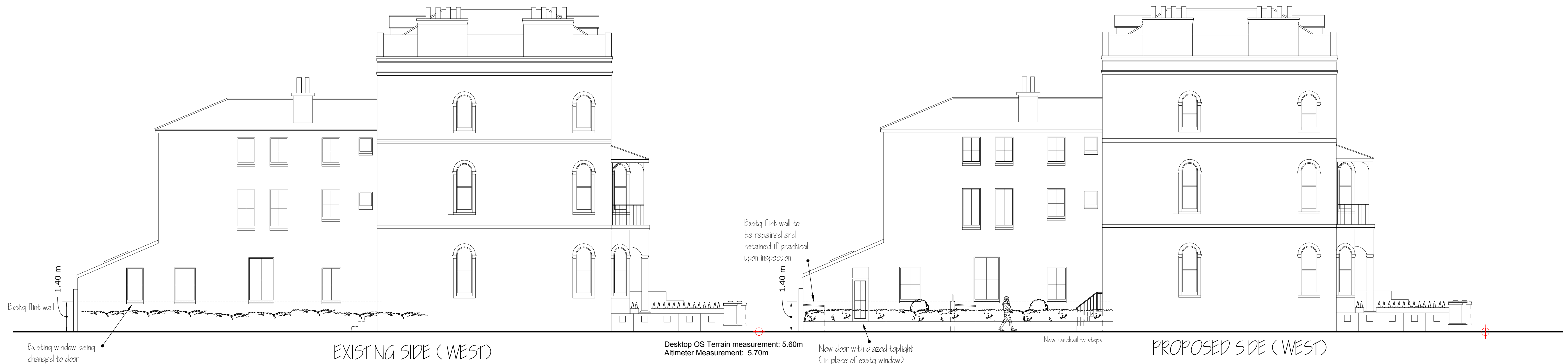




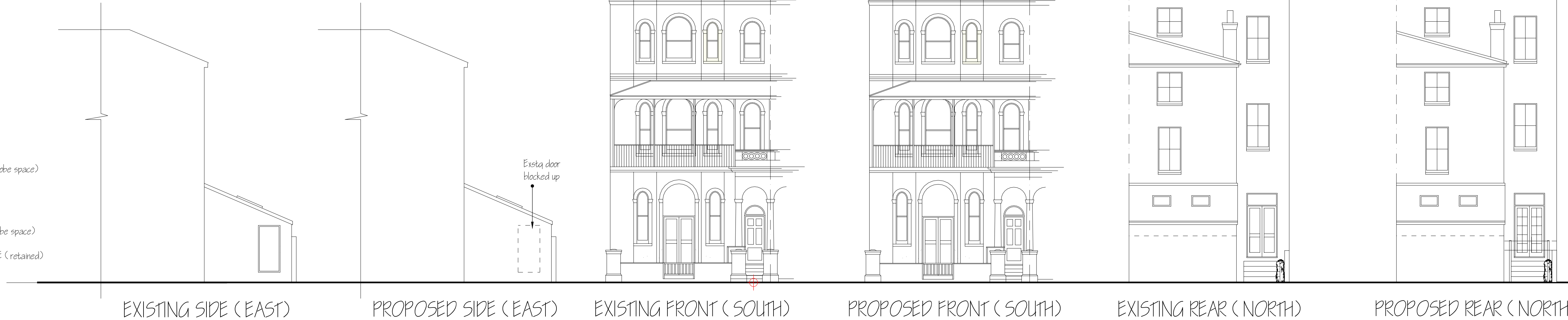
PROPOSED CONVERSION FROM
EXISTING BAR INTO 2x1 BEDROOM
GROUND FLOOR FLATS
(existing flats upstairs unaffected)

EXISTING TOTAL SITE AREA = 216.19m²

GFF 1 = 54.76m² TOTAL GIA
BEDROOM = 14.10m² - DOUBLE
OUTSIDE SPACE (side) = 14.50m²
OUTSIDE SPACE (front) = 26.08m²
STORAGE = 1.54m² (incl allowable wardrobe space)

