

BARRATT DEVELOPMENTS PLC
 (the 'Company')

Notification and public disclosure of transactions by persons discharging managerial responsibilities ('PDMRs') and persons closely associated ('PCAs') with them.

The Company announces the following share transactions undertaken by PDMRs:

Grant of Awards under the Barratt Developments Deferred Bonus Plan (the 'DBP')

Further to the disclosure in the Company's 2024 Annual Report and Accounts in respect of the deferral into shares of one-third of any bonus earned for the financial year ended 30 June 2024, the Company announces that it has granted the following awards on 24 September 2024 to each of the Executive Directors of the Company under the DBP:

Details of the award are set out below.

	Role	Number of shares under award
David Thomas	Chief Executive	75,458
Steven Boyes	Chief Operating Officer & Deputy Chief Executive	60,868
Mike Scott	Chief Financial Officer	46,436

The number of shares over which the award was granted was calculated based on a share price of 497.56 pence per share, being the average of the closing middle-market quotations, as derived from the daily official list of the Stock Exchange, for the first five dealing days following the date of the final results announcement of the Company for the financial year ended 30 June 2024.

The DBP Awards will be subject to a continued employment condition for a period of three years, commencing 24 September 2024. At the end of the three years, the shares will be released to the participants, subject to the payment of any tax and national insurance liability due on the shares at that time. No matching shares have been granted against the DBP Awards. These shares will accrue a dividend equivalent.

Vesting of Awards under the DBP

In 2021, David Thomas and Steven Boyes were granted awards over 52,138 shares and 41,263 shares respectively, under the DBP in respect of their bonuses earned in excess of 100% of salary for the financial year ended 30 June 2021. These awards vested on 24 September 2024 and 27,596 shares were transferred to David Thomas and 21,840 shares were transferred to Steven Boyes. David Thomas and Steven Boyes sold 24,542 and 19,423 shares respectively at 496.549 pence per share to cover the tax and NI due on release.

Following the above transactions, the Company confirms that at the date of this announcement, each of the Executive Directors, and the persons closely associated with them, hold the following number of options and awards over Ordinary Shares of 10 pence each in the Company:

Executive Director	Role	Total number of shares under option and/or award
David Thomas	Chief Executive	904,212
Steven Boyes	Chief Operating Officer & Deputy Chief Executive	732,647
Mike Scott	Chief Financial Officer	498,166

In addition, the Company confirms that, at the date of this announcement, each of the Directors of the Company, and the persons closely associated with them, hold the following number of ordinary shares of 10 pence each in the Company:

Director/PDMR	Role	Number of Shares
Caroline Silver	Chair	10,000
David Thomas	Chief Executive	1,354,426
Steven Boyes	Chief Operating Officer & Deputy Chief Executive	750,075
Mike Scott	Chief Financial Officer	69,832
Katie Bickerstaffe	Non-Executive Director	8,489
Jock Lennox	Non-Executive Director	10,000
Jasi Halai	Non-Executive Director	12,581
Nigel Webb	Non-Executive Director	12,660

The Notification of Dealing Form for the above transaction is set out below.

Notification of Dealing Form

1	Details of the person discharging managerial responsibilities / person closely associated	
a)	Name	David Thomas

2	Reason for the notification	
a)	Position/status	Chief Executive
b)	Initial notification /Amendment	Initial notification
3	Details of the issuer, emission allowance market participant, auction platform, auctioneer or auction monitor	
a)	Name	Barratt Developments PLC
b)	LEI	2138006R85VEOF5YNK29
4.1	Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted	
a)	Description of the financial instrument, type of instrument Identification code	Ordinary Shares of 10 pence ISIN: GB0000811801
b)	Nature of the transaction	Grant of a Conditional Award under the Barratt Developments Deferred Bonus Plan
c)	Price(s) and volume(s)	75,458 shares awarded at no cost
d)	Aggregated information - Aggregated volume - Price	N/A - Single Transaction
e)	Date of the transaction	24 September 2024
f)	Place of the transaction	Outside a trading venue

