

-The surviving original cornices, window and door joinery (including shutters and panelling) and fireplace surrounds to be retained where possible and made good as necessary. For information on new doors, windows and fireplaces please refer to 275.53 schedules.

-New cornices to match existing adjacent work will be run along new or reinstated partitions. -New joinery, doors, windows and fireplaces will match existing original work adjacent

Structural damp proofing works to Lower Ground Floor to be carried out as necessary.

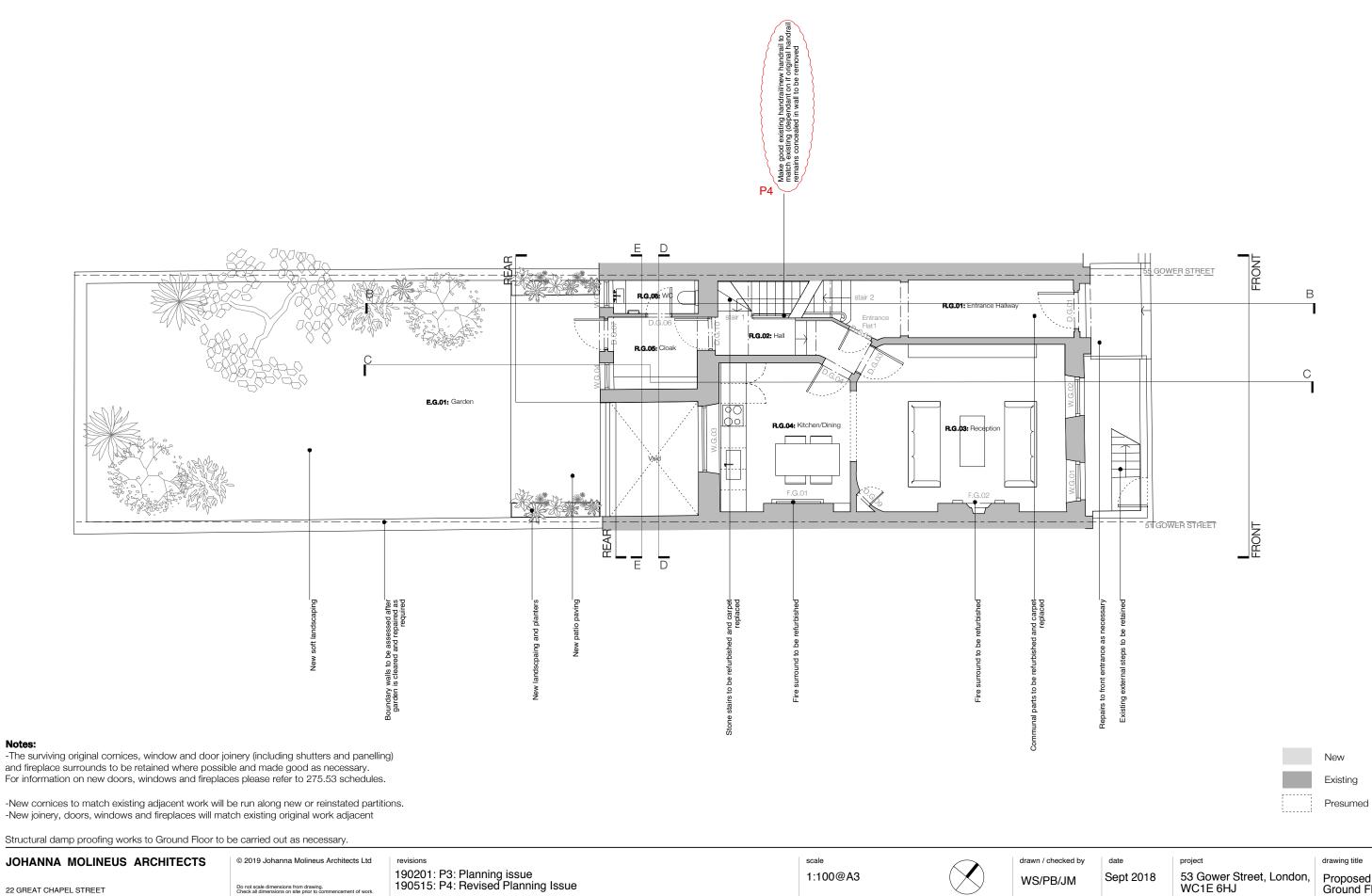
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Proposed Lower Ground Floor Plan drawing no. 275.53.200

