

CLEMTON PARK - LOT 2 - RESIDENTIAL-RETAIL-MEDICAL-SUPERMARKET

Scheme as 20/04/2009

Issue F

SUMMARY:

Areas	A	B	C	Total
CPSO Residential	8889	8700	3712	21301
CPSO Retail	272	1835	644	2751
CPSO Supermarket		2585		2585
CPSO Medical			3719	3719
CPSO TOTAL	9161	13120	8075	30356

NFA Residential	7111	6992	2899	17002
NFA Retail	248	1317	303	1868
NFA Supermarket		2500		2500
NFA Medical			3357	3357
NFA TOTAL	7359	10809	6559	24727

NSA Residential	8711	8718	3335	20764
NSA Retail	248	1317	303	1868
NSA Supermarket		2500		2500
NSA Medical			3785	3785
NSA Total	8959	12535	7423	28917

Footprint	1510	1560	1521	4591
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Car Park Spaces	No.
Total	529

Dwelling Size	A	B	C	Total	Actual mix.
Small (less than 60 sqm)	27	16	6	49	22.9
Medium (between 60 and 90sqm)	44	45	27	116	54.2
Large (greater than 90 sqm)	20	24	5	49	22.9
Total	91	85	38	214	100.0

Type	A	B	C	Total	Actual mix	Range
1 Bed	32	16	6	54	25.2	50-74 m2
2 Bed	59	55	32	146	68.2	72-101 m2
3 Bed		14		14	6.5	106-121 m2
Total	91	85	38	214	100.0	

BUILDING A

LEVEL 02	CPSO RESI 1108	CPSO RETAIL 272	No apart.	11
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Apart.no.	No.	Type	Internal	External	Courtyard	NSA Total	Car spaces
1.01	2		88	10	39	137	1.2
1.02	2+M		99	10	58	167	1.2
1.03	1+M		59	10	57	126	1.0
1.04	2		81	11	57	149	1.2
1.05	2+S		93	17	64	174	1.2
1.06	1		57	11	28	96	1.0
1.07	2+M		85	11	40	136	1.2
1.08	2+S		93	17	64	174	1.2
1.09	2		82	11	57	150	1.2
1.10	1		58	10	39	107	1.0
1.11	2+M		85	11	28	124	1.2
			880	129	531	1540	12.6
1.12	Retail		248			248	
			248	0	0	248	0

LEVEL 03	CPSO RESI 1362	No apart.	14
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Apart.no.	No.	Type	Internal	External	Courtyard	NSA Total	Car spaces
2.01	2		88	10		98	1.2
2.02	2+M		99	10		109	1.2
2.03	1+M		59	10		69	1.0
2.04	2		81	11		92	1.2
2.05	2+S		93	17		110	1.2
2.06	1		57	11		68	1.0
2.07	2+M		85	11		96	1.2
2.08	2+S		93	17		110	1.2
2.09	2		82	11		93	1.2
2.10	1+M		59	10		69	1.0
2.11	1+S		74	14		88	1.0
2.12	2		84	10		94	1.2
2.13	2+M		85	11		96	1.2
2.14	1		57	11		68	1.0
			1096	164	0	1260	15.8

LEVEL 04	CPSO RESI 1362	No apart.	14
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Apart.no.	No.	Type	Internal	External	Courtyard	NSA Total	Car spaces
3.01	2		88	10		98	1.2
3.02	2+M		99	10		109	1.2
3.03	1+M		59	10		69	1.0
3.04	2		81	11		92	1.2

3.05	2+S	93	17		110	1.2
3.06	1	57	11		68	1.0
3.07	2+M	85	11		96	1.2
3.08	2+S	93	17		110	1.2
3.09	2	82	11		93	1.2
3.10	1+M	59	10		69	1.0
3.11	1+S	74	14		88	1.0
3.12	2	84	10		94	1.2
3.13	2+M	85	11		96	1.2
3.14	1	57	11		68	1.0
		1096	164	0	1260	15.8

