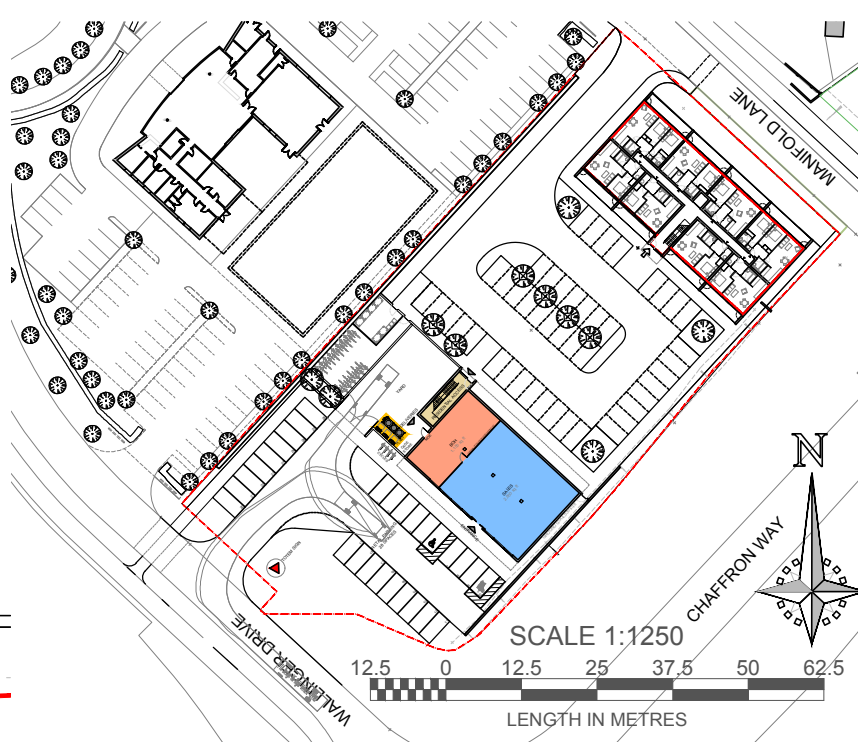


AERIAL VIEW



Rev	Description	Date
-	-	-

REVISIONS

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 Report any errors to the designer.
 Do not scale, work to figured dimensions only.

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STAGE	=	Stage 01
ISSUED TO INSPIRE	=	07.04.2017
SITE AREA APPROX	=	
BUILD TYPE	=	NEW BUILD
		DEVELOPERS SHELL
		PUB CONVERSION
		FIT OUT
PROJECT POSTCODE	=	UNKNOWN
PROPOSED DELIVERY PULL DISTANCE	=	10m
LENGTH OF SHOPFRONT	=	5m
STORE TYPE	=	POP-IN
		ON THE GO
		EVERYDAY CONVENIENCE
		EVERYDAY CONVENIENCE +
TYPE OF DEVELOPMENT	=	STANDALONE
		MIXED WITH OTHER RETAIL
		MIXED USE WITH OFFICE
		MIXED USE WITH RESIDENTIAL
LOCALE	=	INDUSTRIAL
		COMMERCIAL
		RESIDENTIAL
SALES AREA	=	2,850 Sq.ft
BACK OF HOUSE AREA EXC. PLANT	=	1,150 Sq.ft
TOTAL GROSS INT. AREA	=	4,036 Sq.ft
SALES / BACK OF HOUSE (% OF GIA)	=	71% 29%
EXPECTED FORMAT SALES / BOH	=	2,500 Sq.ft / 1,500 Sq.ft
STANDARD PARKING SPACES	=	26
PARENT & CHILD SPACES	=	1
ACCESSIBLE SPACES	=	1
TOTAL SPACES	=	28
CYCLE SPACES	=	4

CO-OPERATIVE SALES FLOOR AREA
 CO-OPERATIVE BACK OF HOUSE AREA
 PROPOSED PLANT AREA

RISK RATING:
 DELIVERIES:
 ON-SITE DELIVERY SOLUTION WITH DEDICATED SERVICE YARD.
 INPUT REQUIRED FROM DELIVERY RISK ASSESSOR.

PLANT SOLUTION:
 EXTERNAL PLANT COMPOUND. SUBJECT TO NOISE REPORT DUE TO PROXIMITY OF RESIDENTIAL PROPERTIES ON UPPER FLOOR.

MEANS OF ESCAPE:
 ADEQUATE MOE PROVIDED.

PLANNING:
 - Consent required for:

BUILD USE CLASS	<input type="checkbox"/>
SHOP FRONT	<input type="checkbox"/>
SIGNAGE	<input type="checkbox"/>
SATELLITE	<input type="checkbox"/>
ATM	<input type="checkbox"/>
PLANT	<input type="checkbox"/>

STATUS OF DEVELOPER'S PLANNING SUBMISSION TO BE CONFIRMED.
 TCG TO SUBMIT MINOR WORKS APPLICATIONS.

STRUCTURE:
 INDICATIVE INTERNAL COLUMNS SHOWN BUT SUBJECT TO DEVELOPER'S STRUCTURAL DESIGN.

REFER TO ABNORMAL CHECKLIST PRODUCED BY THE PROJECT MANAGER.

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Project: MILTON KEYNES
 WALLINGER DRIVE SHENLEY BROOK END
 Draw Title: FEASIBILITY SITE LAYOUT

Date: 10.04.2017 Scale: 1:200 @ A3

Job No	173413	Type	AD	Draw No	01
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INPUT FROM TCG RISK ASSESSOR REQUIRED