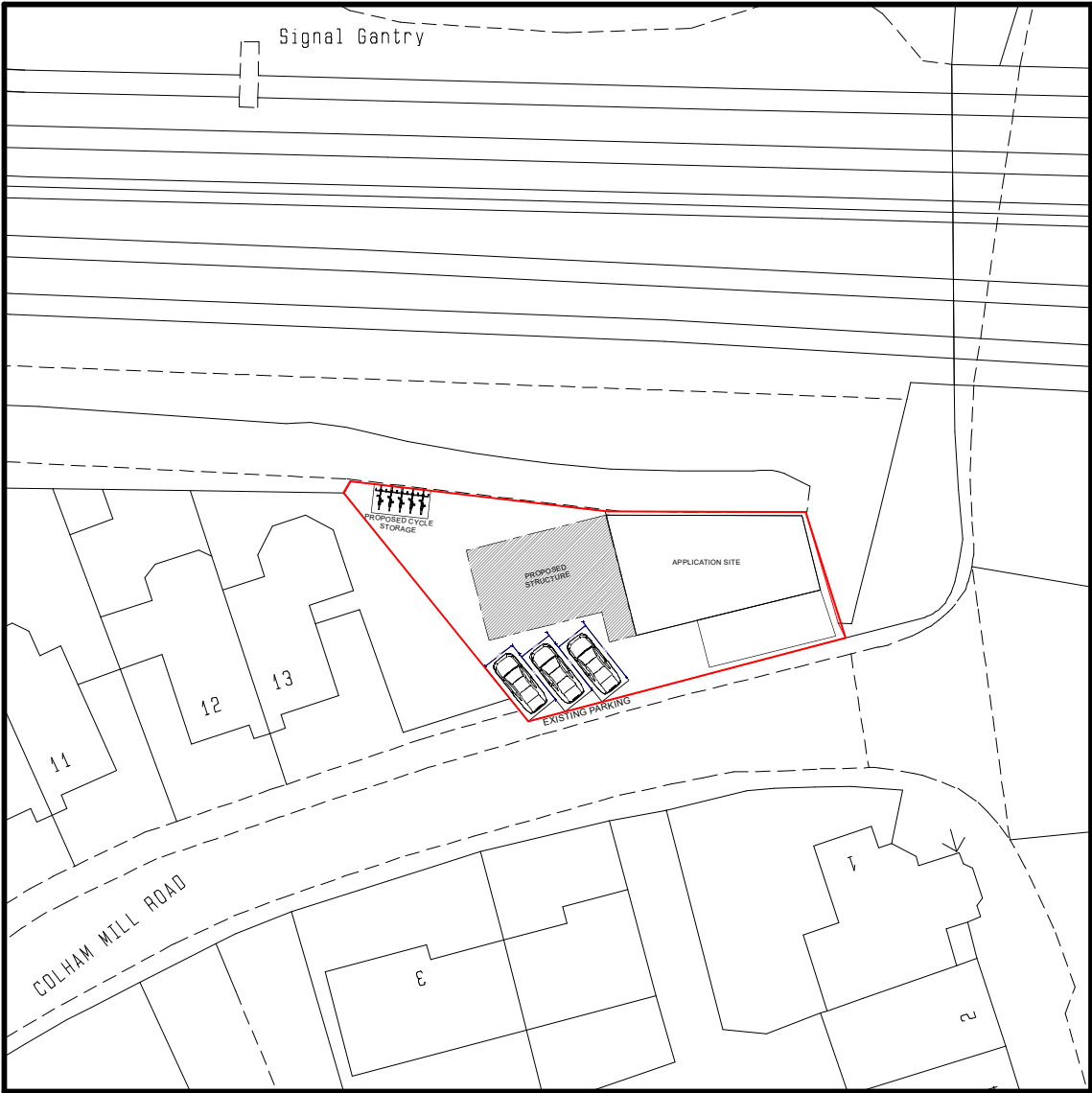


LOCATION PLAN (1:1250)



SITE PLAN (1:500)



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Address: Carter House, Colham Mill Road, West Drayton, UB7 7AE

Drawing Ref.: 2022-13CMR-SE-1

Applicant: Mr M Purewall

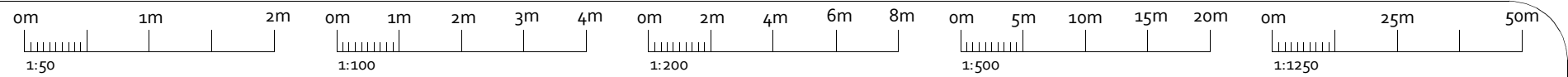
Project: Proposed side extension as outdoor seating area (part-retrospective)

Date: 04/12/2022

Revision: 1.0A

Scales: 1:50, 1:100, 1:200, 1:500, 1:1250 @ISO A3 (297 x 420)

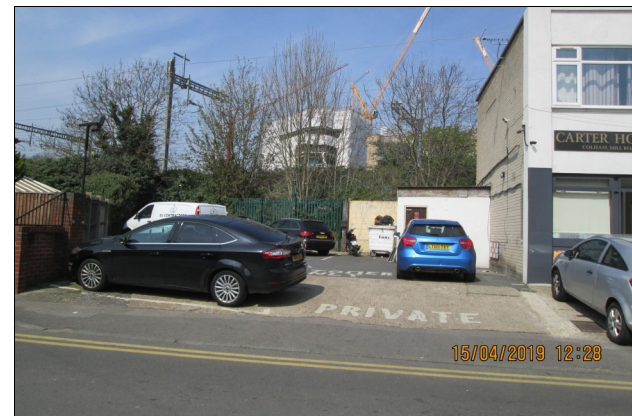
Sheet # 1 / 8



SECURE CYCLE STORAGE



EXISTING FRONT EXTENSION
(APPEAL: APP/R5510/W/22/3290644)



