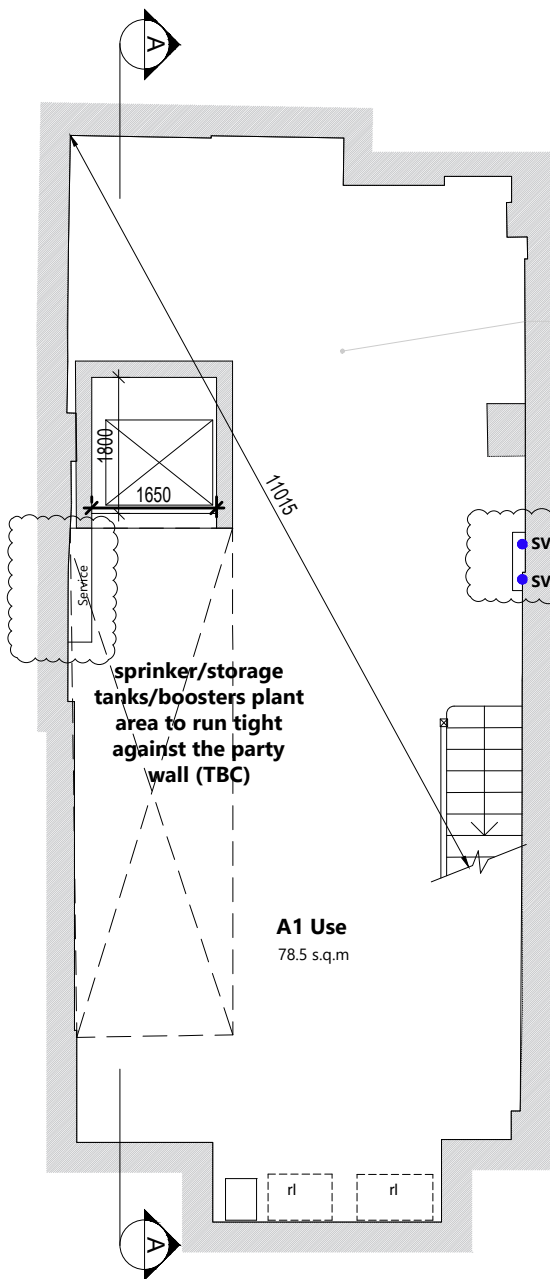