The Bedford Estates

client

P4



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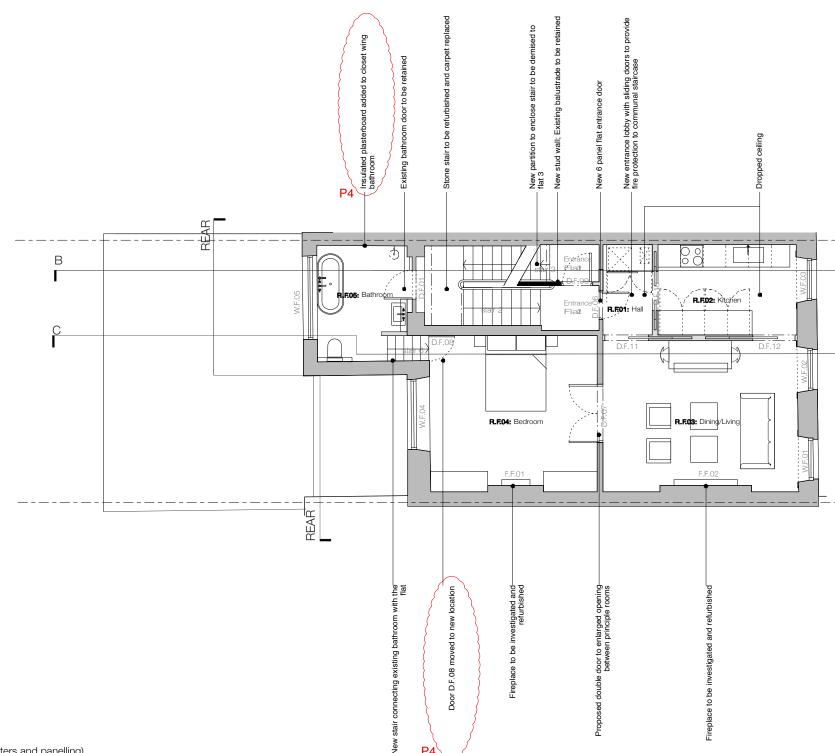
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Proposed Ground Floor Plan drawing no. 275.53.201

