





This report has been compiled by LPC on behalf of the client for 21-23 Shorts Gardens, Covent Garden, WC2H 9AS.

This report is to be read in conjunction with the planning approved application and associated drawings

Contact Details

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London Wall,
EC2M 5SQ

| | |
|----------|--------------------------|
| Status | Discharge of a condition |
| Date | 20.10.22 |
| Prepared | SL |
| Checked | MP |
| Revision | * |

1.0 Summary

Planning Application Ref No. 2021/3736/P

Planning Condition 6

Prior to the first use of the hereby approved duct, a maintenance plan shall be submitted to and approved by the Council. The duct shall thereafter always be operated in accordance with the plan approved.

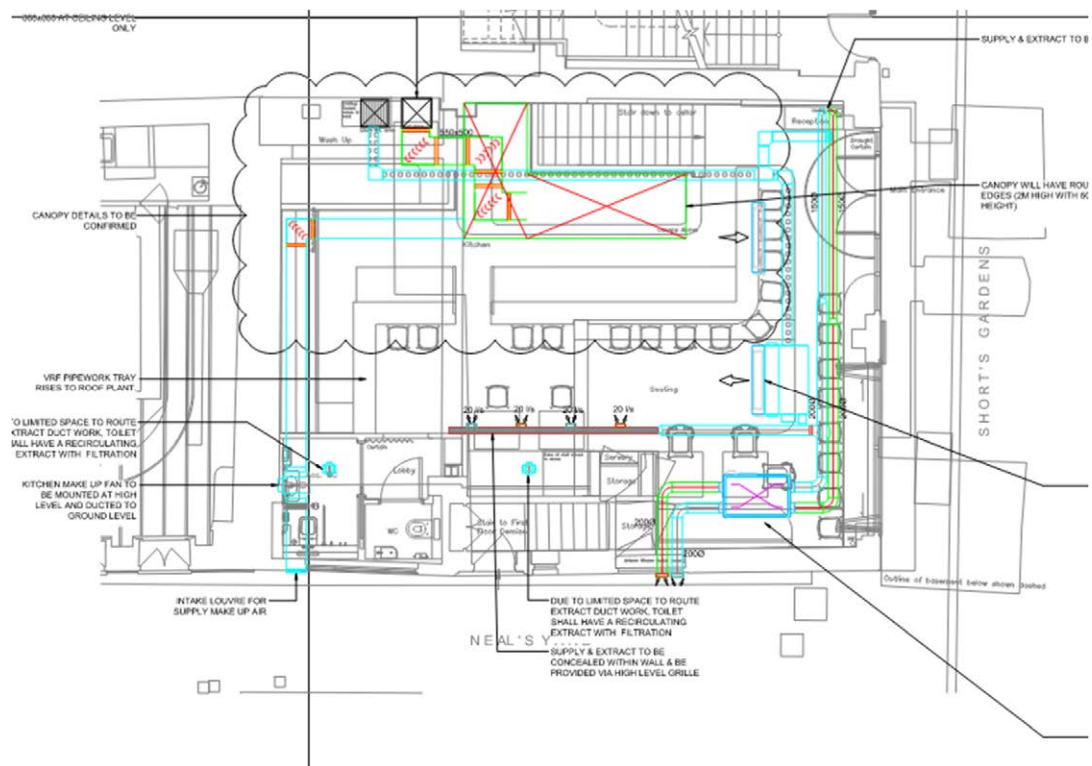
2.0 Proposal

Project: Neals Yard

Date: 18/10/2022

Title: Maintenance Plan

Kitchen Extract Ductwork

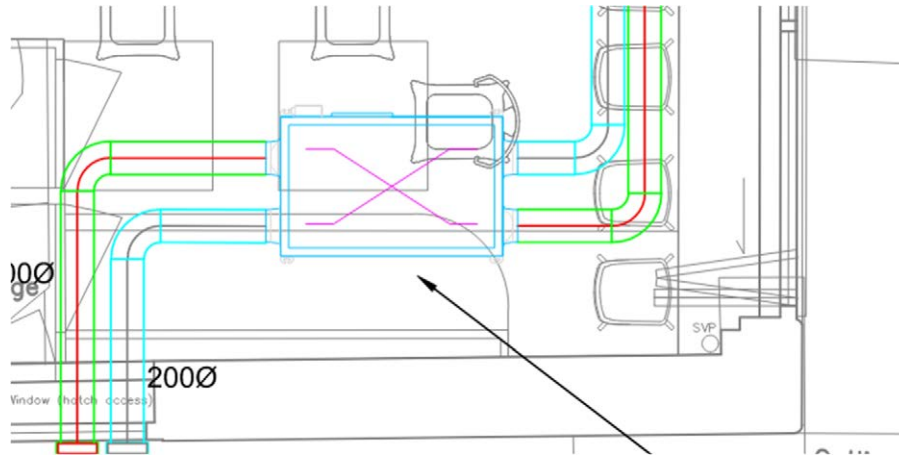


The maintenance on the duct work will be carried out in accordance with DW/172 Kitchen Ventilation Systems, cleaning hatches shall be provided at sufficient intervals to ensure cleaning of the internal duct work can be carried out to remove grease.

