

Housing Quality Assessment

Broomhill Road  
 Job No: 1914  
 Date: 02/09/21



DEVELOPMENT STANDARDS	Description	Beds/ Persons	GFA sqm	Storage Area sqm	Balcony/ Patio Size sqm	Living Room Width m	Agg. Living Area sqm	Bedroom Widths m	Agg. Bedroom Area sqm	Communal Amenity space sqm
Sustainable Urban Housing Design Standards for New Apartments 2018	1 bedroom apartment	1B/ 2P	45 sqm	3 sqm	5 sqm	3.3 m	23 sqm	Single 2.1m	11.4 sqm	5 sqm
	2 bedroom apartment	2B/ 3P	63 sqm	5 sqm	6 sqm	3.6m	28 sqm	Double 2.8m	20.1 sqm	6 sqm
		2B/ 4P	73 sqm	6 sqm	7 sqm	3.6m	30 sqm		24.4 sqm	7 sqm
3 bedroom apartment	3B/ 6P	90 sqm	9 sqm	9 sqm	3.8m	34 sqm		31.5 sqm	9 sqm	

**BLOCK A**

Part V Units :

LEVEL 00	Apart. Type	Description	Beds/ Persons	Required GFA sqm	GFA sqm	Required GFA achieved (%)	Required Storage Area sqm	Storage Area sqm	Required Balcony/ Patio Size sqm	Balcony/ Patio Size sqm	Required Living Room Width m	Living Room Width m	Required Agg. Living/Dining/Kitchen Area sqm	Agg. Living Area sqm	Required Minimum Bedroom Widths m	Minimum Bedroom Widths m	Required Agg. Bedroom Area sqm	Agg. Bedroom Area sqm	Aspect	Orientation
	3A	3 bedroom apartment	3B/5P	90	95.7	1.06333333	9	9.4	9	15.7	3.8	5.1	34	34.2	2.8	2.8	31.5	33	Dual	North + West
	1C	1 bedroom apartment	1B/2P	45	50.9	1.13111111	3	3.1	5	10.3	3.3	3.91	23	28.8	2.8	2.8	11.4	12.1	Dual	South + West
	1A	1 bedroom apartment	1B/2P	45	45	1	3	2.9	5	12.4	3.3	3.3	23	25.3	2.8	2.8	11.4	11.7	Dual	South + East
	2B	2 bedroom apartment	2B/4P	73	80.6	1.10410959	6	6.1	7	10	3.6	3.75	30	38.4	2.8	3	24.4	24.8	Dual	North + South
	2B	2 bedroom apartment	2B/4P	73	80.6	1.10410959	6	6.1	7	10	3.6	3.75	30	38.4	2.8	3	24.4	24.8	Dual	North + South
	1A	1 bedroom apartment	1B/2P	45	45	1	3	2.9	5	12.4	3.3	3.3	23	25.3	2.8	2.8	11.4	11.7	Dual	South + West
	1B	1 bedroom apartment	1B/2P	45	52.4	1.16444444	3	3.3	5	9.4	3.3	3.75	23	31.8	2.8	2.8	11.4	11.4	Dual	South + East
	2A	2 bedroom apartment	2B/4P	73	81	1.10958904	6	6.6	7	15.7	3.6	4.1	30	37.4	2.8	2.8	24.4	25	Dual	North + East

LEVEL 01	Apart. Type	Description	Beds/ Persons	Required GFA sqm	GFA sqm	Required GFA achieved (%)	Required Storage Area sqm	Storage Area sqm	Required Balcony/ Patio Size sqm	Balcony/ Patio Size sqm	Required Living Room Width m	Living Room Width m	Required Agg. Living/Dining/Kitchen Area sqm	Agg. Living Area sqm	Required Minimum Bedroom Widths m	Minimum Bedroom Widths m	Required Agg. Bedroom Area sqm	Agg. Bedroom Area sqm	Aspect	Orientation
	3A	3 bedroom apartment	3B/5P	90	95.7	1.06333333	9	9.4	9	10.2	3.8	5.1	34	34.2	2.8	2.8	31.5	33	Dual	North + West
	2D	2 bedroom apartment	2B/4P	73	77.3	1.05890411	6	4.1	7	7.2	3.6	4.31	30	36	2.8	2.8	24.4	25.1	Dual	South + West
	2C	2 bedroom apartment	2B/4P	73	73	1	6	4.1	7	7.2	3.6	3.9	30	34.5	2.8	2.8	24.4	24.7	Dual	South + East
	2B	2 bedroom apartment	2B/4P	73	80.6	1.10410959	6	6.1	7	7	3.6	3.75	30	38.4	2.8	3	24.4	24.8	Dual	North + South
	2B	2 bedroom apartment	2B/4P	73	80.6	1.10410959	6	6.1	7	7	3.6	3.75	30	38.4	2.8	3	24.4	24.8	Dual	North + South
	2C	2 bedroom apartment	2B/4P	73	73	1	6	4.1	7	7.2	3.6	3.9	30	34.5	2.8	2.8	24.4	24.7	Dual	South + West
	2A	2 bedroom apartment	2B/4P	73	81	1.10958904	6	6.6	7	15.2	3.6	4.1	30	37.4	2.8	2.8	24.4	25	Dual	South + East
	2I	2 bedroom apartment	2B/4P	73	78.5	1.07534247	6	6.4	7	7	3.6	3.8	30	30.6	2.8	2.8	24.4	25	Dual	North + East