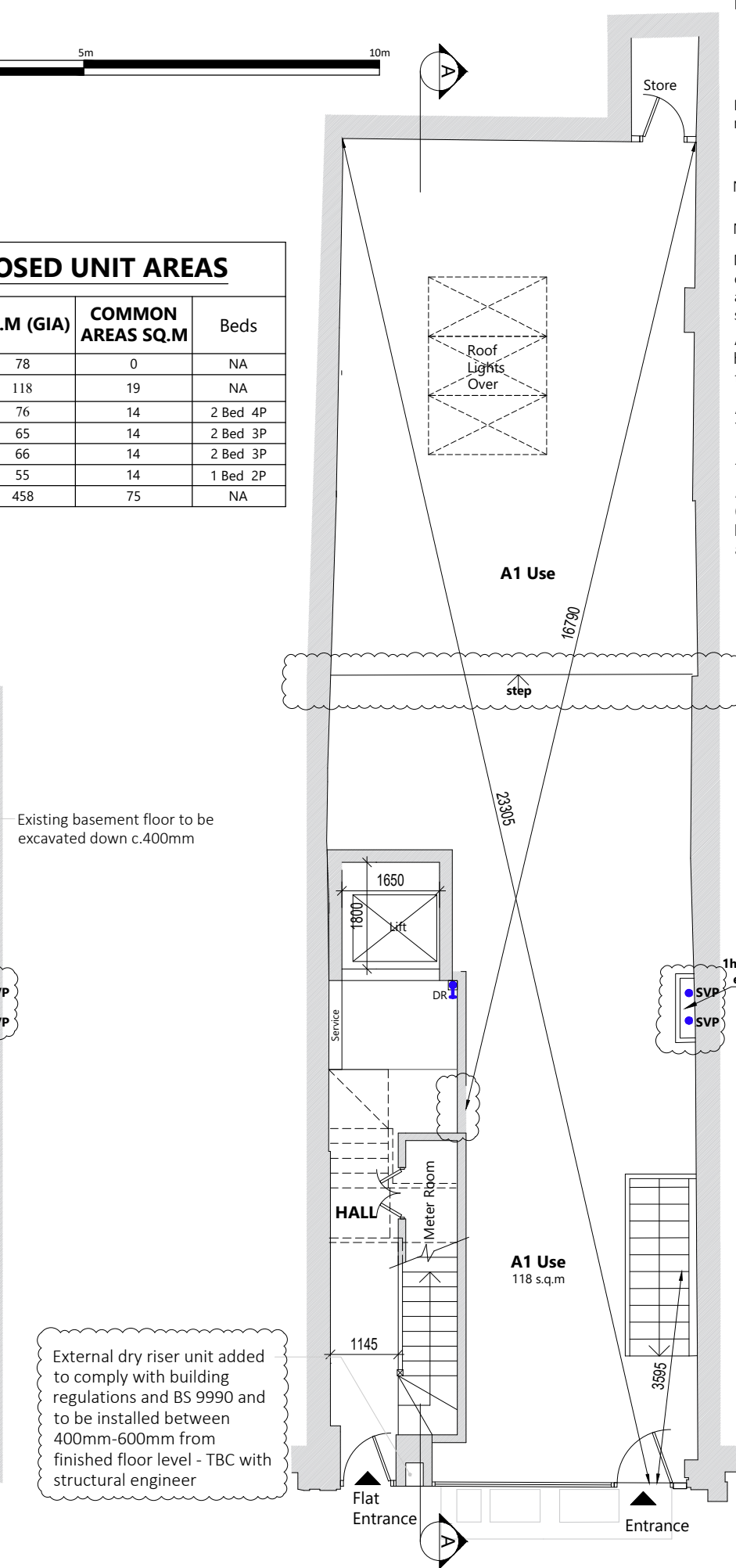


