

This drawing may be scaled with reference to the scale bar for planning application purposes only. Do not scale for any other purpose, use only annotated dimensions. All dimensions are to be checked by parties using the drawing, and any errors or omissions are to be reported to Weston & Co Architects Ltd.

Rev.	Date	Note	Author	Checked



PROPERTIES WITH HMO USE LISTED ON RBC REGISTER:

226 Wokingham Road

RBC ARTICLE 4 AREA ACCEPTABLE HMO DENSITY: 25%

If 232 & 234 are counted as 2no. dwellings:

Total number of properties within density calculation (within 50 metre radius):
12

Total number of properties with HMO use within density calculation listed on RBC register (within 50 metre radius):
1 property (listed above & coloured on plan)

Existing HMO density percentage (within 50 metre radius):
1/12 = 8.3%

Proposed HMO density percentage (within 50 metre radius):
2/12 = 16%

If 232 & 234 are counted as 10no. dwellings:

Total number of properties within density calculation (within 50 metre radius):
20

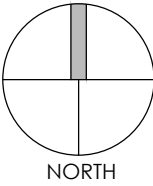
Total number of properties with HMO use within density calculation listed on RBC register (within 50 metre radius):
1 property (listed above & coloured on plan)

Existing HMO density percentage (within 50 metre radius):
1/20 = 5%

Proposed HMO density percentage (within 50 metre radius):
2/20 = 10%

HMO DENSITY TEST PLAN

Blue line indicates 50m radius measured from front door of 230 Wokingham Road



Project	Refurbishment & Extension 230 Wokingham Road Reading RG6 1JS					Drawing	HMO Density Test Plan			
						Job-Dwg Number	20013-PL-11		Rev.	-
Client	Turner Property Ltd.					WESTON + CO ARCHITECTS Watlington House 44 Watlington Street Reading, RG1 4RJ T. 0118 375 0252 www.weston-co.com				
Status	Planning									
Scale	1/500		Sheet Size A3							
Author	KK	Checked	CTW	Date	19/08/2021					