

Note: The proposed landscape outside the site red line is indicative only and it will have to be coordinated with the adjoining developments.

Area with restricted access

Block B

Balcony 8 sqm

Balcony 7 sqm

Balcony 7 sqm

Balcony 6 sqm

Balcony 7 sqm

Service Riser

Block A

Balcony 7 sqm

Balcony 6 sqm

Balcony 7 sqm

Service Riser

Park Area

Future development
Clarendon Road
Gas Works
Planning Ref
HGY/2019/4775

2.4

Project Ref - Drawing No - Status - Revision
2218-P102-S1-P2

[illegible]

2.4

General Notes				
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The site boundaries and surroundings are based on the following:				
• OS Map / Measured survey by ADC (East Anglia) LTD				
The site boundaries are those described by the client.				
These drawings are to be read in conjunction with all other relevant documentation produced by Stephen Davy Peter Smith Architects and other consultants employed by the client.				
Specific Notes				
Application Site Boundary Additional Land Underground Culvert Commercial Space				
Residential				
1B/1P Unit 1B/2P Unit 2B/3P Unit 2B/4P Unit 3B/4P Unit 3B/5P Unit				
Key				
N 1:200 0 2 4 6 8 10m				
P2	TK	Block A amended. Issued for information.		20/11/23
P1	TK	External plant room relocated inside Block B.		10/11/23
P0	TK	Issued for QRP.		18/10/23
Rev	Drawn	Notes		Date
Rev	Checked	Date	Approved	Date
REVISIONS				
Client				
Trinity Group				
	A - APPROVED			
	B - APPROVED WITH COMMENTS			
	C - DO NOT USE			
CLIENT APPROVAL				
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Project				
Hornsey Park Road				
Drawing Ref.			P103	Job No.
2218 - DS - 01 - 03 - DR - A -				2218
Purpose of Issue			Scale	
PRE-APPLICATION			1:200 @ A3	
Drawing Title				
Proposed Third Floor Plan				
Project Ref - Drawing No - Status - Revision				
2218 - P103 - S1 - P2				

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General Notes

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Specific Notes

- Application Site Boundary
- Additional Land
- Underground Culvert
- Commercial Space

Residential

1B/1P Unit	2B/4P Unit
1B/2P Unit	3B/4P Unit
2B/3P Unit	3B/5P Unit

Key

N

1:200

0 2 4 6 8 10m

P2	TK	Block A amended. Issued for information.	20/11/23
P1	TK	External plant room relocated inside Block B.	10/11/23
P0	TK	Issued for QRP.	18/10/23
Rev	Drawn	Notes	Date
Rev	Checked	Date	Approved

REVISIONS

Client

Trinity Group

A - APPROVED
B - APPROVED WITH COMMENTS
C - DO NOT USE

CLIENT APPROVAL

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Project

Hornsey Park Road

Drawing Ref.	Job No.
2218 - DS - 01 - 04 - DR - A - P104	2218
Purpose of Issue	Scale
PRE-APPLICATION	1:200 @ A3
Drawing Title	
Proposed Fourth Floor Plan	
Project Ref - Drawing No - Status - Revision	
2218 - P104 - S1 - P2	

[illegible]

Future
development
Clarendon Road
Gas Works
Planning Ref
HGY/2019/1775

General Notes

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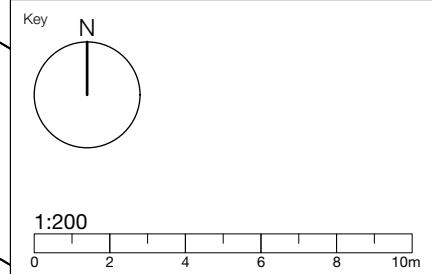
These drawings are to be read in conjunction with all other relevant documentation produced by Stephen Davy Peter Smith Architects and other consultants employed by the client.