1	Details of the person discharging managerial responsibilities / person closely associated	
a)	Name	David Thomas
2	Reason for the notification	
a)	Position/status	Chief Executive
b)	Initial notification /Amendment	Initial notification
3	Details of the issuer, emission allowance market participant, auction platform, auctioneer or auction monitor	
a)	Name	Barratt Developments PLC
b)	LEI	2138006R85VEOF5YNK29
4.1	Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted	
a)	Description of the financial instrument, type of instrument Identification code	Ordinary Shares of 10 pence ISIN: GB0000811801
b)	Nature of the transaction	Vesting of Shares under the Barratt Developments Deferred Bonus Plan
c)	Price(s) and volume(s)	52,138 shares
d)	Aggregated information - Aggregated volume - Price	N/A - Single Transaction
e)	Date of the transaction	24 September 2024
f)	Place of the transaction	Outside a trading venue
4.2	Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of	

	transaction; (iii) each date; and (iv) each place where transactions have been conducted	
a)	Description of the financial instrument, type of instrument Identification code	Ordinary Shares of 10 pence ISIN: GB0000811801
b)	Nature of the transaction	Sale of shares to cover tax and NI liability on the vesting of awards under the Barratt Developments Deferred Bonus Plan
c)	Price(s) and volume(s)	24,542 shares sold at £4.96549 per share
d)	Aggregated information - Aggregated volume - Price	N/A - Single Transaction
e)	Date of the transaction	24 September 2024
f)	Place of the transaction	XLON

Notification of Dealing Form - Steven Boyes

1	Details of the person discharging managerial responsibilities / person closely associated	
a)	Name	Steven Boyes
2	Reason for the notification	
a)	Position/status	Chief Operating Officer and Deputy Chief Executive
b)	Initial notification /Amendment	Initial notification
3	Details of the issuer, emission allowance market participant, auction platform, auctioneer or auction monitor	
a)	Name	Barratt Developments PLC
b)	LEI	2138006R85VEOF5YNK29
4.1	Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted	
a)	Description of the financial instrument, type of instrument Identification code	Ordinary Shares of 10 pence ISIN: GB0000811801
b)	Nature of the transaction	Grant of a Conditional Award under the Barratt Developments Deferred Bonus Plan
c)	Price(s) and volume(s)	60,868 shares awarded at no cost
d)	Aggregated information - Aggregated volume - Price	N/A - Single Transaction
e)	Date of the transaction	24 September 2024
f)	Place of the transaction	Outside a trading venue

1	Details of the person discharging managerial responsibilities / person closely associated	
a)	Name	Steven Boyes
2	Reason for the notification	
a)	Position/status	Chief Operating Officer and Deputy Chief Executive
b)	Initial notification /Amendment	Initial notification
3	Details of the issuer, emission allowance market participant, auction platform, auctioneer or auction monitor	

a)	Name	Barratt Developments PLC
b)	LEI	2138006R85VEOF5YNK29
4.1	Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted	
a)	Description of the financial instrument, type of instrument Identification code	Ordinary Shares of 10 pence ISIN: GB0000811801
b)	Nature of the transaction	Vesting of Shares under the Barratt Developments Deferred Bonus Plan
c)	Price(s) and volume(s)	41,263 shares
d)	Aggregated information - Aggregated volume - Price	N/A - Single Transaction
e)	Date of the transaction	24 September 2024
f)	Place of the transaction	Outside a trading venue
4.2	Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted	
a)	Description of the financial instrument, type of instrument Identification code	Ordinary Shares of 10 pence ISIN: GB0000811801
b)	Nature of the transaction	Sale of shares to cover tax and NI liability on the vesting of awards outlined in 4.1
c)	Price(s) and volume(s)	19,423 shares sold at £4.96549 per share
d)	Aggregated information - Aggregated volume - Price	N/A - Single Transaction
e)	Date of the transaction	24 September 2024
f)	Place of the transaction	XLON

Notification of Dealing Form - Mike Scott

1	Details of the person discharging managerial responsibilities / person closely associated	
a)	Name	Mike Scott
2	Reason for the notification	
a)	Position/status	Chief Financial Officer
b)	Initial notification /Amendment	Initial notification
3	Details of the issuer, emission allowance market participant, auction platform, auctioneer or auction monitor	
a)	Name	Barratt Developments PLC
b)	LEI	2138006R85VEOF5YNK29
4.1	Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted	
a)	Description of the financial instrument, type of instrument Identification code	Ordinary Shares of 10 pence ISIN: GB0000811801
b)	Nature of the transaction	Grant of a Conditional Award under the Barratt Developments Deferred Bonus Plan

		Deferred Bonus Plan
c)	Price(s) and volume(s)	46,436 shares awarded at no cost
d)	Aggregated information - Aggregated volume - Price	N/A - Single Transaction
e)	Date of the transaction	24 September 2024
f)	Place of the transaction	Outside a trading venue

This notification is made in accordance with the requirements of the UK Market Abuse Regulation.

For further information, please contact:

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