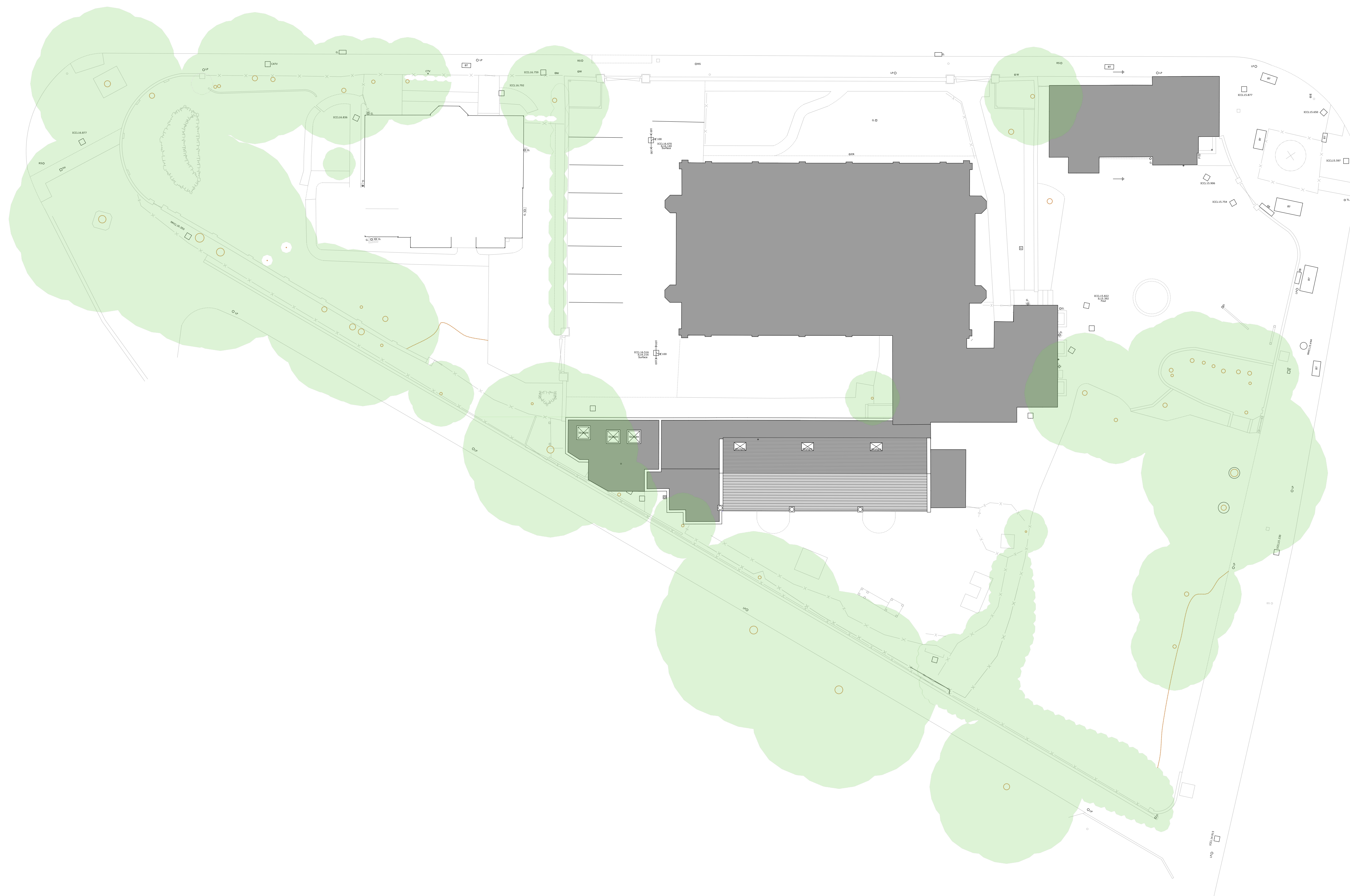


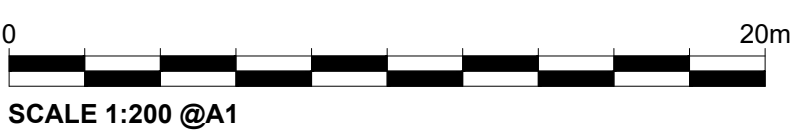
NOTES:  
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## EXISTING SITE ROOF PLAN



|             |             |                |
|-------------|-------------|----------------|
| G4          | 28.05.24    | For submission |
| <b>Rev.</b> | <b>Date</b> | <b>Notes</b>   |

## PLANNING

PROJECT  
MOB Creative

**SITE ADDRESS**  
The Old Nursery,  
Town Hall Approach,  
London  
N15 4GZ

**DRAWING TITLE:**  
EXISTING SITE ROOF PLAN

**DRAWING NO:**  
1186-010

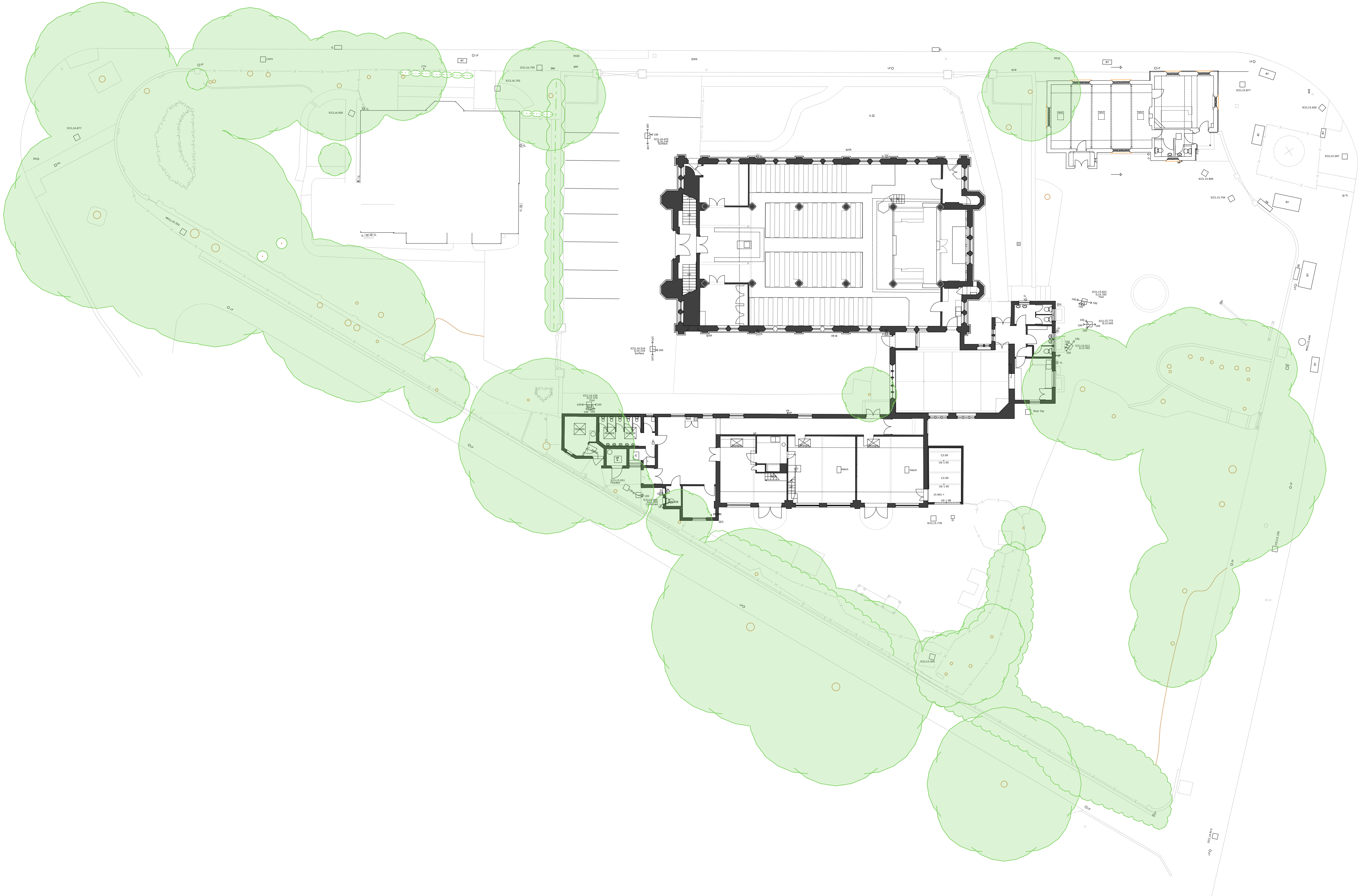
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| BY: | CHK: | DATE:    | SCALE @A1 |
| GG  | GG   | 31.05.22 | 1:200     |



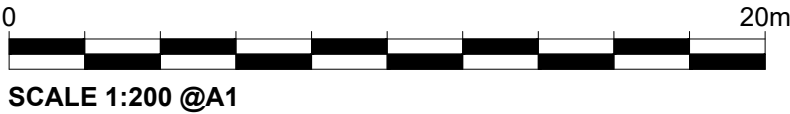
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EXISTING GROUND FLOOR SITE PLAN



|      |          |                |
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| Rev. | Date     | Notes          |

