

36 NOTTING HILL GATE

FEASIBILITY STUDY

November 2020

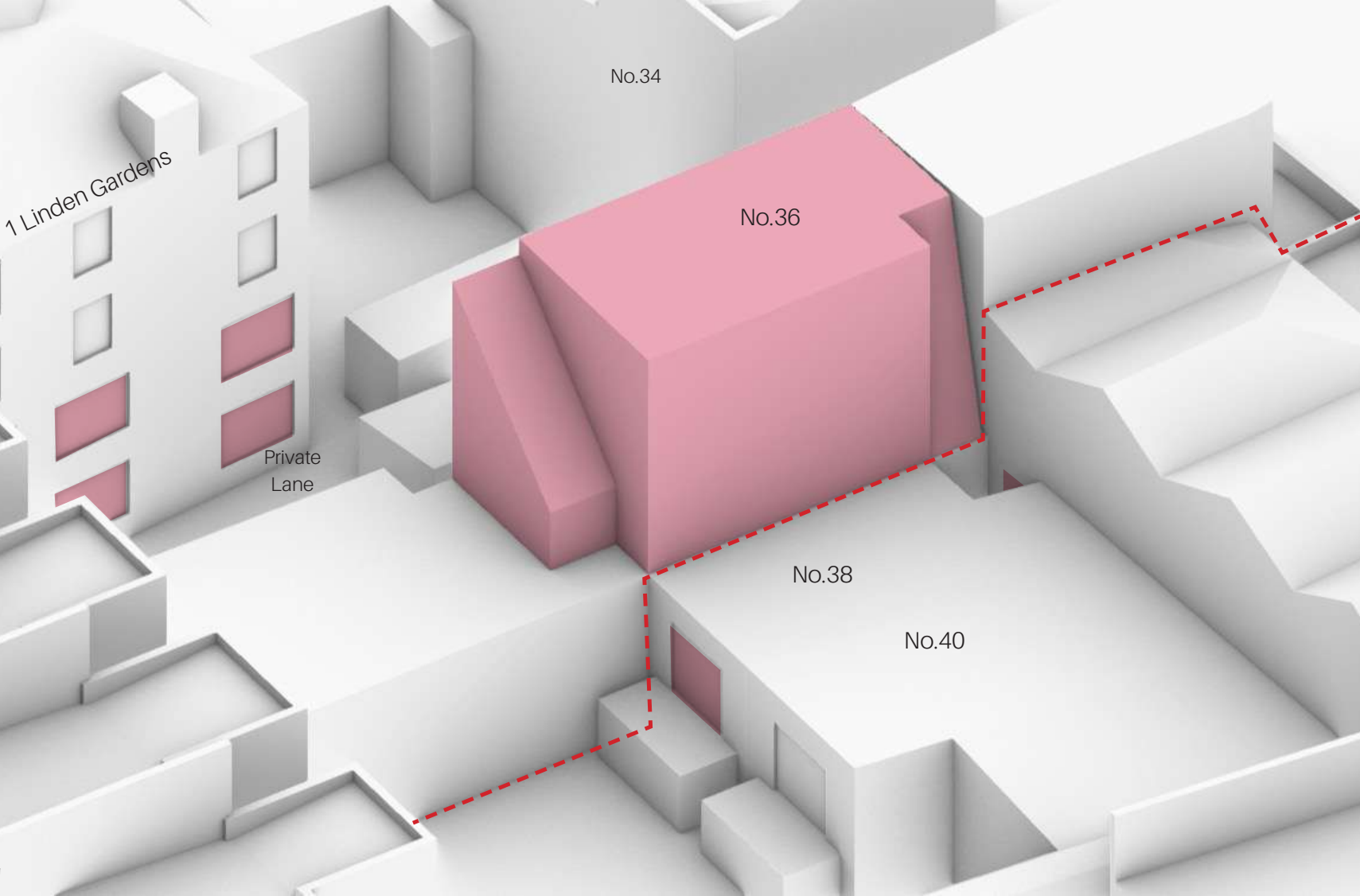
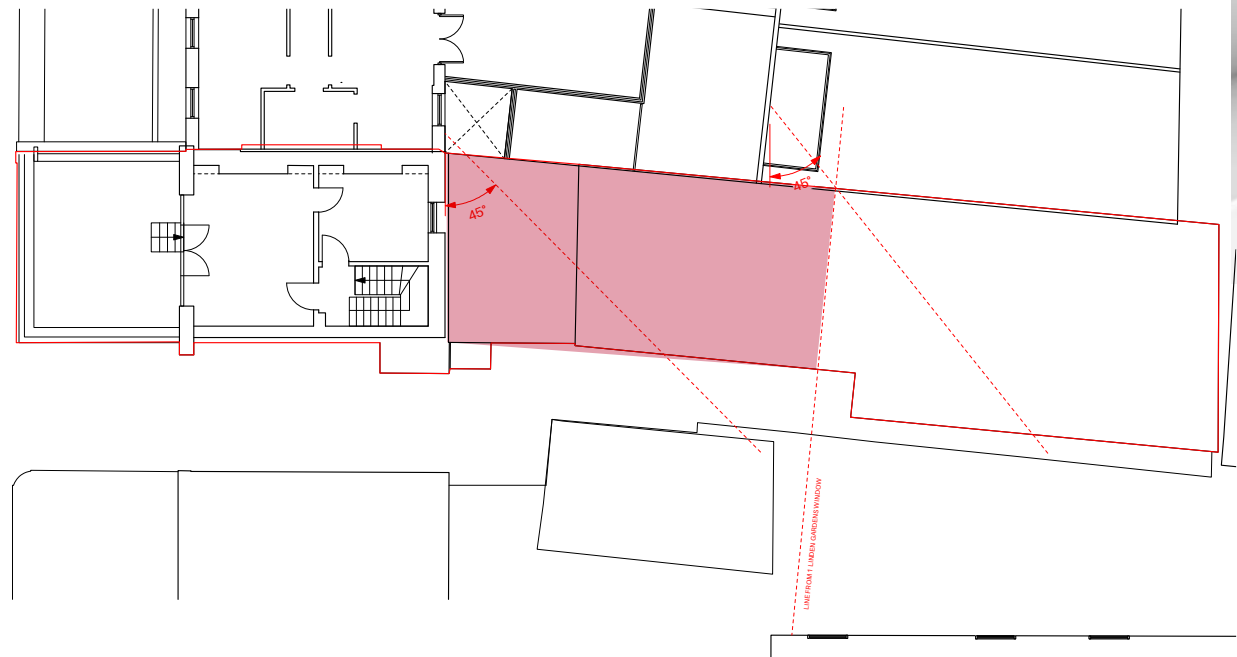


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- 2.0 Existing Drawings
- 3.0 Feasibility Study 01 - Commercial
- 4.0 Feasibility Study 02 - Residential
- 5.0 Feasibility Study 03 - Commercial
- 6.0 Feasibility Study 04 - Residential

1.0 DESKTOP STUDY

Maximum volume based on Dayligh/Sunlight Study

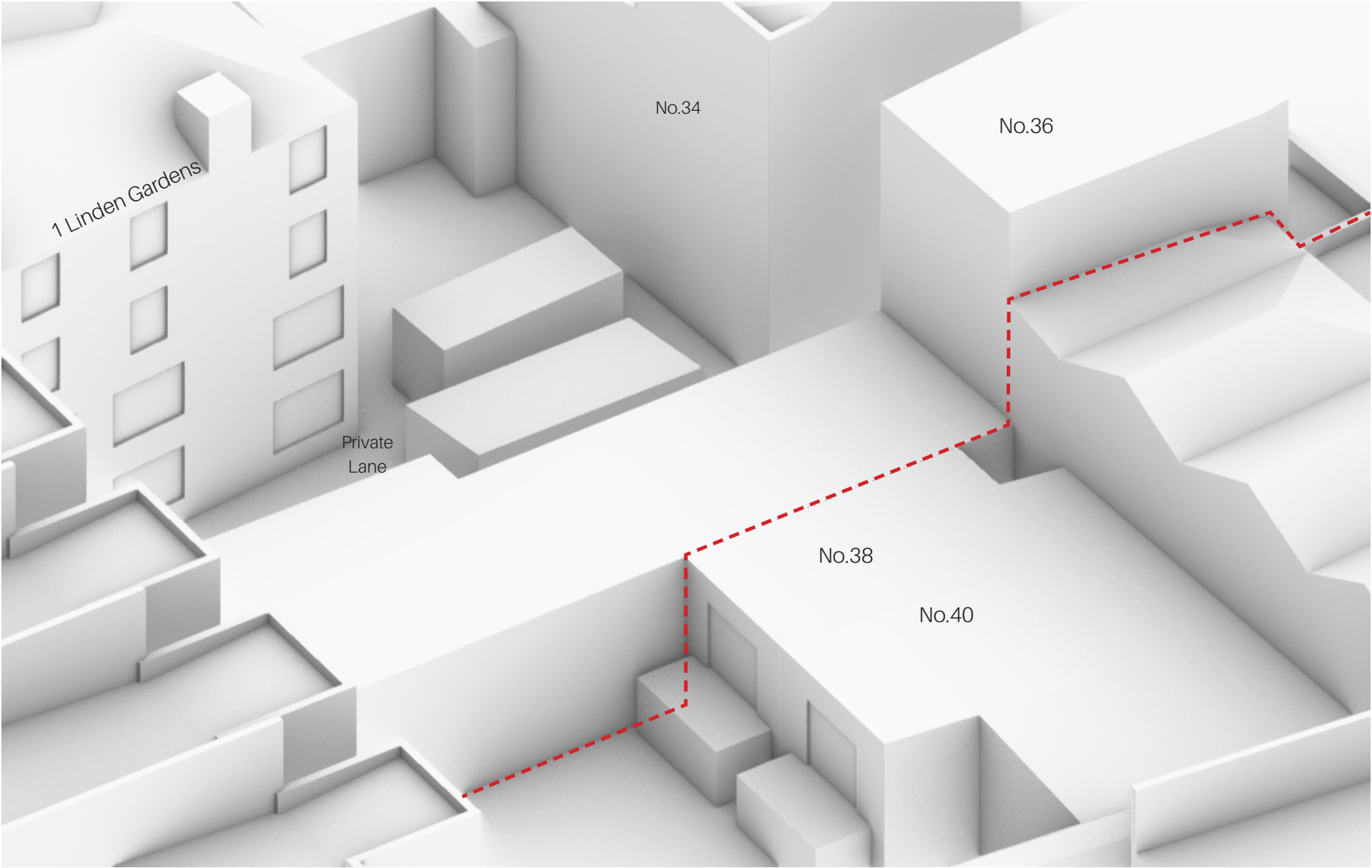


EXISTING DRAWINGS

Location plan	1:500
Basement Plan	1:100
Ground Floor Plan	1:100
First Floor Plan	1:100
Second Floor Plan	1:100
Roof Plan	1:100
East Elevation	1:100
South Elevation	1:100
West Elevation	1:100
North Elevation	1:100
Section 01	1:100
Section 02	1:100

* Drawings are indicative only. Information has been extrapolated from drawings by others. Survey needed for accurate current condition.

AREA SCHEDULE			
	RETAIL	COM	ANC
Basement Plan	30	84	39
Ground Floor Plan	67	94	-
First Floor Plan	-	30	-
Second Floor Plan	-	26.5	-
TOTAL	97	253.5	39