EXISTING CROSS OVER AT FULL WIDTH



PROPOSED CAR & CYCLE PARKING PLAN (1:200)

PARKING ARRANGEMENT: LPA STATED IN THEIR APPEAL STATEMENT APP/R5510/W/22/3290644: The proposal would retain parking for the use of the patrons of the café, with sufficient cycle storage available for use. Therefore it is considered that there are no highways objections and the proposal would not discernibly exacerbate congestion or parking stress, and would not raise any measurable highway safety concerns, in accordance with Local Plan: Part 2 Development Plan Policies DMT 1, DMT 2 & DMT 6 and Policies T4, T5 and T6 of the London Plan (2021).

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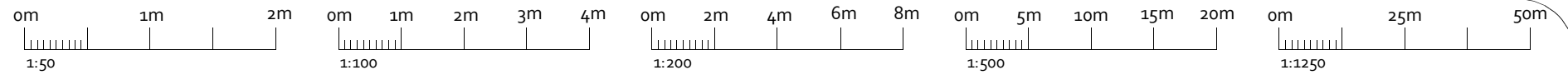
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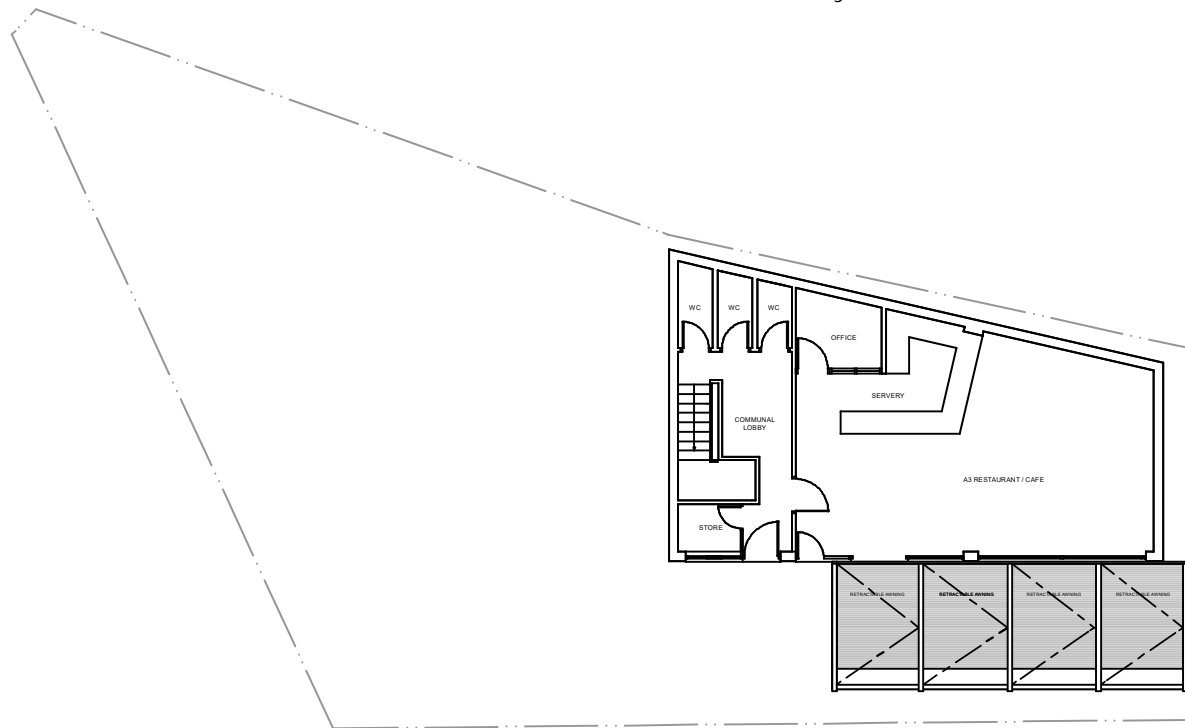
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Drawing Ref.: 2022-13CMR-SE-2
Applicant: Mr M Purewall
Project: Proposed side extension as outdoor seating area (part-retrospective)
Date: 04/12/2022
Revision: 1.0A

