



Project Bacton Low Rise, London NW5
Job no 1952_SC-AC_GIA
Document no Area Comparison Schedule
Date: 01.11.13
By: G Weinrich
Revision: P1 01.11.13 Issued for Planning
P2 07.02.14 Notes updated
P3 21.02.14 Building Control Issue
P4 16.04.14 Issued for Planning
P5 25.04.14 Issued for Planning
P6 23.05.14 Updated to include GIA per unit

SITE	BLOCK ***	LEVEL	TENURE ***	GIA CURRENT UNIT AREA (m²)	GIA CONSENTED UNIT AREA (m²)	UPDATED UNIT AREA (m²)	ANCILLARY SPACE	GIA CURRENT COMMUNAL AREA (m²)	*GIA CURRENT BALCONY/ TERRACE AREA (m²)
DHO SITE	A	L00	Social		432.75	492.44	107.1		
		A-01		80.2		f			43
		A-02		88.8					39.24
		A-03		90					69.1
		LOBBY/STAIRS/LIFT						82.1	
		L01	Social		407.95	409.10			7.6
		A-04		78.6					7.6
		A-05		73.7					7.5
		A-06		81.7					9.1
		A-07		90.5					
		LOBBY/STAIRS/LIFT						52.8	
DHO SITE	A	L02	Social		436.31	447.70			
		A-08		64.1					7.6
		A-09		73.7					7.6
		A-10		56.3					7.5
		A-11		71					7.5
		A-12		90.5					9.1
		LOBBY/STAIRS/LIFT						52.8	
DHO SITE	A	L03	Social		436.31	447.60			
		A-13		64.1					7.6
		A-14		73.7					7.6
		A-15		56.3					7.5
		A-16		71					7.5
		A-17		90.4					9.1
		LOBBY/STAIRS/LIFT						52.8	
DHO SITE	A	L04			436.31	447.30			
		A-18		64.1					7.6
		A-19		73.7					7.6
		A-20		61					7.5
		A-21		66					7.5
		A-22		90.4					9.1
		LOBBY/STAIRS/LIFT						52.8	
SUBTOTAL					2149.63	2054.93	107.10		301.04
BUILDING SUBTOTAL			***	1649.9	2149.63	2161.93	107.10	293.3	301.04
DHO SITE	B1	L00	Social		822.64	864.8			
		B1-01		62.3					
		B1-02		63.2					
		B1-03		63.2					
		B1-04		63.2					
		B1-05		63.2					
		B1-06		58					
		B1-07		58					
		B1-08		58					
		B1-09		58					
		B1-10		60.8					
		B1-11		60.8					
		B1-12		60.8					
		B1-13		60.8					
SUBTOTAL					822.64	864.80	0.00		
L00 SUBTOTAL			***	790.3	**	**		0.0	0.0
DHO SITE	B1	L01	Social		836.82	864.8			
		B1-01		53.8					
		B1-02		55.2					
		B1-03		55.2					
		B1-04		55.2					
		B1-05		55.2					
		B1-06		58					
		B1-07		58					
		B1-08		58					
		B1-09		58					
		B1-10		52.8					
		B1-11		52.8					
		B1-12		52.8					
		B1-13		52.8					
		B1-14		10.25					
		B1-15		1.6					
		B1-16		1.6					
		B1-17		1.6					
		B1-18		1.6					
		B1-19		1.6					
		B1-20		1.6					
		B1-21		1.6					
		B1-22		1.6					
		B1-15/ B1-16							
		B1-17/ B1-18						11.9	
		B1-19/ B1-20						11.9	
		B1-21/ B1-22						11.9	
SUBTOTAL					836.82	864.80	0.00		
L01 SUBTOTAL			***	740.85	**	**		35.7	0.0
DHO SITE	B1	L02	Social		836.82	864.8			
		B1-06		58					
		B1-07		58					
		B1-08		58					
		B1-09		58					
		B1-14		67.2					
		B1-15		66.7					
		B1-16		66.7					
		B1-17		66.7					
		B1-18		66.7					
		B1-19		64.3					