LEVEL 02	Apart. Type	Description	Beds/ Persons	Required GFA sqm	GFA sqm	Required GFA achieved (%)	Required Storage Area sqm	Storage Area sqm	Required Balcony/ Patio Size sqm	Balcony/ Patio Size sqm	Required Living Room Width m	Living Room Width m	Required Agg. Living/Dining/Kitchen Area sqm	Agg. Living Area sqm	Required Minimum Bedroom Widths m	Minimum Bedroom Widths m	Required Agg. Bedroom Area sqm	Agg. Bedroom Area sqm	Aspect	Orientation
	3A	3 bedroom apartment	3B/5P	90	95.7	1.06333333	9	9.4	9	10.2	3.8	5.1	34	34.2	2.8	2.8	31.5	33	Dual	North + West
	2D	2 bedroom apartment	2B/4P	73	77.3	1.05890411	6	4.1	7	7.2	3.6	4.31	30	36	2.8	2.8	24.4	25.1	Dual	South + West
	2C	2 bedroom apartment	2B/4P	73	73	1	6	4.1	7	7.2	3.6	3.9	30	34.5	2.8	2.8	24.4	24.7	Dual	South + East
	2B	2 bedroom apartment	2B/4P	73	80.6	1.10410959	6	6.1	7	7	3.6	3.75	30	38.4	2.8	3	24.4	24.8	Dual	North + South
	2B	2 bedroom apartment	2B/4P	73	80.6	1.10410959	6	6.1	7	7	3.6	3.75	30	38.4	2.8	3	24.4	24.8	Dual	North + South
	2C	2 bedroom apartment	2B/4P	73	73	1	6	4.1	7	7.2	3.6	3.9	30	34.5	2.8	2.8	24.4	24.7	Dual	South + West
	2A	2 bedroom apartment	2B/4P	73	81	1.10958904	6	6.6	7	15.2	3.6	4.1	30	37.4	2.8	2.8	24.4	25	Dual	South + East
	2I	2 bedroom apartment	2B/4P	73	78.5	1.07534247	6	6.4	7	7	3.6	3.8	30	30.6	2.8	2.8	24.4	25	Dual	North + East

LEVEL 03	Apart. Type	Description	Beds/ Persons	Required GFA sqm	GFA sqm	Required GFA achieved (%)	Required Storage Area sqm	Storage Area sqm	Required Balcony/ Patio Size sqm	Balcony/ Patio Size sqm	Required Living Room Width m	Living Room Width m	Required Agg. Living/Dining/Kitchen Area sqm	Agg. Living Area sqm	Required Minimum Bedroom Widths m	Minimum Bedroom Widths m	Required Agg. Bedroom Area sqm	Agg. Bedroom Area sqm	Aspect	Orientation
	3A	3 bedroom apartment	3B/5P	90	95.7	1.06333333	9	9.4	9	10.2	3.8	5.1	34	34.2	2.8	2.8	31.5	33	Dual	North + West
	2D	2 bedroom apartment	2B/4P	73	77.3	1.05890411	6	4.1	7	7.2	3.6	4.31	30	36	2.8	2.8	24.4	25.1	Dual	South + West
	2C	2 bedroom apartment	2B/4P	73	73	1	6	4.1	7	7.2	3.6	3.9	30	34.5	2.8	2.8	24.4	24.7	Dual	South + East
	2B	2 bedroom apartment	2B/4P	73	80.6	1.10410959	6	6.1	7	7	3.6	3.75	30	38.4	2.8	3	24.4	24.8	Dual	North + South
	2B	2 bedroom apartment	2B/4P	73	80.6	1.10410959	6	6.1	7	7	3.6	3.75	30	38.4	2.8	3	24.4	24.8	Dual	North + South
	2C	2 bedroom apartment	2B/4P	73	73	1	6	4.1	7	7.2	3.6	3.9	30	34.5	2.8	2.8	24.4	24.7	Dual	South + West
	2A	2 bedroom apartment	2B/4P	73	81	1.10958904	6	6.6	7	15.2	3.6	4.1	30	37.4	2.8	2.8	24.4	25	Dual	South + East
	2I	2 bedroom apartment	2B/4P	73	78.5	1.07534247	6	6.4	7	7	3.6	3.8	30	30.6	2.8	2.8	24.4	25	Dual	North + East

LEVEL 04	Apart. Type	Description	Beds/ Persons	Required GFA sqm	GFA sqm	Required GFA achieved (%)	Required Storage Area sqm	Storage Area sqm	Required Balcony/ Patio Size sqm	Balcony/ Patio Size sqm	Required Living Room Width m	Living Room Width m	Required Agg. Living/Dining/Kitchen Area sqm	Agg. Living Area sqm	Required Minimum Bedroom Widths m	Minimum Bedroom Widths m	Required Agg. Bedroom Area sqm	Agg. Bedroom Area sqm	Aspect	Orientation
	3A	3 bedroom apartment	3B/5P	90	95.7	1.06333333	9	9.4	9	10.2	3.8	5.1	34	34.2	2.8	2.8	31.5	33	Dual	North + West
	2D	2 bedroom apartment	2B/4P	73	77.3	1.05890411	6	4.1	7	7.2	3.6	4.31	30	36	2.8	2.8	24.4	25.1	Dual	South + West







