**From:** Claire Heathcote <cheathcote@nlpplanning.com>
**Sent:** 28 March 2013 17:47
**To:** Hannah Barker
**Cc:** Daniel Lampard; Jo Morin; Michael Lavender
**Subject:** Royal Coach - Revised Application Drawings [NLP-DMS.FID207085]
**Attachments:** 3299-P106d Proposed First Floor Plan.pdf; 3299-P107e Elevations as proposed.pdf; M02a Construction.pdf

**Follow Up Flag:** Follow up
**Flag Status:** Flagged

Hannah

Please find attached the three revised drawings for the Royal Coach. These drawings reflect the changes required by the EHO and as we have had to re-visit the roof area we have re-introduced the balustrade for completeness.

The attached plans replace the previously submitted proposed first floor plan (ref. 3299/P106D) and elevations (ref. 3299/P107D). We also submit a construction plan which sets out the requested kitchen extract plant.

We trust these are acceptable and you will be able to issue the decision notice.

Regards

Claire

**Claire Heathcote**
**Senior Planner**
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Nathaniel Lichfield & Partners Limited is registered in England, no. 2778116. Our registered office is at 14 Regent's Wharf, All Saints Street, London N1 9RL.

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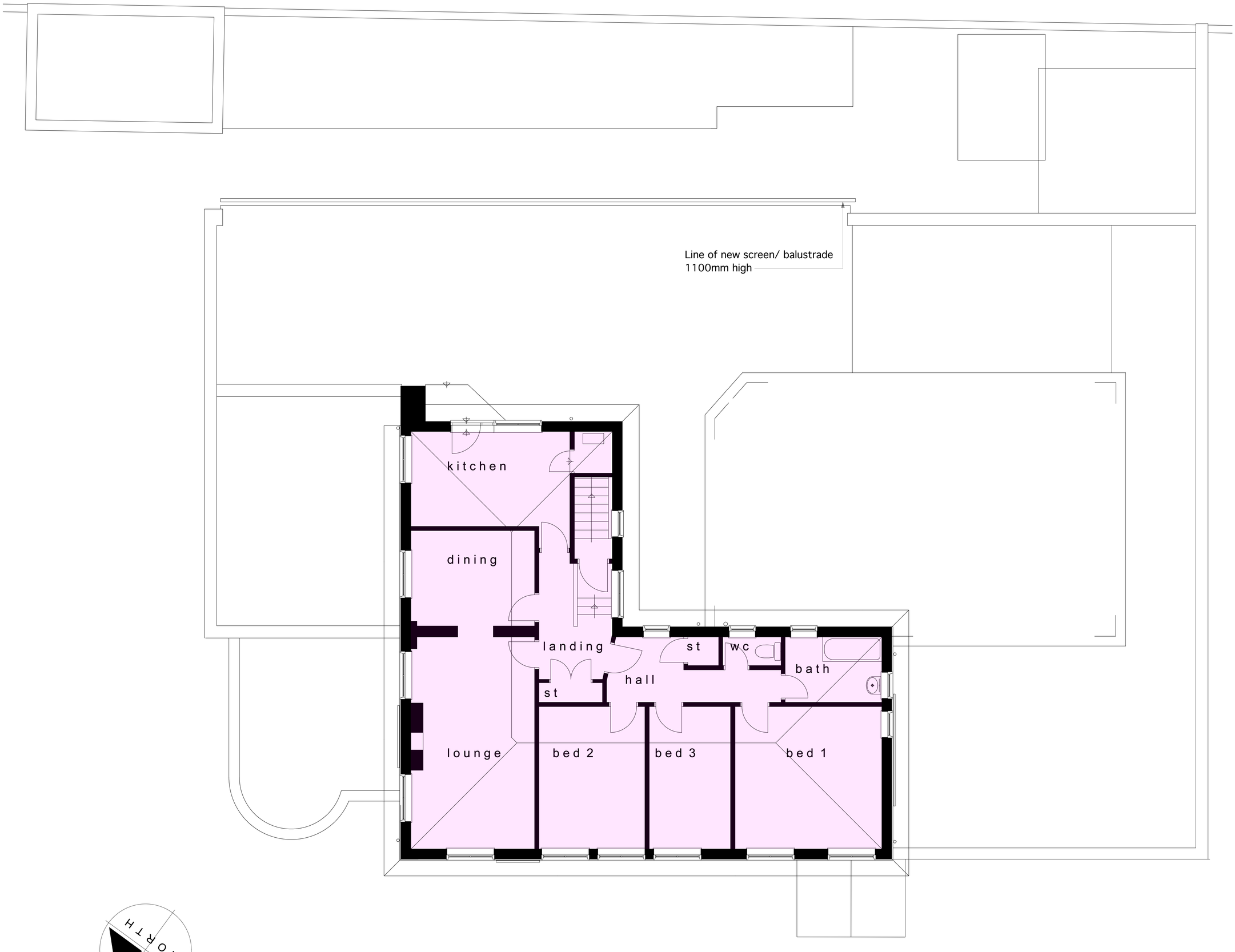
PROPOSED INTERNAL AREA = 115 sq m
SHOWN SHADED




