Southgreen LRD Stage III Planning Application

Job ref: 25001
February 2026

HOUSING QUALITY ASSESSMENT - Houses

TYPES	DESCRIPTION	HEIGHT	Area m²	2 BED No's	3 BED No's	4 BED No's	BEDSPACE No's	Agg. LIVING Area m²	BED 1	BED 2	BED 3	BED 4	Agg. BED Area m²	STORE	GARDEN AREA M²	ASPECT
				4 person	5 person	6-7 person										
Character Area 1																
House Type A	4 Bed - Semi-Detached	2-storey	131.6			5	30	44.7	13	10.2	8.9	11.8	43.9	3.9+Attic	Min. 50	Triple
House Type A1	4 Bed - Semi-Detached-Gable entrance	2-storey	133			1	6	51.3	13	10.2	8.9	11.8	43.9	4.0+Attic	Min. 50	Triple
House Type B	3 Bed - Mid-Terraced	2-storey	117.6		24		120	38.6	15.3	12.8	10.1		38.2	3.8+Attic	Min. 40	Dual
House Type B1	3 Bed - End of Terrace	2-storey	117.6		24		120	38.6	15.5	12.9	10.2		38.6	3.8+Attic	Min. 40	Triple
House Type B2	3 Bed - End of Terrace-Gable entrance	2-storey	120		4		20	47	15.5	12.9	10.2		38.6	3.1+Attic	Min. 40	Triple
House Type C1	3 Bed - Semi-Detached wide frontage	2-storey	117.4		7		35	42.1	15	13.9	7.1		36	4.6+Attic	Min. 40	Triple
House Type D	4 Bed - Semi-Detached wide frontage	2-storey	138.4			4	28	52.7	14.4	11.8	11.4	7.1	44.7	4.8+Attic	Min. 50	Triple
House Type D1	4 Bed - Detached wide frontage	2-storey	138.4			2	14	52.7	14.4	11.8	11.4	7.1	44.7	4.8+Attic	Min. 50	Triple
House Type D2	4 Bed - Semi-Detached wide frontage	2-storey	138.4			1	7	52.7	14.4	11.8	11.4	7.1	44.7	4.8+Attic	Min. 50	Triple
House Type D3	4 Bed - Detached wide frontage	2-storey	138.4			1	7	52.7	14.4	11.8	11.4	7.1	44.7	4.8+Attic	Min. 50	Triple
House Type E	2 Bed - Mid-Terraced	2-storey	99.6	1			2	36.4	15.8	11.7			27.5	4.1+Attic	Min. 30	Dual
House Type E1	2 Bed - End of Terrace	2-storey	99.6	2			4	36.4	15.8	11.7			27.5	4.1+Attic	Min. 30	Triple
House Type F	2 Bed - Semi-Detached wide frontage	2-storey	110	1			4	30.2	13.5	14.1			27.6	5.0+Attic	Min. 50	Triple
TOTALS		**77**		**4**	**59**	**14**	**397**									
Character Area 2																
House Type A	4 Bed - Semi-Detached	2-storey	131.6			7	42	44.7	13	10.2	8.9	11.8	43.9	3.9+Attic	Min. 50	Triple
House Type A1	4 Bed - Semi-Detached-Gable entrance	2-storey	133			1	6	51.3	13	10.2	8.9	11.8	43.9	4.0+Attic	Min. 50	Triple
House Type B	3 Bed - Mid-Terraced	2-storey	117.6		20		100	38.6	15.3	12.8	10.1		38.2	3.8+Attic	Min. 40	Dual
House Type B1	3 Bed - End of Terrace	2-storey	117.6		18		90	38.6	15.5	12.9	10.2		38.6	3.8+Attic	Min. 40	Triple
House Type B2	3 Bed - End of Terrace-Gable entrance	2-storey	120		2		10	47	15.5	12.9	10.2		38.6	3.1+Attic	Min. 40	Triple
House Type C1	3 Bed - Semi-Detached wide frontage	2-storey	117.4		3		15	42.1	15	13.9	7.1		36	4.6+Attic	Min. 40	Triple
House Type D	4 Bed - Semi-Detached wide frontage	2-storey	138.4			1	7	52.7	14.4	11.8	11.4	7.1	44.7	4.8+Attic	Min. 50	Triple
House Type D1	4 Bed - Detached wide frontage	2-storey	138.4			3	21	52.7	14.4	11.8	11.4	7.1	44.7	4.8+Attic	Min. 50	Triple
House Type E	2 Bed - Mid-Terraced	2-storey	99.6	1			2	36.4	15.8	11.7			27.5	4.1+Attic	Min. 30	Dual
House Type E1	2 Bed - End of Terrace	2-storey	99.6	2			4	36.4	15.8	11.7			27.5	4.1+Attic	Min. 30	Triple
House Type G	4 Bed - Detached	1-storey	183.4			1	8	78.5	14.2	15.8	12.5	13.4	55.9	5.8+Attic	Min. 50	Triple
TOTALS		**59**		**3**	**43**	**13**	**305**									
TOTAL HOUSES		**136**		**7**	**102**	**27**	**702**									

