



1. LOCATION PLAN
1:750

NOTES

THIS DRAWING IS © OF IQONICA LTD

DO NOT SCALE. USE FIGURED DIMENSIONS ONLY.

THIS DRAWING IS FOR PLANNING PURPOSES ONLY

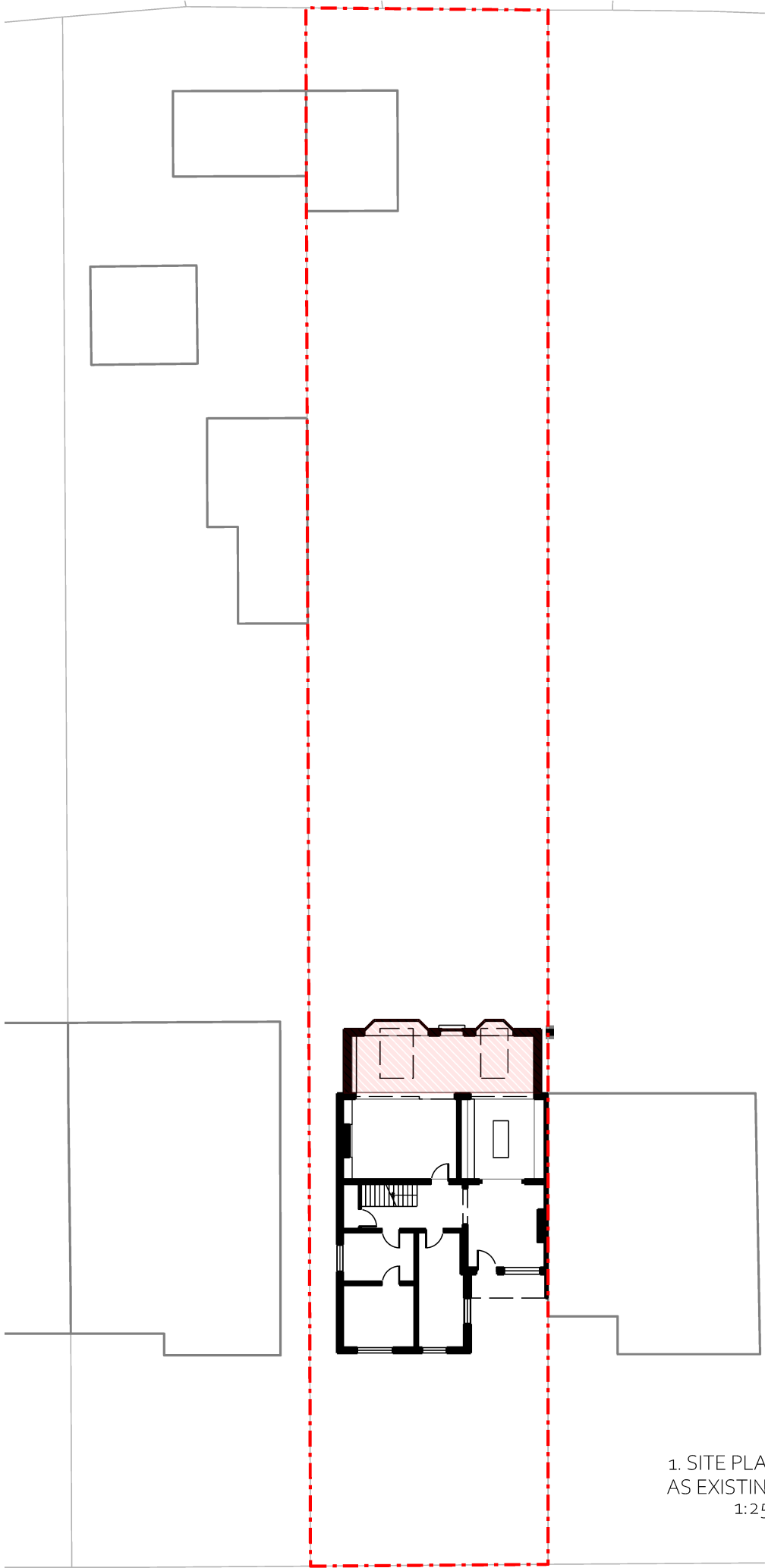
THE INFORMATION CONTAINED IN THIS DOCUMENT IS NOT SUITABLE OR SUFFICIENT FOR PRICING OR CONSTRUCTION

FINAL DIMENSIONS, SETTING OUT, CLEAR HEIGHTS ETC. WILL DEPEND ON DEMOLITIONS/RECONSTRUCTIONS, FINAL STRUCTURAL DESIGN AND CALCULATIONS, CONTRACTOR'S DESIGN DEVELOPMENT, SPECIFICATIONS AND BUILDING CONTROL REQUIREMENTS & APPROVALS.

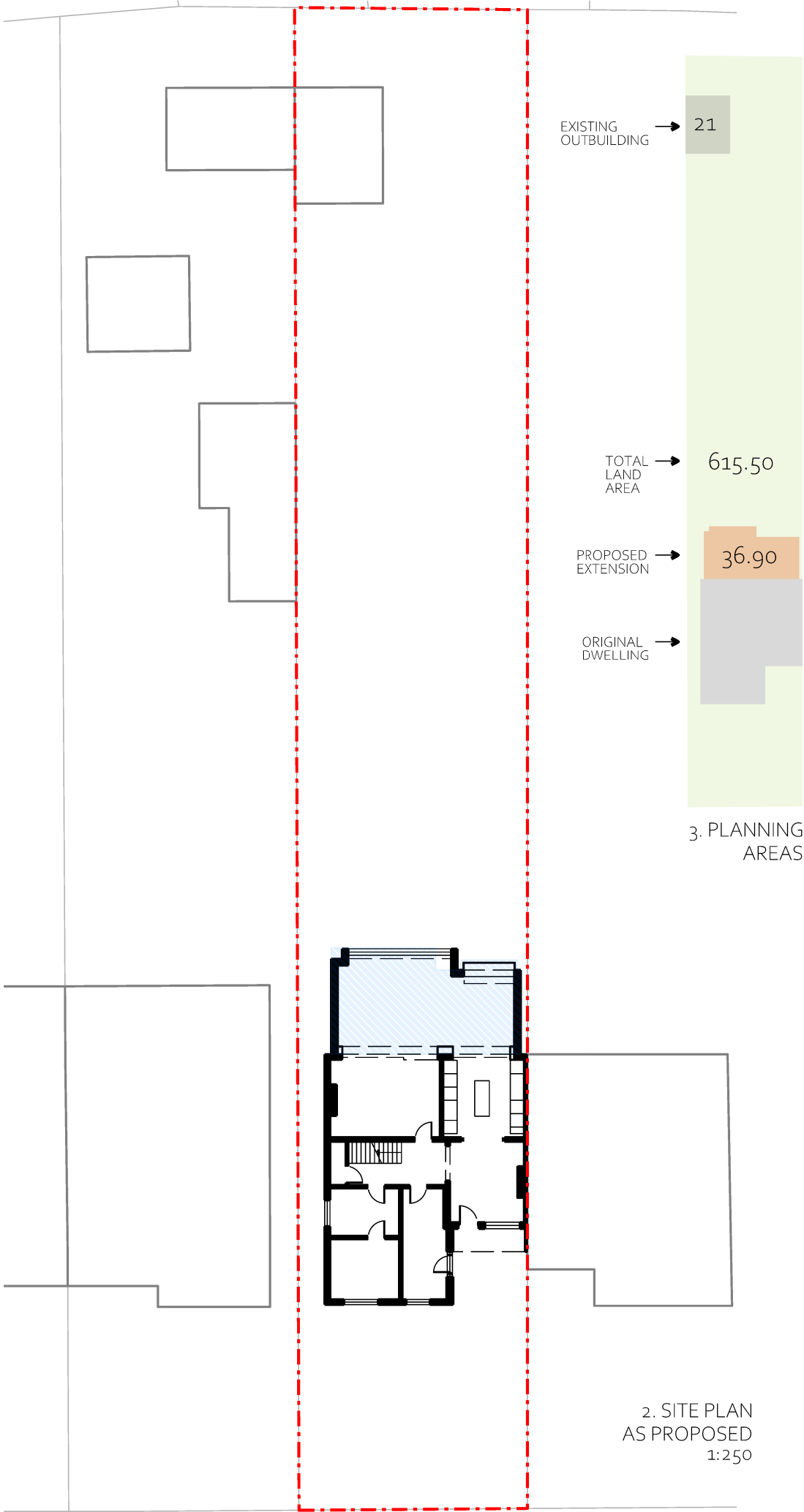
DIMENSIONS AND SETTING OUTS ARE TO BE CONFIRMED ON SITE BY TRADES PRIOR TO ORDERS, CONSTRUCTION, EXECUTION & INSTALLATION AND IN ACCORDANCE TO PLANNING AND BUILDING CONTROL APPROVALS AND PARTY WALL AGREEMENTS.



