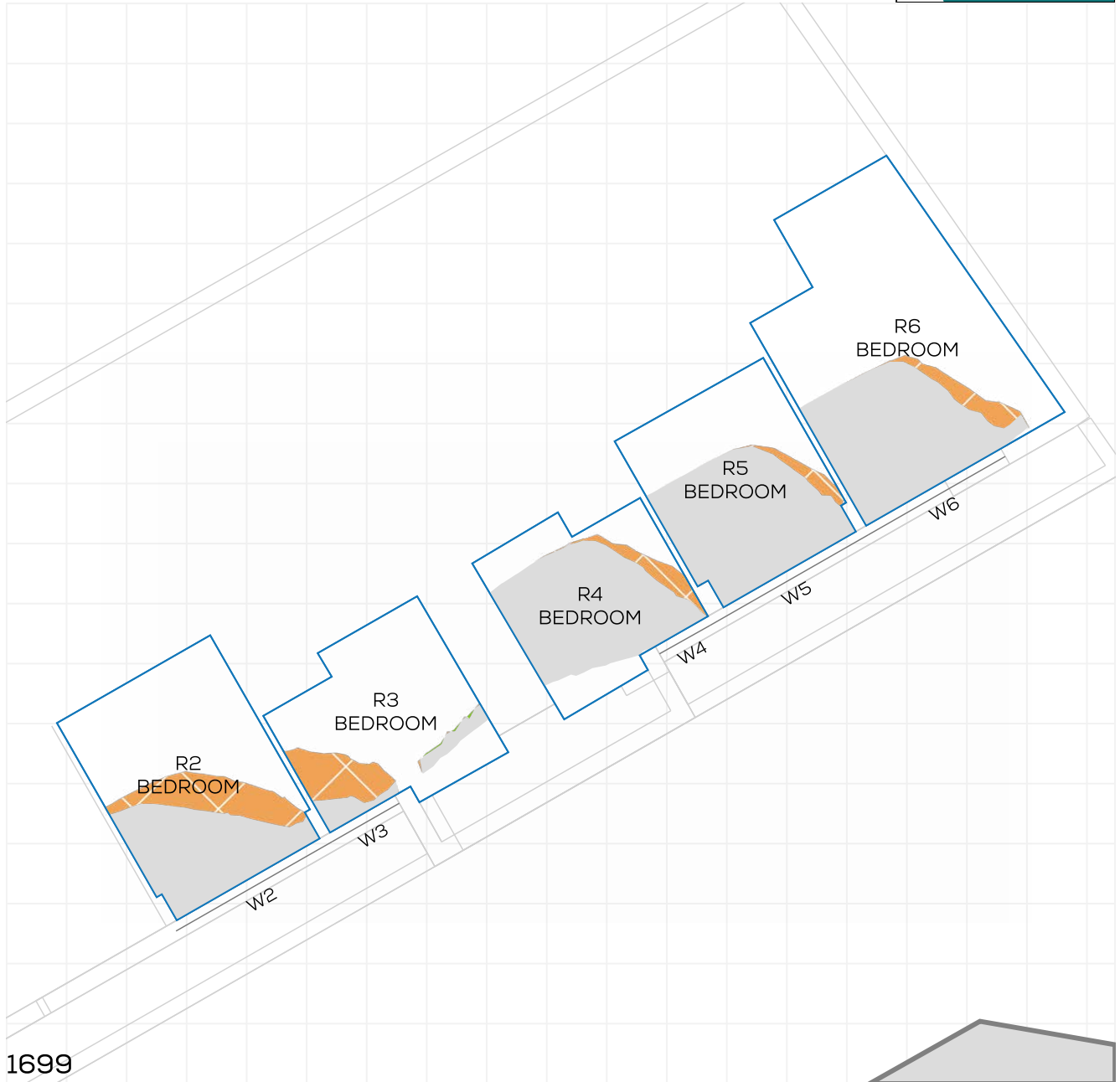
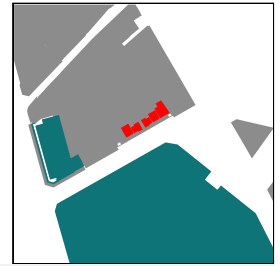


PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 1A PHOENIX STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL32

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID

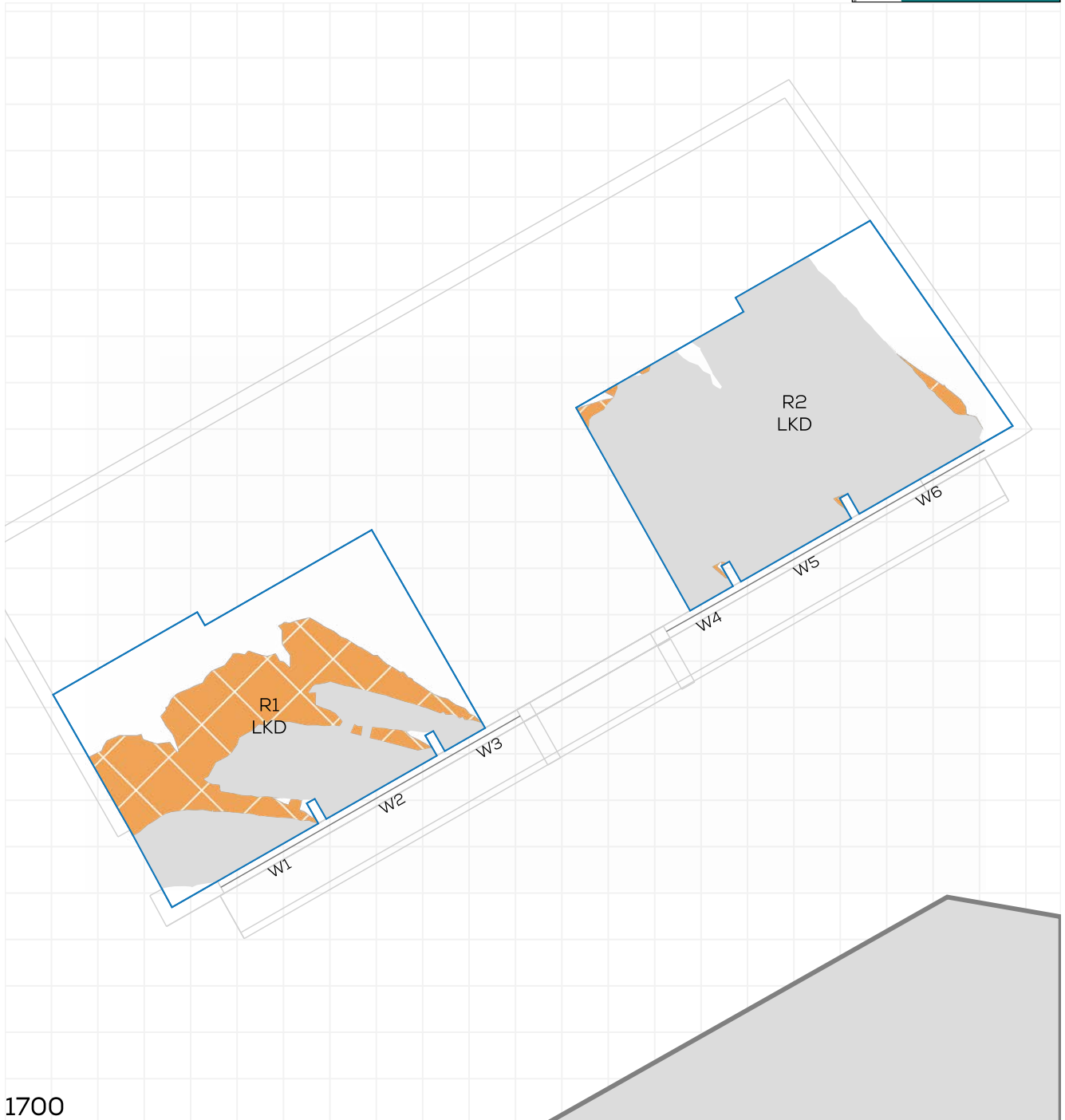
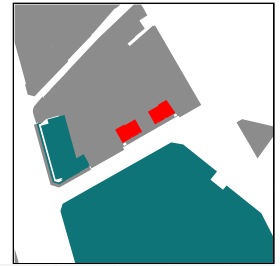


FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
1A PHOENIX STREET								
1699	R2	RESIDENTIAL	BEDROOM	11.2	45.6	32.2	1.5	29.5
1699	R3	RESIDENTIAL	BEDROOM	8.6	20.5	8.3	1.1	59.7
1699	R4	RESIDENTIAL	BEDROOM	7.9	69	63	0.5	8.8
1699	R5	RESIDENTIAL	BEDROOM	9.2	60.9	57.7	0.3	5.3
1699	R6	RESIDENTIAL	BEDROOM	17.0	34.3	31.1	0.6	9.4

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 1A PHOENIX STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL33

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



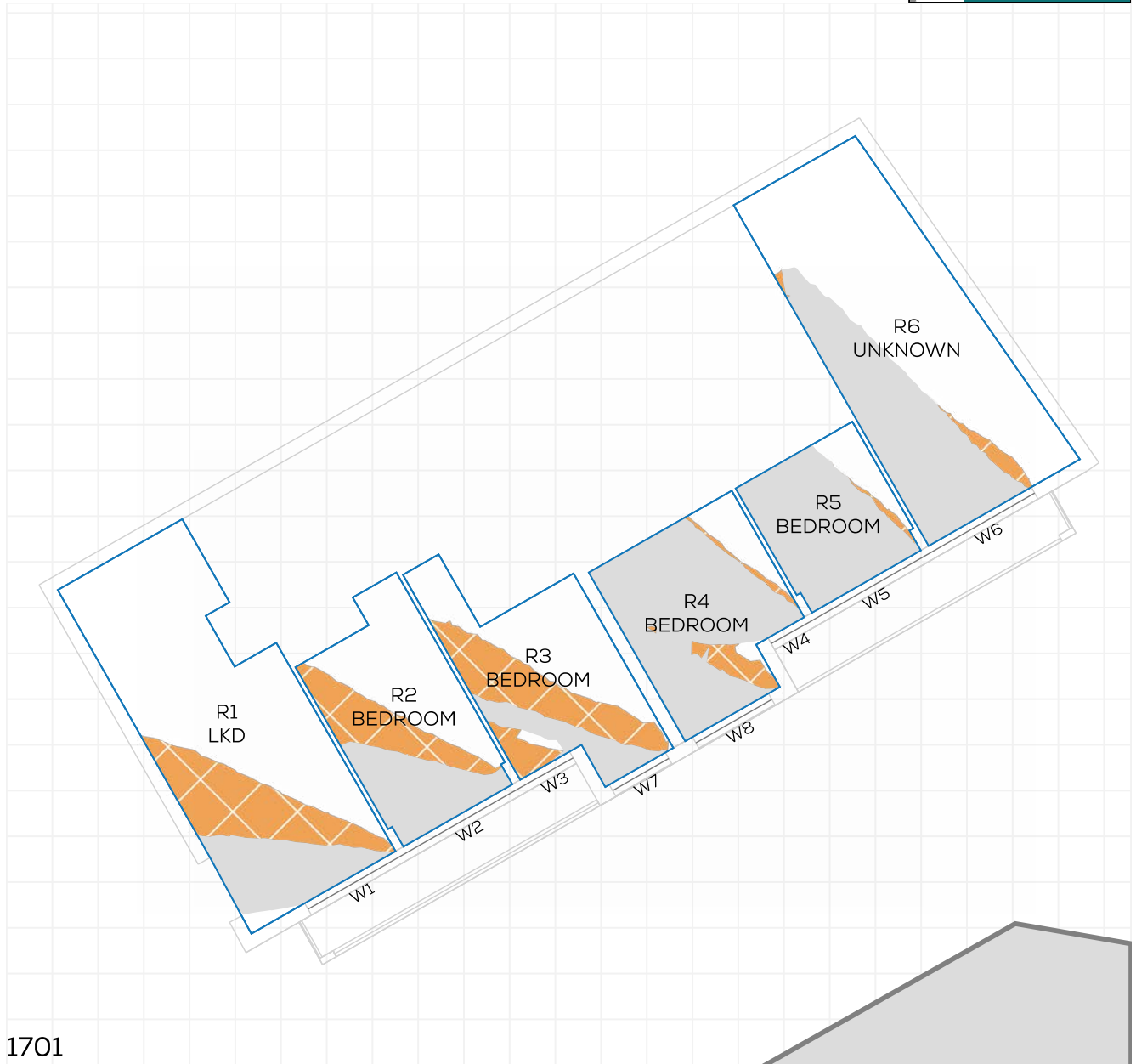
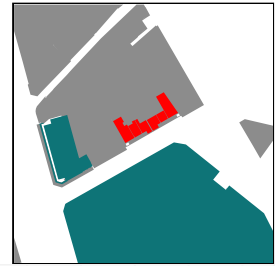
1700

FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
1A PHOENIX STREET								
1700	R1	RESIDENTIAL	LKD	39.0	64.1	31.2	12.8	51.3
1700	R2	RESIDENTIAL	LKD	40.0	84.5	82.9	0.6	1.9

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 1A PHOENIX STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL34

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



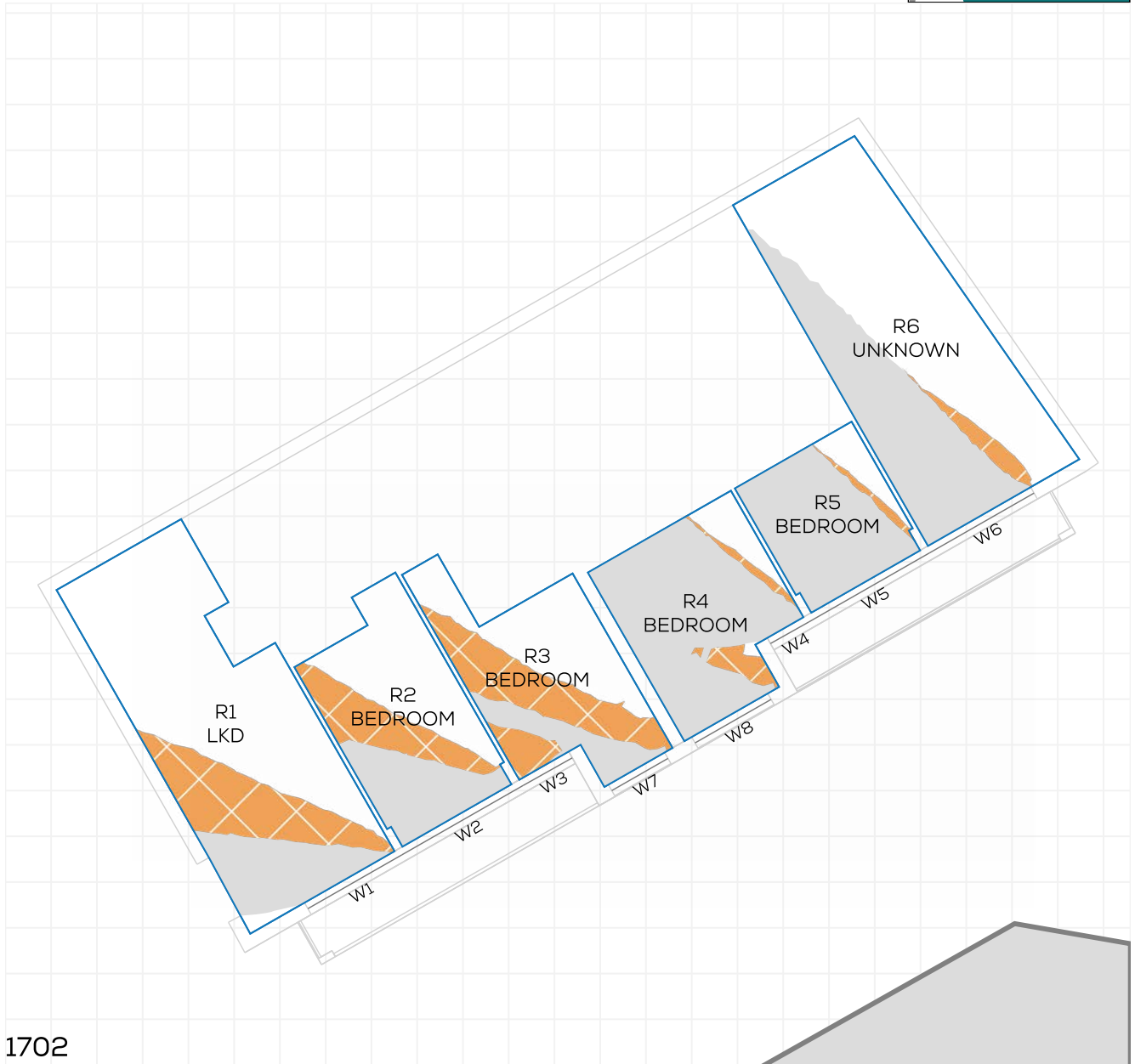
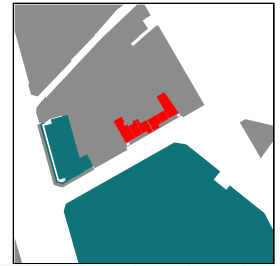
1701

FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
1A PHOENIX STREET								
1701	R1	RESIDENTIAL	LKD	28.7	33.2	14.7	5.3	55.6
1701	R2	RESIDENTIAL	BEDROOM	14.1	51.5	29	3.2	43.8
1701	R3	RESIDENTIAL	BEDROOM	14.3	50.9	15.2	5.1	70.2
1701	R4	RESIDENTIAL	BEDROOM	14.0	87.1	78.8	1.2	9.6
1701	R5	RESIDENTIAL	BEDROOM	9.3	84	81.9	0.2	2.5
1701	R6	RESIDENTIAL	UNKNOWN	29.5	35.6	33.5	0.6	5.9

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 1A PHOENIX STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL35

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



1702

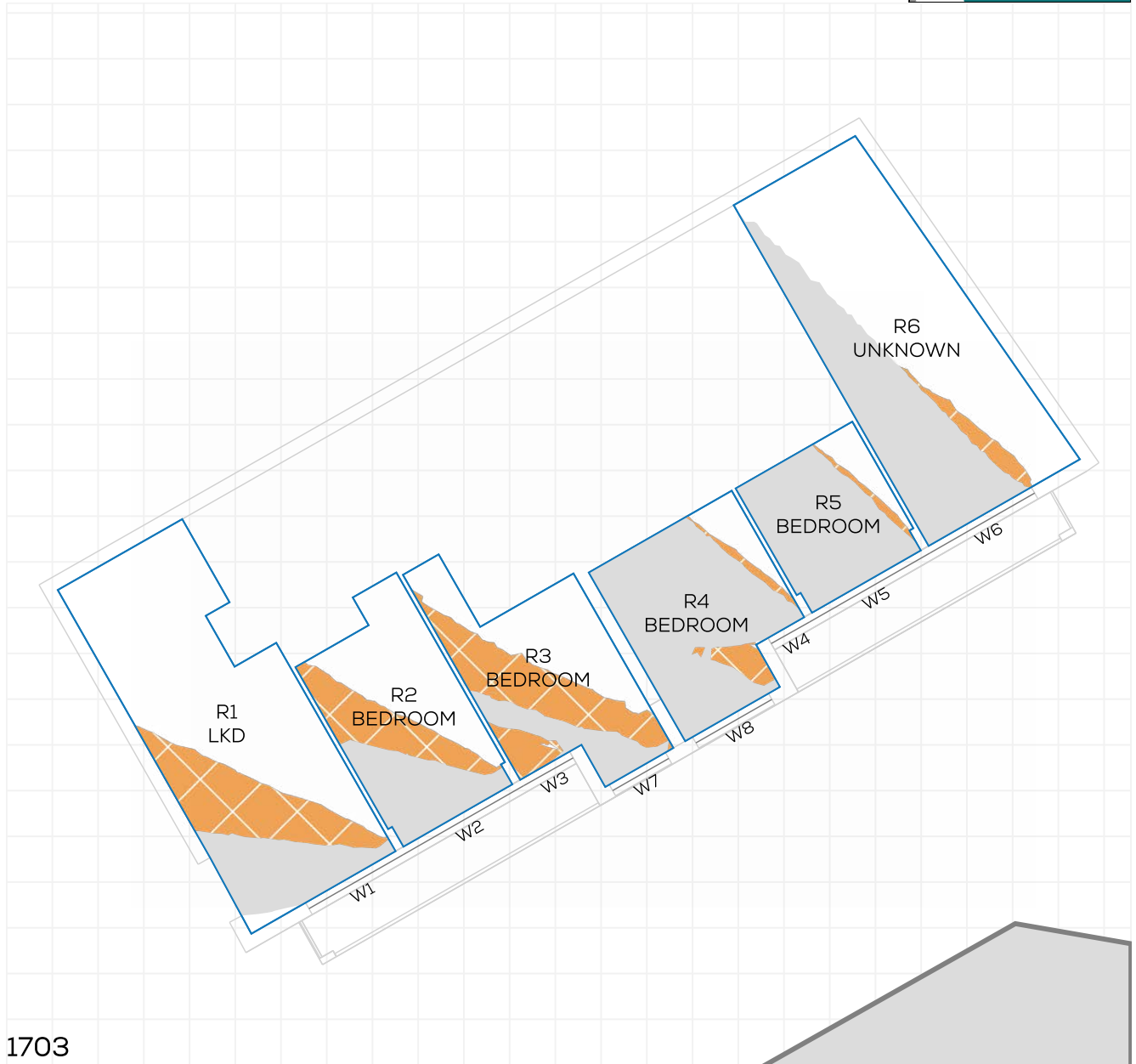
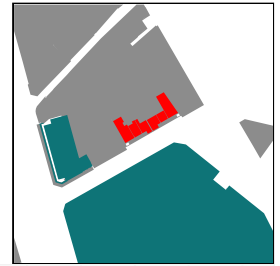
FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
1A PHOENIX STREET								
1702	R1	RESIDENTIAL	LKD	28.7	34	15.1	5.4	55.6
1702	R2	RESIDENTIAL	BEDROOM	14.1	52.4	29.2	3.3	44.2
1702	R3	RESIDENTIAL	BEDROOM	14.3	55	16.1	5.6	70.8
1702	R4	RESIDENTIAL	BEDROOM	14.0	88.9	80.8	1.1	9.2
1702	R5	RESIDENTIAL	BEDROOM	9.3	85.7	82	0.3	4.3
1702	R6	RESIDENTIAL	UNKNOWN	29.5	38.4	35.4	0.9	7.8



PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 1A PHOENIX STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL36

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



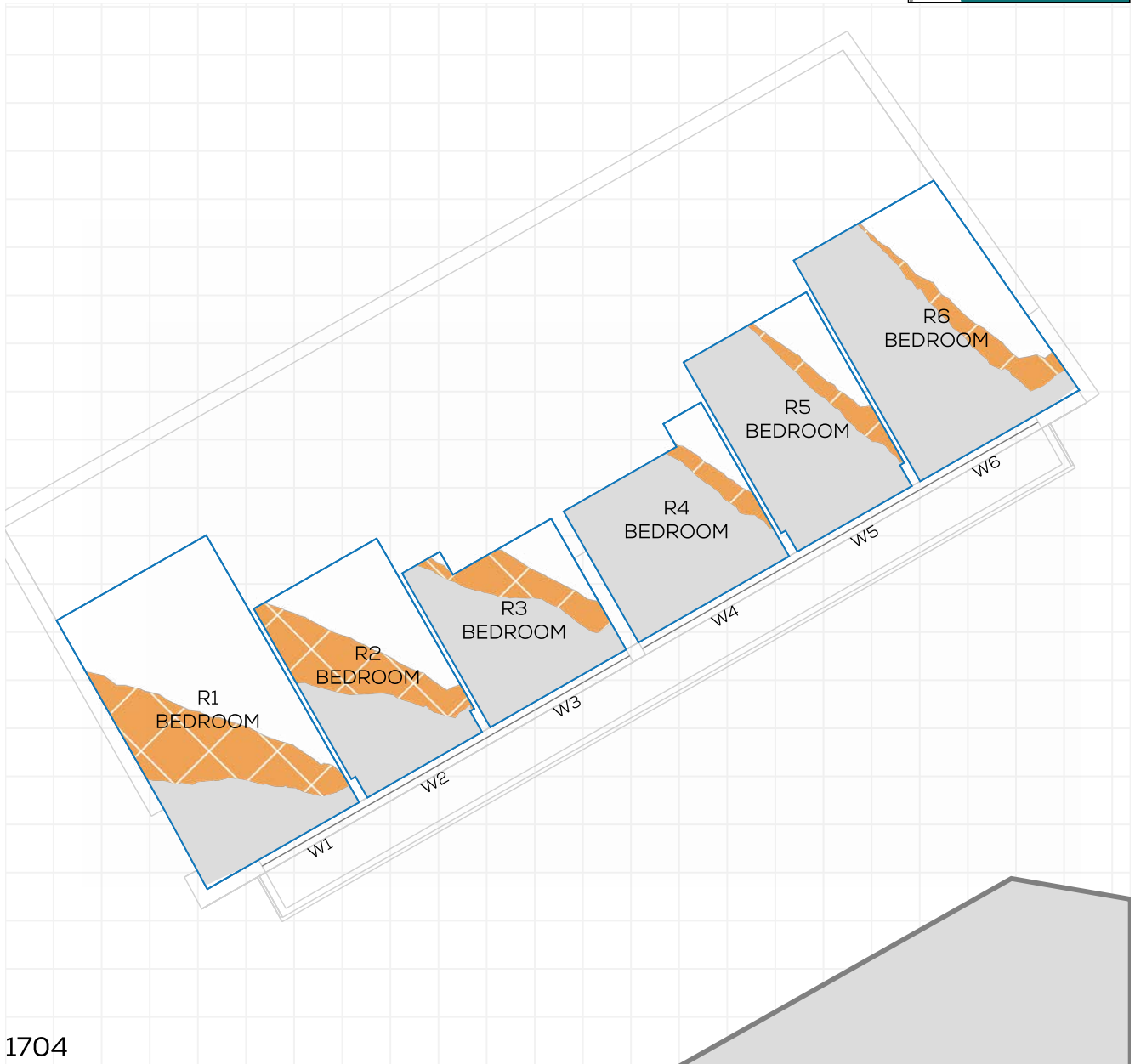
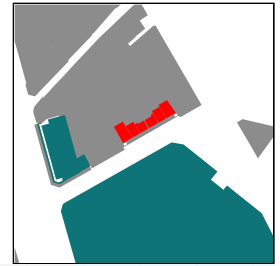
1703

FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
1A PHOENIX STREET								
1703	R1	RESIDENTIAL	LKD	28.7	34.2	15.3	5.4	55.2
1703	R2	RESIDENTIAL	BEDROOM	14.1	52.5	29.1	3.3	44.5
1703	R3	RESIDENTIAL	BEDROOM	14.3	57.6	17.4	5.8	69.8
1703	R4	RESIDENTIAL	BEDROOM	14.0	89.6	81.5	1.1	9.1
1703	R5	RESIDENTIAL	BEDROOM	9.3	85.9	82.2	0.3	4.3
1703	R6	RESIDENTIAL	UNKNOWN	29.5	39.1	35.8	1.0	8.3

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 1A PHOENIX STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL37

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



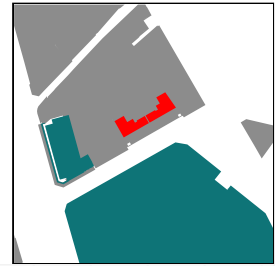
1704

FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
1A PHOENIX STREET								
1704	R1	RESIDENTIAL	BEDROOM	23.0	48	22.3	5.9	53.6
1704	R2	RESIDENTIAL	BEDROOM	13.4	63.6	33.7	4.0	47
1704	R3	RESIDENTIAL	BEDROOM	10.7	86.9	66.5	2.2	23.4
1704	R4	RESIDENTIAL	BEDROOM	11.8	90	82.8	0.9	8
1704	R5	RESIDENTIAL	BEDROOM	13.4	85.4	76.2	1.2	10.8
1704	R6	RESIDENTIAL	BEDROOM	18.9	72.7	63.3	1.8	12.9

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 1A PHOENIX STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL38

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



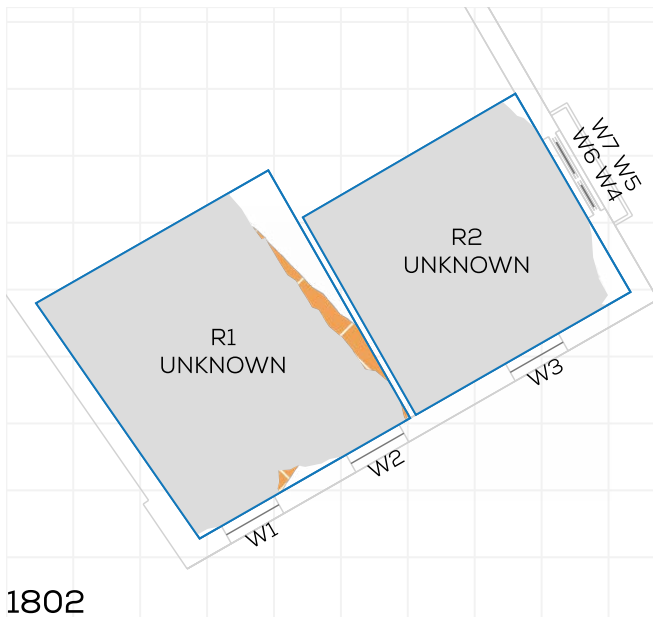
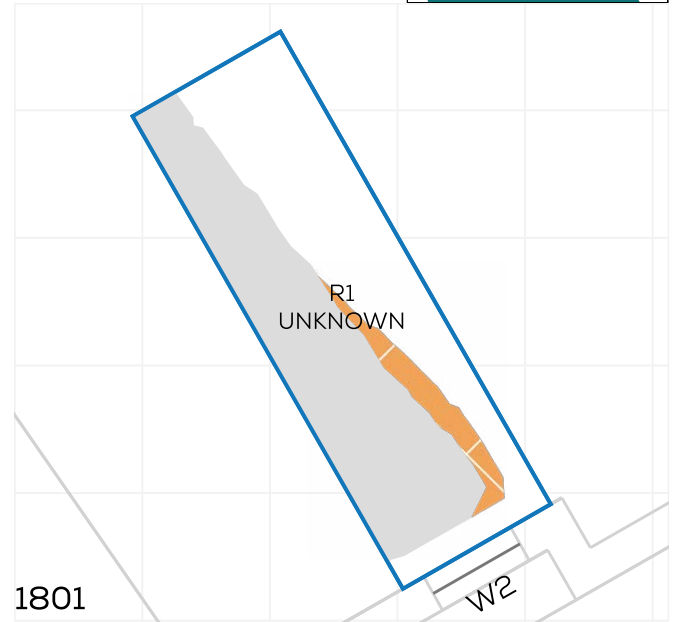
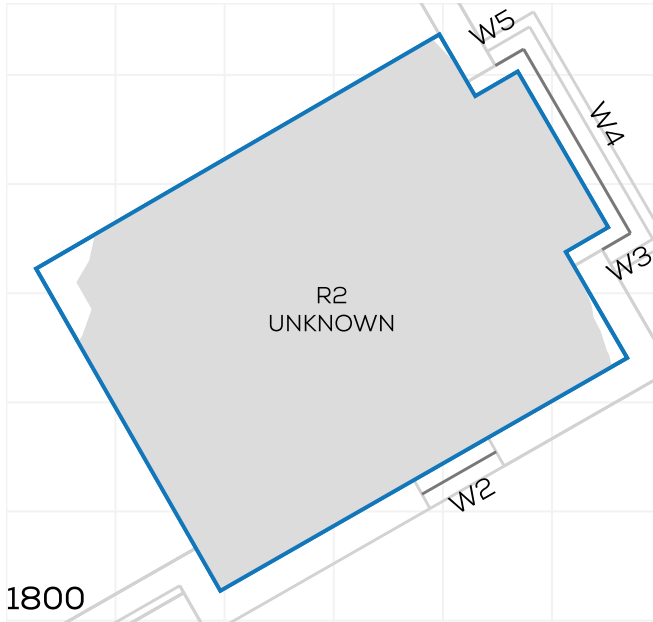
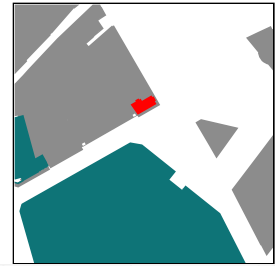
1705

FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
1A PHOENIX STREET								
1705	R1	RESIDENTIAL	LKD	43.5	94	90.5	15	3.7
1705	R2	RESIDENTIAL	LKD	43.7	87.6	83.4	1.8	4.8

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 1-8 THE ALCAZAR- 7-10 STACY STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL39

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
1-8 THE ALCAZAR- 7-10 STACY STREET								
1800	R2	RESIDENTIAL	UNKNOWN	15.4	97.9	97.9	0.0	0
1801	R1	RESIDENTIAL	UNKNOWN	5.7	53.3	47.4	0.3	11.1
1802	R1	RESIDENTIAL	UNKNOWN	16.3	92.5	89.1	0.6	3.7
1802	R2	RESIDENTIAL	UNKNOWN	12.6	97.2	97.2	0.0	0
1803	R1	RESIDENTIAL	UNKNOWN	16.3	97.5	94.9	0.4	2.7
1803	R2	RESIDENTIAL	UNKNOWN	12.6	97.1	97.1	0.0	0

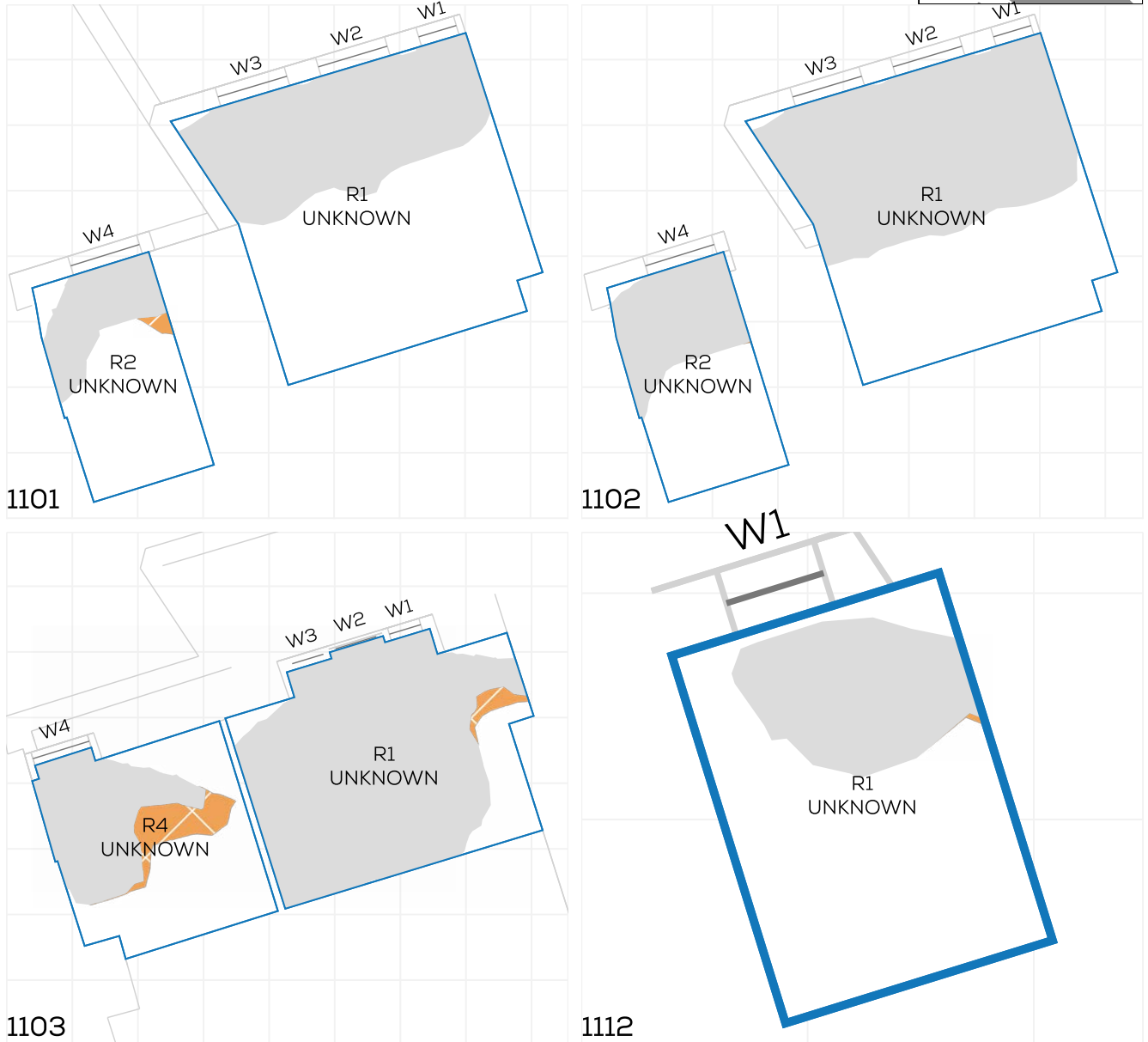
# NSL CONTOURS



PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 3-5 EARLHAM STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL40