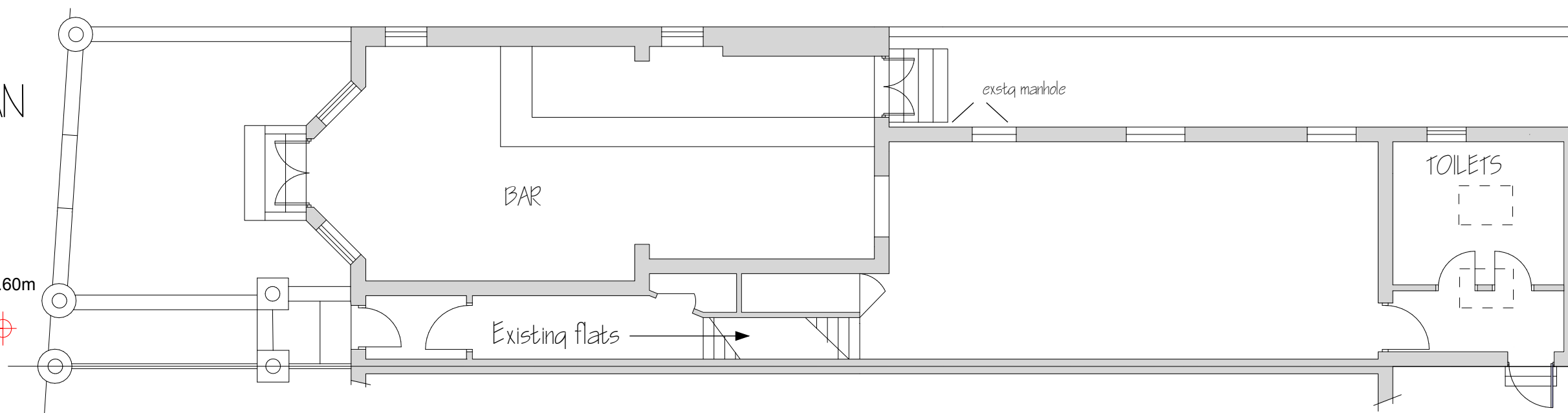
GFF 2 = 55.05m² TOTAL GIA
BEDROOM = 15.05m² - DOUBLE
OUTSIDE SPACE (side) = 11.10m²
STORAGE = 1.61m² (incl allowable wardrobe space)

EXISTING FLATS UPSTAIRS - NO CHANGE (retained)



