



Elevation - Royal College Street



Elevation - Georgiana Street

Revised Royal Collage Street and Georgiana elevations, amendments marked in red

6.0 Area schedule

The adjacent tables show the areas that were agreed in the section 96a application and how they have been altered with the proposed amendments.



View of the proposed amenity space and terrace looking west

6.1 Area table - Approved scheme

| Land Use | Existing GIA | Proposed GIA | Net Change GIA |
|--|--------------|--------------|----------------|
| Light industrial (Class B1(C)) and storage and distribution (Class B8) | 3,196 | 3,273* | +77 |
| Office (Class B1(a)) | 0 | 16,588 | +16,588 |
| Retail (Flexible Class A1 and A3) | 0 | 764 | +764 |
| Residential (Class C3) | 0 | 4,083 | +4,083 |
| Total | 3,196 | 24,708 | +21,512 |

* The total of light industrial area includes 462m² of affordable workspace

6.2 Area table - Revised scheme

| Land Use | Existing GIA | Proposed GIA | Net Change GIA |
|--|--------------|--------------|----------------|
| Light industrial (Class B1(C)) and storage and distribution (Class B8) | 3,196 | 3,273* | +77 |
| Office (Class B1(a)) | 0 | 16,642 (+54) | +16,642 |
| Retail (Flexible Class A1 and A3) | 0 | 764 | +764 |
| Residential (Class C3) | 0 | 4,083 | +4,083 |
| Total | 3,196 | 24,762 (+54) | +21,566 |

* The total of light industrial area includes 462m² of affordable workspace

