspect	Orientation	Private Open Space (m ²)		
					Reqd. Min.	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided			Reqd. Min.	Provided	
Block B1	1	00 – GF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B1	2	00 – GF	1	2	45	59	23	31.0	3.3	4.5	11.4	15.0	3	7.0	Single	East	5	7.0	Core A
Block B1	3	01 – FF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B1	4	01 – FF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	South/East	5	7.5	Core A
Block B1	5	01 – FF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	South/West	7	7.5	Core A
Block B1	6	01 – FF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B1	7	01 – FF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B1	8	01 – FF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	North/West	7	7.5	Core A
Block B1	9	01 – FF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	North/East	5	7.5	Core A
Block B1	10	01 – FF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B1	11	02 – SF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B1	12	02 – SF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	South/East	5	7.5	Core A
Block B1	13	02 – SF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	South/West	7	7.5	Core A
Block B1	14	02 – SF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B1	15	02 – SF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B1	16	02 – SF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	North/West	7	7.5	Core A
Block B1	17	02 – SF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	North/East	5	7.5	Core A
Block B1	18	02 – SF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B1	19	03 – TF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B1	20	03 – TF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	South/East	5	7.5	Core A
Block B1	21	03 – TF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	South/West	7	7.5	Core A
Block B1	22	03 – TF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B1	23	03 – TF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B1	24	03 – TF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	North/West	7	7.5	Core A
Block B1	25	03 – TF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	North/East	5	7.5	Core A
Block B1	26	03 – TF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B1	27	04 – FF	1	2	45	54	23	26.0	3.3	5.4	11.4	16.0	3	3.0	Single	East	5	18.0	Core A
Block B1	28	04 – FF	1	2	45	51	23	23.0	3.3	3.5	11.4	11.5	3	3.0	Dual	South/East	5	18.0	Core A
Block B1	29	04 – FF	2	4	73	82	30	31.0	3.6	5.5	24.4	24.4	6	6.0	Dual	South/West	7	51.0	Core A
Block B1	30	04 – FF	2	4	73	82	30	31.0	3.6	5.5	24.4	24.4	6	6.0	Dual	North/West	7	51.0	Core A
Block B1	31	04 – FF	1	2	45	51	23	23.0	3.3	3.5	11.4	11.5	3	3.0	Dual	North/East	5	18.0	Core A
Block B1	32	04 – FF	1	2	45	54	23	26.0	3.3	5.4	11.4	16.0	3	3.0	Single	East	5	18.0	Core A

2178

Summary Residential Schedule of Accommodation

Unit Type	No.of Each	Percentage
		(%)
1-Bedroom Apartment	17	53%
2-Bedroom Apartment	15	47%
Total	32	100.00%

Floor Areas (sqm)	
Level 0 / Ground Floor Footprint	404
Level 1	656
Level 2	656
Level 3	656
Level 4	455.4
Total Floor Area	2827.4

Total dual aspect	16
Percent of dual aspect	50.00%

Carpark Spaces (0.86 Residential Parking Rate Shared Apt B1, B2, C & Duplex Block F)	
Undercroft & On-street parking	25
Visitor Parking (On-Street)	6
Total	31
Bike Parking	
Bike Parking	47
Visitor Bike Parking	6
Total	53

	Req.(sqm)	Provided (sqm)
Communal Open Space	190	792
*Shared with Apt. Block B2, & C		

Apartments

The apartments are designed to meet and exceed current standards under “Sustainable Urban Housing: Design Standards for New Apartments”, DoHPLG 2020. They also meet and exceed the FDP standards.