A	15/05/2023	CLIENT REVIEW
-	15/03/2023	CLIENT REVIEW
REV	DATE	DESCRIPTION
REVISIONS		
SCALE BAR		
REFER TO DRAWING		
PROJECT	PR. NO.:	
66 TWYFORD AVENUE	0353	
DRAWING NAME AND NUMBER	DWG. NO.:	
LOCATION PLAN	A-P-020	
STATUS	REVISION	
PLANNING	C	
1ST ISSUE DATE	25/07/2022	
SCALES/PAPER SIZE	1:750 @ A3	
DRAWN/ CHECKED	IQONICA	



1. SITE PLAN
AS EXISTING
1:250



2. SITE PLAN
AS PROPOSED
1:250

NOTES

THIS DRAWING IS © OF IQONICA LTD

DO NOT SCALE. USE FIGURED DIMENSIONS ONLY.

THIS DRAWING IS FOR PLANNING PURPOSES ONLY

THE INFORMATION CONTAINED IN THIS DOCUMENT IS NOT SUITABLE OR SUFFICIENT FOR PRICING OR CONSTRUCTION

FINAL DIMENSIONS, SETTING OUT, CLEAR HEIGHTS ETC. WILL DEPEND ON DEMOLITIONS/RECONSTRUCTIONS, FINAL STRUCTURAL DESIGN AND CALCULATIONS, CONTRACTOR'S DESIGN DEVELOPMENT, SPECIFICATIONS AND BUILDING CONTROL REQUIREMENTS & APPROVALS.

DIMENSIONS AND SETTING OUTS ARE TO BE CONFIRMED ON SITE BY TRADES PRIOR TO ORDERS, CONSTRUCTION, EXECUTION & INSTALLATION AND IN ACCORDANCE TO PLANNING AND BUILDING CONTROL APPROVALS AND PARTY WALL AGREEMENTS.