PROPOSED UNIT AREAS

UNIT	SQ.M (GIA)	COMMON AREAS SQ.M	Beds
Basement A1 Use	78	0	NA
Ground Floor A1 Use	118	19	NA
First Floor Flat	76	14	2 Bed 4P
Second Floor Flat	65	14	2 Bed 3P
Third Floor Flat	66	14	2 Bed 3P
Fourth Floor Flat	55	14	1 Bed 2P
Total Areas	458	75	NA



BASEMENT FLOOR PLAN



GROUND FLOOR PLAN

Existing flat roof to be retained

Existing boundary wall to be retained

New conc coping stone

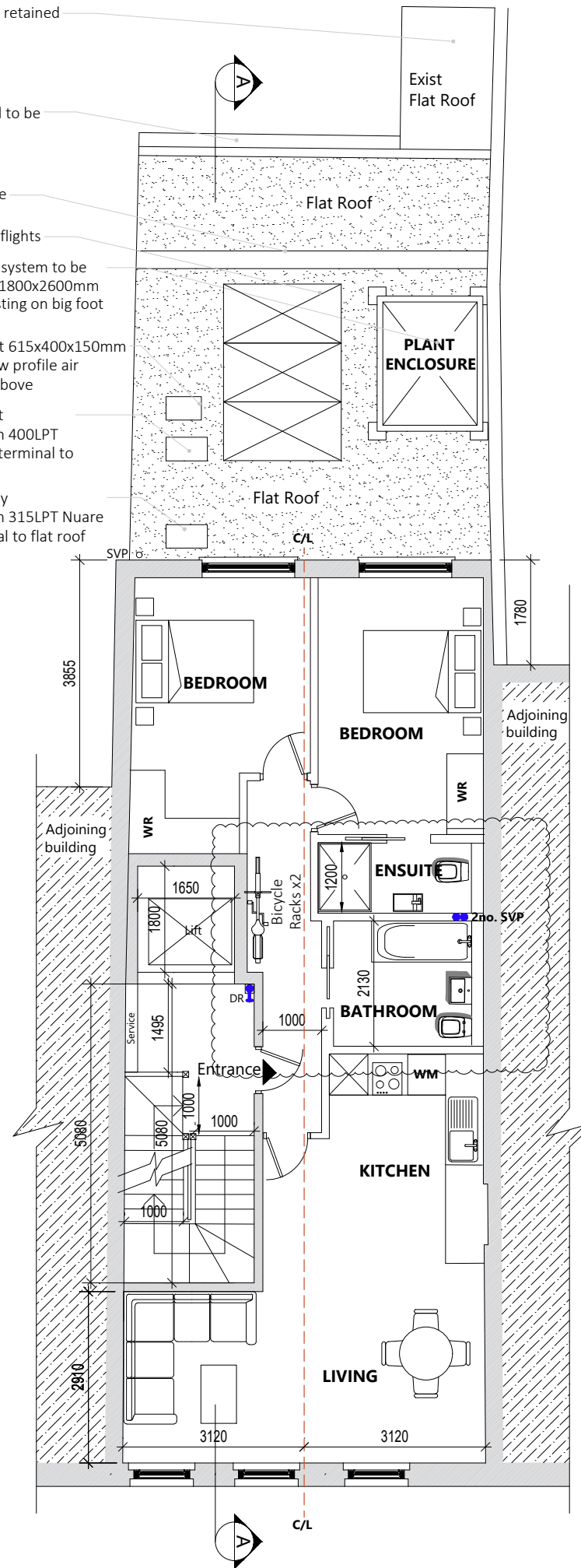
New Alum framed rooflights

New Daikin LREQ-AY1 system to be encased within 2300x1800x2600mm acoustic enclosure resting on big foot support system

Air Out for WC extract 615x400x150mm high 315LPT Nuare low profile air terminal to flat roof above

Air Out for MVHR unit 745x500x165mm high 400LPT Nuare low profile air terminal to flat roof above

Air in for MVHR supply 600x400x150mm high 315LPT Nuare low profile air terminal to flat roof above



NOTES:

ALL DIMENSIONS TO BE CONFIRMED ON SITE.

THIS IS A CAD DRAWING
Any discrepancy found between this drawing and any other document should be referred immediately to the CA. No dimensions are to be scaled from this drawing and all measurements should be checked on site.

CONSTRUCTION ISSUE

(ALL SETTING OUT DIMENSIONS TO BE CONFIRMED ON SITE)

C	Bathroom changed, ground floor rear steps, and dry riser added	13/07/23
B	Lift Shaft altered and Flat 1 layout changed	07/07/23
A	Construction issue	31/05/23

