

C:\Users\neil.mitchell\Documents\22 Bedford Square_Central_Shared_Model_PLANNERS 3a_Link_Planning_Neil Mitchell.rvt 26/07/2019 17:14:38

- GENERAL NOTES**
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THAT DESIGN PRINCIPLES, CALCULATIONS, DRAWINGS AND FINAL CONSTRUCTION MUST CONFORM TO THE CURRENT BUILDING REGULATIONS, THE COM REGULATIONS, THE RELEVANT BRITISH OR EUROPEAN CODES OF PRACTICE AS APPROPRIATE.
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1 Existing Elevation - Front / Bedford Sq
Scale 1:100



Location Plan @ 1:2500

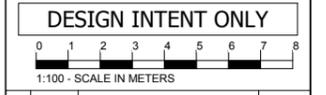


2 Proposed Elevation - Front / Bedford Sq
Scale 1:100

WE PROPOSE LIGHT CLEANING OF THE EXTERIOR WITH WATER & REPAIRS TO EXTERNAL STEPS AND LANDING. THE RAILINGS, WINDOW FRAMES AND DOOR WILL BE REPAINTED. THE REDUNDANT SIGN PATRESS WILL BE REMOVED FROM BESIDE THE DOOR.



PHOTOGRAPH OF FACADE



REV	DATE	ITEM	BY
24.07.19		For Planning	NM
B	05.06.19	Revision following meeting with planners on 25.05.19	WM
A	12.03.19	For Planning Pre-App	WM

- INFORMATION ONLY
- APPLICATION FOR LOCAL AUTHORITY
- TENDER
- CONSTRUCTION
- FINAL ISSUE - FOR RECORD

PROJECT 22 Bedford Square
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WC1B 8RA

TITLE PLANNING (Link) - 22 BEDFORD SQ. FACADE ELEVATION

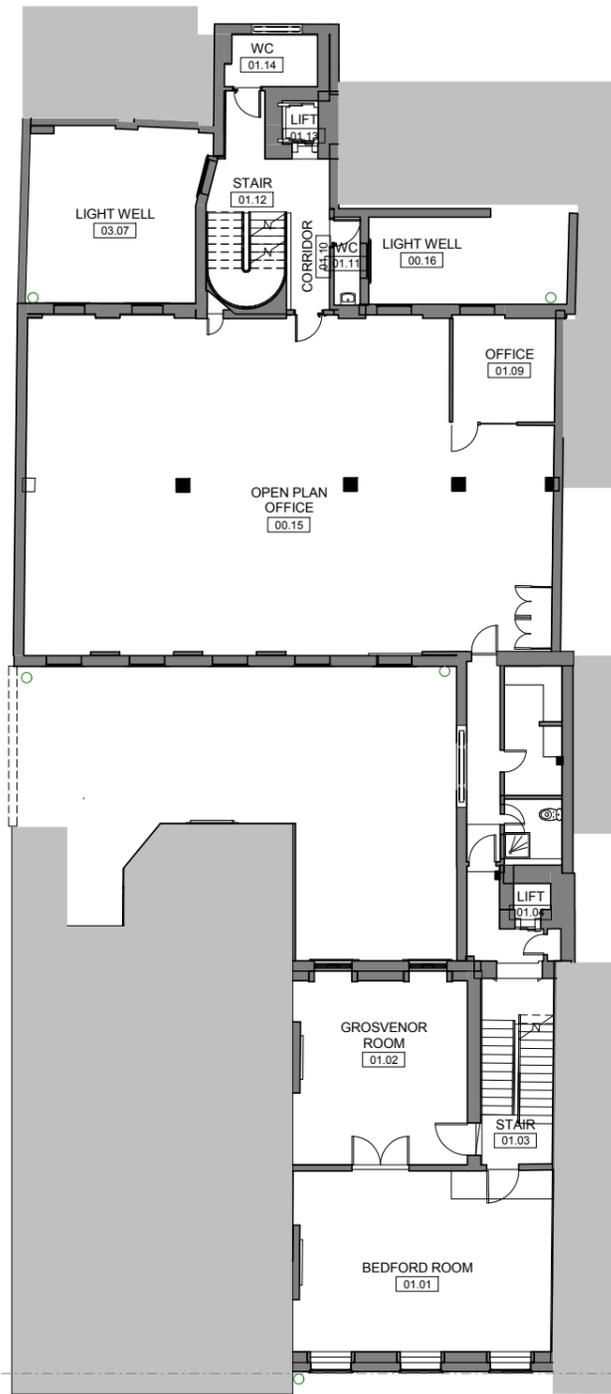
DRAWN	DATE	SCALE	CHECKED
WM	2019	1:100	NM

PROJECT	NUMBER	REVISION
E189 076	00.201	B

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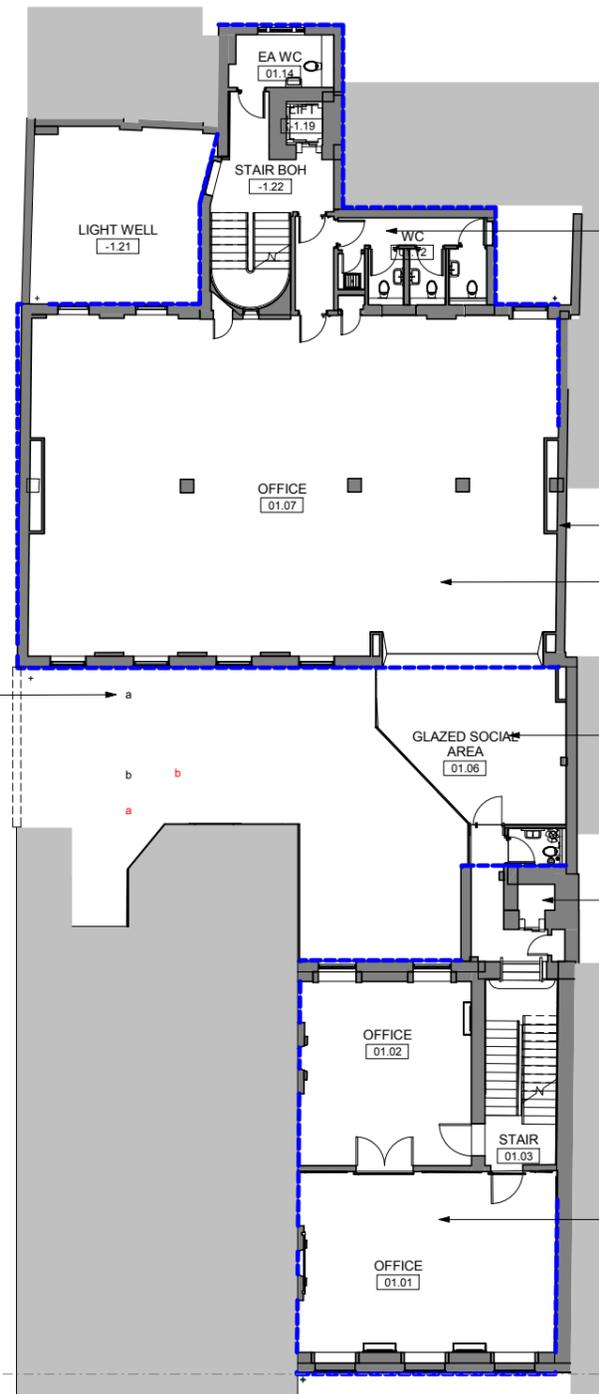
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1 Existing Plan - First Floor
Scale 1 : 100