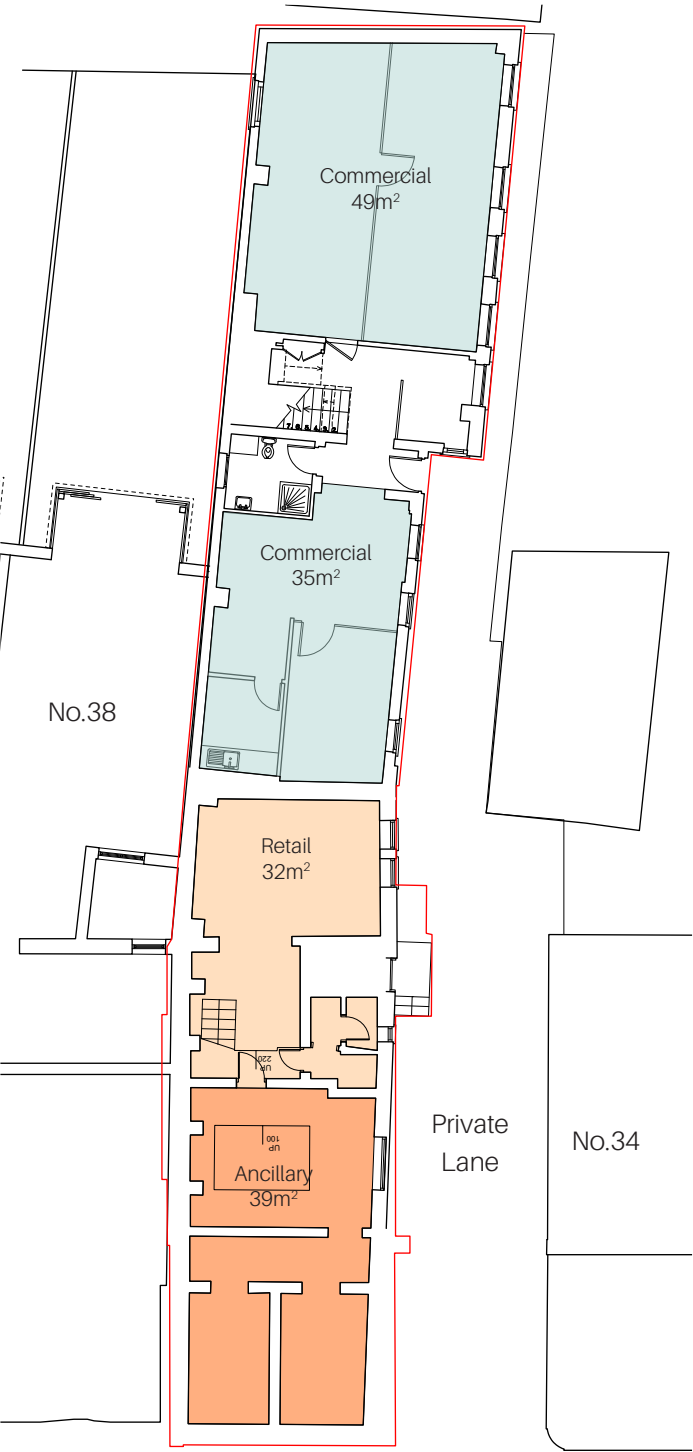
LOCATION PLAN

1:500 @ A3

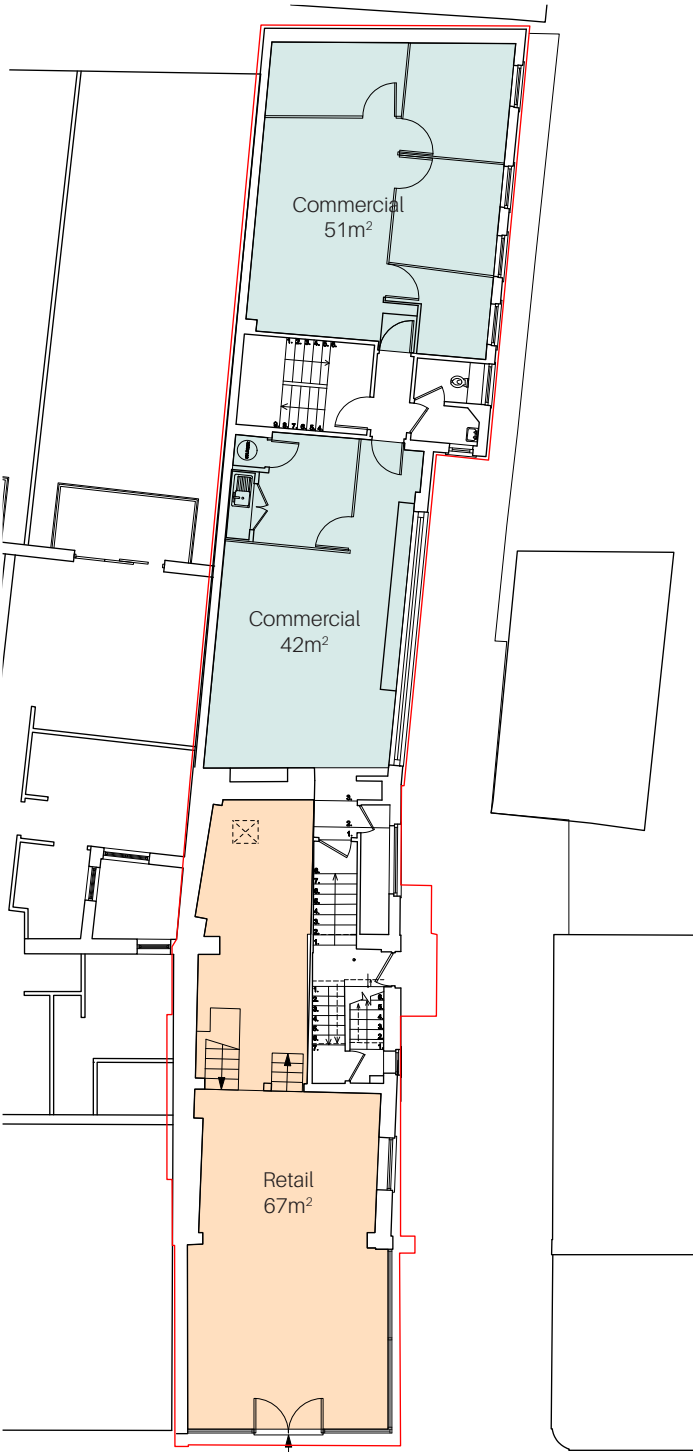


EXISTING

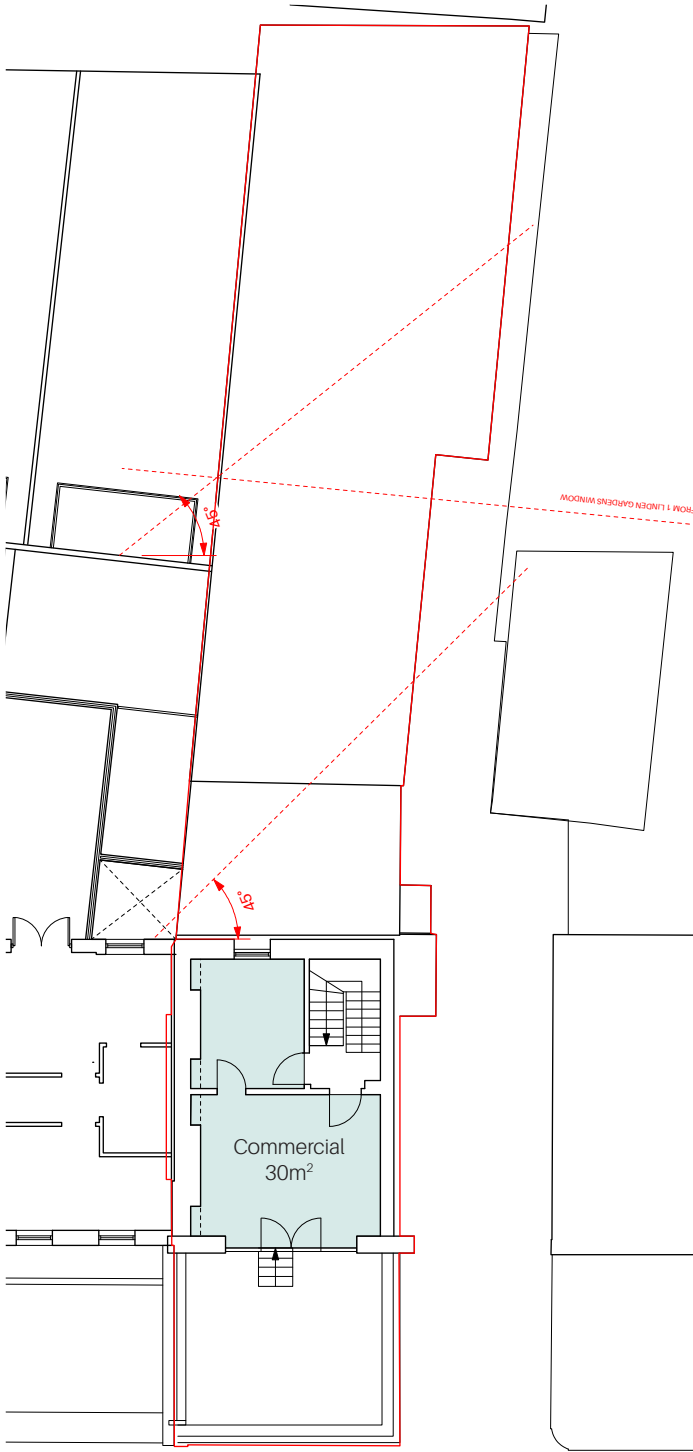
Floor Plans 1:200 @ A3



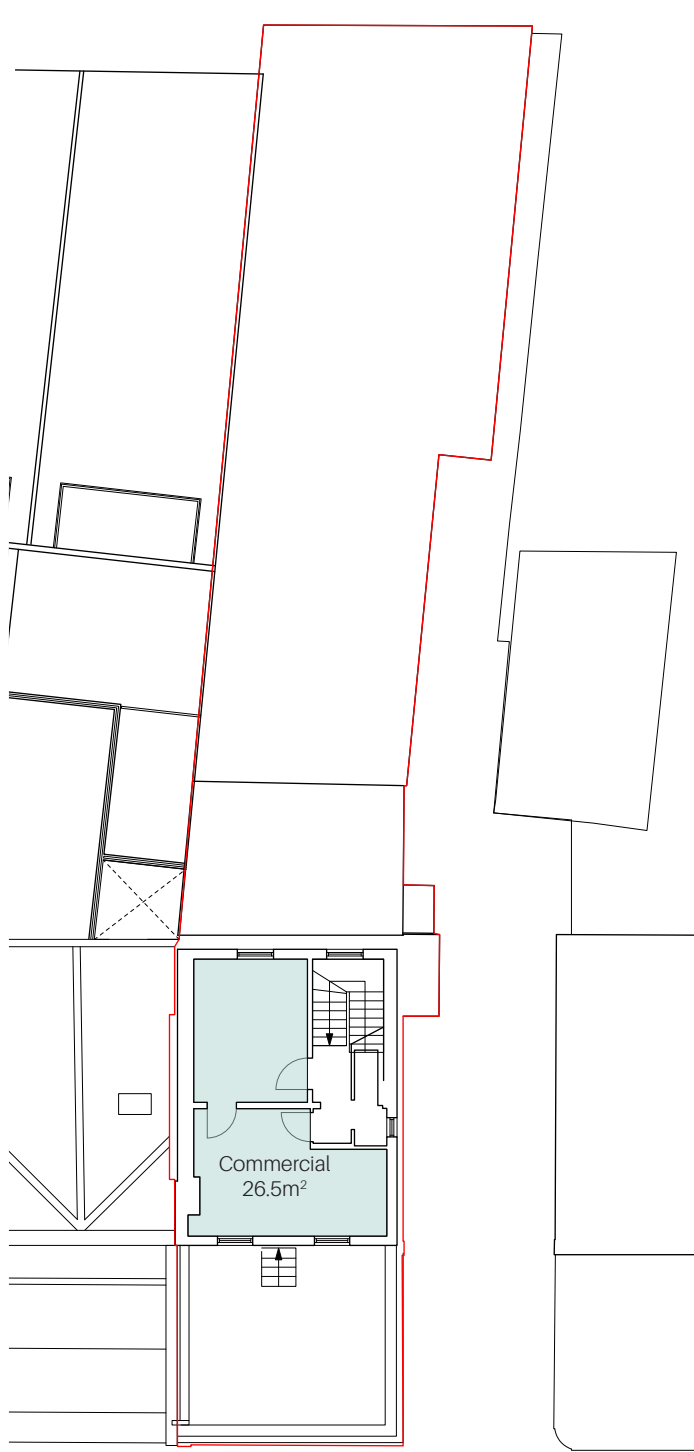
BASEMENT



GROUND FLOOR



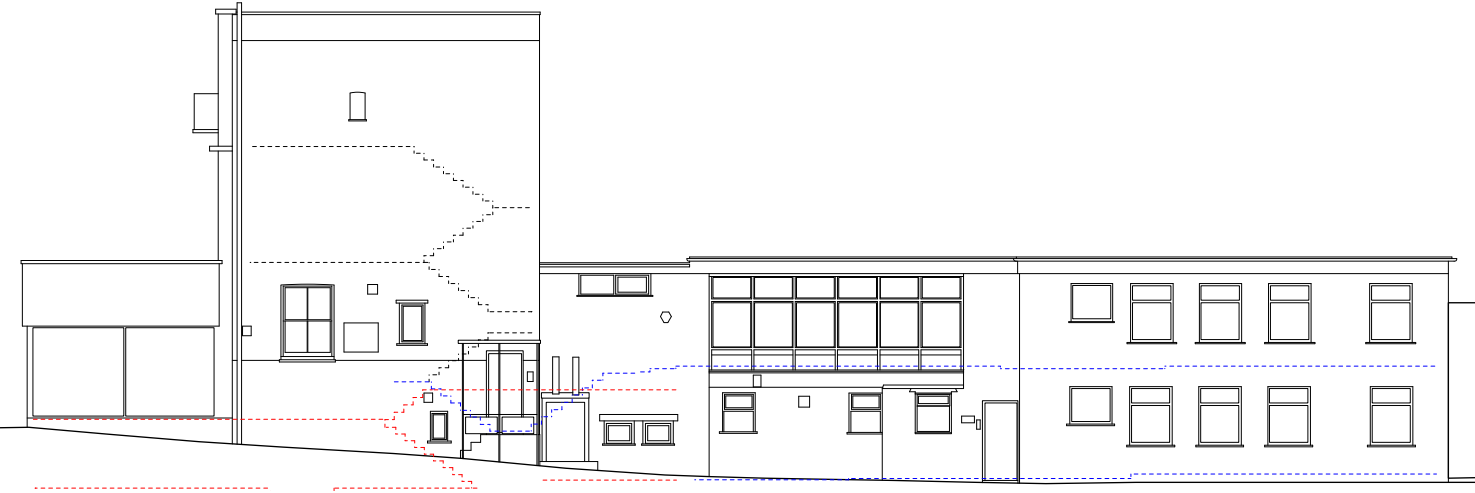
FIRST FLOOR



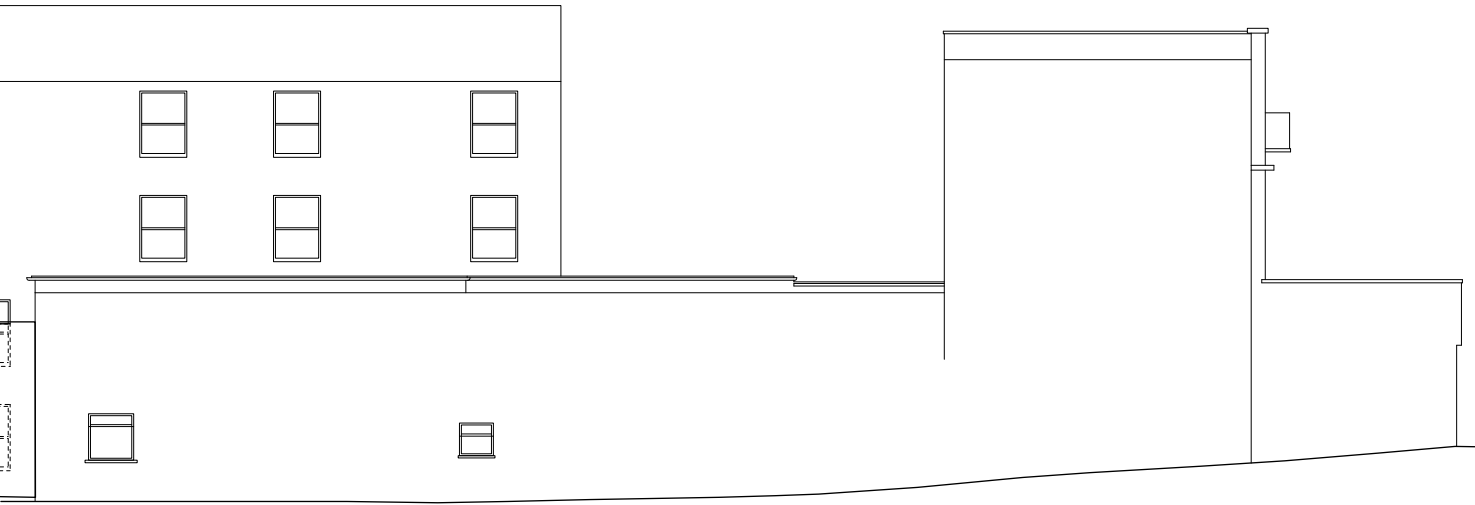
SECOND FLOOR

EXISTING

Elevations 1:200 @ A3



EAST ELEVATION



WEST ELEVATION



SOUTH ELEVATION



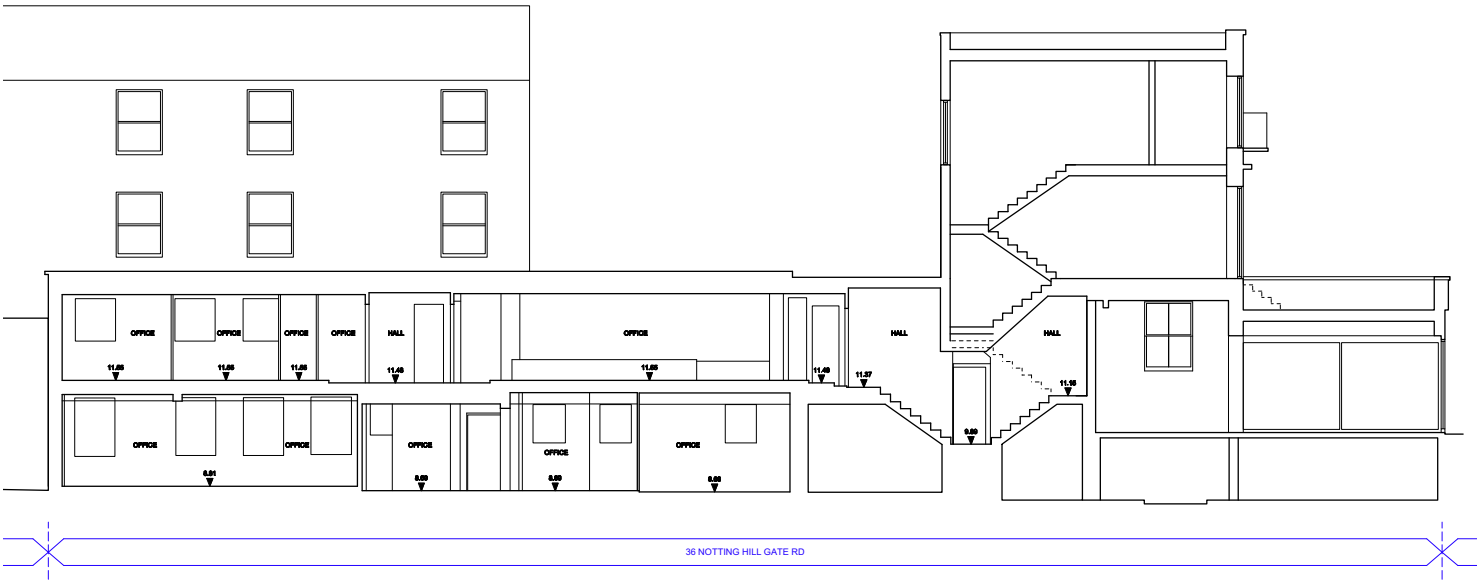
NORTH ELEVATION

EXISTING

Sections 1:200 @ A3



SECTION 01



SECTION 02

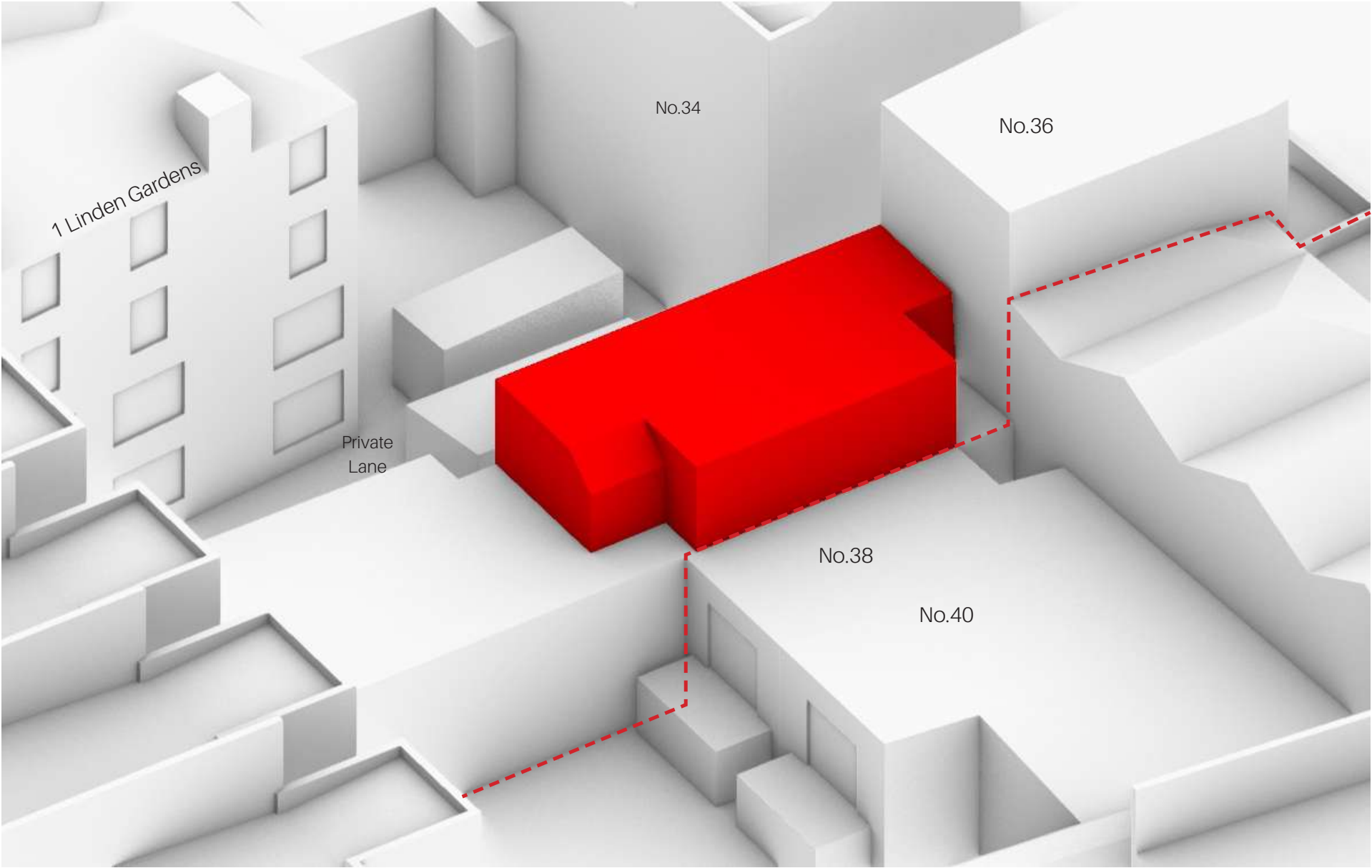
FEASIBILITY STUDY 01

Basement Plan	1:100
Ground Floor Plan	1:100
First Floor Plan	1:100
Second Floor Plan	1:100
Roof Plan	1:100
East Elevation	1:100
South Elevation	1:100
West Elevation	1:100
North Elevation	1:100
Section 01	1:100
Section 02	1:100
Section 03	1:100
Diagrams	NTS

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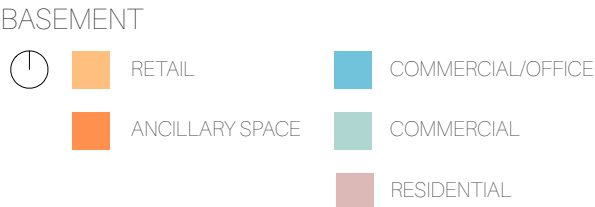
AREA SCHEDULE

	RETAIL	COM	OFF	ANC
Basement Plan	70	49	-	39
Ground Floor Plan	75	94	-	-
First Floor Plan	-	-	30	-
Second Floor Plan	-	-	26.5	-
TOTAL	145	143	56.5	39