revision

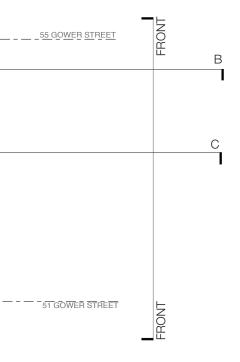
client The Bedford Estates



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New

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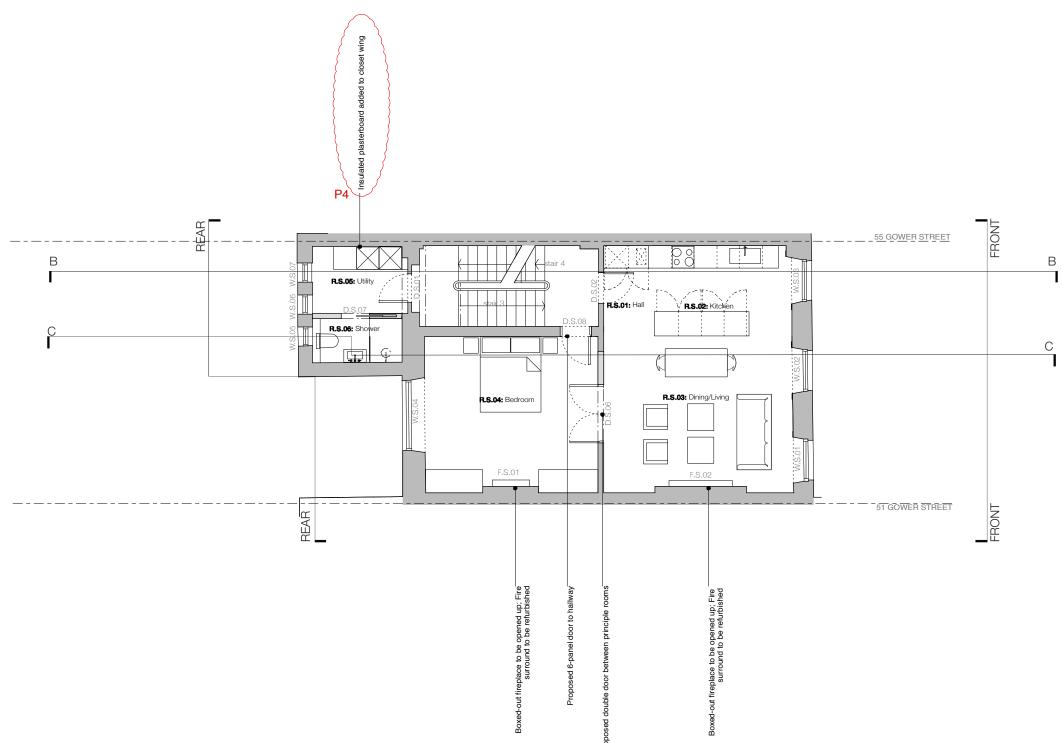
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P4

project 53 Gower Street, London, WC1E 6HJ client The Bedford Estates

drawing title

Proposed First Floor Plan drawing no. 275.53.202



-The surviving original cornices, window and door joinery (including shutters and panelling) and fireplace surrounds to be retained where possible and made good as necessary. For information on new doors, windows and fireplaces please refer to 275.53 schedules.

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info@johannamolineus.com	Drawing to be read in conjunction with structural engineer's drawings and specification.		Millimeters (mm)	



New

Existing

Presumed

date Sept 2018

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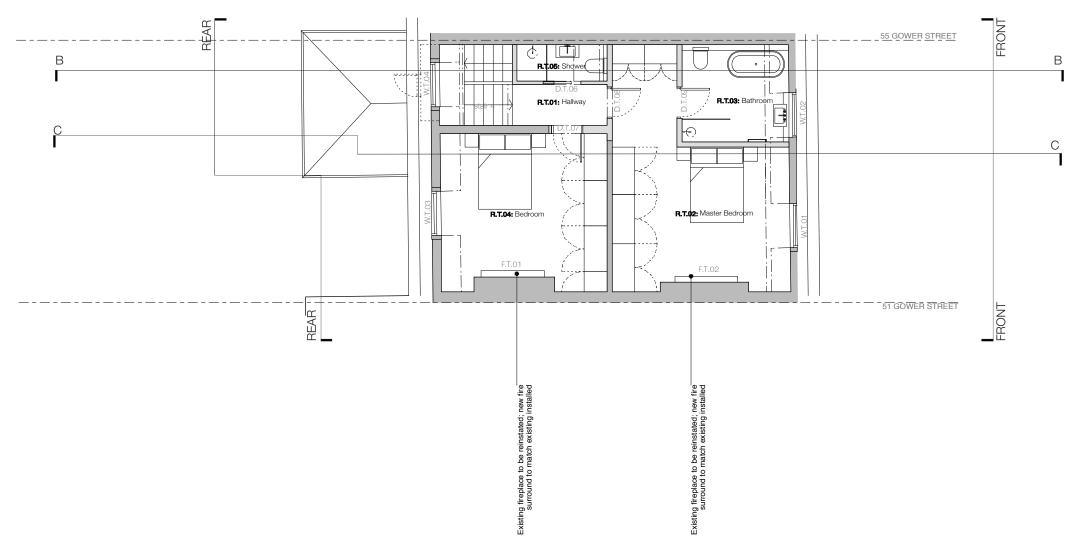
P4

project 53 Gower Street, London, WC1E 6HJ Proposed Second Floor Plan client The Bedford Estates

drawing title

drawing no.

