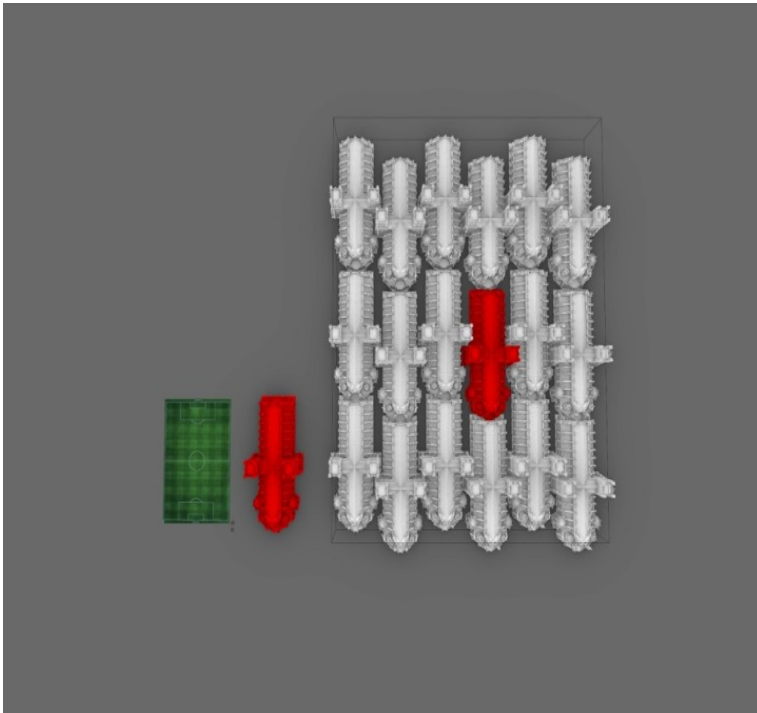


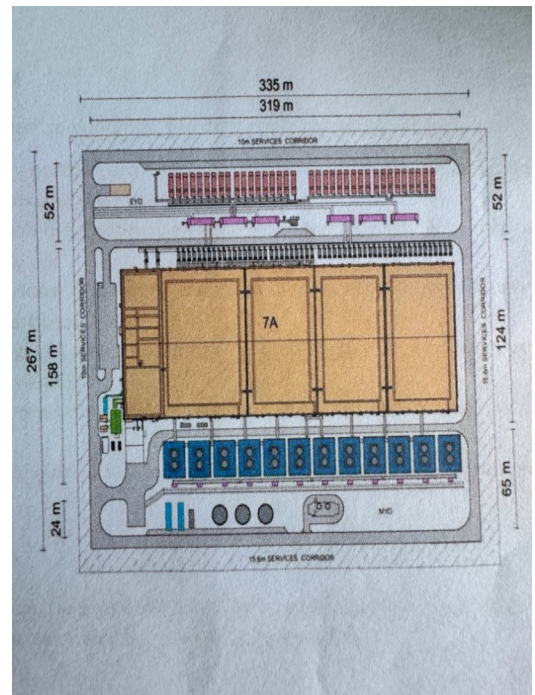
Two buildings footprints big enough for 18 Exeter Cathedrals each!

DC4 and DC5, the two largest buildings on the site, are not warehouses. Here is their actual scale, in the developer's own figures.

- Each footprint measures 335 metres by 267 metres, **approximately 9 hectares (22 acres) of ground footprint per building**, according to the developer's own briefing to Torridge District Council.
- The Data hall 7A is 156m x 319m and is 40 metres tall.
- Exeter Cathedral is 117 metres long and around 42 metres wide across the transepts. Each of these two buildings could house Exeter Cathedral 18 times over.
- That is two of the five buildings. DC1, DC2 and DC3 at 15 metres high add further ground coverage, alongside cooling equipment, substations and internal roads.