Specific Notes

- Application Site Boundary
- Additional Land
- Underground Culvert
- Commercial Space

Residential

1B/1P Unit	2B/4P Unit
1B/2P Unit	3B/4P Unit
2B/3P Unit	3B/5P Unit



P2	TK	Block A amended. Issued for information.			20/11/23
P1	TK	External plant room relocated inside Block B.			10/11/23
P0	TK	Issued for QRP.			18/10/23
Rev	Drawn	Notes			Date
Rev	Checked	Date	Approved	Date	

REVISIONS

Client	
Trinity Group	
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CLIENT APPROVAL

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Project
Hornsey Park Road

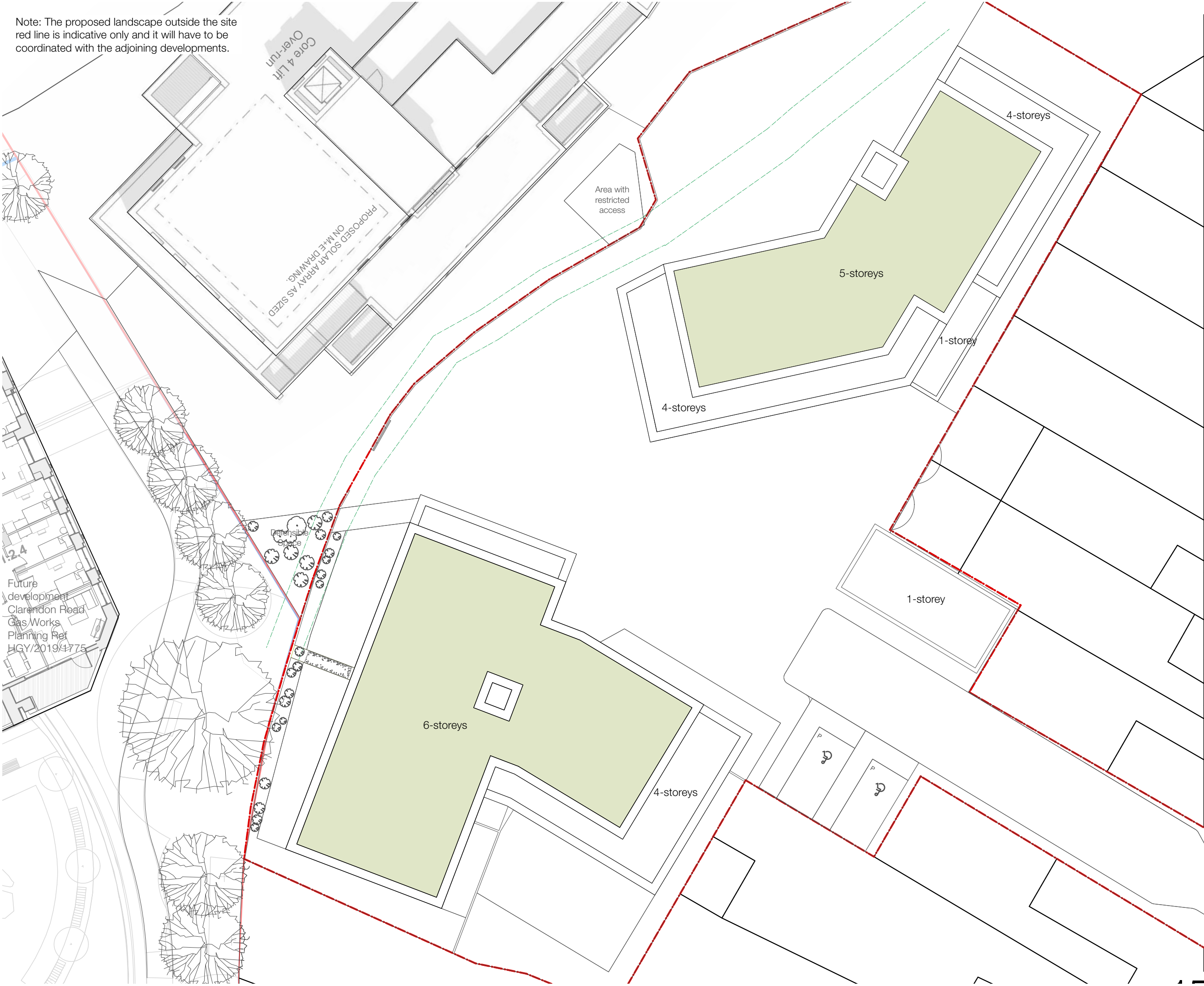
Drawing Ref. 2218 - DS - 01 - 05 -DR- A - P105	Job No. 2218
Purpose of Issue PRE-APPLICATION	Scale 1:200 @ A3