B	22/05/2023	PLANNING - PRIOR APPROVAL
A	21/05/2023	CLIENT REVIEW
-	15/03/2023	CLIENT REVIEW
REV	DATE	DESCRIPTION

REVISIONS

SCALE BAR

REFER TO DRAWING

PROJECT	PR. NO.:
66 TWYFORD AVENUE	0353

DRAWING NAME AND NUMBER	DWG. NO.:
SITE PLAN	A-P-025

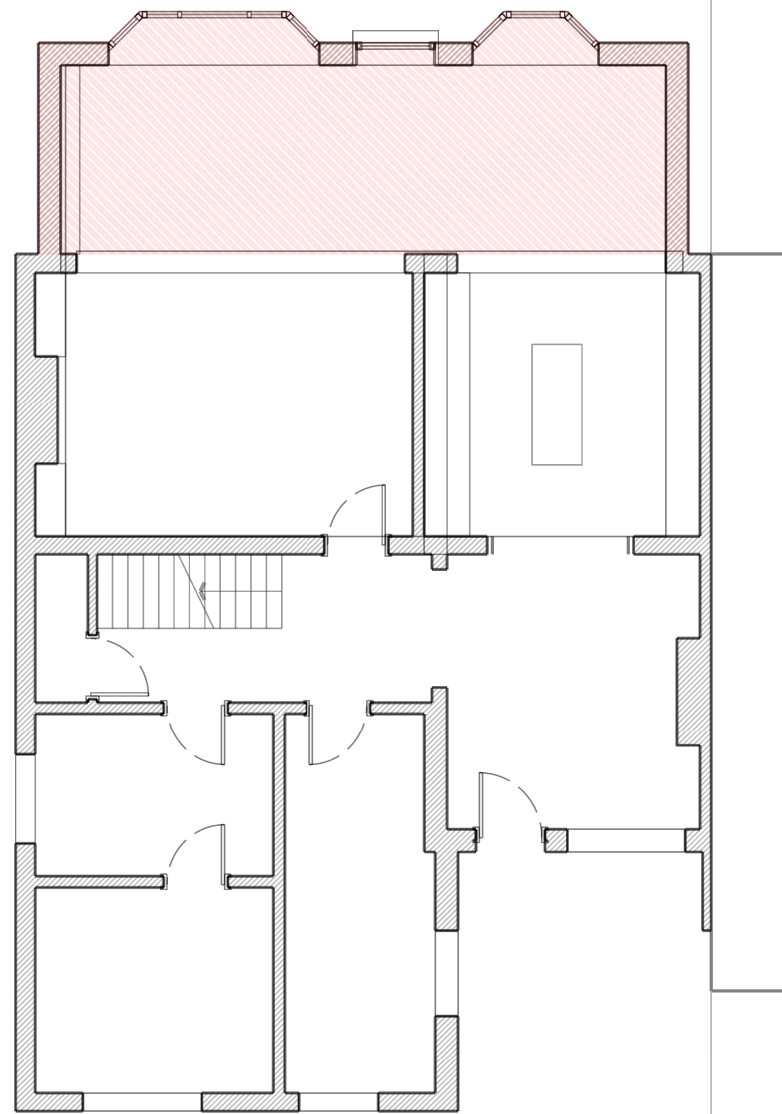
STATUS	REVISION
PLANNING	B

1ST ISSUE DATE	22/05/2023
SCALES/PAPER SIZE	1:250 @ A3
DRAWN/ CHECKED	IQONICA

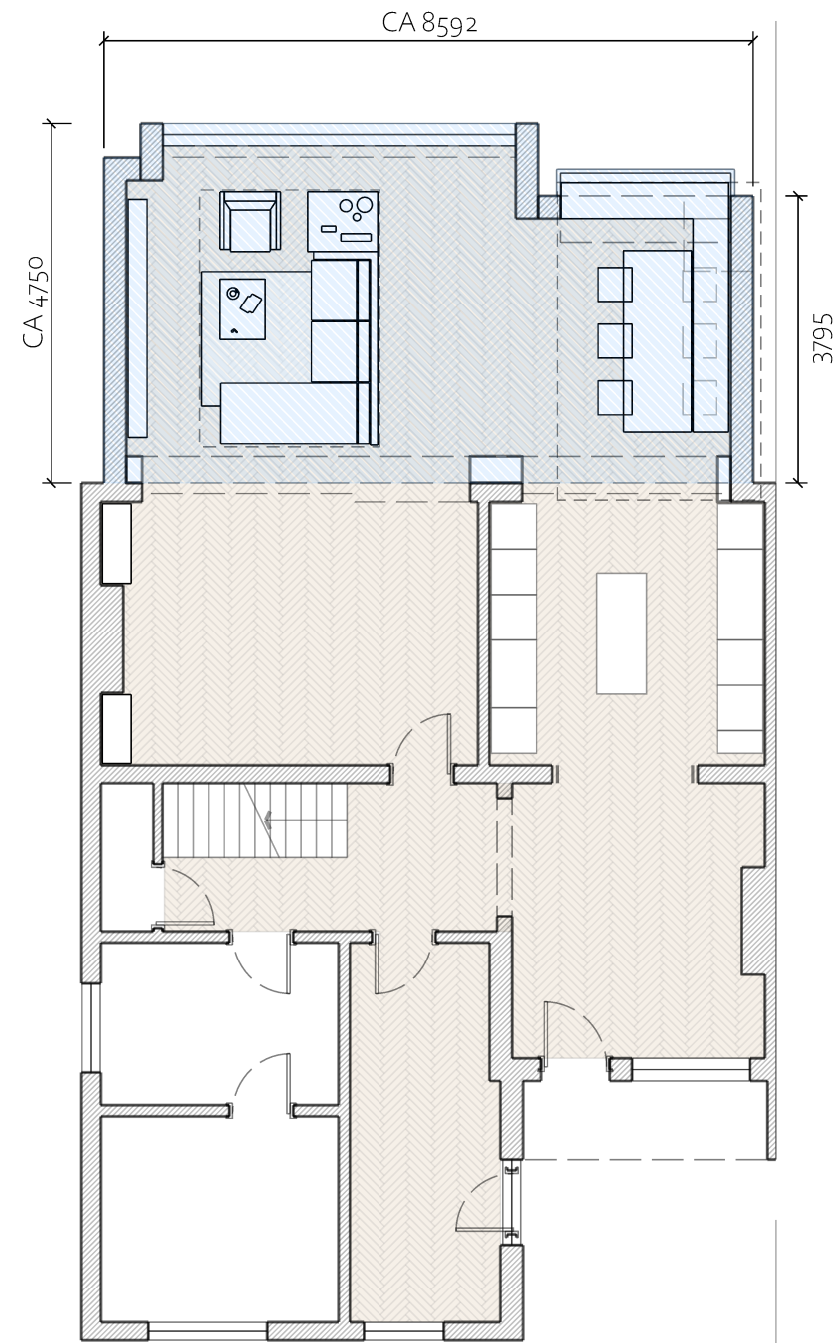
IQONICA[®]
ARCHITECTURE & INTERIORS

RIBA  arb  Architects Registration Board  CNA PPC 

GREAT PORTLAND STREET 83, 1ST FLOOR W1W 7LT LONDON



1. GROUND FLOOR PLAN
AS EXISTING
1:100



2. GROUND FLOOR PLAN
AS PROPOSED
1:100

NOTES

THIS DRAWING IS © OF IQONICA LTD

DO NOT SCALE. USE FIGURED DIMENSIONS ONLY.

THIS DRAWING IS FOR PLANNING PURPOSES ONLY

THE INFORMATION CONTAINED IN THIS DOCUMENT IS NOT SUITABLE OR SUFFICIENT FOR PRICING OR CONSTRUCTION

FINAL DIMENSIONS, SETTING OUT, CLEAR HEIGHTS ETC. WILL DEPEND ON DEMOLITIONS/RECONSTRUCTIONS, FINAL STRUCTURAL DESIGN AND CALCULATIONS, CONTRACTOR'S DESIGN DEVELOPMENT, SPECIFICATIONS AND BUILDING CONTROL REQUIREMENTS & APPROVALS.

DIMENSIONS AND SETTING OUTS ARE TO BE CONFIRMED ON SITE BY TRADES PRIOR TO ORDERS, CONSTRUCTION, EXECUTION & INSTALLATION AND IN ACCORDANCE TO PLANNING AND BUILDING CONTROL APPROVALS AND PARTY WALL AGREEMENTS.



B	22/05/2023	PLANNING - PRIOR APPROVAL
A	21/05/2023	CLIENT REVIEW
-	15/03/2023	CLIENT REVIEW
REV	DATE	DESCRIPTION

REVISIONS

SCALE BAR

REFER TO DRAWING

PROJECT	PR. NO.:
66 TWYFORD AVENUE	0353
DRAWING NAME AND NUMBER	DWG. NO.:
GROUND FLOOR PLAN	A-P-100
STATUS	REVISION
PLANNING	B
1ST ISSUE DATE	21/05/2023
SCALES/PAPER SIZE	1:100 @ A3
DRAWN/ CHECKED	IQONICA

IQONICA[®]
ARCHITECTURE & INTERIORS



NOTES

THIS DRAWING IS © OF IQONICA LTD

DO NOT SCALE. USE FIGURED DIMENSIONS ONLY.

THIS DRAWING IS FOR PLANNING PURPOSES ONLY

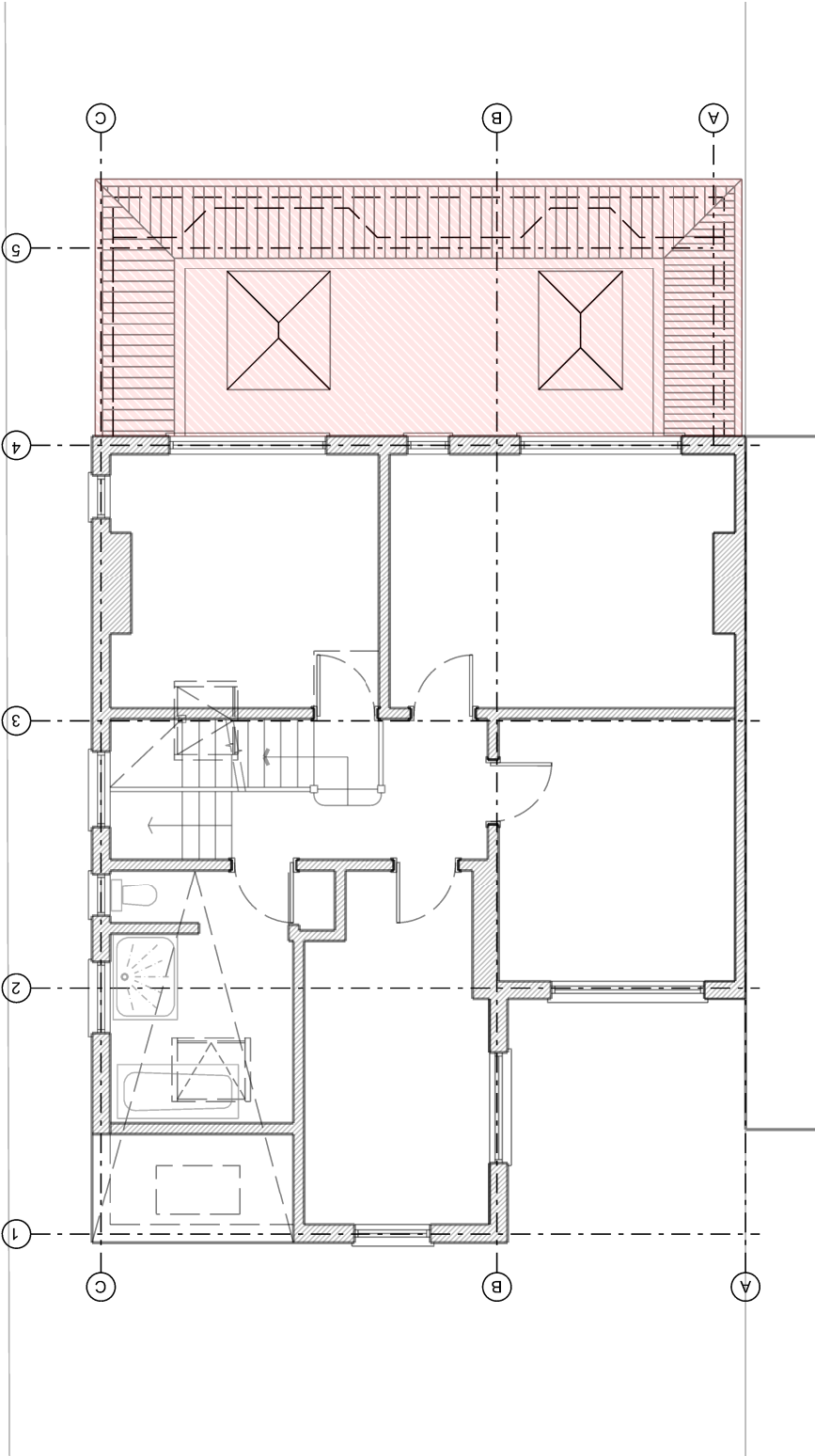
THE INFORMATION CONTAINED IN THIS DOCUMENT IS NOT SUITABLE OR SUFFICIENT FOR PRICING OR CONSTRUCTION

FINAL DIMENSIONS, SETTING OUT, CLEAR HEIGHTS ETC. WILL DEPEND ON DEMOLITIONS/RECONSTRUCTIONS, FINAL STRUCTURAL DESIGN AND CALCULATIONS, CONTRACTOR'S DESIGN DEVELOPMENT, SPECIFICATIONS AND BUILDING CONTROL REQUIREMENTS & APPROVALS.