		B1-20		64.3					
		B1-21		64.3					
		B1-22		64.3					
SUBTOTAL					836.82	864.80	0.00		
L02 SUBTOTAL			***	823.2	**	**		0.0	0.0
DHO SITE	B1	L03	Social		427.71	760.2			
		B1-06		6.9					37.3
		B1-07		6.6					39.4
		B1-08		6.6					37.9
		B1-09		6.6					37.9
		B1-14		54.6					9.0
		B1-15		54.6					10.1
		B1-16		54.6					8.1
		B1-17		54.6					9.8
		B1-18		54.6					7.5
		B1-19		52.6					9.5
		B1-20		52.6					7.0
		B1-21		52.6					9.5
		B1-22		52.6					7.8
SUBTOTAL					427.71	760.18	0.00		
L03 SUBTOTAL			***	510.1	**	**		0.0	229.7
BUILDING SUBTOTAL			***	2864.45	2923.99	3354.58	0.00	35.70	229.68
DHO SITE	B2	L00	Social		114.39	90.0			
		B2-01		44.9		f			
		B2-02		44.9					
DHO SITE	B2	L01	Social		116.55	91.8			
				46		11			
				46					
DHO SITE	B2	L02	Social		116.55	55.2			
				27.6		11			14.8
				27.6					14.8
DHO SITE	B2	L03	Social		13.2	0 11			
BUILDING SUBTOTAL			***	237.00	360.69	237.00			29.60
DHO SITE	C	L00	Market Sale		324.08	399.10			
		C-01		71.6		*			10.60
		C-02		77					6.30
		C-21		106				77.80	49.60
		LOBBY/STAIRS/LIFT							
DHO SITE	C	L01	Market Sale		301.25	289.90			
		C-03		78.5		*			7.50
		C-04		69.6					7.50
		C-05		72.7					6.50
		LOBBY/STAIRS/LIFT						47.60	
DHO SITE	C	L02	Market Sale		339.60	328.51			
		C-06		51.7					6.30
		C-07		50.5					8.70
		C-08		69.9					7.80
		C-09		77.5					7.90
		LOBBY/STAIRS/LIFT						48.21	
DHO SITE	C	L03	Market Sale		339.60	328.51			
		C-10		51.7					6.30
		C-11		50.5					8.70
		C-12		69.9					7.80
		C-13		77.5					7.90
		LOBBY/STAIRS/LIFT						48.21	
DHO SITE	C	L04	Market Sale		339.60	328.51			
		C-14		51.7					6.30
		C-15		50.5					8.70
		C-16		69.9					7.80
		C-17		77.5					7.90
		LOBBY/STAIRS/LIFT						48.21	
DHO SITE	C	L05	Market Sale		168.42	167.30			
		C-18		51.7					6.30
		C-19		50.5					8.70
		C-20 STAIR LOBBY		4.4					
		LOBBY/STAIRS/LIFT						45.70	
		COMMUNAL TERRACE							103.30
DHO SITE	C	L06	Market Sale		56.76	57.80			
		C-20 LOWER		51.5					6.30
DHO SITE	C	L07	Market Sale		56.76	57.80			
		C-20 UPPER		51.5					6.30
BUILDING SUBTOTAL			***	1433.80	1926.07	1989.74		315.73	311.20
MARKET SALE MIX BY GIA			29.63%		1926.07	1989.74			
SOCIAL TENURE MIX BY GIA			44.44%		5434.31	5753.51			
DHO SITE TOTAL			27	6185.05	7360.38	7743.25	107.10	644.73	871.52
BLR SITE	D1	L00	Market Sale		401.48	401.48*	59.08		
BLR SITE	D1	L01	Market Sale		447.56	447.56**			
BLR SITE	D1	L02	Market Sale		442.96	442.96**			
BLR SITE	D1	L03	Market Sale		442.96	442.96**			
BLR SITE	D1	L04	Market Sale		442.96	442.96**			
BLR SITE	D1	L05	Market Sale		407.77	407.77**			
BLR SITE	D1	L06	Market Sale		91.39	91.39**			
BUILDING SUBTOTAL			***		2736.16	2736.16	59.08		



