



LOWER GROUND FLOOR PLAN  
scale 1:100@A0



SITE LOCATION PLAN  
scale 1:1250@A0

**SITE BOUNDARY**

**Zone 1 (dense coloured shading):** This is called the root protection area (RPA) where ground disturbance must be carefully controlled. If encroachment is planned within the RPA, then this must be assessed on a tree-by-tree basis by BTC. If important trees are to be successfully retained, no significant disturbance should occur within the RPA and a high level of care is needed when working within it.

**Zone 2 (light coloured shading):** The second constraint is where shading/dominance/future growth may be an issue and is our estimate of how much space may be needed to retain trees after the development activity when the pressures of residential occupation come to bear. Factors such as crown density, future growth potential, orientation in relation to the sun and the number of trees in groups are considered to arrive at this second, less restrictive, constraints zone. Zone 2 is not normally suitable for occupied buildings, but uninhabited structures and hard surfacing may be acceptable within it.

**SCHEDULE OF ACCOMMODATION**

Floor	1b/2p 55.9m <sup>2</sup>	2b/3p 67.8m <sup>2</sup>	GIA
Lower Ground:	06	--	443.8m <sup>2</sup>
Ground Floor:	06	--	584.0m <sup>2</sup>
First Floor:	07	01	542.7m <sup>2</sup>
Second Floor:	04	01	368.0m <sup>2</sup>
Third Floor:	02	01	249.0m <sup>2</sup>
<b>TOTAL No Apt:</b>	<b>25</b>	<b>03</b>	<b>28 Apts</b>
<b>Parking: 11 car parking spaces</b>			
<b>Notes:</b>			
<b>TOTAL GIA:</b>			<b>2187.5m<sup>2</sup></b>
<b>SITE AREA:</b>			<b>2101m<sup>2</sup></b>

**COLOUR KEY**

- One Bedroom Flat
- Two Bedroom Flat

0 1m 5m 10m  
Scale 1:100@A0

Revision					

**HOWSON TERRACE, RICHMOND**  
**PROPOSED LOWER GROUND FLOOR PLAN**  
 date: 08/01/2020  
 sheet: 1:100@A0  
 scale: 1:100@A0  
 job number: MB764  
 drawing number: APL 004  
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08/01/2020  
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**hunters**  
 Use hard dimensions only. All levels and dimensions to be checked after the drawing is to be used on site.  
 We warrant that we have prepared this drawing in accordance with all relevant planning and construction regulations.  
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