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



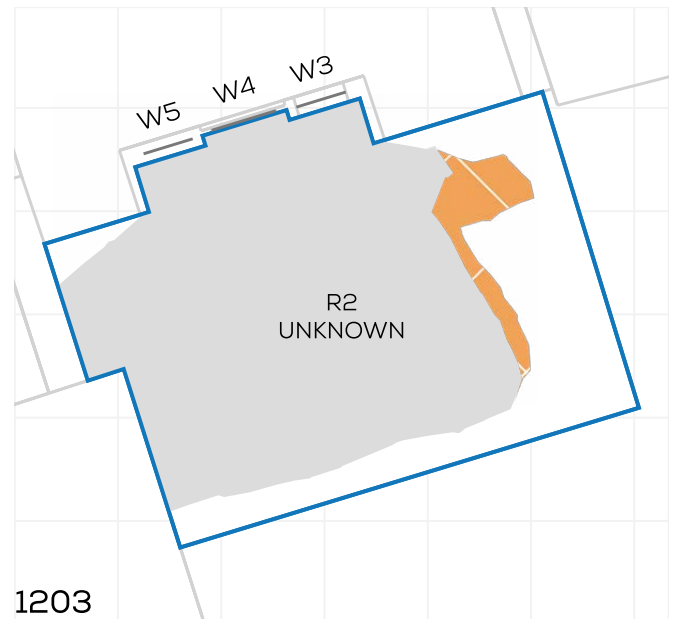
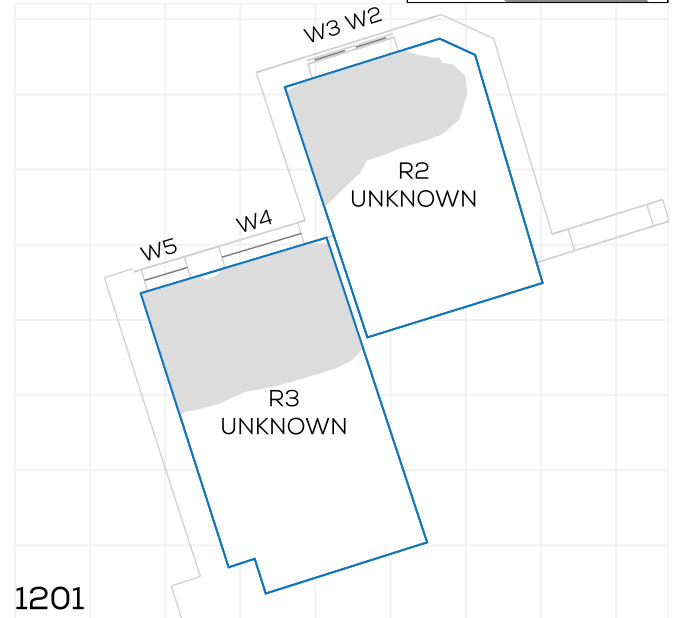
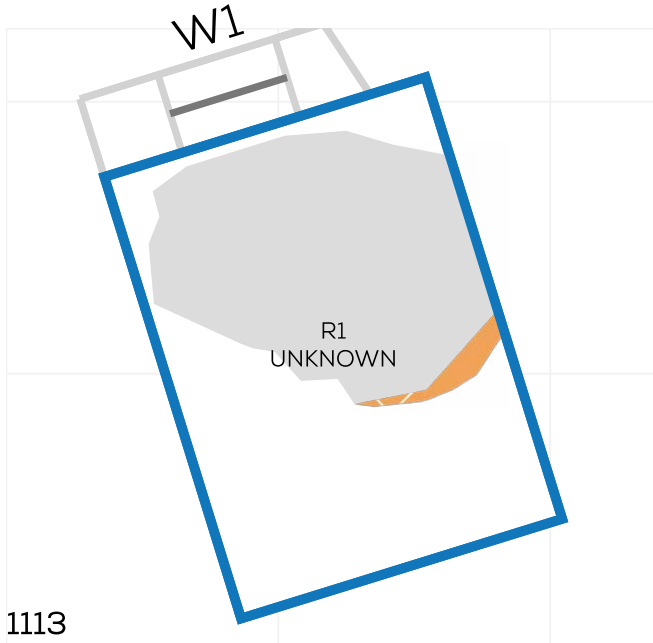
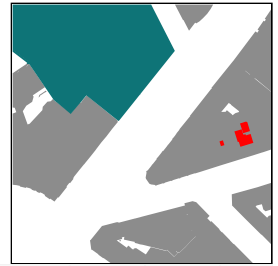
FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
3-5 EARLHAM STREET								
1101	R1	RESIDENTIAL	UNKNOWN	18.6	41.2	41.2	0.0	0
1101	R2	RESIDENTIAL	UNKNOWN	6.6	32.3	30.8	0.1	4.5
1102	R1	RESIDENTIAL	UNKNOWN	18.6	57.4	57.4	0.0	0
1102	R2	RESIDENTIAL	UNKNOWN	6.6	44.1	44.1	0.0	0.1
1103	R1	RESIDENTIAL	UNKNOWN	14.0	86.6	84.9	0.2	1.9
1103	R4	RESIDENTIAL	UNKNOWN	9.0	47.2	37.5	0.9	20.4
1112	R1	RESIDENTIAL	UNKNOWN	2.1	26.2	26	0.0	0.6



PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 3-5 EARLHAM STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL41

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



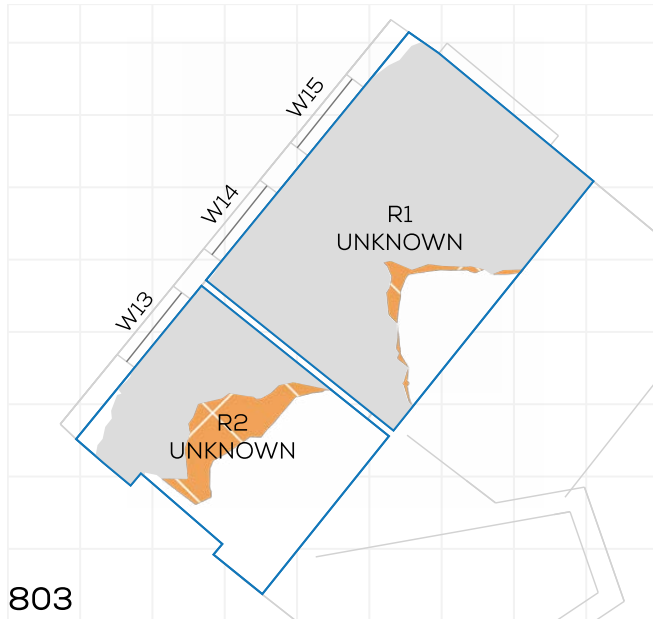
FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %	
<b>3-5 EARLHAM STREET</b>									
	1113	R1	RESIDENTIAL	UNKNOWN	2.1	45.9	44.1	0.0	4
	1201	R2	RESIDENTIAL	UNKNOWN	8.7	32.2	32.2	0.0	0
	1201	R3	RESIDENTIAL	UNKNOWN	11.0	39.5	39.5	0.0	0
	1202	R2	RESIDENTIAL	UNKNOWN	8.7	56.5	53.8	0.2	4.7
	1202	R3	RESIDENTIAL	UNKNOWN	11.0	58.1	58.1	0.0	0
	1203	R2	RESIDENTIAL	UNKNOWN	16.5	73.6	69.3	0.7	5.9

# NSL CONTOURS

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 148-150 SHAFTESBURY AVENUE  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL42

**KEY:**

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID

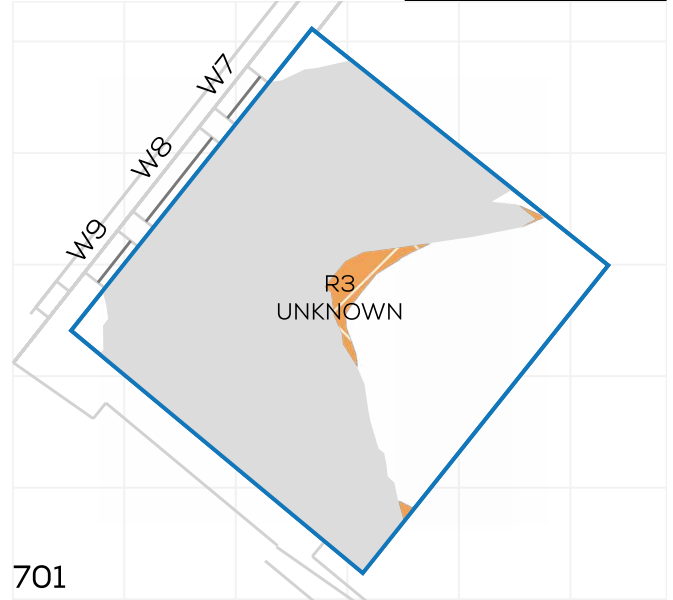
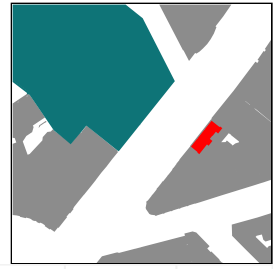


FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
148-150 SHAFTESBURY AVENUE								
801	R1	RESIDENTIAL	UNKNOWN	14.7	82.5	81.9	0.1	0.8
801	R2	RESIDENTIAL	UNKNOWN	9.0	52.8	41.3	1.0	21.8
802	R1	RESIDENTIAL	UNKNOWN	14.7	88.6	87.1	0.2	1.7
802	R2	RESIDENTIAL	UNKNOWN	9.0	58	42.6	1.4	26.5
803	R1	RESIDENTIAL	UNKNOWN	14.7	88	86.2	0.3	2.1
803	R2	RESIDENTIAL	UNKNOWN	9.0	53.2	39.9	1.2	25

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 152-156 SHAFTESBURY AVENUE  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL43

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



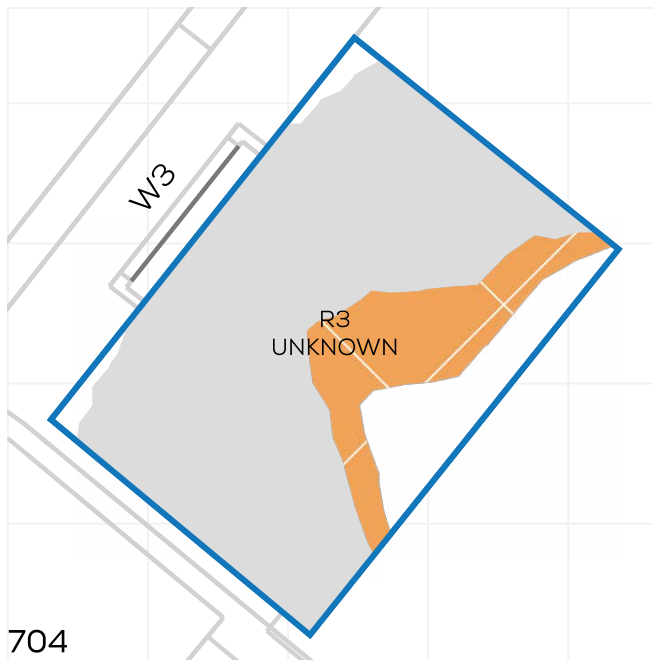
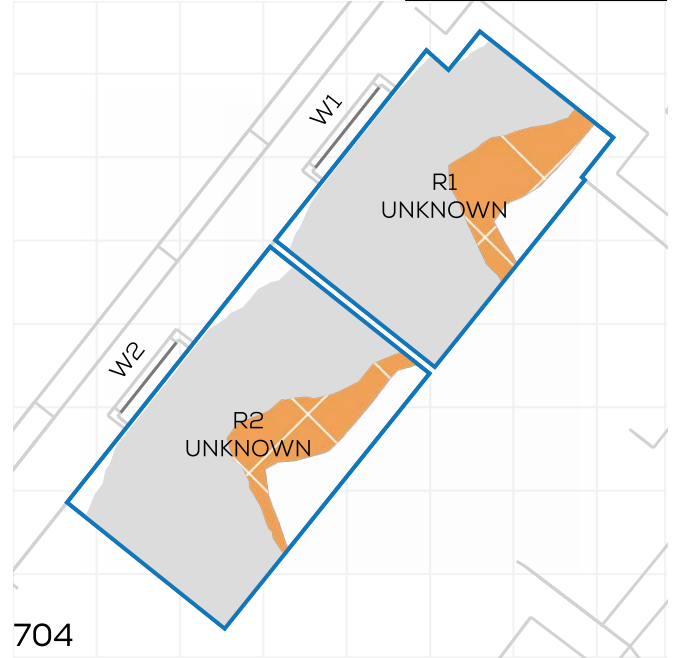
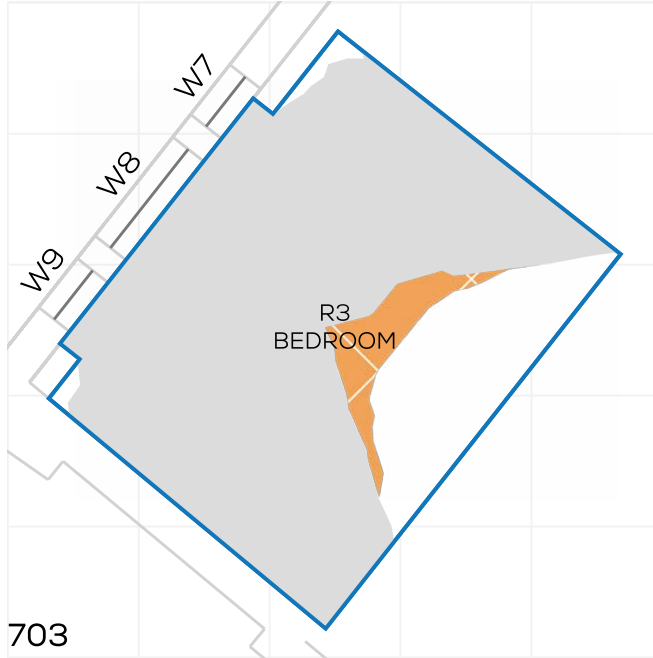
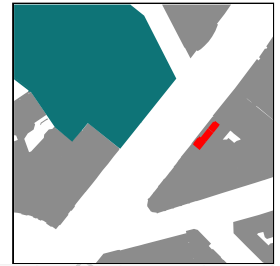
FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
152-156 SHAFTESBURY AVENUE								
701	R1	RESIDENTIAL	UNKNOWN	12.9	82.8	76.8	0.8	7.2
701	R2	RESIDENTIAL	UNKNOWN	13.3	75.5	72.6	0.4	3.9
701	R3	RESIDENTIAL	UNKNOWN	11.9	70.6	68.5	0.3	3
702	R1	RESIDENTIAL	LKD	16.5	74.7	67.3	1.2	9.9
702	R2	RESIDENTIAL	LKD	25.7	95.1	94.9	0.1	0.2
703	R1	RESIDENTIAL	LIVING ROOM	14.9	85.8	79.5	0.9	7.4
703	R2	RESIDENTIAL	BEDROOM	9.5	89.9	84.7	0.5	5.8



PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 152-156 SHAFTESBURY AVENUE  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL44

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID

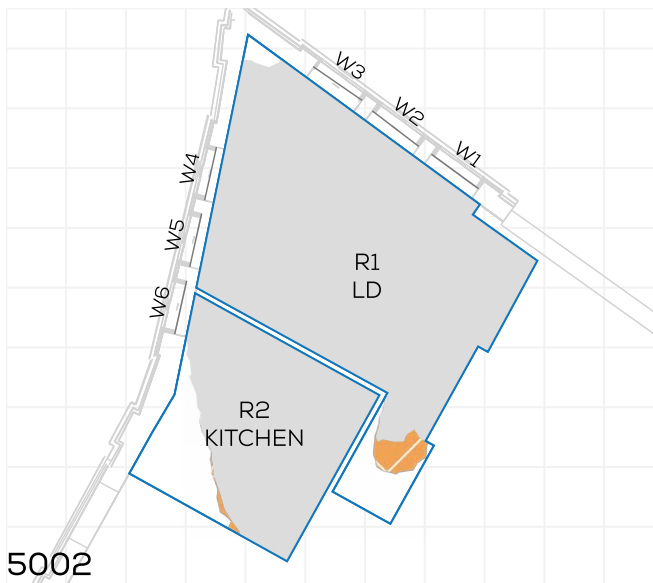
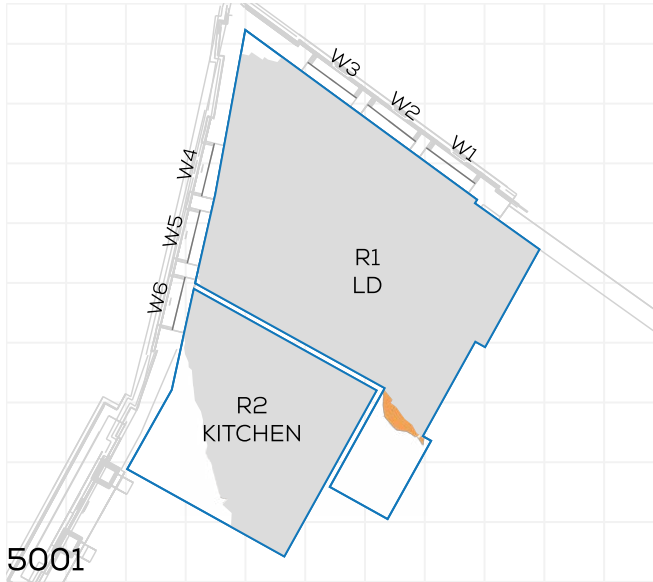
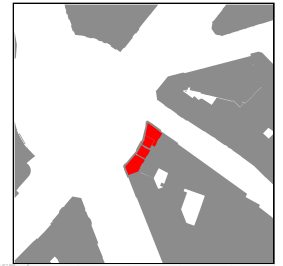


FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
<b>152-156 SHAFTESBURY AVENUE</b>								
703	R3	RESIDENTIAL	BEDROOM	10.4	82.2	77.4	0.5	5.8
704	R1	RESIDENTIAL	UNKNOWN	8.3	88.8	72	1.4	18.9
704	R2	RESIDENTIAL	UNKNOWN	9.5	83.3	68.9	1.4	17.3
704	R3	RESIDENTIAL	UNKNOWN	8.4	86.4	71	1.3	17.8

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 140 SHAFTESBURY AVENUE  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL45

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID

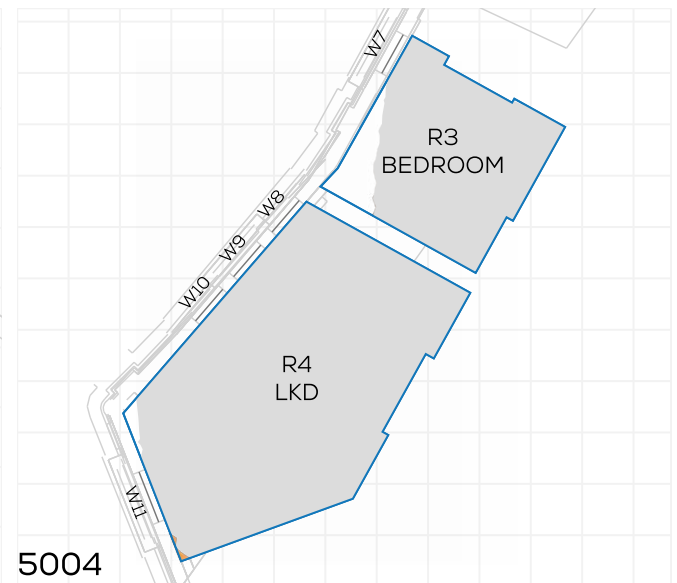
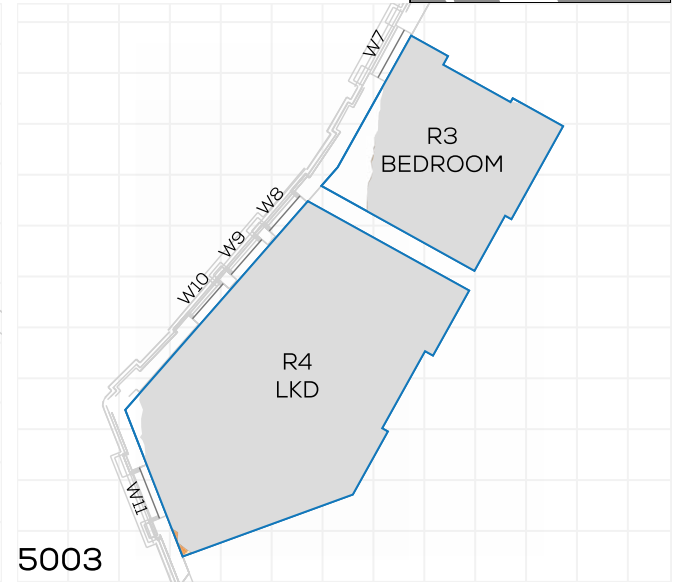
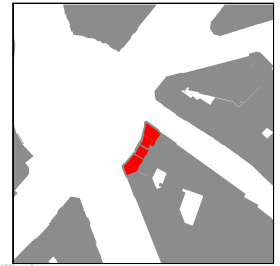


FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
140 SHAFTESBURY AVENUE								
5001	R1	RESIDENTIAL	LD	21.5	91.7	90.8	0.2	0.9
5001	R2	RESIDENTIAL	KITCHEN	10.0	79.3	79.2	0.0	0.1
5001	R3	RESIDENTIAL	BEDROOM	11.4	89.8	89.5	0.0	0.3
5001	R4	RESIDENTIAL	LKD	25.7	99.3	99.1	0.0	0.2
5002	R1	RESIDENTIAL	LD	21.5	94.1	92	0.5	2.2
5002	R2	RESIDENTIAL	KITCHEN	10.0	80.4	79.6	0.1	0.9
5002	R3	RESIDENTIAL	BEDROOM	11.4	90.7	90.5	0.0	0.2
5002	R4	RESIDENTIAL	LKD	25.8	99.3	99	0.1	0.3

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 140 SHAFTESBURY AVENUE  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL46

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID

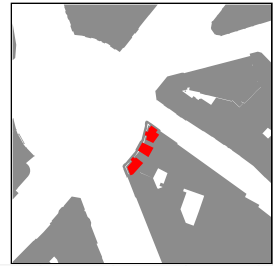


FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
140 SHAFTESBURY AVENUE								
5003	R1	RESIDENTIAL	LD	21.5	98.4	96.1	0.5	2.4
5003	R2	RESIDENTIAL	KITCHEN	9.9	80.9	79.7	0.1	1.5
5003	R3	RESIDENTIAL	BEDROOM	11.4	90.7	90.5	0.0	0.2
5003	R4	RESIDENTIAL	LKD	25.7	99.2	99.1	0.0	0.2
5004	R1	RESIDENTIAL	LD	21.5	98.3	95.8	0.5	2.5
5004	R2	RESIDENTIAL	KITCHEN	10.0	79.8	79.6	0.0	0.2
5004	R3	RESIDENTIAL	BEDROOM	11.4	89	88.9	0.0	0.1
5004	R4	RESIDENTIAL	LKD	25.8	99.3	99.2	0.0	0.2

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 140 SHAFTESBURY AVENUE  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL47

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



5005

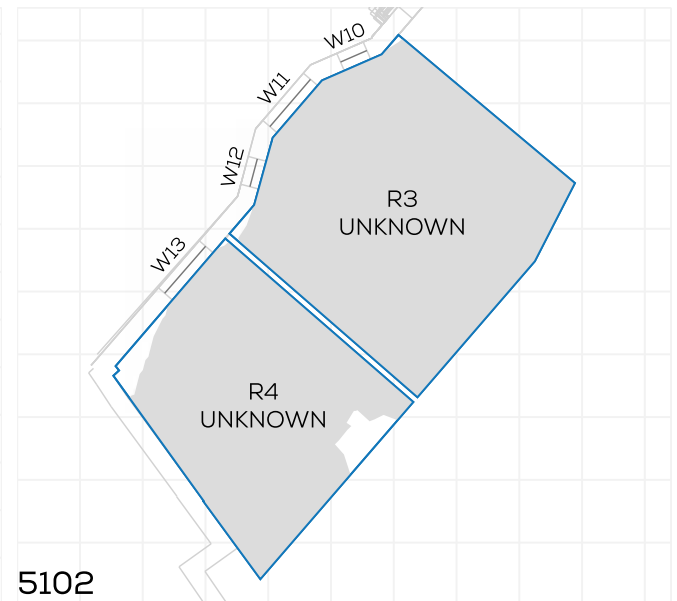
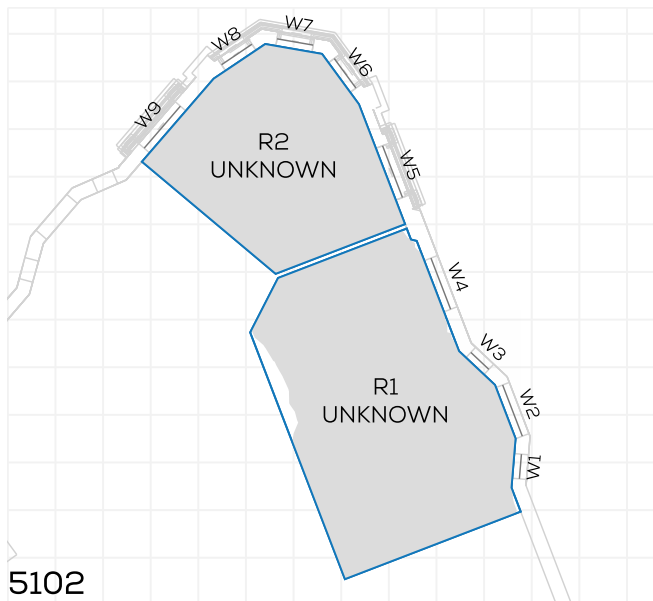
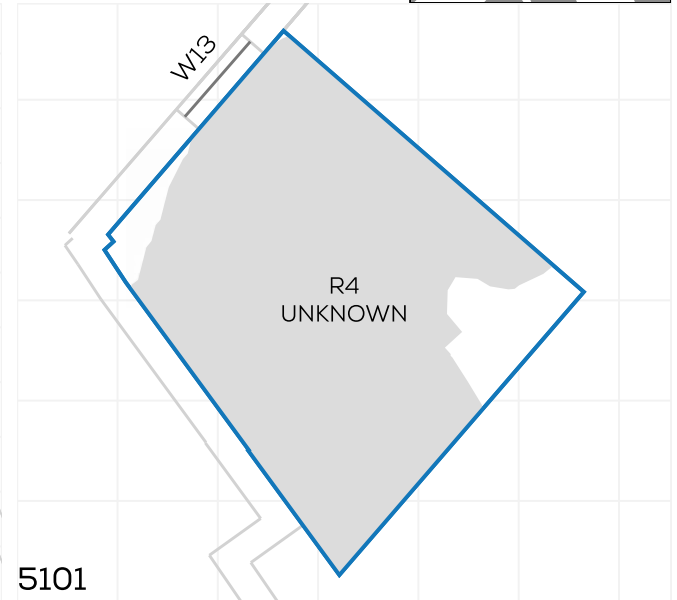
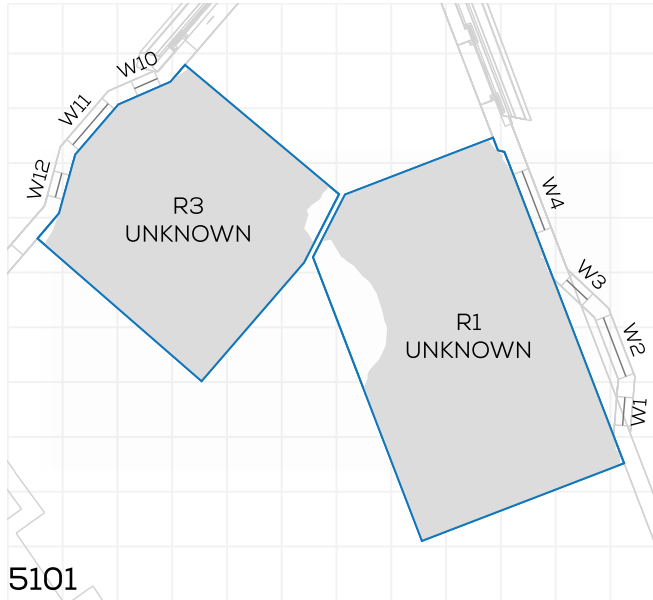
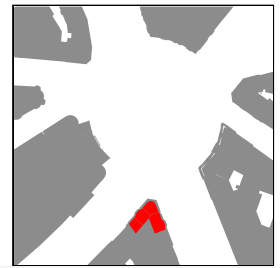
FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
140 SHAFTESBURY AVENUE								
5005	R1	RESIDENTIAL	UNKNOWN	16.9	99.5	99.5	0.0	0
5005	R2	RESIDENTIAL	UNKNOWN	14.4	97.6	97.6	0.0	0
5005	R3	RESIDENTIAL	UNKNOWN	17.9	96.7	96.7	0.0	0