275.53.203



-The surviving original cornices, window and door joinery (including shutters and panelling) and fireplace surrounds to be retained where possible and made good as necessary. For information on new doors, windows and fireplaces please refer to 275.53 schedules.

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info@johannamolineus.com	Drawing to be read in conjunction with structural engineer's drawings and specification.		Millimeters (mm)		



New

Existing

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date Sept 2018

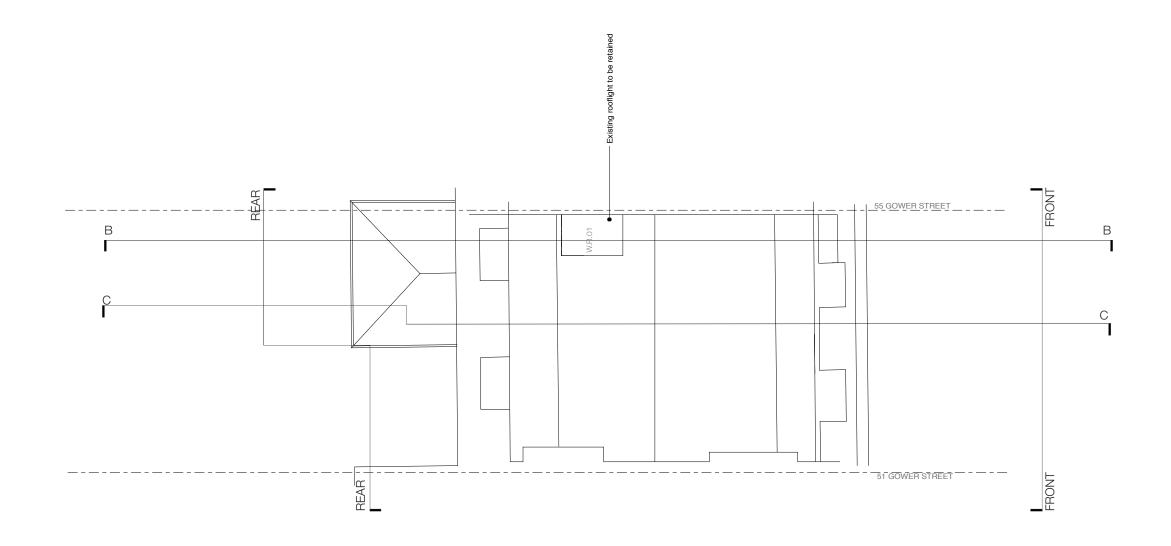
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P3

project 53 Gower Street, London, WC1E 6HJ Proposed Third Floor Plan client The Bedford Estates

drawing title

drawing no. 275.53.204



For information on new doors, windows and fireplaces please refer to 275.53 schedules.

Roof to be inspected and repaired as necessary

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info@johannamolineus.com	Drawing to be read in conjunction with structural engineer's drawings and specification.		Millimeters (mm)		



New

Existing

Presumed

date Sept 2018

revision

P3

project 53 Gower Street, London, Proposed Roof Plan client The Bedford Estates

drawing title

drawing no.

275.53.205



External elevation to be made good. Services to be rationalised where necessary. For information on new doors, windows and fireplaces please refer to 275.53 schedules.