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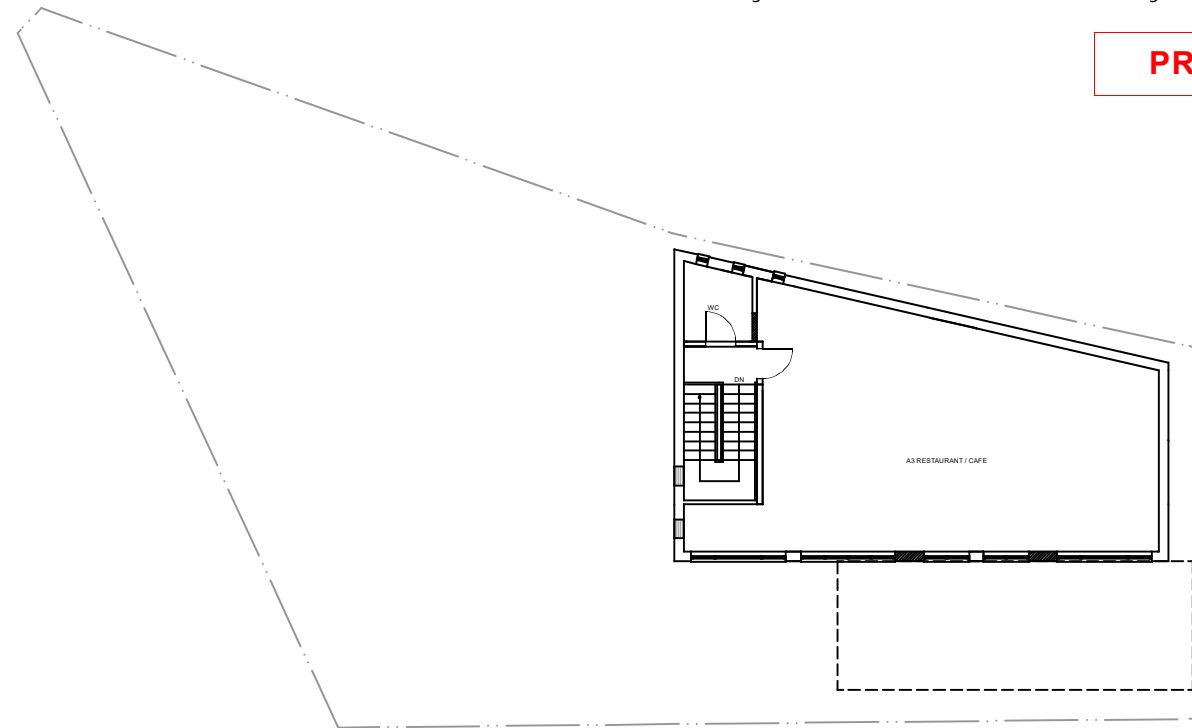
Sheet # 2 / 8