# NSL CONTOURS

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 138 SHAFTESBURY AVENUE  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL48

**KEY:**

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID

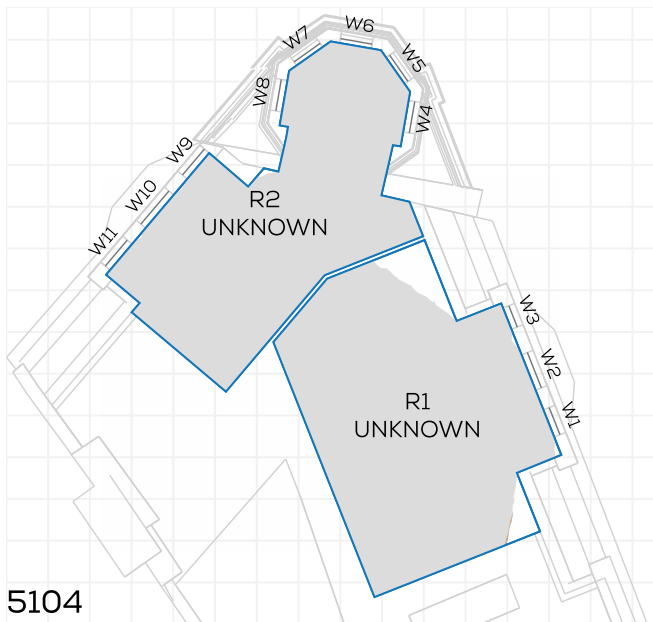
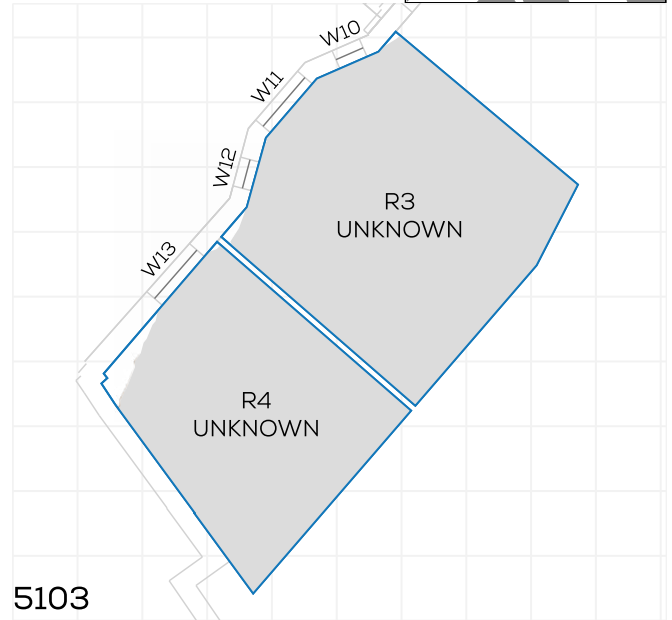
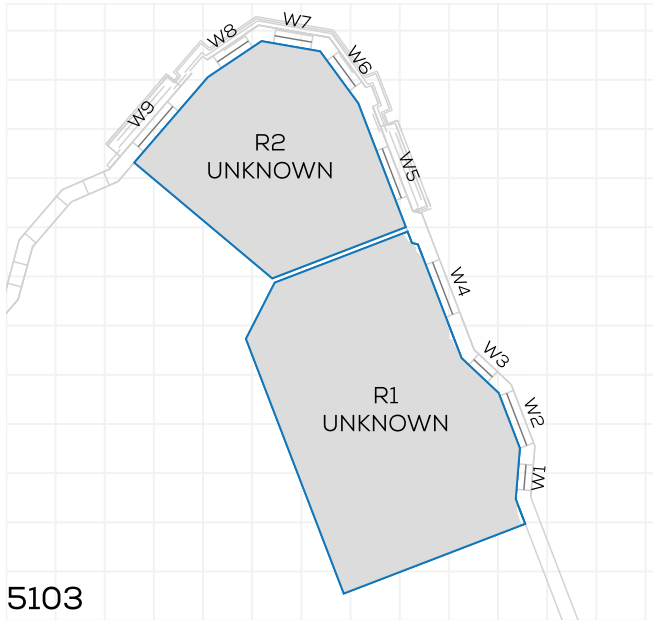
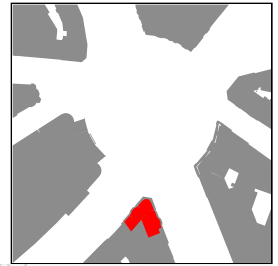


FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
138 SHAFTESBURY AVENUE								
5101	R1	RESIDENTIAL	UNKNOWN	24.9	93	93	0.0	0
5101	R3	RESIDENTIAL	UNKNOWN	17.5	97.9	97.9	0.0	0
5101	R4	RESIDENTIAL	UNKNOWN	13.0	89.3	89.3	0.0	0
5102	R1	RESIDENTIAL	UNKNOWN	25.8	97.6	97.6	0.0	0
5102	R2	RESIDENTIAL	UNKNOWN	16.0	100	100	0.0	0
5102	R3	RESIDENTIAL	UNKNOWN	17.5	99.6	99.6	0.0	0
5102	R4	RESIDENTIAL	UNKNOWN	13.0	93.7	93.7	0.0	0

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 138 SHAFTESBURY AVENUE  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL49

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID

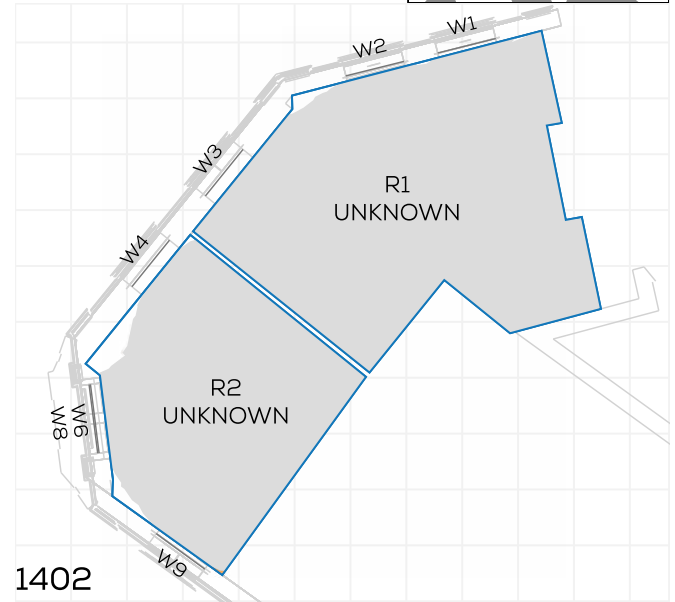
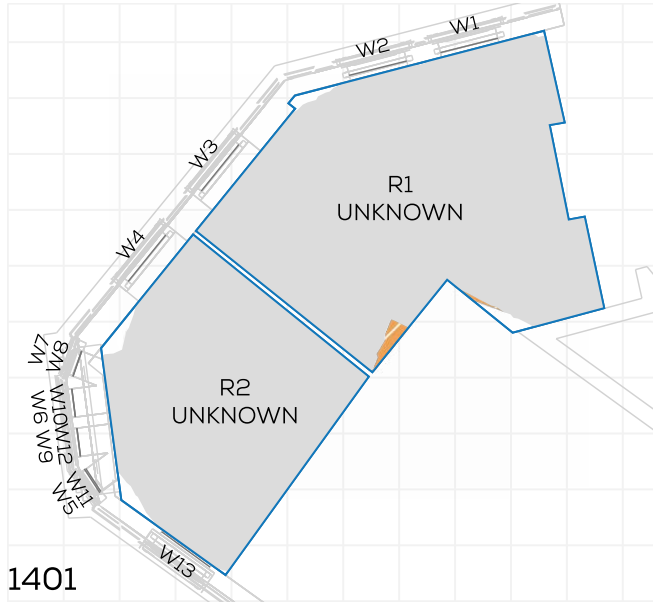
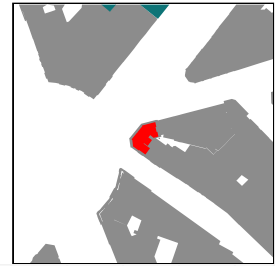


FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
138 SHAFTESBURY AVENUE								
5103	R1	RESIDENTIAL	UNKNOWN	25.8	99.7	99.7	0.0	0
5103	R2	RESIDENTIAL	UNKNOWN	16.0	100	100	0.0	0
5103	R3	RESIDENTIAL	UNKNOWN	17.5	99.6	99.6	0.0	0
5103	R4	RESIDENTIAL	UNKNOWN	13.0	97.2	97.2	0.0	0
5104	R1	RESIDENTIAL	UNKNOWN	35.7	94.3	94.2	0.0	0.1
5104	R2	RESIDENTIAL	UNKNOWN	29.9	99.8	99.8	0.0	0

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 142 SHAFTESBURY AVENUE (PH)  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL50