PLANNING

PROJECT  
MOB Creative

SITE ADDRESS  
The Old Nursery,  
Town Hall Approach,  
London  
N15 4GZ

DRAWING TITLE:  
EXISTING GROUND FLOOR  
SITE PLAN

DRAWING NO:  
1188-011

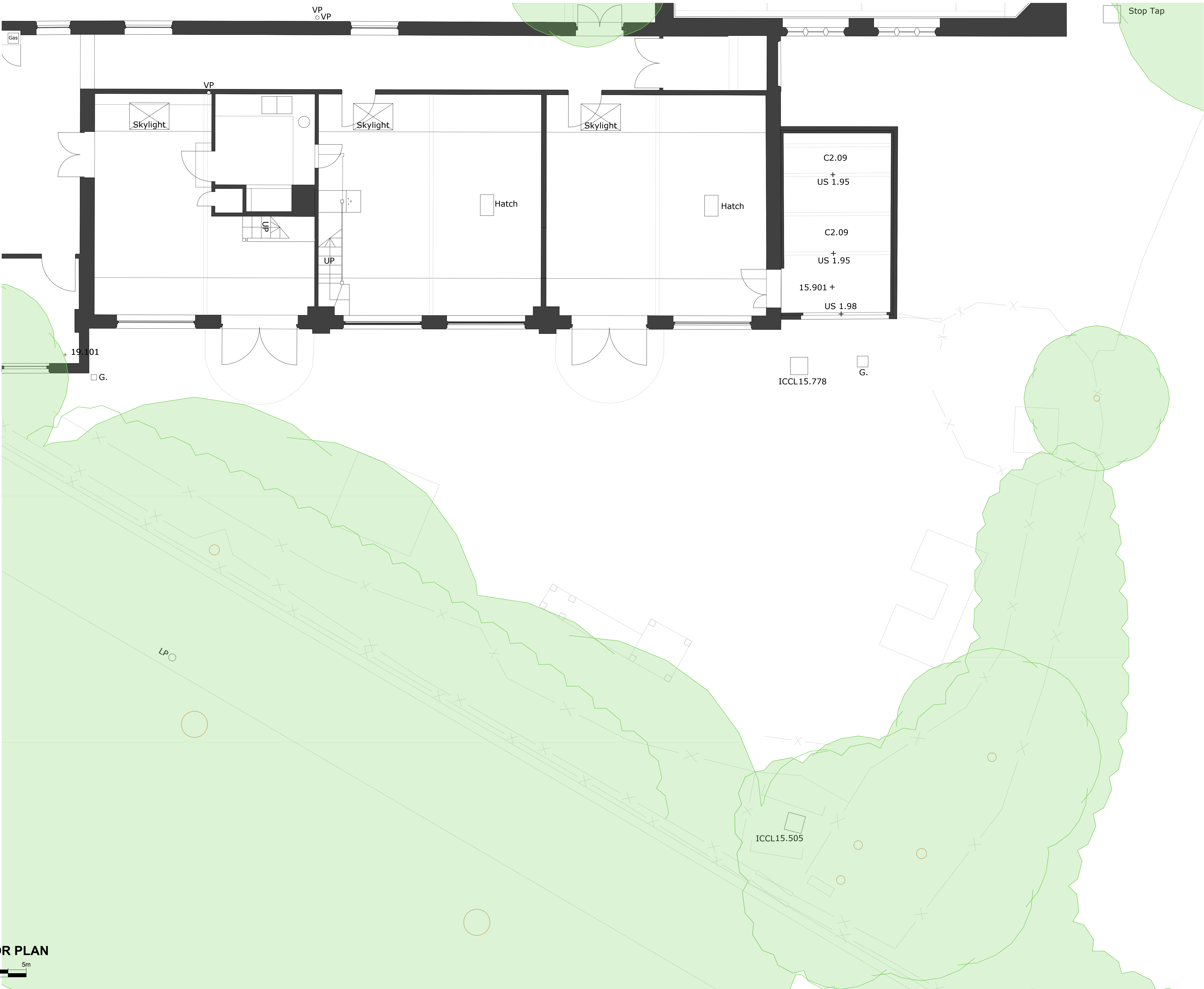
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| BY: | CHK: | DATE:    | SCALE @A1 |
| GG  | GG   | 31.05.22 | 1:200     |

GG

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EXISTING GROUND FLOOR PLAN

0 5m  
SCALE 1:50 @A1 / 1:100 @A3

|      |          |                |
|------|----------|----------------|
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| Rev. | Date     | Notes          |

PLANNING

PROJECT  
MOB Creative

SITE ADDRESS  
The Old Nursery,  
Town Hall Approach,  
London  
N15 4GZ

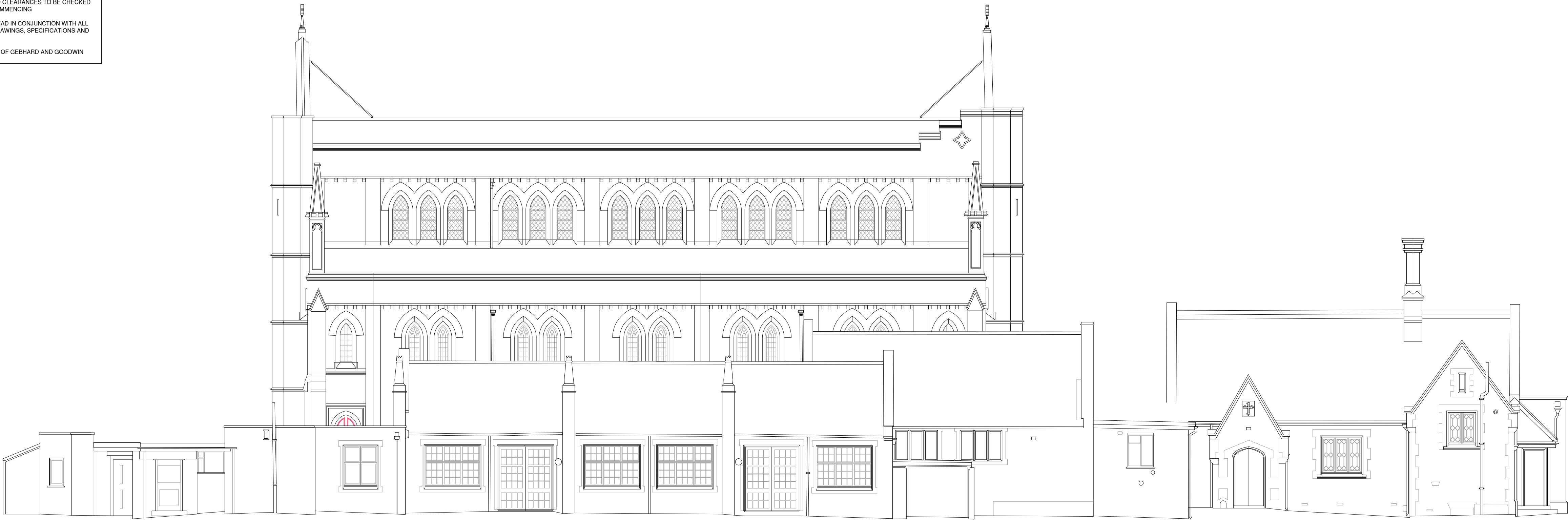
DRAWING TITLE:  
EXISTING FLOOR PLANS

DRAWING NO:  
1188-012

|     |      |          |          |
|-----|------|----------|----------|
| BY: | CHK: | DATE:    | SCALE:   |
| GG  | GG   | 31.05.22 | @A1 1:50 |

GG

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SOUTH ELEVATION



EAST ELEVATION



NORTH ELEVATION

EXISTING ELEVATIONS



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|------|----------|----------------|
| Rev. | Date     | Notes          |

PLANNING

PROJECT  
MOB Creative

SITE ADDRESS  
The Old Nursery,  
Town Hall Approach,  
London  
N15 4GZ

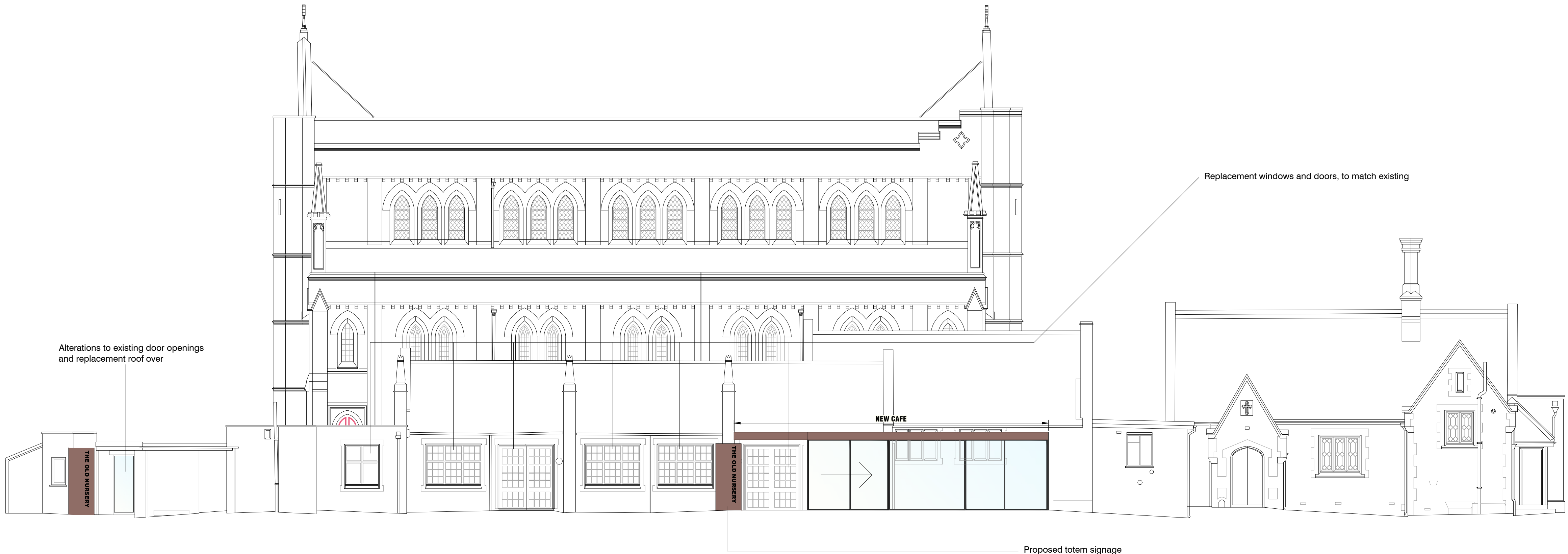
DRAWING TITLE:  
EXISTING ELEVATIONS

DRAWING NO:  
1186-200

|     |      |          |           |
|-----|------|----------|-----------|
| BY: | CHK: | DATE:    | SCALE @A1 |
| GG  | GG   | 31.05.22 | 1:100     |