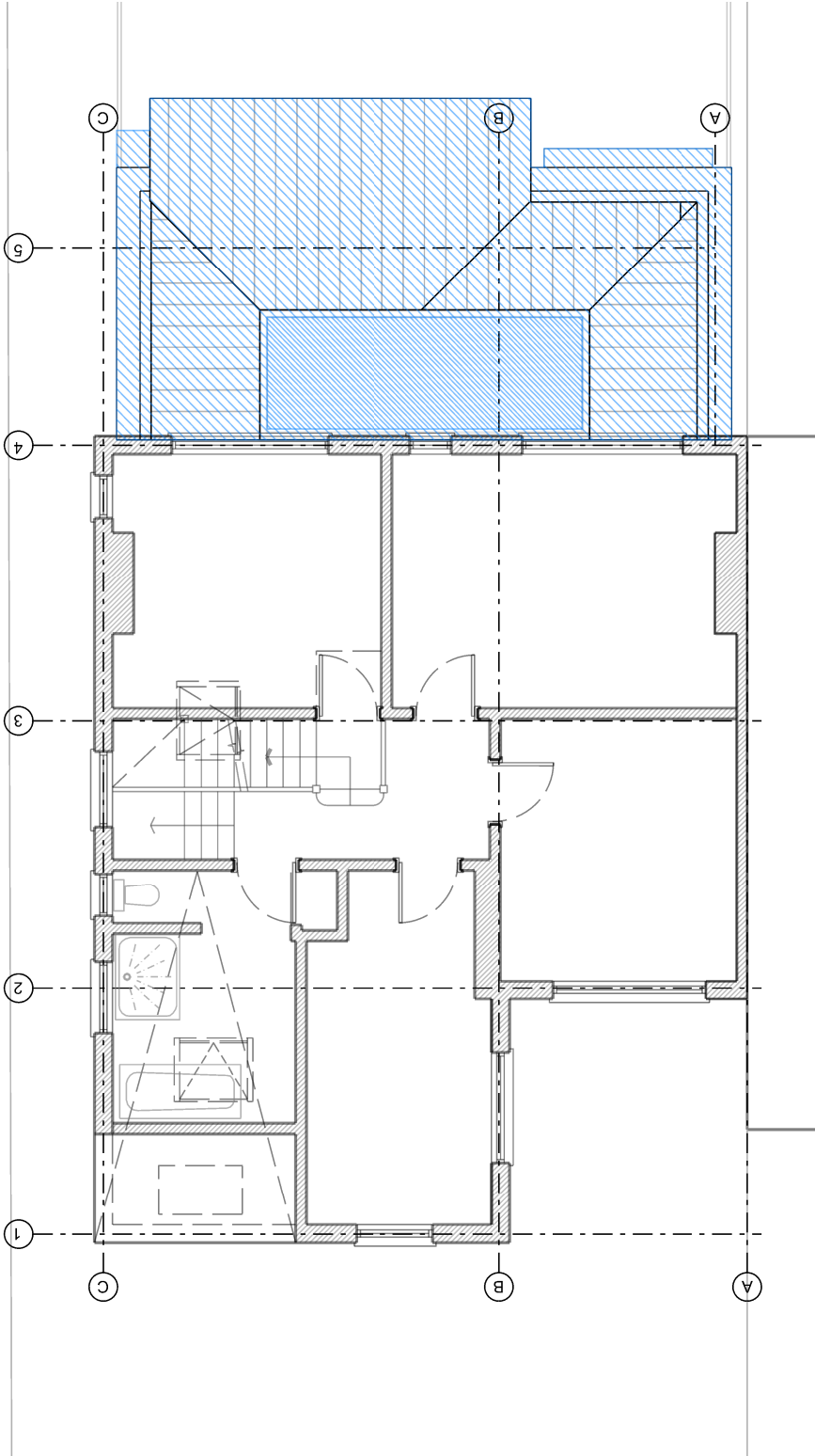
DIMENSIONS AND SETTING OUTS ARE TO BE CONFIRMED ON SITE BY TRADES PRIOR TO ORDERS, CONSTRUCTION, EXECUTION & INSTALLATION AND IN ACCORDANCE TO PLANNING AND BUILDING CONTROL APPROVALS AND PARTY WALL AGREEMENTS.



B	22/05/2023	PLANNING - PRIOR APPROVAL
A	21/05/2023	CLIENT REVIEW
-	15/03/2023	CLIENT REVIEW
REV	DATE	DESCRIPTION
REVISIONS		
SCALE BAR		
REFER TO DRAWING		
PROJECT	PR. NO.:	
66 TWYFORD AVENUE	0353	
DRAWING NAME AND NUMBER	DWG. NO.:	
FIRST FLOOR PLAN	A-P-101	
STATUS	REVISION	
PLANNING	B	
1ST ISSUE DATE	21/05/2023	
SCALE/PAPER SIZE	1:100 @ A3	
DRAWN/ CHECKED	IQONICA	



1. FIRST FLOOR PLAN
AS EXISTING
1:100



2. FIRST FLOOR PLAN
AS PROPOSED
1:100

NOTES

THIS DRAWING IS © OF IQONICA LTD

DO NOT SCALE. USE FIGURED DIMENSIONS ONLY.

THIS DRAWING IS FOR PLANNING PURPOSES ONLY

THE INFORMATION CONTAINED IN THIS DOCUMENT IS NOT SUITABLE OR SUFFICIENT FOR PRICING OR CONSTRUCTION

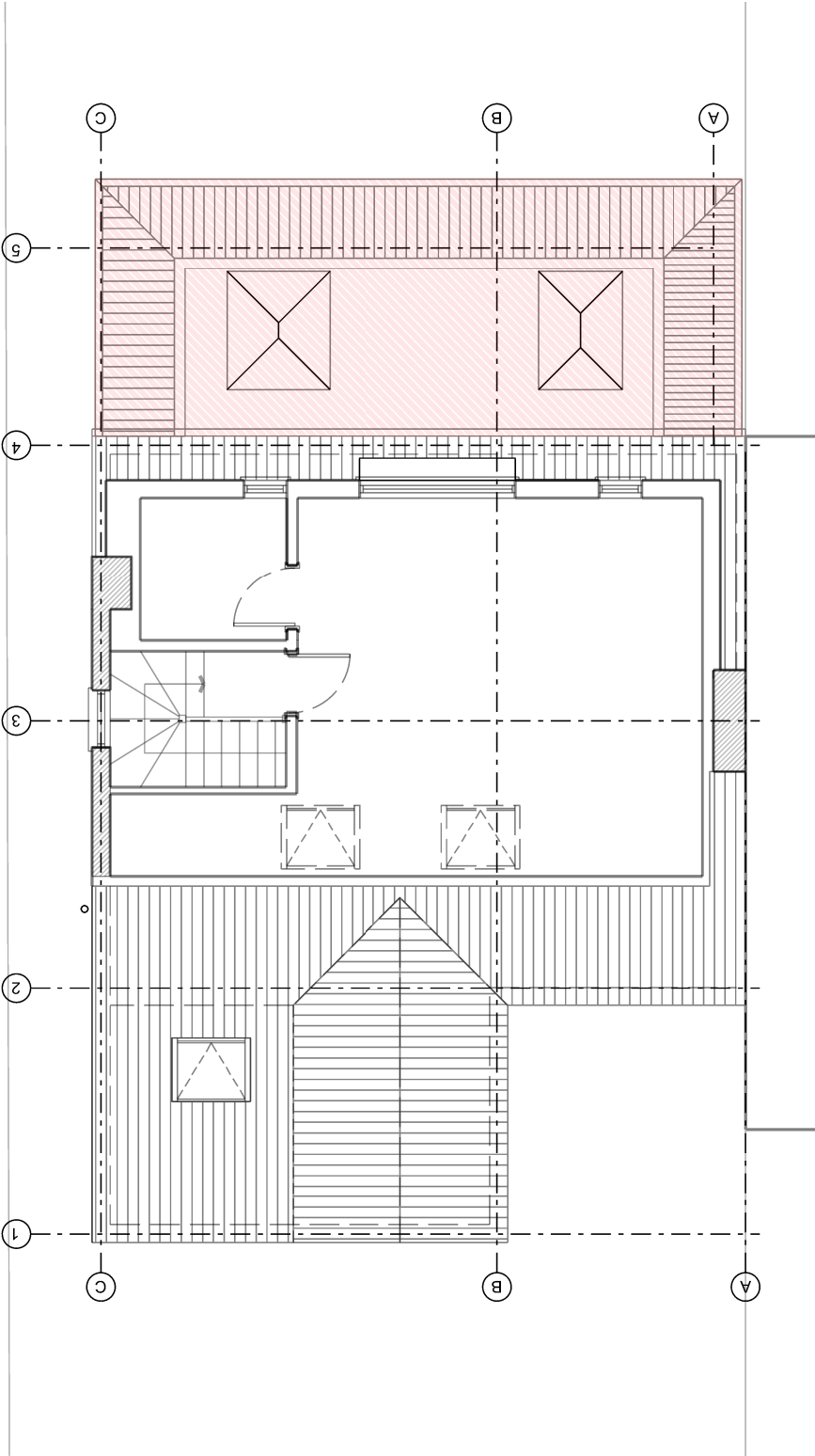
FINAL DIMENSIONS, SETTING OUT, CLEAR HEIGHTS ETC. WILL DEPEND ON DEMOLITIONS/RECONSTRUCTIONS, FINAL STRUCTURAL DESIGN AND CALCULATIONS, CONTRACTOR'S DESIGN DEVELOPMENT, SPECIFICATIONS AND BUILDING CONTROL REQUIREMENTS & APPROVALS.