DRAWING TITLE	Basement, Ground & First Floor Plans As Proposed
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ADDRESS	37 Grays Inn Road, London
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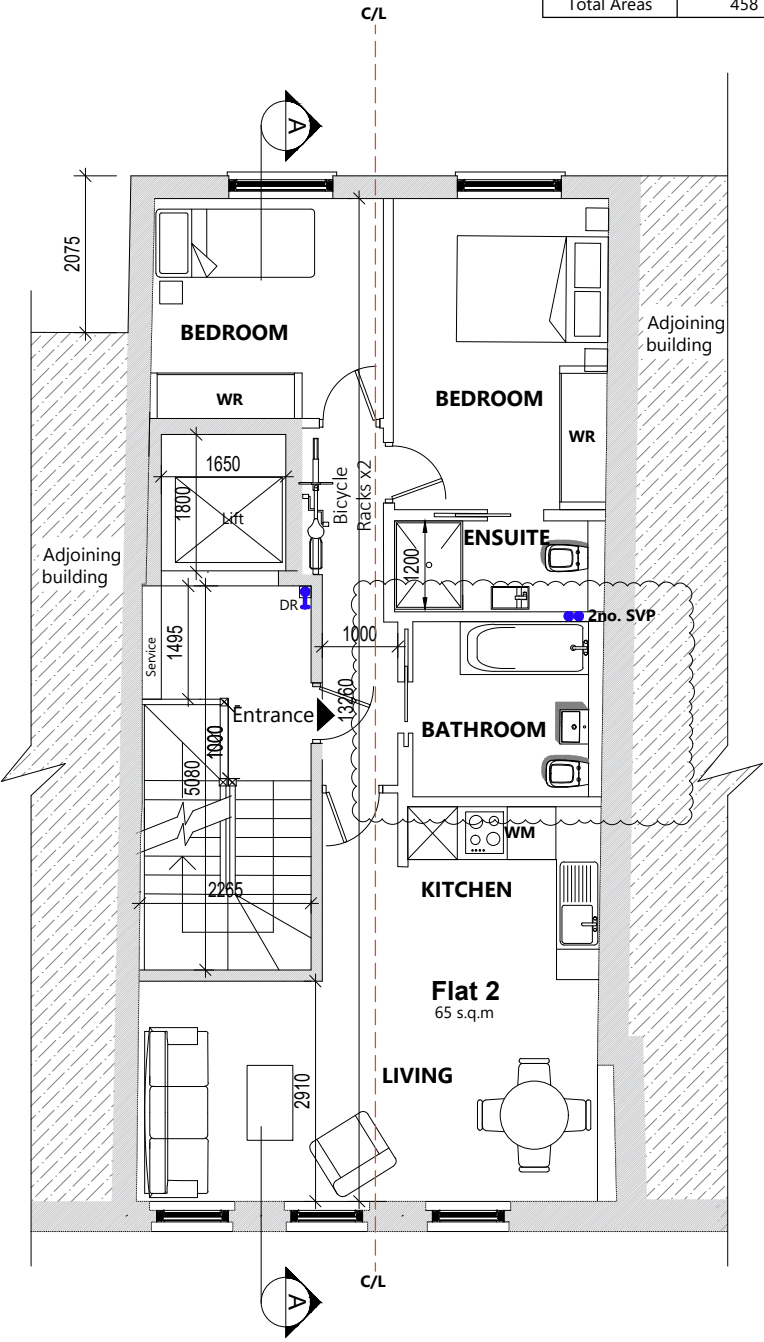
PROJECT NAME	Refurbishment	DATE	Mar. 2021
		SCALE	1:100@A3

