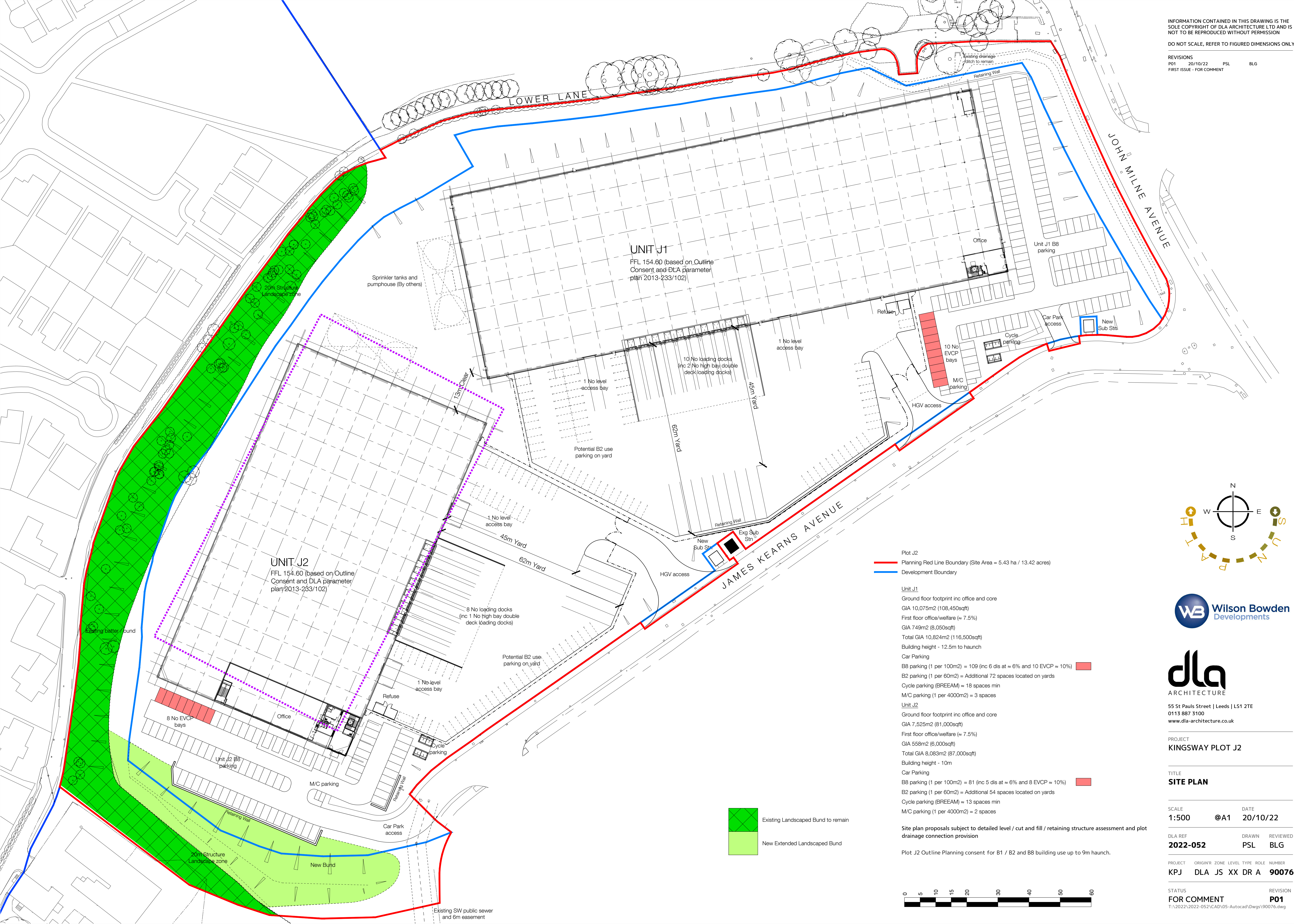




Plot J2
Planning Red Line Boundary (Site Area = 5.43 ha / 13.42 acres)
Development Boundary

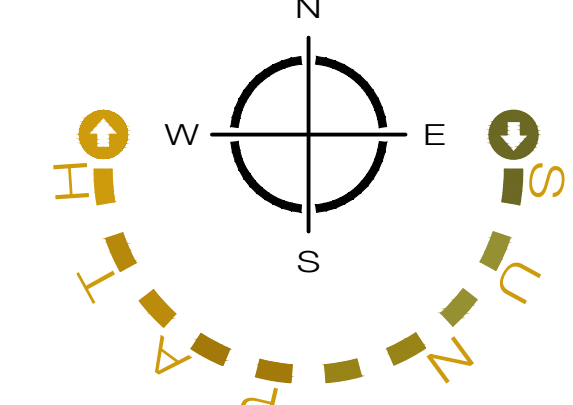
Unit J1
Ground floor footprint inc office and core
GIA 10,075m² (108,450sqft)
First floor office/welfare (= 7.5%)
GIA 749m² (8,050sqft)
Total GIA 10,824m² (116,500sqft)
Building height - 12.5m to haunch
Car Parking
B8 parking (1 per 100m²) = 109 (inc 6 dis at ≈ 6% and 10 EVCP ≈ 10%)
B2 parking (1 per 60m²) = Additional 72 spaces located on yards
Cycle parking (BREEAM) ≈ 18 spaces min
M/C parking (1 per 4000m²) = 3 spaces

Unit J2
Ground floor footprint inc office and core
GIA 7,525m² (81,000sqft)
First floor office/welfare (= 7.5%)
GIA 558m² (6,000sqft)
Total GIA 8,083m² (87,000sqft)
Building height - 10m
Car Parking
B8 parking (1 per 100m²) = 81 (inc 5 dis at ≈ 6% and 8 EVCP ≈ 10%)
B2 parking (1 per 60m²) = Additional 54 spaces located on yards
Cycle parking (BREEAM) ≈ 13 spaces min
M/C parking (1 per 4000m²) = 2 spaces

Site plan proposals subject to detailed level / cut and fill / retaining structure assessment and plot drainage connection provision

Plot J2 Outline Planning consent for B1 / B2 and B8 building use up to 9m haunch.

Existing Landscaped Bund to remain
New Extended Landscaped Bund



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PROJECT
KINGSWAY PLOT J2

TITLE
SITE PLAN

SCALE
1:500
DATE
20/10/22

DLA REF
2022-052
DRAWN
PSL
REVIEWED
BLG

PROJECT
KPJ
ORIGIN/R
DLA
ZONE
JS
LEVEL TYPE
XX
ROLE
DR A
NUMBER
90076

STATUS
FOR COMMENT
REVISION
P01
T:\2022\2022-052\CAD\05-Autocad\Drawings\90076.dwg