LEVEL 05	CPSO RESI 1362	No apart.	14
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Apart.no.					NSA	
No.	Type	Internal	External	Courtyard	Total	Car spaces
4.01	2	88	10		98	1.20
4.02	2+M	99	10		109	1.20
4.03	1+M	59	10		69	1.00
4.04	2	81	11		92	1.20
4.05	2+S	93	17		110	1.20
4.06	1	57	11		68	1.00
4.07	2+M	85	11		96	1.20
4.08	2+S	93	17		110	1.20
4.09	2	82	11		93	1.20
4.10	1+M	59	10		69	1.00
4.11	1+S	74	14		88	1.00
4.12	2	84	10		94	1.20
4.13	2+M	85	11		96	1.20
4.14	1	57	11		68	1.00
		1096	164	0	1260	15.8

LEVEL 06	CPSO RESI 1362	No apart.	14
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Apart.no.					NSA	
No.	Type	Internal	External	Courtyard	Total	Car spaces
5.01	2	88	10		98	1.2
5.02	2+M	99	10		109	1.2
5.03	1+M	59	10		69	1.0
5.04	2	81	11		92	1.2
5.05	2+S	93	17		110	1.2
5.06	1	57	11		68	1.0
5.07	2+M	85	11		96	1.2
5.08	2+S	93	17		110	1.2
5.09	2	82	11		93	1.2
5.10	1+M	59	10		69	1.0
5.11	1+S	74	14		88	1.0
5.12	2	84	10		94	1.2
5.13	2+M	85	11		96	1.2
5.14	1	57	11		68	1.0
		1096	164	0	1260	15.8

LEVEL 07	CPSO RESI 1362	No apart.	14
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Apart.no.					NSA	
No.	Type	Internal	External	Courtyard	Total	Car spaces
6.01	2	88	10		98	1.20
6.02	2+M	99	10		109	1.20
6.03	1+M	59	10		69	1.00
6.04	2	81	11		92	1.20
6.05	2+S	93	17		110	1.20
6.06	1	57	11		68	1.00
6.07	2+M	85	11		96	1.20
6.08	2+S	93	17		110	1.20
6.09	2	82	11		93	1.20
6.10	1+M	59	10		69	1.00
6.11	1+S	74	14		88	1.00
6.12	2	84	10		94	1.20
6.13	2+M	85	11		96	1.20
6.14	1	57	11		68	1.00
		1096	164	0	1260	15.8

LEVEL 08	CPSO RESI 971	No apart.	10
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Apart.no.					NSA	
No.	Type	Internal	External	Courtyard	Total	Car spaces
7.01	1+M	59	10		69	1.00
7.02	2	81	11		92	1.20
7.03	2+S	93	17		110	1.20
7.04	1	57	11		68	1.00
7.05	2+M	85	11		96	1.20
7.06	2+S	93	17		110	1.20
7.07	2	82	11		93	1.20
7.08	1+M	59	10		69	1.00
7.09	2+M	85	11		96	1.20
7.10	1	57	11		68	1.00
		751	120	0	871	11.2

