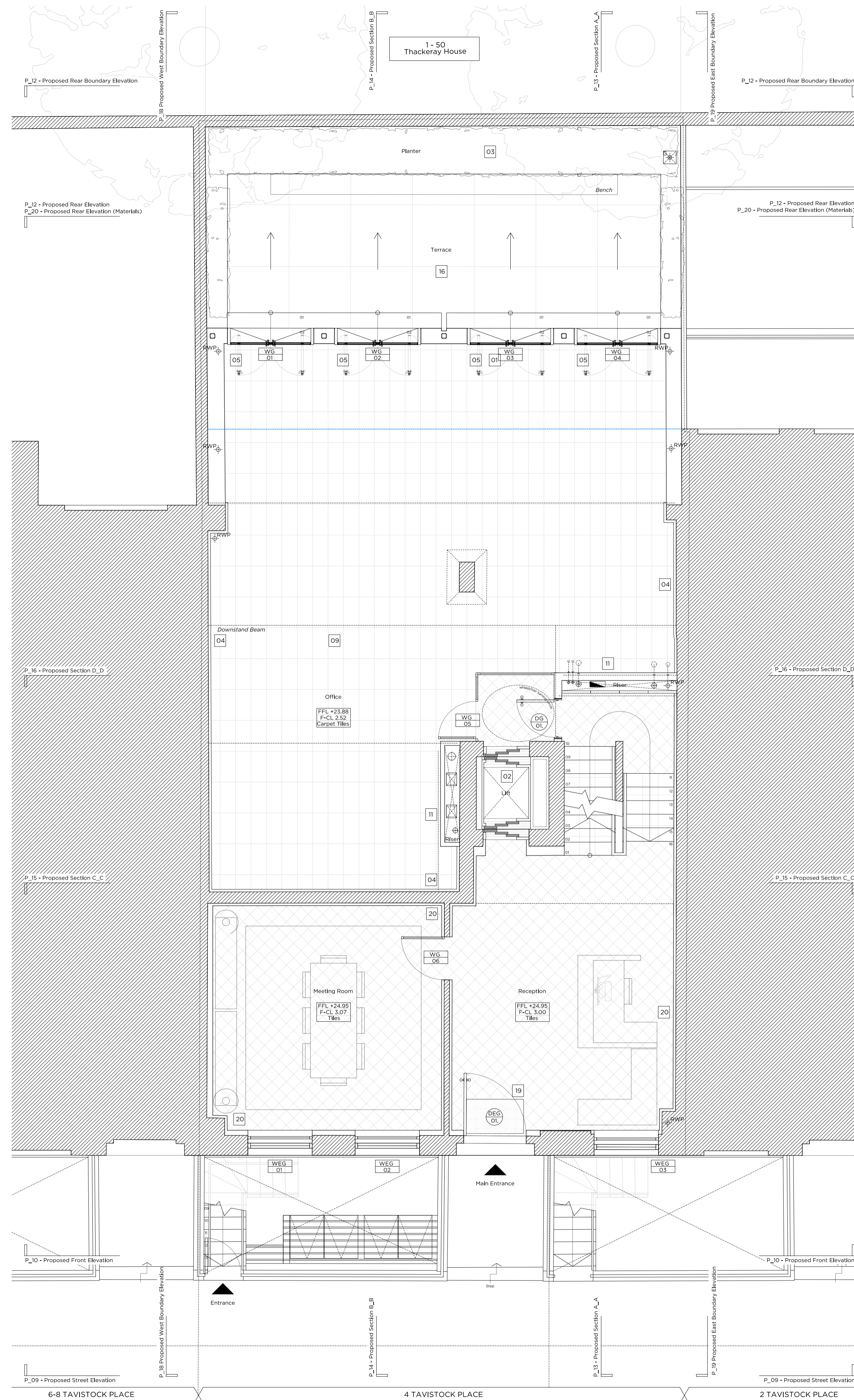


Demolition Ground Floor Plan



Proposed Ground Floor Plan

Rev. Plan. Scale: E200

**Legend:**

- Existing structure / earth
- New structure
- Line denotes previously consented scheme
- Existing brickwork
- Proposed carpet tile floor finish
- Proposed single ply membrane roof
- Removal of existing structure/Excavation
- Line denotes removal of existing fittings
- Line denotes removal of existing structure
- Proposed tessellated tile finish
- Existing slate roof finish

**Demolition notes:**

- 01 External wall structure to be demolished
- 02 Existing window to be demolished
- 03 Existing roof structure to be demolished and reconstructed
- 04 Internal non-original partition to be demolished
- 05 Excavation of basement level to increase ceiling height. Refer to Engineers Report and Soil Investigation report for further details.
- 06 Existing floor slab / structure to be demolished.

**Proposed notes:**

- 01 Existing BI Office space to be extended to rear of site.
- 02 New through type lift car to be installed to existing lift shaft.
- 03 Planting zone retained for planting at rear boundary of application site.
- 04 Perimeter trunking to existing / party walls.
- 05 Proposed anodised aluminium double glazed windows with glass loggia balconies to be installed to enlarged rear window openings.
- 06 New rear terrace at third and fourth floor levels.
- 07 Proposed plant area relocated to reconstructed roof level.
- 08 Proposed plant area to be enclosed with acoustic attenuation.
- 09 Internal layout (non-original fixtures and fittings) to be reconfigured across all floors.
- 10 Proposed Bin Store to existing front lightwell.
- 11 Proposed services riser to sit adjacent to existing lift shaft and common stairwell.
- 12 Access hatch to roof level.
- 13 Proposed services intake room adjacent to secondary entrance from lightwell.
- 14 New internal lining to existing masonry external walls / party walls.
- 15 Rear facade to be reconstructed with new external masonry finishes, new glazing, standing seam metal finishes and PPC mild steel balustrading to rear terraces.
- 16 New natural stone finishes to rear terrace.
- 17 Proposed lift overrun
- 18 Proposed rooflight.
- 19 Proposed coil matting in matwell.
- 20 New timber panelling to existing masonry walls.

# PLANNING

Project No. **17016**

Client **Tavis Estates Ltd**

Date **March 2017**

Scale **1:100@A3 / 1:50@A1**

Project **4 Tavistock Place, WC1H**

Drawing Title: **Demolition & Proposed Ground Floor Plan**

Drawing No. **P\_01** Rev. **1**

Drawn **RP** Approved **TB** Signed **MW**

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Drawings are based on survey information produced by Mobile CAD Surveying Limited.

Proposed Ground Floor Datum of +0.000m = 25.022m from survey information.