FEASIBILITY STUDY 01

Floor Plans 1:200 @ A3



GROUND FLOOR

FIRST FLOOR

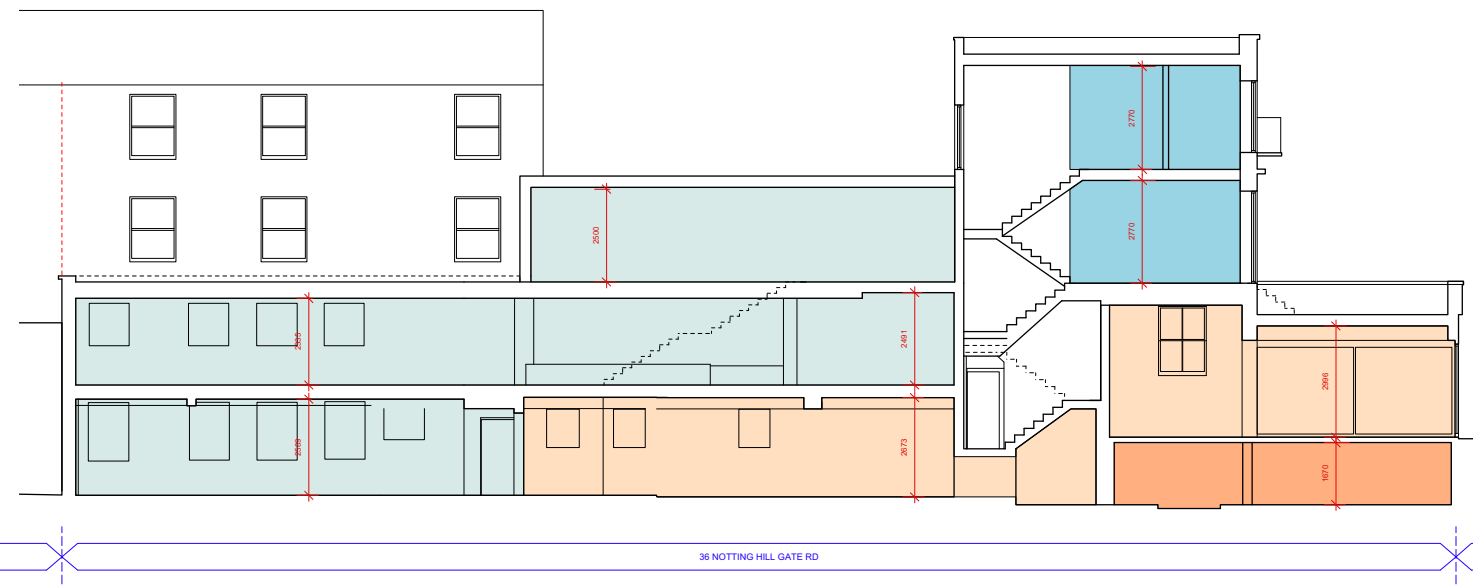
SECOND FLOOR

FEASIBILITY STUDY 01

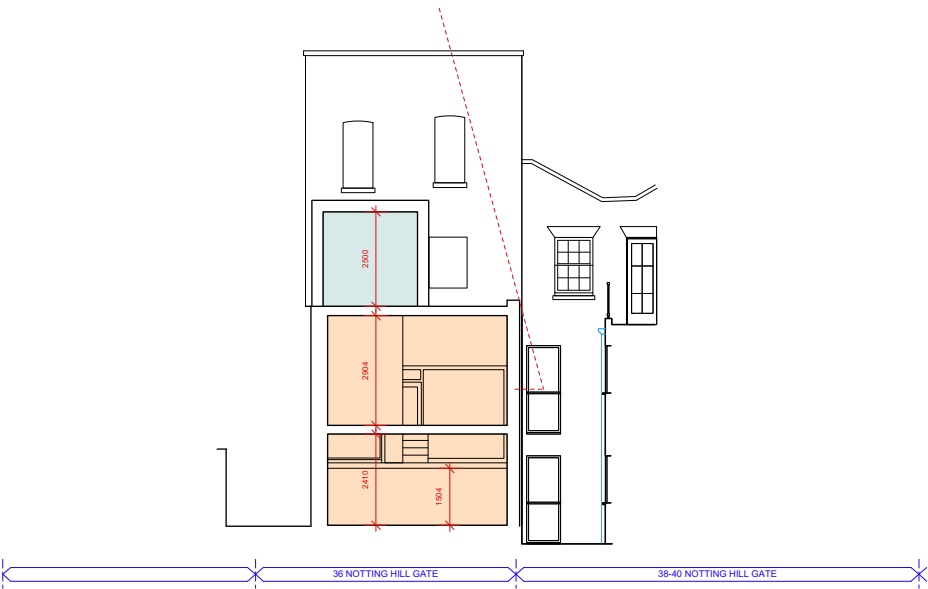
Sections 1:200 @ A3



SECTION 01



SECTION 02



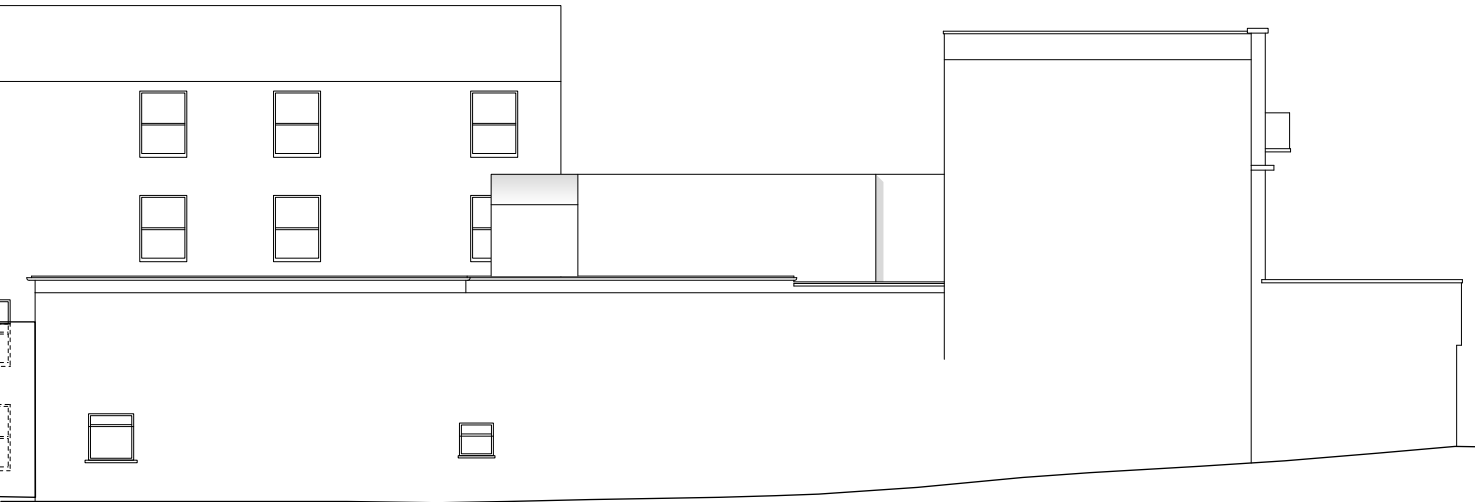
SECTION 03

FEASIBILITY STUDY 01

Elevations 1:200 @ A3



EAST ELEVATION



WEST ELEVATION



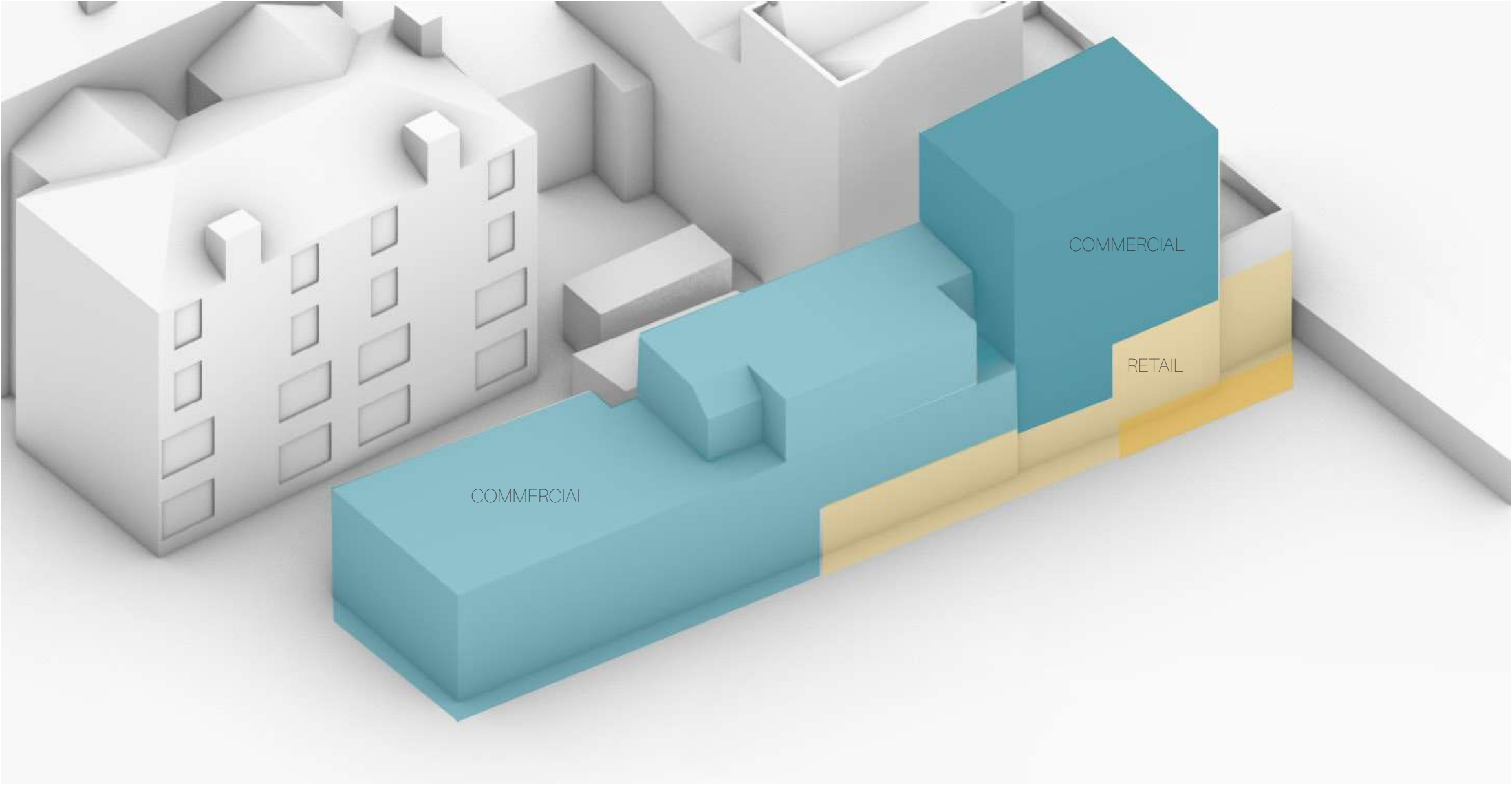
SOUTH ELEVATION



NORTH ELEVATION

FEASIBILITY STUDY 01

Uses 1:100 @ A3



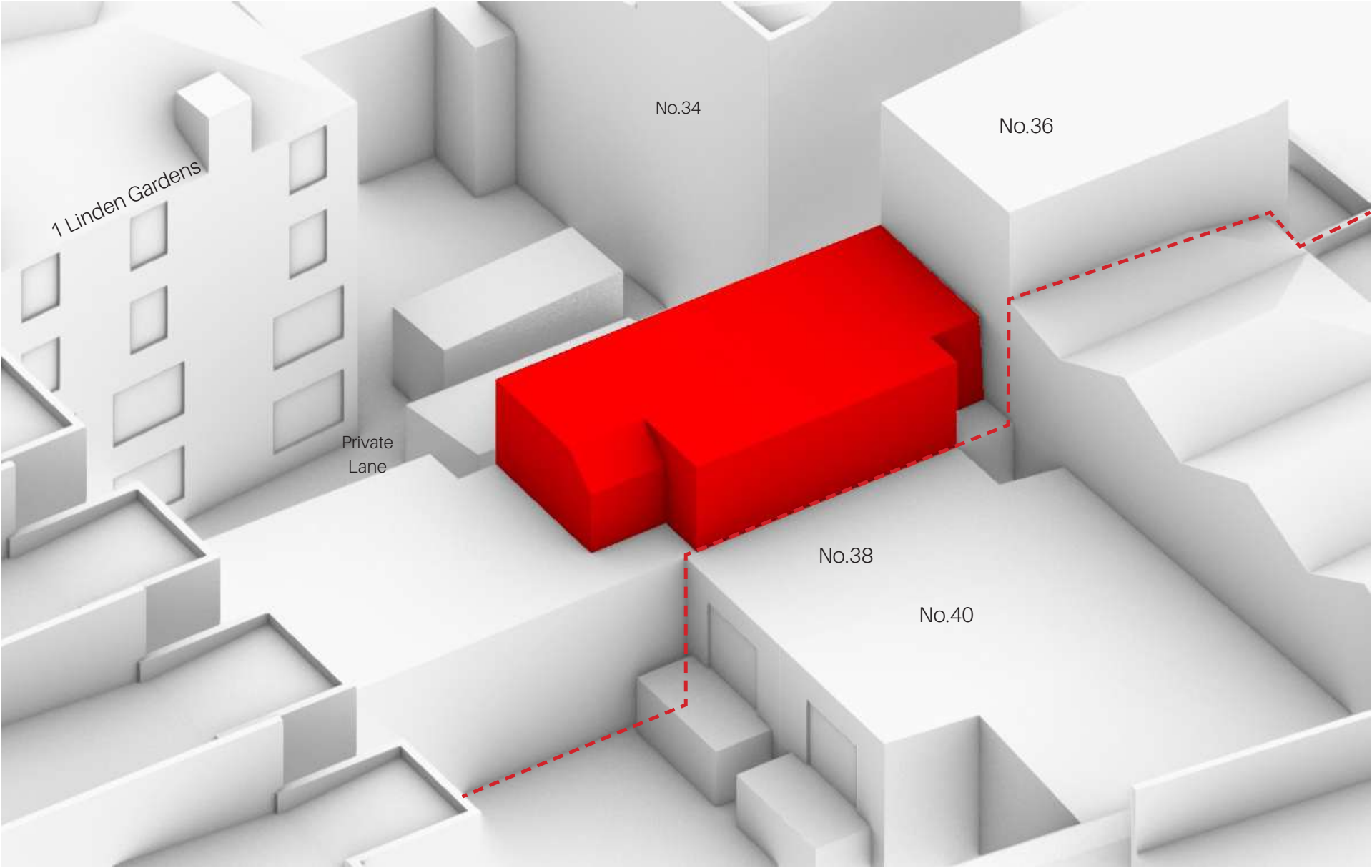
FEASIBILITY STUDY 02

Basement Plan	1:100
Ground Floor Plan	1:100
First Floor Plan	1:100
Second Floor Plan	1:100
Roof Plan	1:100
East Elevation	1:100
South Elevation	1:100
West Elevation	1:100
North Elevation	1:100
Section 01	1:100
Section 02	1:100
Section 03	1:100
Diagrams	NTS

* Drawings are indicative only. Information has been extrapolated from drawings by others. Survey needed for accurate current condition.

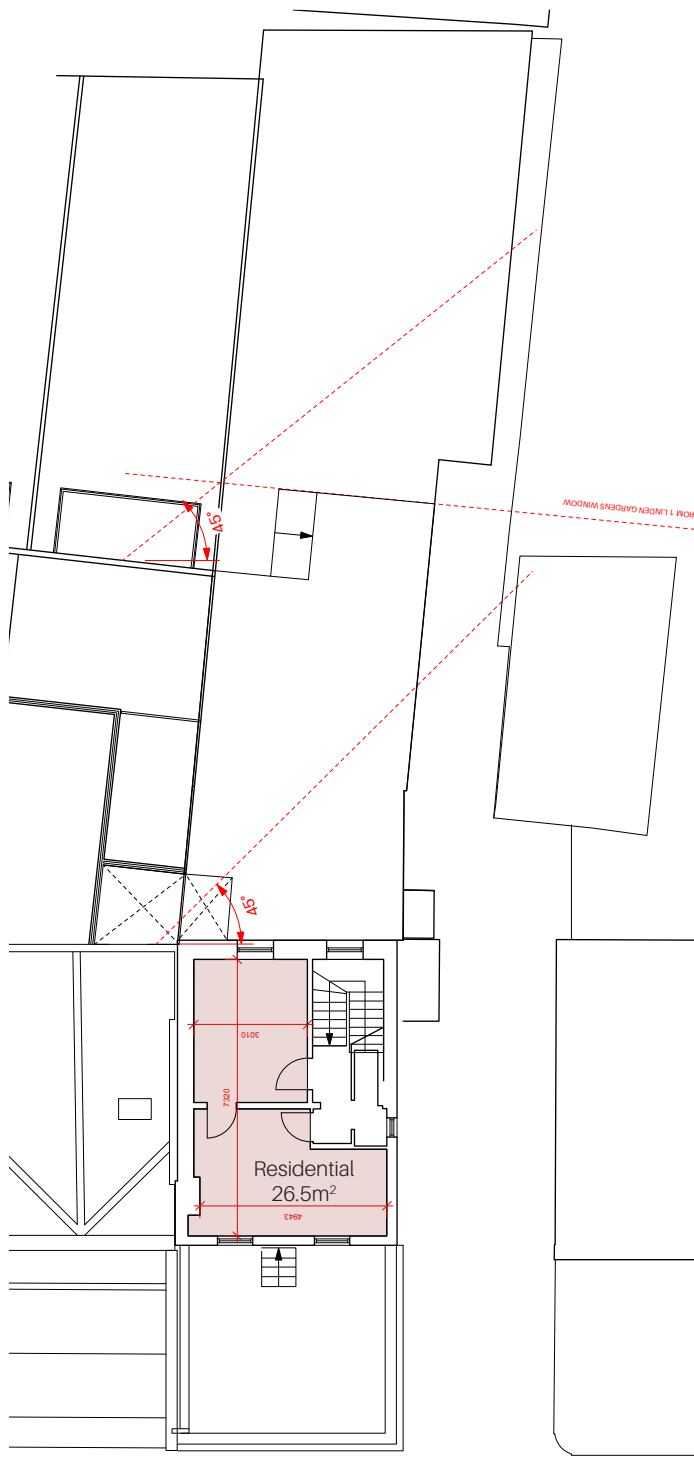
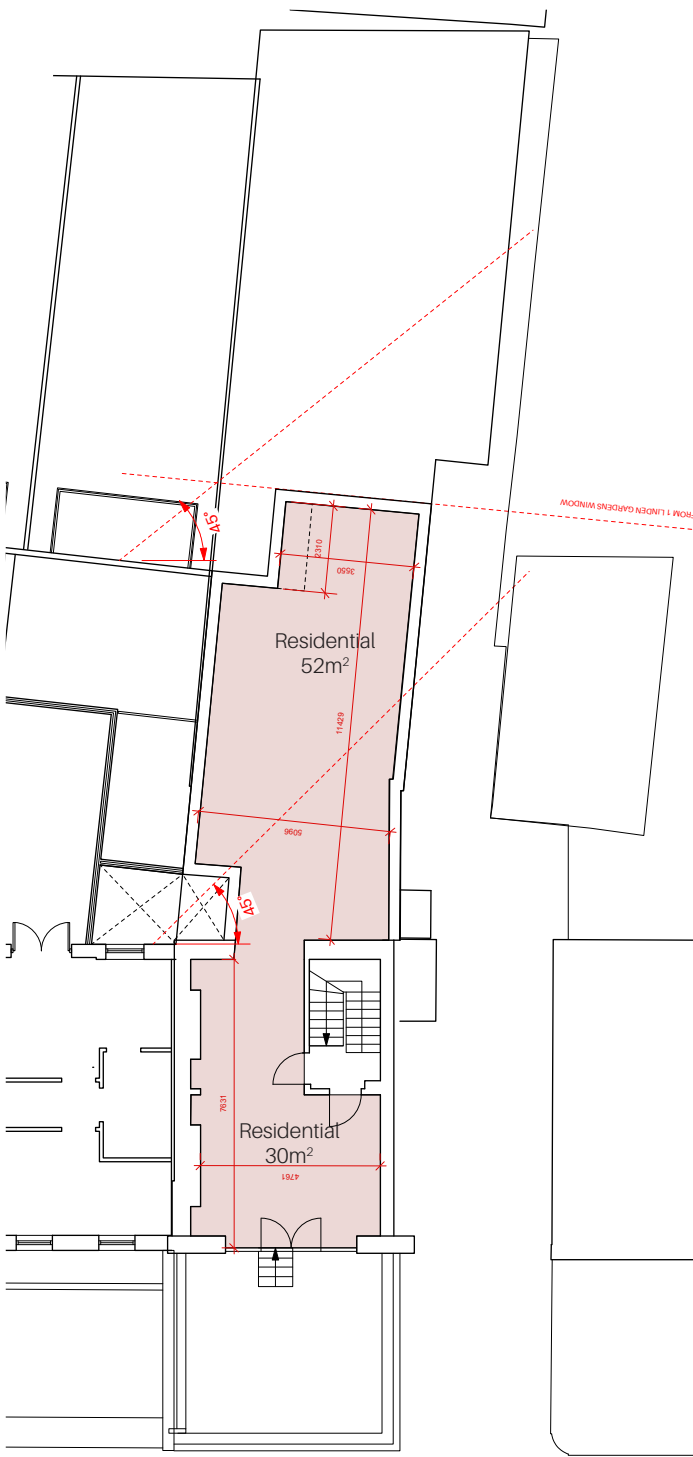
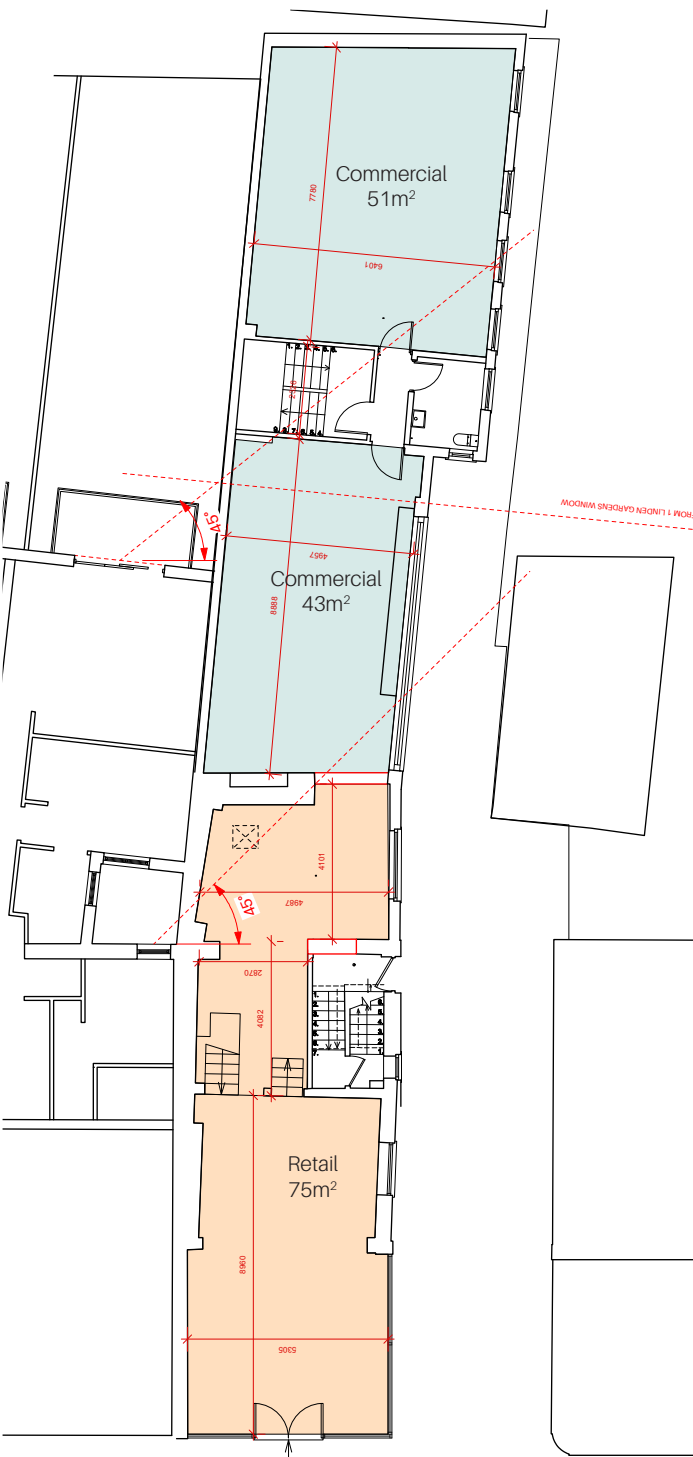
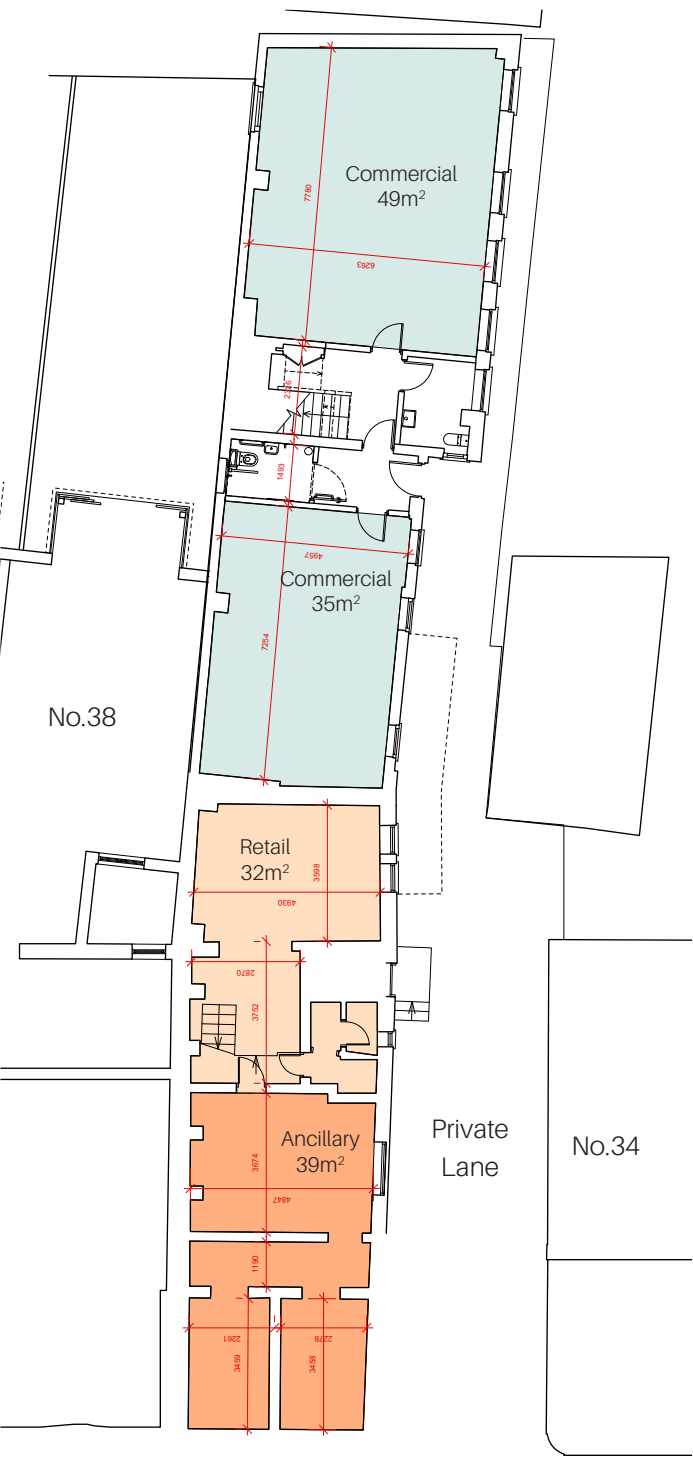
AREA SCHEDULE

	RETAIL	COM	RESI	ANC
Basement Plan	32	84	-	39
Ground Floor Plan	75	94	-	-
First Floor Plan	-	-	82	-
Second Floor Plan	-	-	26.5	-
TOTAL	107	178	108.5	39