PRE-EXISTING

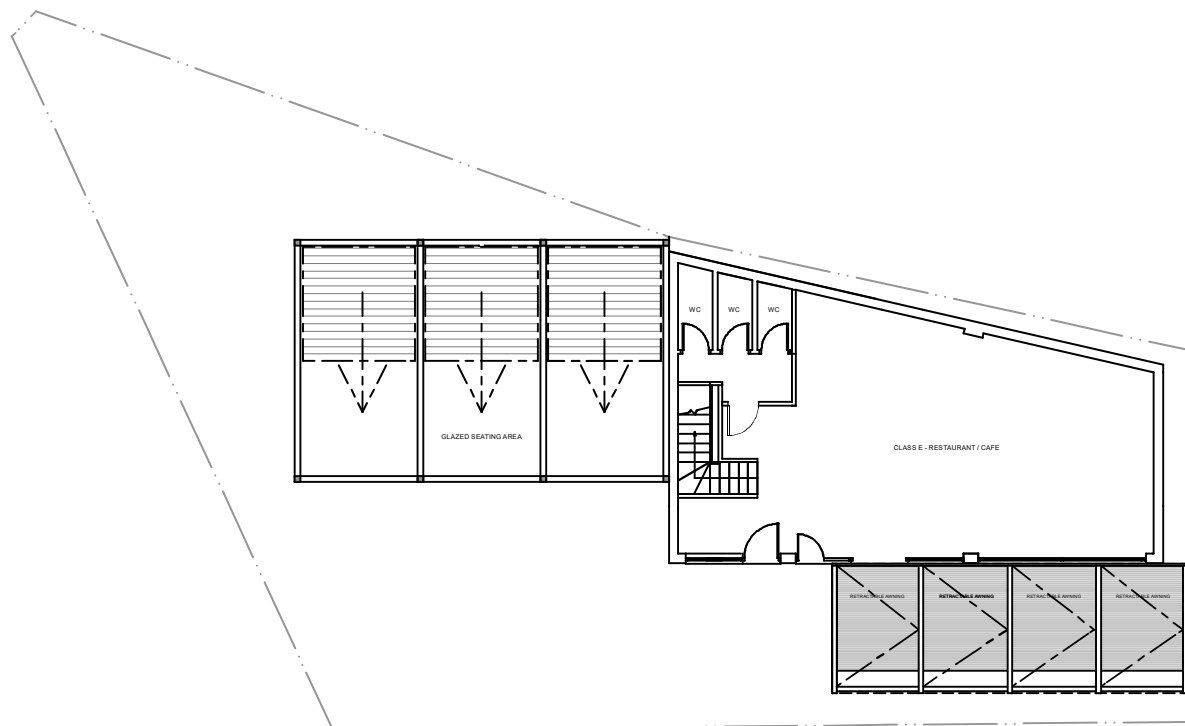


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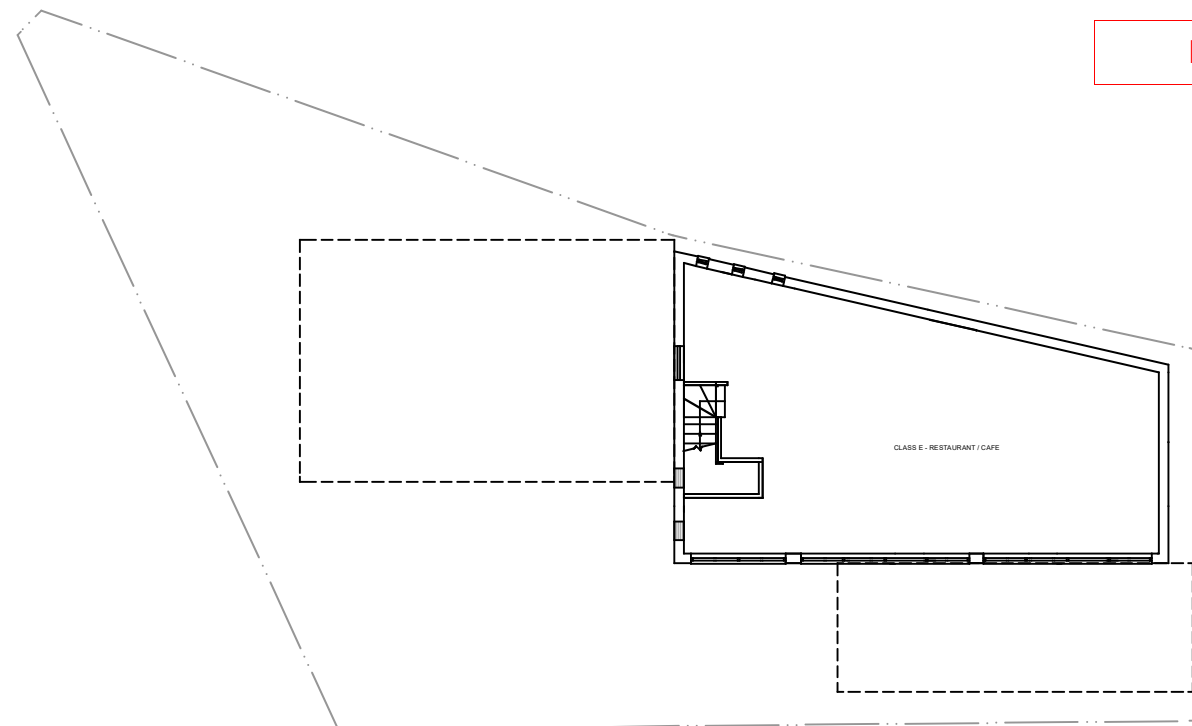


PRE-EXISTING 1/F (1:200)

EXISTING



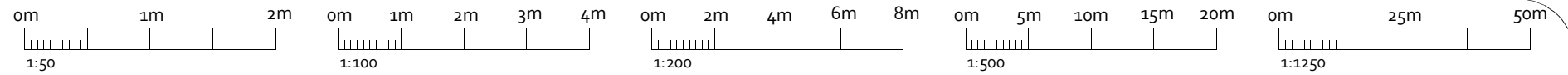
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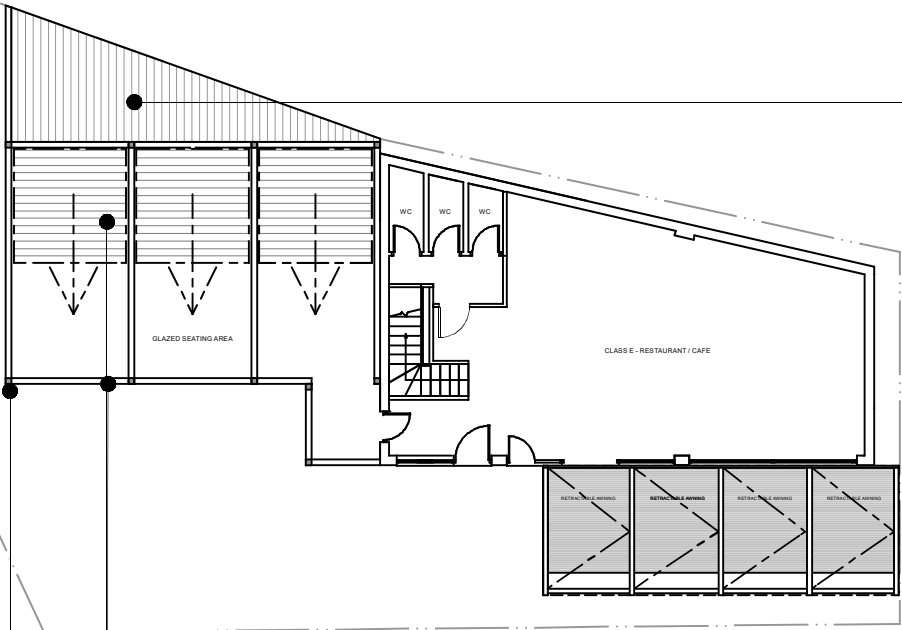
EXISTING 1/F (1:200)



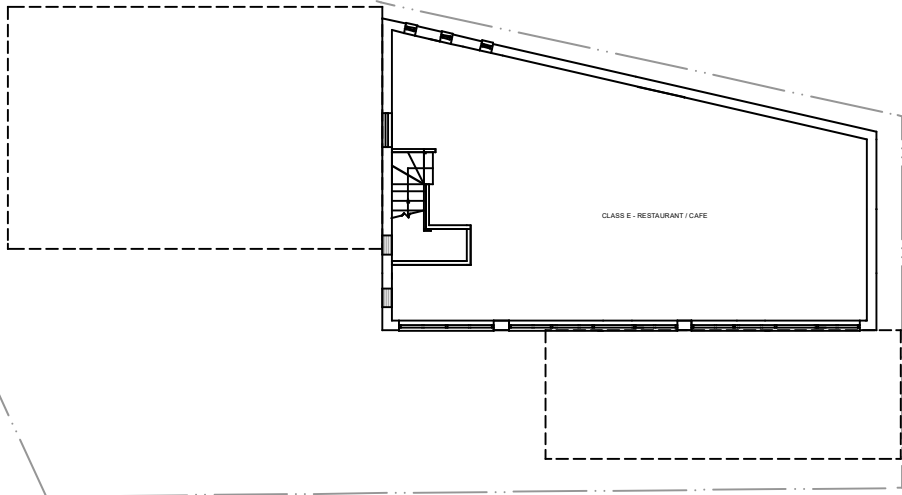
 17 Garvin Avenue Beaconsfield Bucks HP9 1RD info@ops-surveyors.co.uk www.ops-surveyors.co.uk Tel: 07881457903	Address: Carter House, Colham Mill Road, West Drayton, UB7 7AE		Scales: 1:50, 1:100,1:200,1:500,1:1250 @ISO A3 (297 x 420)
	Drawing Ref.: 2022-13CMR-SE-3		
	Applicant: Mr M Purewall		Sheet # 3 / 8
Project: Proposed side extension as outdoor seating area (part-retrospective)		Date: 04/12/2022	Revision: 1.0A