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BLR SITE	D2	L00	Market Sale		412.41	412.41**			
BLR SITE	D2	L01	Market Sale		447.96	447.96**			
BLR SITE	D2	L02	Market Sale		454.16	454.16**			
BLR SITE	D2	L03	Market Sale		454.16	454.16**			
BLR SITE	D2	L04	Market Sale		454.16	454.16**			
BLR SITE	D2	L05	Market Sale		454.16	454.16**			
BLR SITE	D2	L06	Market Sale		330.07	330.07**			
BLR SITE	D2	L07	Market Sale		147.96	147.96**			
BUILDING SUBTOTAL					3155.04	3155.04			
BLR SITE	E1	L00	Social		355.70	355.70**	564.75		
BLR SITE	E1	L01	Social		336.55	336.55**			
BLR SITE	E1	L02	Social		358.15	358.15**			
BLR SITE	E1	L03	Social		358.15	358.15**			
BLR SITE	E1	L04	Social		358.15	358.15**			
BLR SITE	E1	L05	Social		358.15	358.15**			
BLR SITE	E1	L06	Social		351.15	351.15**			
BLR SITE	E1	L07	Social		100.03	100.03**			
BUILDING SUBTOTAL					3140.78	3140.78	564.75		
BLR SITE	E2	L00	Social		355.70	355.70**	39.16		
BLR SITE	E2	L01	Social		336.55	336.55**			
BLR SITE	E2	L02	Social		358.15	358.15**			
BLR SITE	E2	L03	Social		358.15	358.15**			
BLR SITE	E2	L04	Social		358.15	358.15**			
BLR SITE	E2	L05	Social		358.15	358.15**			
BLR SITE	E2	L06	Social		207.18	207.18**			
BLR SITE	E2	L07	Social		100.19	100.19**			
BUILDING SUBTOTAL					2471.38	2471.38	39.16		
BLR SITE	E3	L00	Social		408.00	408.00**	25.12		
BLR SITE	E3	L01	Social		418.74	418.74**			
BLR SITE	E3	L02	Social		410.34	410.34**			
BLR SITE	E3	L03	Social		410.34	410.34**			
BLR SITE	E3	L04	Social		410.34	410.34**			
BUILDING SUBTOTAL					2062.88	2062.88	25.12		
BLR SITE	E HMM	L00	Intermediate		343.20	343.20**			
BLR SITE	E HMM	L01	Intermediate		349.89	349.89**			
BLR SITE	E HMM	L02	Intermediate		349.71	349.71**			
BLR SITE	E HMM	L03	Intermediate		291.77	291.77**			
BUILDING SUBTOTAL					1334.57	1334.57	0.00		
BLR SITE	E HMM	L00	Market Sale		243.79	243.79**	23.58		
BLR SITE	E HMM	L01	Market Sale		237.48	237.48**			
BLR SITE	E HMM	L02	Market Sale		82.15	82.15**			
BLR SITE	E HMM	L03	Market Sale		70.86	70.86**			
BUILDING SUBTOTAL					657.86	657.86	23.58		
BLR SITE	F1	L00	Market Sale		357.05	357.05**	79.64		
BLR SITE	F1	L01	Market Sale		332.39	332.39**			
BLR SITE	F1	L02	Market Sale		359.42	359.42**			
BLR SITE	F1	L03	Market Sale		359.42	359.42**			
BLR SITE	F1	L04	Market Sale		359.42	359.42**			
BLR SITE	F1	L05	Market Sale		359.42	359.42**			
BLR SITE	F1	L06	Market Sale		261.93	261.93**			
BLR SITE	F1	L07	Market Sale		69.61	69.61**			
BUILDING SUBTOTAL					2539.30	2539.30			
BLR SITE	F2	L00	Market Sale		356.75	356.75**			
BLR SITE	F2	L01	Market Sale		332.42	332.42**			
BLR SITE	F2	L02	Market Sale		359.41	359.41**			
BLR SITE	F2	L03	Market Sale		359.41	359.41**			
BLR SITE	F2	L04	Market Sale		359.41	359.41**			
BLR SITE	F2	L05	Market Sale		359.41	359.41**			
BLR SITE	F2	L06	Market Sale		148.51	148.51**			
BLR SITE	F2	L07	Market Sale		102.41	102.41**			
BUILDING SUBTOTAL					2378.76	2378.76			
BLR SITE	F3	L00	Market Sale		328.18	328.18**			
BLR SITE	F3	L01	Market Sale		308.90	308.90**			
BLR SITE	F3	L02	Market Sale		330.31	330.31**			
BLR SITE	F3	L03	Market Sale		330.31	330.31**			
BLR SITE	F3	L04	Market Sale		210.76	210.76**			
BUILDING SUBTOTAL					1508.46	1508.46			
BLR SITE	F4	L00	Market Sale		379.00	379.00**			
BLR SITE	F4	L01	Market Sale		368.61	368.61**			
BLR SITE	F4	L02	Market Sale		381.26	381.26**			
BLR SITE	F4	L03	Market Sale		381.26	381.26**			
BLR SITE	F4	L04	Market Sale		381.26	381.26**			
BUILDING SUBTOTAL					1891.39	1891.39			
BLR SITE	F HMM	L00	Market Sale		267.40	267.40**			
BLR SITE	F HMM	L01	Market Sale		271.42	271.42**			
BLR SITE	F HMM	L02	Market Sale		271.43	271.42**			
BLR SITE	F HMM	L03	Market Sale		128.94	128.34**			
BUILDING SUBTOTAL					939.19	939.19			
BLR SITE SUBTOTAL				84	24035.77	24035.77	711.69		
MARKET SALE MIX BY GIA				57.14%	15806.16	15806.16			
SOCIAL TENURE MIX BY GIA				25.00%	7695.04	7695.04			
INTERMEDIATE TENURE MIX BY GIA				4.76%	1334.57	1334.57			
BACTON LOW RISE SITE TOTAL MARKET SALE MIX BY GIA					17752.23	17752.90			
BACTON LOW RISE SITE TOTAL SOCIAL/INTERMEDIATE TENURE MIX BY GIA					14463.92	14793.12			
BACTON LOW RISE SITE TOTAL				114	32196.15	32579.02			
BACTON LOW RISE SITE TOTAL MARKET %							54.62%		
BACTON LOW RISE SITE TOTAL SOCIAL/INTERMEDIATE %							45.38%		

*** No change in design - original num ber carried forward
*** as per 202_A_SCH_PROPOSED SITE GIA & GEA dated 23.11.12
† Space given over to ancillary space
†† Block B2 consent updates
= Ancillary space not counted in calculations

Notes:
This document is to be read in conjunction with the consented scheme drawings
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