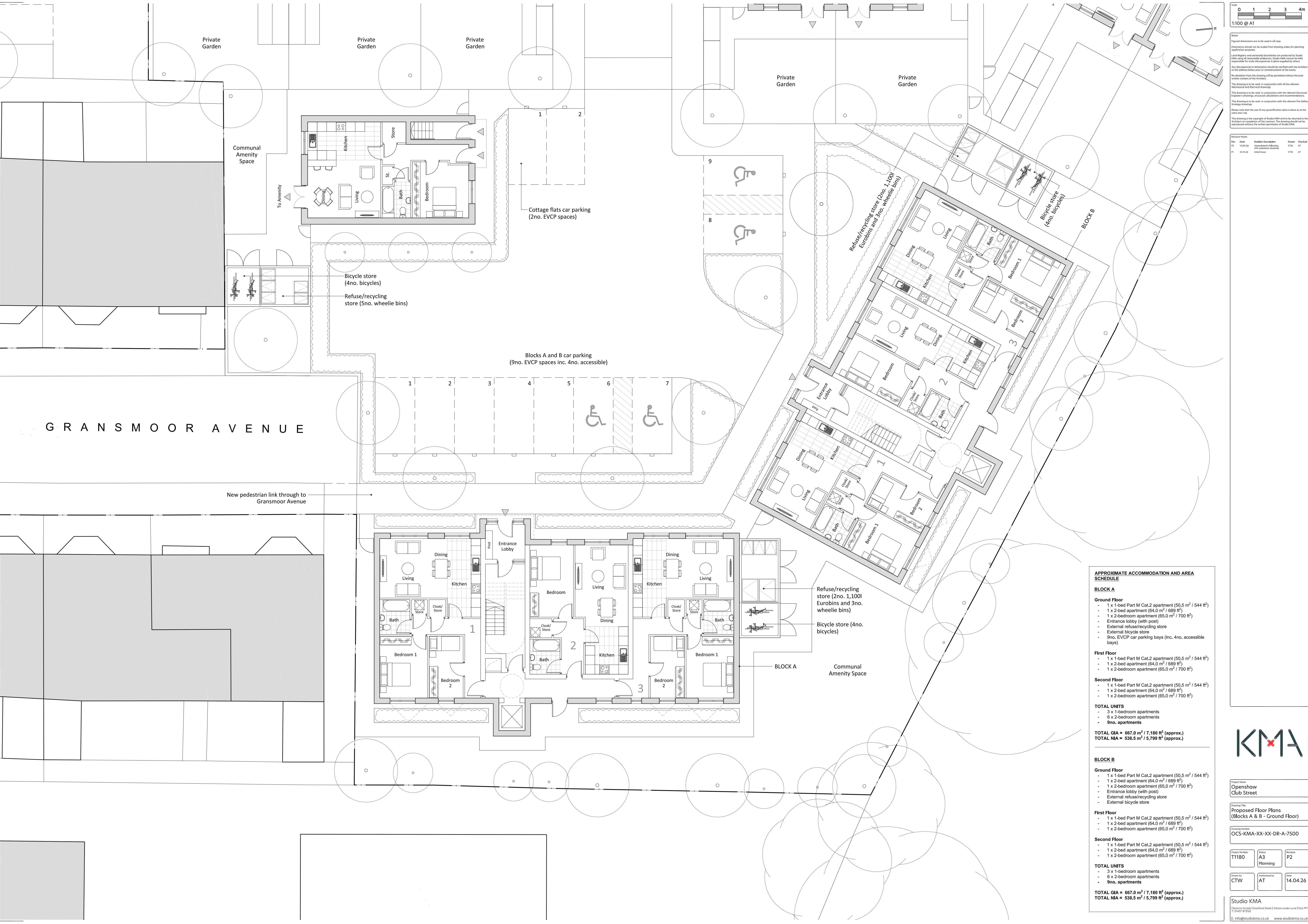




Scale: 0 1 2 3 4m  
1:100 @ A1

Notes:  
Figured dimensions are to be used in all cases.  
Dimensions should not be used from drawing unless for planning application purposes.  
Lower figures are shown in brackets where they are provided by Studio KMA using all reasonable endeavours. Studio KMA cannot be held responsible for scale discrepancies if plans supplied by others.  
Any discrepancies in dimensions should be clarified with the Architect at the earliest stage prior to commencement of the works.  
No deviation from this drawing will be permitted without the prior written consent of the Architect.  
This drawing is to be used in conjunction with all the relevant Mechanical and Electrical drawings.  
This drawing is to be used in conjunction with the relevant Structural Engineer's drawings, structural calculations and recommendations.  
This drawing is to be used in conjunction with the relevant Fire Safety Strategy drawings.  
Please note that the use of any quantification data is done so at the client's own risk.  
This drawing is the copyright of Studio KMA and is to be returned to the Architect on completion of the contract. The drawing should not be reproduced without the written permission of Studio KMA.