PROPOSED



PROPOSED G/F (1:200)

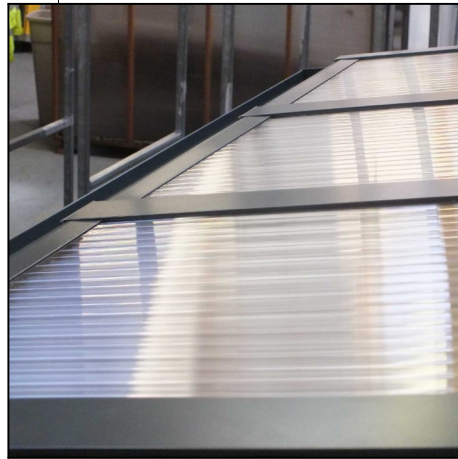


PROPOSED 1/F (1:200)

THE PROPOSED DESIGN WILL MATCH THE EXISTING FRONT EXTENSION WHICH HAS BEEN CONFIRMED BY THE INSPECTOR IT WAS WELL DESIGNED AND COMPLEMENTS THE HOST BUILDING AND SURROUNDING AREA.

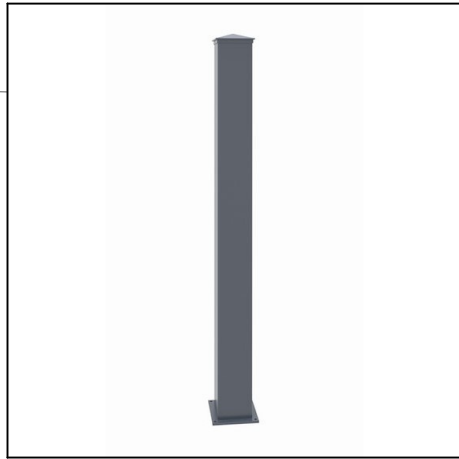


**PROPOSED AWNING TO MATCH EXISTING
PROPOSED GLAZING DESIGN TO MATCH EXISTING**



PROPOSED GLAZING POLYCARBONATE

NOTE: HOST BUILDING WAS PAINTED IN GREY COLOUR UNDER THE G.P.D.O. PART 2 CLASS C (EXTERIOR PAINTING)



PROPOSED FRAMES & POSTS TO MATCH EXISTING

Appeal APP/R5510/W/22/3290644 was allowed and the Inspector stated the followings:

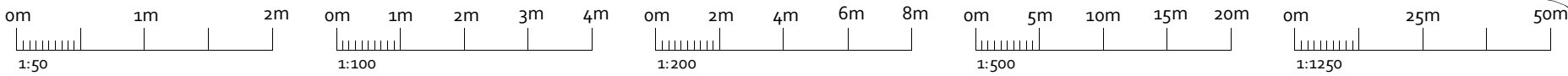
...with the dominant presence of the tall railway bridge wall and fence to the rear neither matter materially detracts from the design of the extension. Similarly, as the raised plinth upon which it is built matches the colour of the bridge side wall, and is subservient in scale, this aspect of the extensions design is also acceptable.

I therefore conclude that the front extension is well designed and complements the host building and surrounding area in compliance with policies DMHB 11, DMHB 12 and DMNB 13 of the Hillingdon Local Plan Part Two..."



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	Applicant: Mr M Purewall		Sheet # 4 / 8

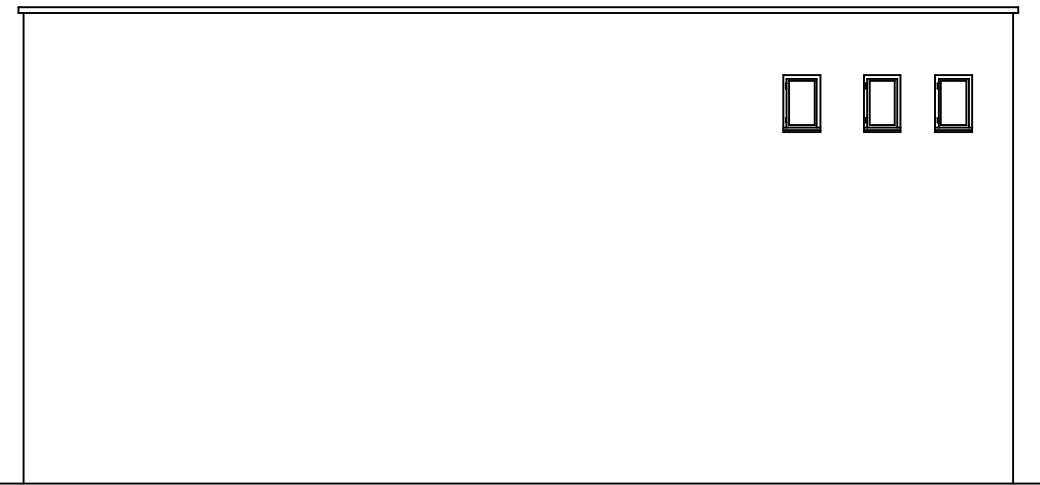
Project: Proposed side extension as outdoor seating area (part-retrospective)	
Date: 04/12/2022	Revision: 1.0A