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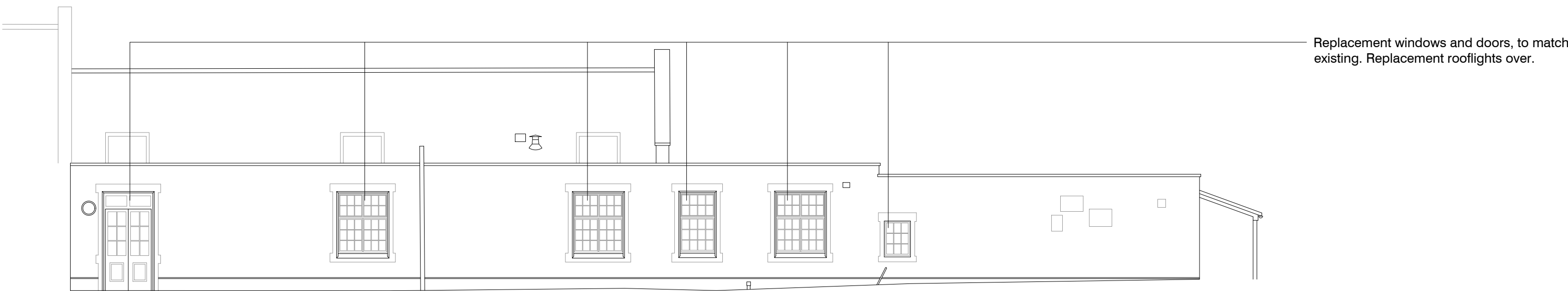
SOUTH ELEVATION



EAST ELEVATION



WEST ELEVATION



NORTH ELEVATION

PROPOSED SITE ELEVATIONS

0 10m  
SCALE 1:100 @A1 / 1:200 @A3

|      |          |                |
|------|----------|----------------|
| G4   | 28.05.24 | For submission |
| Rev. | Date     | Notes          |

PLANNING

PROJECT  
MOB Creative

SITE ADDRESS  
The Old Nursery,  
Town Hall Approach,  
London  
N15 4GZ

DRAWING TITLE:  
PROPOSED SITE ELEVATIONS

DRAWING NO:  
1188-210

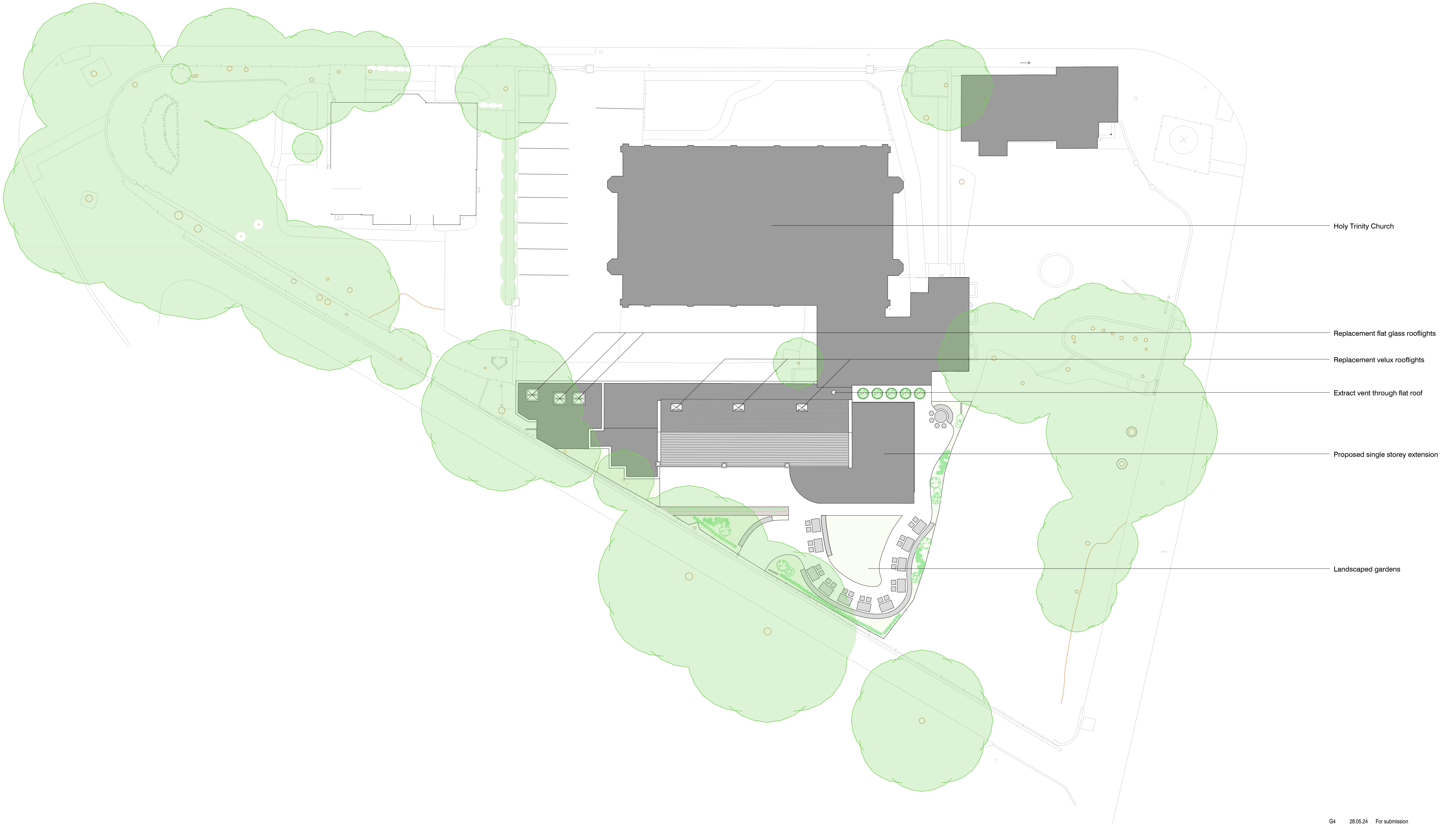
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|-----|------|----------|--------------|
| BY: | CHK: | DATE:    | SCALE:       |
| GG  | GG   | 31.05.22 | @A1<br>1:100 |

GG

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Rev. Date Notes

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SITE ADDRESS  
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Town Hall Approach,  
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N15 4GZ

