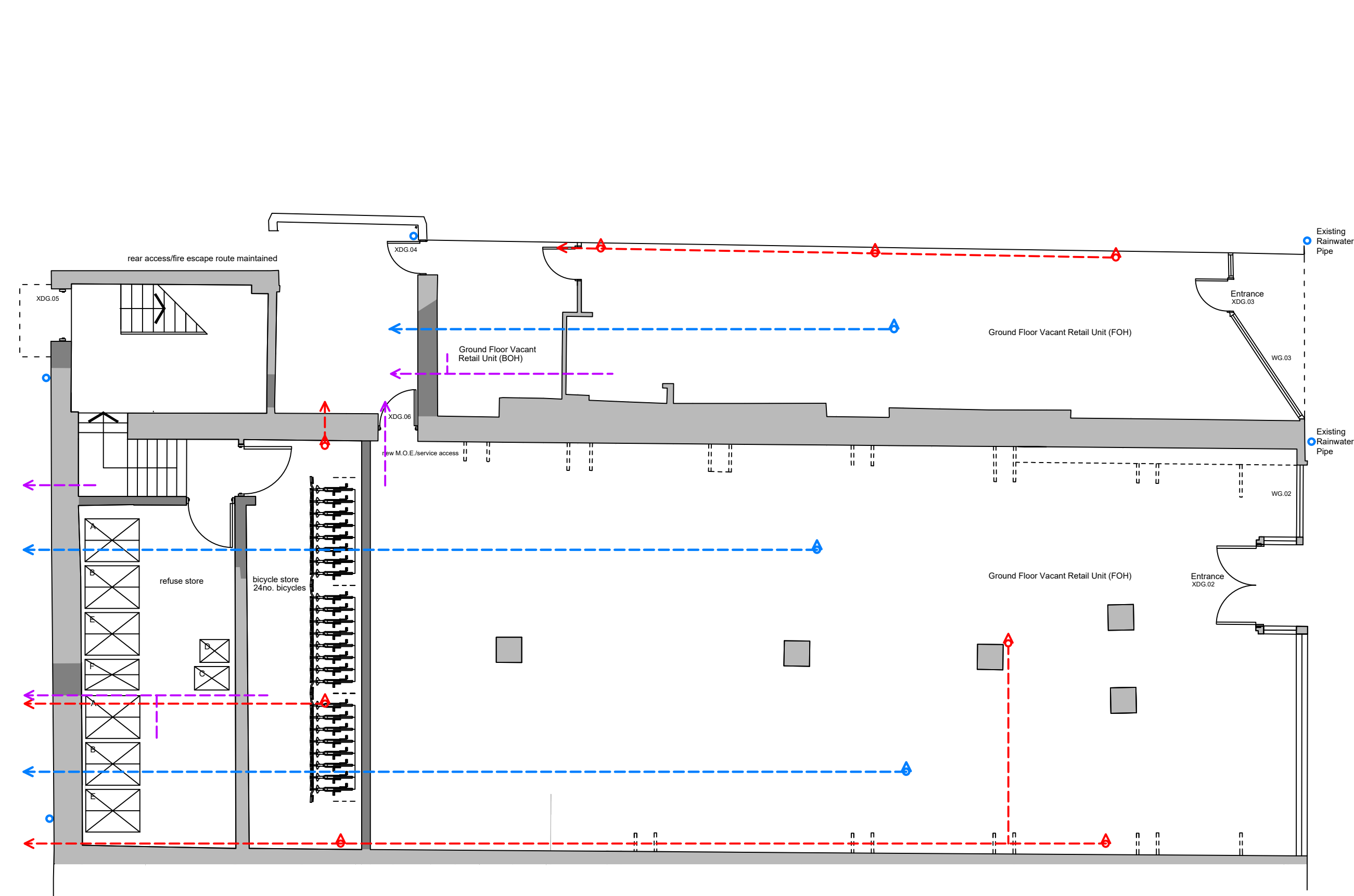
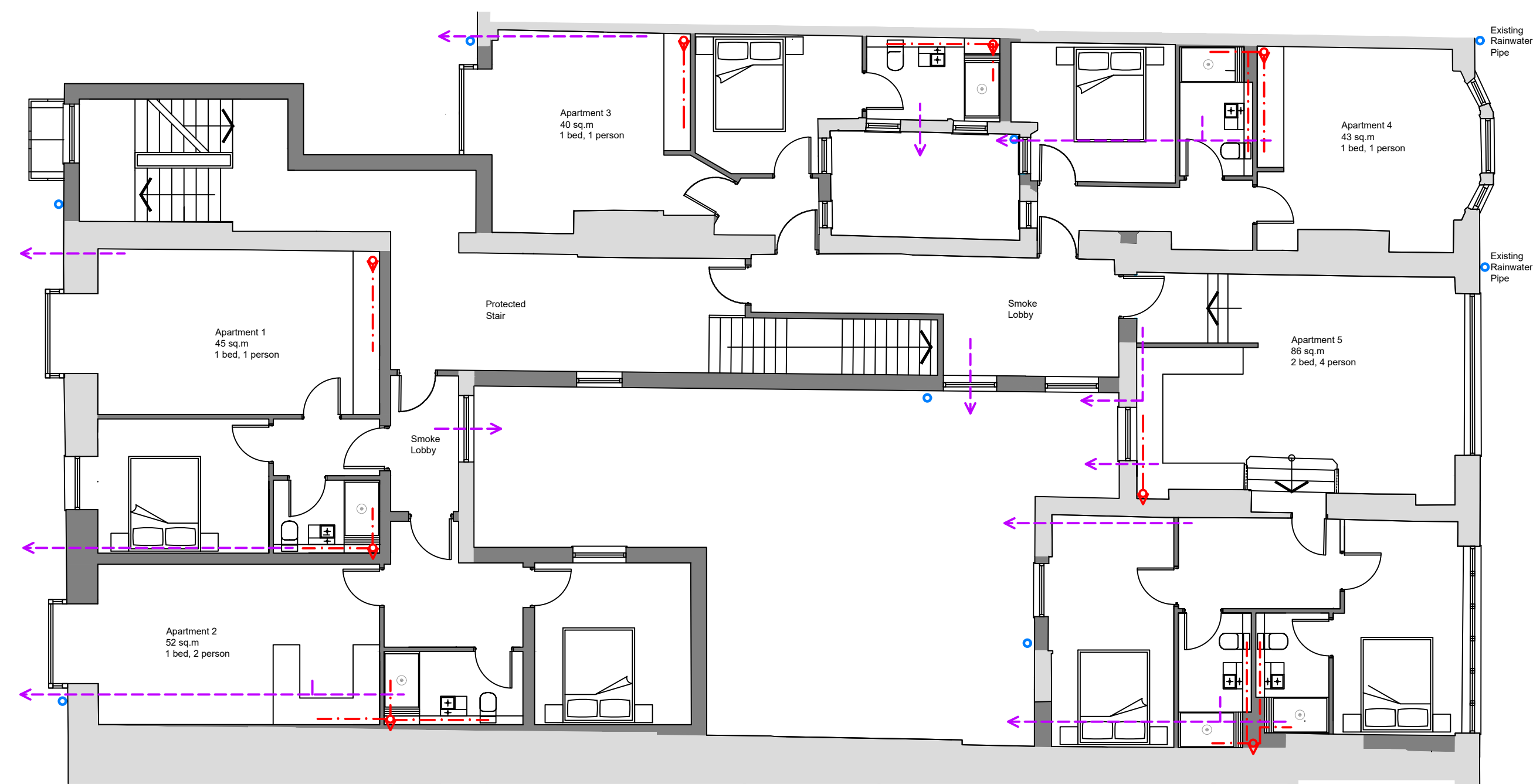
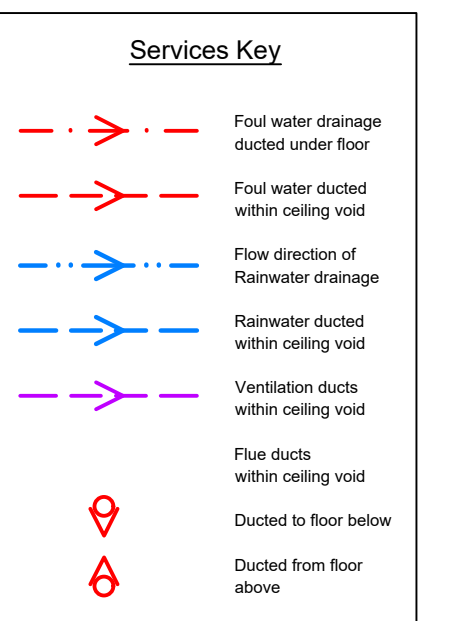




Ground Floor



First Floor



NOTE: All new flue vents and extractor ducts to vent out to rear of property, or into open lightwells. All drainage to flow to rear except in cases of existing guttering and downpipes to the front elevation, which are to be replaced with new guttering and downpipes in exact same location / position.

REV:	DATE:	DESCRIPTION:	BY:
COVEST ARCHITECTURE			
Covest Architecture Pure Offices, Lake View Drive, Sherwood Business Park, Nottingham, NG15 0DT Telephone : 0115 778 6948 Email : mcongreve@covest.co.uk Website : www.covest.co.uk			
PROJECT: Conversion and Change of use			
DRAWING TITLE: Proposed Service Plans Ground and First Floor			
PROJECT ADDRESS: 138 - 140 Commercial Street, Newport, NP20 1LN			
CLIENT: Mr James Horgan			
DATE: 19/03/26		SCALE: 1:100	
DRAWN: MC		DRG NO: T / 036	
CHECKED:		REVISION:	
APPROVED:			