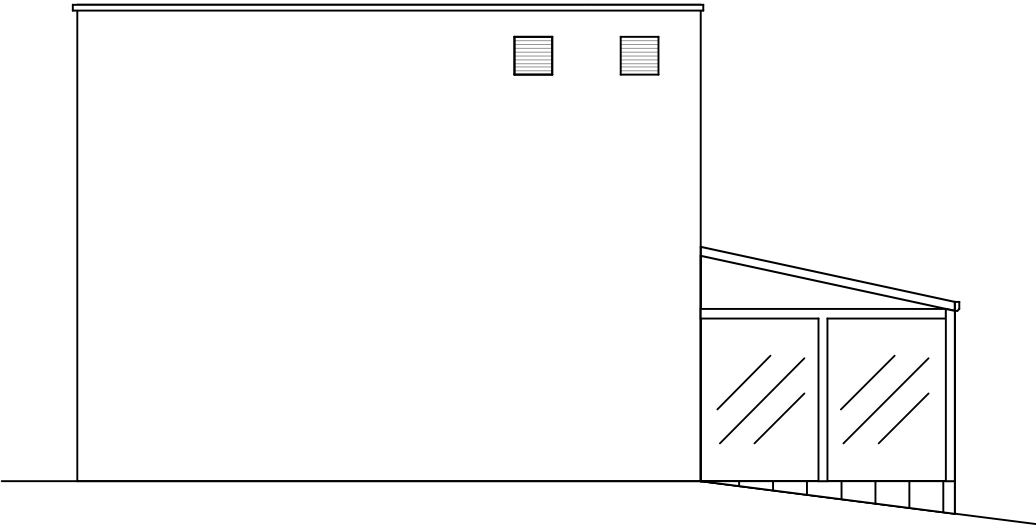
PRE-EXISTING



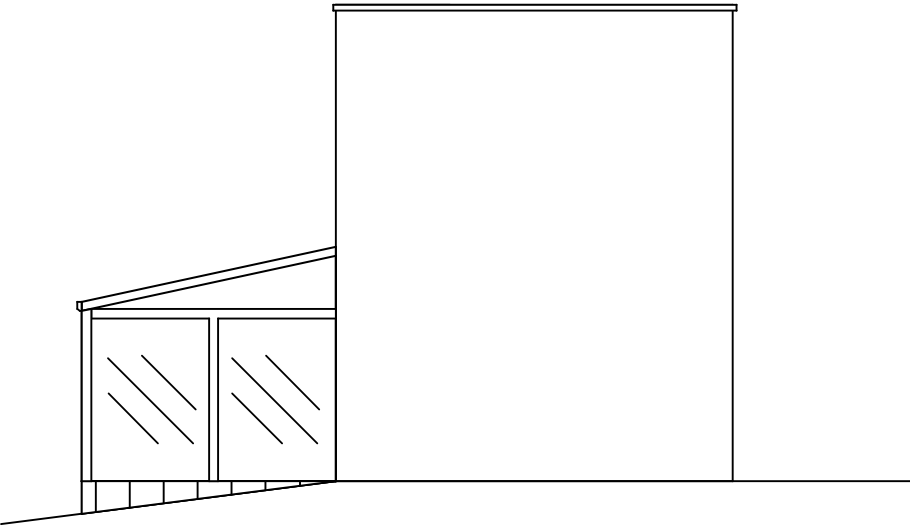
PRE-EXISTING FRONT (1:100)



PRE-EXISTING EXISTING REAR (1:100)



PRE-EXISTING EXISTING SIDE (1:100)

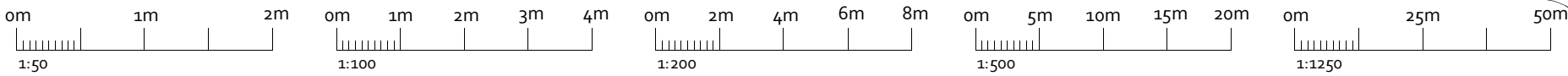


PRE-EXISTING EXISTING SIDE (1:100)



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	Applicant: Mr M Purewall		Sheet # 5 / 8

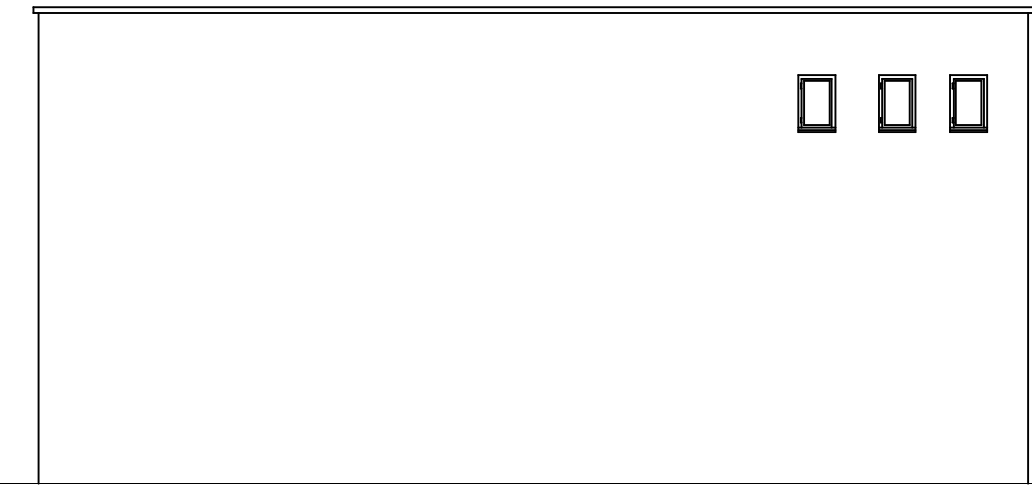
Project: Proposed side extension as outdoor seating area (part-retrospective)	
Date: 04/12/2022	Revision: 1.0A