SETTING OUT OF EACH POINT FOLLOWS THE RULES OF THE GOLDEN SECTION WHERE A/B=1.6

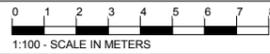


2 Proposed Plan - First Floor
Scale 1 : 100

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TITLE PLANNING (Link) - FIRST
FLOOR LAYOUT

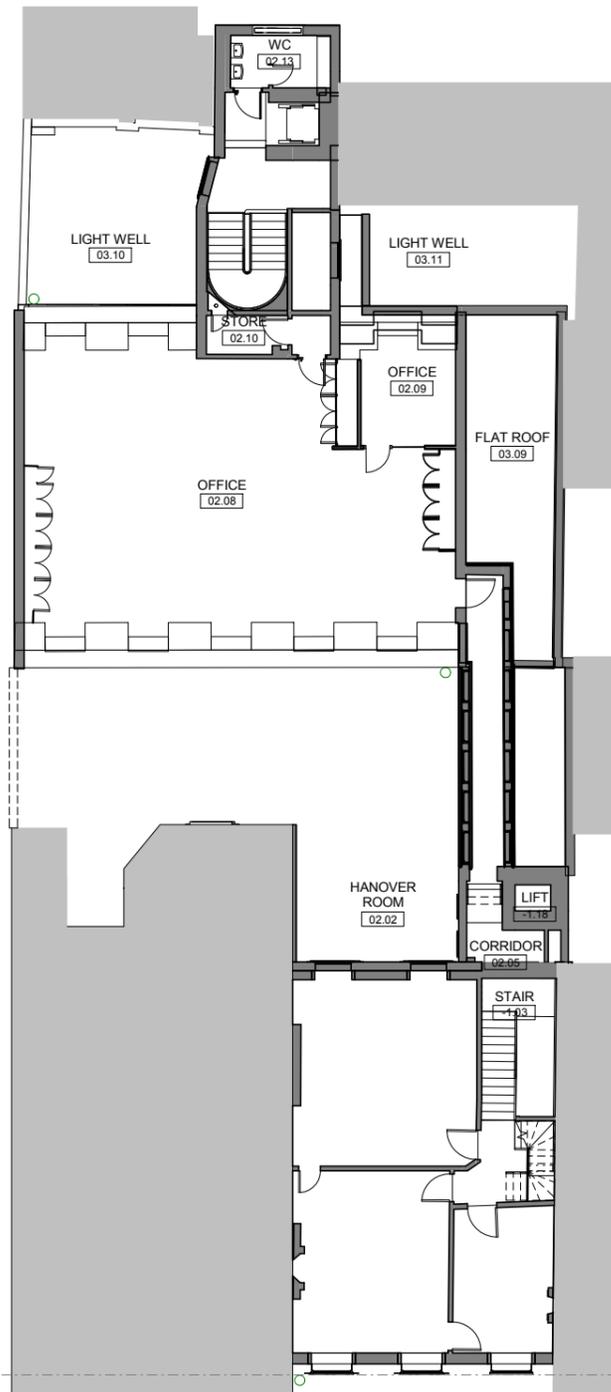
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WM	2019	1 : 100	NM

PROJECT	NUMBER	REVISION
E189 076	00.204	A

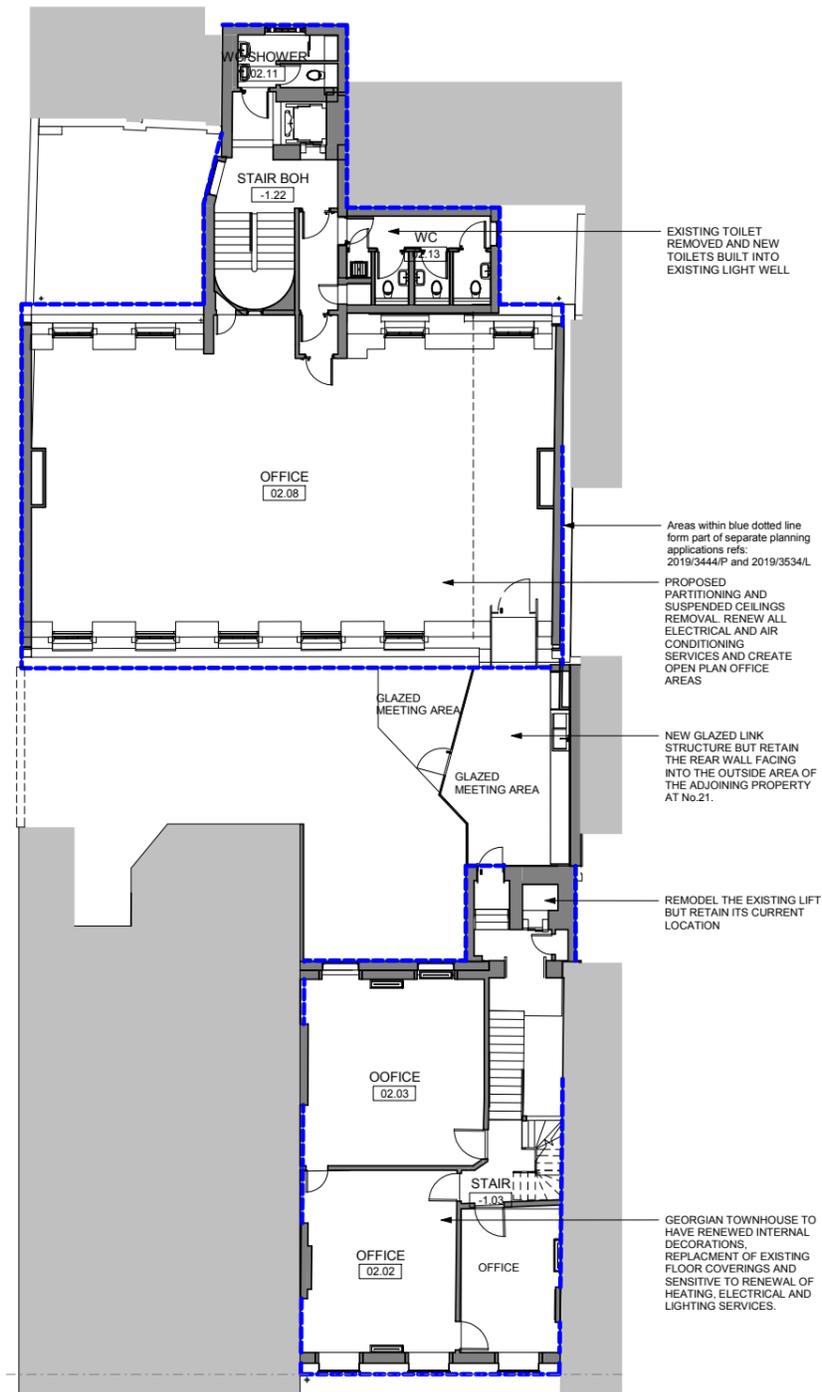
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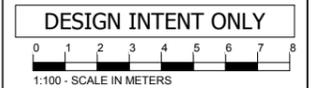