FEASIBILITY STUDY 02

Floor Plans 1:200 @ A3



BASEMENT

RETAIL

ANCILLARY SPACE

COMMERCIAL/OFFICE

COMMERCIAL

RESIDENTIAL

GROUND FLOOR

FIRST FLOOR

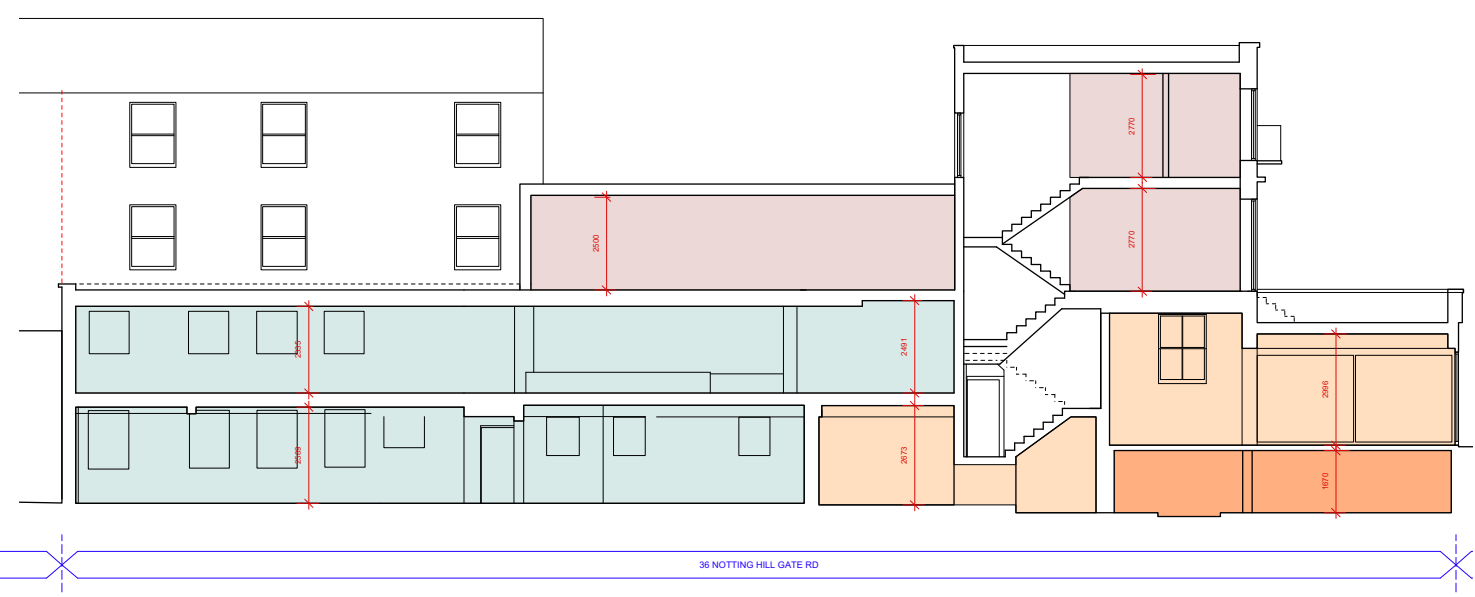
SECOND FLOOR

FEASIBILITY STUDY 02

Sections 1:200 @ A3



SECTION 01



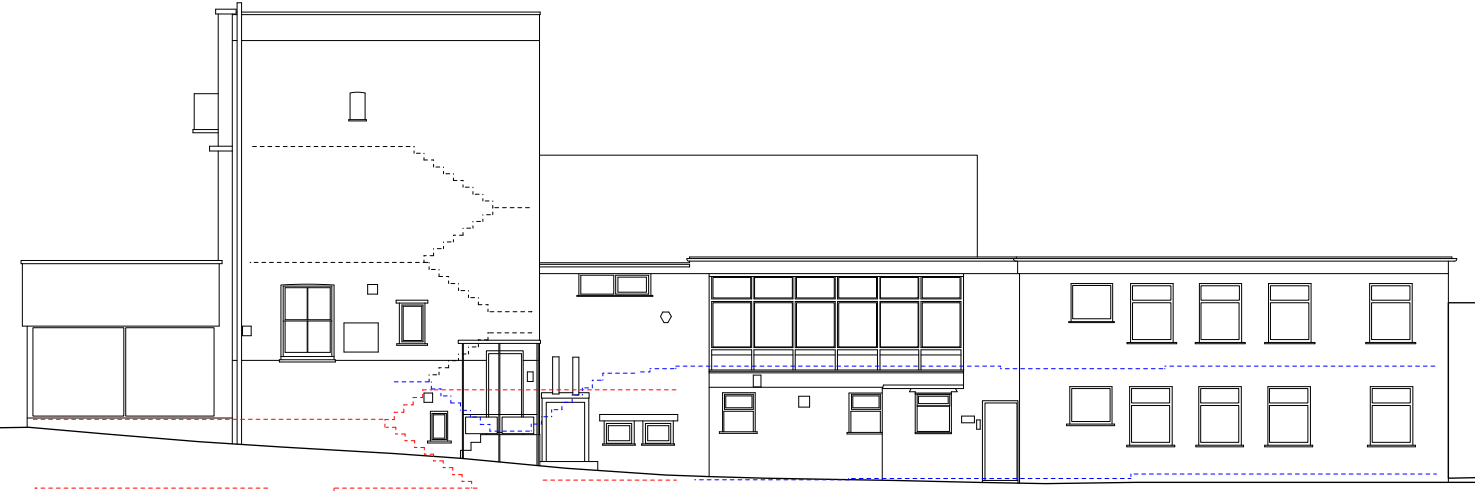
SECTION 02



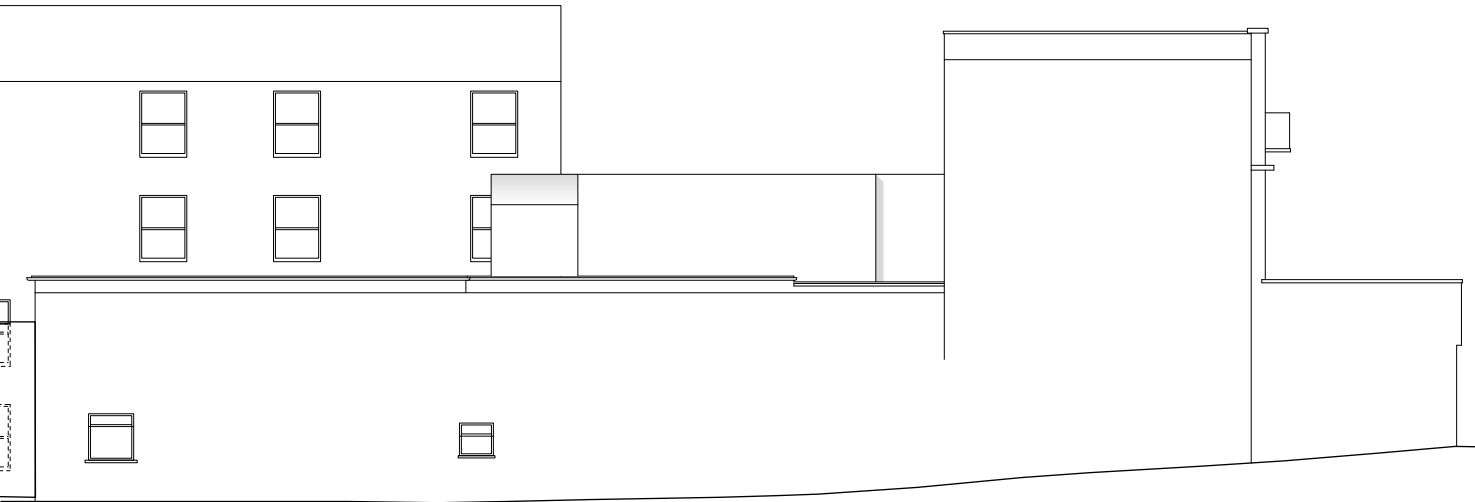
SECTION 03

FEASIBILITY STUDY 02

Elevations 1:200 @ A3



EAST ELEVATION



WEST ELEVATION



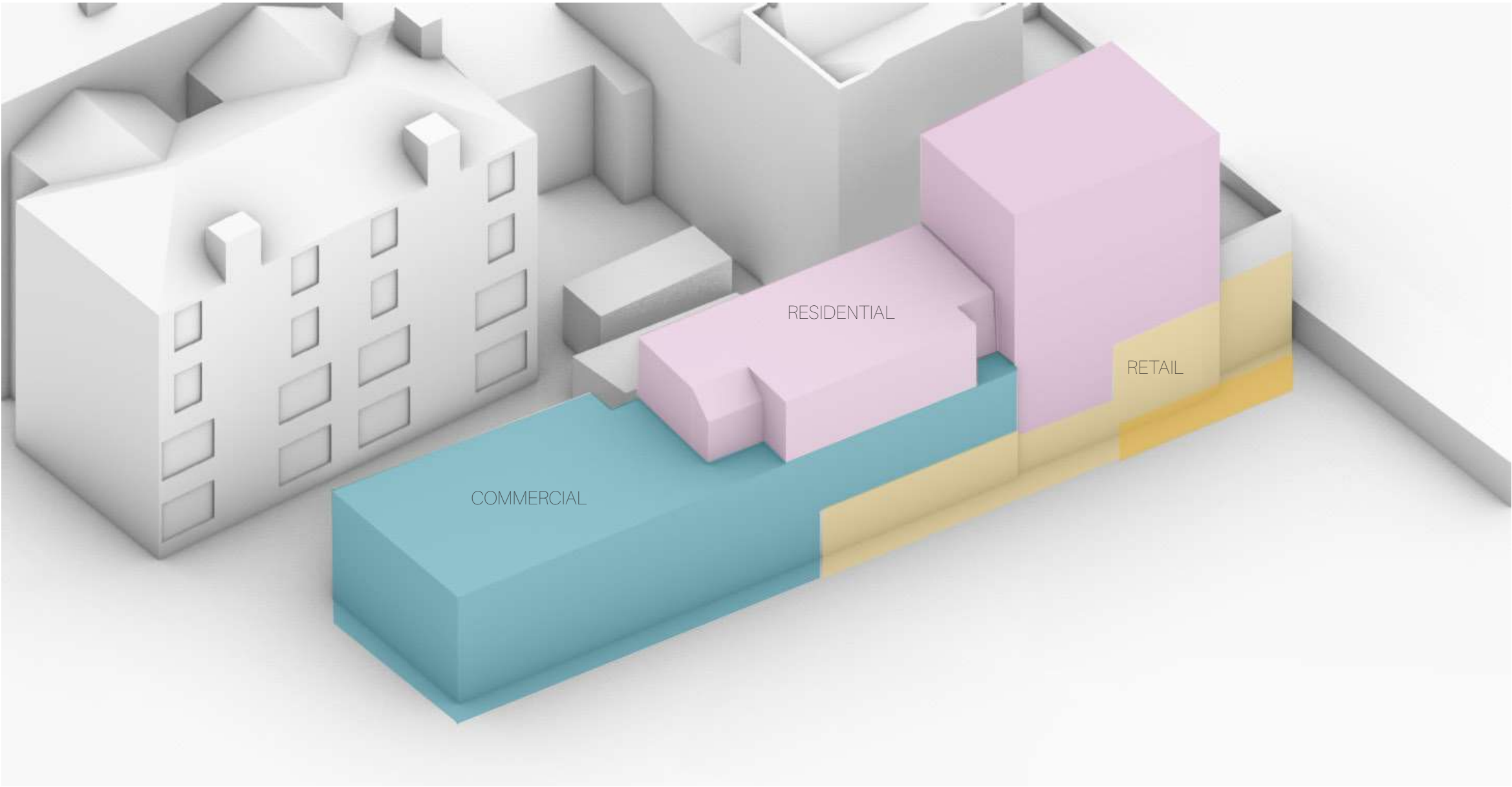
SOUTH ELEVATION



NORTH ELEVATION

FEASIBILITY STUDY 02

Uses 1:100 @ A3



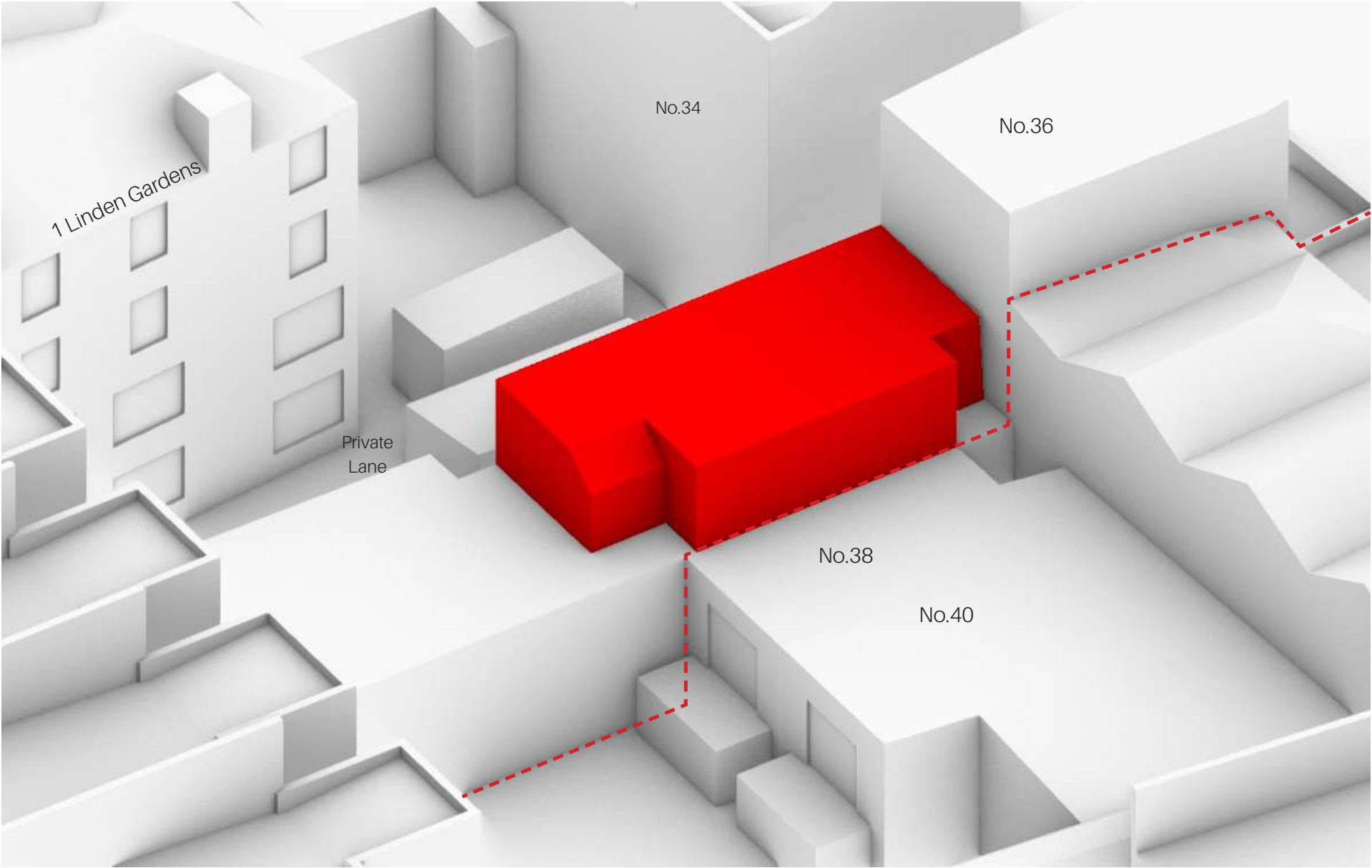
FEASIBILITY STUDY 03

Basement Plan	1:100
Ground Floor Plan	1:100
First Floor Plan	1:100
Second Floor Plan	1:100
Roof Plan	1:100
East Elevation	1:100
South Elevation	1:100
West Elevation	1:100
North Elevation	1:100

AREA SCHEDULE

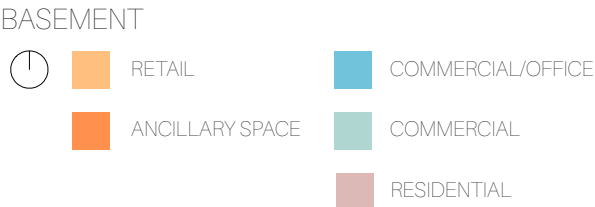
	RETAIL	COM	ANC
Basement Plan	55	60	39
Ground Floor Plan	75	91	-
First Floor Plan	-	82	-
Second Floor Plan	-	26.5	-
TOTAL	130	259.5	39

* Drawings are indicative only. Information has been extrapolated from drawings by others. Survey needed for accurate current condition.



FEASIBILITY STUDY 03

Floor Plans 1:200 @ A3



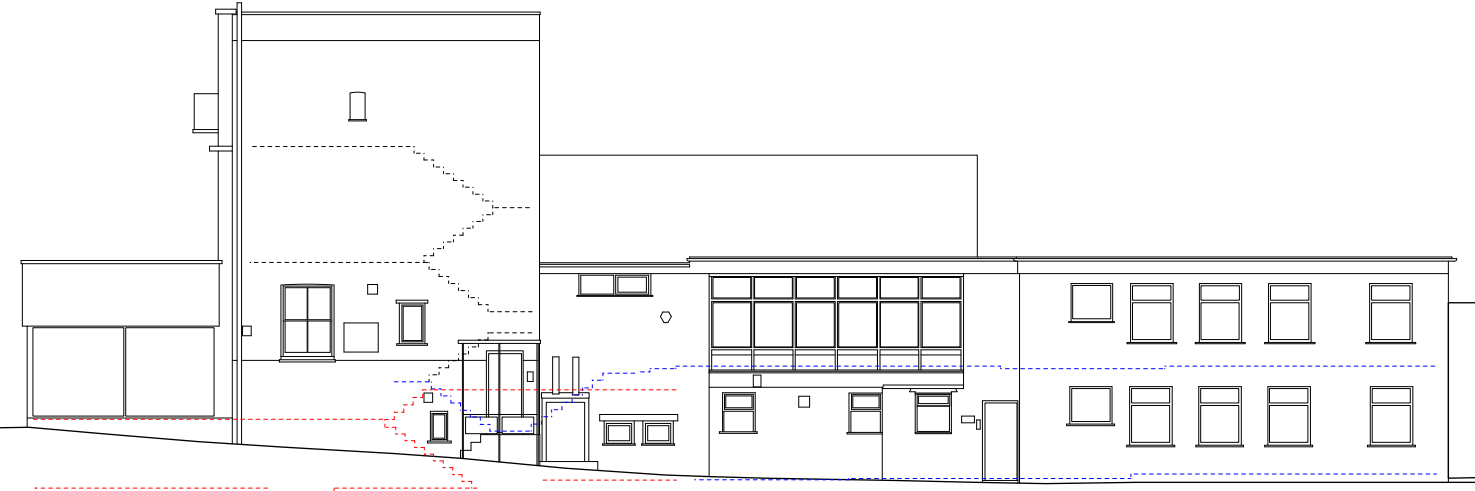
GROUND FLOOR

FIRST FLOOR

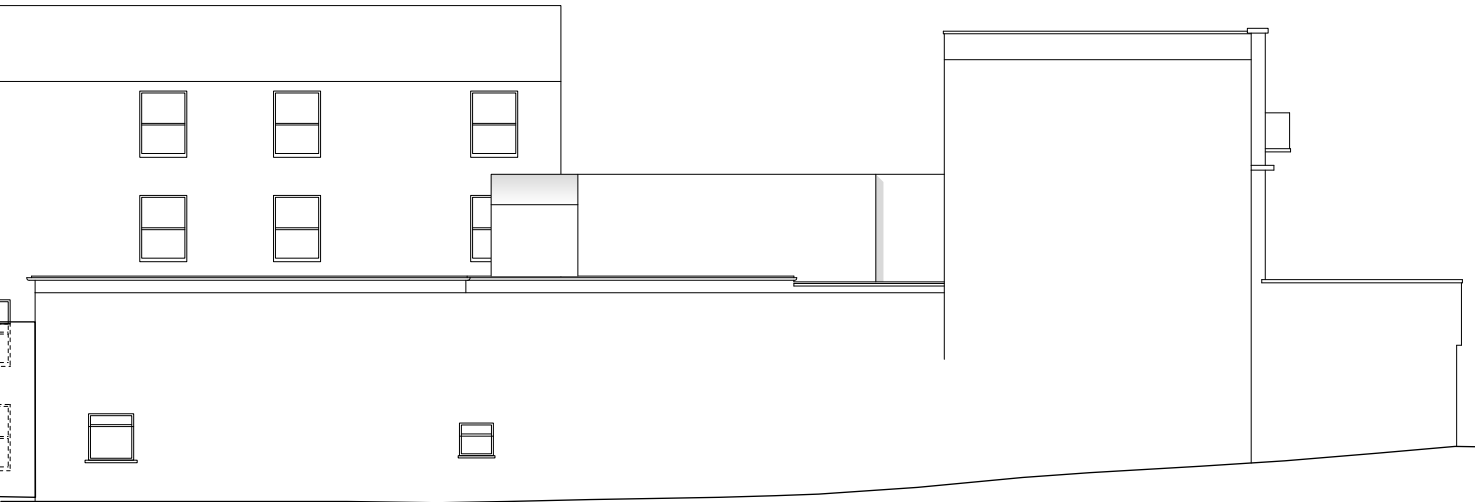
SECOND FLOOR

FEASIBILITY STUDY 03

Elevations 1:200 @ A3



EAST ELEVATION



WEST ELEVATION



SOUTH ELEVATION



NORTH ELEVATION

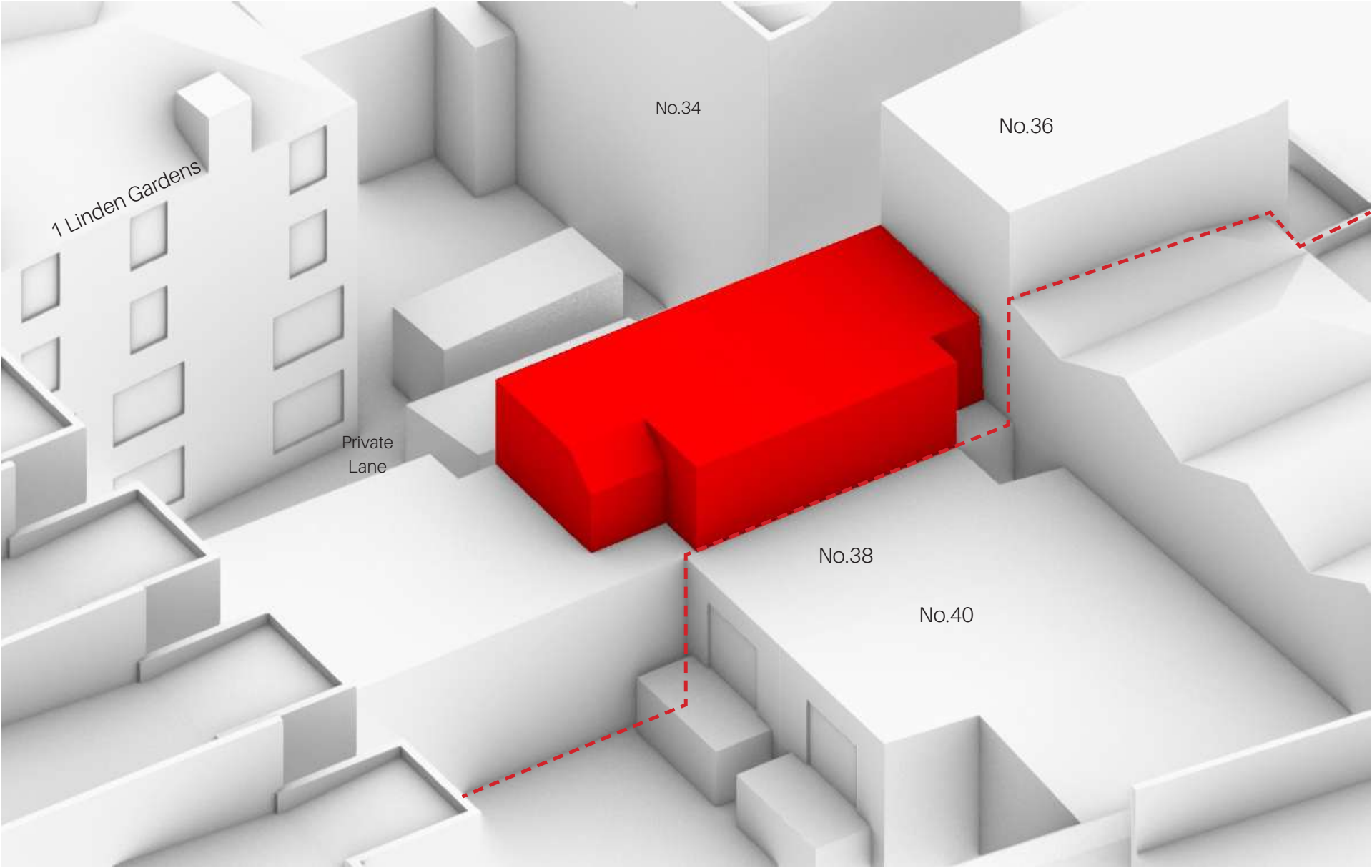
FEASIBILITY STUDY 04

Basement Plan	1:100
Ground Floor Plan	1:100
First Floor Plan	1:100
Second Floor Plan	1:100
Roof Plan	1:100
Section 01	1:100
Section 02	1:100
Section 03	1:100
Diagrams	NTS

AREA SCHEDULE

	RETAIL	COM	FLAT 01	FLAT 02	ANC
Basement Plan	54	-	61	20	39
Ground Floor Plan	75	-	51	37	-
First Floor Plan	-	30	-	38	-
Second Floor Plan	-	26.5	-	-	-
TOTAL	129	56.5	112	95	39

* Drawings are indicative only. Information has been extrapolated from drawings by others. Survey needed for accurate current condition.