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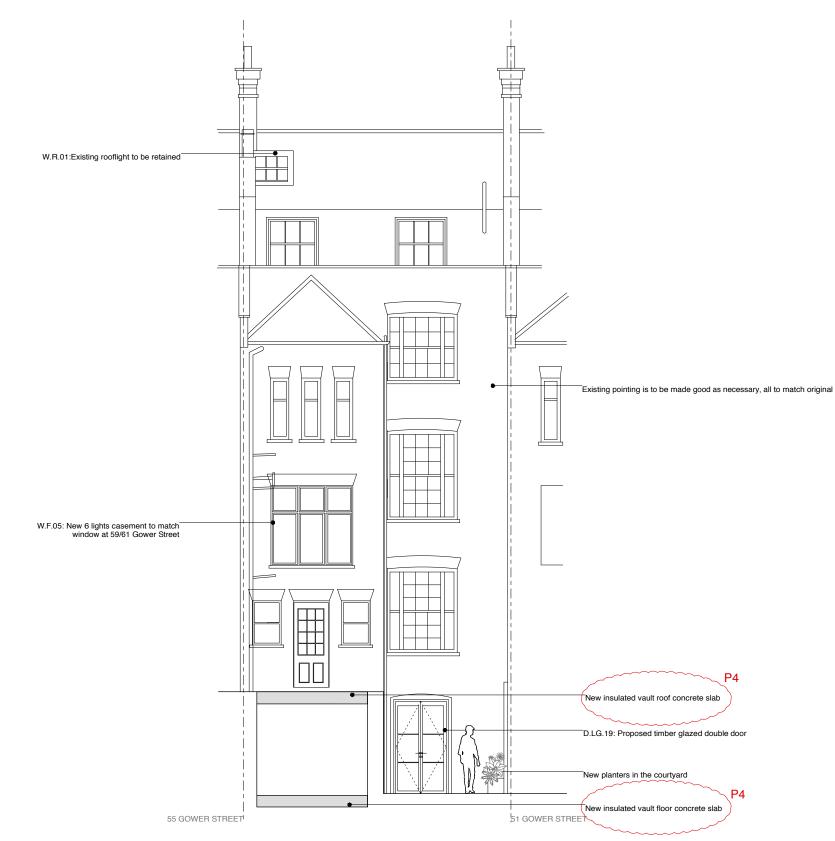
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project 53 Gower Street, London, WC1E 6HJ Proposed Front Elevation client The Bedford Estates

drawing title

drawing no. 275.53-250



External elevation to be made good. Services to be rationalised where necessary. For information on new doors, windows and fireplaces please refer to 275.53 schedules.

JOHANNA MOLINEUS ARCHITECTS© 2019 Johanna Molineus Architects Ltdrevisions22 GREAT CHAPEL STREETDo nt scale dimensions from drawing. Check all dimensions on sub pinfor Commencement of work.190201: P3: Planning issue 190515: P4: Revised Planning issue 190515: P4: Revised Planning issue0207 734 8320If the drawing exceeds the quantities in any way the architects tare be informenced before work is commenced. Info@johannamolineus.comIf the drawing exceeds the quantities in any way the architects tare be informenced.	scale	drawn / checked by	date
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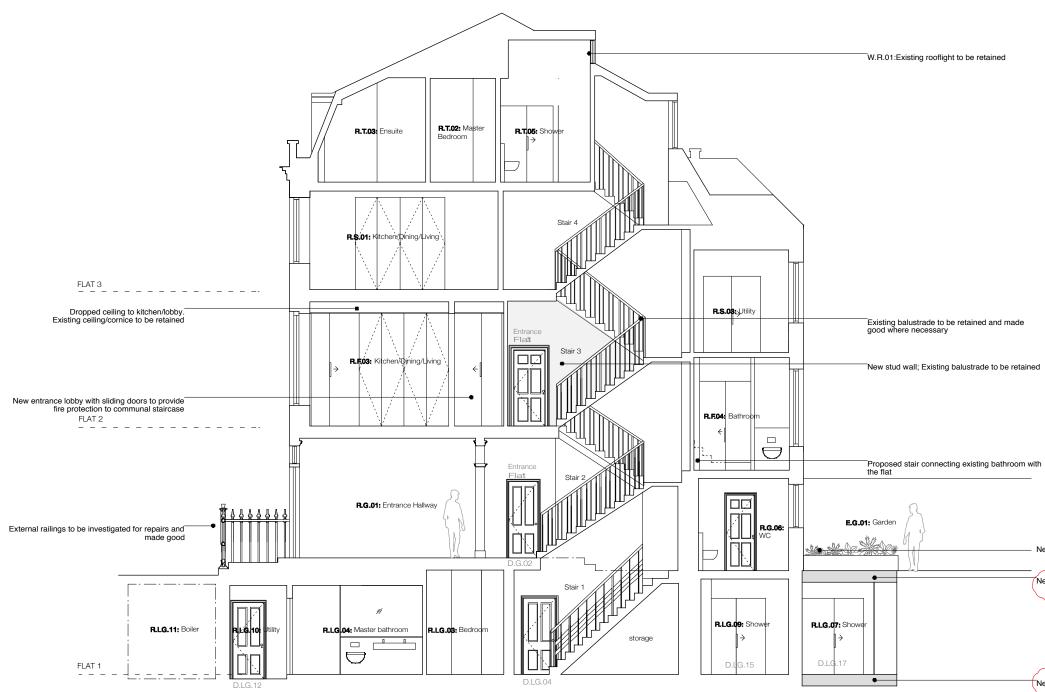
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project 53 Gower Street, London, Proposed Rear Elevation client The Bedford Estates