1 Existing Plan - Second Floor
 Scale 1 : 100



2 Proposed Plan - Second Floor
 Scale 1 : 100

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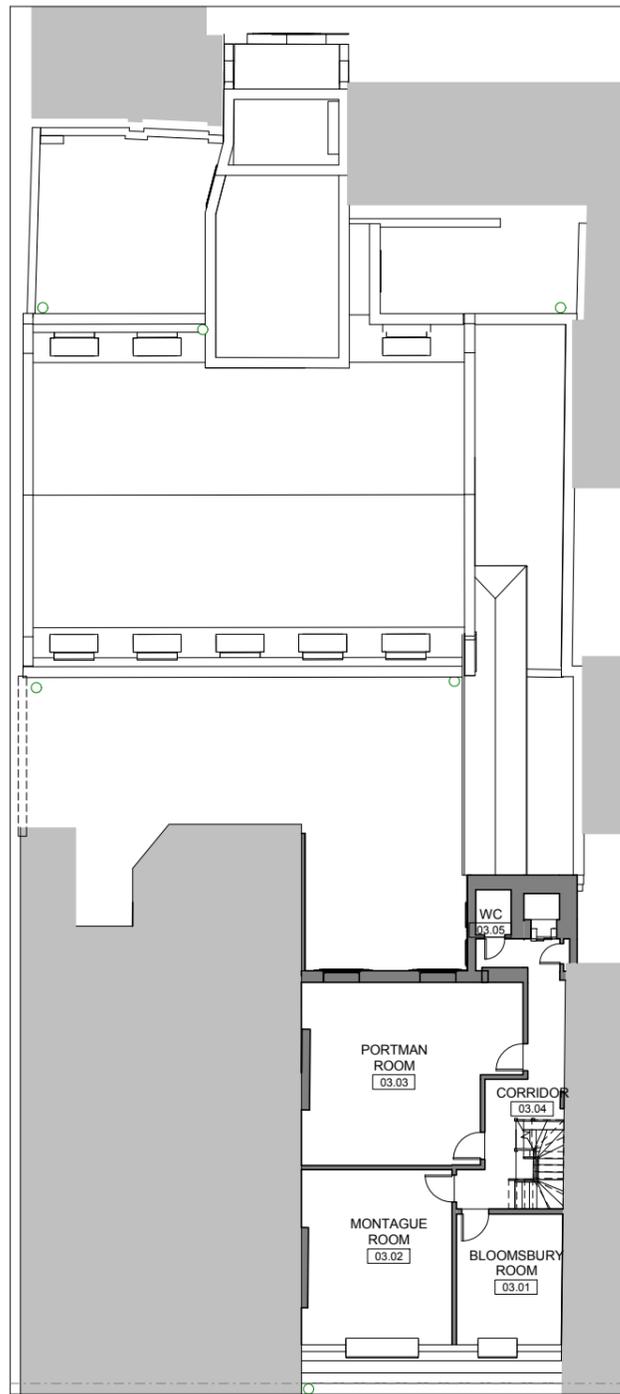
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TITLE PLANNING (Link) - SECOND FLOOR LAYOUT

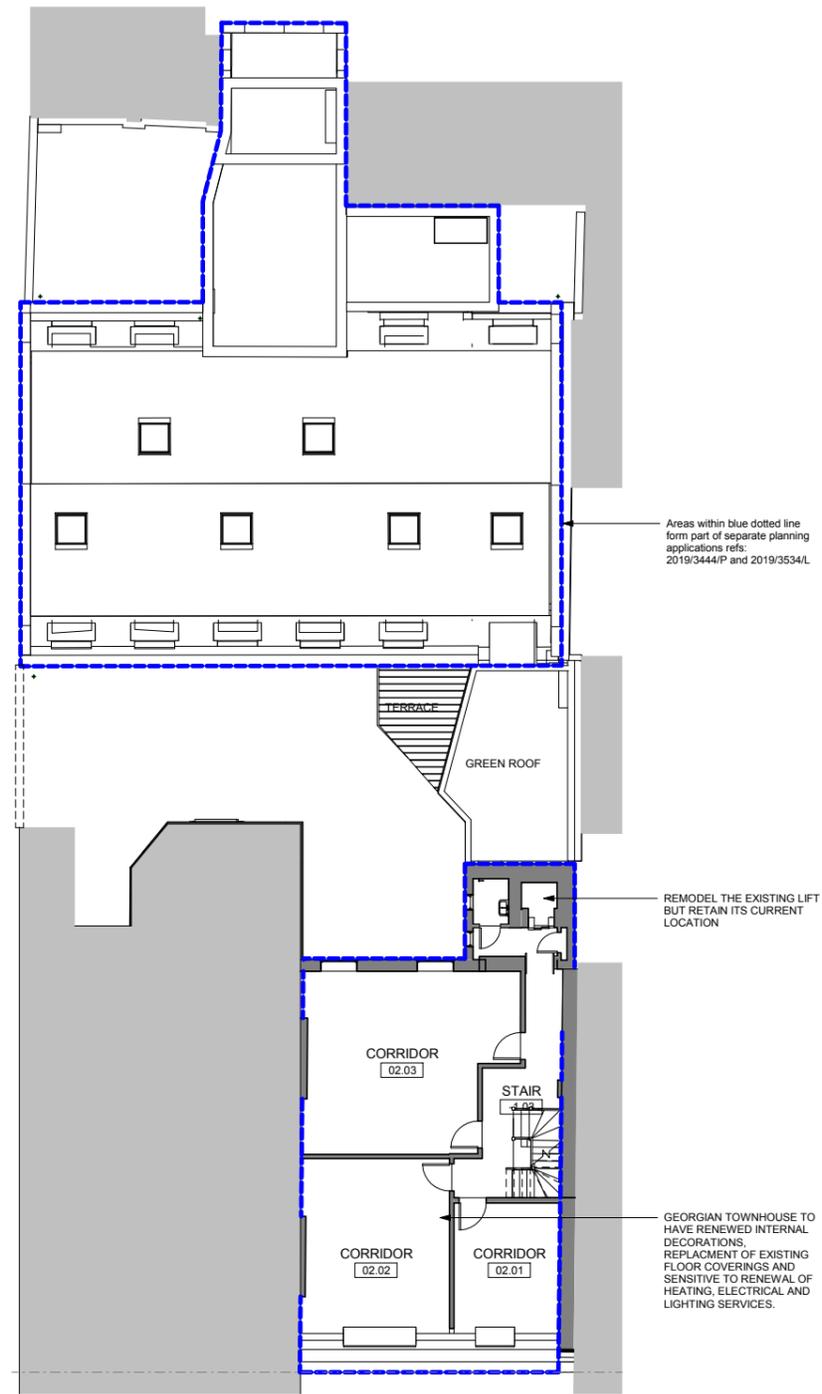
DRAWN	DATE	SCALE @A1	CHECKED
WM	2019	1 : 100	NM
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E189 076	00.205	A	