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID

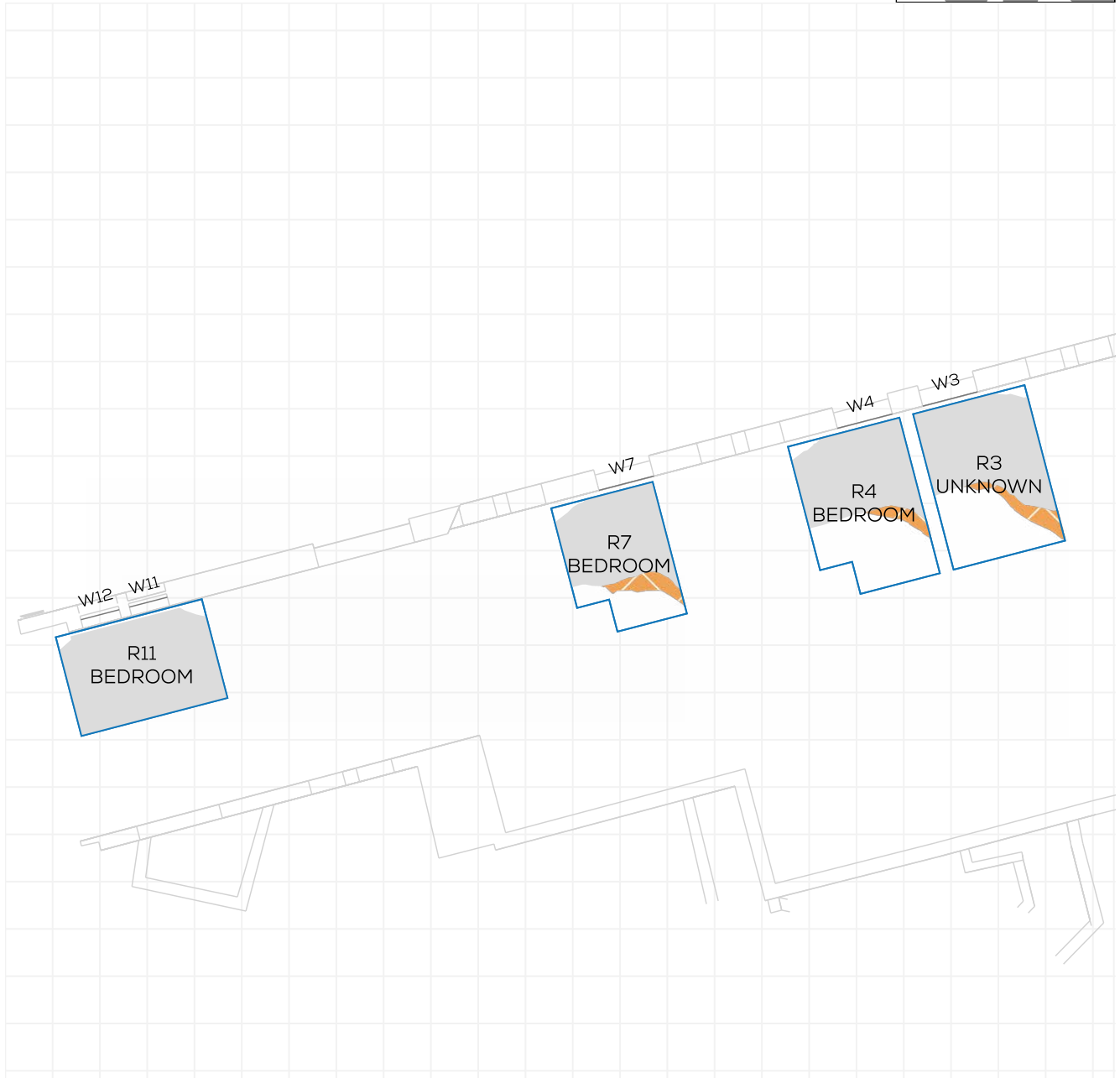
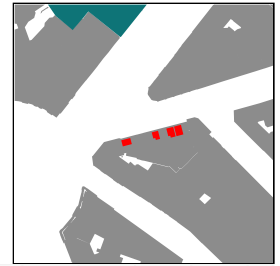


FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
<b>142 SHAFTESBURY AVENUE (PH)</b>								
1401	R1	RESIDENTIAL	UNKNOWN	26.5	98.8	98	0.2	0.9
1401	R2	RESIDENTIAL	UNKNOWN	16.7	97.9	97.9	0.0	0
1402	R1	RESIDENTIAL	UNKNOWN	26.5	99.4	99.4	0.0	0
1402	R2	RESIDENTIAL	UNKNOWN	16.9	96.4	96.3	0.0	0.1
1403	R1	RESIDENTIAL	BEDROOM	10.4	89	82.3	0.7	7.5
1403	R2	RESIDENTIAL	LKD	18.2	78.3	78.2	0.0	0.2
1403	R3	RESIDENTIAL	LKD	14.5	48.4	48.4	0.0	0

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 2-8 EARLHAM STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL51

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



1302

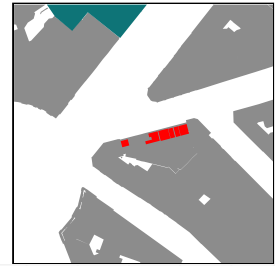
FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
2-8 EARLHAM STREET								
1302	R3	RESIDENTIAL	UNKNOWN	8.3	65.9	59.4	0.5	9.9
1302	R4	RESIDENTIAL	BEDROOM	7.8	59.1	54.9	0.3	7
1302	R7	RESIDENTIAL	BEDROOM	5.9	76.6	68.2	0.5	11
1302	R11	RESIDENTIAL	BEDROOM	6.9	95.4	95.4	0.0	0



PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 2-8 EARLHAM STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL52

**KEY:**

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



**1303**

FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
2-8 EARLHAM STREET								
1303	R1	RESIDENTIAL	UNKNOWN	10.1	78.8	75.4	0.3	4.4
1303	R2	RESIDENTIAL	KITCHEN	5.4	77.7	71.4	0.3	8.2
1303	R3	RESIDENTIAL	KITCHEN	5.4	77.7	70.4	0.4	9.4
1303	R4	RESIDENTIAL	BEDROOM	11.9	81.7	77.3	0.5	5.3
1303	R5	RESIDENTIAL	LKD	12.0	87.9	84.4	0.4	4.1
1303	R6	RESIDENTIAL	UNKNOWN	5.4	95.7	95.7	0.0	0

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 2-8 EARLHAM STREET  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL53

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



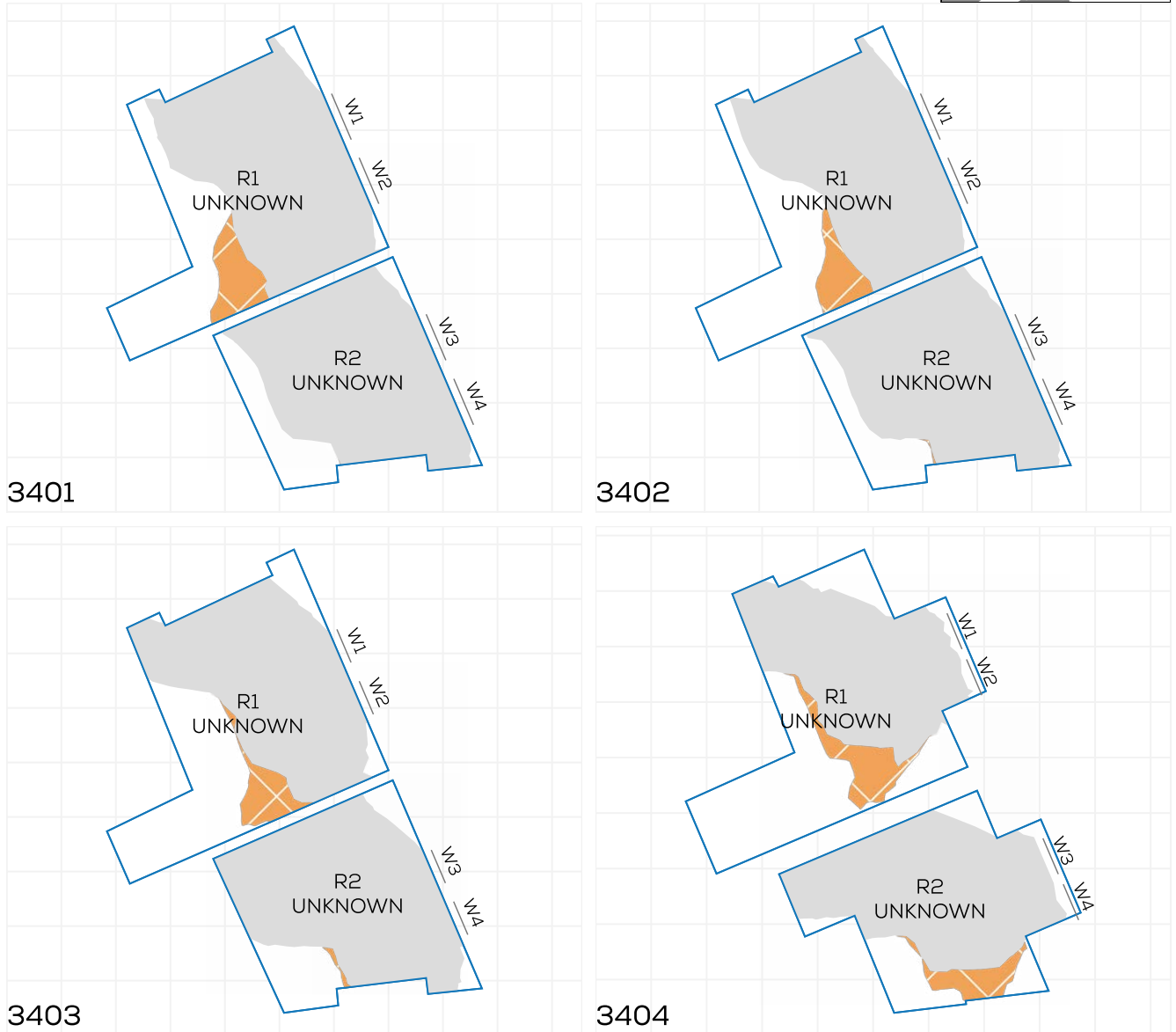
1304

FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
2-8 EARLHAM STREET								
1304	R1	RESIDENTIAL	UNKNOWN	11.7	100	100	0.0	0
1304	R2	RESIDENTIAL	UNKNOWN	18.2	100	100	0.0	0
1304	R3	RESIDENTIAL	UNKNOWN	22.7	100	100	0.0	0

PROJECT: 19832 - 125 SHAFTESBURY AVENUE (EC  
 REPORT TITLE: EXISTING VS. CUMULATIVE  
 ADDRESS: 97-99 CHARING CROSS ROAD  
 DATE: 13/11/2024  
 SCHEME IR: IR71 (25.10.2024)  
 DRAWING No.: 19832-REL10-IS04-NSL54

KEY:

- GAIN
- LOSS
- MAINTAINED LIT AREA
- 1 METRE GRID



FLOOR	ROOM	PROPERTY TYPE	ROOM USE	ROOM AREA-sqm	EXISTING %	PROPOSED %	LOSS-sqm	LOSS %
97-99 CHARING CROSS ROAD								
3401	R1	HOTEL	UNKNOWN	16.2	72.9	66.1	1.1	9.5
3401	R2	HOTEL	UNKNOWN	12.3	82.4	82.4	0.0	0
3402	R1	HOTEL	UNKNOWN	16.2	69.8	64.2	0.9	8.1
3402	R2	HOTEL	UNKNOWN	12.3	82.6	82.5	0.0	0.2
3403	R1	HOTEL	UNKNOWN	16.2	65.5	60	0.9	8.5
3403	R2	HOTEL	UNKNOWN	12.3	82.9	82.4	0.1	0.6
3404	R1	HOTEL	UNKNOWN	16.4	57.3	50.2	1.2	12.4
3404	R2	HOTEL	UNKNOWN	12.7	78.9	72.7	0.8	7.9



# FUTURE RECEPTORS (MDF TABLE)

FLOOR	ROOM REF.	ROOM USE	DAYLIGHT		TARGET (LONDON) (VERTICAL)	SUNLIGHT	
			MEDIAN DAYLIGHT FACTOR			HOURS:MIN	
			EXISTING	PROPOSED		21 MAR EXISTING	21 MAR PROPOSED

PHOENIX THEATRE

1506 R1	Bedroom	2.5	2.4	0.7	06:52	04:34
1507 R1	LKD	4.9	4.3	1.4	09:00	05:37
1508 R1	Winter Gar	14.4	10.9	1.1	10:25	07:09

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# HISTORIC PERMISSION V PROPOSED (RESULTS)