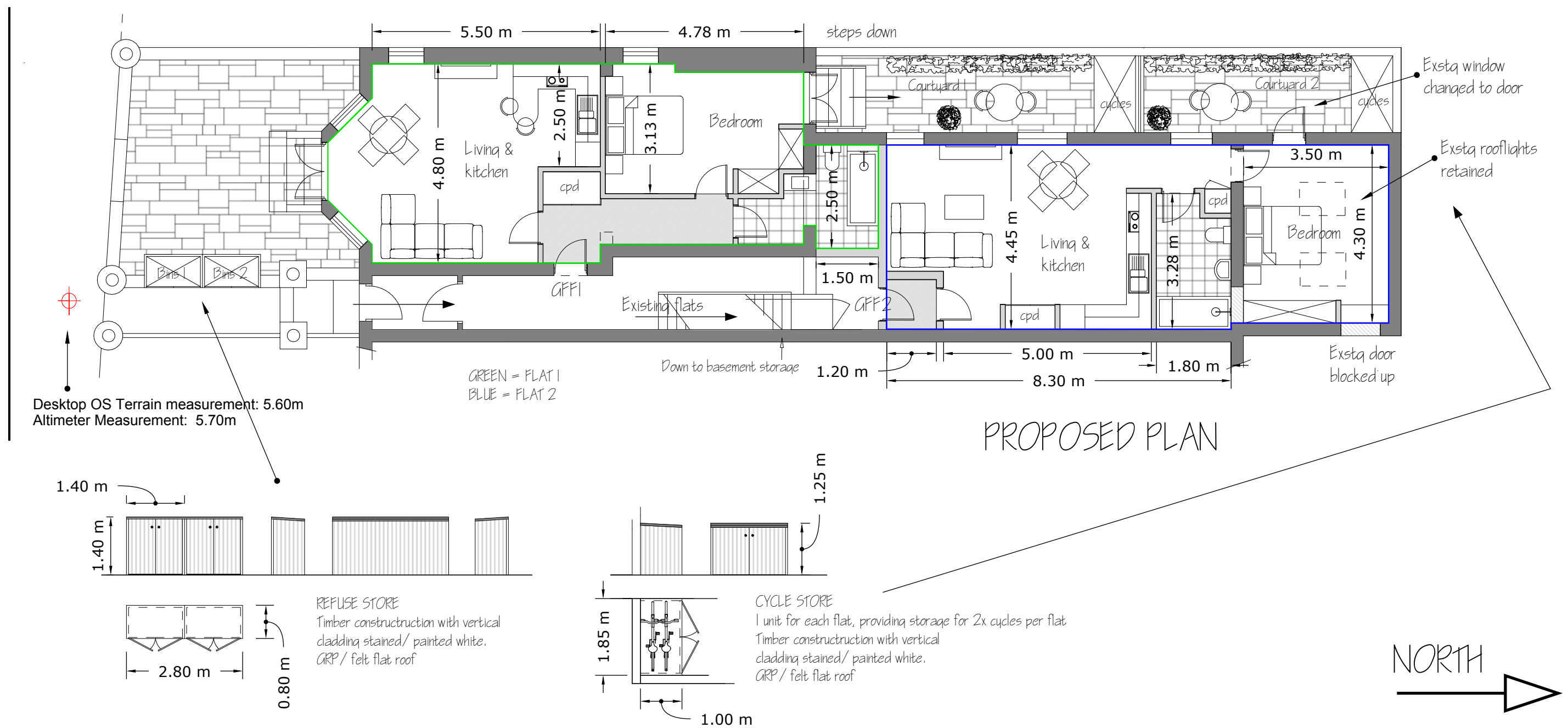
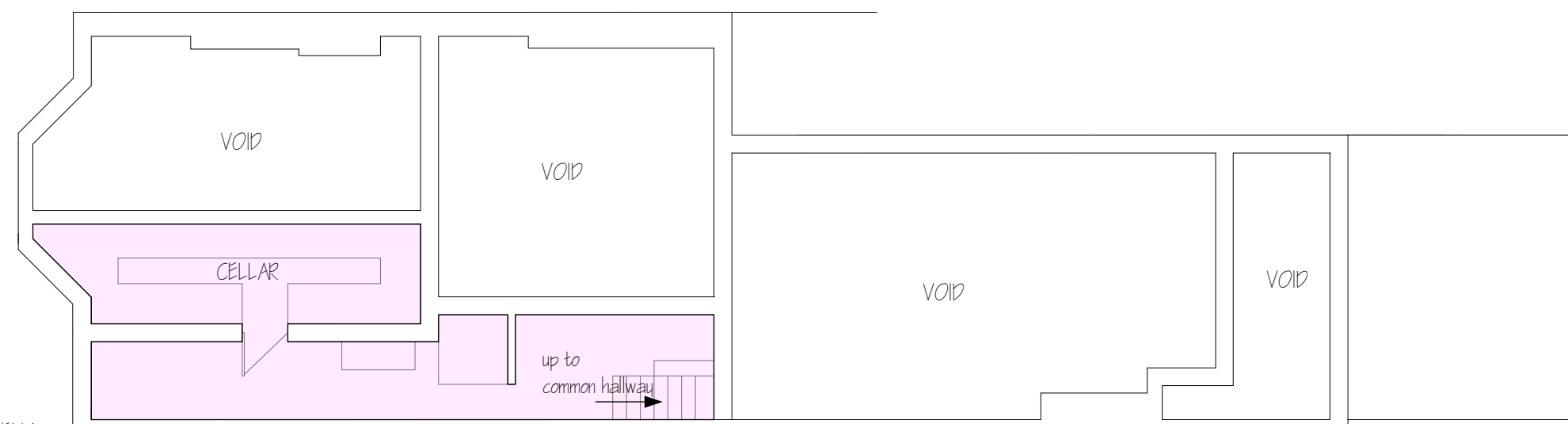
EXISTING PLAN

Desktop OS Terrain measurement: 5.60m
Altimeter Measurement: 5.70m



BASEMENT

LOW CEILING HEIGHT - STORAGE / SERVICES ONLY
NO CHANGES AS PART OF APPLICATION / DEVELOPMENT



PROPOSED PLAN