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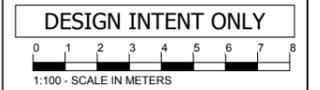


1 Existing Plan - Third Floor
Scale 1 : 100



2 Proposed Plan - Third Floor
Scale 1 : 100

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TITLE PLANNING (Link) - THIRD FLOOR LAYOUT

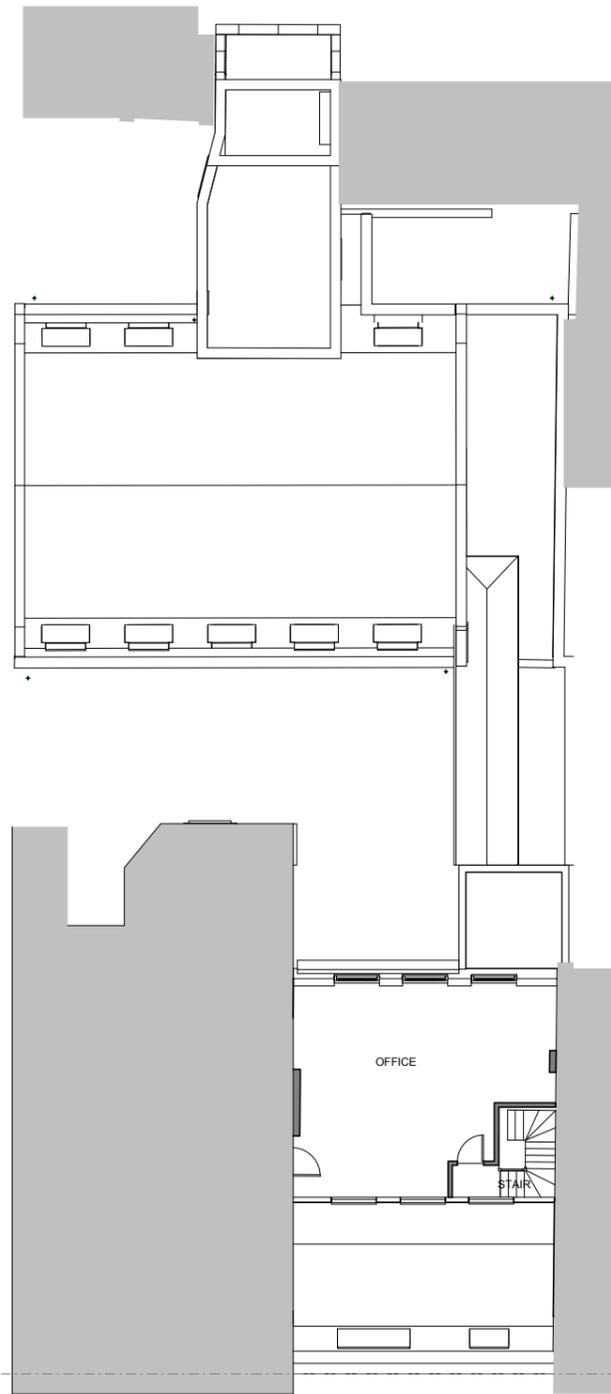
DRAWN WM **DATE** 2019 **SCALE** @A1 1 : 100 **CHECKED** NM

PROJECT E189 076 **NUMBER** 00.206 **REVISION** B

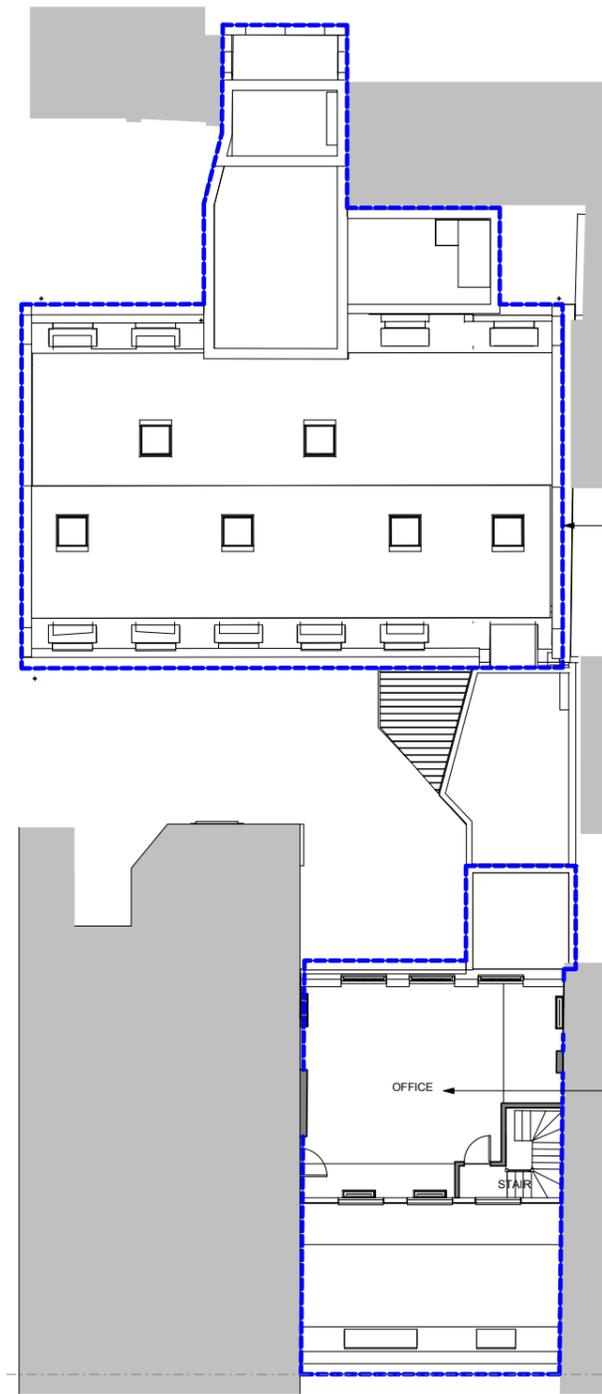
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1 Existing Plan - Fourth Floor
Scale 1 : 100