Block No.	Unit No.	Level(s)	No. of Bedrooms	No. of Bed Spaces	Floor Area (m ²)		Aggregate Living Area (m ²)		Living/Dining Width (m)		Aggregate Bedroom Area (m ²)		Storage area (m ²)		Aspect	Orientation	Private Open Space (m ²)		
					Reqd. Min.	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided			Reqd. Min.	Provided	
Block B2	1	00 – GF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B2	2	00 – GF	1	2	45	59	23	31.0	3.3	4.5	11.4	15.0	3	7.0	Single	East	5	7.0	Core A
Block B2	3	01 – FF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B2	4	01 – FF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	South/East	5	7.5	Core A
Block B2	5	01 – FF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	South/West	7	7.5	Core A
Block B2	6	01 – FF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B2	7	01 – FF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B2	8	01 – FF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	North/West	7	7.5	Core A
Block B2	9	01 – FF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	North/East	5	7.5	Core A
Block B2	10	01 – FF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B2	11	02 – SF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B2	12	02 – SF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	South/East	5	7.5	Core A
Block B2	13	02 – SF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	South/West	7	7.5	Core A
Block B2	14	02 – SF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B2	15	02 – SF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B2	16	02 – SF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	North/West	7	7.5	Core A
Block B2	17	02 – SF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	North/East	5	7.5	Core A
Block B2	18	02 – SF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B2	19	03 – TF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B2	20	03 – TF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	South/East	5	7.5	Core A
Block B2	21	03 – TF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	South/West	7	7.5	Core A
Block B2	22	03 – TF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B2	23	03 – TF	1	2	45	49.8	23	24.0	3.3	3.7	11.4	11.4	3	3.7	Single	West	5	6.8	Core A
Block B2	24	03 – TF	2	4	73	86	30	31.0	3.6	4.1	24.4	24.6	6	6.7	Dual	North/West	7	7.5	Core A
Block B2	25	03 – TF	1	2	45	57	23	26.9	3.3	4.1	11.4	13.3	3	3.1	Dual	North/East	5	7.5	Core A
Block B2	26	03 – TF	2	4	73	84	30	31.0	3.6	4.6	24.4	26.4	6	6.0	Single	East	7	7.0	Core A
Block B2	27	04 – FF	1	2	45	54	23	26.0	3.3	5.4	11.4	16.0	3	3.0	Single	East	5	18.0	Core A
Block B2	28	04 – FF	1	2	45	51	23	23.0	3.3	3.5	11.4	11.5	3	3.0	Dual	South/East	5	18.0	Core A
Block B2	29	04 – FF	2	4	73	82	30	31.0	3.6	5.5	24.4	24.4	6	6.0	Dual	South/West	7	51.0	Core A
Block B2	30	04 – FF	2	4	73	82	30	31.0	3.6	5.5	24.4	24.4	6	6.0	Dual	North/West	7	51.0	Core A
Block B2	31	04 – FF	1	2	45	51	23	23.0	3.3	3.5	11.4	11.5	3	3.0	Dual	North/East	5	18.0	Core A
Block B2	32	04 – FF	1	2	45	54	23	26.0	3.3	5.4	11.4	16.0	3	3.0	Single	East	5	18.0	Core A

Summary Residential Schedule of Accommodation

Unit Type	No.of Each	Percentage (%)
1-Bedroom Apartment	17	53%
2-Bedroom Apartment	15	47%
Total	32	100.00%

2178

Floor Areas (sqm)	
Level 0 / Ground Floor Footprint	404
Level 1	656
Level 2	656
Level 3	656
Level 4	455.4
Total Floor Area	2827.4

Total dual aspect	16
Percent of dual aspect	50.00%

Carpark Spaces (0.86 Residential Parking Rate Shared Apt B1, B2, C & Duplex Block F)	
Undercroft & On-street parking	25
Visitor Parking (On-Street)	6
Total	31
Bike Parking	
Bike Parking	58
Visitor Bike Parking	6
Total	64

Communal Open Space	Req.(sqm)	Provided (sqm)
	190	792
*Shared with Apt. Block B1, & C		

Apartments

The apartments are designed to meet and exceed current standards under "Sustainable Urban Housing: Design Standards for New Apartments", DoHPLG 2020. They also meet and exceed the FDP standards.