CLIENT	Rodell Properties Ltd	DRAWING NO.	20102/P01 Rev. C
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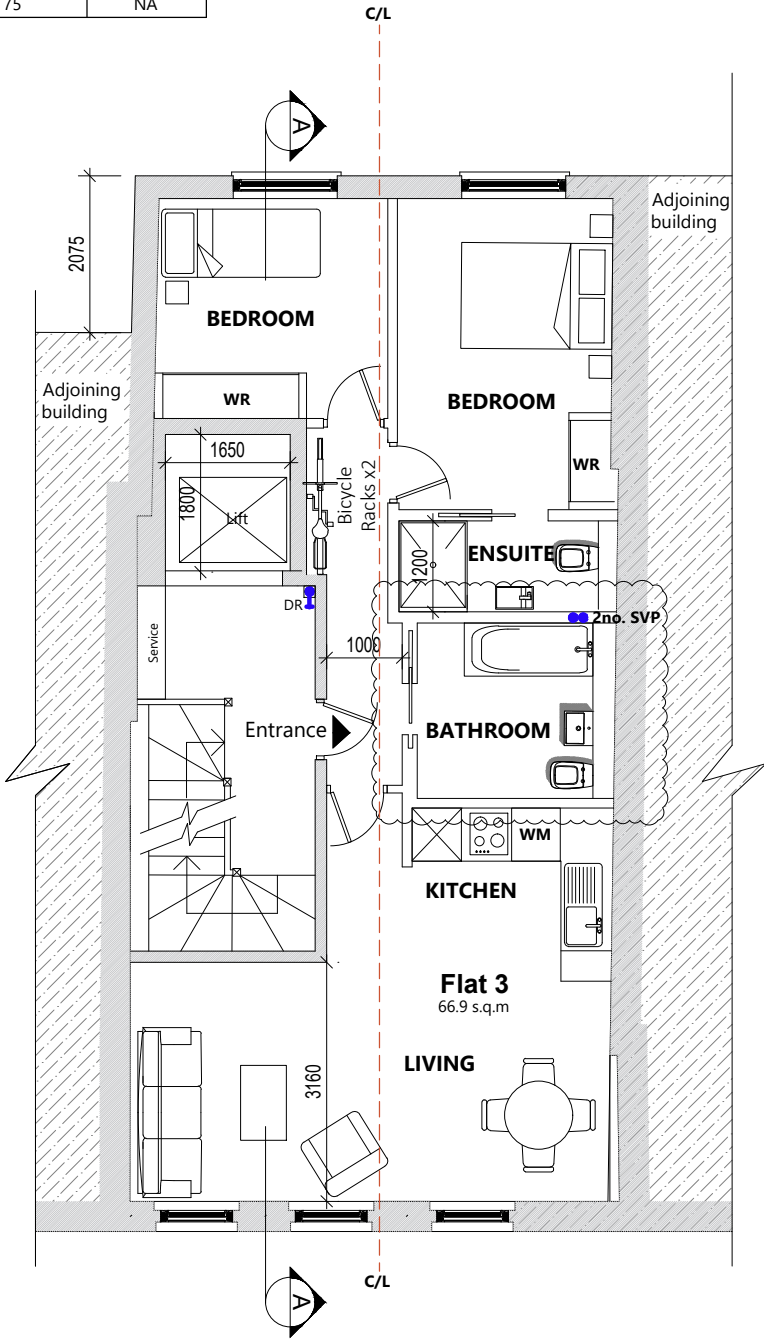
TD-RE

Mayfair, 4 Old Park Lane, London, W1K 1QW
Tel: 0203 887 7115 Email: info@td-re.co.uk