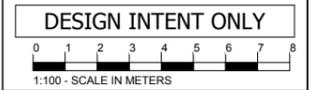


2 Proposed Plan - Fourth Floor
Scale 1 : 100

Areas within blue dotted line form part of separate planning applications refs: 2019/3444/P and 2019/3534/L

GEORGIAN TOWNHOUSE TO HAVE RENEWED INTERNAL DECORATIONS, REPLACEMENT OF EXISTING FLOOR COVERINGS AND SENSITIVE TO RENEWAL OF HEATING, ELECTRICAL AND LIGHTING SERVICES.

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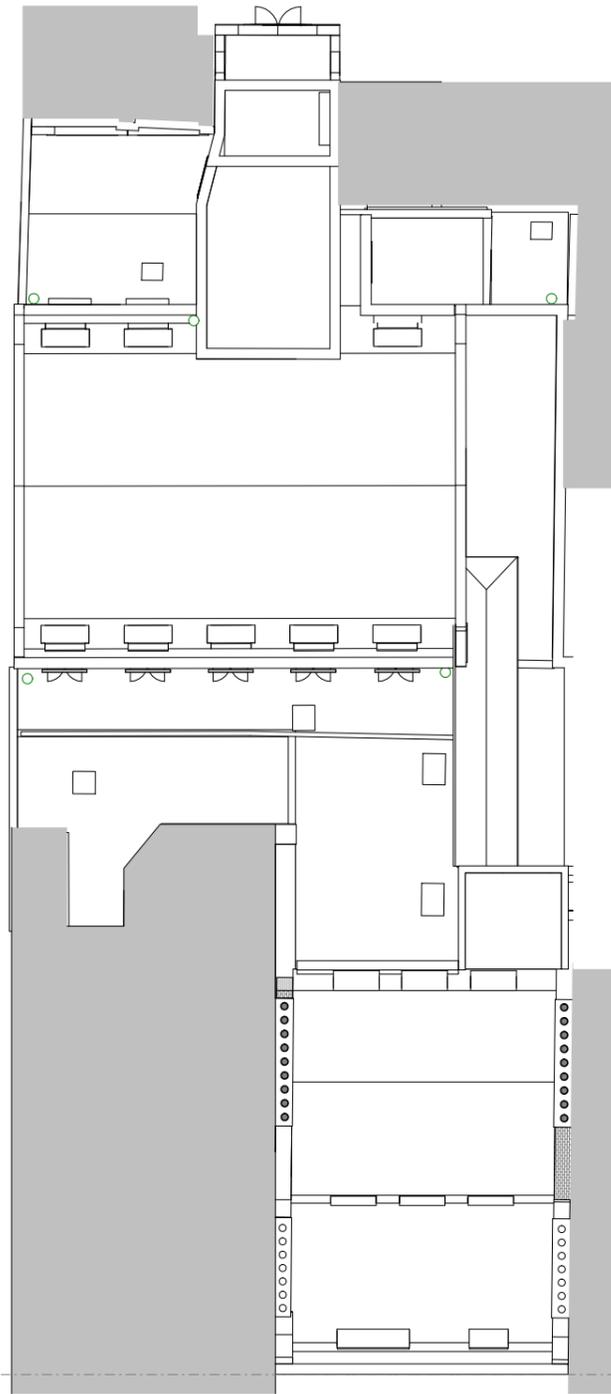
TITLE PLANNING (Link) - FOURTH FLOOR LAYOUT

DRAWN	DATE	SCALE	CHECKED
WM	2019	1 : 100	NM

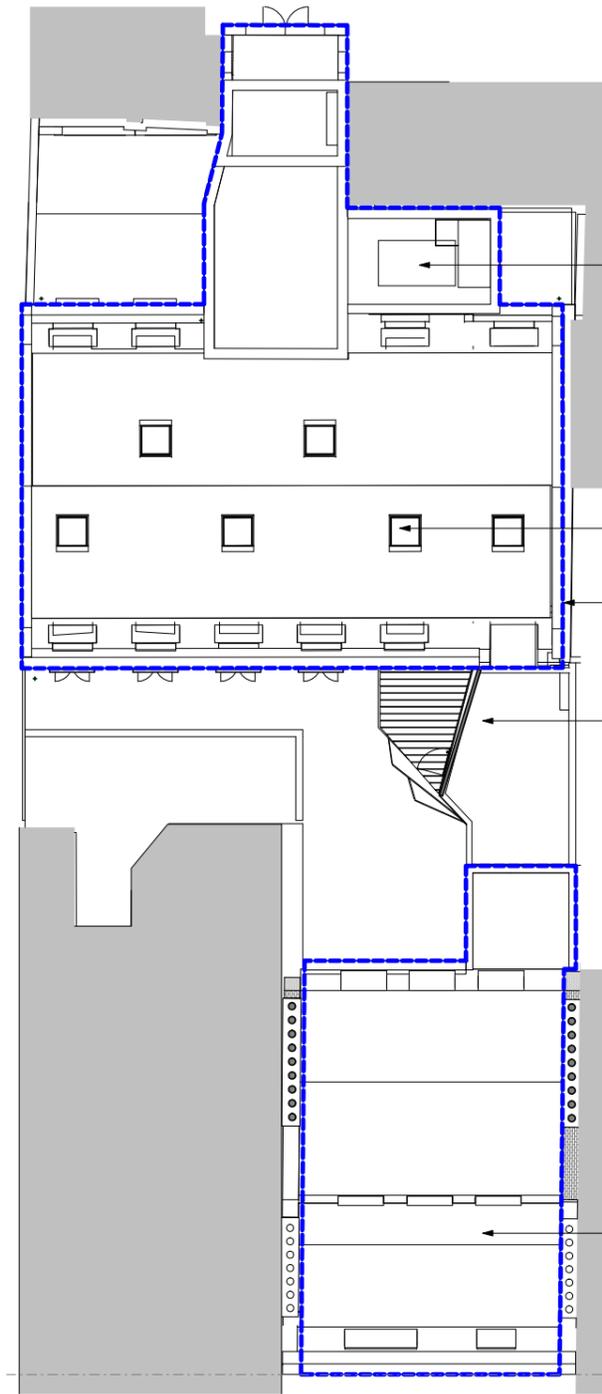
PROJECT	NUMBER	REVISION
E189 076	00.207	A

