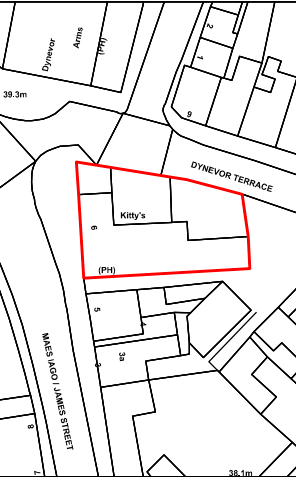




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--- Boundary line - indicative only



- Proposed Demolitions
- Boundary line - indicative only
- New build
- Existing

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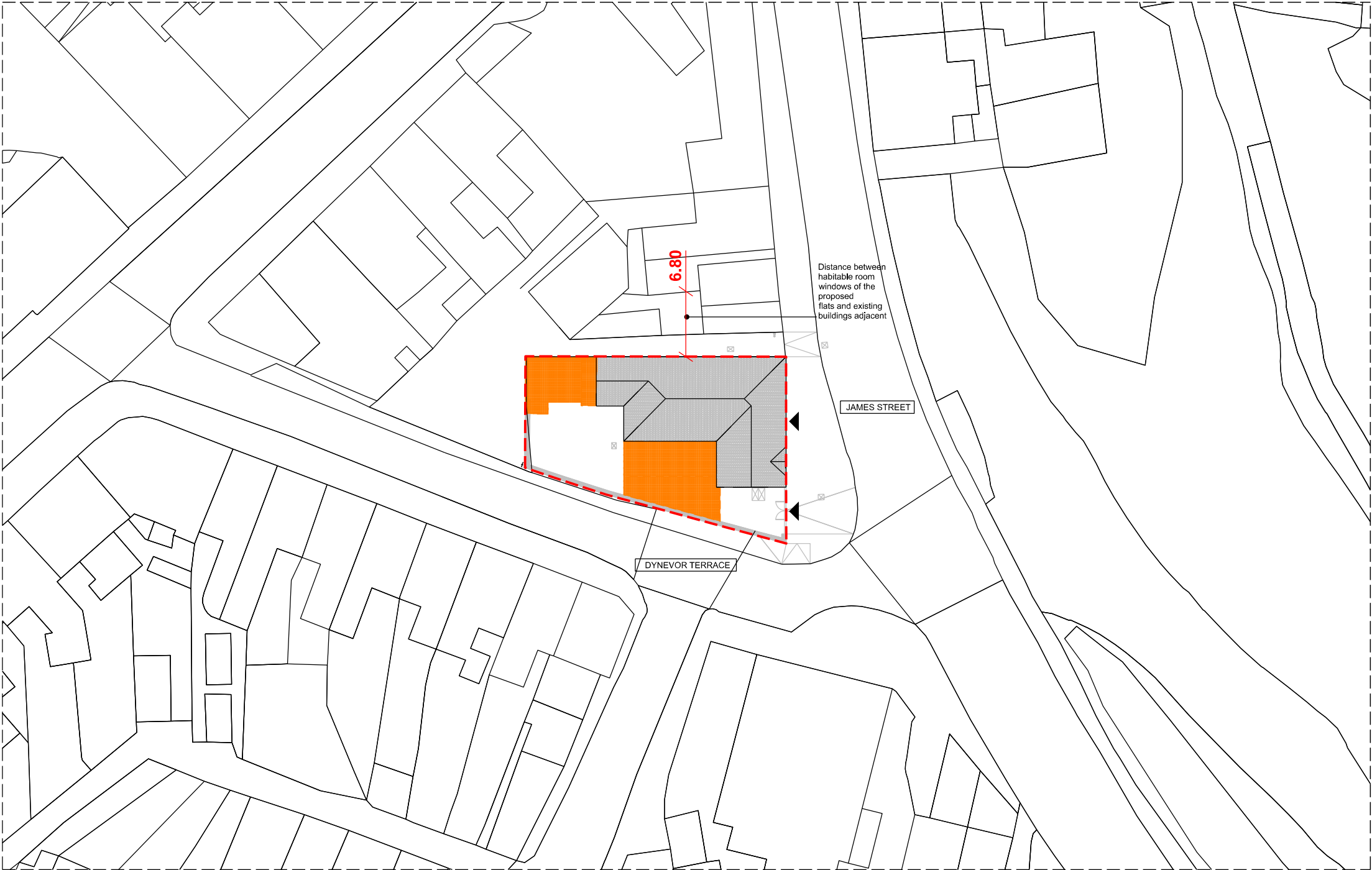
Client
LARS BOS
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Addlestone, Surrey, KT15 2H1, GBR