BUILDING B

LEVEL 01 CPSO SUPERMARKET 2585 CPSO RETAIL 1152						
Apart.no.					NSA	
No.	Type	Internal	External	Courtyard	Total	Car spaces
0.01	Retail	57			57	
0.02	Retail	86			86	
0.03	Retail	173			173	
0.04	Retail	149			149	
0.05	Retail	55			55	
0.06	Retail	183			183	
0.10	Supermarket	2500			2500	
		3203	0	0	3203	0
LEVEL 02 CPSO RESI 817 CPSO RETAIL 683 No apart. 7						
Apart.no.					NSA	
No.	Type	Internal	External	Courtyard	Total	Car spaces
1.13	2+S	93	17	24	134	1.2
1.14	2	82	11	57	150	1.2
1.15	2	76	10	73	159	1.2
1.16	2	99	10	58	167	1.2
1.17	2	88	10		98	1.2
1.18	2	72	10		82	1.2
1.19	2	72	10		82	1.2
		582	78	212	872	8.4
1.20	Retail	508			508	
1.21	Retail	106			106	
		614	0	0	614	0
LEVEL 03 CPSO RESI 1388 No apart. 14						
Apart.no.					NSA	
No.	Type	Internal	External	Courtyard	Total	Car spaces
2.15	2	77	8		85	1.2
2.16	1+M	59	10		69	1.0
2.17	2	81	11		92	1.2
2.18	2+M	89	16		105	1.2
2.19	2	74	8		82	1.2
2.20	2+M	78	9		87	1.2
2.21	3+M	117	21		138	2.0
2.22	2+S	93	17		110	1.2
2.23	2	82	11		93	1.2
2.24	1+M	59	10		69	1.0
2.25	2	77	8		85	1.2
2.26	3+M	117	21		138	2.0
2.27	2+M	73	10		83	1.2
2.28	2	74	8		82	1.2
		1150	168	0	1318	18.0
LEVEL 04 CPSO RESI 1388 No apart. 14						
Apart.no.					NSA	
No.	Type	Internal	External	Courtyard	Total	Car spaces
3.15	2	77	8		85	1.2
3.16	1+M	59	10		69	1.0
3.17	2	81	11		92	1.2
3.18	2+M	89	16		105	1.2
3.19	2	74	8		82	1.2
3.20	2+M	78	9		87	1.2
3.21	3+M	117	21		138	2.0
3.22	2+S	93	17		110	1.2
3.23	2	82	11		93	1.2
3.24	1+M	59	10		69	1.0
3.25	2	77	8		85	1.2
3.26	3+M	117	21		138	2.0
3.27	2+M	73	10		83	1.2
3.28	2	74	8		82	1.2
		1150	168	0	1318	18.0
LEVEL 05 CPSO RESI 1350 No apart. 18						
Apart.no.					NSA	
No.	Type	Internal	External	Courtyard	Total	Car spaces
4.15	2	77	8		85	1.2
4.16	1+M	59	10		69	1.0
4.17	1	56	11		67	1.0
4.18	1	56	11		67	1.0
4.19	2	98	17		115	1.2
4.20	2	101	11		112	1.2
4.21	1	50	6		56	1.0
4.22	2	78	9		87	1.2
4.23	3+M	117	21		138	2.0
4.24	1	56	11		67	1.0
4.25	1	56	11		67	1.0
4.26	1+M	59	10		69	1.0
4.27	2	77	8		85	1.2
4.28	3+M	117	21		138	2.0
4.29	2	72	10		82	1.2
4.30	1	54	7		61	1.0
4.31	2	101	11		112	1.2
4.32	2	98	17		115	1.2
		1382	210	0	1592	21.6

LEVEL 06		CPSO RESI 1436			No apart.		10
Apart.no.					NSA		
No.	Type	Internal	External	Courtyard	Total	Car spaces	
5.15	2	77	8		85	1.2	
5.16	3+S	106	18		124	2.0	
5.17	1	50	6		56	1.0	
5.18	2+M	78	9		87	1.2	
5.19	3+M	117	21		138	2.0	
5.20	3+S	106	18		124	2.0	
5.21	2	77	8		85	1.2	
5.22	3+M	117	21		138	2.0	
5.23	2	72	9		81	1.2	
5.24	1	56	6		62	1.0	
		856	124	0	980	14.8	

LEVEL 07		CPSO RESI 1388			No apart.		14
Apart.no.					NSA		
No.	Type	Internal	External	Courtyard	Total	Car spaces	
6.15	2	77	8		85	1.2	
6.16	1+M	59	10		69	1.0	
6.17	2	81	11		92	1.2	
6.18	2+M	89	16		105	1.2	
6.19	2	74	8		82	1.2	
6.20	2+M	78	9		87	1.2	
6.21	3+M	117	21		138	2.0	
6.22	2+S	93	17		110	1.2	
6.23	2	82	11		93	1.2	
6.24	1+M	59	10		69	1.0	
6.25	2	77	8		85	1.2	
6.26	3+M	117	21		138	2.0	
6.27	2+M	73	10		83	1.2	
6.28	2	74	8		82	1.2	
		1150	168	0	1318	18.0	