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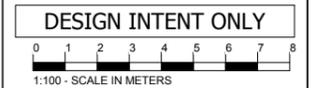


1 Existing Plan - ROOF
Scale 1 : 100



2 Proposed Plan - ROOF
Scale 1 : 100

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TITLE PLANNING (Link) - ROOF LAYOUT

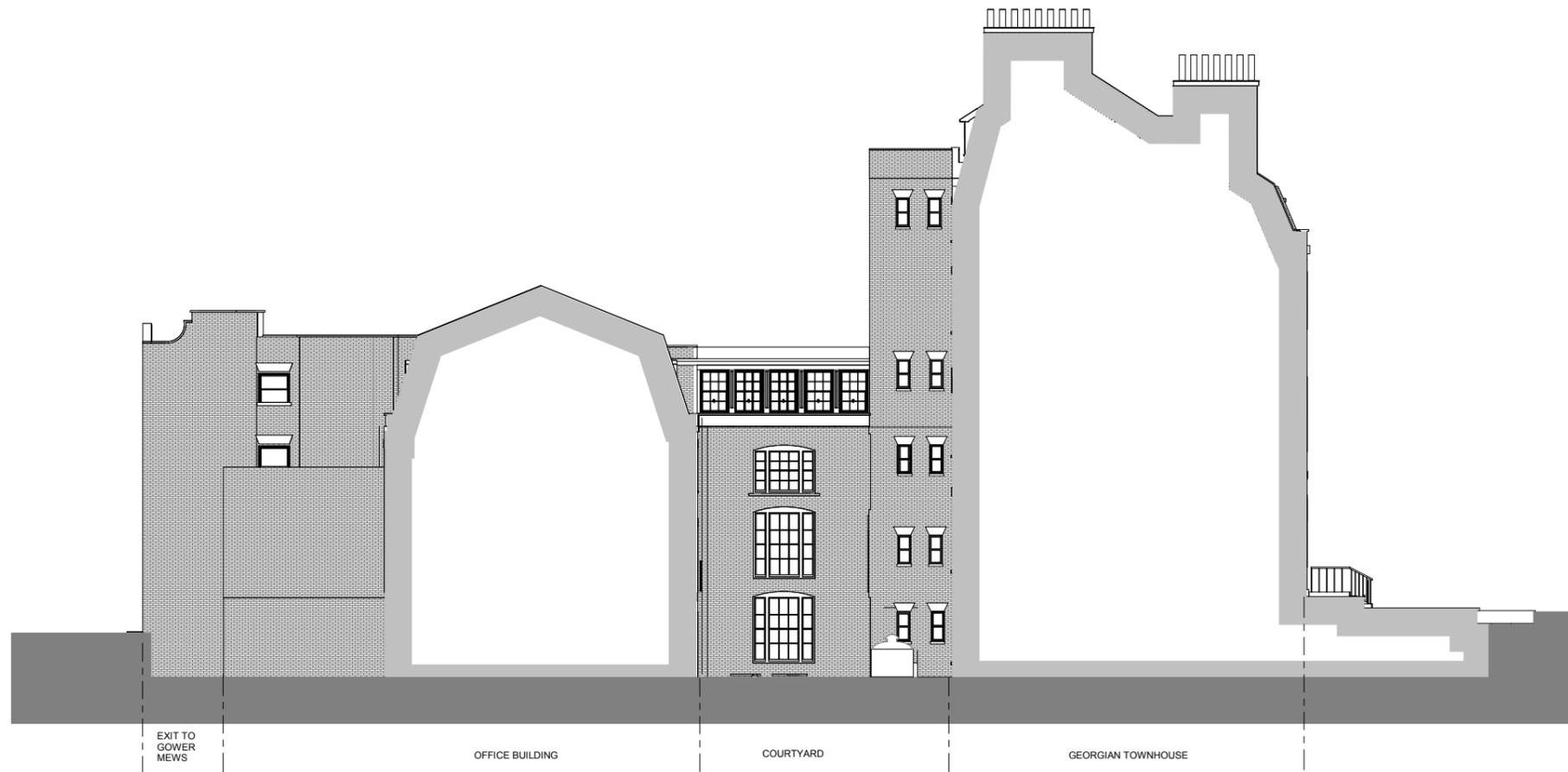
DRAWN	DATE	SCALE	CHECKED
WM	2019	1 : 100	NM

PROJECT	NUMBER	REVISION
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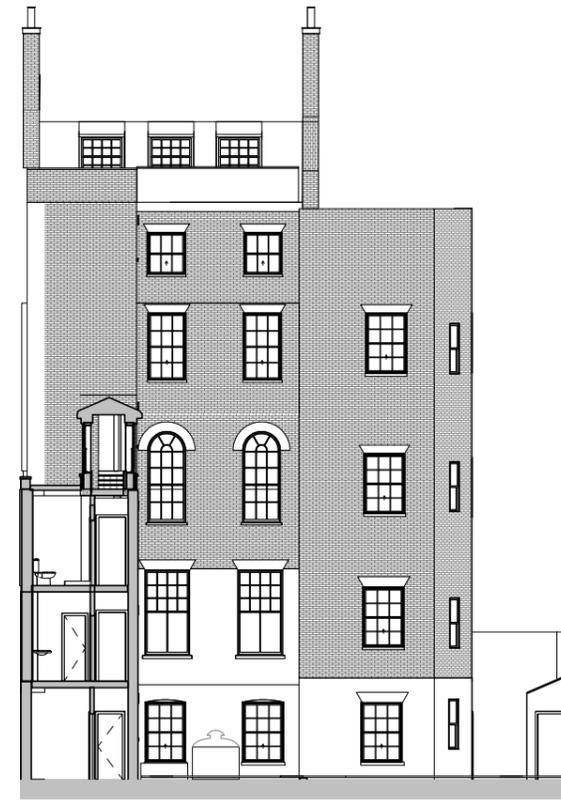
1 Existing Elevation - Courtyard Looking East