| Rev | Date | Description | By |
|---|---|---|---|
| D | 5.3.13 | Line of screen/ balustrade added. | PA |
| C | 12.12.12 | INDICATIVE ROOF PLANT LOCATIONS SHOWN | ACR |
| B | 6.12.12 | AREA NOTED | ACR |
| A | 5.12.12 | MINOR AMENDMENTS | ACR |

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AXIOM ARCHITECTS

**Client**

MARSTON'S

Carter Lauren

**Project**

ROYAL COACH
SHOREHAM BY SEA

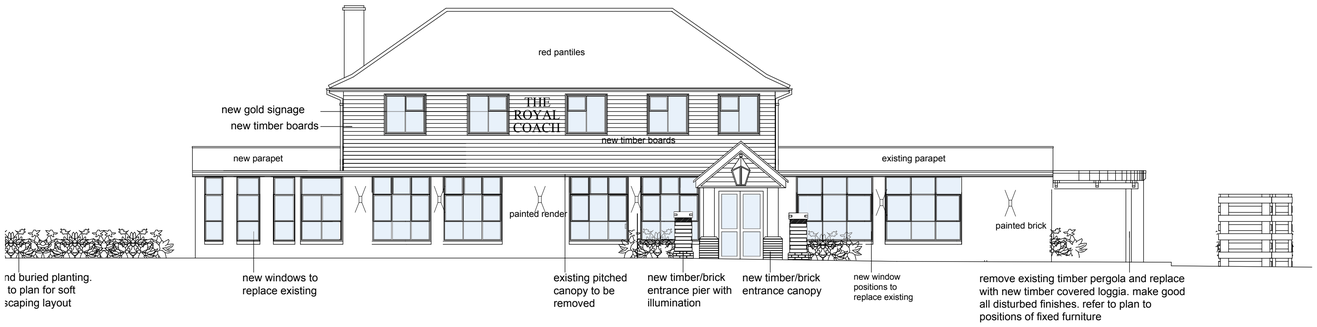
**Drawing**

**PROPOSED FIRST FLOOR**

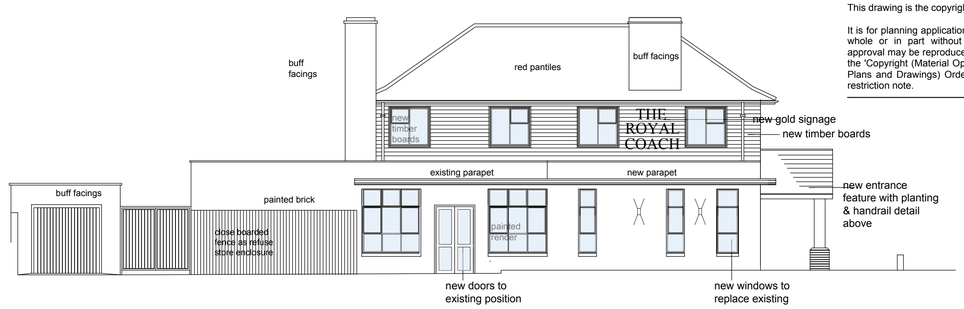
| Scale | Status | Date | Drawn | Checked |
|---|---|---|---|---|
| 1:100 @ A1 | PLANNING | 25.11.12 | ACR | |