Floor Plans 1:200 @ A3

[illegible]


 RETAIL
  COMMERCIAL/OFFICE
 ANCILLARY SPACE
  COMMERCIAL
 RESIDENTIAL

The floor plan shows a building with three units. At the top is Residential Flat 01 (37m²) with dimensions 7006 and 7157. Below it is Residential Flat 02 (51m²) with dimensions 4889 and 4111. At the bottom is a Retail unit (75m²) with dimensions 5105 and 4587. A 45° angle is marked between the boundary of Flat 02 and the Retail unit. A dashed line indicates a 'ROAD 1 LINEN GARDENS WINDOW'.

[illegible]

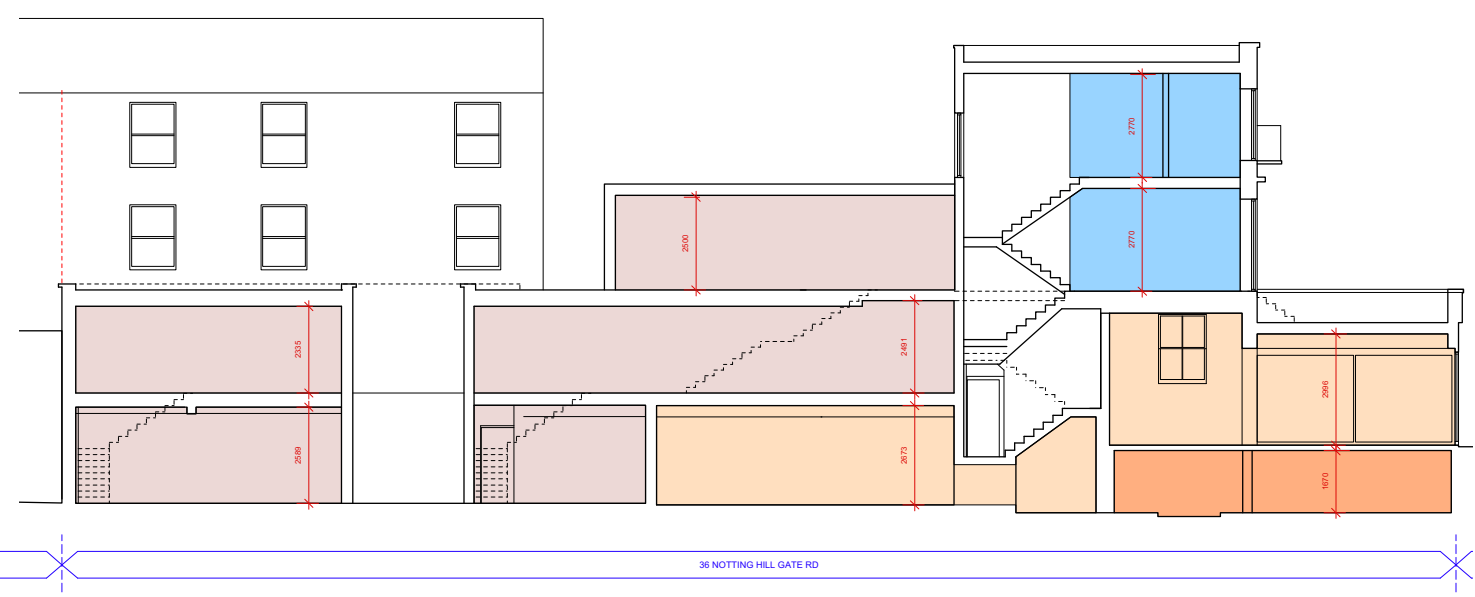
Architectural floor plan of a commercial unit. The unit is shaded in light blue and labeled "Commercial 26.5m²". Dimensions are indicated with red lines and arrows: a vertical dimension of 3010 on the left, a horizontal dimension of 8900 at the bottom, and a vertical dimension of 730 on the left side of the unit. The unit is situated within a larger building footprint, with various rooms and corridors shown. A staircase is located to the right of the unit. Red dashed lines and arrows indicate a view from a "LINDEN GARDENS WINDOW" looking towards the unit. The plan also shows other rooms and corridors within the building, some with dashed lines indicating walls or partitions.

FEASIBILITY STUDY 04

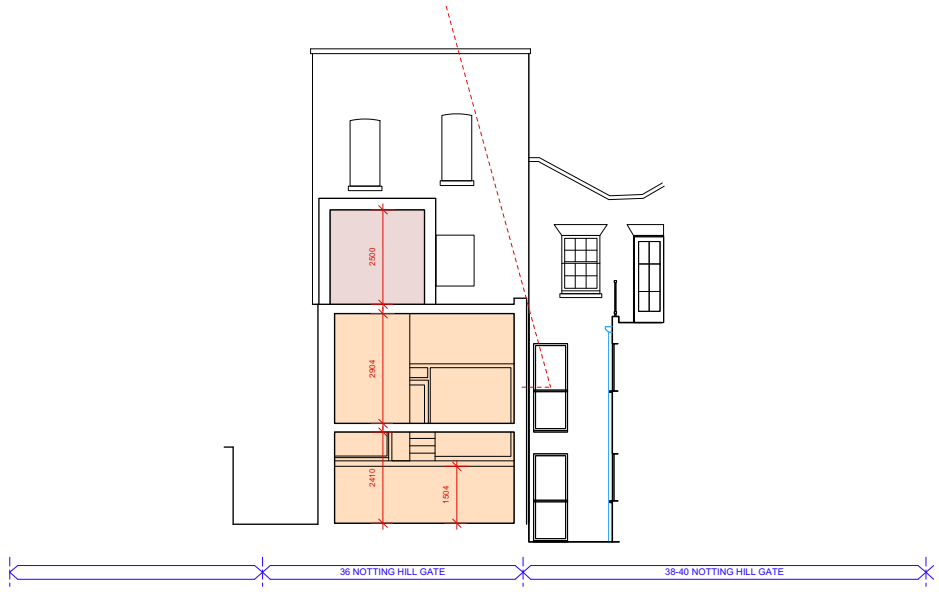
Sections 1:200 @ A3



SECTION 01



SECTION 02



SECTION 03

AREA SCHEDULE SUMMARY

EXISTING

	RETAIL	COM	ANC
Basement Plan	30	84	39
Ground Floor Plan	67	94	-
First Floor Plan	-	30	-
Second Floor Plan	-	26.5	-
TOTAL	97	234.5	39

FEASIBILITY STUDY 01

	RETAIL	COM	OFF	ANC
Basement Plan	70	49	-	39
Ground Floor Plan	75	94	-	-
First Floor Plan	-	-	30	-
Second Floor Plan	-	-	26.5	-
TOTAL	145	143	56.5	39

FEASIBILITY STUDY 02

	RETAIL	COM	RESI	ANC
Basement Plan	32	84	-	39
Ground Floor Plan	75	94	-	-
First Floor Plan	-	-	82	-
Second Floor Plan	-	-	26.5	-
TOTAL	107	178	108.5	39

FEASIBILITY STUDY 03

	RETAIL	COM	ANC
Basement Plan	55	60	39
Ground Floor Plan	75	91	-
First Floor Plan	-	82	-
Second Floor Plan	-	26.5	-
TOTAL	130	259.5	39

FEASIBILITY STUDY 04

	RETAIL	COM	FLAT 01	FLAT 02	ANC
Basement Plan	54	-	61	20	39
Ground Floor Plan	75	-	51	37	-
First Floor Plan	-	30	-	38	-
Second Floor Plan	-	26.5	-	-	-
TOTAL	129	56.5	112	95	39



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+44 203 327 0340
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36A Notting Hill Gate, London

Feasibility Options - 08.08.2023

RIBA Stage 1 & 2

CONTENTS

- 1. Option A: 4 Studio Flats in Existing Building. Scale 1:200
- 2. Option A: 4 Studio Flats in Existing Building. Scale 1:100
- 3. Option B: 2 x 2 Bedroom Flats. Scale 1:200
- 4. Option B: 2 x 2 Bedroom Flats. Scale 1:100
- 5. Option C: 2 x 2 Bedroom Flats. In existing building with new courtyard terrace at first floor. Scale 1:200
- 6. Option C: 2 x 2 Bedroom Flats. In existing building with new courtyard terrace at first floor. Scale 1:100
- 7. Option D: 2 New Mews Houses. Scale 1:200
- 8. Option D: 2 New Mews Houses. Scale 1:100

Number of Bedrooms	Number of bed spaces (persons)	1 storey dwellings (sqm)	2 storey dwellings (sqm)	3 storey dwellings (sqm)	Built-in Storage (sqm)
1	1	39 (37)			1.0
	2	50	58		1.5
2	3	61	70		2.0
	4	70	79		
3	4	74	84	90	2.5
	5	86	93	99	
	6	95	102	108	
4	5	90	97	103	3.0
	6	99	106	112	
	7	108	115	121	
	8	117	124	130	
5	6	103	110	116	3.5
	7	112	119	125	
	8	121	128	134	
6	7	116	123	129	4.0
	8	125	132	138	

Standard Unit Sizes from London Plan

4 STUDIO FLATS IN EXISTING BUILDING

UNIT 4 - GIA = 47.6 sqm
- Amenity = 5.5 sqm not shared

- Size: Required size of a 1-2 person studio flat is 41 to 55 sqm GIA.
- All units work within this except Unit 1.
- Amenity: Required Amenity is 5 sqm per flat.
- Unit 3 and 4 achieve this but overshadow the units below.
- Unit 1 and Unit 2 have a shared amenity space. This is really too narrow, and technically needs demarcation from public realm. It may be that we just apply for no amenity for these units.
- Outlook/Views Out:
- Unit 2 does not have enough outlook.
- Overlooking: potential issue for all units. Screening could mitigate this.
- Access: A lift may be required to access Unit 3 and 4.

- Exact Room Sizes to be check against the London Plan.
- Designs Subject to a fire Strategy Review.
- Refuse and Recycling Storage to be added.
- Bike store to be added.
- It is assumed that no parking is provided for the Units.



Project Name:
36A Notting Hill Gate, London, W11 3HX TOM DUNN ARCHITECTS LTD

Drawing Name:
PROPOSED GROUND FLOOR & FIRST FLOOR PLANS A

Client:
Mr A. Marks

Status:
Feasibility

Scale:
1/200 @ A3

Date:
08/08/2023

Drawn By:
RR

Drawing Number:
01522-SK-001

Revision:

Contact:
A 14 Tyson Road
London
N16 7NA
T +44 (0)2087 887 2230
E. tom@tomdunnarchitects.com
W www.tomdunnarchitects.com

4 STUDIO FLATS IN EXISTING BUILDING

- Amenity = 5.5 sqm shared

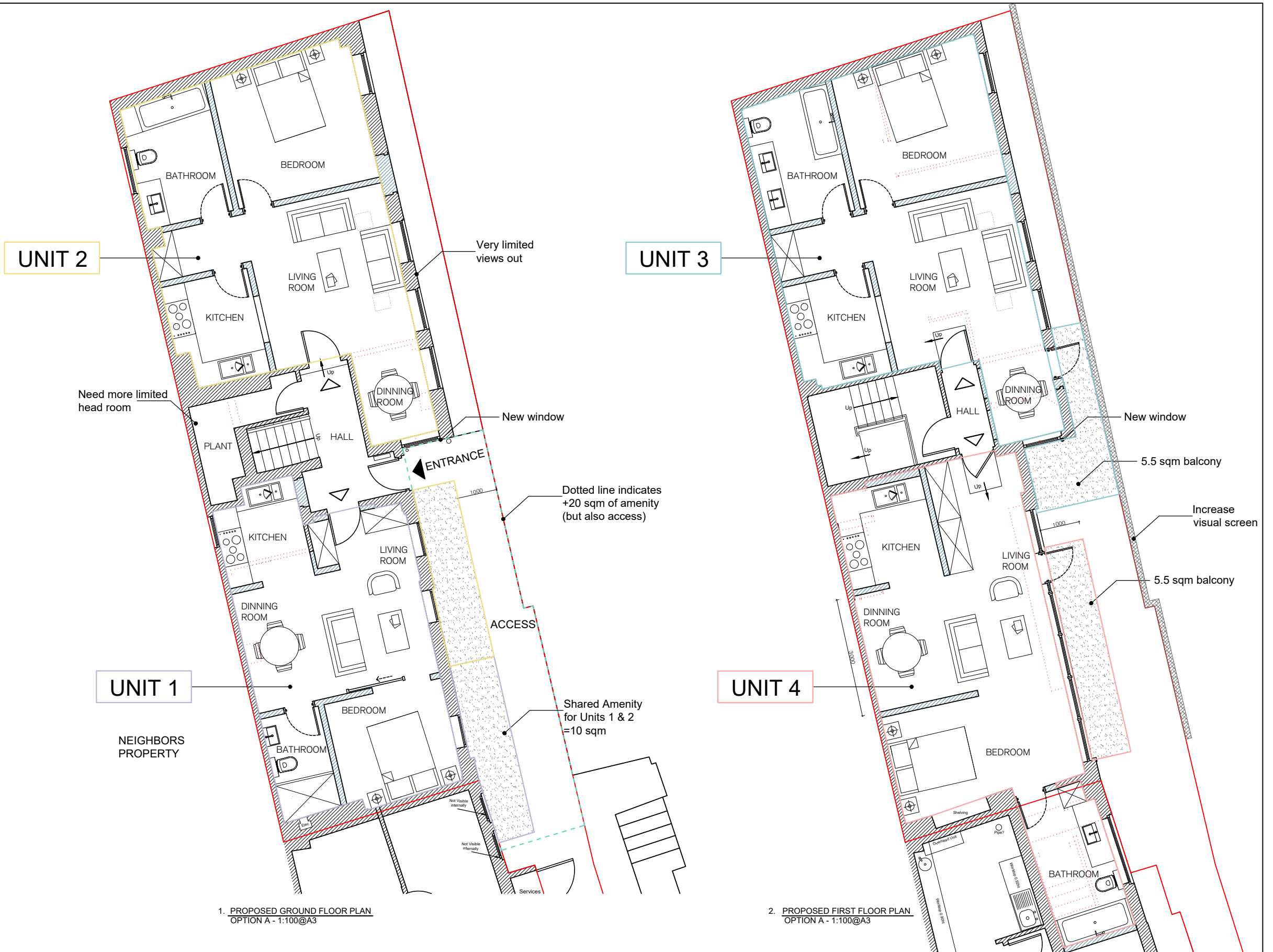
- Amenity = 5.5 sqm shared

- Amenity = 5.5 sqm not shared

- Amenity = 5.5 sqm not shared

- Size: Required size of a 1-2 person studio flat is 41 to 55 sqm GIA.
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- Access: A lift may be required to access Unit 3 and 4.

- Exact Room Sizes to be check against the London Plan.
- Designs Subject to a fire Strategy Review.
- Refuse and Recycling Storage to be added.
- Bike store to be added.
- It is assumed that no parking is provided for the Units.



1. PROPOSED GROUND FLOOR PLAN
OPTION A - 1:100@A3

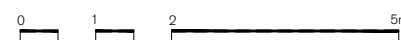
2. PROPOSED FIRST FLOOR PLAN
OPTION A - 1:100@A3

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CAD File:
00922_P1

Notes:

DRAFT



Revision	Date	Details	Revised By	Checked

Project Name:
36A Notting Hill Gate, London, W11 3HX TOM DUNN ARCHITECTS LTD

Drawing Name:
PROPOSED GROUND FLOOR & FIRST FLOOR PLANS A

Client:
Mr A. Marks

Status:
Feasibility

Scale:
1/100 @ A3

Date:
08/08/2023

Drawn By:
RR

Tyssen Road
 London
 E3 7NA
 Tel: (0)207 887 2230
 Email: info@tomdunnarchitects.com
 Website: www.tomdunnarchitects.com

Drawing Number: 01522-SK-002 Revision:

2 X 2 BEDROOM FLATS

COMMENTS:

- NOTES:

-
- The image displays four architectural floor plans for a residential building, organized into two columns. The left column shows the ground floor plans, and the right column shows the first floor plans.
- UNIT 2 GROUND FLOOR (Top Left):** This plan shows two bedrooms (Bedroom 1 and Bedroom 2), an ensuite bathroom, a hall, and a staircase. It is located adjacent to a "NEIGHBORS PROPERTY".
 - UNIT 1 GROUND FLOOR (Bottom Left):** This plan includes a living room, dining room, kitchen, hall, and staircase. It features an "ENTRANCE" and a "Path 1m wide".
 - UNIT 2 FIRST FLOOR (Top Right):** This plan shows a living room, dining room, kitchen, and a "Skylight above". It includes "Additional screening for overlooking" and a "New corner window".
 - UNIT 1 FIRST FLOOR (Bottom Right):** This plan shows two bedrooms (Bedroom 1 and Bedroom 2), an ensuite bathroom, a dressing room, and a "SHOP". It also features an "ENTRANCE" and a "Path 1m wide".
- Common labels across the plans include "Amenity Unit 1 = 7.5 sqm", "Amenity Unit 2 = 7.5 sqm", and "32 Notting Hill Gate".