Drawing Title

Proposed Fifth Floor Plan

Project Ref - Drawing No - Status - Revision
2 2 1 8 - P 1 0 5 - S 1 - P 2

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General Notes

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Specific Notes

Application Site Boundary

Additional Land

Underground Culvert

Commercial Space

Residential

1B/1P Unit

1B/2P Unit

2B/3P Unit

2B/4P Unit

3B/4P Unit

3B/5P Unit

Key

N

1:200

0

2

4

6

8

10m

P1	TK	External plant room relocated inside Block B.	10/11/23	
P0	TK	Issued for QRP.	18/10/23	
Rev	Drawn	Notes	Date	
Rev	Checked	Date	Approved	Date

REVISIONS

Client

Trinity Group

A - APPROVED

B - APPROVED WITH COMMENTS

C - DO NOT USE

CLIENT APPROVAL

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Project

Hornsey Park Road

Drawing Ref.

2218 - DS - 01 - RF - DR - A - P106

Job No.

2218

Purpose of Issue

PRE-APPLICATION

Scale

1:200 @ A3

Drawing Title

Proposed Roof Plan

Project Ref - Drawing No - Status - Revision

2218 - P106 - S1 - P1

“A connected public realm with an unfolding sequence of views and experiences.”

Indicative Landscape Strategy

“A connected public realm with an unfolding sequence of views and experiences”

The landscape proposals create a safe and accessible external environment for residents and office staff to enjoy. A paved courtyard with incidental seating and play features contribute to the overall experience. The courtyard also provides a convenient route through between Hornsey Park Road and Brook Road. The circular plant room provides in part opportunities for play within the courtyard.

Key

- 1. Block A
- 2. Block B
- 3. Vehicle route
- 4. Commercial entrances
- 5. Bike store
- 6. Refuse store
- 7. Private gardens
- 8. Play area
- 9. Defensible planting
- 10. Blue badge parking
- 11. Connection to Clarendon Estate

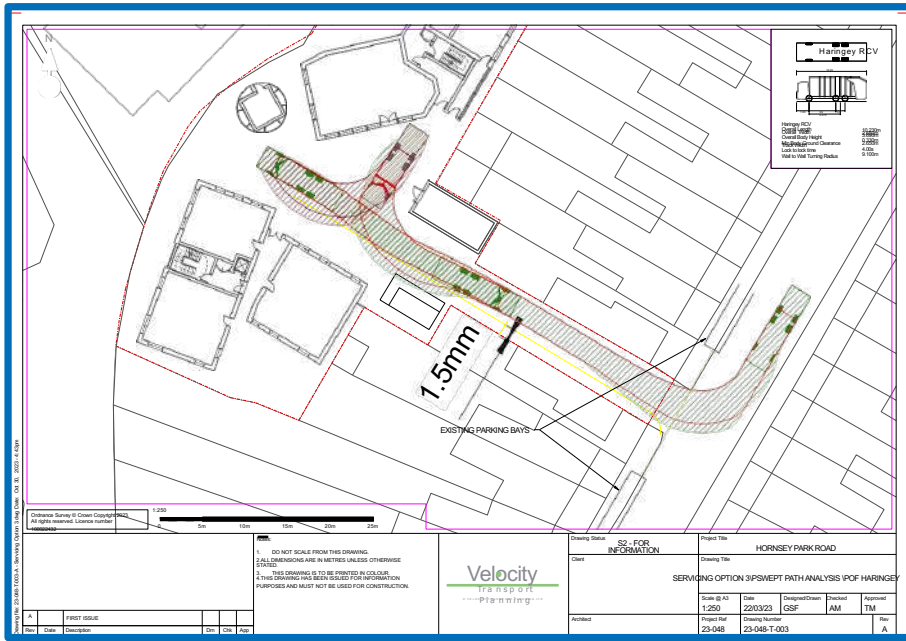


Transport Strategy

Servicing/ Refuse Collection

- Prioritise pedestrian movement through the site connecting Brook Road and Hornsey Park Road, while accommodating necessary infrequent vehicle movements.
- Full access designed to be used by pedestrians but a 1.5m zone is also provided for more vulnerable pedestrians.
- Layout can accommodate a fire tender and refuse collection vehicle.
- The proposed development will be car free aside from two blue badge parking spaces on site whilst there is provision for integrating an additional 2 spaces.

Refuse Collection



Fire Tender