Scale 1:100



2 Existing Elevation Section - Looking South

Scale 1:100



3 Existing Elevation Section - Looking North

Scale 1:100

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1:100 - SCALE IN METERS

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TITLE PLANNING (Link) - COURTYARD
ELVATIONS EXISTING

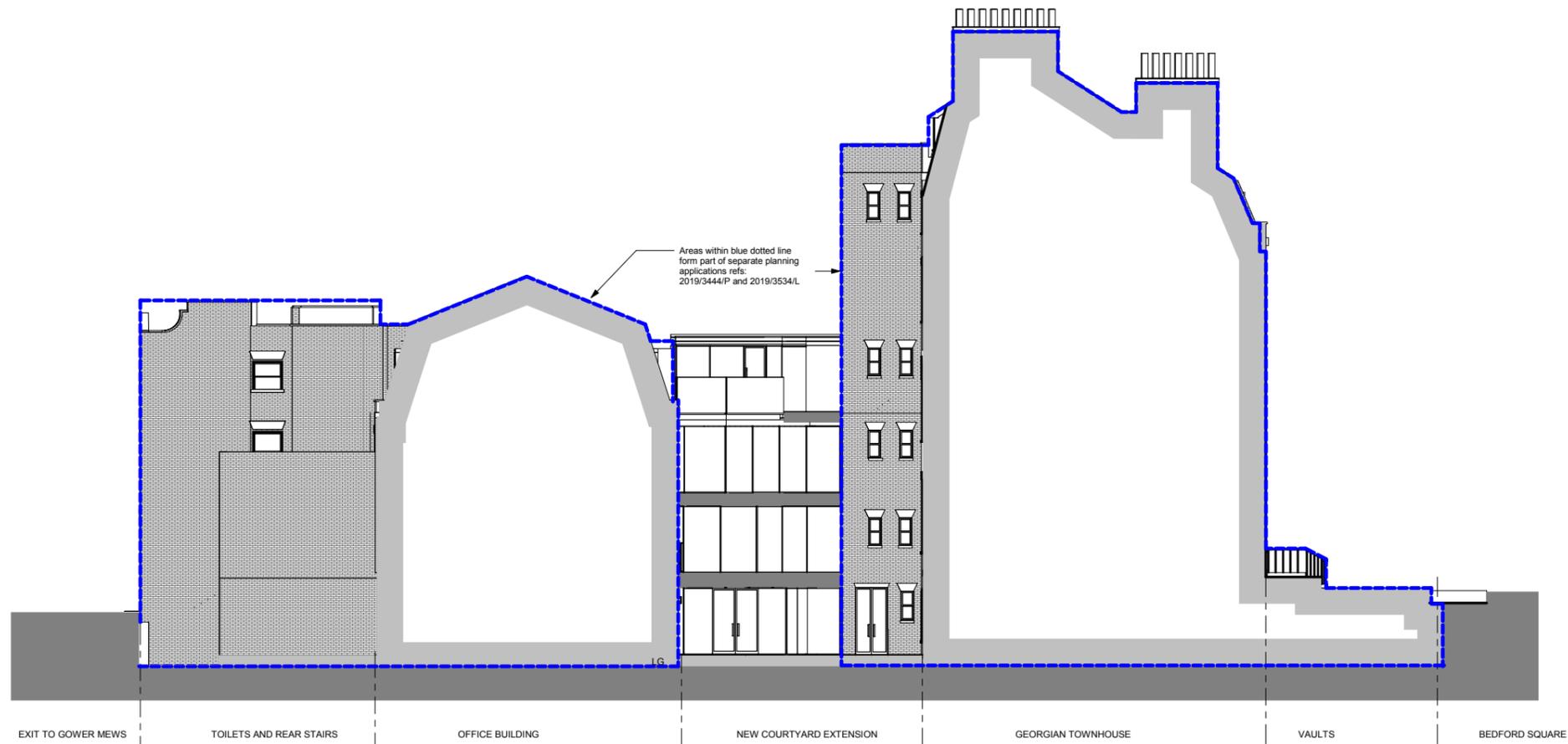
DRAWN	DATE	SCALE	CHECKED
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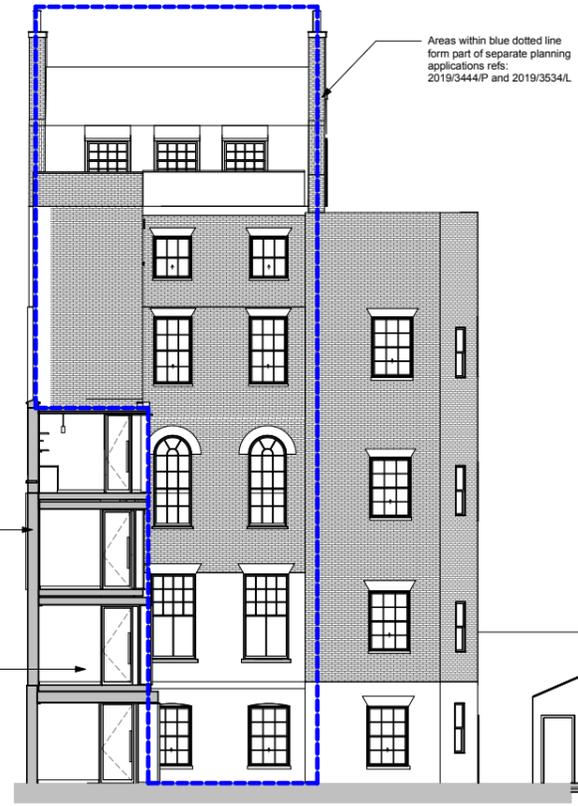
1 Proposed Elevation - Courtyard Looking East

Scale 1:100



2 Proposed Elevation Section - Looking North

Scale 1:100



3 Proposed Elevation Section - Looking South

Scale 1:100

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1:100 - SCALE IN METERS

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TITLE PLANNING (Link) - COURTYARD ELEVATIONS PROPOSED