**Drawing No.** **3299/P106**

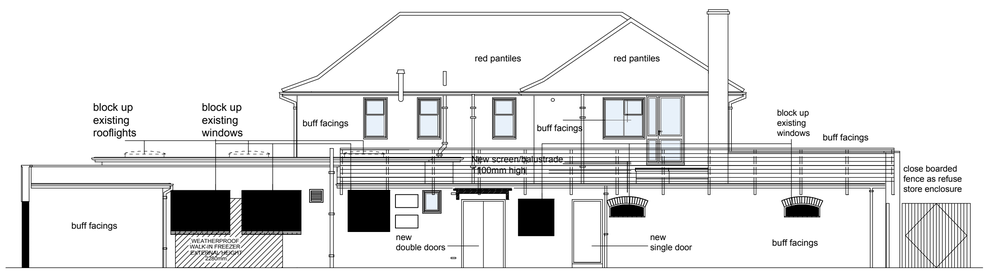
**Revision** **D**



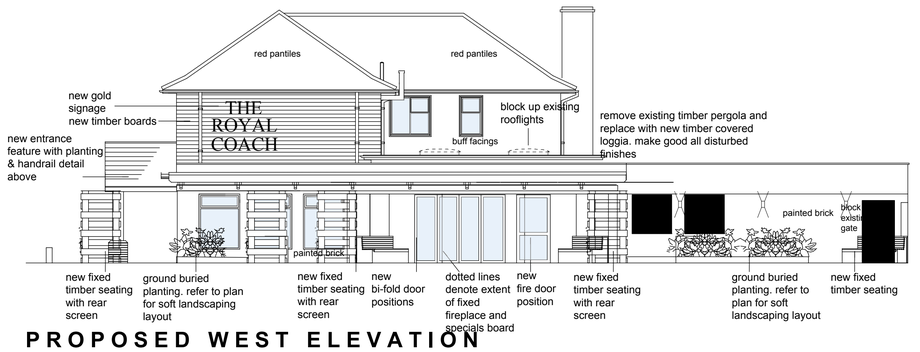

## PROPOSED NORTH ELEVATION




## PROPOSED EAST ELEVATION

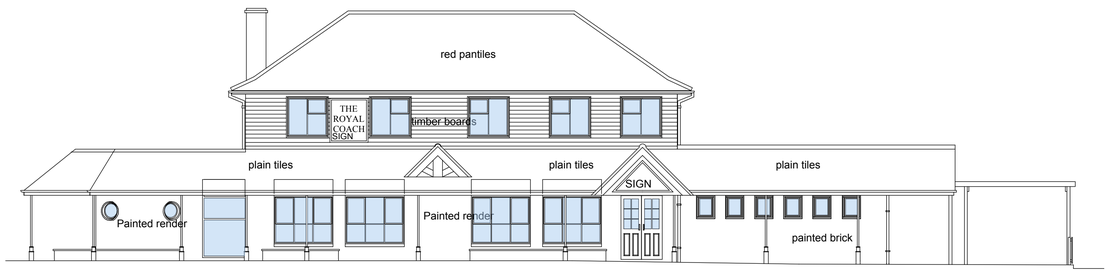



## PROPOSED SOUTH ELEVATION

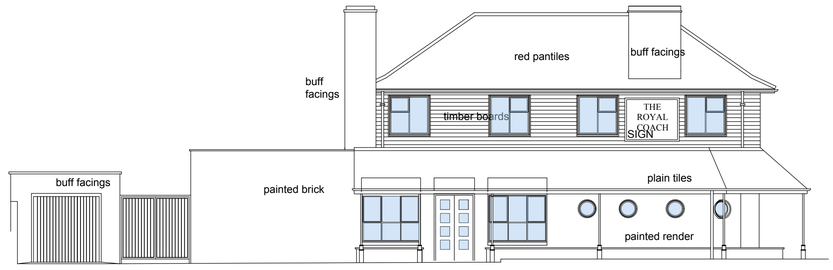



## PROPOSED WEST ELEVATION

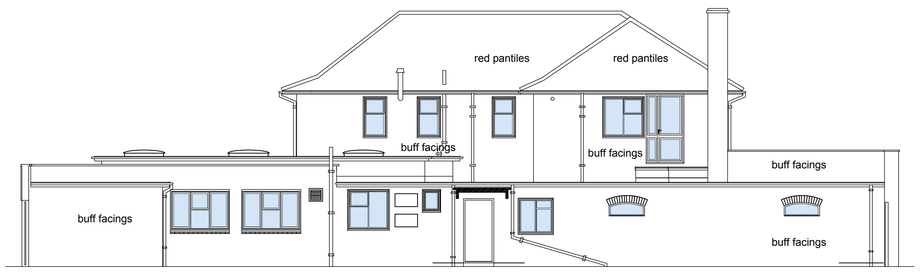
0 5 10 15 M



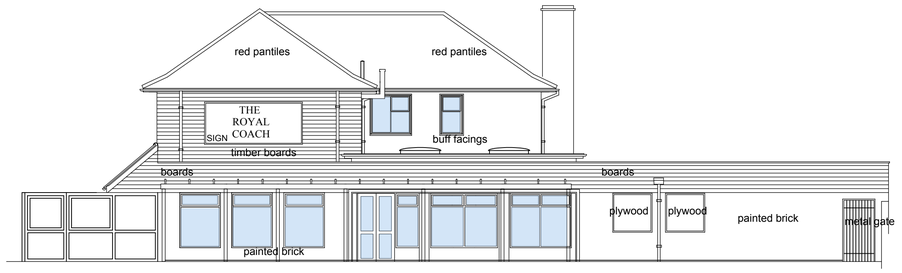

## EXISTING NORTH ELEVATION




## EXISTING EAST ELEVATION




## EXISTING SOUTH ELEVATION




## EXISTING WEST ELEVATION

0 5 10 15 M

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**external finishes**

apply minimum of 3 coats Johnstones Paints to:
existing Painted Render - Redecorate Johnstone's
Inspired Collection Cassius
apply minimum of 3 coats Johnstones Paints to:
existing Painted Brickwork - Redecorate Johnstone's Inspired Collection Cassius
apply minimum of 3 coats Johnstones Paints to:
new horizontal boarding to first floor - Decorate
Johnstone's Inspired Collection Blackmoore
apply minimum of 3 coats Johnstones Paints to:
existing & new Painted Fascia - Redecorate Johnstone's Inspired Collection Arun Wattle
apply minimum of 3 coats Johnstones Paints to:
existing Painted Doors - Redecorate Johnstone's
Inspired Collection Blackmore