Cleaning to the duct work shall be carried out by an approved contractor every 3 to 6 months.

2.0 Proposal

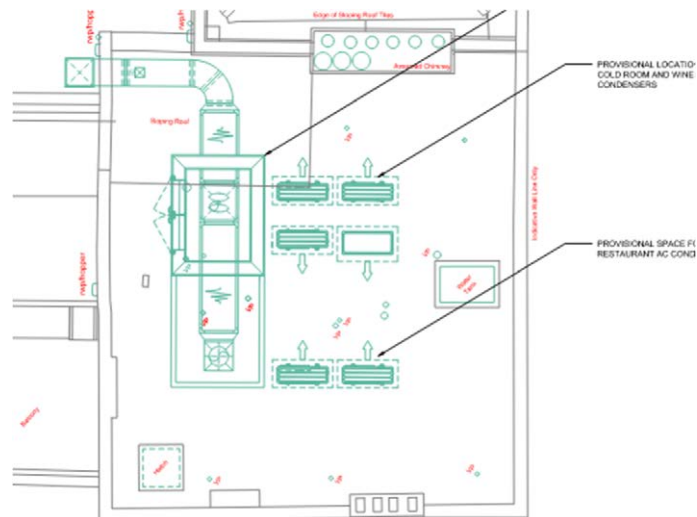
Mechanical Ventilation



The MVHR is located at high level on the ground floor.

Access to the filtration shall be via accesses hatches located adjacent to the unit – filters shall be cleaned/ replaced every 4-6 months.

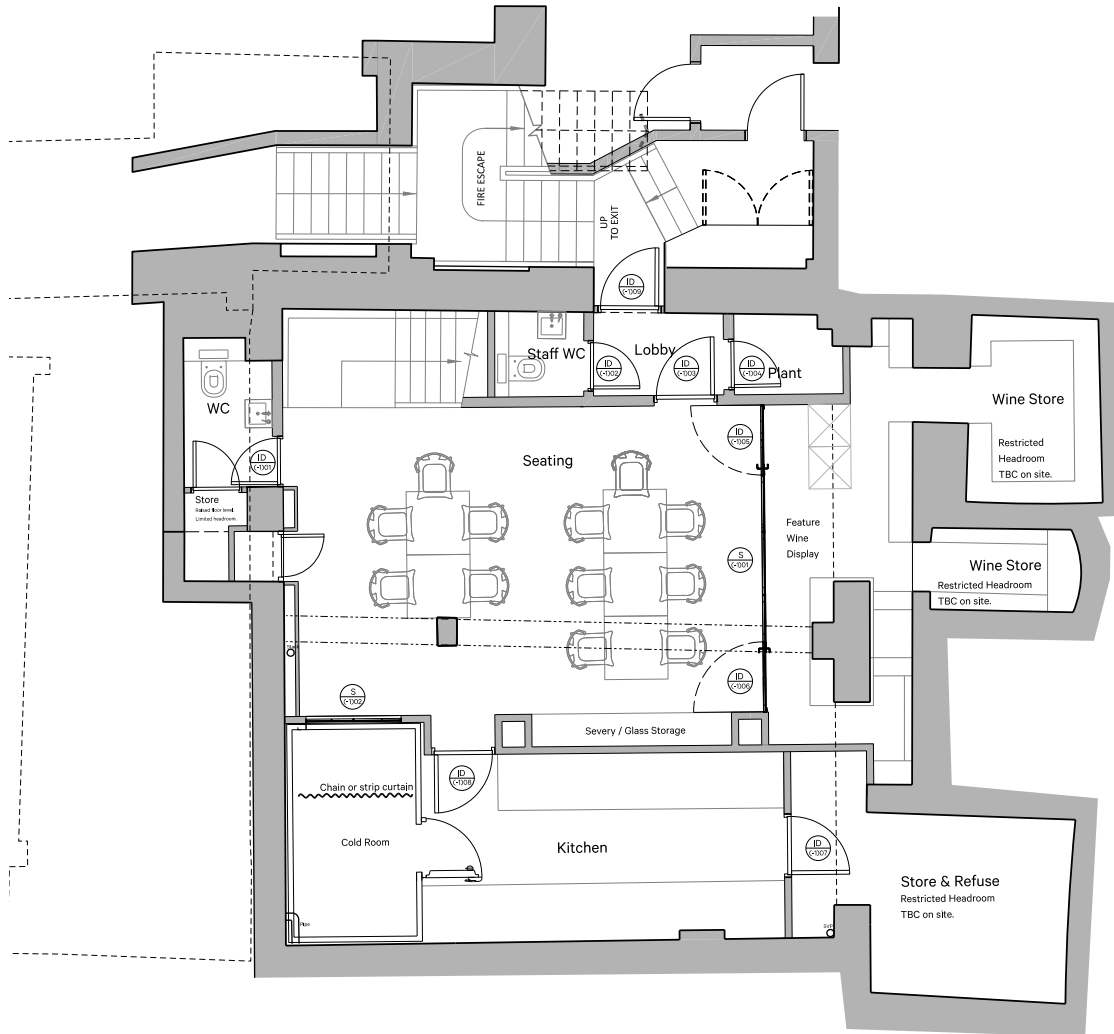
Roof Plant



Located at roof level is the main kitchen extract fan, air conditioning condensers and cold store condensers.

