

Update to the residential design standards SPD

Questionnaire

Amendments to the Residential Design Standards SPD were approved after Planning Committee and Cabinet on Wednesday 23 March. The main amendments include:

- Factual updates to reflect new core strategy policy
- Adding in additional guidance on minimum dwelling sizes

Consultation started on Friday 11 March 2011 and will end at 5pm on Thursday 2 June 2011. You can check also these dates on the consultations webpage at <http://www.southwark.gov.uk/consultations>

All comments must be received by 5pm Thursday 2 June 2011.

If you have any questions you have on this document email: planningpolicy@southwark.gov.uk or phone: 0207 525 5471

You can also find the document on our website at : www.southwark.gov.uk
Home>Planning>Planning policy>Supplementary planning documents and guidance>Residential design standards SPD

Please use this form to set out your objection to, or representation in support of, the draft residential design standards supplementary planning document.

	1. Your name and address	If you are submitting a response on behalf of someone other than yourself please state your agent's name and address:
Name:		
Line 1:		
Line 2:		
Line 3:		
Postcode:		
Tel:		
Email:		
Organisation:		

Minimum dwelling sizes - adopted residential design standards SPD 2008

Dwelling size	Studio	1 Bed	2 Bed	3 Bed	4 Bed
Overall floor area	32.5	45	60	75	90

Minimum dwelling sizes - draft updated residential design standards SPD 2011

Development type	Dwelling type (bedroom/persons)	Essential GIA (sqm)	
Flats	Studios	36	
	1b2p	50	
	2b3p	61	
	2b4p	70	
	2b average	66	
	3b4p	74	
	3b5p	86	
	3b6p	95	
	3b average	85	
	4b5p	90	
	4b6p	99	
	4+b average	95	
	2 storey houses	2b4p	83
		3b4p	87
3b5p		96	
3b average		92	
4b5p		100	
4b6p		107	
3 storey houses	4+b average	104	
	3b5p	102	
	4b5p	106	
	4b6p	113	
	4+b average	110	

When designing homes for more than six persons developers should allow approximately 10 sqm per extra person.

2. Do you agree that we should increase dwelling sizes

Yes, I agree:

No, I disagree

3. Are the standards we have set out are adequate?

Yes:

No:

2. Do you have any other comments