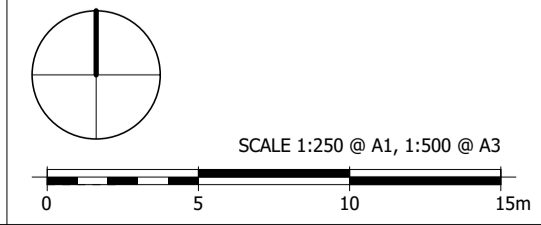


**1** SCALE 1:250 @ A1, 1:500 @ A3  
**PROPOSED - SITE PLAN**

**DO NOT SCALE FROM THIS DRAWING**  
Figured dimensions only are to be taken from this drawing. All dimensions are to be checked on site before any work is put in hand. If in doubt, ask.



Copyright © Spence Harris Hogan Limited 2017  
Registered in England & Wales. Registered No. 261 0615  
SHH is the trading name of Spence Harris Hogan Limited

Rev	Date	Descriptor	Athr.
PL04	09.09.2021	Revised driveway turning circle for planning	AK
PL03	09.03.2021	Planning submission	AK

- Legends & Notes:
- Trees that need to be retained
  - New trees to be planted
  - Trees that could be removed (subject to approval)

**Areas:**

<b>GIA</b> Basement + G + 1 <sup>st</sup> + 2 <sup>nd</sup> floors =	26,032 sft	<b>GEA</b> Basement + G + 1 <sup>st</sup> + 2 <sup>nd</sup> floors =	29,887 sft
Pool House =	226 sft	Pool House =	280 sft
Tennis Pavilion =	226 sft	Tennis Pavilion =	280 sft
Gate House (existing) =	711 sft	Bin & Cycle store =	99 sft
<b>Total built-up area =</b>	<b>27,195 sft</b>	Gate House (existing) =	827 sft
Building footprint areas =	8,646 sft	<b>Total built-up area =</b>	<b>31,373 sft</b>
Site Area =	77,019 sft	<b>Previous Scheme</b>	
<b>Site Coverage Ratio =</b>	<b>11.23%</b>	<b>GIA</b> Basement + G + 1 <sup>st</sup> + 2 <sup>nd</sup> floors =	32,732 sft
		<b>GEA</b> Basement + G + 1 <sup>st</sup> + 2 <sup>nd</sup> floors =	37,188 sft

**shh**  
Architecture & Interior Design

1 Vencourt Place, Ravenscourt Park, Hammersmith, London W6 9NU  
Phone +44 (0) 20 8600 4171  
Email info@shh.co.uk  
shh.co.uk

RIBA MEMBER  
Chartered Practice

Project: <b>28 Avenue Road</b> 28 Avenue Road London, NW8 6BU	Drawing Title: Site Plan <b>Site Plan - Proposed</b>
Client: Private Client	(Project number)DWG number_Revision <b>(860)004_PL04</b>