DRAWING TITLE:  
PROPOSED SITE ROOF PLAN

DRAWING NO:  
1188-110

BY: GG CHK: GG DATE: 31.05.22 SCALE @A1

GG

## PROPOSED SITE ROOF PLAN

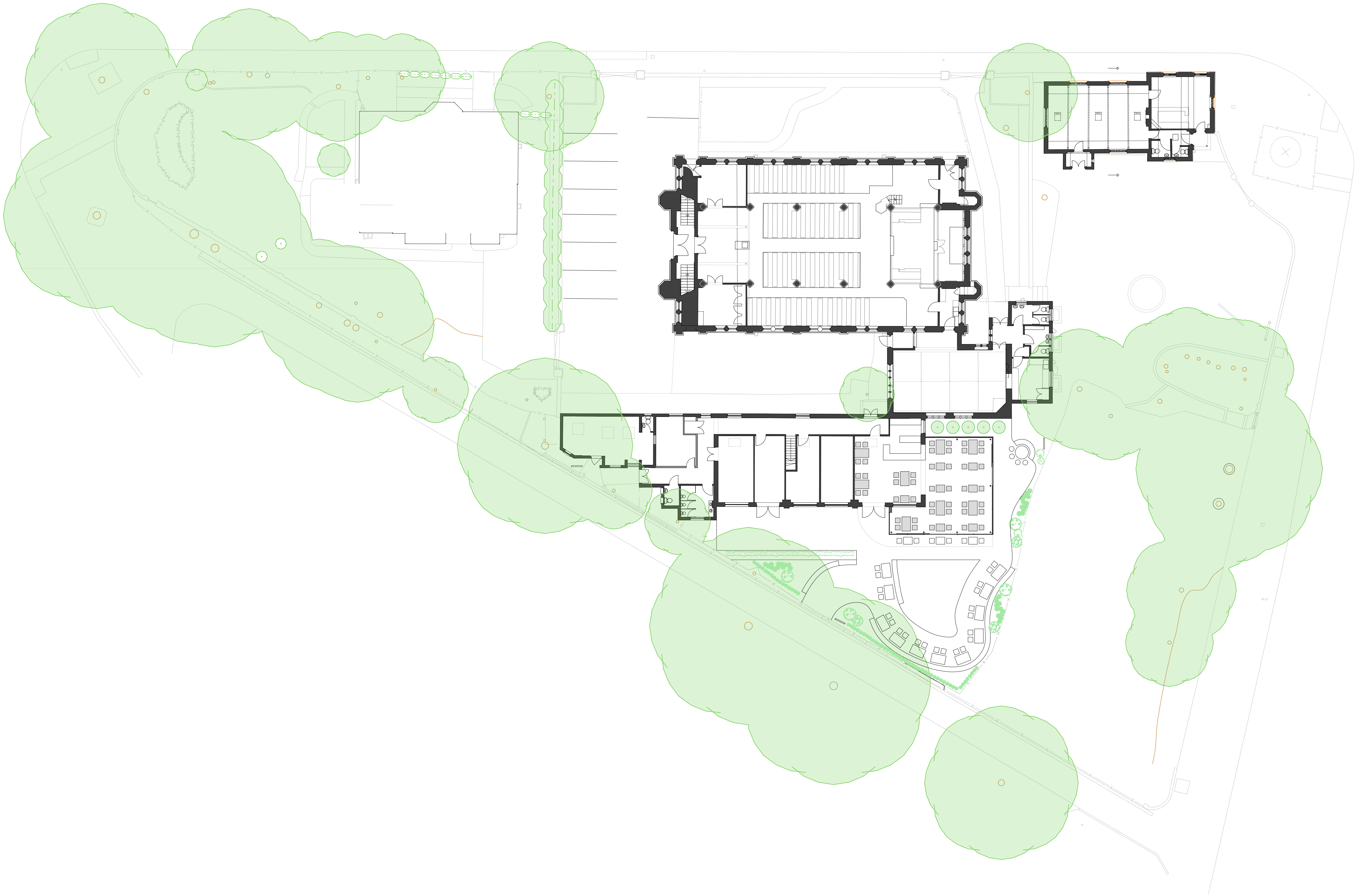
0 20m

SCALE 1:200 @A1

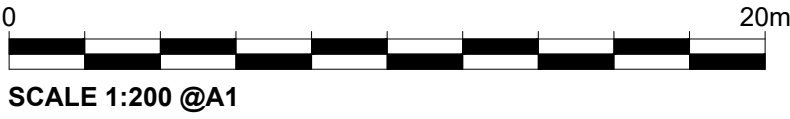
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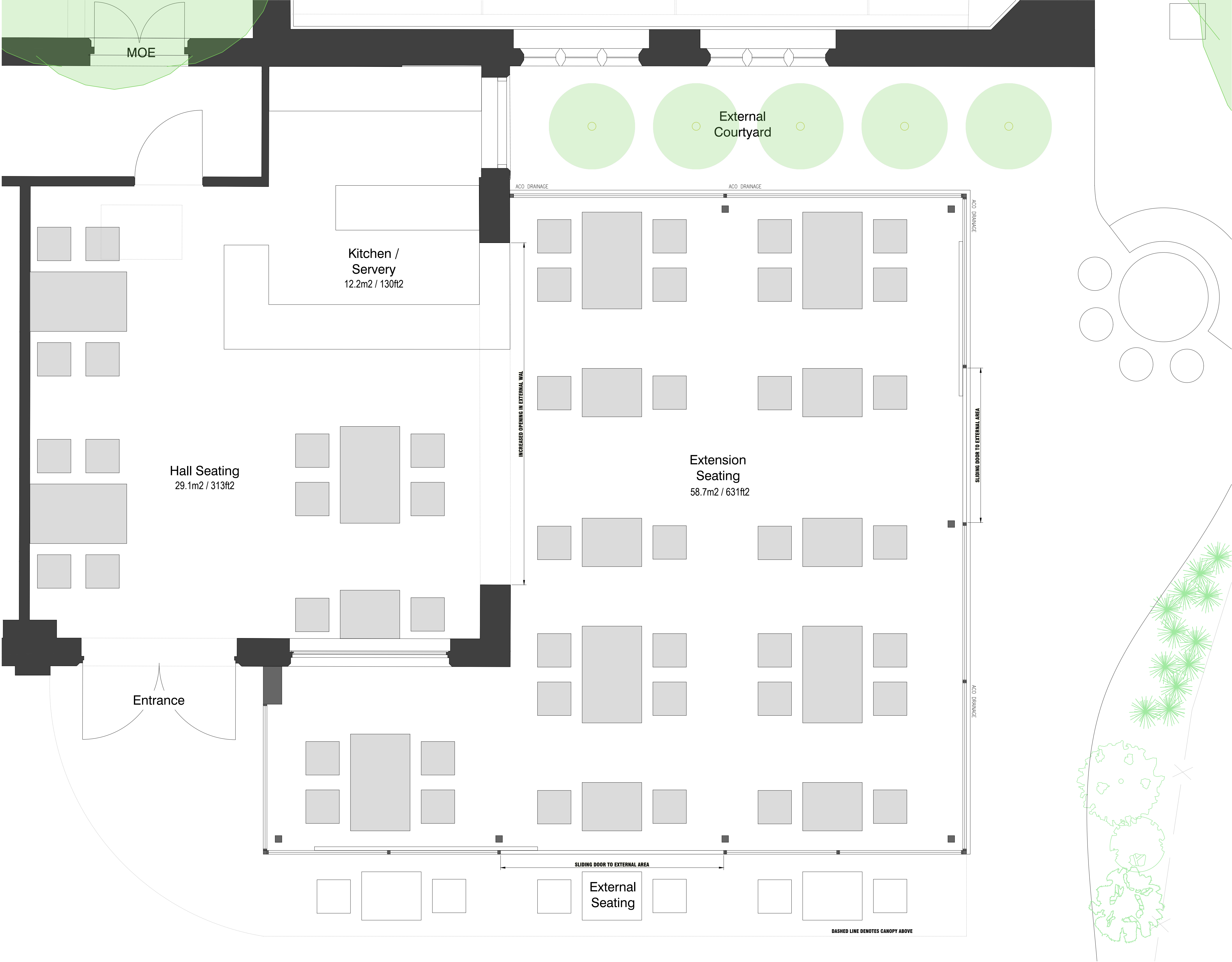
PROPOSED GROUND FLOOR SITE PLAN



| G4                                                           | 28.05.24 | For submission |
|--------------------------------------------------------------|----------|----------------|
| Rev.                                                         | Date     | Notes          |
| PLANNING                                                     |          |                |
| PROJECT                                                      |          |                |
| MOB Creative                                                 |          |                |
| SITE ADDRESS                                                 |          |                |
| The Old Nursery,<br>Town Hall Approach,<br>London<br>N15 4GZ |          |                |
| DRAWING TITLE:                                               |          |                |
| PROPOSED GROUND FLOOR<br>SITE PLAN                           |          |                |
| DRAWING NO:                                                  |          |                |
| 1188-111                                                     |          |                |
| BY:                                                          | CHK:     | DATE:          |
| GG                                                           | GG       | 31.05.22       |
|                                                              |          | SCALE @A1      |
|                                                              |          | 1:200          |



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PROPOSED GROUND FLOOR PLAN



|      |          |                |
|------|----------|----------------|
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PLANNING

PROJECT  
MOB Creative

SITE ADDRESS  
The Old Nursery,  
Town Hall Approach,  
London  
N15 4GZ

DRAWING TITLE:  
PROPOSED GROUND FLOOR PLAN

DRAWING NO:  
1188-112

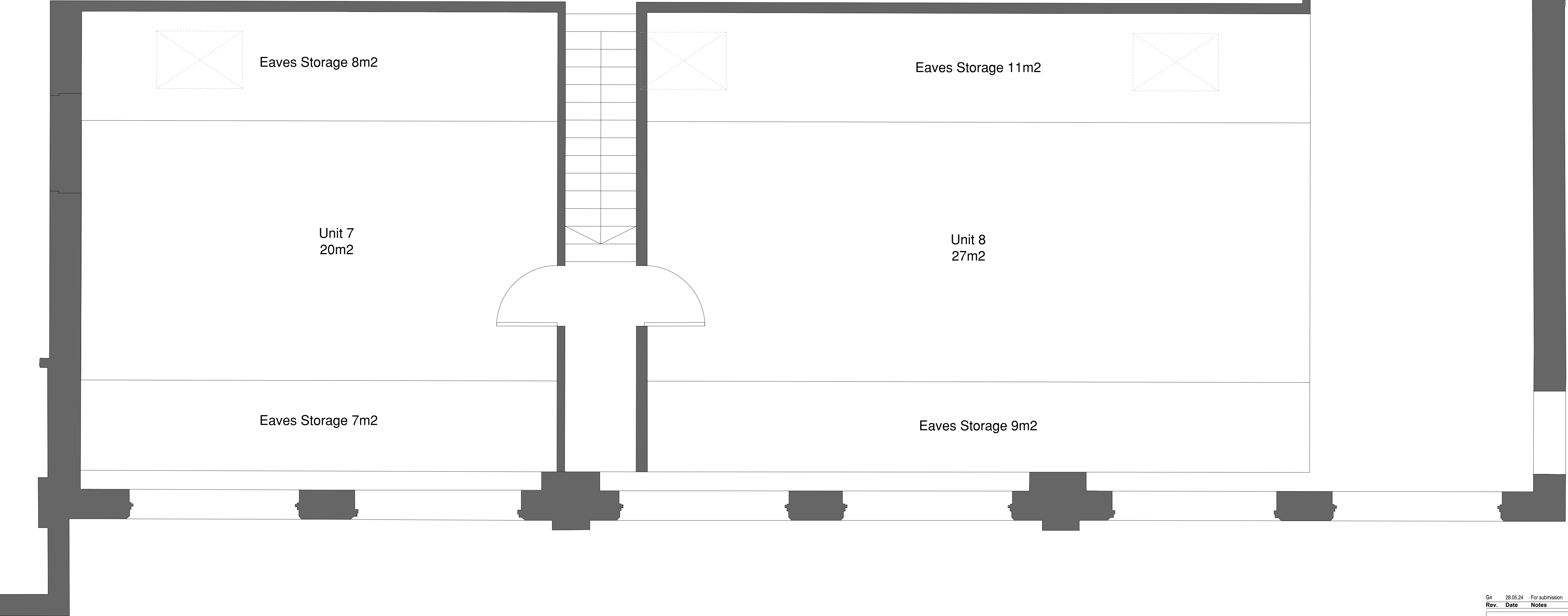
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|-----|------|----------|-------------|
| BY: | CHK: | DATE:    | SCALE:      |
| GG  | GG   | 31.05.22 | @A1<br>1:25 |

GG

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PROPOSED FIRST FLOOR PLAN



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| PROJECT                                                      |          |                |
| MOB Creative                                                 |          |                |
| SITE ADDRESS                                                 |          |                |
| The Old Nursery,<br>Town Hall Approach,<br>London<br>N15 4GZ |          |                |
| DRAWING TITLE:                                               |          |                |
| PROPOSED FIRST FLOOR PLAN                                    |          |                |
| DRAWING NO:                                                  |          |                |
| 1188-113                                                     |          |                |
| BY:                                                          | CHK:     | DATE:          |
| GG                                                           | GG       | 31.05.22       |
|                                                              |          | SCALE @A1      |
|                                                              |          | 1:25           |



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Locally listed Vicarage

Grade II Forecourt wall to church  
of Holy Trinity

Grade II listed Holy Trinity Church  
School

Grade II listed Old Well and Well  
House

Grade II listed Holy Trinity Church

Non original non listed annexe

Church Hall (not listed or locally  
listed)

Proposed Development Site

Holy Trinity Infants Annexe (not  
listed or locally listed)

G4 28.05.24 For submission  
Rev. Date Notes

**PLANNING**

PROJECT  
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SITE ADDRESS  
The Old Nursery,  
Town Hall Approach,  
London  
N15 4GZ