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HOUSING QUALITY ASSESSMENT - APARTMENTS & DUPLEX APARTMENTS

TYPES	DESCRIPTION	HEIGHT	Area m²	1 BED No's	2 BED No's	3 BED No's	4 BED No's	BEDSPACE No's	Agg. LIVING Area m²	BED 1	BED 2	BED 3	BED 4	Agg. BED Area m²	STORE	Terrace / Balcony AREA M²	ASPECT
				2 person	4 person	5 person	6 person										
BLOCK A -Character Area 1																	
Apartment Type H	1 Bed - Ground Floor	1-storey	60.5	2				4	34.9	11.5				11.5	3	Min. 5	Dual
Apartment Type H1	1 Bed - Ground Floor	1-storey	49	1				2	23.6	11.5				11.5	3	Min. 5	Triple
Apartment Type H2	1 Bed - Ground Floor	1-storey	49	2				4	23.6	11.5				11.5	3	Min. 5	Dual
Apartment Type H3	2 Bed - First Floor	1-storey	90.5		2			4	38.5	14.4	12.4			26.8	6	Min. 7	Triple
Apartment Type H4	2 Bed - First Floor	1-storey	90.5		1			2	38.3	14.3	12.4			26.7	6	Min. 7	Dual
Duplex Apartment Type H5	3 Bed - First/Second Floor	2-storey	115.4				2	0	34	13.1	11.6	8.2		32.9	9	Min. 9	Triple
TOTALS				**5**	**3**	**0**	**2**	**6**									

TOTAL APARTMENTS & DUPLEX APARTMENTS	**10**	**5**	**3**	**0**	**2**	

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MCORM ARCHITECTURE AND URBAN DESIGN

CAR PARKING

Houses	**2no. Per house (136no. Houses)**	**252**	Within curtilage	
		20	Off curtilage	
	Houses Total	**272**		

BICYCLE PARKING

Semi-detached and end-terrace houses have direct external access to private rear gardens for bicycle storage. Mid-terrace houses are provided with external secure bicycle stores close to front entrances within their own curtilage.

Terraced Units Quantity - 46*	136	Bike Spaces
Rear Garden Access Quantity - 90	292	Bike Spaces
Total	428	Bike Spaces

BLOCK A - 10no. UNITS (5no. 1-beds, 3no. 2-beds & 2no. 3-beds)								
Total Spaces 1.5 per dwelling		15			1 per bedroom			
includes:	Disabled *	1	surface	Surface	**includes:**	1, 2 & 3 Bed*	17	Secure
	Visitor *	3	surface	Surface				
	Total	**19**		**Surface**		**Total**	**17**	Bike Spaces

**Secure Enclosures*

	RESIDENTIAL TOTAL	**291**			**RESIDENTIAL TOTAL**	**445**	

All off curtilage street surface car parking provided with underground EV charging infrastructure

Creche	**1no. Per (2 Staff)**	**5**	Surface	**includes:**	Staff	4	Secure
	1no. Per (4 Children)	**10**	Surface		Children	6	
	Universal Space	**1**	Surface		**Total**	**10**	Bike Spaces
	Creche Total	**16**					

ADDITIONAL VISITOR SPACES						
	Recommended (1 per 10 units)	*14*		*Recommended (1 per 2 units)*	*72*	
includes:	Taken-in-charge surface parking	14				
	Total	**14**		**Total**	**72**	Surface, Sheffield stands in the public realm

TOTAL CAR PARKING PROVIDED	**321**

TOTAL BICYCLE PARKING PROVIDED	**527**