Flats Conversion
Project Address
6 James St, Pontardawe, Swansea SA8 4LR

Drawing title
CONCEPT FLOOR PLANS

date
OCTOBER 2022
scale
1:500@A3

drawing number
S-11
sheet no.
11 OF 19



01 **CONCEPT SITE PLAN**
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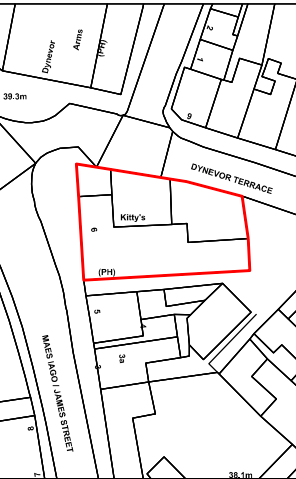




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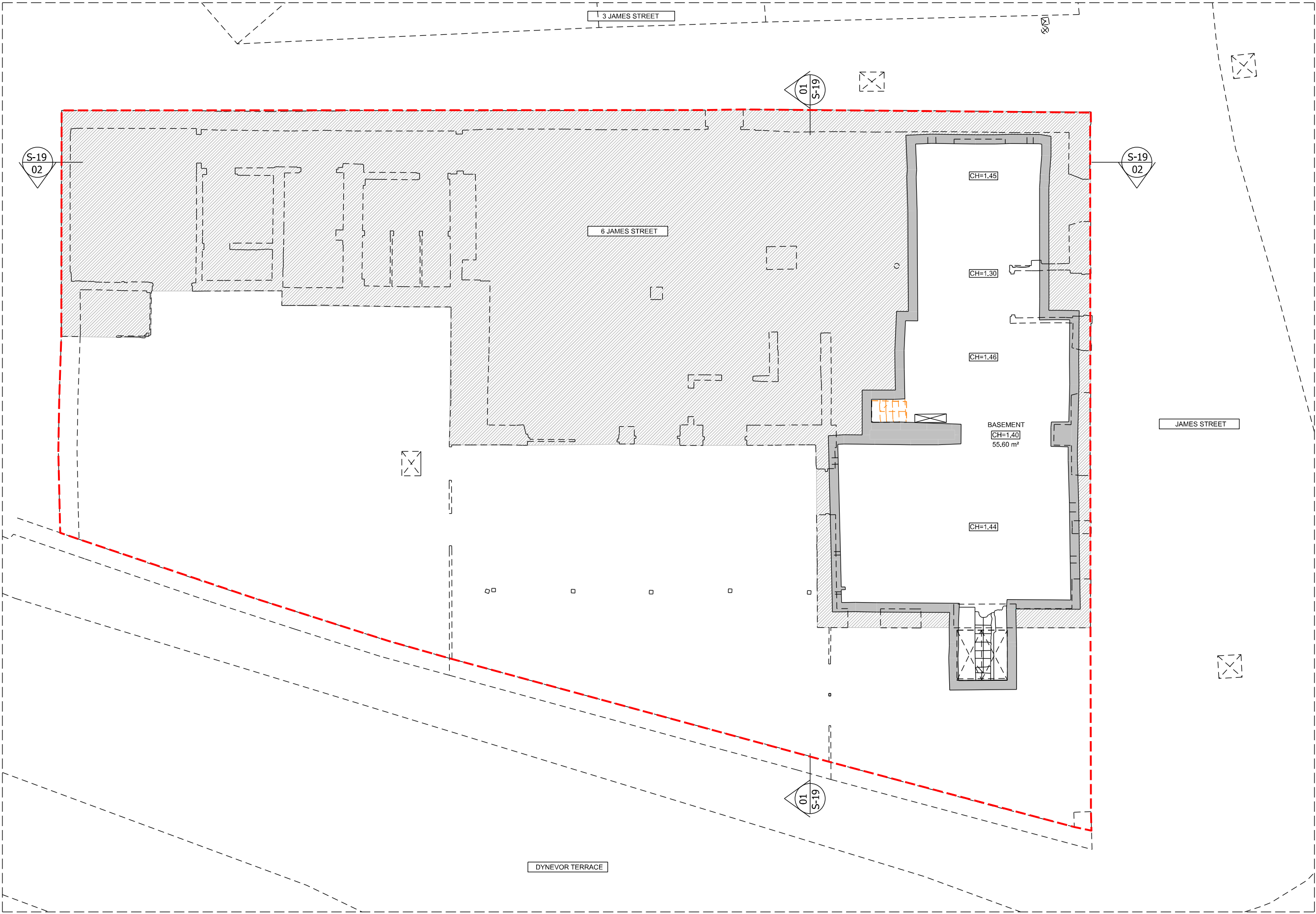
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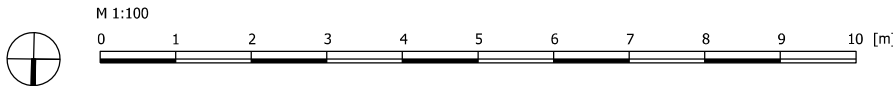
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date
OCTOBER 2022
scale
1:100@A3