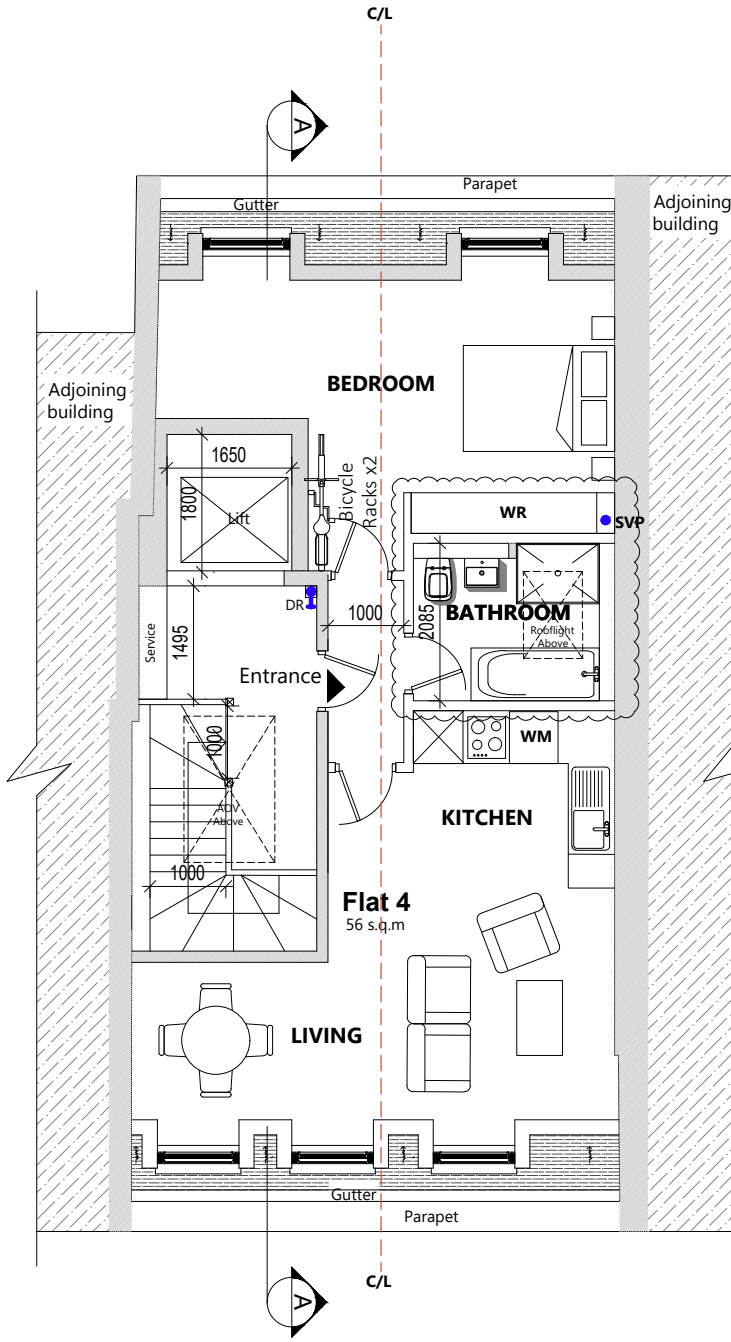
PROPOSED UNIT AREAS			
UNIT	SQ.M (GIA)	COMMON AREAS SQ.M	Beds
Basement A1 Use	78	0	NA
Ground Floor A1 Use	118	19	NA
First Floor Flat	76	14	2 Bed 4P
Second Floor Flat	65	14	2 Bed 3P
Third Floor Flat	66	14	2 Bed 3P
Fourth Floor Flat	55	14	1 Bed 2P
Total Areas	458	75	NA



SECOND FLOOR PLAN



THIRD FLOOR PLAN



FOURTH FLOOR PLAN

NOTES:

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CONSTRUCTION ISSUE

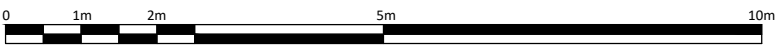
(ALL SETTING OUT DIMENSIONS TO BE CONFIRMED ON SITE)

