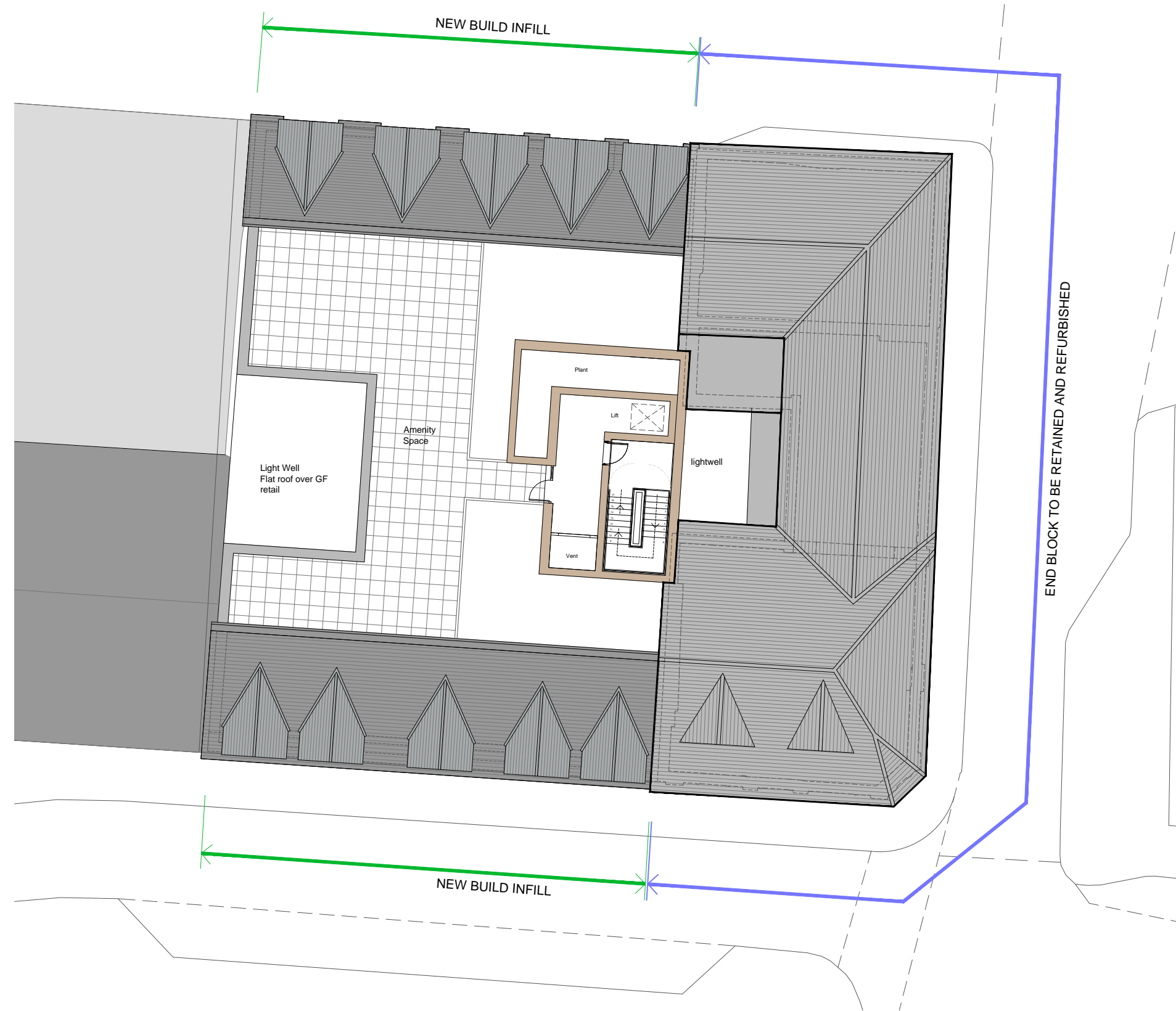


PORTHCAWL HOTEL. JOHN ST, PORTHCAWL.

RECEIVED IN
PLANNING
05-05-2021

* This drawing is copyright and must not be reproduced, altered or used by third parties without written consent.
* Do not scale this drawing, dimensions to be checked on site, any discrepancies to be reported to the architect.
* This drawing is to be read in conjunction with all other project information from consultants, specialists and subcontractors.
* Risk Assessments to be carried out by contractor. Drawing to be read in conjunction with safety plan and documents regarding CDM Regulations.
* External wall materials to comply in all aspects of the relevant British Standards and latest Building Regulations Approved Document B, including recent DCLG recommendations, in particular Appendix A of ADB, limited combustibility class A2 standard or better.

REVISIONS				
No	By	Date	Description	
A	HM	Aug 2020	Amended layouts	
B	HM	April 2021	Amended layouts	



Key

Scheme based on detailed measured survey information from 'Azimuth'.
Layouts are subject to review by Struct Eng. regarding extent of existing walls removed/ retained

- Indicates assumed existing retained structural walls
- Indicates proposed newly constructed walls

ACCOMMODATION SUMMARY

RETAINED & REFURBISHED END BLOCK		
UNIT A - A3	295m ² (ground & basement floor)	
	200m ² (first floor)	
	495m²	
Residential		
4 No 1 Bed units @ 55 - 62m ²		DQR (50m ²)
2 No 2 Bed units @ 80 - 85m ²		DQR (58m ²)
6 NO UNITS - RETAINED & REFURBISHED		

NEW BUILD INFILL		
Unit B - A1	205m ² (ground floor)	
	190m ² (first floor)	
	395m²	
Residential		
3 No 1 Bed units @ 55 - 65m ²		DQR (50m ²)
8 No 2 Bed units @ 80 - 85m ²		DQR (58m ²)
11 NO UNITS - NEW BUILD		

TOTALS	
Retail A - A3 use 495m²	
Retail B - A1 use 395m²	
17 No Residential Units	
7 No 1 Bed units	
10 No 2 Bed Units	
6 NO CAR PARKING SPACES	

Scale: 1:200 @ A3
1:100 @ A1

morgan 2 morgan

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Client	Porthcawl Hotel
Drawing Title	Booth Porthcawl Ltd
Proposed Plan	Proposed Fourth Floor Plan

Drawn	Checked	Scale	Original	Date
HM	PAM	1:200	A3	July 2018
Job Number	Drawing Number	Revision	Status	
3071	PL	205	A	PLANNING

PROPOSED FOURTH FLOOR PLAN

Layouts conforming wherever possible to Welsh Government - DQR Requirements