DIMENSIONS AND SETTING OUTS ARE TO BE CONFIRMED ON SITE BY TRADES PRIOR TO ORDERS, CONSTRUCTION, EXECUTION & INSTALLATION AND IN ACCORDANCE TO PLANNING AND BUILDING CONTROL APPROVALS AND PARTY WALL AGREEMENTS.

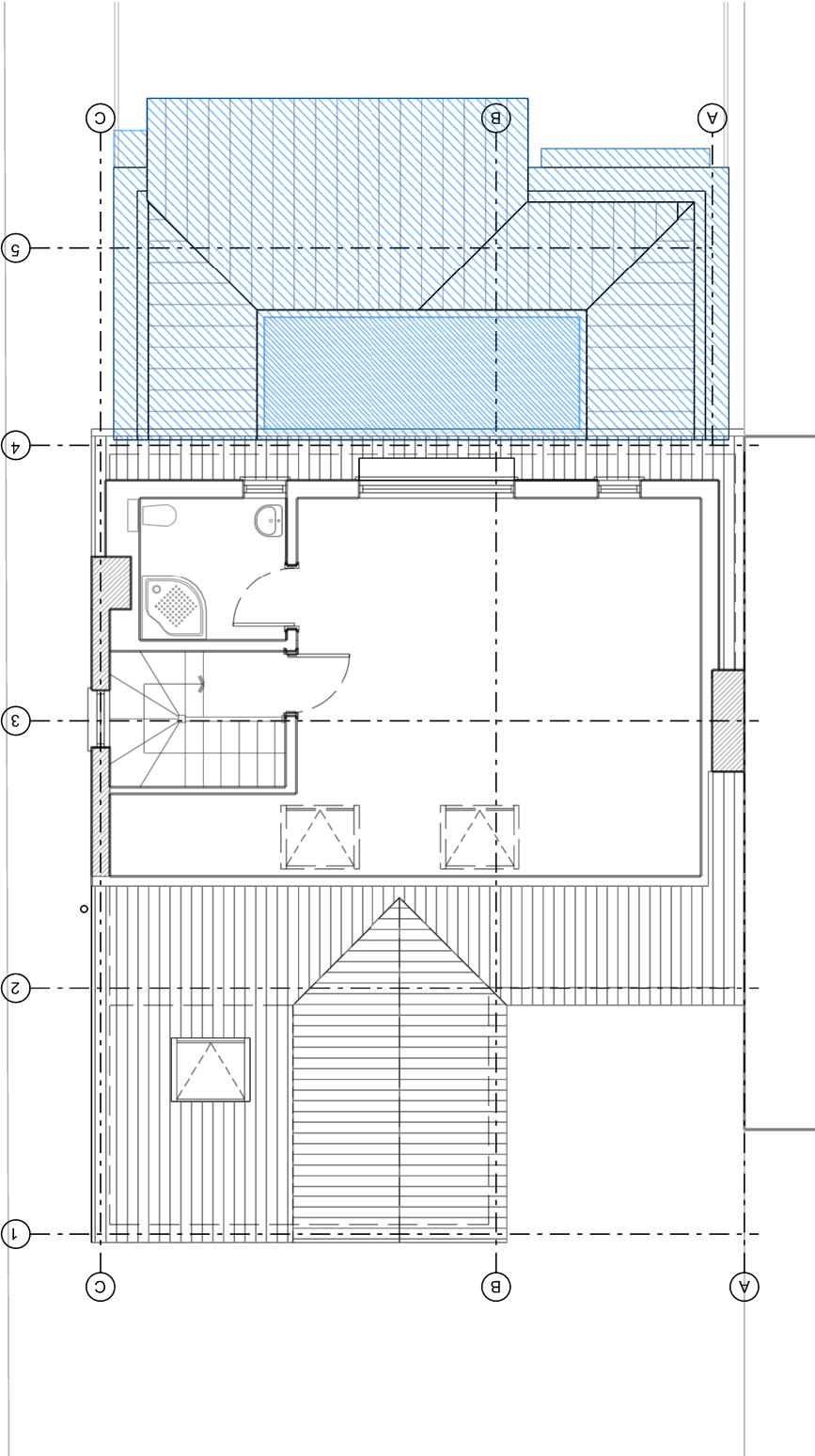


B	22/05/2023	PLANNING - PRIOR APPROVAL
A	21/05/2023	CLIENT REVIEW
-	15/03/2023	CLIENT REVIEW
REV	DATE	DESCRIPTION
REVISIONS		
SCALE BAR		
REFER TO DRAWING		
PROJECT	PR. NO.:	
66 TWYFORD AVENUE	0353	
DRAWING NAME AND NUMBER	DWG. NO.:	
LOFT FLOOR PLAN	A-P-102	
STATUS	REVISION	
PLANNING	B	
1ST ISSUE DATE	21/05/2023	
SCALES/PAPER SIZE	1:100 @ A3	
DRAWN/ CHECKED	IQONICA	

IQONICA[®]
ARCHITECTURE & INTERIORS



1. LOFT FLOOR PLAN
AS EXISTING
1:100



2. LOFT FLOOR PLAN
AS PROPOSED
1:100

NOTES

THIS DRAWING IS © OF IQONICA LTD

DO NOT SCALE. USE FIGURED DIMENSIONS ONLY.

THIS DRAWING IS FOR PLANNING PURPOSES ONLY

THE INFORMATION CONTAINED IN THIS DOCUMENT IS NOT SUITABLE OR SUFFICIENT FOR PRICING OR CONSTRUCTION

FINAL DIMENSIONS, SETTING OUT, CLEAR HEIGHTS ETC. WILL DEPEND ON DEMOLITIONS/RECONSTRUCTIONS, FINAL STRUCTURAL DESIGN AND CALCULATIONS, CONTRACTOR'S DESIGN DEVELOPMENT, SPECIFICATIONS AND BUILDING CONTROL REQUIREMENTS & APPROVALS.

DIMENSIONS AND SETTING OUTS ARE TO BE CONFIRMED ON SITE BY TRADES PRIOR TO ORDERS, CONSTRUCTION, EXECUTION & INSTALLATION AND IN ACCORDANCE TO PLANNING AND BUILDING CONTROL APPROVALS AND PARTY WALL AGREEMENTS.



C	22/05/2023	PLANNING - PRIOR APPROVAL [CORRECTION]
B	22/05/2023	PLANNING - PRIOR APPROVAL
A	21/05/2023	CLIENT REVIEW
-	15/03/2023	CLIENT REVIEW
REV	DATE	DESCRIPTION