drawing title

drawing no. 275.53-251



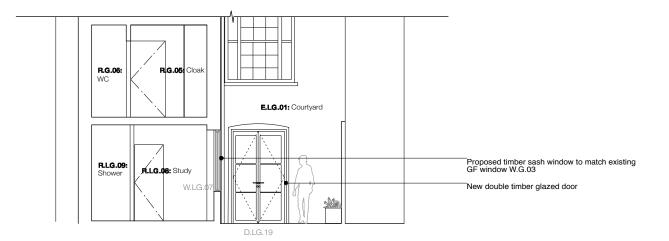
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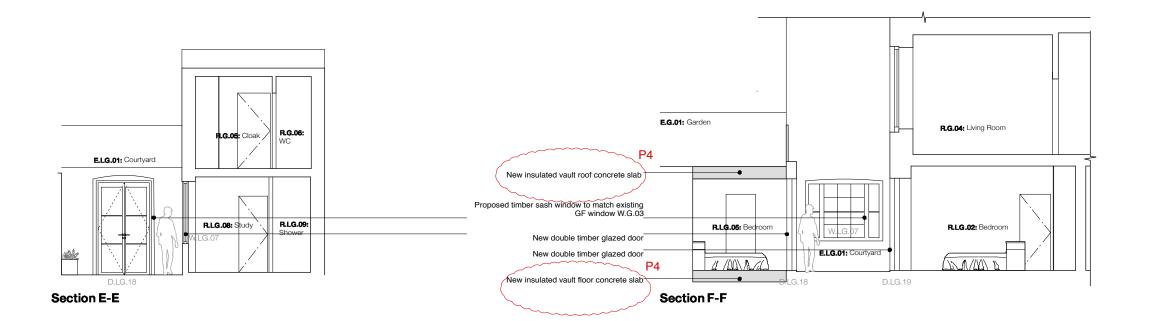
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info@johannamolineus.com	Drawing to be read in conjunction with structural engineer's drawings and specification.		Millimeters (mm)	, in the second s	• •

New landscaping and planters **P4** New insulated vault roof concrete slab **P4** New insulated vault floor concrete slab

drawing title project 53 Gower Street, London, WC1E 6HJ Sept 2018 Proposed Section B-B revision client drawing no. The Bedford Estates 275.53-260







The surviving original cornices, window and door joinery (including shutters and panelling) and fireplace surrounds to be retained where possible and made good as necessary.
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ovision P4 53 Gower Street, London, WC1E 6HJ

project

The Bedford Estates

drawing title

Proposed Sections D-D,E-E,F-F drawing no. 275.53 262