apply minimum of 3 coats Johnstones Paints to:
existing Painted Window Frames First Floor- Redecorate Johnstone's Inspired Collection Blackmoore
apply minimum of 3 coats Johnstones Paints to:
existing Painted Window Frames Ground Floor-
Redecorate Johnstone's Inspired Collection Arun
Wattle
Rainwater goods - new black ogee guttering and
downpipes where required.
general note: ensure that all external joinery items
such as any fixed seating, pergolas, loggias, exernal booths, sleepers features and timber planters receive matching stain colour - ref: Cuprinol Wood Preserver - Chesnut

| Rev | Date | Description | By |
|---|---|---|---|
| E | 27.3.13 | Building lighting added | PA |
| D | 5.3.13 | Screen/balustrade added to South Elevation | PA |
| C | 28.2.13 | External decorations schedule added, Rope and post fence omitted. | PA |
| B | 13.2.13 | New extent of Loggia & terrace shown on proposed elevations | PA |
| A | 5.12.12 | Glass shaded. Rooflights shown being removed on proposed elevations | ACR |

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AXIOM ARCHITECTS

**Client**

MARSTON'S INNS AND TAVERNS
Carter Lauren

**Project**

ROYAL COACH
SHOREHAM BY SEA

**Drawing**

**PROPOSED & EXISTING ELEVATIONS**

| Scale | Status | Date | Drawn | Checked |
|---|---|---|---|---|
| 1:200 @ A1 | PLANNING | 26.11.12 | ACR | |

