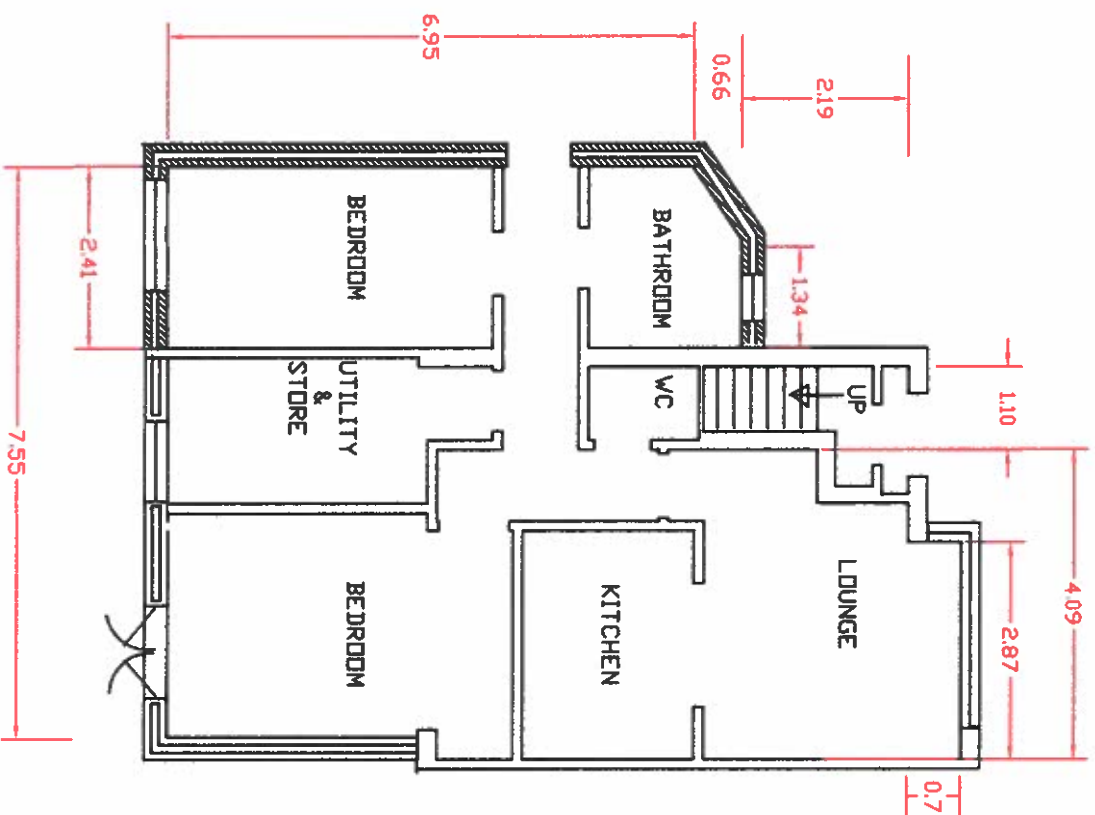
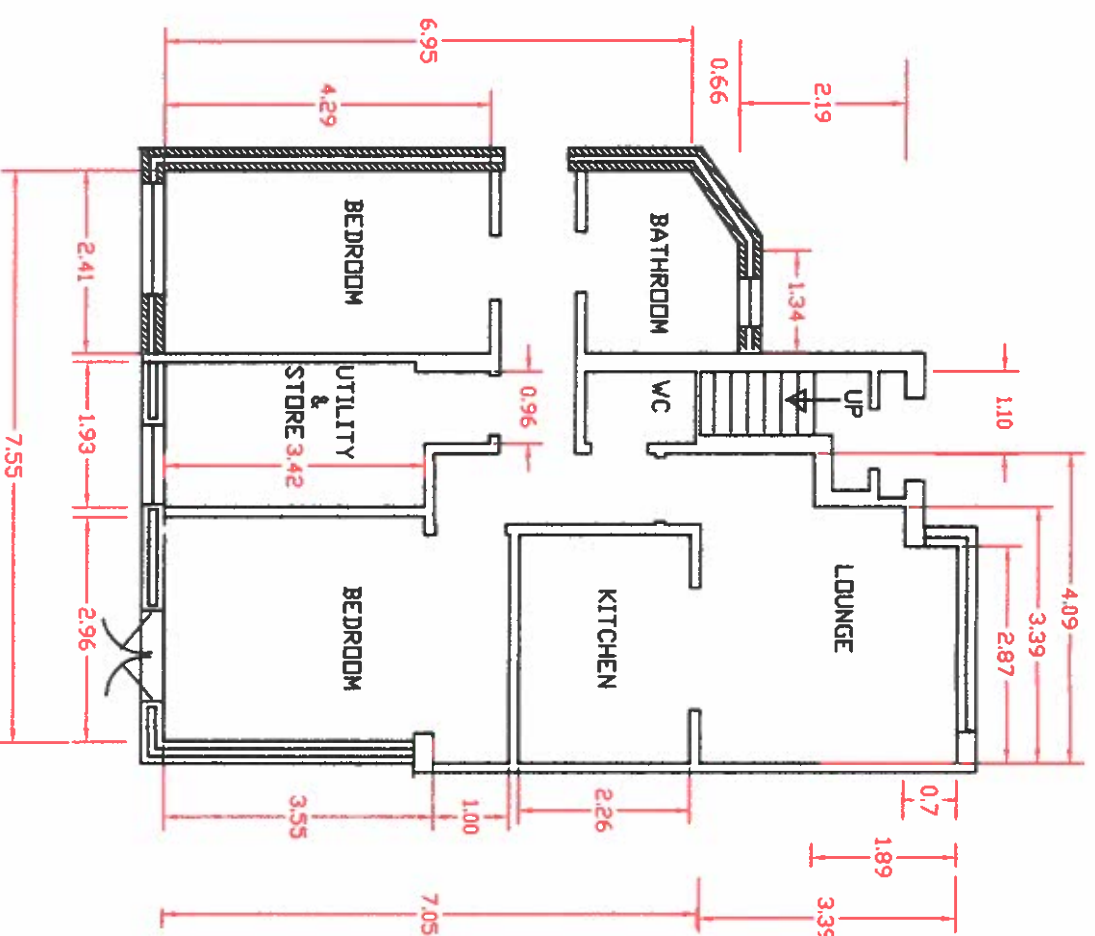
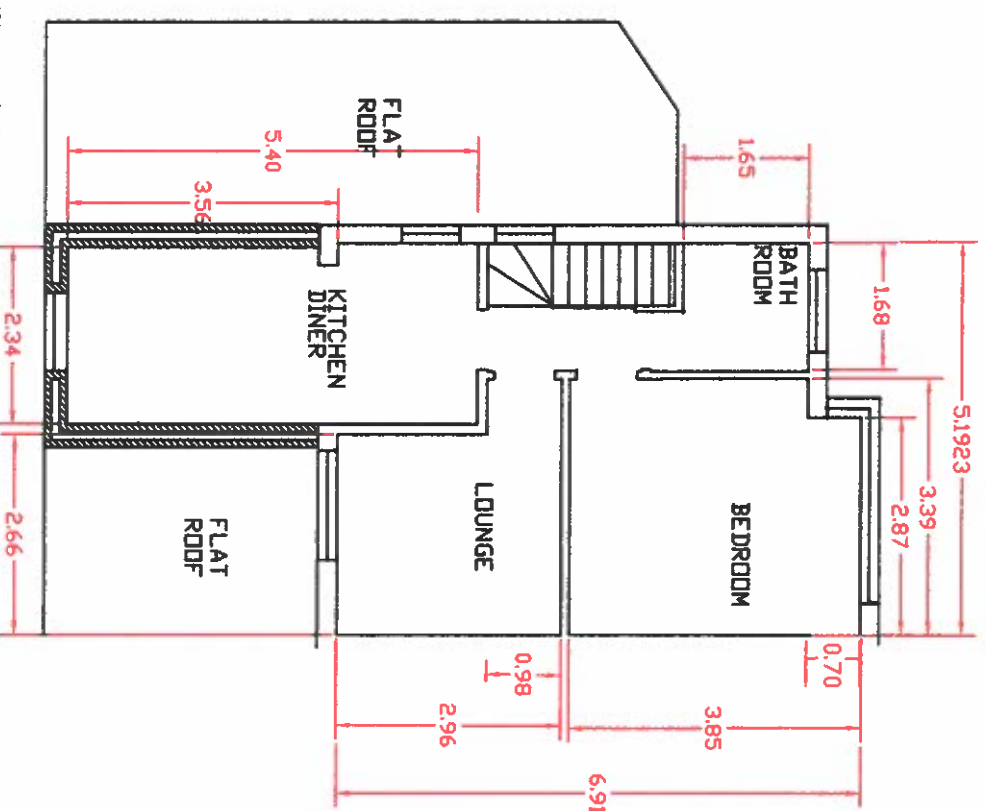