drawing number
S-12
sheet no.
12 OF 19



01 CONCEPT BASEMENT PLAN
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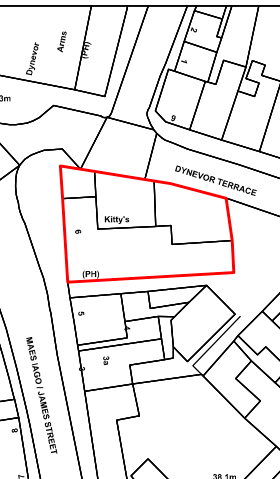




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--- Boundary line - indicative only



- Proposed Demolitions
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- Existing

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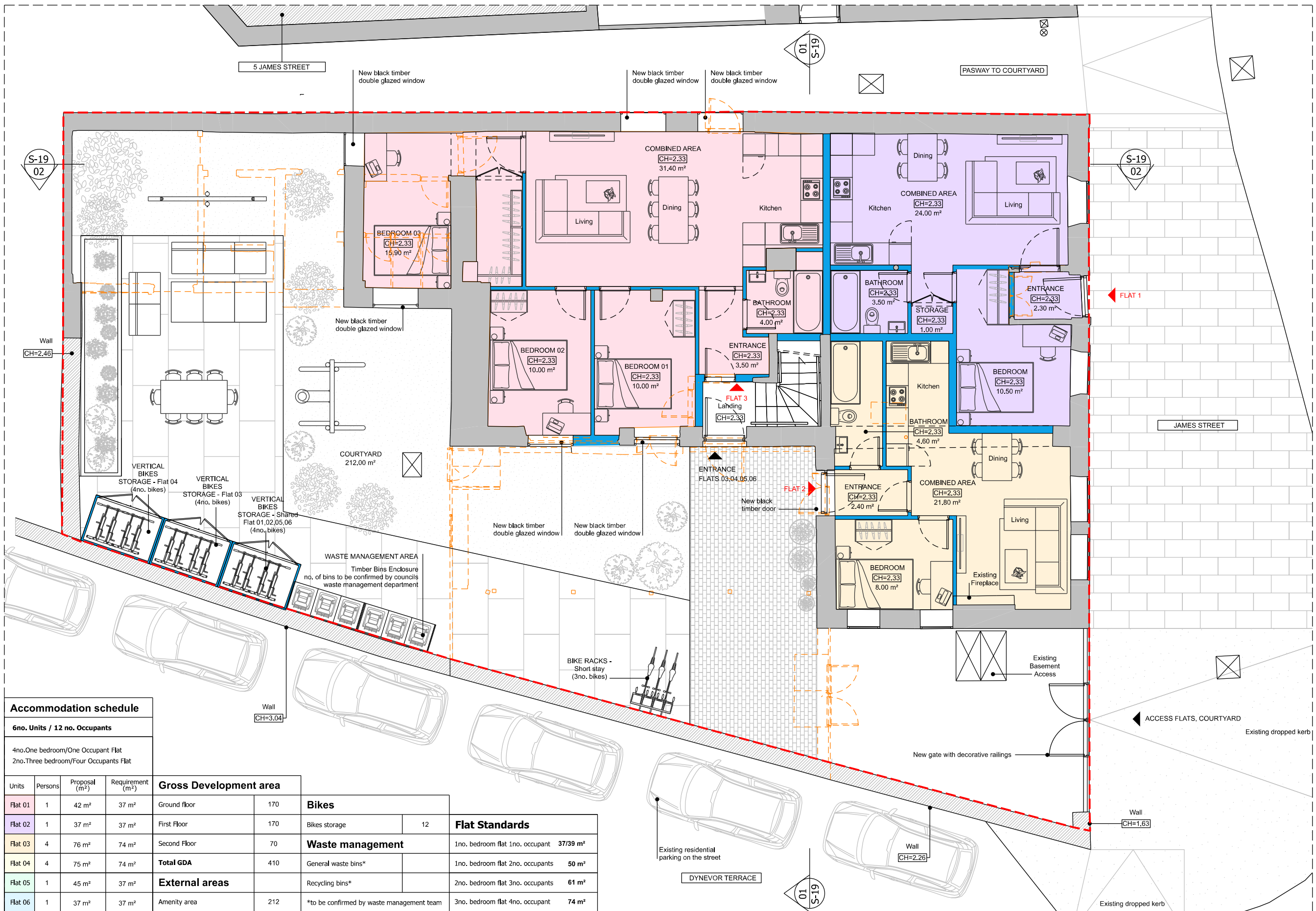
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Drawing title
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scale
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S-13
sheet no.
13 OF 19



Accommodation schedule

6no. Units / 12 no. Occupants

4no. One bedroom/One Occupant Flat
2no. Three bedroom/Four Occupants Flat

Units	Persons	Proposal (m²)	Requirement (m²)	Gross Development area		Bikes		Flat Standards	
Flat 01	1	42 m²	37 m²	Ground floor	170				
Flat 02	1	37 m²	37 m²	First Floor	170	Bikes storage		12	
Flat 03	4	76 m²	74 m²	Second Floor	70	Waste management		1no. bedroom flat 1no. occupant 37/39 m²	
Flat 04	4	75 m²	74 m²		410	Total GDA		1no. bedroom flat 2no. occupants 50 m²	
Flat 05	1	45 m²	37 m²	External areas		Recycling bins*		2no. bedroom flat 3no. occupants 61 m²	
Flat 06	1	37 m²	37 m²	Amenity area	212	*to be confirmed by waste management team		3no. bedroom flat 4no. occupant 74 m²	

