

**Note**  
 This drawing is not to be scaled. Use figured dimensions only. All dimensions are to be checked on site and any discrepancies, errors or omissions are to be reported to the architect prior to commencement of works.

SITE AREA 0.4 ha (3,963m<sup>2</sup>)  
 Footprint of existing house and side extensions = 796m<sup>2</sup> (19%)  
 Footprint of existing house with new side extension = 881m<sup>2</sup> (22%)  
 An increase in footprint of 85m<sup>2</sup>, or 11% of the original.

Gross internal area:	Existing building:	Proposed building
Ground Floor	710m <sup>2</sup>	763m <sup>2</sup>
First Floor	337m <sup>2</sup>	692m <sup>2</sup>
Second Floor	267m <sup>2</sup>	437m <sup>2</sup>
<b>TOTAL</b>	<b>1,314m<sup>2</sup></b>	<b>1,892m<sup>2</sup></b>

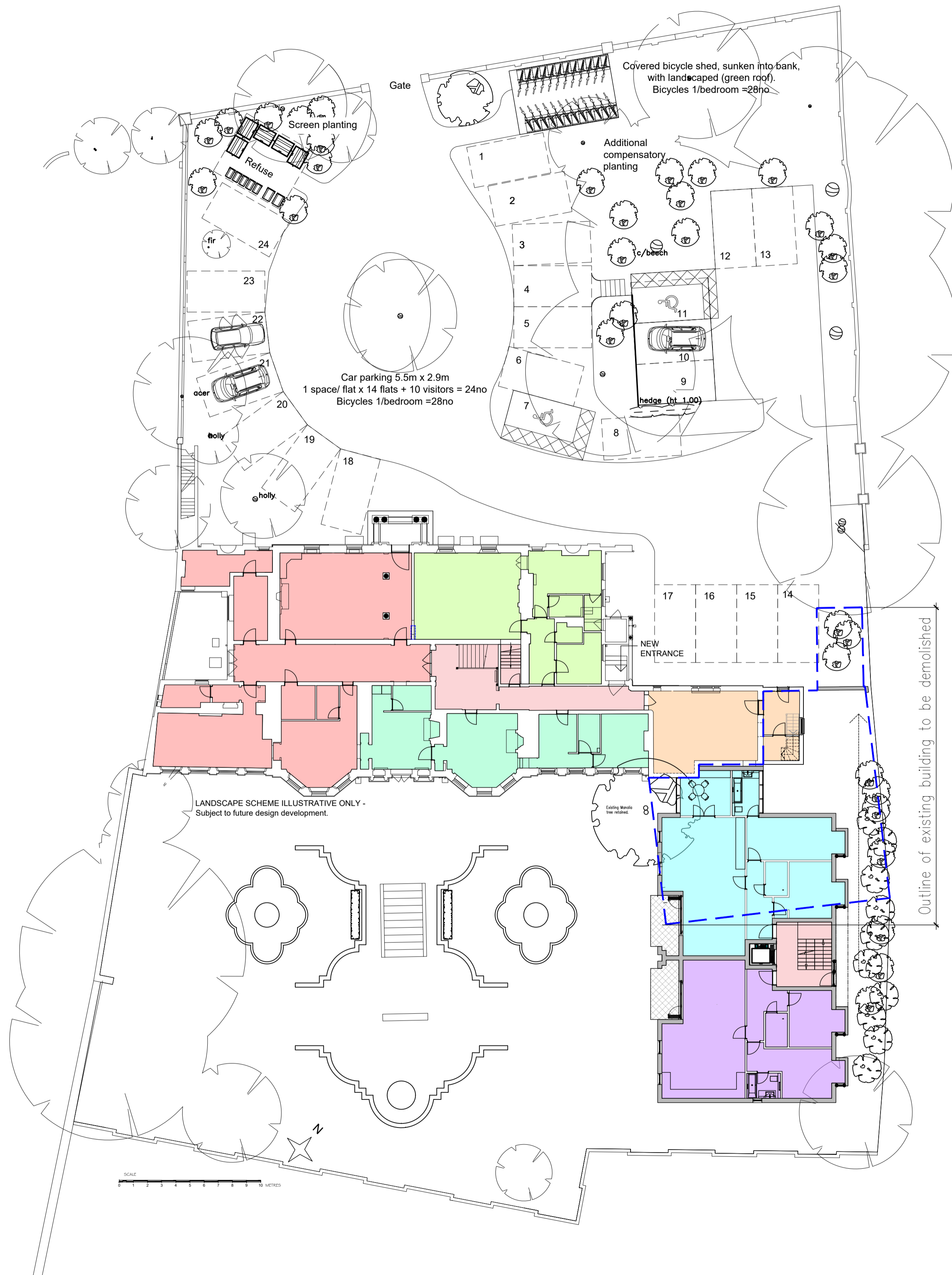
An increase of 578m<sup>2</sup> or 44%

Immediate previous use - self contained staff apartment accommodation.

Proposed use:

14no Two Bedroom Four Person flats

FLAT	BEDROOMS/ PEOPLE	GIA	Basement (low ceilings)
1. G-1	2/4	194.6m <sup>2</sup>	134.0m <sup>2</sup> 1,442 sq ft
2. G-2	2/3	94.6m <sup>2</sup>	1,018 sq ft
3. G-3	2/4	81.7m <sup>2</sup>	879 sq ft
4. G-4	2/4	101.4m <sup>2</sup>	1,091 sq ft
5. G-5	2/4	116.4m <sup>2</sup>	1,253 sq ft
6. G-6	2/4	100.6m <sup>2</sup>	1,083 sq ft
7. 1-1	2/4	161.4m <sup>2</sup>	1,737 sq ft
8. 1-2	2/4	136.0m <sup>2</sup>	1,464 sq ft
9. 1-3	2/4	116.4m <sup>2</sup>	1,253 sq ft
10. 1-4	2/4	100.0m <sup>2</sup>	1,083 sq ft
11. 2-1	2/4	114.6m <sup>2</sup>	1,234 sq ft
12. 2-2	2/4	133.2m <sup>2</sup>	1,433 sq ft
13. 2-3	2/4	75.0m <sup>2</sup>	807 sq ft
14. 2-4	2/4	75.0m <sup>2</sup>	807 sq ft
<b>TOTAL 14no. - 2 B/ 4P</b>		<b>1,600.9m<sup>2</sup></b>	<b>17,232 sq ft 134.0m<sup>2</sup> 1,442 sq ft</b>



**PLANNING**

| B | 05/03/18 | AMENDED FOLLOWING PLANNING FEEDBACK  
 SUBSTITUTED FOR PLANNING [AB |  
 | A | 12/02/18 | AMENDED FOLLOWING PLANNING FEEDBACK  
 SUBSTITUTED FOR PLANNING [AB |

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 CHARTERED ARCHITECTS

Studios 33-34, 10 Horsey St, London, N7 8EL  
 Tel 020 7336 8555 - e-mail - architect@bbpartnership.co.uk

client  
 Stephen Ashton

project  
 Grange Court, High Road, Chigwell  
 Conversion and extension of existing  
 building to provide 14 flats with associated  
 parking and landscaping

drawing  
 Site Block Plan  
 Proposed  
 With Areas

date	scale	drawn by
Nov 2017	1:200@A1	AB
drg.no.	revision	
FNC-311	B	