TOTAL GROUND FLOOR AREA (Both Flats)
 $6.95m \times 7.55m = 52.67 \text{ sqm}$
 $((2.42+1.34)/2) + ((7.55m - 2.41m) \times 0.66m) = 4.63 \text{ sqm}$
 $2.19 \times (1.1m + 4.09m) = 11.37 \text{ sqm}$
 $2.87m \times 0.7m = 2.01 \text{ sqm}$
 Total = 70.48 sqm



GROUND FLOOR
 Lounge $(0.7 \times 2.87) + (3.39 \times (1.89 - 0.7)) + ((3.39 - 1.89) \times 4.09) = 2.01 + 4.03 + 6.13 = 12.17 \text{ sqm}$
 Kitchen $2.26 \times 2.73 = 6.17 \text{ sqm}$
 Bedroom 1 $(4.09 \times 1.00) + (3.55 \times 2.96) = 14.60 \text{ sqm}$
 Bedroom 2 $2.41 \times 4.29 = 10.34 \text{ sqm}$
 Utility Room $(3.42 \times 1.93) + (0.86 \times 0.96) = 7.43 \text{ sqm}$
 Total Floor Area $12.17 \text{ (Lounge)} + (7.05 \times (2.41 - 2.41)) + (2.41 \times 6.95) + ((1.34 + 2.41) \times 0.51 \times 0.66) = 66.40 \text{ sqm}$



FIRST FLOOR
 Front Bedroom $(3.39 \times 3.15) + (0.70 \times 2.87) = 12.69 \text{ sqm}$
 Lounge $(2.66 \times 2.96) + ((3.39 - 2.66) \times 0.98) = 8.59 \text{ sqm}$
 Kitchen Diner $5.40 \times 2.34 = 12.64 \text{ sqm}$
 Total Floor Area $(6.91 \times 5.19) + (2.34 \times 3.56) - [0.70 \times (5.19 - 2.87)] = 42.57 \text{ sqm}$

35 BEDFORD AVENUE HAYES UB4 0DP
 PLANNING PERMISSION APPLICATION
 SINGLE STOREY SIDE AND REAR TWO
 STOREY EXTENSIONS & CHANGE OF USE
 FROM SINGLE RESIDENCE TO TWO FLATS
 PROPOSED DIMENSIONED ROOM ARRANGEMENT
 DRAWING: CH/SUNNY/37 SCALE 1 : 100 at A3
 DATE 9th SEPTEMBER 2022.

