

NOTES
All dimensions are in millimetres unless stated otherwise.
Drawings are not to be scaled for Construction purposes.
This drawing is to be read in conjunction with all other relevant drawings and specifications.
The copyright of this drawing is vested in Harris Irwin Associates Ltd. and must not be copied or reproduced without the written consent of a Director.

Room Type Key

- Bedrooms
- Circulation
- Day Rooms
- En-Suites
- Sanitary
- Staff
- Storage
- Terrace

Schedule of Accommodation

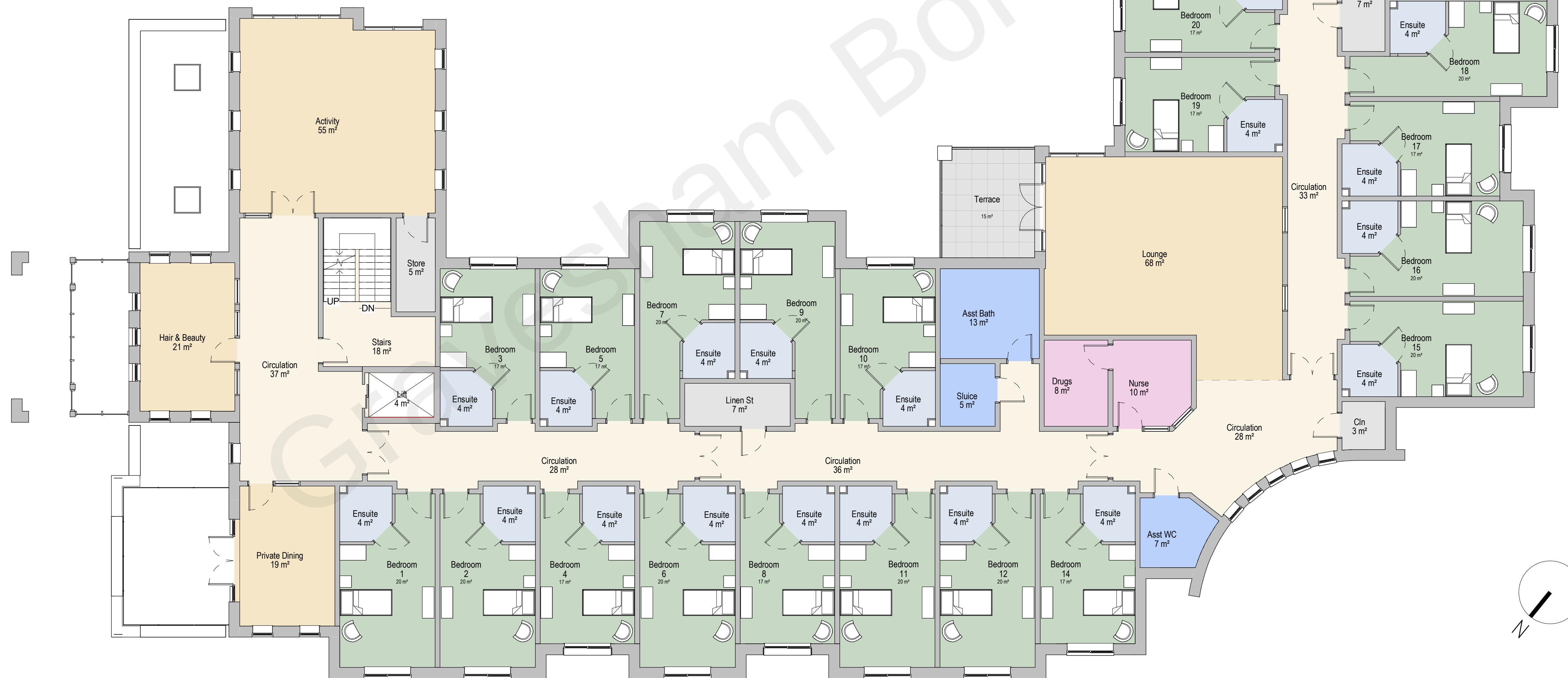
First Floor (GIA = 1347 m²)

Care Group 1

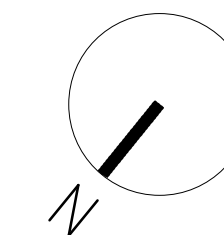
25 Bedrooms
Lounge - 68 m²
Dining - 58 m²

Total day space* = 126 m²
(5 m² per resident)

* Day space calculation based upon rooms listed only
* Excludes communal spaces such as cafe, cinema and small seating areas
* Bedrooms measured to 1.8m headroom usable (excludes hatched areas)



First Floor Plan



SCALE 1:100 @ A1

PK	1511/22	Planning Issue	SL	AP
P3	3055/22	Second Draft Issue	SL	AP
P2	2804/22	Issued for 1st Draft	SL	BG
P1	2387/21	Issued for Pre-Application submission	RSW	RSW

Rev	Date	Description	Drawn	Checked
-----	------	-------------	-------	---------

HARRIS IRWIN
architects

Aske Stables, Aske, Richmond,
North Yorkshire, DL10 5HG
t: 01748 826675
e: enquiries@harrisirwin.com
w: www.harrisirwin.com

Project:
65 Bed Care home
Former Battle of Britain Site,
Coltharbour Road,
Northfleet, DA11 8NT
Client: Frontier Estates

Drawing Title:
Proposed First Floor Plan

For Planning Submission

Rev	Project Number	Scale	Sheet
3172	3172	1:100	D0

Project	Originator	Volume	Level	Type	Rev	Number
3172	HIA	01	01	DR	A	0211