DRAWING TITLE:  
SITE ANALYSIS PLAN

DRAWING NO:  
1186-121

BY: GG CHK: GG DATE: 31.05.22 SCALE: @A1  
NTS

GG

**SITE ANALYSIS PLAN**



NTS

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Church Hall (not listed or locally  
listed)

Holy Trinity Infants Annexe (not  
listed or locally listed)

Proposed Development Site

Grade II listed Holy Trinity Church

Grade II listed Holy Trinity Church  
School

Grade II listed Old Well and Well  
House



Non-original non listed annexe

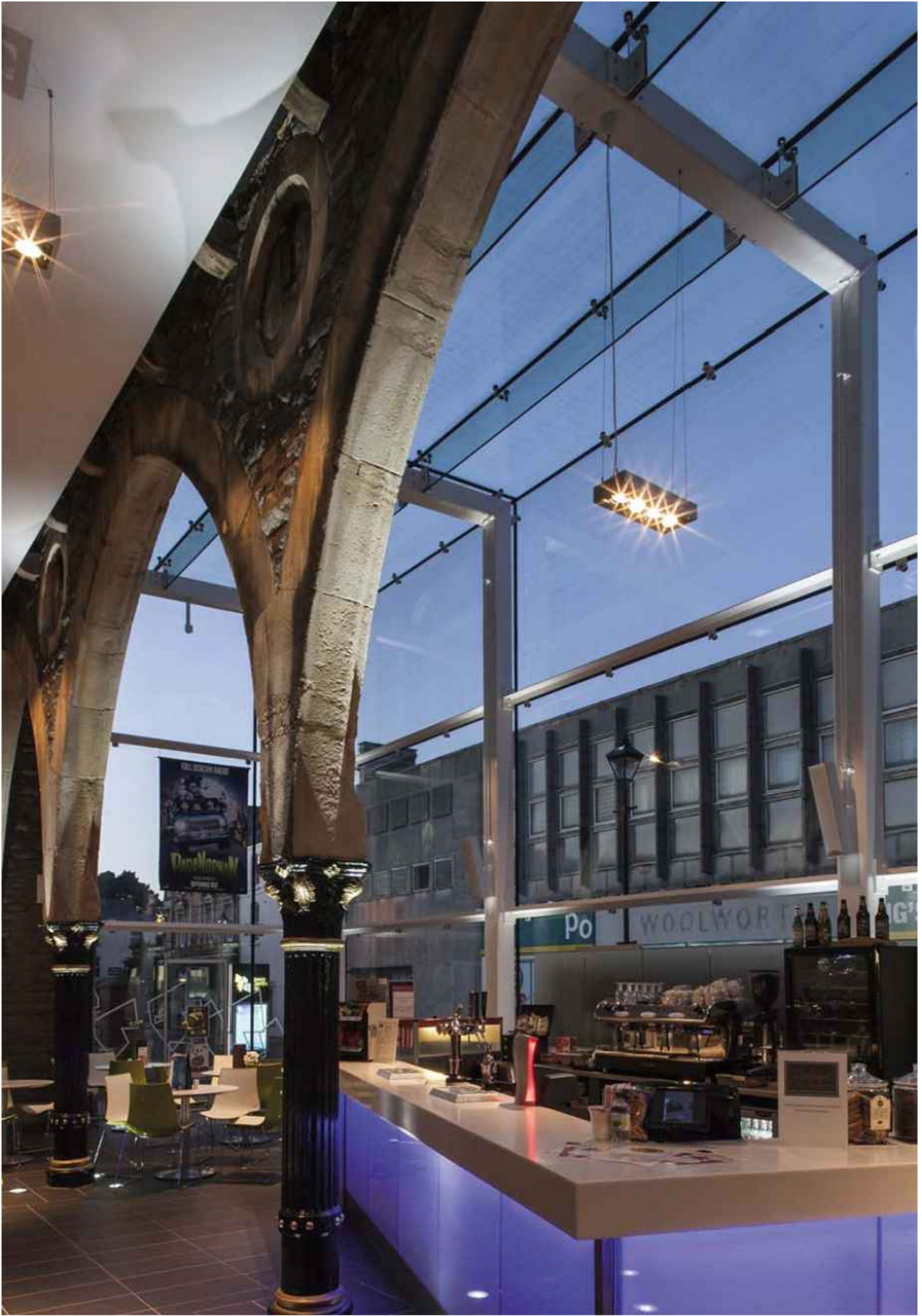
STREETSCENE ANALYSIS



| G4                                                           | 28.05.24 | For submission |
|--------------------------------------------------------------|----------|----------------|
| Rev.                                                         | Date     | Notes          |
| PLANNING                                                     |          |                |
| PROJECT                                                      |          |                |
| MOB Creative                                                 |          |                |
| SITE ADDRESS                                                 |          |                |
| The Old Nursery,<br>Town Hall Approach,<br>London<br>N15 4GZ |          |                |
| DRAWING TITLE:                                               |          |                |
| STREETSCENE ANALYSIS                                         |          |                |
| DRAWING NO:                                                  |          |                |
| 1186-122                                                     |          |                |
| BY:                                                          | CHK:     | DATE:          |
| GG                                                           | GG       | 31.05.22       |
|                                                              |          | SCALE @A1      |
|                                                              |          | NTS            |



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PRECEDENT



NTS



|      |          |                |
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PLANNING

PROJECT  
MOB Creative

SITE ADDRESS  
The Old Nursery,  
Town Hall Approach,  
London  
N15 4GZ

DRAWING TITLE:  
PRECEDENT

DRAWING NO:  
1186-122

|     |      |          |            |
|-----|------|----------|------------|
| BY: | CHK: | DATE:    | SCALE:     |
| GG  | GG   | 31.05.22 | @A1<br>NTS |

GG

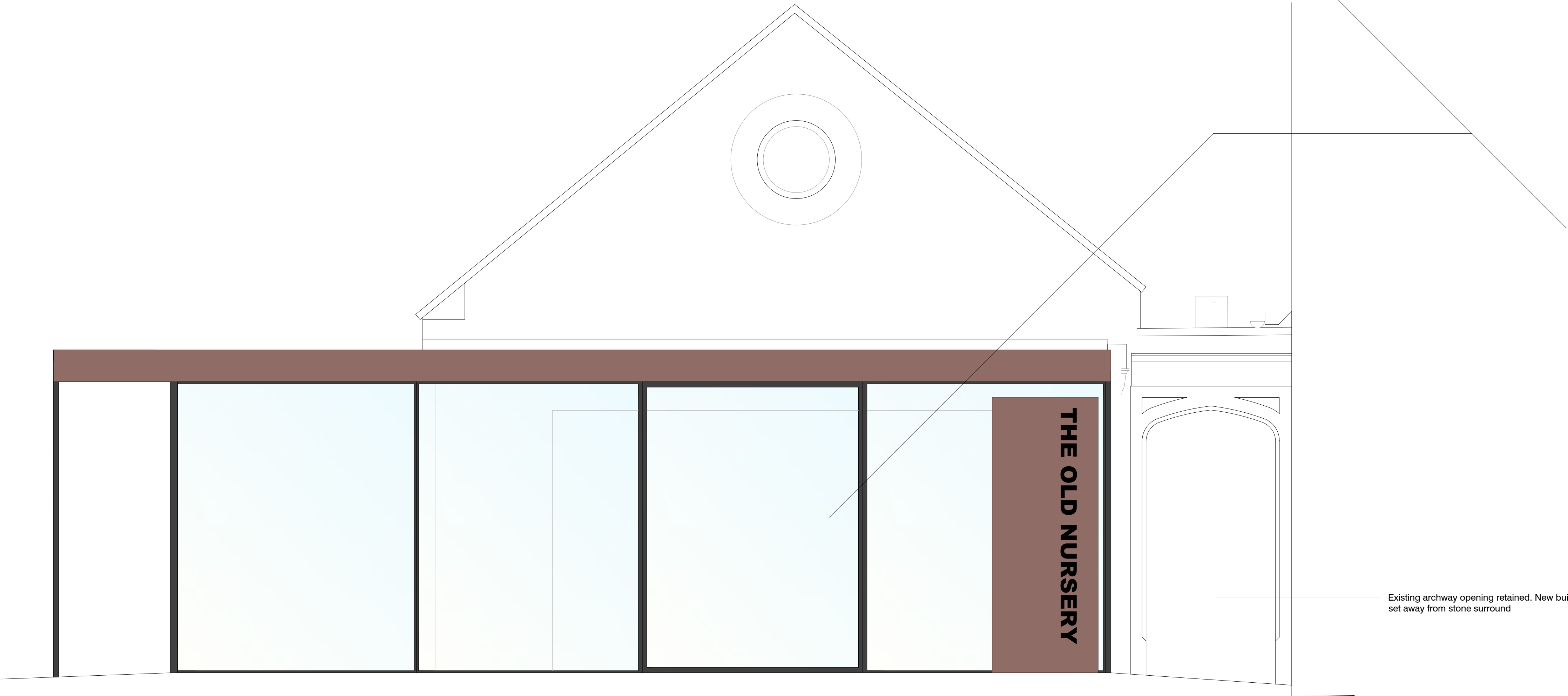
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*SOUTH ELEVATION*



*EAST ELEVATION*



Glazed sliding doors set within glazed walls to open cafe out onto external areas

**PROPOSED ELEVATIONS**



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**PLANNING**

**PROJECT**  
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**SITE ADDRESS**  
The Old Nursery,  
Town Hall Approach,  
London  
N15 4GZ