LEVEL 08		CPSO RESI 933			No apart.		8
Apart.no.					NSA		
No.	Type	Internal	External	Terrace	Total	Car spaces	
7.11	3+S	121	21	244	386	2.0	
7.12	2+M	89	17		106	1.2	
7.13	2	74	7		81	1.2	
7.14	2+M	78	9		87	1.2	
7.15	2+S	93	17		110	1.2	
7.16	3+S	121	21	244	386	2.0	
7.17	2	72	10		82	1.2	
7.18	2	74	8		82	1.2	
		722	110	488	1320	11.2	

BUILDING C

LEVEL 01 CPSO RETAIL 644							
Apart.no.					NSA		
No.	Type	Internal	External	Courtyard	Total	Car spaces	
0.11	Retail	303			303		
		303			303	0.0	
LEVEL 02 CPSO MEDICAL 997							
Apart.no.					NSA		
No.	Type	Internal	External	Courtyard	Total	Car spaces	
1.21	Medical	905	112		1017		
		905	112	0	1017	0.0	
LEVEL 03 CPSO MEDICAL 1361							
Apart.no.					NSA		
No.	Type	Internal	External	Courtyard	Total	Car spaces	
2.29	Medical	1226	158		1384		
		1226	158	0	1384	0.0	
LEVEL 04 CPSO MEDICAL 1361							
Apart.no.					NSA		
No.	Type	Internal	External	Courtyard	Total	Car spaces	
2.29	Medical	1226	158		1384		
		1226	158	0	1384	0.0	
LEVEL 05 CPSO RESIDENTIAL 1361 No apart. 14							
Apart.no.					NSA		
No.	Type	Internal	External	Courtyard	Total	Car spaces	
4.01	2+M	99	10		109	1.2	
4.02	2	88	10		98	1.2	
4.03	2+M	85	11		96	1.2	
4.04	1	57	11		68	1.0	
4.05	2+S	92	17		109	1.2	
4.06	2	81	11		92	1.2	
4.07	2	65	8		73	1.2	
4.08	2+S	72	17		89	1.2	
4.09	1	57	11		68	1.0	
4.10	2+M	85	11		96	1.2	
4.11	2	84	10		94	1.2	
4.12	2	73	14		87	1.2	
4.13	2	65	8		73	1.2	
4.14	2	78	11		89	1.2	
		1081	160	0	1241	16.4	
LEVEL 06 CPSO RESIDENTIAL 1361 No apart. 14							
Apart.no.					NSA		
No.	Type	Internal	External	Courtyard	Total	Car spaces	
5.01	2+M	99	10		109	1.2	
5.02	2	88	10		98	1.2	
5.03	2+M	85	11		96	1.2	
5.04	1	57	11		68	1.0	
5.05	2+S	92	17		109	1.2	
5.06	2	81	11		92	1.2	
5.07	2	65	8		73	1.2	
5.08	2+S	72	17		89	1.2	
5.09	1	57	11		68	1.0	
5.10	2+M	85	11		96	1.2	
5.11	2	84	10		94	1.2	
5.12	2	73	14		87	1.2	
5.13	2	65	8		73	1.2	
5.14	2	78	11		89	1.2	
		1081	160	0	1241	16.4	
LEVEL 07 CPSO RESIDENTIAL 990 No apart. 10							
Apart.no.					NSA		
No.	Type	Internal	External	Courtyard	Total	Car spaces	
6.01	2+M	85	11		96	1.2	
6.02	1	57	11		68	1.0	
6.03	2+S	92	17		109	1.2	
6.04	2	81	11		92	1.2	
6.05	2	65	8		73	1.2	
6.06	2+S	72	17		89	1.2	
6.07	1	57	11		68	1.0	
6.08	2+M	85	11		96	1.2	
6.09	2	65	8		73	1.2	
6.10	2	78	11		89	1.2	
		737	116	0	853	11.6	