**Drawing No.** **Revision**

# 3299/P107 E

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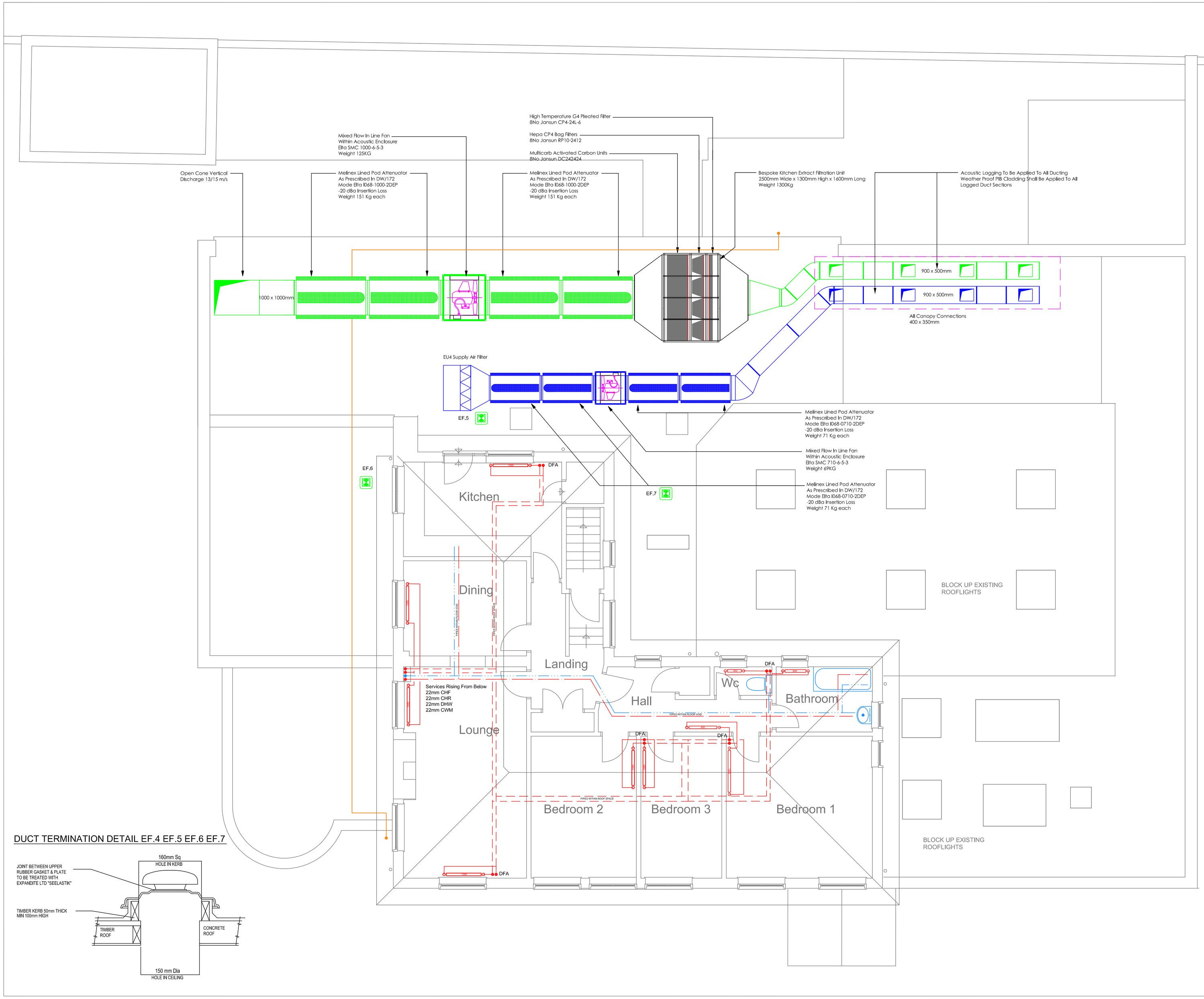
CHECK ALL DIMENSIONS ON SITE
DO NOT SCALE FROM THIS DRAWING

| Rev | Descriptions / Revisions / Notes | Date |
|---|---|---|
| A | Carbon Filtration Spec Change | 27.03.13 |
| | | |
| | | |
| | | |
| | | |




