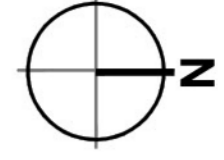


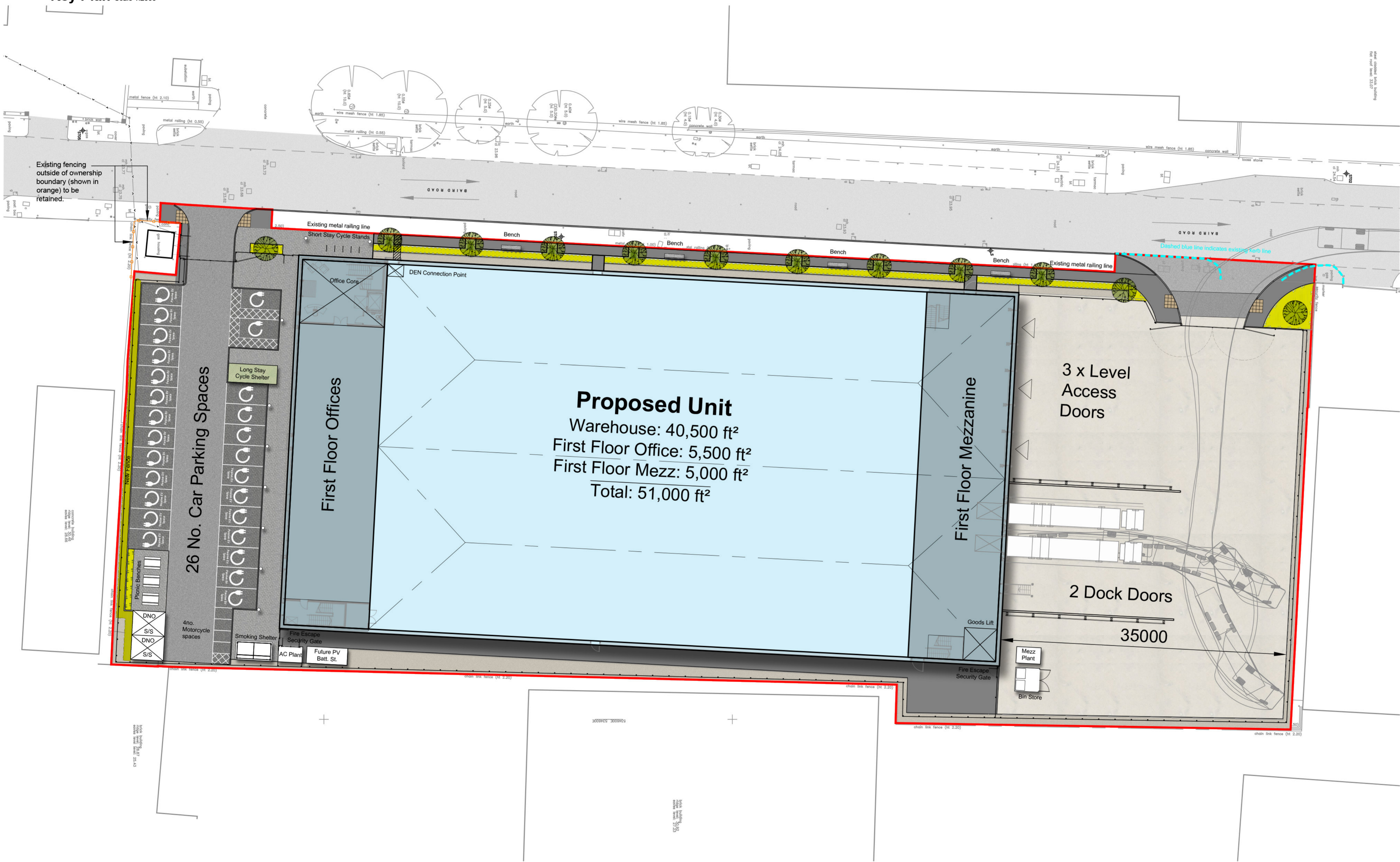
Key Plan Scale 1:2000

- Dimensions are in millimeters, unless stated otherwise.
 - Scaling of this drawing is not recommended.
 - It is the recipient's responsibility to print this document to the correct scale.
 - All relevant drawings and specifications should be read in conjunction with this drawing.



SCHEDULE OF ACCOMMODATION
(Gross Internal Area)

Unit 1	
Warehouse Area	- 40,500 sq ft (3,763m ²)
First Floor Office	- 5,500 sq ft (511m ²)
(Incl. GF Core)	
First Floor Mezzanine	- 5,000 sq ft (465m ²)
Total Area (GIA)	- 51,000 sq ft (4,738m²)
Total Area (GEA)	- 53,945 sq ft (5,012m²)
Loading Docks	- 2
Level Access	- 3
Electric Vehicle Spaces	- 6 (Including 2 accessible)
Passive EV Spaces (Infrastructure only)	- 20
Motorcycle Spaces	- 4
Long Stay Cycle Spaces	- 10
Short Stay Cycle Spaces	- 10
Plot Area	- 1.95 Acres (0.79 Hectares)



Proposed Site Layout Scale 1:250



M	Minor landscaping amendments	GM	GH	14.02.22
L	Internal layout amended to suit client comments regarding roof access location and electrical intake room.	GM	GH	22.11.21
K	Planning Application Boundary Amended. Fencing to gas housing amended.	GM	GH	01.11.21
J	Planning Application Boundary Amended. Fencing to Gas kiosk included.	GM	GH	28.10.21
H	Red line boundary amended as per DTM 14.10.21. Planning application boundary area reduced from 2.00 Acres to 1.94 Acres. Minor layout adjustment to parking spaces to accommodate manually operated vehicle access swing gate and pedestrian gate added to car park entrance. Area schedule updated to reflect amended office accommodation.	GM	GH	20.10.21

rev amendments by ckd date
 Baird Road, Enfield, North London
 Proposed Site Layout

PLANNING
 THIS DRAWING IS FOR PLANNING CONSIDERATION ONLY AND SHOULD NOT BE USED FOR ANY OTHER PURPOSE



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Drawn / Checked:	RJM / GH
Date:	19.05.2021
Scale:	1:250 A1
Drawing no:	Revision:
20335 P0003	M