| Revision Notes |          |                                          |       |         |  |
|----------------|----------|------------------------------------------|-------|---------|--|
| Rev            | Date     | Revision Description                     | Drawn | Checked |  |
| P1             | 14.04.24 | Approved following JCR comments received | CTW   | AT      |  |
| P2             | 21.01.26 | Initial Issue                            | CTW   | AT      |  |

| APPROXIMATE ACCOMMODATION AND AREA SCHEDULE                             |                                                                               |
|-------------------------------------------------------------------------|-------------------------------------------------------------------------------|
| <b>BLOCK A</b>                                                          |                                                                               |
| <b>Ground Floor</b>                                                     |                                                                               |
| -                                                                       | 1 x 1-bed Part M Cat.2 apartment (50.5 m <sup>2</sup> / 544 ft <sup>2</sup> ) |
| -                                                                       | 1 x 2-bed apartment (64.0 m <sup>2</sup> / 689 ft <sup>2</sup> )              |
| -                                                                       | 1 x 2-bedroom apartment (65.0 m <sup>2</sup> / 700 ft <sup>2</sup> )          |
| -                                                                       | Entrance lobby (with post)                                                    |
| -                                                                       | External refuse/recycling store                                               |
| -                                                                       | External bicycle store                                                        |
| -                                                                       | 9no. EVCP car parking bays (inc. 4no. accessible bays)                        |
| <b>First Floor</b>                                                      |                                                                               |
| -                                                                       | 1 x 1-bed Part M Cat.2 apartment (50.5 m <sup>2</sup> / 544 ft <sup>2</sup> ) |
| -                                                                       | 1 x 2-bed apartment (64.0 m <sup>2</sup> / 689 ft <sup>2</sup> )              |
| -                                                                       | 1 x 2-bedroom apartment (65.0 m <sup>2</sup> / 700 ft <sup>2</sup> )          |
| <b>Second Floor</b>                                                     |                                                                               |
| -                                                                       | 1 x 1-bed Part M Cat.2 apartment (50.5 m <sup>2</sup> / 544 ft <sup>2</sup> ) |
| -                                                                       | 1 x 2-bed apartment (64.0 m <sup>2</sup> / 689 ft <sup>2</sup> )              |
| -                                                                       | 1 x 2-bedroom apartment (65.0 m <sup>2</sup> / 700 ft <sup>2</sup> )          |
| <b>TOTAL UNITS</b>                                                      |                                                                               |
| -                                                                       | 3 x 1-bedroom apartments                                                      |
| -                                                                       | 6 x 2-bedroom apartments                                                      |
| -                                                                       | 9no. apartments                                                               |
| <b>TOTAL GIA = 667.0 m<sup>2</sup> / 7,180 ft<sup>2</sup> (approx.)</b> |                                                                               |
| <b>TOTAL NIA = 538.5 m<sup>2</sup> / 5,799 ft<sup>2</sup> (approx.)</b> |                                                                               |
| <b>BLOCK B</b>                                                          |                                                                               |
| <b>Ground Floor</b>                                                     |                                                                               |
| -                                                                       | 1 x 1-bed Part M Cat.2 apartment (50.5 m <sup>2</sup> / 544 ft <sup>2</sup> ) |
| -                                                                       | 1 x 2-bed apartment (64.0 m <sup>2</sup> / 689 ft <sup>2</sup> )              |
| -                                                                       | 1 x 2-bedroom apartment (65.0 m <sup>2</sup> / 700 ft <sup>2</sup> )          |
| -                                                                       | Entrance lobby (with post)                                                    |
| -                                                                       | External refuse/recycling store                                               |
| -                                                                       | External bicycle store                                                        |
| <b>First Floor</b>                                                      |                                                                               |
| -                                                                       | 1 x 1-bed Part M Cat.2 apartment (50.5 m <sup>2</sup> / 544 ft <sup>2</sup> ) |
| -                                                                       | 1 x 2-bed apartment (64.0 m <sup>2</sup> / 689 ft <sup>2</sup> )              |
| -                                                                       | 1 x 2-bedroom apartment (65.0 m <sup>2</sup> / 700 ft <sup>2</sup> )          |
| <b>Second Floor</b>                                                     |                                                                               |
| -                                                                       | 1 x 1-bed Part M Cat.2 apartment (50.5 m <sup>2</sup> / 544 ft <sup>2</sup> ) |
| -                                                                       | 1 x 2-bed apartment (64.0 m <sup>2</sup> / 689 ft <sup>2</sup> )              |
| -                                                                       | 1 x 2-bedroom apartment (65.0 m <sup>2</sup> / 700 ft <sup>2</sup> )          |
| <b>TOTAL UNITS</b>                                                      |                                                                               |
| -                                                                       | 3 x 1-bedroom apartments                                                      |
| -                                                                       | 6 x 2-bedroom apartments                                                      |
| -                                                                       | 9no. apartments                                                               |
| <b>TOTAL GIA = 667.0 m<sup>2</sup> / 7,180 ft<sup>2</sup> (approx.)</b> |                                                                               |
| <b>TOTAL NIA = 538.5 m<sup>2</sup> / 5,799 ft<sup>2</sup> (approx.)</b> |                                                                               |

Project Name  
Openshaw  
Club Street

Drawing Title  
Proposed Floor Plans  
(Blocks A & B - Ground Floor)

Drawing Number  
OCS-KMA-XX-XX-DR-A-7500

|                         |                          |                |
|-------------------------|--------------------------|----------------|
| Project Number<br>T1180 | Status<br>A3<br>Planning | Revision<br>P2 |
|-------------------------|--------------------------|----------------|

|                 |                     |                  |
|-----------------|---------------------|------------------|
| Drawn by<br>CTW | Authorised by<br>AT | Date<br>14.04.26 |
|-----------------|---------------------|------------------|

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