## DUCT TERMINATION DETAIL EF.4 EF.5 EF.6 EF.7




**NOTES**

BUILDERS WORKS
To include formation of wall, floor and ceiling openings *(50mm and above)* floor and wall chases.
Roof openings, up stands & weathering.
Ground works and reinstatement.
The final disposal of redundant plant, equipment and packing materials is to be by the builders, materials will be deposited in compliance with the site waste disposal policy in skips or at a designated disposal point.
ELECTRICAL SERVICES
All mechanical plant and equipment will be provided pre-wired for local final connection by the electrical contractor.
All power supplies for mechanical pant and equipment as described in the electrical schedule will be provided by the electrical contractor.
All controls for the ventilation installation will be free issue to the electrical contractor for wiring and installation as described in the electrical schedule.
Control wiring in connection with the heating, hot water and air conditioning systems will be carried out by the mechanical contractor.
GAS SERVICES
All gas supplies will be purged and tested terminating within 600mm of the required position with an appropriate gas isolation valve for others to connect appliances to and carry our Gas Safe certification.
Appliances supplied and installed by Kurton's will be connected to the gas supply commissioned tested and Gas Safe certified
HOT & COLD WATER
Services will left within 600mm of the required position fitted with an isolation valves only. Check valves, flow controls and thermostats ect, should be supplied and installed by the company installing the equipment, to comply with the Water Regulations and By-Laws
Appliances and equipment supplied and installed by Kurton's will be connected to the hot and cold water services with the appropriate check valve, flow control and thermostat, to comply with the Water Regulations and By-Laws
WASTE OUTLETS
Wastes will left within 600mm of the required position with an open end for the company supplying the equipment to connect with the appropriate trap, tundish ect to comply with the Water Regulations and By-Laws
Appliances and equipment supplied and installed by Kurton's will be connected to the waste with the appropriate trap, tundish ect to comply with the Water Regulations and By-Laws.
VENTILATION DUCTING
All extract ducting is installed in full compliance with DW144 (non fire rated) and is of galvinised metal construction spiral or rectangular, where flexible ducting is used to connect to grille boxes lengths should be no longer tan 1000mm
KITCHEN CANOPIES
Canopies and all associated kitchen ventilation systems will be installed to DW172 useing non fire rated ducting.
Canopies must be fitted to block or brick walls, not be fitted to walls made of combustible materials.
Where canopies and or extract may come into contact with to combustible materials the main contractor must ensure the combustible material is fire clad.
Access hatches will be installed to allow cleaning over the entire length of the extract duct, the main contractor is to provide access to these cleaning hatches.
The architect should provide the mechanical contractor with a fire strategy drawing and advise of any fire officer requirements in connection with the kitchen ventilation installation.
Fire suppression systems are not included within our design.
Sound attenuation of ventilation systems are not included within our design.
Filtration of cooking exhaust products are not included within our design

MECHANICAL KEY

- New Sanitary Ware
- New Steel Panel Radiator
- Hot Water Distribution
- Mains Cold Water
- LTHW Heating Concealed
- LTHW Heating Surface

Secondary Hot Water Circulation Omited For Clarity, To Be Within 1m Of All Drawing Points.

Gas Safe Register

# Construction

KURTON'S
MECHANICAL SERVICES ENGINEERS

Client
MARSTON'S
INNS AND TAVERNS

Project
THE HOUSE BOAT
(Formally The Royal Coach)

Title
FIRST FLOOR
MECHANICAL LAYOUT

| Drawn | Date | Scale |
|---|---|---|
| M.J.K | March 2013 | 1:50@A1 |
| **Approved** | **Date** | **Project No.** |
| M.J.K | March 2013 | 0000 |
| **Drawing No.** | | **Revision** |
| MJK / 102 / 02 | | A |