DRAWN	DATE	SCALE	CHECKED
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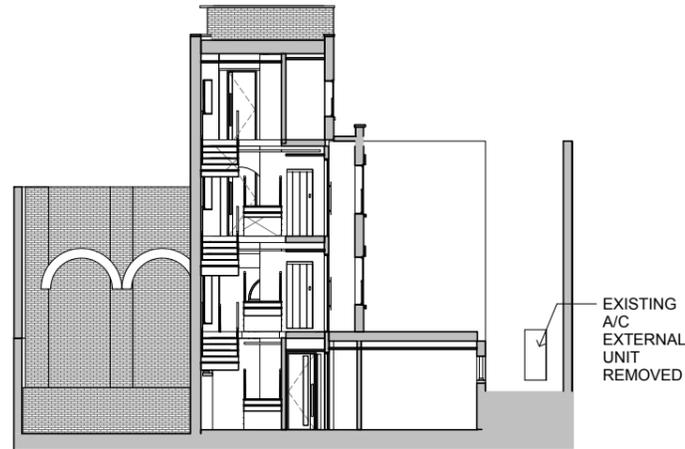
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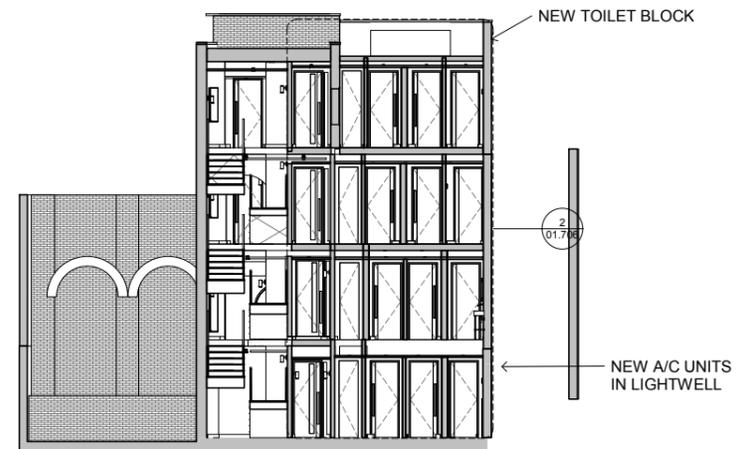
1 Existing Elevation - Lightwell Looking South
Scale 1:100



2 Proposed Elevation - Lightwell Looking South
Scale 1:100

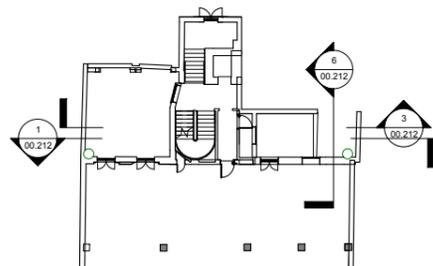


3 Existing Elevation - Lightwell Looking North
Scale 1:100

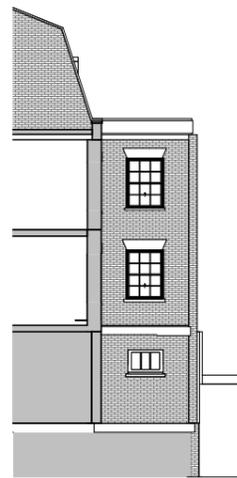


4 Proposed Elevation - Lightwell Looking North
Scale 1:100

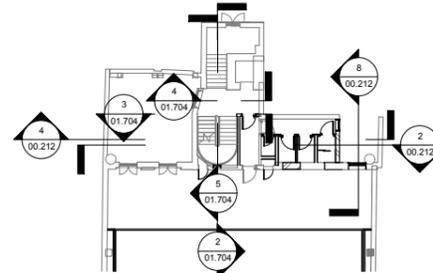
All drawing of this sheet form part of separate planning applications refs: 2019/3444/P and 2019/3534/L



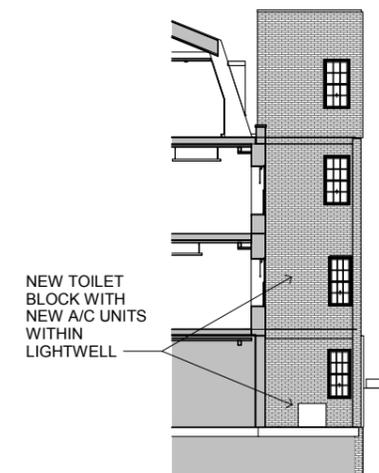
5 Existing Key Plan - Sections
Scale 1:200



6 Existing Elevation - Lightwell Looking West
Scale 1:100



7 Proposed Key Plan - Sections
Scale 1:200



8 Proposed Elevation - Lightwell Looking East
Scale 1:100

- GENERAL NOTES
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THAT DESIGN PRINCIPLES, CALCULATIONS, DRAWINGS AND FINAL CONSTRUCTION MUST CONFORM TO THE CURRENT BUILDING REGULATIONS, THE COM REGULATIONS, THE RELEVANT BRITISH OR EUROPEAN CODES OF PRACTICE AS APPROPRIATE.
 - CONTRACTOR MUST VERIFY ALL SITE DIMENSIONS, DRAWINGS, DETAILS AND SPECIFICATIONS AND REPORT ANY DISCREPANCIES TO EDGE ARCHITECTURE + DESIGN BEFORE PROCEEDING WITH ANY WORK.
 - ALL REQUESTED DRAWINGS SHOWING FIXINGS AND CONSTRUCTION DETAILS ARE REQUIRED TO BE APPROVED BY EDGE ARCHITECTURE + DESIGN PRIOR TO COMMENCEMENT OF WORK.
 - ALL SPECIFIED ITEMS ARE TO BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURERS RECOMMENDATIONS.
 - ANY DIMENSIONS ARE TO BE TAKEN FROM THE SETTING OUT PLAN ONLY AND ARE NOT TO BE SCALED FROM THE DRAWINGS.
 - THE CONTRACTOR IS TO CHECK AND APPRAISE ALL DESIGN SHOP FITTING AND CONSTRUCTION DETAILS AND OFFER ALTERNATIVES TO THE DESIGNER FOR APPROVAL.
 - THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE OTHER RELEVANT CONSULTANTS DRAWINGS & EDGE ARCHITECTURE + DESIGN DRAWING LIST.
 - COPYRIGHT OF EDGE ARCHITECTURE + DESIGN LIMITED. NOT TO BE REPRODUCED.

DESIGN INTENT ONLY



24.07.19	For Planning	NM
A 12.03.19	For Planning Pre-App	WM
REV	DATE	BY

- INFORMATION ONLY
- APPLICATION FOR LOCAL AUTHORITY
- TENDER
- CONSTRUCTION
- FINAL ISSUE - FOR RECORD

PROJECT 22 Bedford Square
London.
WC1B 8RA

TITLE PLANNING (Link) - LIGHTWELL ELEVATIONS

DRAWN DATE SCALE @A1 CHECKED
WM 2019 As indicated NM

PROJECT NUMBER REVISION
E189 076 00.212 A

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