2. PROPOSED FIRST FLOOR PLAN
OPTION B - 1:200@A3

Revision	Date	Details	Revised By	Checked By

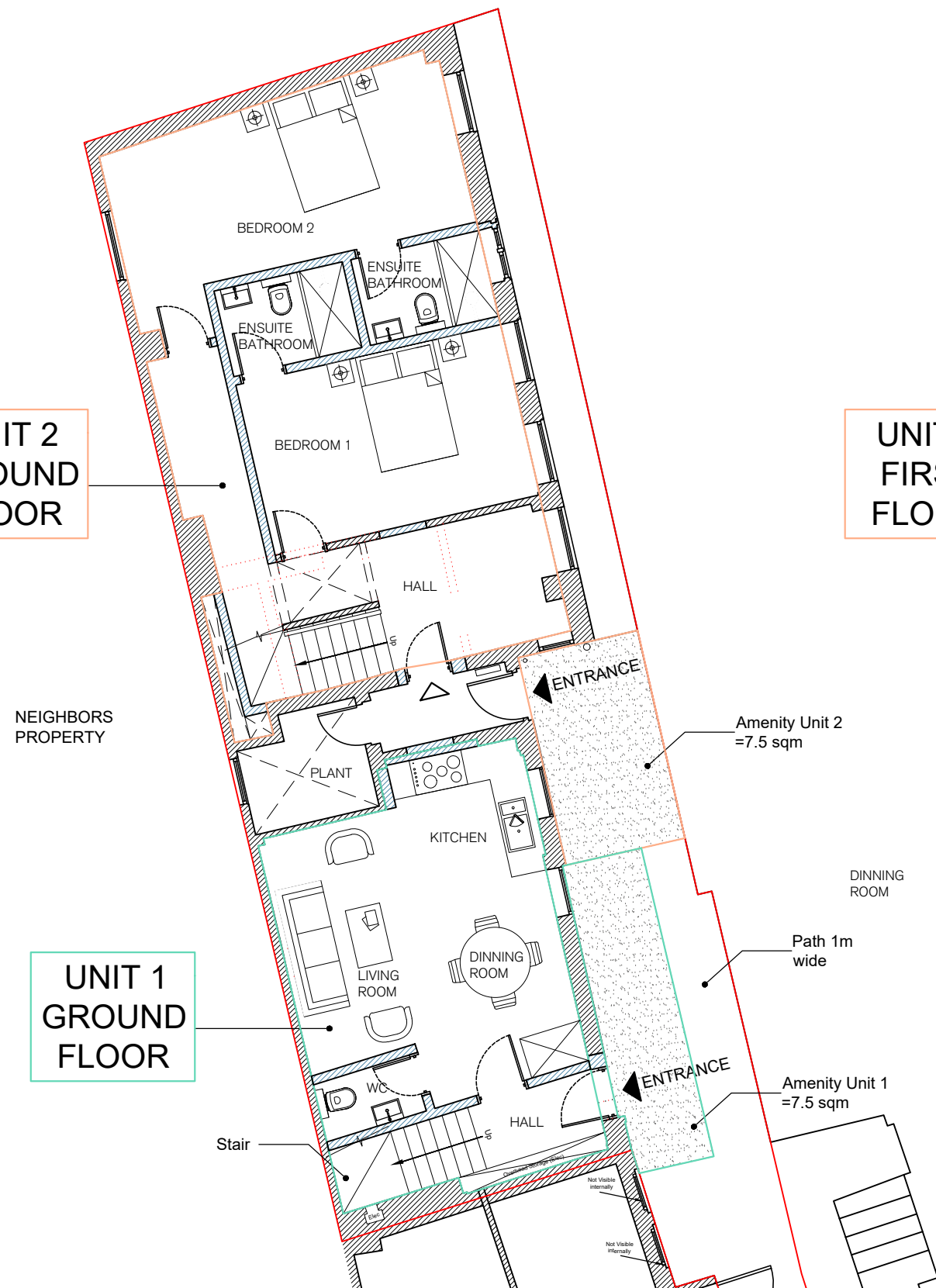
Project Name:
 36A Notting Hill Gate, London, W11 3HX TOM DUNN ARCHITECTS LTD
Drawing Name:
 PROPOSED GROUND FLOOR & FIRST FLOOR PLANS B
Client:
 Mr A. Marks
Status:
 Feasibility
Scale:
 1/200 @ A3
Date:
 08/08/2023
Drawn By:
 RR
Drawing Number:
 01522-SK-003
Revision:

2 X 2 BEDROOM FLATS

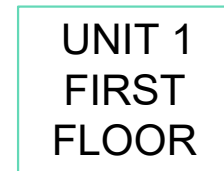
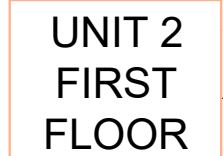
COMMENTS:

- NOTES:

- ## UNIT 2 GROUND FLOOR



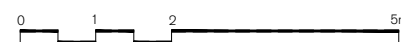
1. PROPOSED GROUND FLOOR PLAN
OPTION B - 1:100@A3



2. PROPOSED FIRST FLOOR PLAN
OPTION B - 1:100@A3

Notes:

DRAFT

[illegible]

Project Name:
36A Notting Hill Gate, London, W11 3HX TOM DUNN ARCHITECTS LTD

Drawing Name:
PROPOSED GROUND FLOOR & FIRST FLOOR PLANS B

Client:
Mr A. Marks

Status:
Feasibility

Scale:
1/100 @ A3

Dated:
08/08/2023

Drawn By:
RR

Drawing Number:
01522-SK-004

Revision:

A 14 Typset Road
London
N16 7NA
T +44 (0)207 887 2230
E tom@tomedunnarchitects.com
W www.tomedunnarchitects.com

2 X 2 BEDROOM FLATS

UNIT 1 - GIA = 69.3 sqm
- Amenity = 10.4 sqm not shared

UNIT 2 - GIA = 111.4 sqm
- Amenity = 10.3 sqm not shared

- Size: Required size of a 2 bedroom 3-4 person flat is 40 to 79 sqm GIA.
- This is achieved. Unit 2 is quite large.
- Amenity: Required Amenity is 7sqm per flat.
- Both units achieve this.
- Outlook/Views Out:
- The internal balconies make this work. Consideration for privacy is between the two units is required.
- Overlooking:
- Potential issue for all units. Screening or frosted windows could mitigate this. Some of the first floor east facing windows could be removed due to balconies.
- Potential Wheelchair accessibility needs to be considered.

- Exact Room Sizes to be check against the London Plan.
- Designs Subject to a fire Strategy Review.
- Refuse and Recycling Storage to be added.
- Bike store to be added.
- It is assumed that no parking is provided for the Units.



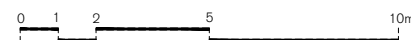
1. PROPOSED GROUND FLOOR PLAN
OPTION C - 1:200@A3

2. PROPOSED FIRST FLOOR PLAN
OPTION C - 1:200@A3

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Notes:

DRAFT

[illegible]

Project Name:
36A Notting Hill Gate, London, W11 3HX TOM DUNN ARCHITECTS LTD

Drawing Name:
PROPOSED GROUND FLOOR & FIRST FLOOR PLANS C

Client:
Mr A. Marks

Status:
Feasibility

Scale:
1/200 @ A3

Date:
08/08/2023

Drawn By:
RR

Drawing Number:
01522-SK-005

Revision:

Address:
14 Tyson Road
London
N16 7NA
+44 (0)2087 887 2230
E: tom@tomdunnarchitects.com
W: www.tomdunnarchitects.com

2 NEW MEWS HOUSES

UNIT 1 - GIA = 67.6 sqm
- Amenity = 11 sqm not shared

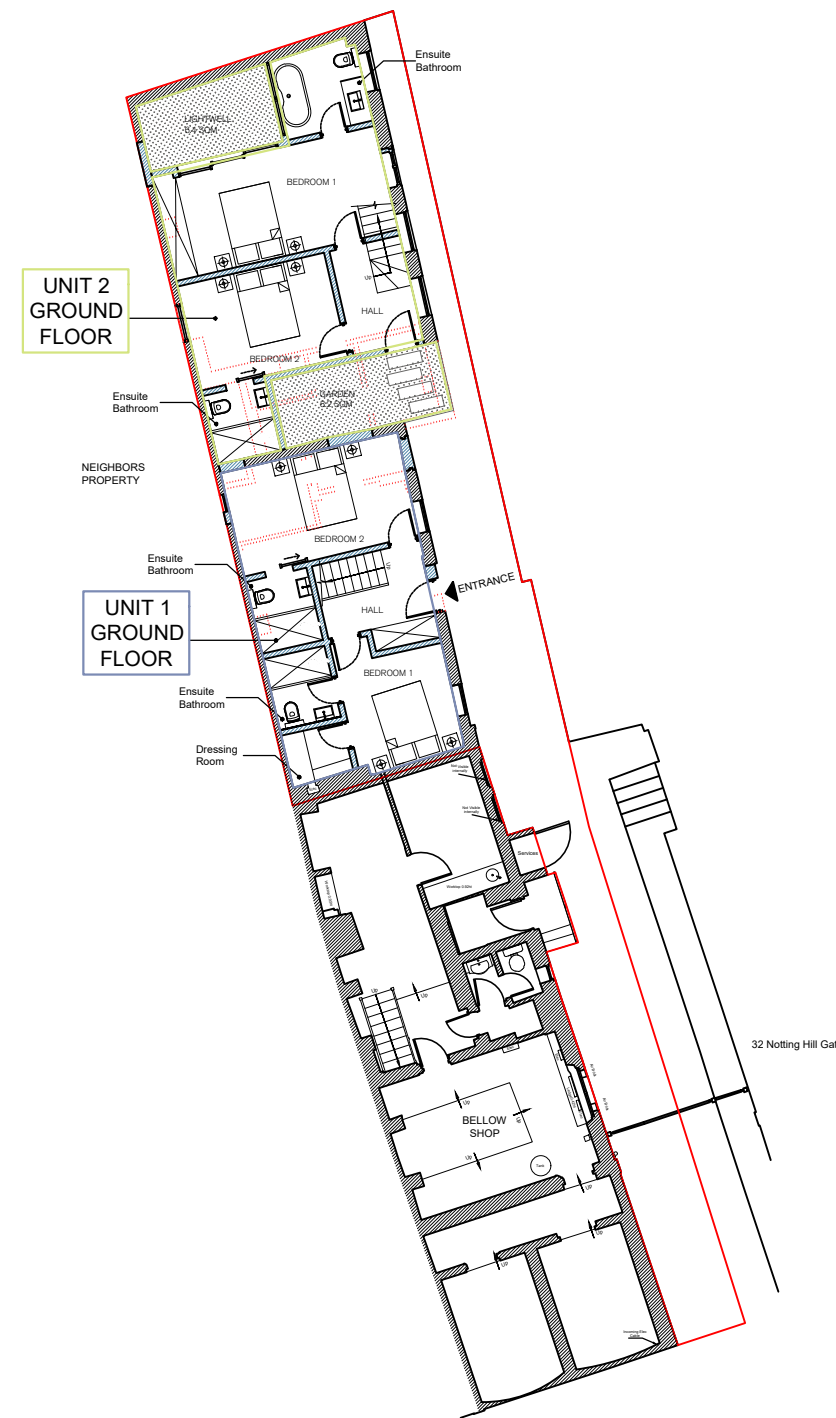
UNIT 2 - GIA = 77.4 sqm
- Amenity = 26 sqm not shared

COMMENTS:

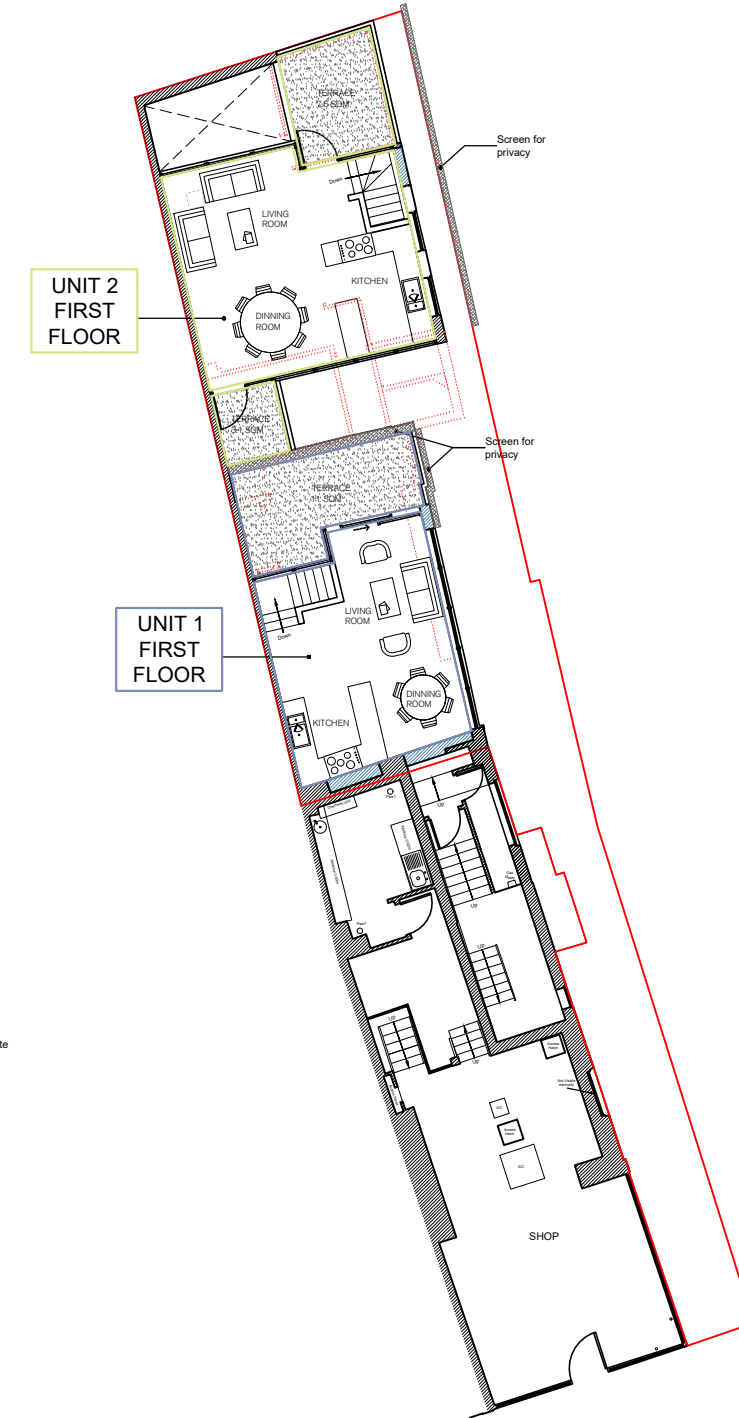
- Size: Required size of a 4 to 5 person house over two stories is 84 sqm GIA.
- This is not achieved.
- It might be worth considering a basement floor or second floor.
- Amenity: Required Amenity is 6 – 9 sqm per house.
- Both units achieve this.
- Outlook/Views Out:
- The orientation of the houses helps to solve this when compared to options A – C.
- Overlooking:
- The orientation of the houses helps to solve this when compared to options A – C.
- Potential Wheelchair accessibility needs to be considered.

NOTES:

- Exact Room Sizes to be check against the London Plan.
- Designs Subject to a fire Strategy Review.
- Refuse and Recycling Storage to be added.
- Bike store to be added.
- It is assumed that no parking is provided for the Units.



1. PROPOSED GROUND FLOOR PLAN
OPTION D - 1:200@A3



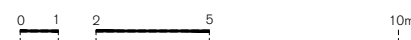
2. PROPOSED FIRST FLOOR PLAN
OPTION D - 1:200@A3

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CAD File:
00922_P1

Notes:

DRAFT



Revision	Date	Details	Revised By	Checked By

Project Name:
36A Notting Hill Gate, London, W11 3HX TOM DUNN ARCHITECTS LTD

Drawing Name:
PROPOSED GROUND FLOOR & FIRST FLOOR PLANS D

Client:
Mr A. Marks

Status:
Feasibility

Scale:
1/200 @ A3

Date:
08/08/2023

Drawn By:
RR

Drawing Number:
01522-SK-007

Revision:

Address:
14 Tyson Road
London
N16 7NA
+44 (0)2087 8887 2230
E: tom@tomdunnarchitects.com
W: www.tomdunnarchitects.com

2 NEW MEWS HOUSES

UNIT 1 - GIA = 67.6 sqm
- Amenity = 11 sqm not shared

UNIT 2 - GIA = 77.4 sqm
- Amenity = 26 sqm not shared

COMMENTS:

- Size: Required size of a 4 to 5 person house over two stories is 84 sqm GIA.
 - This is not achieved.
- It might be worth considering a basement floor or second floor.
- Amenity: Required Amenity is 6 – 9 sqm per house.
 - Both units achieve this.
- Outlook/Views Out:
 - The orientation of the houses helps to solve this when compared to options A – C.
- Overlooking:
 - The orientation of the houses helps to solve this when compared to options A – C.
- Potential Wheelchair accessibility needs to be considered.

NOTES:

- Exact Room Sizes to be check against the London Plan.
- Designs Subject to a fire Strategy Review.
- Refuse and Recycling Storage to be added.
- Bike store to be added.
- It is assumed that no parking is provided for the Units.



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CAD File:
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Notes:

DRAFT

[illegible]

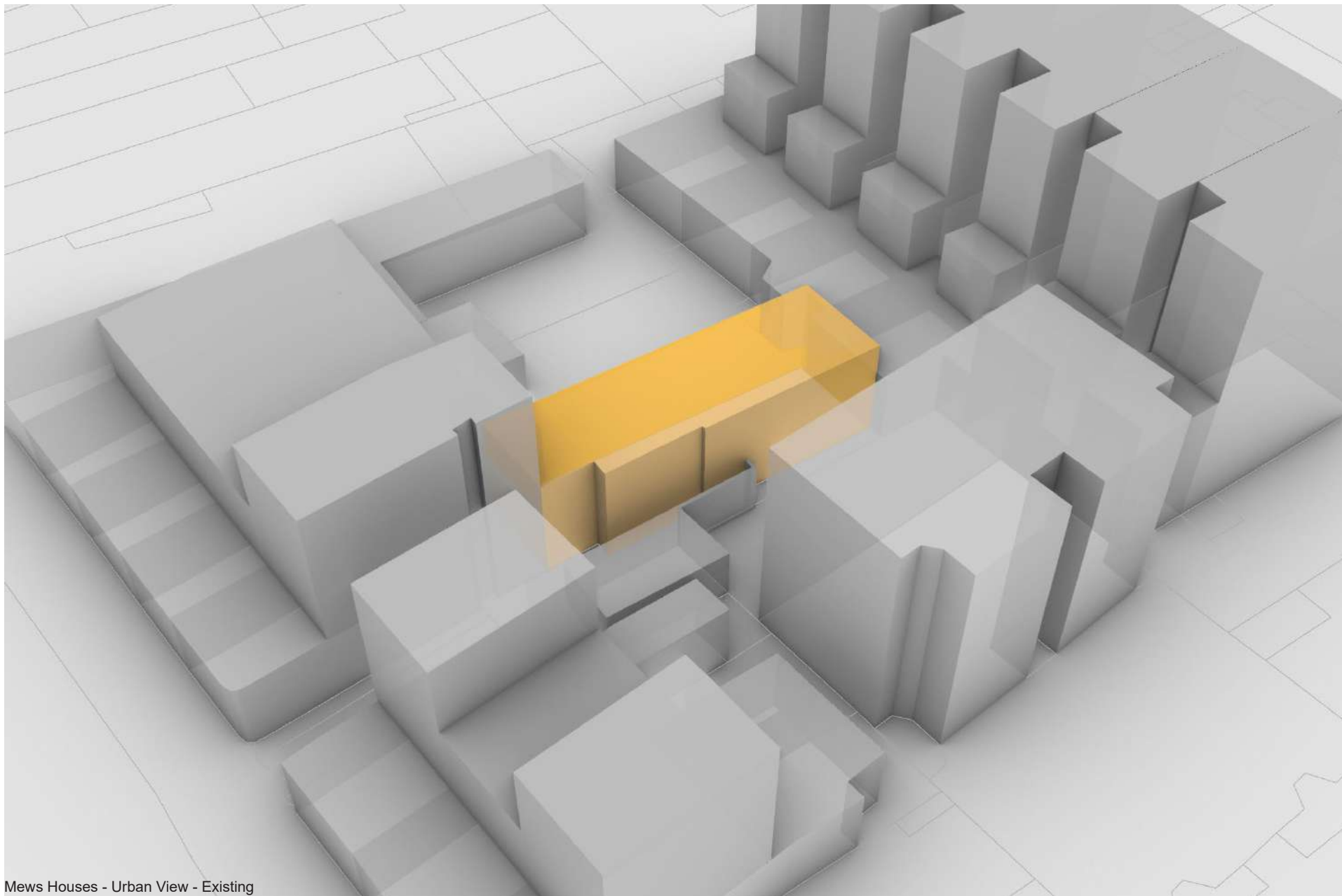
Project Name: 36A Notting Hill Gate, London, W11 3HX	TOM DUNN ARCHITECTS LTD
Drawing Name: PROPOSED GROUND FLOOR & FIRST FLOOR PLANS D	
Client: Mr A. Marks	A 14 Tipton Road London N16 7NA +44 (0)207 867 2230 tom@tomedunnarchitects.com www.tomedunnarchitects.com
Status: Feasibility	T E
Scale: 1/100 @ A3	W
Date: 08/08/2023	
Drawn By: RR	Drawing Number: 01522-SK-008
	Revision:

01522 - MEWS HOUSE MASSING OPTIONS

Notting Hill Gate - Mews Houses

Tom Dunn Architects Ltd

05.09.2023



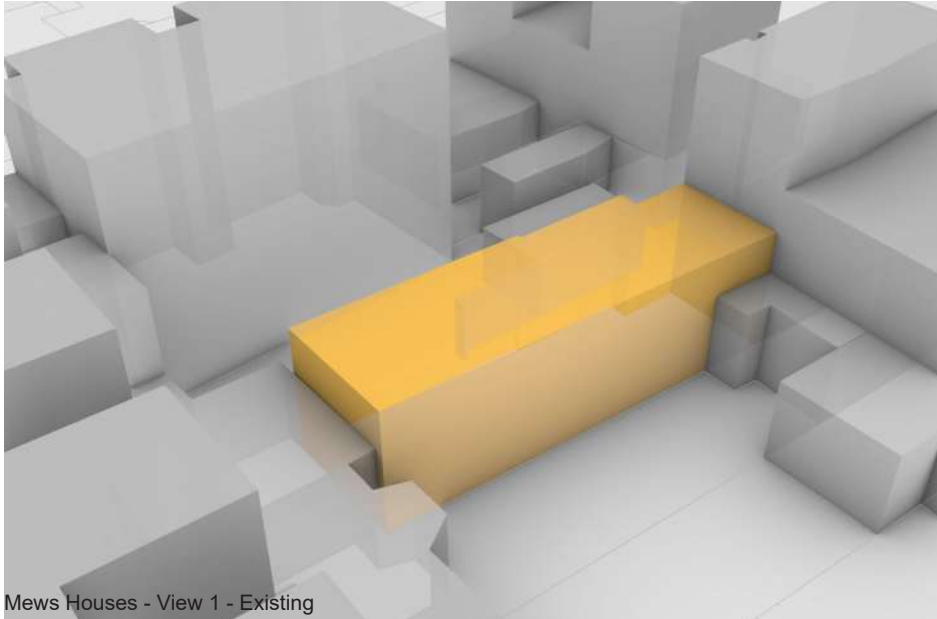
Mews Houses - Urban View - Existing

01522 - MEWS HOUSE MASSING OPTIONS

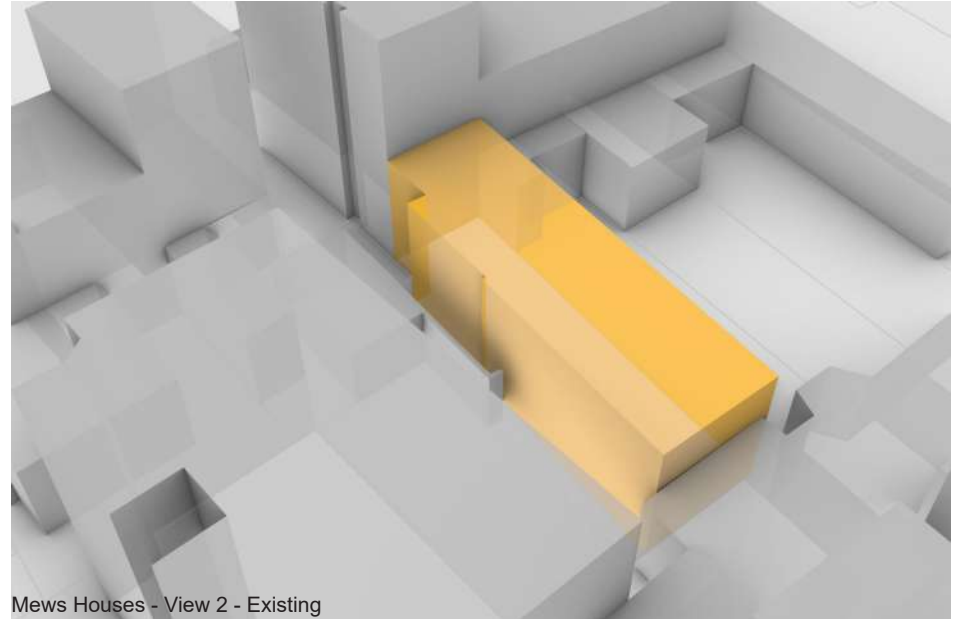
Notting Hill Gate - Mews Houses

Tom Dunn Architects Ltd

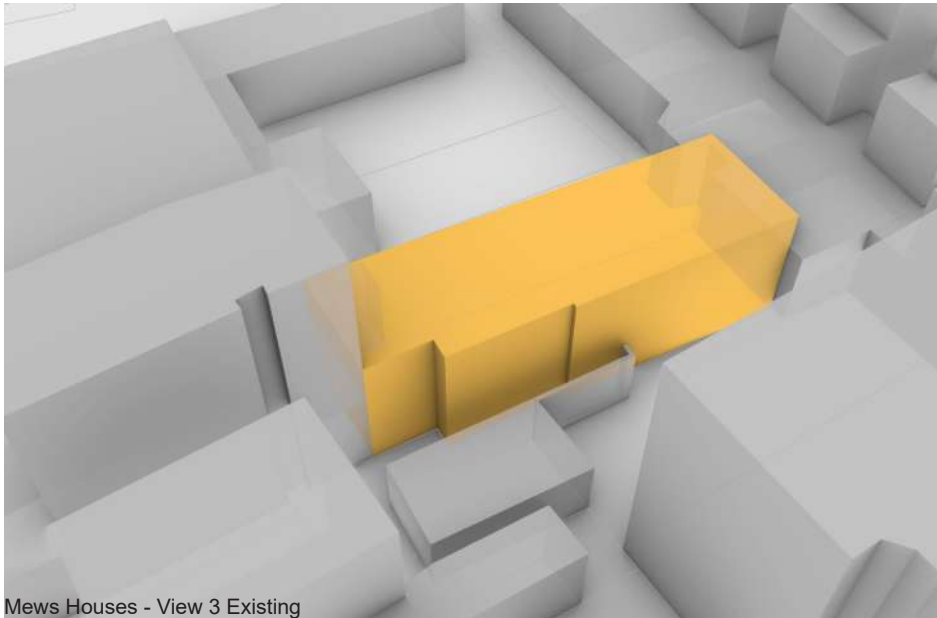
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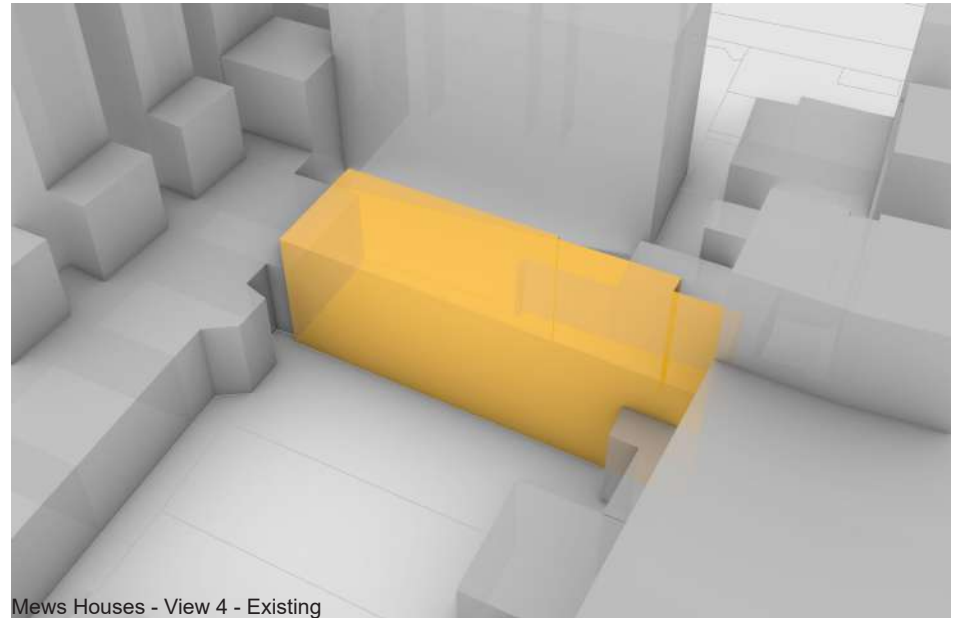
Mews Houses - View 1 - Existing



Mews Houses - View 2 - Existing



Mews Houses - View 3 Existing



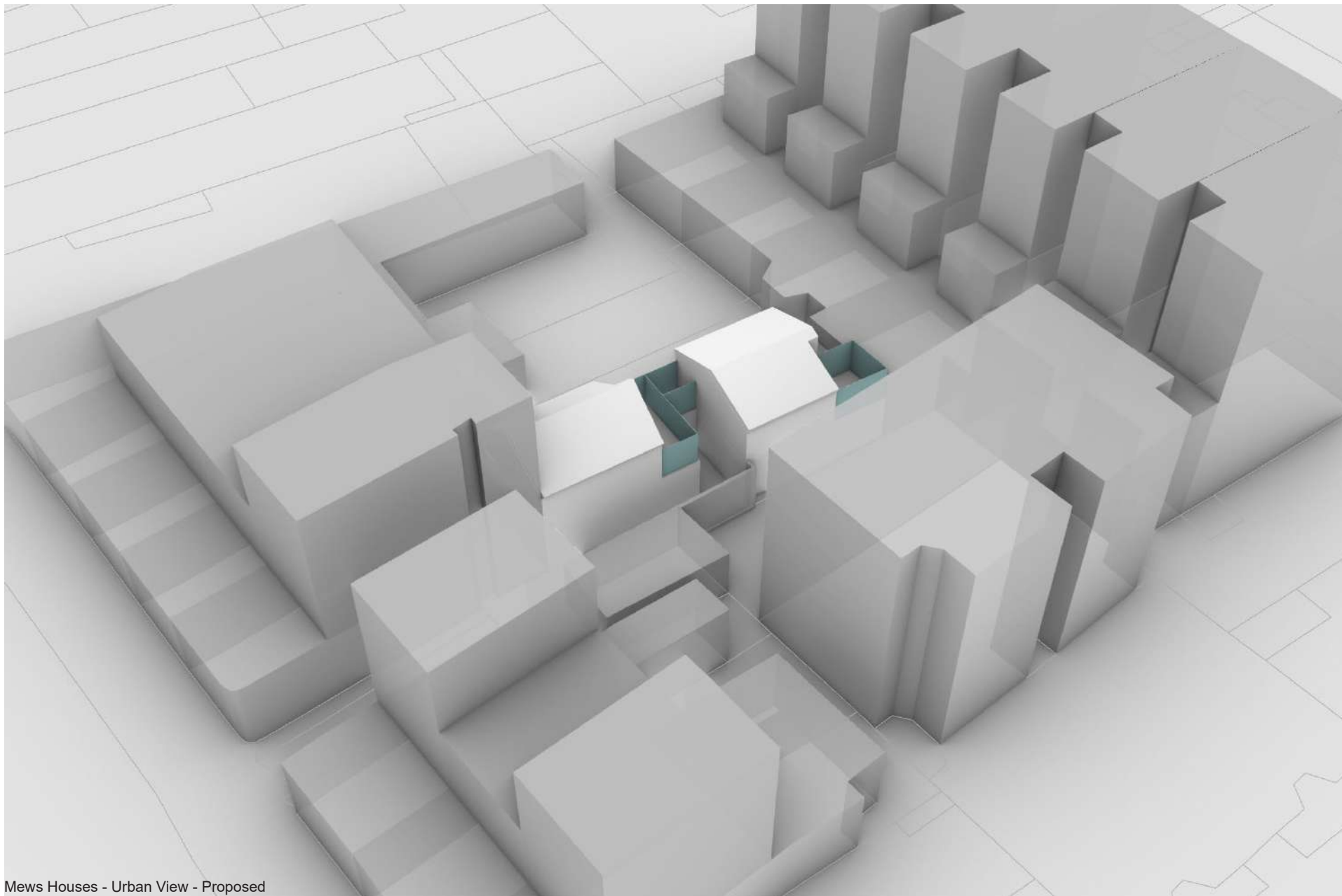
Mews Houses - View 4 - Existing

01522 - MEWS HOUSE MASSING OPTIONS

Notting Hill Gate - Mews Houses

Tom Dunn Architects Ltd

05.09.2023



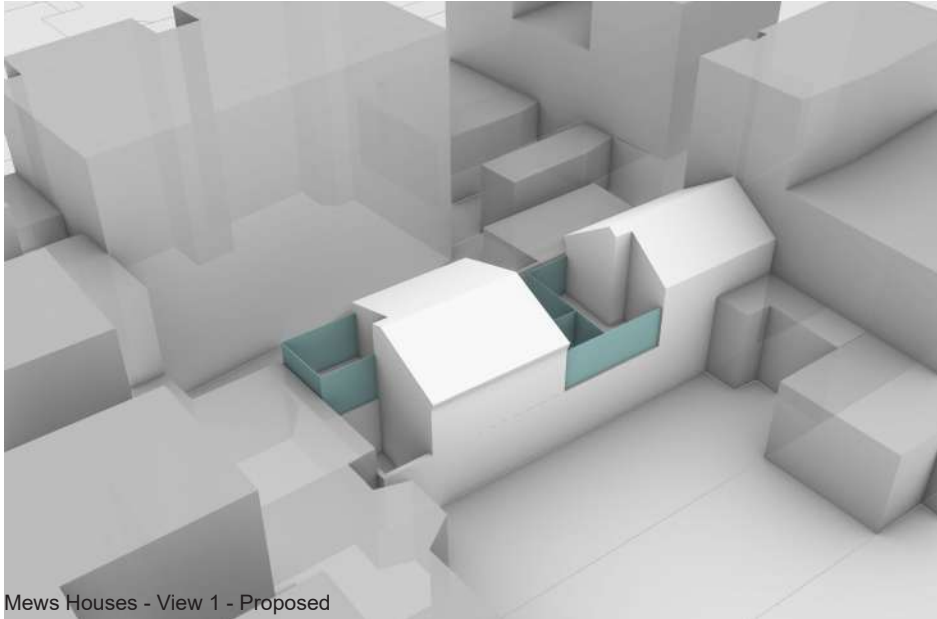
Mews Houses - Urban View - Proposed

01522 - MEWS HOUSE MASSING OPTIONS

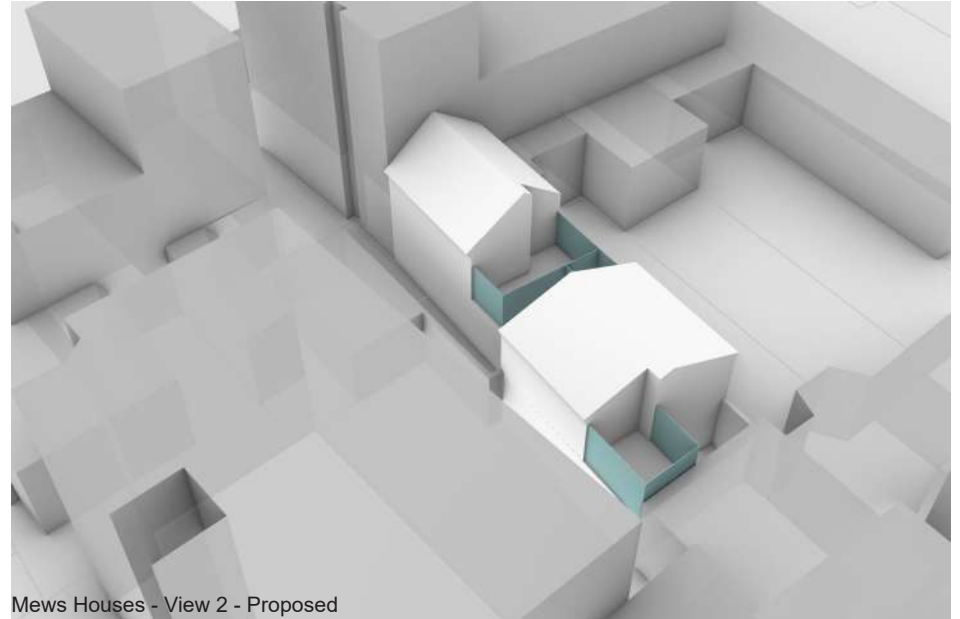
Notting Hill Gate - Mews Houses

Tom Dunn Architects Ltd

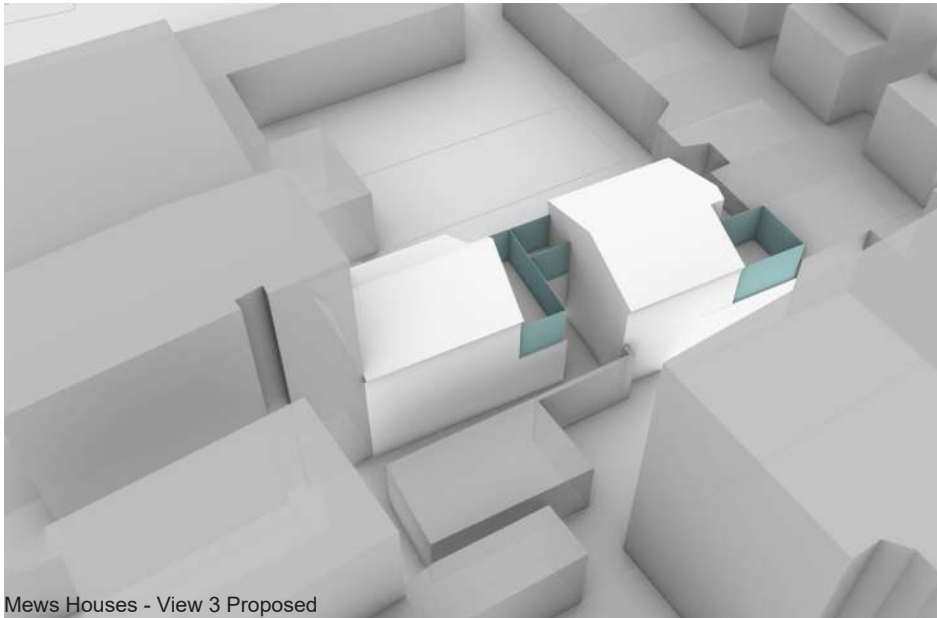
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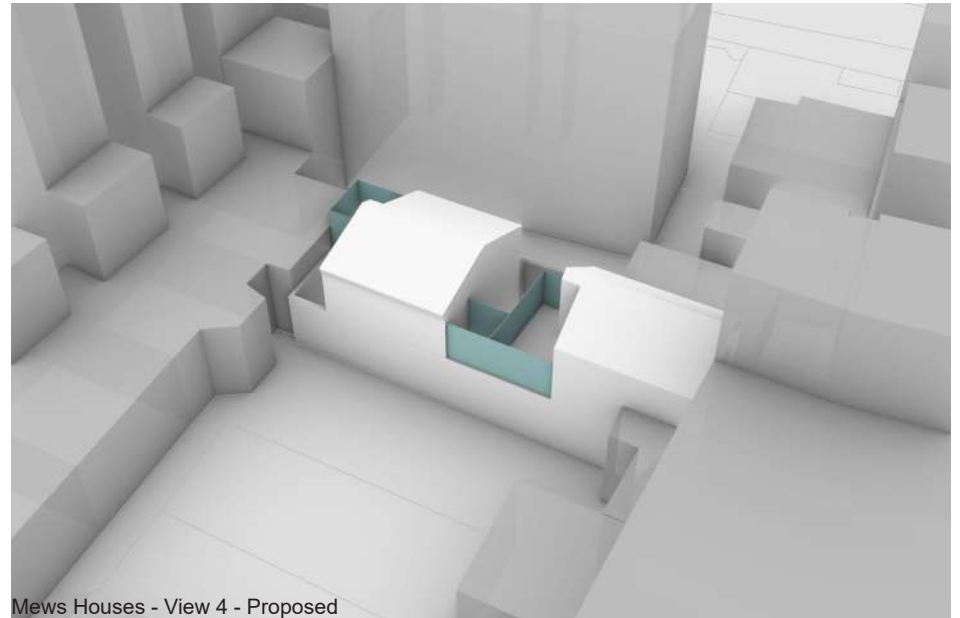
Mews Houses - View 1 - Proposed