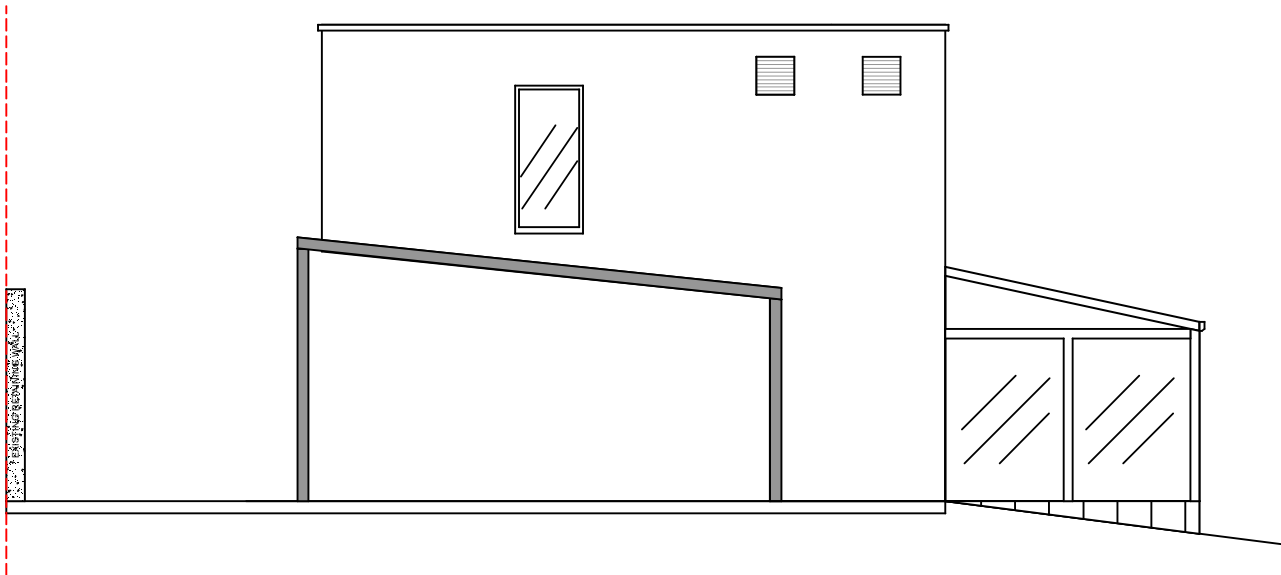
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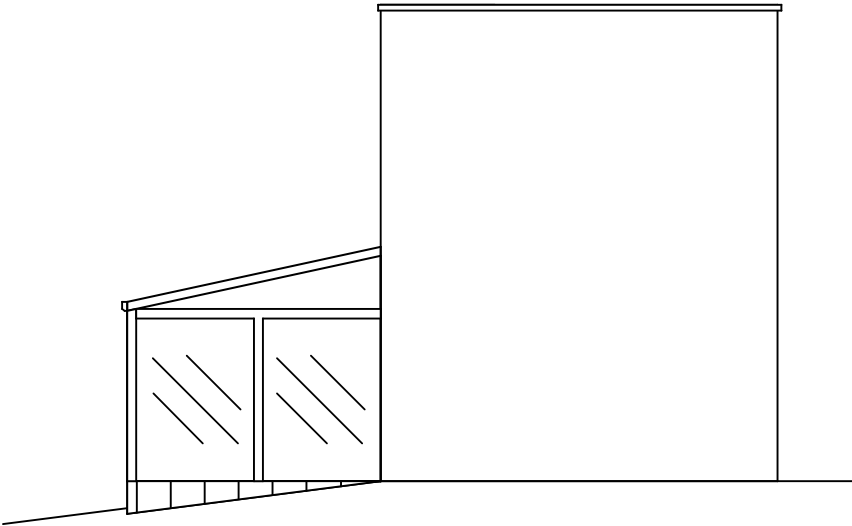
EXISTING FRONT (1:100)



EXISTING REAR (1:100)



EXISTING SIDE (1:100)



EXISTING SIDE (1:100)



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Drawing Ref.: 2022-13CMR-SE-6

Applicant: Mr M Purewall

Project: Proposed side extension as outdoor seating area (part-retrospective)