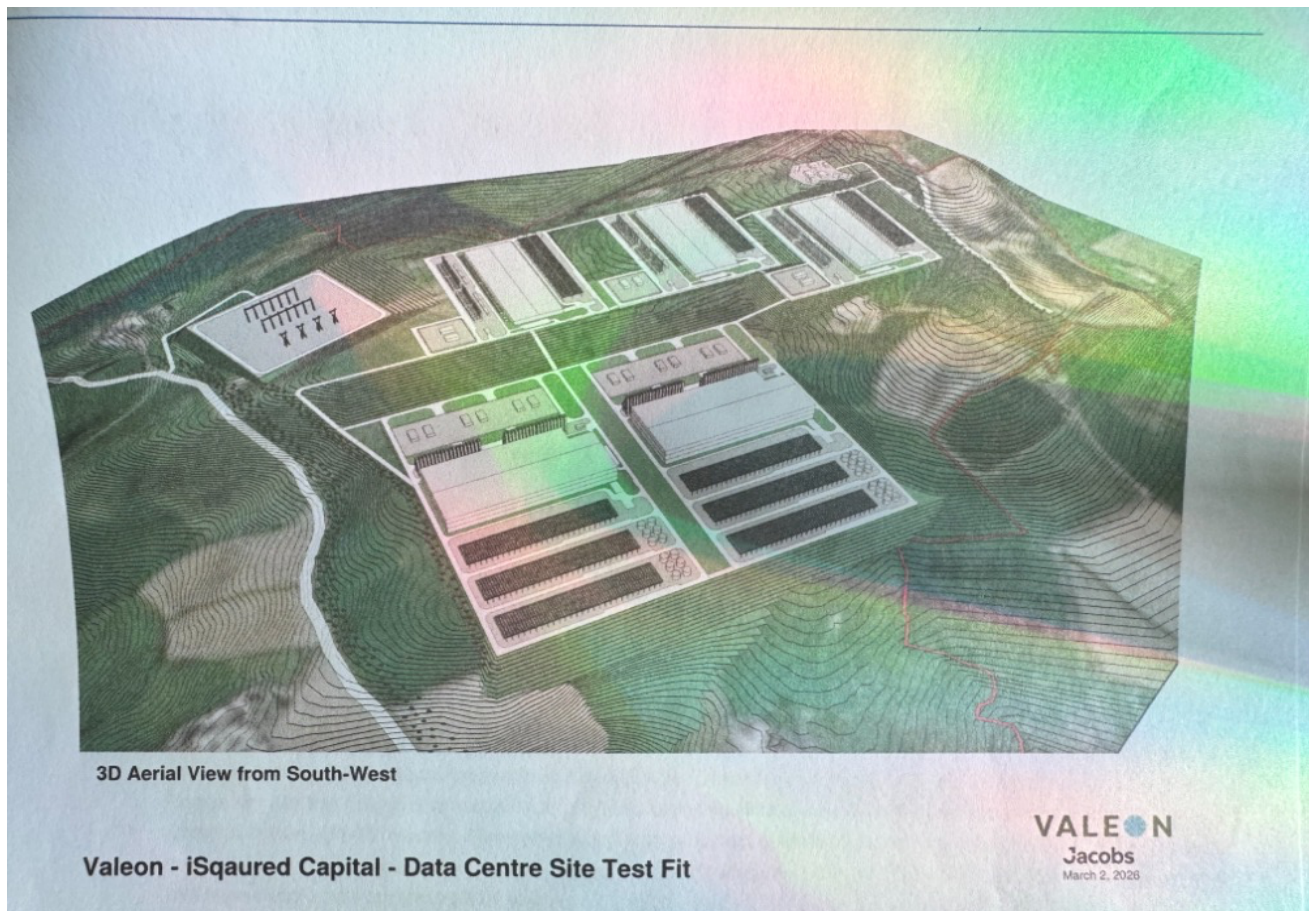


A to-scale model: eighteen Exeter Cathedral footprints (grey, one highlighted in red) tiled inside the outline of one large building, with a football pitch shown alongside for reference.



The developer's own detailed floor plan, "Figure 2", from the same April 2026 briefing to Torridge District Council. The 335m and 267m dimensions are labelled on the drawing itself.

Key point: Each of the two largest buildings alone could swallow Exeter Cathedral's whole footprint eighteen times. There will be two of them, plus three more buildings.



The developer's own 3D test-fit image, "Figure 6: 3D aerial view from the south-west", from the same April 2026 briefing to Torrington District Council.

Site Layout

The five data centre buildings are not the whole picture. The developer's own briefing lists what else the campus includes, all within the same 750-acre application boundary.

- **A utility-owned 400kV switchyard and substation in the northern part of the site, connected to the National Grid transmission network and the Xlinks landing point.**
- A main site entrance off the existing Darracott Road (south-east), with a security gatehouse appropriate to the facility's security tier.
- The existing Darracott Road retained in its current alignment as the primary southern boundary of the facility.
- A relocated public right of way (footpath), re-routed to the site perimeter, connecting the operational data centre campus to the community.
- Three stormwater retention basins in the western area, providing sustainable drainage and an ecological amenity zone (Furze Farm).
- **The site's Grade II listed buildings, to be preserved and repurposed as a Data Centre Visitor Centre.**
- A cluster of Grade II designated buildings on the eastern portion of the site are proposed for relocation and adaptive reuse as data centre campus visitors centre

Sources: Arthian Ltd, "Valeon Data Centre Campus, Update for Torrington" (Doc Ref 319327-REP-LPA-001, 13 April 2026), prepared for Stratus Data Development Ltd, sections 2.3-2.5 and Figures 2 and 6. Exeter Cathedral dimensions per published cathedral records (117m long, approximately 42m wide across the transepts). Scale model produced by a friend of Devon Data Centre & BESS Action Group.

This sheet should be read in conjunction with Information Sheet 2.

Produced by the Devon Data Centre & BESS Action Group. This sheet is provided for public information and is not legal advice.