**DRAWING TITLE:**  
PROPOSED ELEVATIONS

**DRAWING NO:**  
1188-211

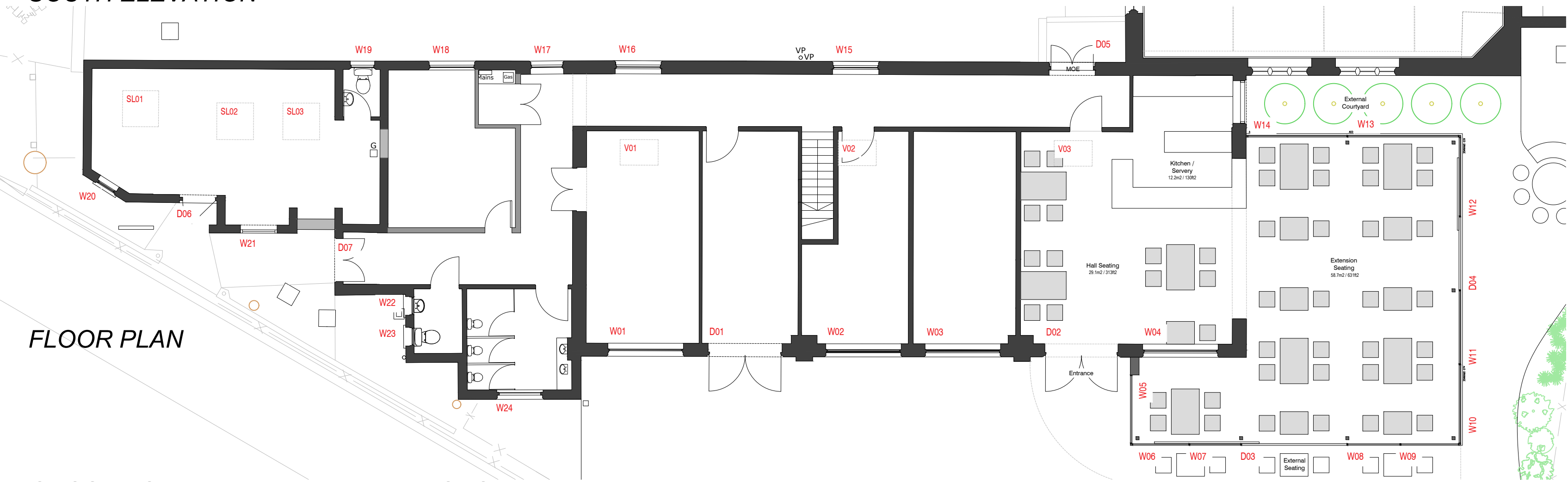
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|------------------|-------------------|--------------------------|--------------------------|
| <b>BY:</b><br>GG | <b>CHK:</b><br>GG | <b>DATE:</b><br>31.05.22 | <b>SCALE @A1</b><br>1:25 |
|------------------|-------------------|--------------------------|--------------------------|

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SOUTH ELEVATION

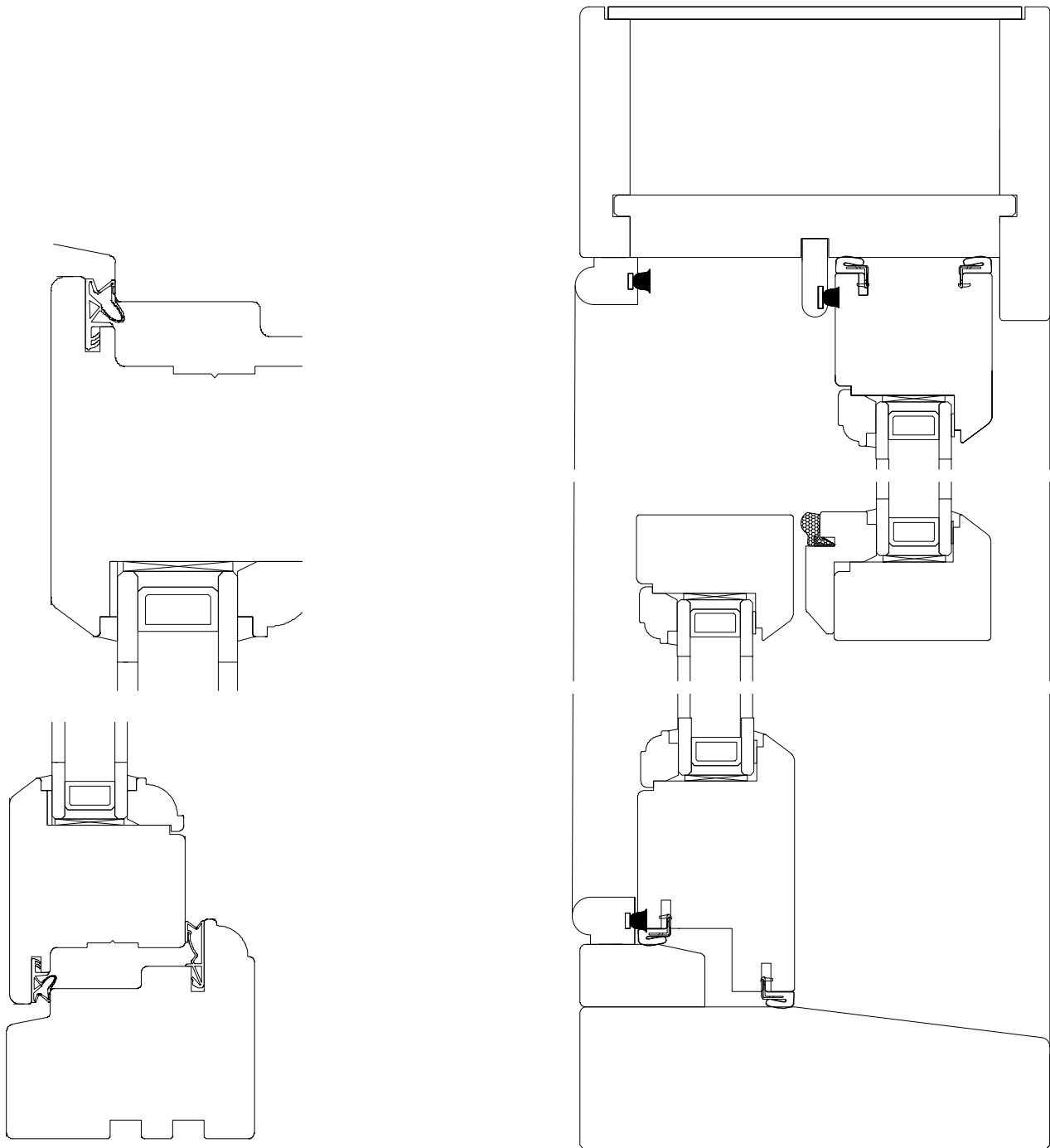


FLOOR PLAN

PROPOSED SITE PLAN AND ELEVATIONS

0 10m  
SCALE 1:100 @A1 / 1:200 @A3

| ITEM NO | SIZE (WxH)  | FRAME MATERIAL      | ITEM NO | SIZE (WxH)  | FRAME MATERIAL      |
|---------|-------------|---------------------|---------|-------------|---------------------|
| W01     | 2125 X 1600 | POWDER COATED METAL | W19     | 645 x 880   | TIMBER              |
| W02     | 2145 X 1590 | POWDER COATED METAL | W20     | 650 x 1020  | POWDER COATED METAL |
| W03     | 2115 X 1590 | POWDER COATED METAL | W21     | 1050 x 2000 | POWDER COATED METAL |
| W04     | 2130 X 1590 | POWDER COATED METAL | W22     | 500 x 885   | TIMBER              |
| W05     | 2310 X 2810 | POWDER COATED METAL | W23     | 500 x 885   | TIMBER              |
| W06     | 1595 X 2810 | POWDER COATED METAL | W24     | 1295 x 1580 | TIMBER              |
| W07     | 1441 X 2810 | POWDER COATED METAL | D01     | 2140 x 2445 | POWDER COATED METAL |
| W08     | 1460 X 2810 | POWDER COATED METAL | D02     | 2135 x 2510 | POWDER COATED METAL |
| W09     | 1633 X 2810 | POWDER COATED METAL | D03     | 2995 x 2810 | POWDER COATED METAL |
| W10     | 2230 X 2810 | POWDER COATED METAL | D04     | 2075 x 2810 | POWDER COATED METAL |
| W11     | 2095 X 2810 | POWDER COATED METAL | D05     | 1295 x 2575 | TIMBER              |
| W12     | 2230 X 2810 | POWDER COATED METAL | D06     | 650 x 2350  | POWDER COATED METAL |
| W13     | 3152 X 2810 | POWDER COATED METAL | D07     | 1230 x 2350 | SOLID HW TIMBER     |
| W14     | 2825 X 2810 | POWDER COATED METAL | V01     | 1150 x 1200 | VELUX               |
| W15     | 1300 X 1600 | TIMBER              | V02     | 1150 x 1200 | VELUX               |
| W16     | 1250 X 1600 | TIMBER              | V03     | 1150 x 1200 | VELUX               |
| W17     | 920 X 1600  | TIMBER              | SL01    | 1050 x 1050 | VELUX               |
| W18     | 1300 X 1600 | TIMBER              | SL02    | 1050 x 1050 | VELUX               |
|         |             |                     | SL03    | 1050 x 1050 | VELUX               |