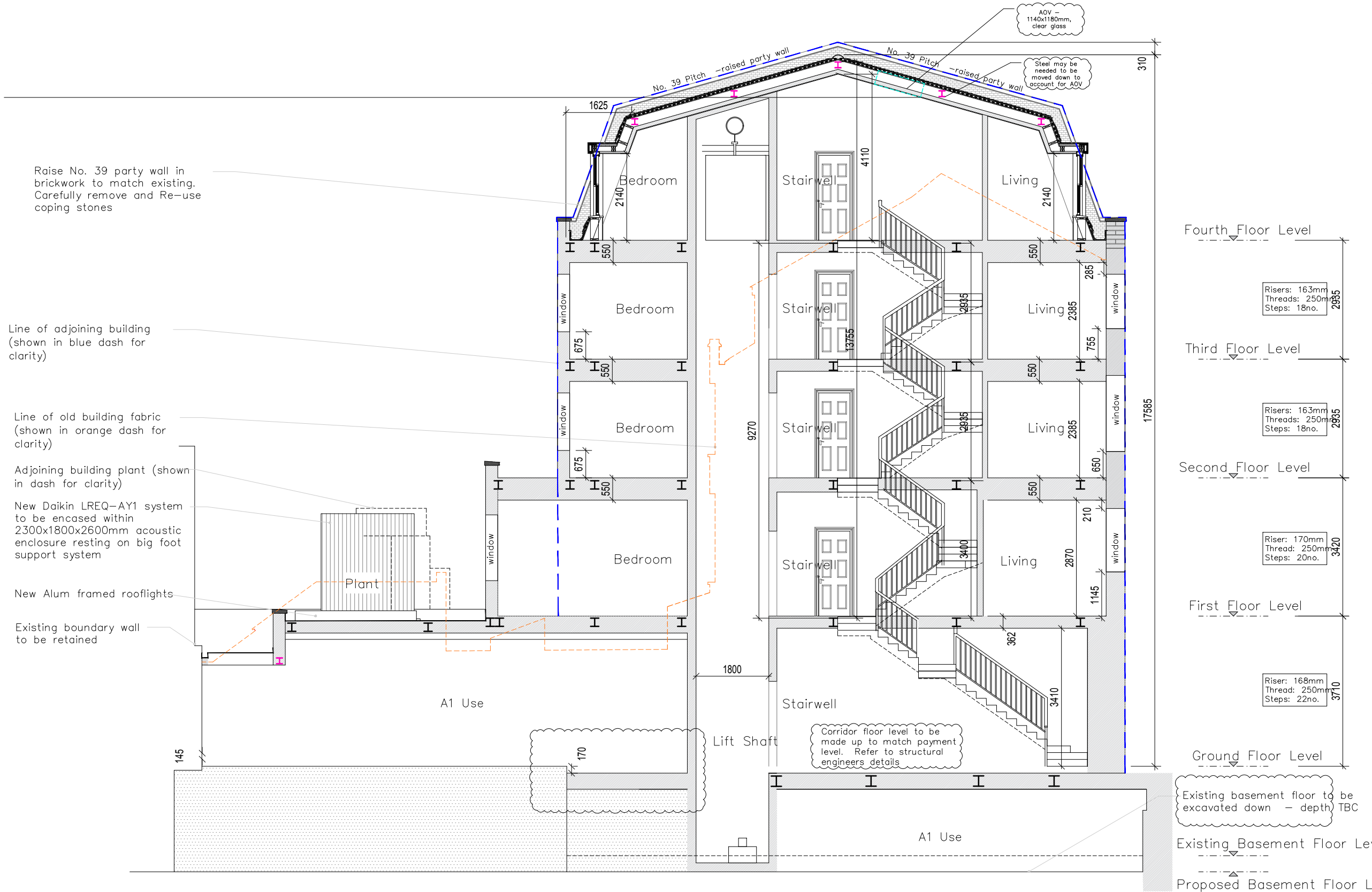
C	Bathroom and SVP confirmed	13/07/23
B	Lift Shaft altered and Flat 4 layout changed	07/07/23
A	Construction issue	31/05/23

DRAWING TITLE
Second, Third & Fourth Floor Plans
As Proposed

ADDRESS
37 Grays Inn Road, London

PROJECT NAME Refurbishment	DATE Mar. 2021
	SCALE 1:100@A3
CLIENT Rodell Properties Ltd	DRAWING NO. 20102PP02 Rev. C





NOTES:

ALL DIMENSIONS TO BE CONFIRMED ON SITE.

THIS IS A CAD DRAWING
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CONSTRUCTION ISSUE

(ALL SETTING OUT DIMENSIONS TO BE CONFIRMED ON SITE)

F	Lounge/bedrooms flipped	26/07/23
E	AOV-note added	24/07/23
D	Rear step added to ground floor	13/07/23
C	Additional dims added and No. 39 party wall raised, flat door moved and staircase risers added	07/07/23
B	Heights added and lift shaft width changed to 1650mm	28/06/23
A	Construction issue	31/05/23

DRAWING TITLE		
Section plan As Proosed		
ADDRESS		
37 Grays Inn Road, London		
PROJECT NAME		DATE
Refurbishment		Mar. 2021
		SCALE
		1:100@A3
CLIENT		DRAWING NO.
Rodell Properties Ltd		20102/P03 Rev. F