FLOOR	ROOM	PROPERTY TYPE	ROOM USE	WINDOW	VSC (WINDOW)				VSC (ROOM)				AFSH (WINDOW)				AFSH (ROOM)						
					EX. %	PR. %	LOSS %	LOSS %	EX. %	PR. %	LOSS %	LOSS %	ANNUAL	WINTER	ANNUAL	WINTER	ANNUAL	WINTER	ANNUAL	WINTER			
<b>93 CHARING CROSS ROAD (CONTINUED)</b>																							
3602	R1	RESIDENTIAL	UNKNOWN	W3/3602	29.5	29.5	0.0	0.0	29.3	0	0	76	18	76	18	0.0	0.0	77.0	19.0	77.0	19.0	0.0	0.0
	R2	RESIDENTIAL	UNKNOWN	W4/3602	30.8	30.6	0.2	0.6	30.5	0.2	0.7	48	14	48	14	0.0	0.0	48.0	14.0	48.0	14.0	0.0	0.0
				W5/3602	30.5	30.3	0.2	0.7				48	14	48	14	0.0	0.0						
				W6/3602	30.1	30.0	0.1	0.3				46	14	46	14	0.0	0.0						
	R3	RESIDENTIAL	UNKNOWN	W7/3602	28.1	27.8	0.3	1.1	27.7	0.3	1.1												
				W8/3602	27.7	27.4	0.3	1.1															
				W9/3602	27.3	27.0	0.3	1.1															
3603	R1	RESIDENTIAL	UNKNOWN	W1/3603	32.5	32.5	0.0	0.0	32.5	0	0	81	23	81	23	0.0	0.0	82.0	24.0	82.0	24.0	0.0	0.0
				W2/3603	32.5	32.5	0.0	0.0				80	22	80	22	0.0	0.0						
				W3/3603	32.6	32.6	0.0	0.0				81	23	81	23	0.0	0.0						
	R2	RESIDENTIAL	UNKNOWN	W4/3603	33.0	32.7	0.3	0.9	32.8	0.3	0.9	50	14	50	14	0.0	0.0	50.0	14.0	50.0	14.0	0.0	0.0
				W5/3603	32.8	32.5	0.3	0.9				50	14	50	14	0.0	0.0						
				W6/3603	32.5	32.3	0.2	0.6				50	14	50	14	0.0	0.0						
	R3	RESIDENTIAL	UNKNOWN	W7/3603	30.8	30.4	0.4	1.3	30.5	0.4	1.3												
				W8/3603	30.6	30.1	0.5	1.6															
				W9/3603	30.2	29.8	0.4	1.3															
3604	R1	RESIDENTIAL	UNKNOWN	W1/3604	34.9	34.9	0.0	0.0	34.9	0	0	84	26	84	26	0.0	0.0	84.0	26.0	84.0	26.0	0.0	0.0
	R2	RESIDENTIAL	UNKNOWN	W2/3604	34.3	34.0	0.3	0.9	34.3	0.3	0.9	50	14	50	14	0.0	0.0	50.0	14.0	50.0	14.0	0.0	0.0
	R3	RESIDENTIAL	UNKNOWN	W3/3604	32.4	31.9	0.5	1.5	32.4	0.5	1.5												
<b>95 CHARING CROSS ROAD</b>																							
3501	R1	HOTEL	UNKNOWN	W1/3501	22.9	22.7	0.2	0.9	22.6	0.2	0.9												
				W2/3501	22.2	22.0	0.2	0.9															
	R1	HOTEL	UNKNOWN	W1/3502	26.2	25.9	0.3	1.1	25.8	0.3	1.2												
				W2/3502	25.5	25.2	0.3	1.2															
	R1	HOTEL	UNKNOWN	W1/3503	29.2	28.8	0.4	1.4	28.9	0.4	1.4												
				W2/3503	28.6	28.1	0.5	1.7															
	R1	HOTEL	UNKNOWN	W1/3504	31.5	31.0	0.5	1.6	31.5	0.5	1.6												
<b>86 CHARING CROSS ROAD</b>																							
F06	R1	RESIDENTIAL	UNKNOWN	W1/4314	22.6	21.3	1.3	5.8	25.9	24.7	1.2	4.6											
<b>TRENTISHOE MANSIONS (INC. SHOPS)- 88-94 CHARING CROSS ROAD - 3-5 CAXTON WALK</b>																							
4399	R1	RESIDENTIAL	UNKNOWN	W1/4399	0.9	0.7	0.2	22.2	0.9	0.7	0.2												
	R3	RESIDENTIAL	UNKNOWN	W3/4399	0.7	0.7	0.0	0.0	0.8	0.7	0.1	12.5	0	0	0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
				W4/4399	0.8	0.8	0.0	0.0				0	0	0	0.0	0.0							
	R4	RESIDENTIAL	UNKNOWN	W5/4399	0.7	0.7	0.0	0.0	0.7	0.7	0	0	0	0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
	R5	RESIDENTIAL	UNKNOWN	W6/4399	0.8	0.8	0.0	0.0	0.8	0.8	0	0	0	0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
	R4	RESIDENTIAL	UNKNOWN	W1/4400	0.1	0.1	0.0	0.0	0.7	0.6	0.1	14.3											
				W11/4400	1.4	1.2	0.2	14.3															
				W12/4400	0.1	0.1	0.0	0.0															
	R7	RESIDENTIAL	BEDROOM	W1/4331	0.4	0.3	0.1	25.0	0.8	0.8	0												
				W2/4331	0.9	0.8	0.1	11.1															
				W3/4331	1.2	1.2	0.0	0.0															
	R5	RESIDENTIAL	LIVING ROOM	W4/4401	18.3	18.0	0.3	1.6	12.8	12.4	0.4	3.1											
				W5/4401	13.7	13.2	0.5	3.6															
				W6/4401	13.1	12.6	0.5	3.8															
				W7/4401	12.5	12.1	0.4	3.2															

\* Inclined Windows. \*\* Rooms deeper than 5m. \*\*\* Kitchens less than 13sqm

FLOOR	ROOM	PROPERTY TYPE	ROOM USE	WINDOW	VSC (WINDOW)			VSC (ROOM)			APSH (WINDOW)			APSH (ROOM)								
					EX. %	PR. %	LOSS %	EX. %	LOSS %	PR. %	ANNUAL	WINTER	ANNUAL	WINTER	ANNUAL	WINTER	ANNUAL	WINTER				
4401	R5	RESIDENTIAL	LIVING ROOM	W8/4401	6.1	5.6	0.5	8.2	12.8	12.4	0.4	3.1										
				W9/4401	18.2	18.0	0.2	1.1														
				W10/4401	13.9	13.4	0.5	3.6														
				W11/4401	13.2	12.7	0.5	3.8														
				W12/4401	12.6	12.1	0.5	4.0														
				W13/4401	6.0	5.5	0.5	8.3														
				W14/4401	14.7	14.4	0.3	2.0	9.4	8.9	0.5	5.3										
				W15/4401	9.9	9.4	0.5	5.1														
				W16/4401	9.5	9.0	0.5	5.3														
				W17/4401	9.1	8.5	0.6	6.6														
				W18/4401	3.6	3.1	0.5	13.9														
				4402	R6	RESIDENTIAL	LIVING ROOM	W19/4401	14.4	14.1	0.3	2.1										
W20/4401	10.0	9.4	0.6					6.0														
W21/4401	9.4	8.8	0.6					6.4														
W22/4401	9.0	8.4	0.6					6.7														
W23/4401	3.5	3.0	0.5					14.3														
W24/4401	7.5	7.0	0.5					6.7	7.2	6.7	0.5	6.9										
W25/4401	6.8	6.4	0.4					5.9														
W26/4401	4.9	4.7	0.2					4.1	4.9	4.7	0.2	4.1	8	0	8	0	0.0	0.0	8.0	8.0	0.0	0.0
W1/4332	0.6	0.6	0.0					0.0	2.5	2.5	0	0	0	0	0	0	0.0	0.0	1.0	1.0	0.0	0.0
W2/4332	1.5	1.5	0.0					0.0					0	0	0	0	0.0	0.0				
W3/4332	1.6	1.5	0.1					6.3					0	0	0	0	0.0	0.0				
W4/4332	2.1	2.0	0.1					4.8					0	0	0	0	0.0	0.0				
4403	R7	RESIDENTIAL	BEDROOM	W5/4332	4.4	4.6	-0.2	-4.5														
				W3/4322	3.9	4.1	-0.2	-5.1	3.9	4.1	-0.2	-5.1	1	0	1	0	0.0	0.0				
				W34/4401	17.8	17.3	0.5	2.8	23.2	22.9	0.3	1.3	14	1	14	1	0.0	0.0	48.0	48.0	13.0	13.0
				W35/4401	25.1	24.8	0.3	1.2					25	2	25	2	0.0	0.0				
				W36/4401	26.7	26.7	0.0	0.0					44	12	44	12	0.0	0.0				
				W4/4402	20.8	20.5	0.3	1.4	15.1	14.5	0.6	4										
				W5/4402	15.9	15.3	0.6	3.8														
				W6/4402	15.3	14.6	0.7	4.6														
				W7/4402	14.7	14.0	0.7	4.8														
				W8/4402	7.8	7.0	0.8	10.3														
				W9/4402	21.5	21.2	0.3	1.4														
				4404	R8	RESIDENTIAL	BEDROOM	W10/4402	16.6	16.0	0.6	3.6										
W11/4402	16.0	15.3	0.7					4.4														
W12/4402	15.4	14.7	0.7					4.5														
W13/4402	8.3	7.5	0.8					9.6														
W14/4402	17.4	17.0	0.4					2.3	11.4	10.7	0.7	6.1										
W15/4402	11.8	11.1	0.7					5.9														
W16/4402	11.3	10.6	0.7					6.2														
W17/4402	10.9	10.2	0.7					6.4														
W18/4402	4.9	4.2	0.7					14.3														
W19/4402	18.1	17.6	0.5					2.8														
W20/4402	12.2	11.5	0.7					5.7														

TRENTISHOE MANSIONS (INC. SHOPS)- 88-94 CHARING CROSS ROAD - 3-5 CAXTON WALK (CONTINUED)

\* Inclined Windows. \*\* Rooms deeper than 5m. \*\*\* Kitchens less than 13sqm



TRENTISHOE MANSIONS (INC. SHOPS)- 88-94 CHARING CROSS ROAD - 3-5 CAXTON WALK (CONTINUED)

FLOOR	ROOM	PROPERTY TYPE	ROOM USE	WINDOW	VSC (WINDOW)			VSC (ROOM)			AFSH (WINDOW)			AFSH (ROOM)											
					EX. %	PR. %	LOSS %	EX. %	PR. %	LOSS %	LOSS %	EX. %	PR. %	LOSS %	EX. %	PR. %	LOSS %								
					ANNUAL		WINTER	ANNUAL		WINTER	ANNUAL		WINTER	ANNUAL		WINTER	ANNUAL		WINTER						
4402	R6	RESIDENTIAL	LIVING ROOM	W21/4402	11.8	11.0	0.8	6.8	11.4	10.7	0.7	6.1													
				W22/4402	11.3	10.5	0.8	7.1																	
				W23/4402	5.4	4.5	0.9	16.7																	
				W24/4402	9.3	8.6	0.7	7.5	8.9	8.2	0.7	7.9													
				W25/4402	8.4	7.8	0.6	7.1																	
				W26/4402	10.5	10.0	0.5	4.8	10.5	10	0.5	4.8	23	1	22	1	4.3	0.0	23.0	1.0	22.0	1.0	4.3	0.0	
				W1/4333	1.1	1.0	0.1	9.1	4.5	4.5	0	0	0	0	0	0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	
				W2/4333	2.7	2.6	0.1	3.7																	
				W3/4333	2.8	2.6	0.2	7.1																	
				W4/4333	3.7	3.7	0.0	0.0																	
				W5/4333	8.3	8.5	-0.2	-2.4																	
				W3/4323	6.5	6.8	-0.3	-4.6	6.5	6.8	-0.3	-4.6													
				W34/4402	20.1	19.4	0.7	3.5	26.2	25.9	0.3	1.1	16	1	16	1	0.0	0.0	55.0	17.0	55.0	17.0	0.0	0.0	
				W35/4402	28.2	27.9	0.3	1.1																	
				W36/4402	30.4	30.4	0.0	0.0																	
W4/4403	23.0	22.6	0.4	1.7	17.3	16.5	0.8	4.6																	
W5/4403	18.1	17.4	0.7	3.9																					
W6/4403	17.5	16.7	0.8	4.6																					
W7/4403	16.8	16.0	0.8	4.8																					
W8/4403	9.5	8.6	0.9	9.5																					
W9/4403	23.8	23.3	0.5	2.1																					
W10/4403	19.0	18.1	0.9	4.7																					
W11/4403	18.3	17.4	0.9	4.9																					
W12/4403	17.7	16.8	0.9	5.1																					
W13/4403	10.2	9.2	1.0	9.8																					
W14/4403	19.5	18.9	0.6	3.1	13.3	12.4	0.9	6.8																	
W15/4403	13.8	12.9	0.9	6.5																					
W16/4403	13.3	12.4	0.9	6.8																					
W17/4403	12.8	11.9	0.9	7.0																					
W18/4403	6.3	5.3	1.0	15.9																					
W19/4403	20.3	19.6	0.7	3.4																					
W20/4403	14.4	13.4	1.0	6.9																					
W21/4403	13.9	12.8	1.1	7.9																					
W22/4403	13.4	12.3	1.1	8.2																					
W23/4403	6.9	5.8	1.1	15.9																					
W24/4403	11.1	10.1	1.0	9.0	10.6	9.6	1	9.4																	
W25/4403	10.2	9.2	1.0	9.8																					
W26/4403	15.0	14.3	0.7	4.7	15	14.3	0.7	4.7	35	3	34	3	2.9	0.0	35.0	3.0	34.0	3.0	2.9	0.0					
W38/4403	3.7	3.5	0.2	5.4	3.7	3.5	0.2	5.4																	
W37/4403	6.0	5.5	0.5	8.3	6	5.5	0.5	8.3																	
W3/4324	10.6	10.9	-0.3	-2.8	10.6	10.9	-0.3	-2.8																	
W34/4403	22.1	21.3	0.8	3.6	29	28.7	0.3	1	17	2	17	2	0.0	0.0	57.0	19.0	57.0	19.0	0.0	0.0					
W35/4403	3.1	30.7	0.4	1.3																					
W36/4403	33.9	33.8	0.1	0.3																					
W4/4404	25.0	24.4	0.6	2.4	21.3	20.4	0.9	4.2																	

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