Date: 04/12/2022

Revision: 1.0A

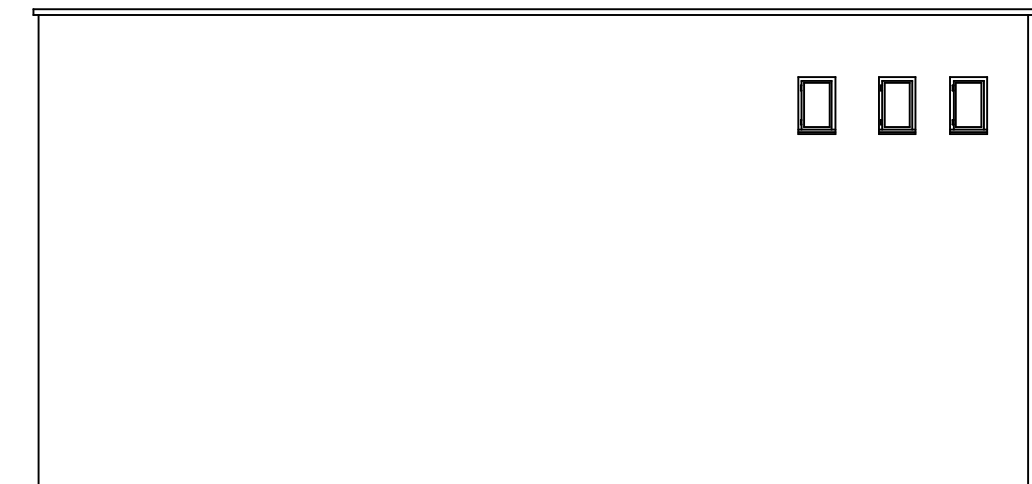
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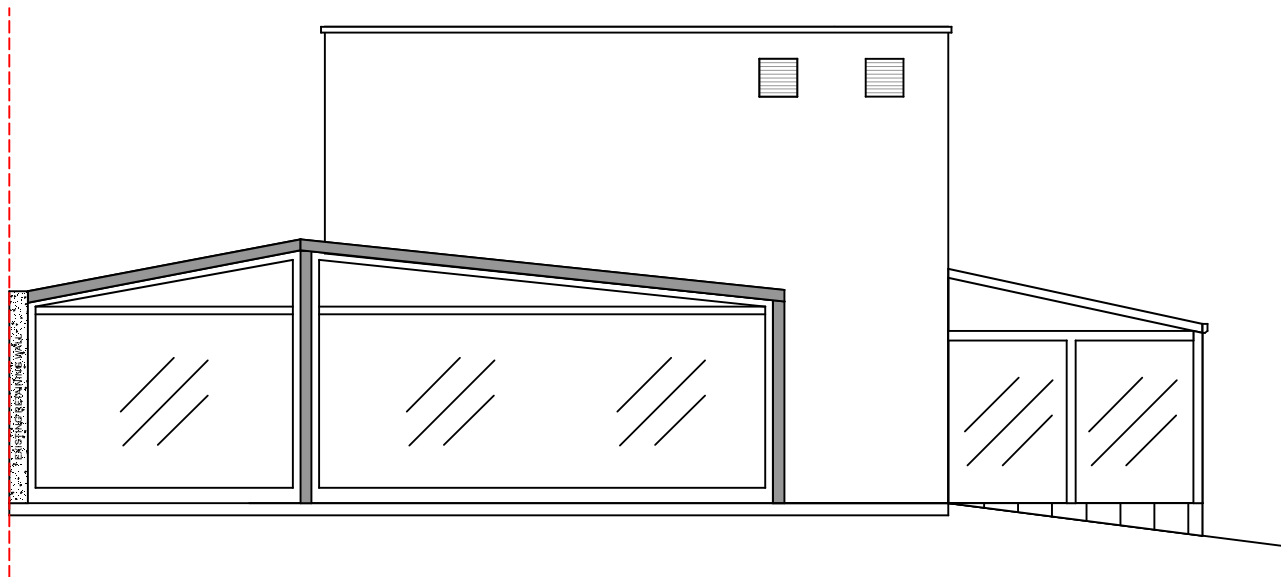
PROPOSED



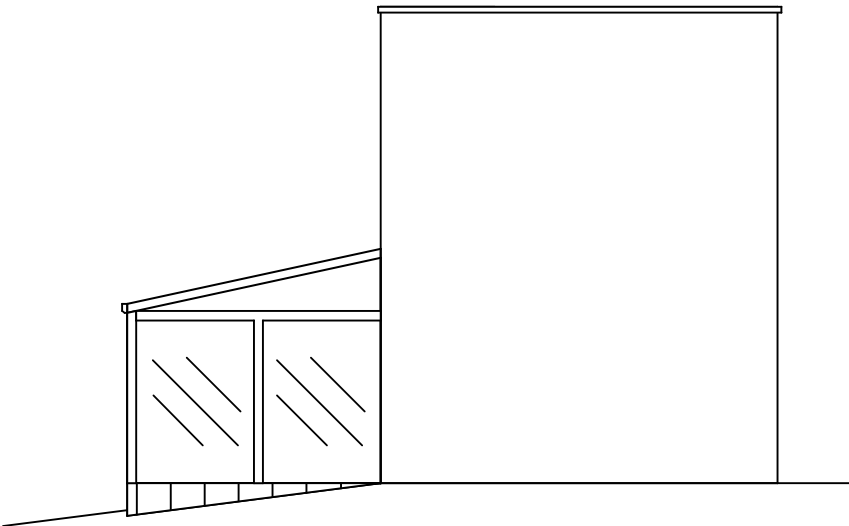
PROPOSED FRONT (1:100)



PROPOSED REAR (1:100)

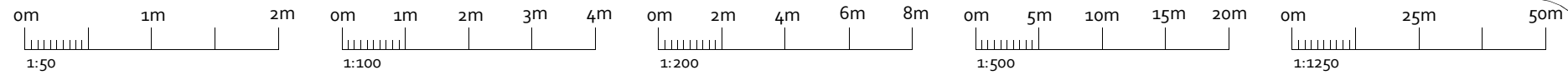


PROPOSED SIDE (1:100)



PROPOSED SIDE (1:100)





EXISTING SIDE VIEW



EXISTING FRONT VIEW



EXISTING SIDE VIEW



EXISTING RETRACTABLE AWNING



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Drawing Ref.: 2022-13CMR-SE-8

Applicant: Mr M Purewall

Project: Proposed side extension as outdoor seating area (part-retrospective)

Date: 04/12/2022

Revision: 1.0A

Scales: 1:50,
1:100,1:200,1:500,1:1250
@ISO A3 (297 x 420)

Sheet # 8 / 8