Block No.	Unit No.	Level(s)	No. of Bedrooms	No. of Bed Spaces	Floor Area (m ²)		Aggregate Living Area (m ²)		Living/Dining Width (m)		Aggregate Bedroom Area (m ²)		Storage area (m ²)		Aspect	Orientation	Private Open Space (m ²)		
					Reqd. Min.	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided	Reqd. Min	Provided			Reqd. Min.	Provided	
Block C	1	00 – GF	1	2	45	54	23	23.0	3.3	3.3	11.4	14.4	3	5.0	Dual	South/West	5	5.0	Core A
Block C	2	00 – GF	1	2	45	54	23	25.5	3.3	3.6	11.4	11.8	3	3.0	Single	South	5	5.0	Core A
Block C	3	00 – GF	2	4	73	82	30	30.0	3.6	4.3	24.4	26.4	6	6.0	Single	South	7	8.6	Core A
Block C	4	01 – FF	1	2	45	54	23	25.7	3.3	3.6	11.4	12.7	3	3.8	Single	South	5	5.0	Core A
Block C	5	01 – FF	2	4	73	89	30	34.0	3.6	3.8	24.4	27.7	6	6.8	Triple	North/South/West	7	7.0	Core A
Block C	6	01 – FF	1	2	45	51	23	24.0	3.3	3.7	11.4	11.4	3	3.1	Double	North/West	5	5.0	Core A
Block C	7	01 – FF	1	2	45	51	23	24.0	3.3	3.7	11.4	11.4	3	3.1	Double	North/East	5	5.0	Core A
Block C	8	01 – FF	2	4	73	86	30	30.0	3.6	4.9	24.4	26.9	6	6.0	Double	South/East	7	8.8	Core A
Block C	9	01 – FF	2	4	73	82	30	30.0	3.6	4.3	24.4	26.4	6	6.0	Single	South	7	8.8	Core A
Block C	10	02 – SF	1	2	45	54	23	25.7	3.3	3.6	11.4	12.7	3	3.8	Single	South	5	5.0	Core A
Block C	11	02 – SF	2	4	73	89	30	34.0	3.6	3.8	24.4	27.7	6	6.8	Triple	North/South/West	7	7.0	Core A
Block C	12	02 – SF	1	2	45	51	23	24.0	3.3	3.7	11.4	11.4	3	3.1	Double	North/West	5	5.0	Core A
Block C	13	02 – SF	1	2	45	51	23	24.0	3.3	3.7	11.4	11.4	3	3.1	Double	North/East	5	5.0	Core A
Block C	14	02 – SF	2	4	73	86	30	30.0	3.6	4.9	24.4	26.9	6	6.0	Double	South/East	7	8.8	Core A
Block C	15	02 – SF	2	4	73	82	30	30.0	3.6	4.3	24.4	26.4	6	6.0	Single	South	7	8.8	Core A
Block C	16	03 – TF	1	2	45	54	23	25.7	3.3	3.6	11.4	12.7	3	3.8	Single	South	5	5.0	Core A
Block C	17	03 – TF	1	2	45	59	23	23.0	3.3	3.5	11.4	16.8	3	3.2	Triple	North/South/West	5	49.0	Core A
Block C	18	03 – TF	1	2	45	51	23	24.0	3.3	3.7	11.4	11.4	3	3.1	Double	North/East	5	5.0	Core A
Block C	19	03 – TF	2	4	73	86	30	30.0	3.6	4.9	24.4	26.9	6	6.0	Double	South/East	7	8.8	Core A
Block C	20	03 – TF	2	4	73	82	30	30.0	3.6	4.3	24.4	26.4	6	6.0	Single	South	7	8.8	Core A
Block C	21	04 – FF	2	4	73	81	30	33.0	3.6	4.3	24.4	24.6	6	6.4	Triple	North/South/West	7	51.0	Core A
Block C	22	04 – FF	2	4	73	85	30	30.0	3.6	3.8	24.4	25.2	6	6.1	Triple	North/South/East	7	39.0	Core A

Summary Residential Schedule of Accommodation

Unit Type	No.of Each	Percentage (%)
1-Bedroom Apartment	11	50%
2-Bedroom Apartment	11	50%
Total	22	100.00%

Floor Areas (sqm)	
Level 0 / Ground Floor Footprint	394.5
Level 1	499
Level 2	499
Level 3	415.1
Level 4	217.5
Total Floor Area	2025.1

Total dual aspect	14
Percent of dual aspect	63.00%

Carpark Spaces (0.86 Residential Parking Rate Shared Apt B1, B2, C & Duplex Block F)	
Undercroft & On-street parking	24
Visitor Parking (On-Street)	4
Total	28
Bike Parking	
Bike Parking	33
Visitor Bike Parking	4
Total	37

	Req.(sqm)	Provided (sqm)
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