REVISIONS

SCALE BAR

REFER TO DRAWING

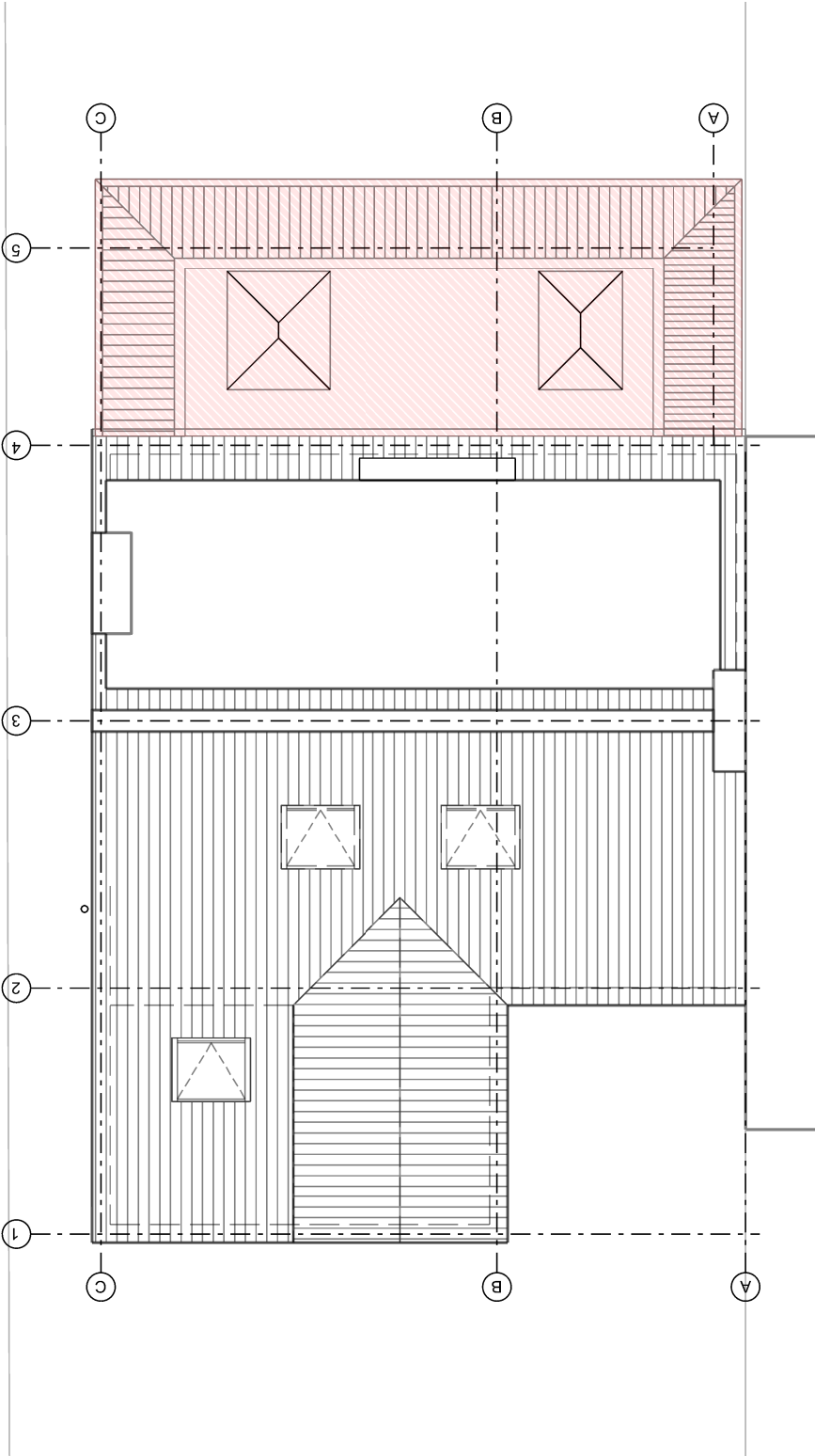
PROJECT	PR. NO.:
66 TWYFORD AVENUE	0353

DRAWING NAME AND NUMBER	DWG. NO.:
ROOF PLAN	A-P-103

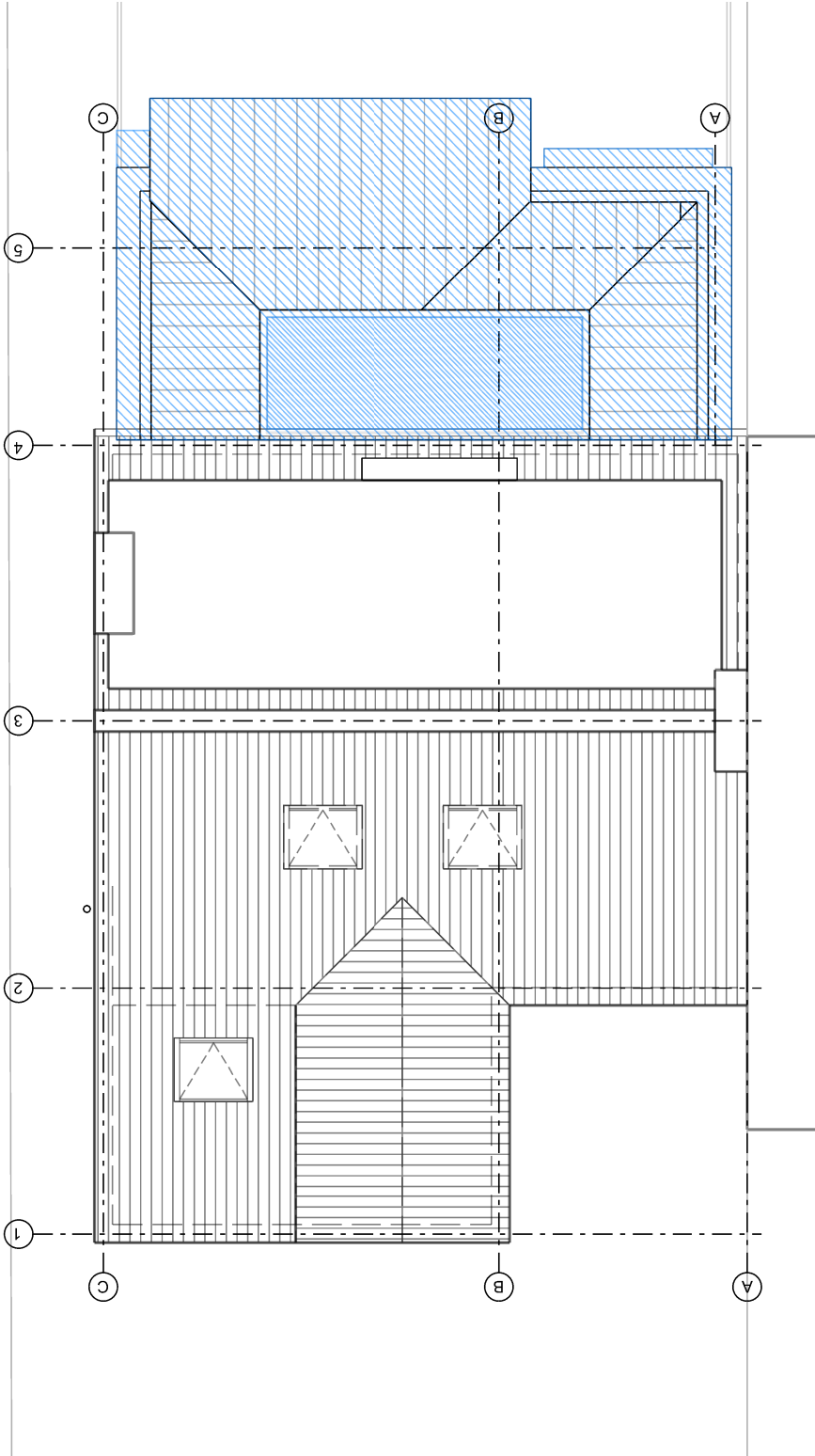
STATUS	REVISION
PLANNING	C

1ST ISSUE DATE	21/05/2023
SCALES/PAPER SIZE	1:100 @ A3
DRAWN/ CHECKED	IQONICA

IQONICA
ARCHITECTURE & INTERIORS



1. ROOF PLAN
AS EXISTING
1:100



2. ROOF PLAN
AS PROPOSED
1:100

NOTES

THIS DRAWING IS © OF IQONICA LTD

DO NOT SCALE. USE FIGURED DIMENSIONS ONLY.