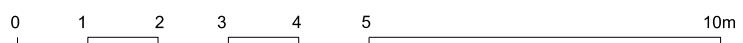
Access shall be via the roof plant room ladder. Maintenance to the condensers and fan shall be carried out every 6 months.

3.0 Layout - Basement

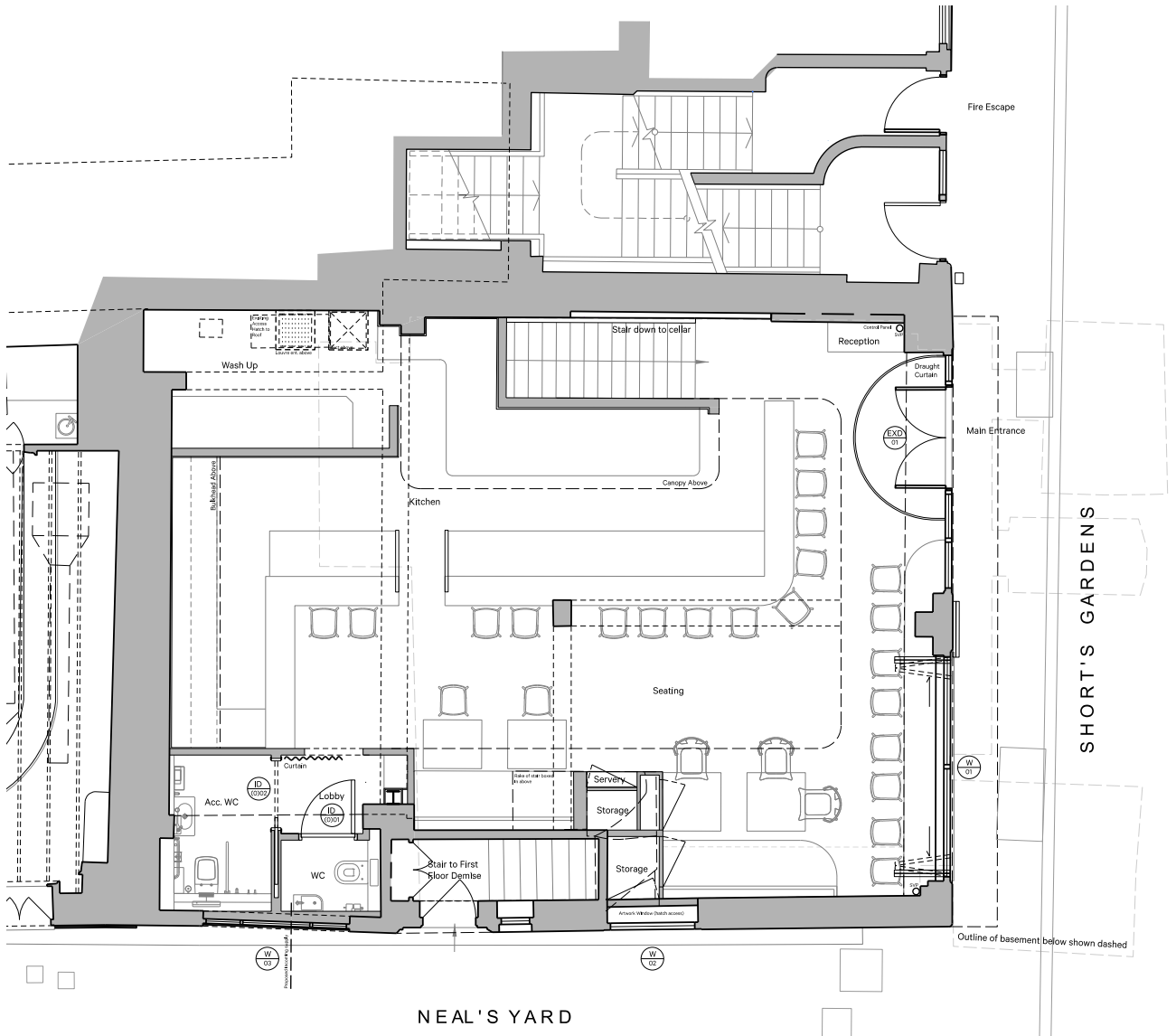


Proposed Cellar GA Plan

150 @ A1

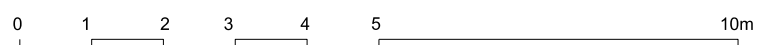


3.0 Layout - Ground



Proposed Ground Floor GA Plan

1.50 @ A1



3.0 Layout - Roof