TIMBER CASEMENT  
cross section

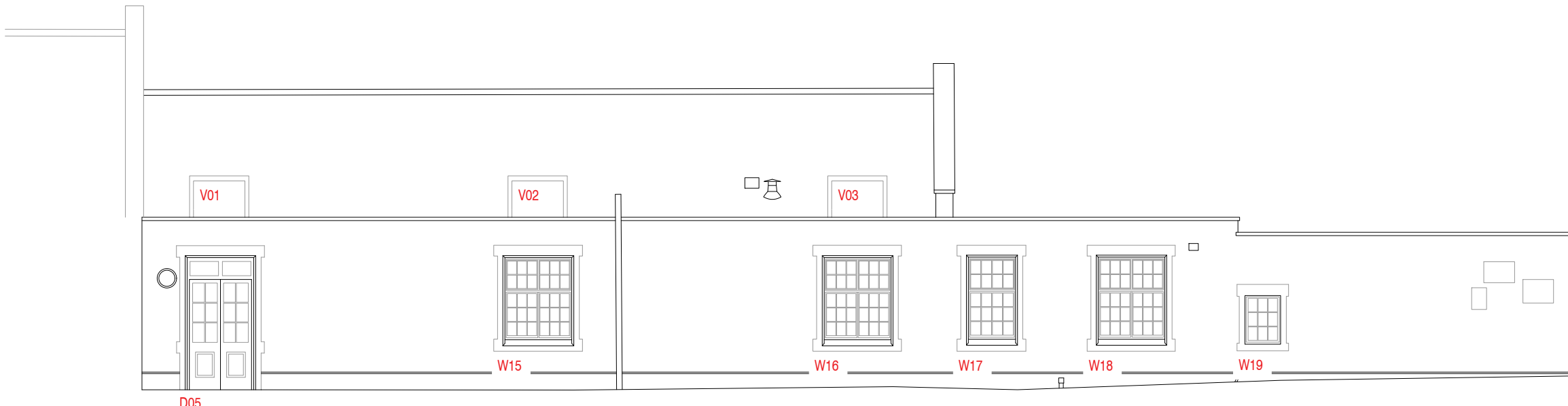
TIMBER SASH  
cross section

TYPICAL WINDOW DETAILS

0 0.2m  
SCALE 1:2 @A1



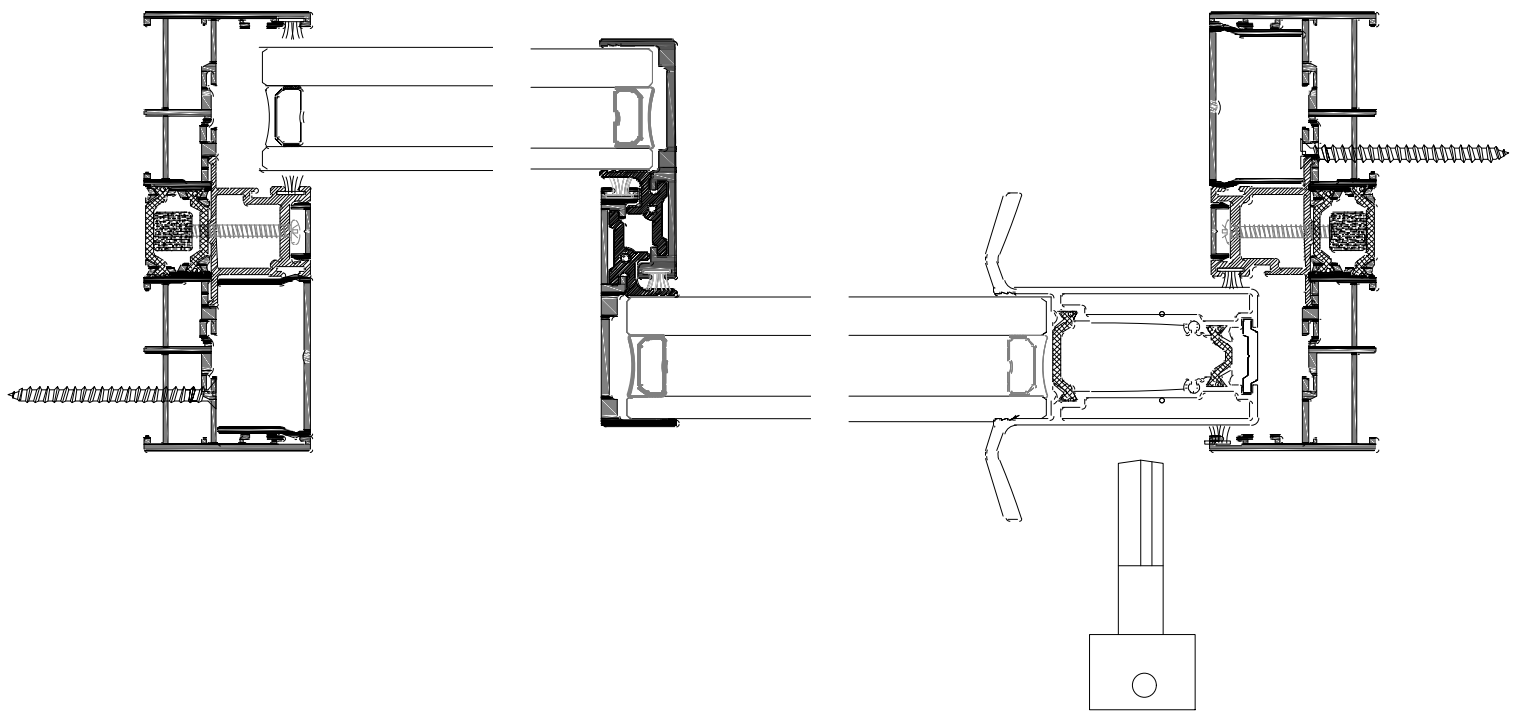
EAST ELEVATION



NORTH ELEVATION



WEST ELEVATION



ALUMINIUM SLIDING DOORS  
plan detail

G428.05.24For submission

| Rev.     | Date | Notes |
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| PLANNING |      |       |

PROJECT

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SITE ADDRESS

The Old Nursery,  
Town Hall Approach,  
London  
N15 4GZ

DRAWING TITLE:

PROPOSED WINDOW SCHEDULE

DRAWING NO:

1186-220

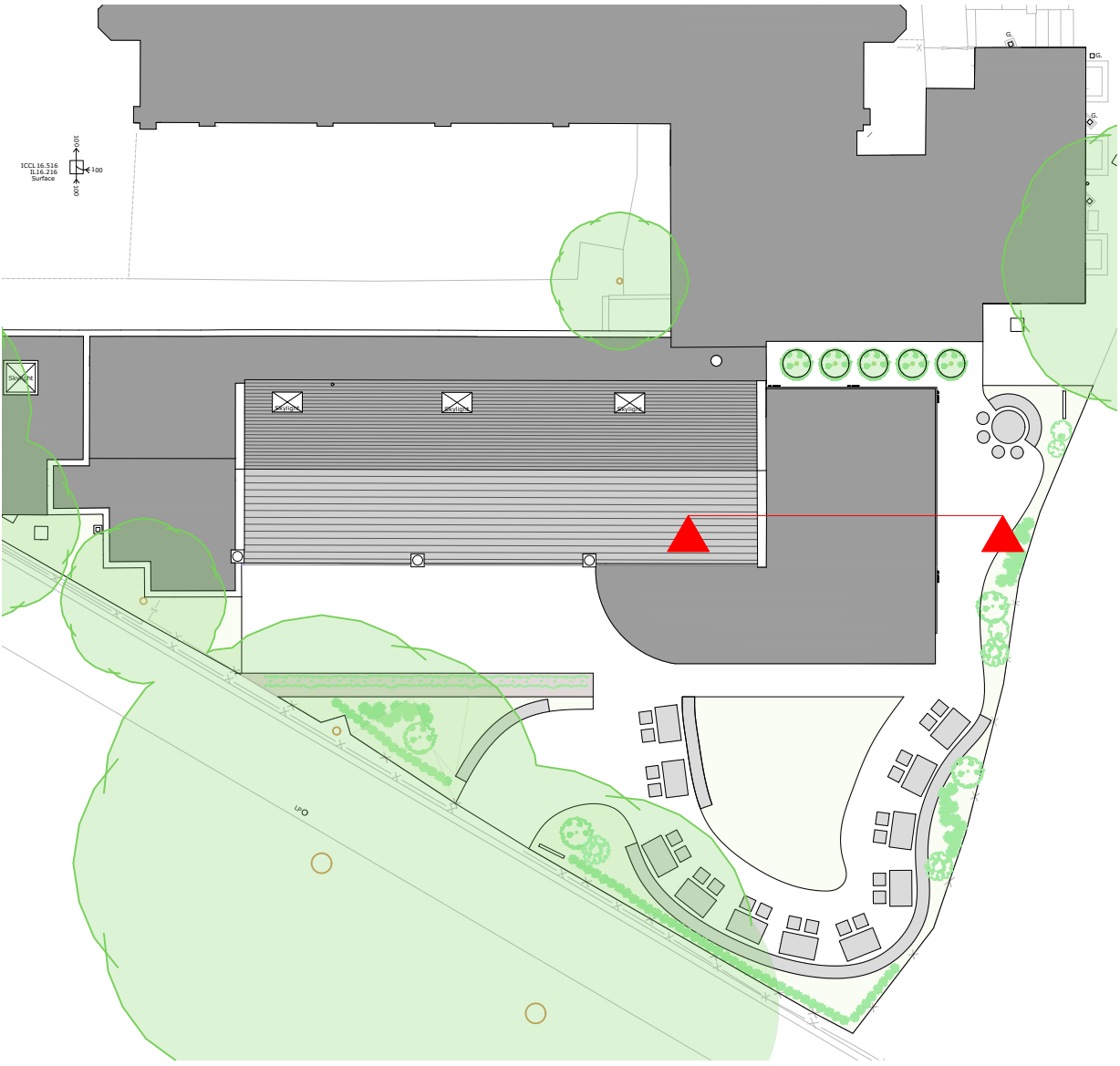
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|-----|------|----------|--------|
| BY: | CHK: | DATE:    | SCALE: |
| GG  | GG   | 31.05.22 | 1:100  |