THIS DRAWING IS FOR PLANNING PURPOSES ONLY

THE INFORMATION CONTAINED IN THIS DOCUMENT IS NOT SUITABLE OR SUFFICIENT FOR PRICING OR CONSTRUCTION

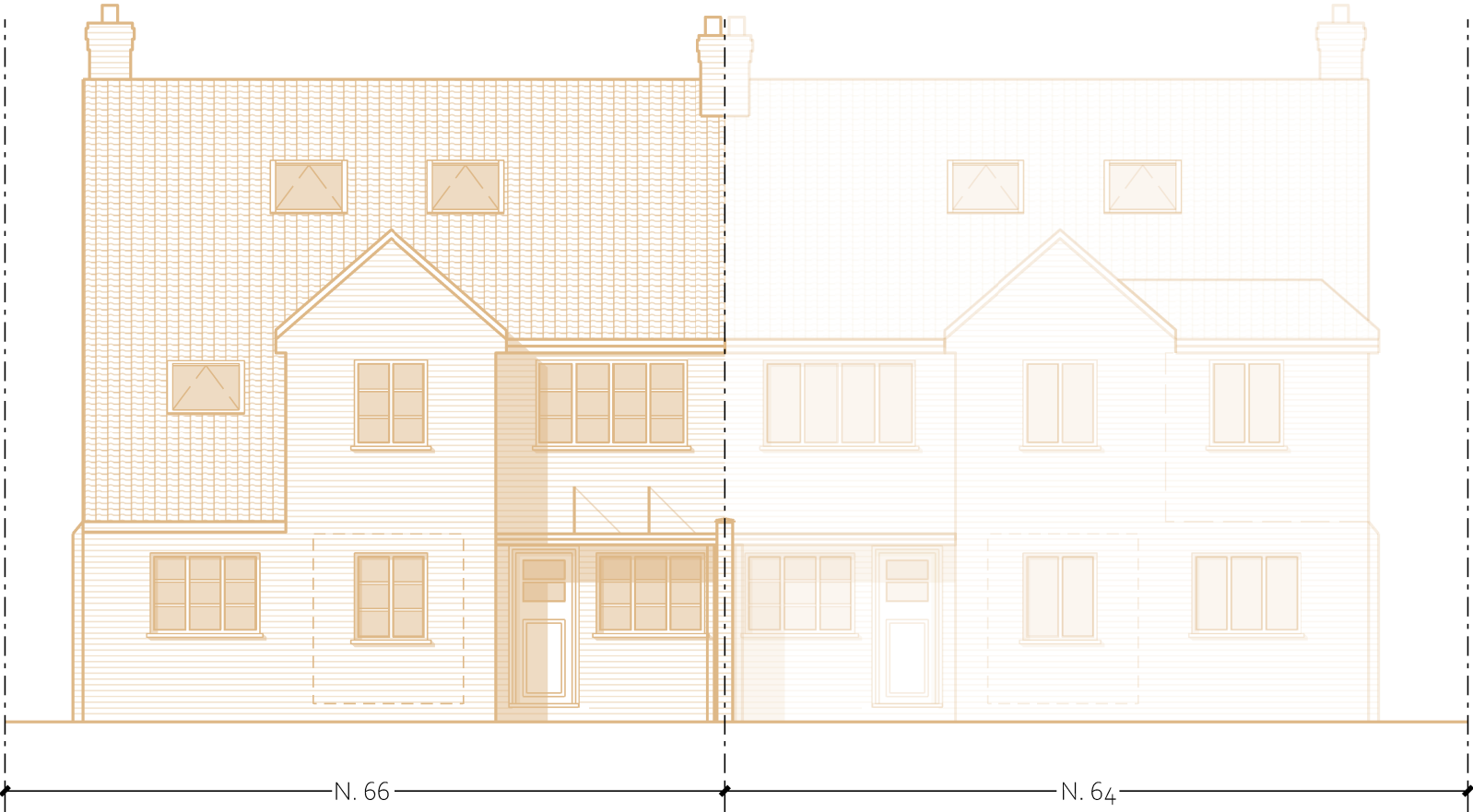
FINAL DIMENSIONS, SETTING OUT, CLEAR HEIGHTS ETC. WILL DEPEND ON DEMOLITIONS/RECONSTRUCTIONS, FINAL STRUCTURAL DESIGN AND CALCULATIONS, CONTRACTOR'S DESIGN DEVELOPMENT, SPECIFICATIONS AND BUILDING CONTROL REQUIREMENTS & APPROVALS.

DIMENSIONS AND SETTING OUTS ARE TO BE CONFIRMED ON SITE BY TRADES PRIOR TO ORDERS, CONSTRUCTION, EXECUTION & INSTALLATION AND IN ACCORDANCE TO PLANNING AND BUILDING CONTROL APPROVALS AND PARTY WALL AGREEMENTS.

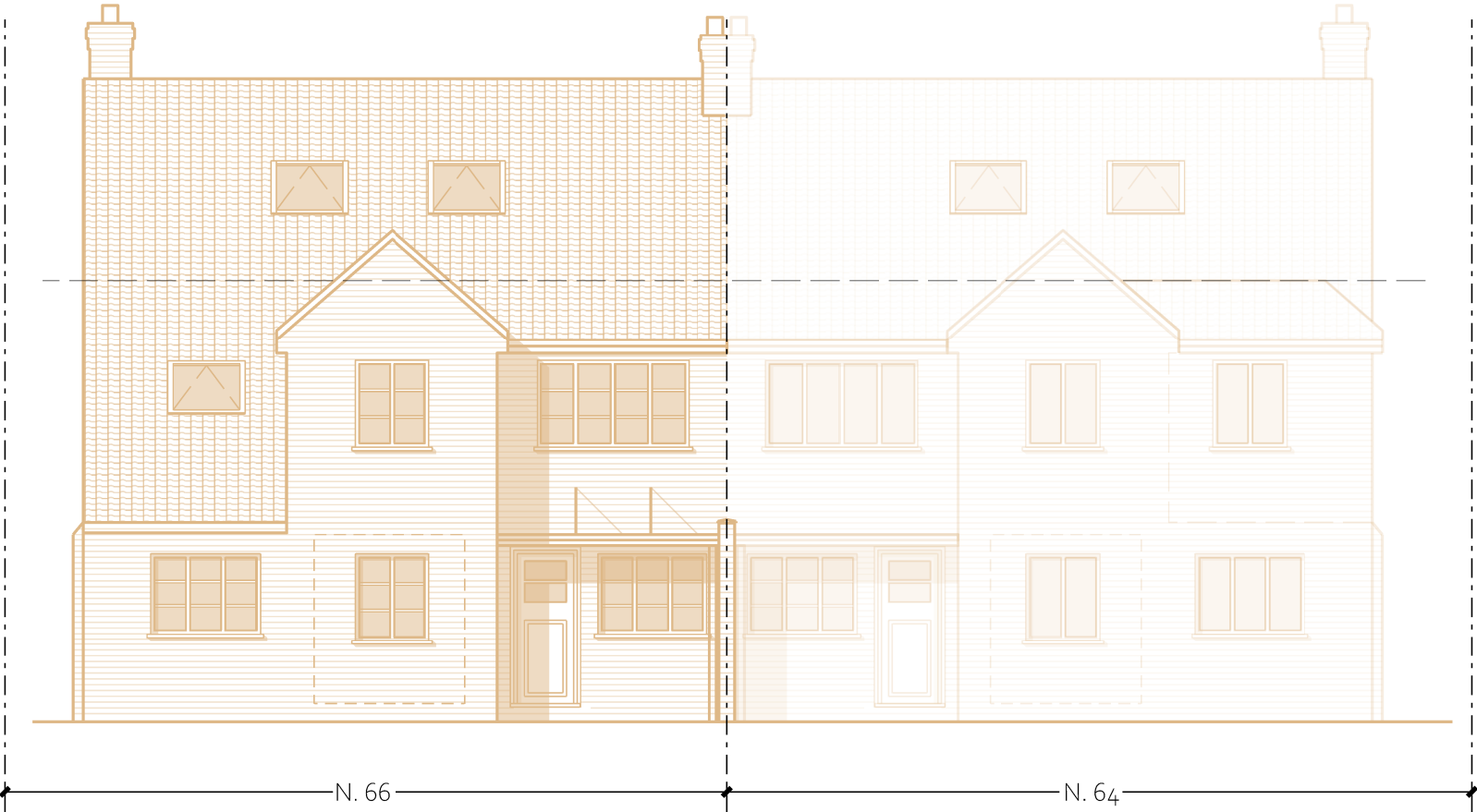


B	22/05/2023	PLANNING - PRIOR APPROVAL
A	21/05/2023	CLIENT REVIEW
-	15/03/2023	CLIENT REVIEW
REV	DATE	DESCRIPTION
REVISIONS		
SCALE BAR		
REFER TO DRAWING		
PROJECT	PR. NO.:	
66 TWYFORD AVENUE	0353	
DRAWING NAME AND NUMBER	DWG. NO.:	
TWYFORD AVENUE ELEVATION	A-P-201	
STATUS	REVISION	
PLANNING	B	
1ST ISSUE DATE	21/05/2023	
SCALES/PAPER SIZE	1:100 @ A3	
DRAWN/ CHECKED	IQONICA	

2. ELEVATION
TWYFORD AVENUE
AS EXISTING
1:100



2. ELEVATION
TWYFORD AVENUE
AS PROPOSED
1:100



NOTES

THIS DRAWING IS © OF IQONICA LTD

DO NOT SCALE. USE FIGURED DIMENSIONS ONLY.

THIS DRAWING IS FOR PLANNING PURPOSES ONLY

THE INFORMATION CONTAINED IN THIS DOCUMENT IS NOT SUITABLE OR SUFFICIENT FOR PRICING OR CONSTRUCTION

FINAL DIMENSIONS, SETTING OUT, CLEAR HEIGHTS ETC. WILL DEPEND ON DEMOLITIONS/RECONSTRUCTIONS, FINAL STRUCTURAL DESIGN AND CALCULATIONS, CONTRACTOR'S DESIGN DEVELOPMENT, SPECIFICATIONS AND BUILDING CONTROL REQUIREMENTS & APPROVALS.

