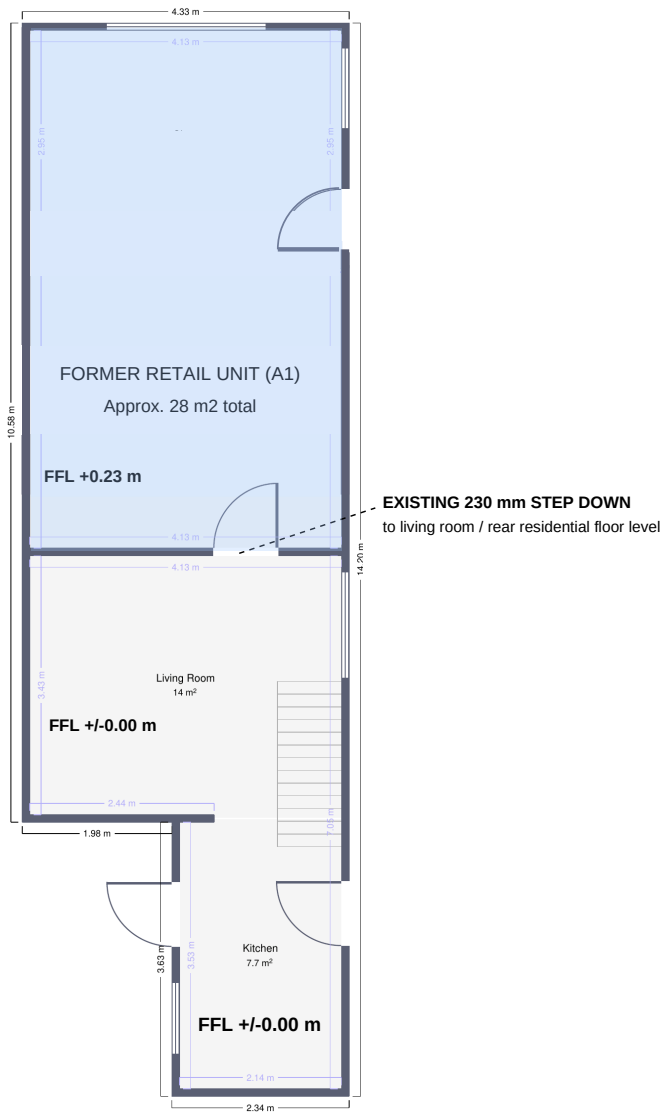


61 BRISTOL STREET, NEWPORT, NP19 8DL - GROUND FLOOR PLANS

Application 26/0616 - Change of use of former ground-floor retail unit (A1) to residential use (C3)

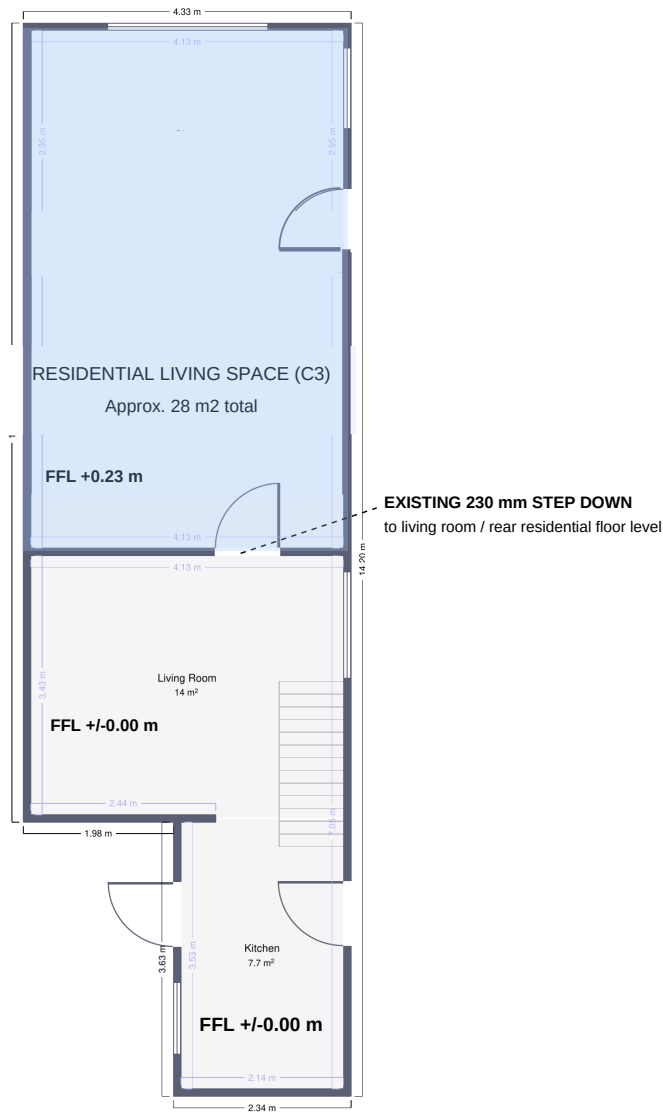
EXISTING GROUND FLOOR

Existing layout - former retail area shown as one continuous A1 unit



PROPOSED GROUND FLOOR

Change of use only - geometry, openings and floor levels unchanged



PLAN NOTES

- Existing and proposed ground-floor geometry, external openings and internal connection to the dwelling are unchanged.
- Site photographs confirm that the former retail floor is one continuous open space.
- Existing living room remains approximately 14 m2 and the kitchen remains approximately 7.7 m2 at the rear.
- Existing former-retail floor level is approximately 230 mm above the adjoining living-room/kitchen level. No floor lowering or other level alteration is proposed.
- Base dimensions are taken from the supplied Polycam measured survey. This sheet is calibrated to the survey scale bar at 1:100 when printed at 100% on A3.
61 Bristol Street, Newport, NP19 8DL | Applicant: Shabana Kosar