CONCEPT GROUND FLOOR PLAN

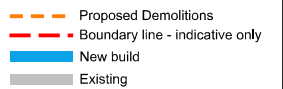
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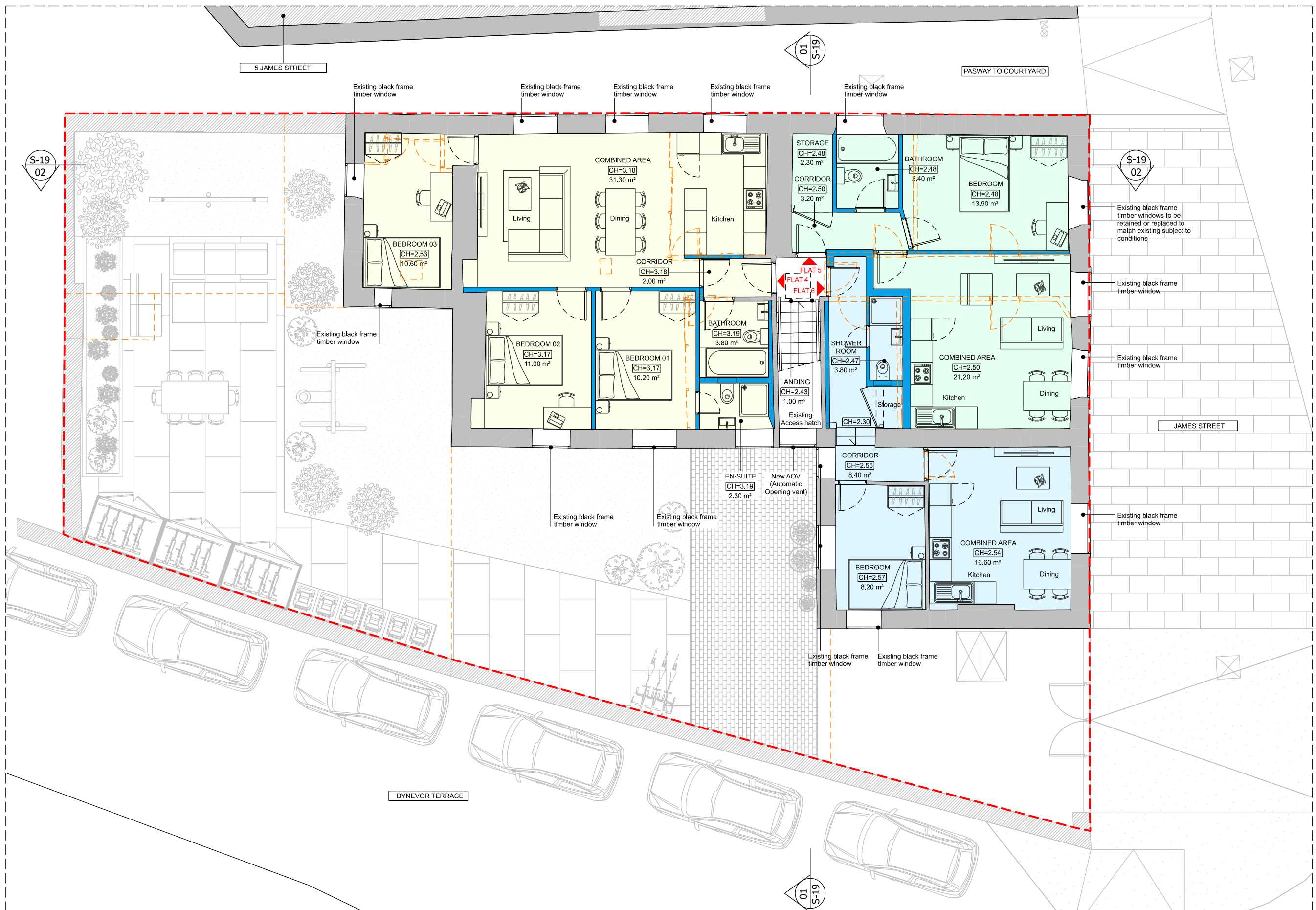
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-14	14 OF 19



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