DIMENSIONS AND SETTING OUTS ARE TO BE CONFIRMED ON SITE BY TRADES PRIOR TO ORDERS, CONSTRUCTION, EXECUTION & INSTALLATION AND IN ACCORDANCE TO PLANNING AND BUILDING CONTROL APPROVALS AND PARTY WALL AGREEMENTS.



C	22/05/2023	PLANNING - PRIOR APPROVAL [CORRECTION]
B	22/05/2023	PLANNING - PRIOR APPROVAL
A	21/05/2023	CLIENT REVIEW
-	15/03/2023	CLIENT REVIEW
REV	DATE	DESCRIPTION

REVISIONS

SCALE BAR

REFER TO DRAWING

PROJECT	PR. NO.:
66 TWYFORD AVENUE	9353

DRAWING NAME AND NUMBER	DWG. NO.:
GARDEN & SIDE ELEVATIONS	A-P-202

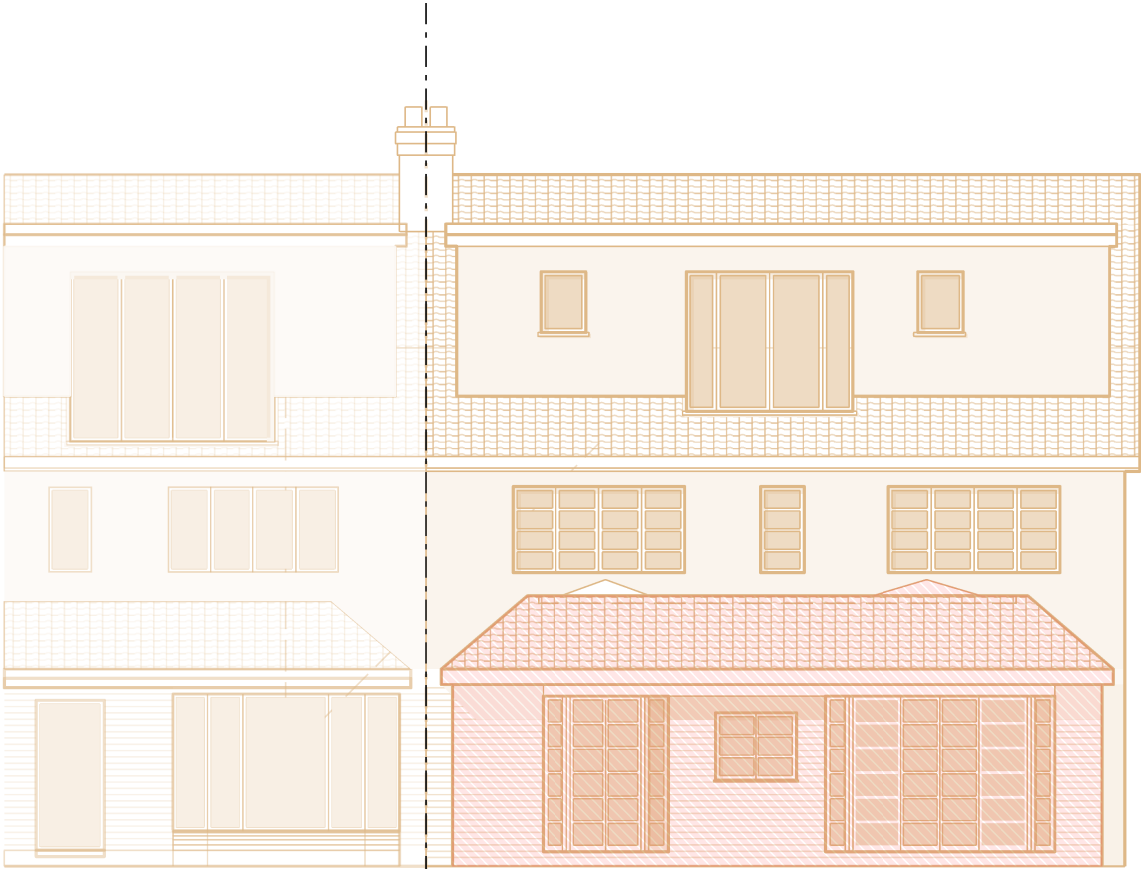
STATUS	REVISION
PLANNING	C

1ST ISSUE DATE	21/05/2023
SCALES/PAPER SIZE	1:100 @ A3
DRAWN/ CHECKED	IQONICA

IQONICA
ARCHITECTURE & INTERIORS



GREAT PORTLAND STREET 83, 1ST FLOOR W1W 7LT LONDON



1. ELEVATION GARDEN
AS EXISTING
1:100

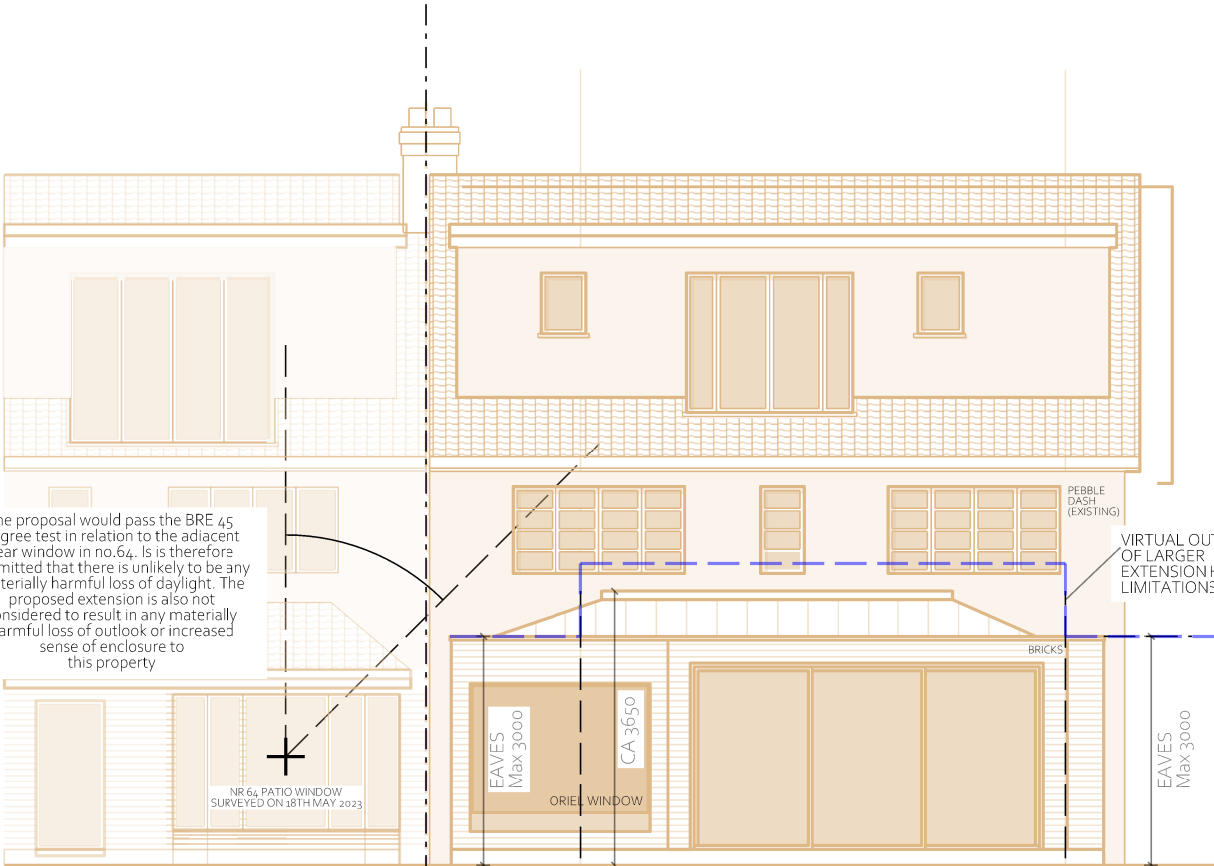
N. 64

N. 66

N 68



1. SIDE ELEVATION
AS EXISTING
1:100



3. ELEVATION GARDEN
AS PROPOSED
1:100

N. 64

N. 66

N 68



1. SIDE ELEVATION
AS PROPOSED
1:100