Mews Houses - View 2 - Proposed



Mews Houses - View 3 Proposed



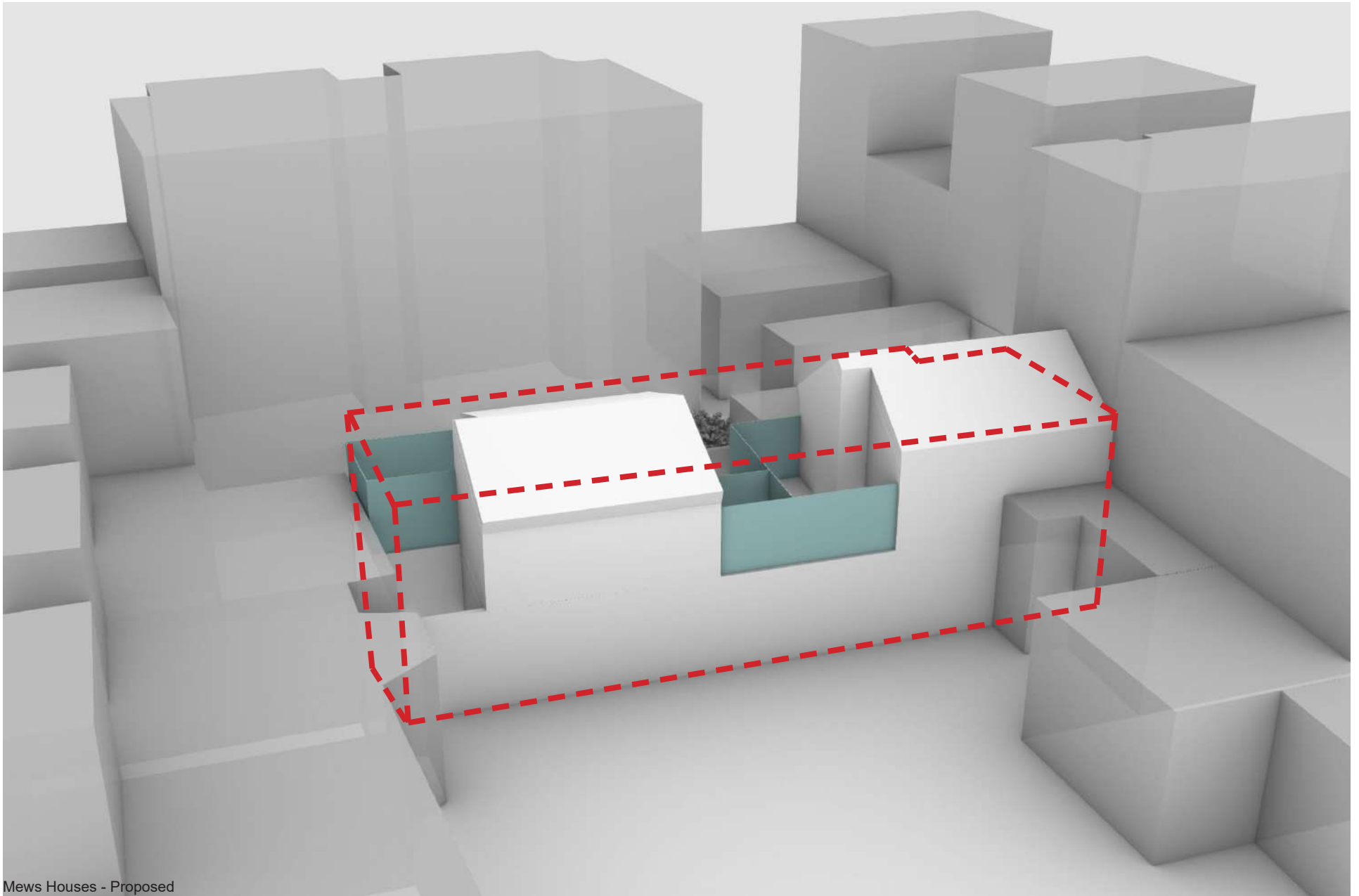
Mews Houses - View 4 - Proposed

01522 - MEWS HOUSE MASSING OPTIONS

Notting Hill Gate - Mews Houses

Tom Dunn Architects Ltd

05.09.2023



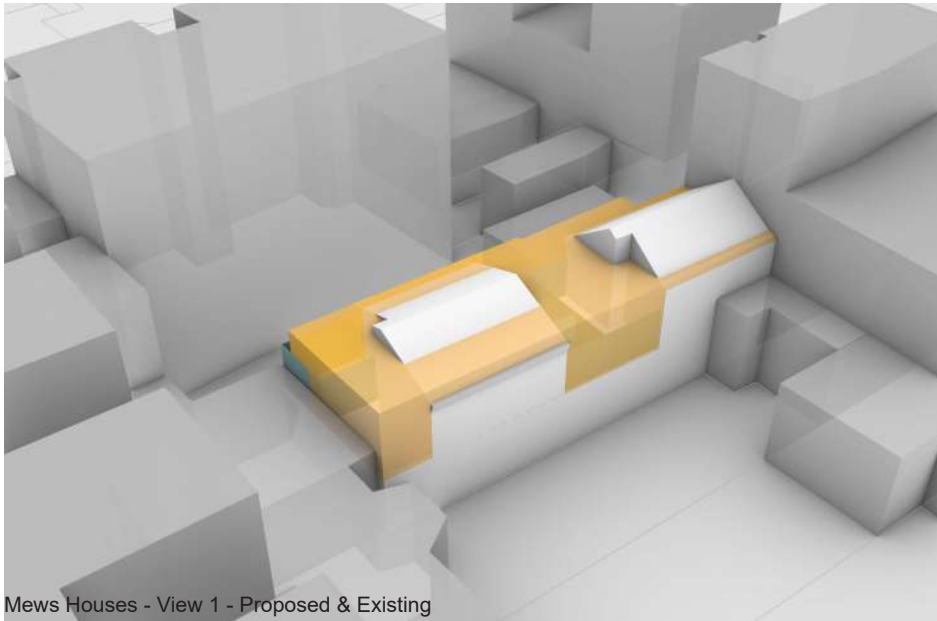
Mews Houses - Proposed

01522 - MEWS HOUSE MASSING OPTIONS

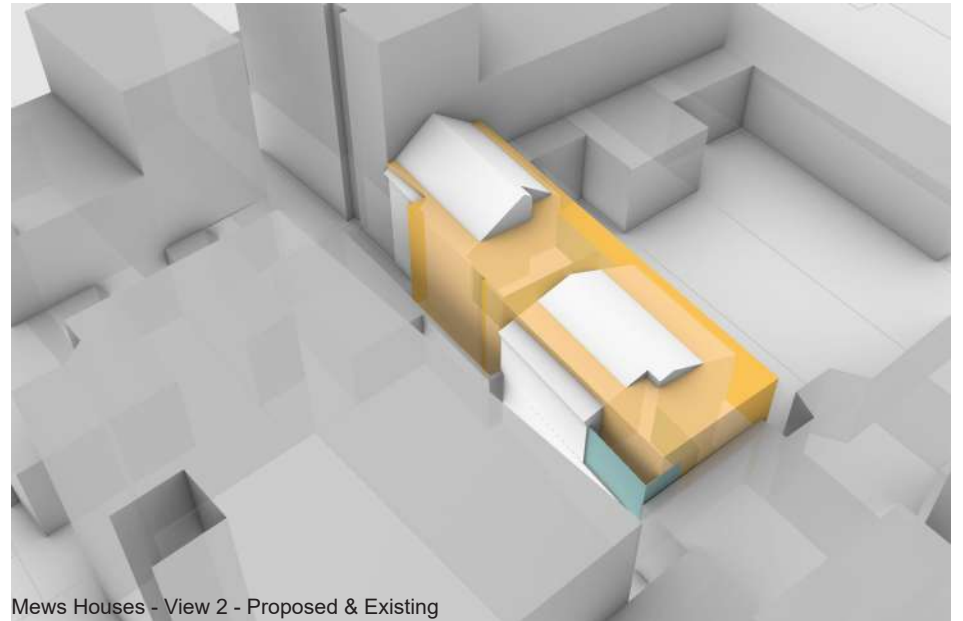
Notting Hill Gate - Mews Houses

Tom Dunn Architects Ltd

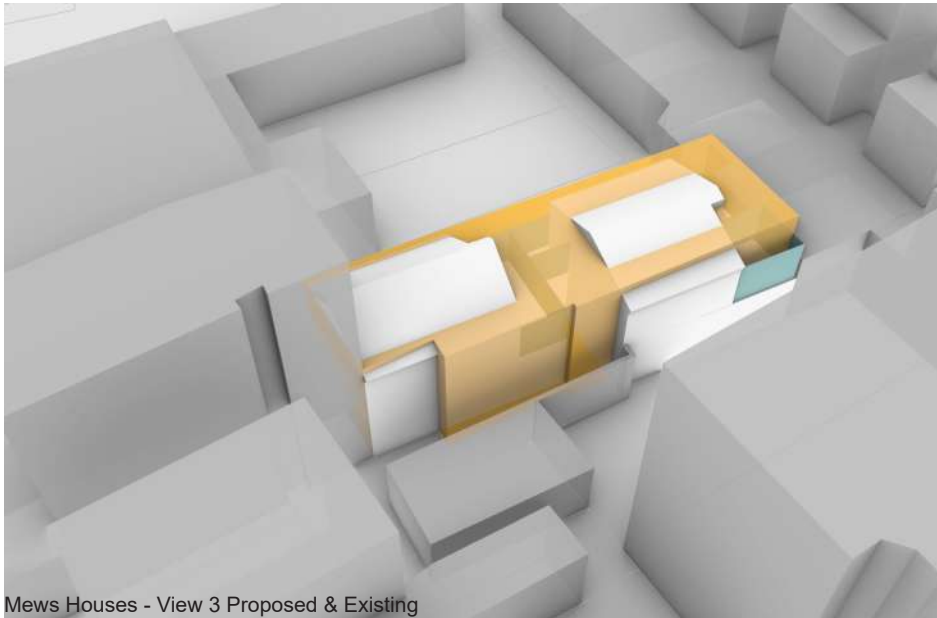
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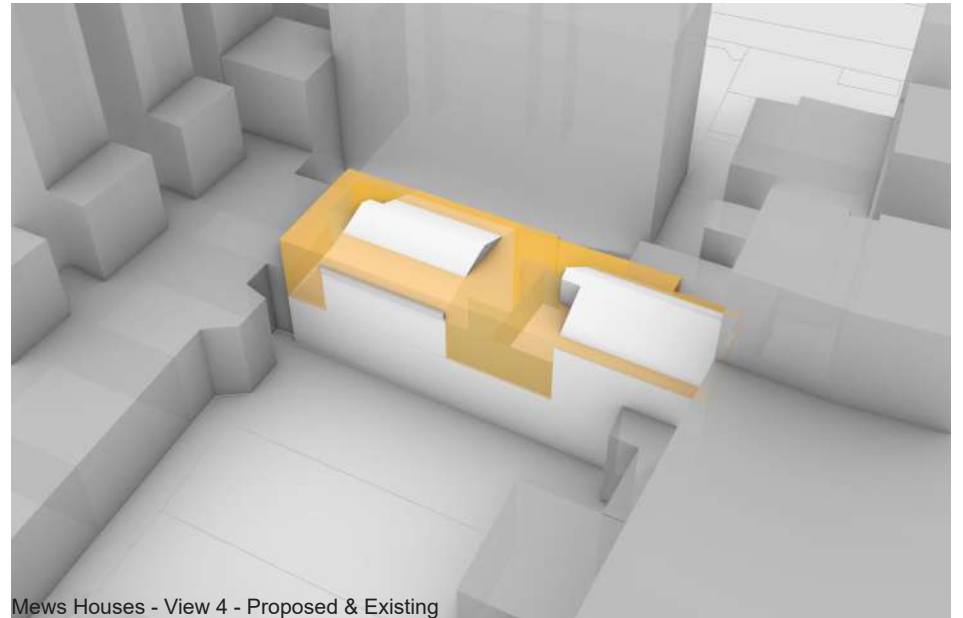
Mews Houses - View 1 - Proposed & Existing



Mews Houses - View 2 - Proposed & Existing



Mews Houses - View 3 Proposed & Existing



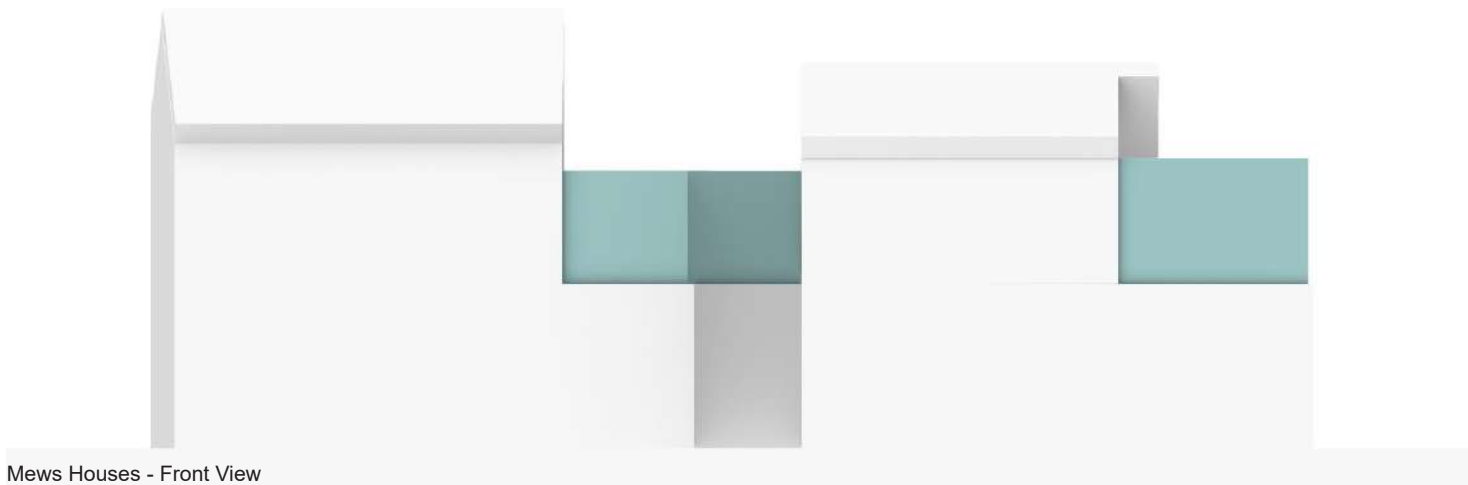
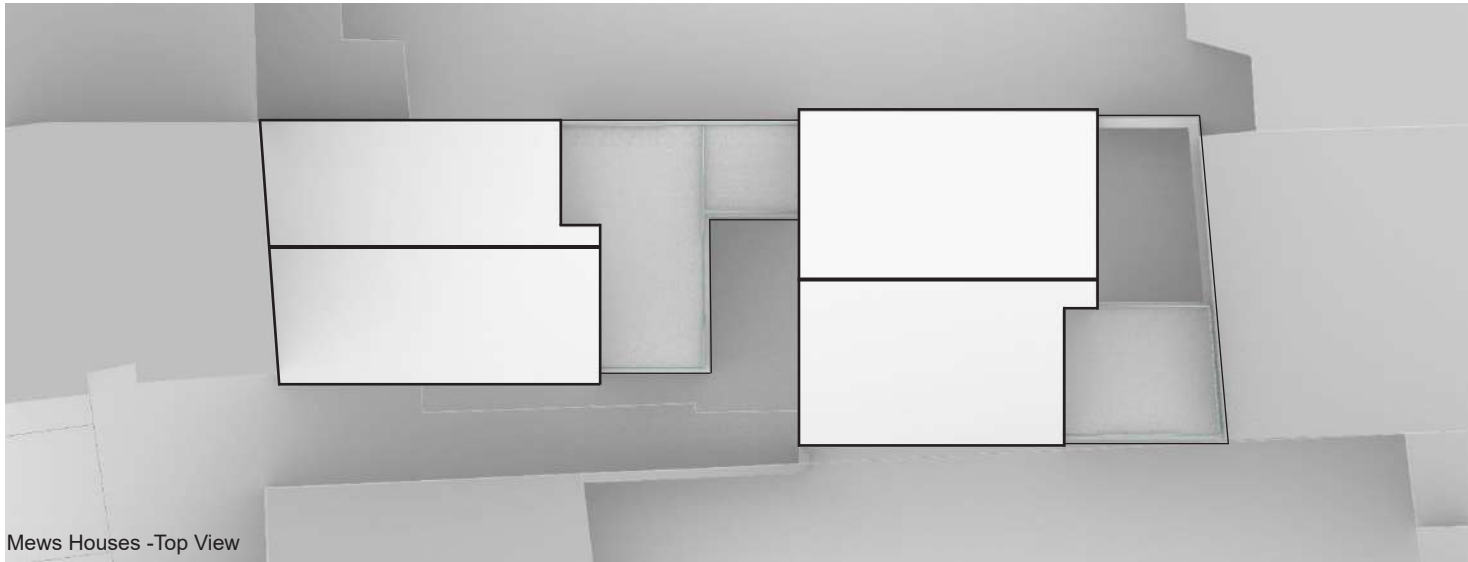
Mews Houses - View 4 - Proposed & Existing

01522 - MEWS HOUSE MASSING OPTIONS

Notting Hill Gate - Mews Houses

Tom Dunn Architects Ltd

05.09.2023

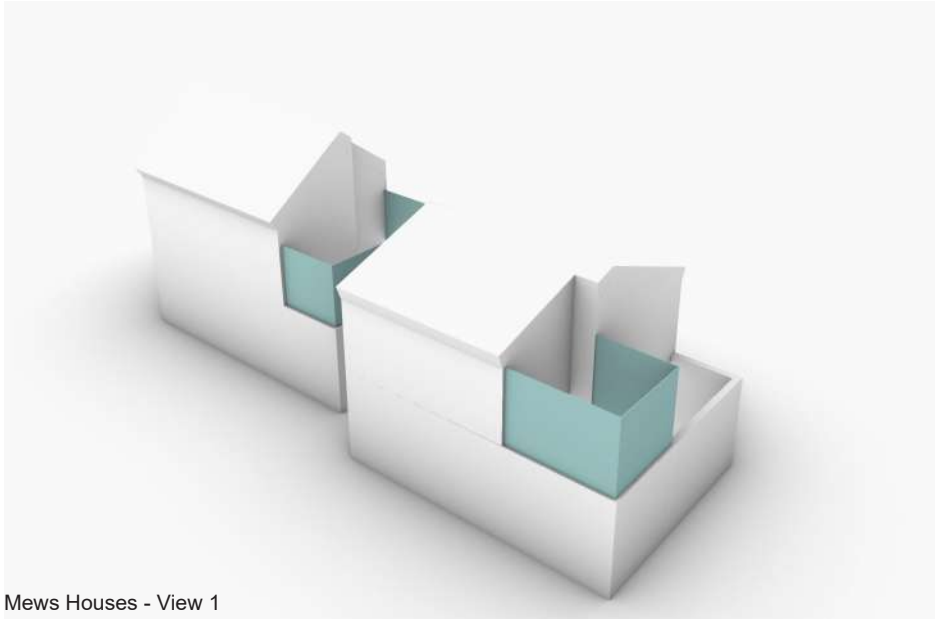


01522 - MEWS HOUSE MASSING OPTIONS

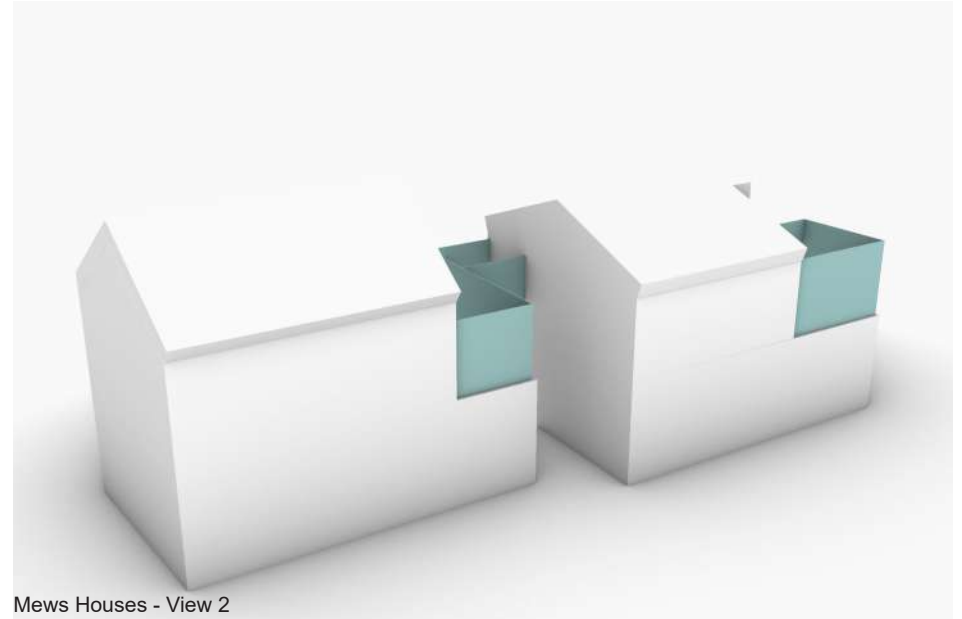
Notting Hill Gate - Mews Houses

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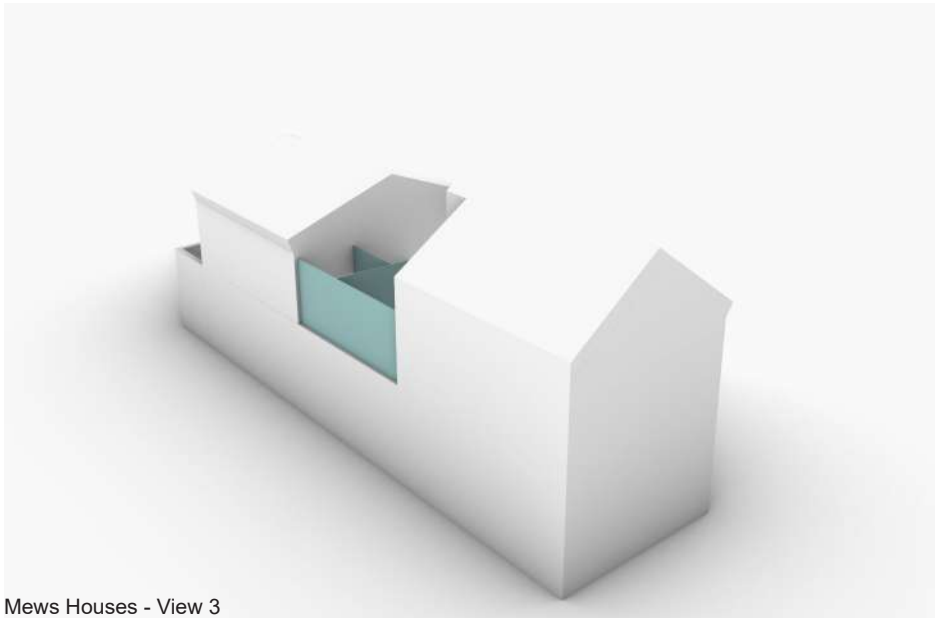
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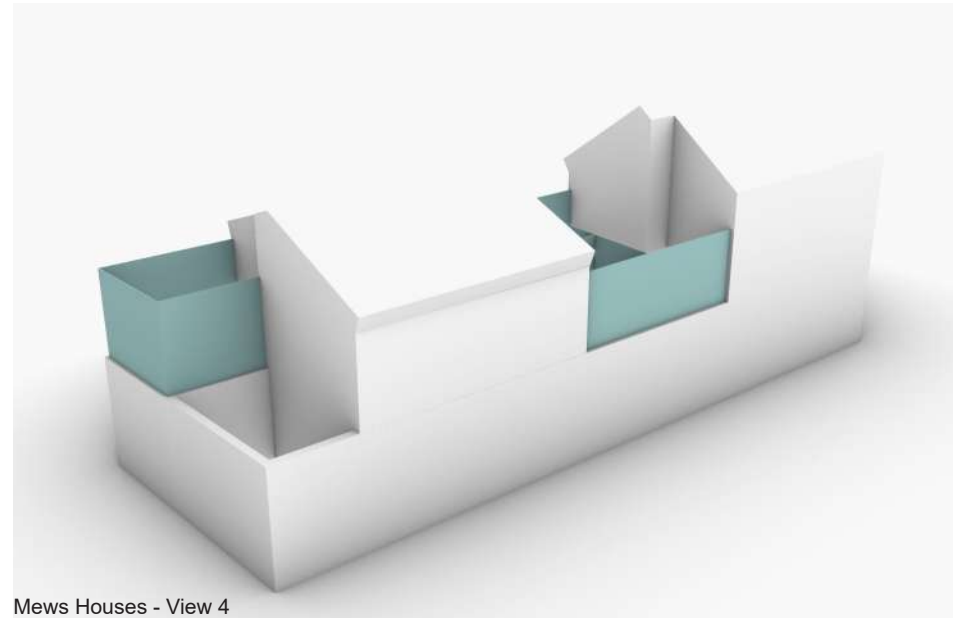
Mews Houses - View 1



Mews Houses - View 2



Mews Houses - View 3



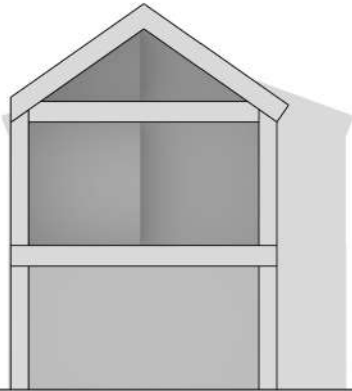
Mews Houses - View 4

01522 - MEWS HOUSE MASSING OPTIONS

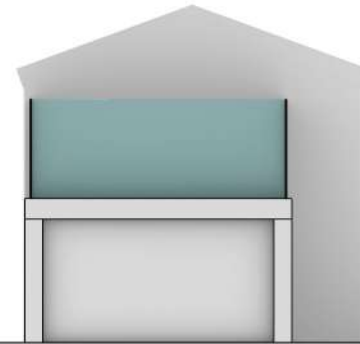
Notting Hill Gate - Mews Houses

Tom Dunn Architects Ltd

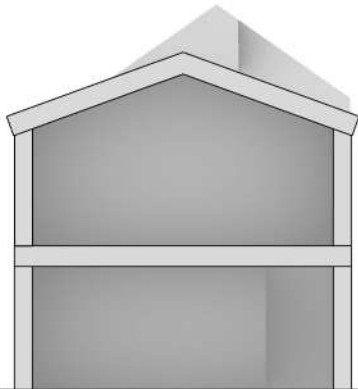
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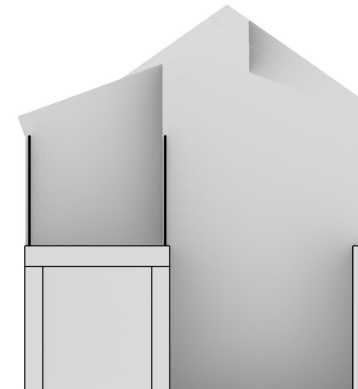
Mews Houses - Section 1 - House A



Mews Houses - Section 2 - House A



Mews Houses - Section 1 - House B



Mews Houses - Section 2 - House B