GG

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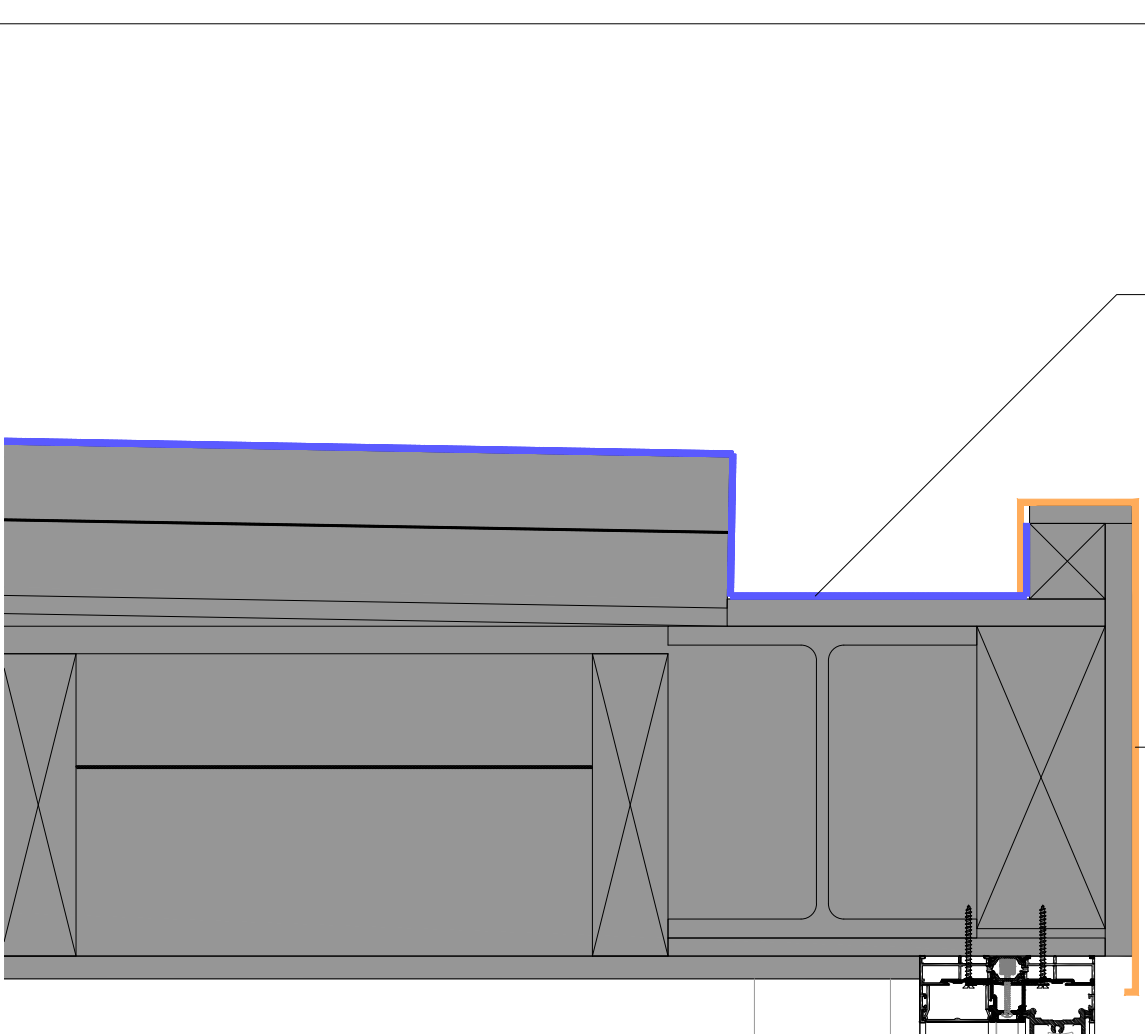
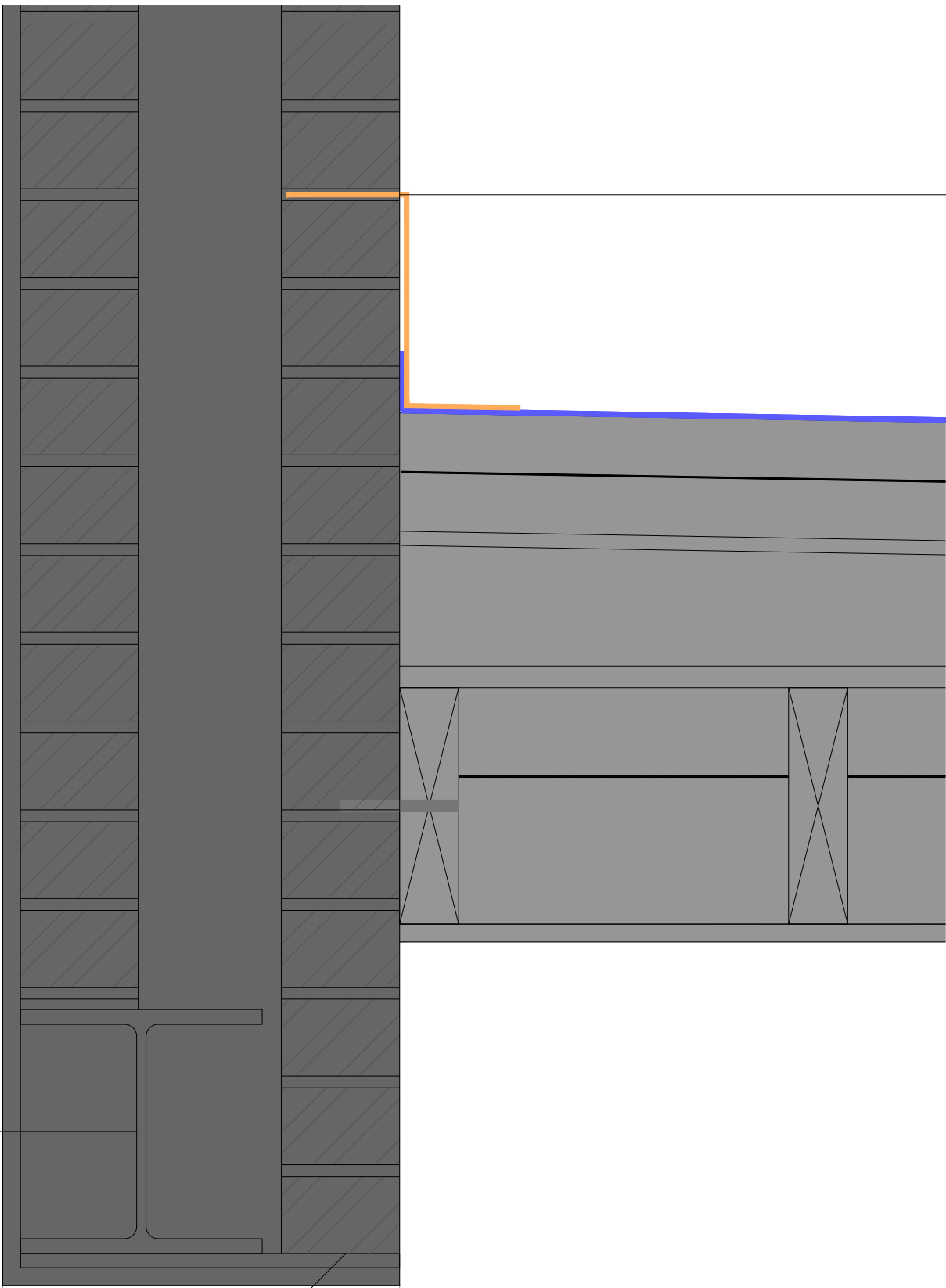
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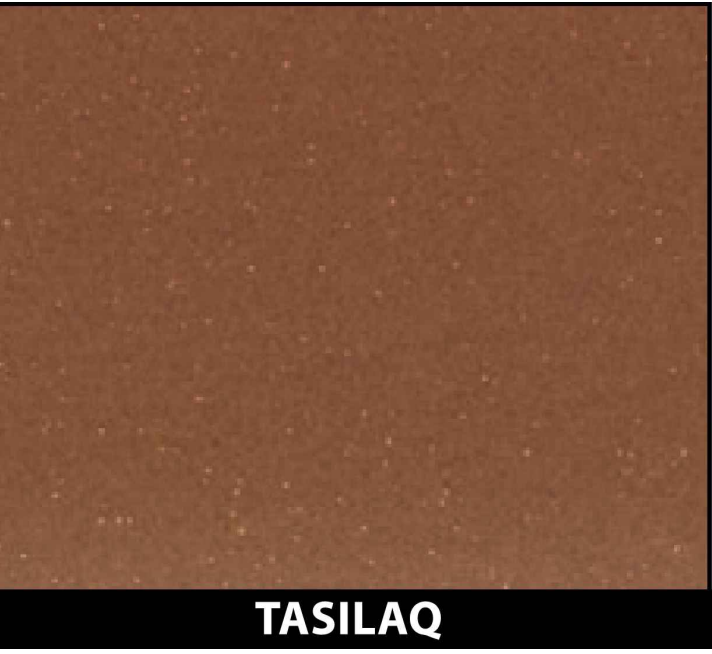
New steel beam to engineers details, set within existing  
gable end wall to form widened opening into cafe

Height of new opening to suit nearest mortar joint in  
brickwork to a minimum height of +2100 AFFL



Code 5 lead flashing dressed into mortar joint minimum  
150mm above top of roof finish

Concealed gutter set behind new metal capping. Laid to  
falls with concealed internal downpipes



Pressed metal capping around perimeter of new flat roof



Frameless glazed walls to proposed extension



Level entrance threshold with ACO drainage to perimeter

# TYPICAL SECTION THROUGH EXTENSION

0 0.5m

SCALE 1:5 @A1 / 1:10 @A3

|      |          |                |
|------|----------|----------------|
| G4   | 28.05.24 | For submission |
| Rev. | Date     | Notes          |

PLANNING

PROJECT  
MOB Creative

SITE ADDRESS  
The Old Nursery,  
Town Hall Approach,  
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N15 4GZ

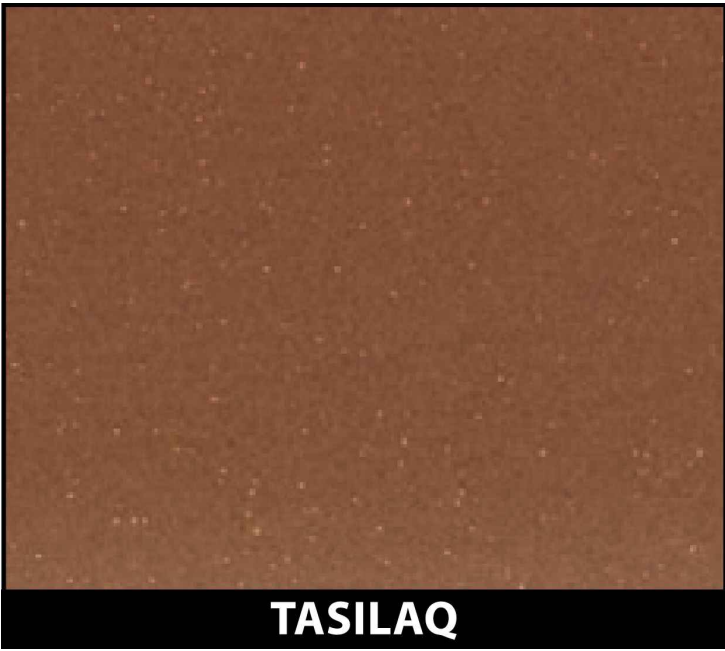
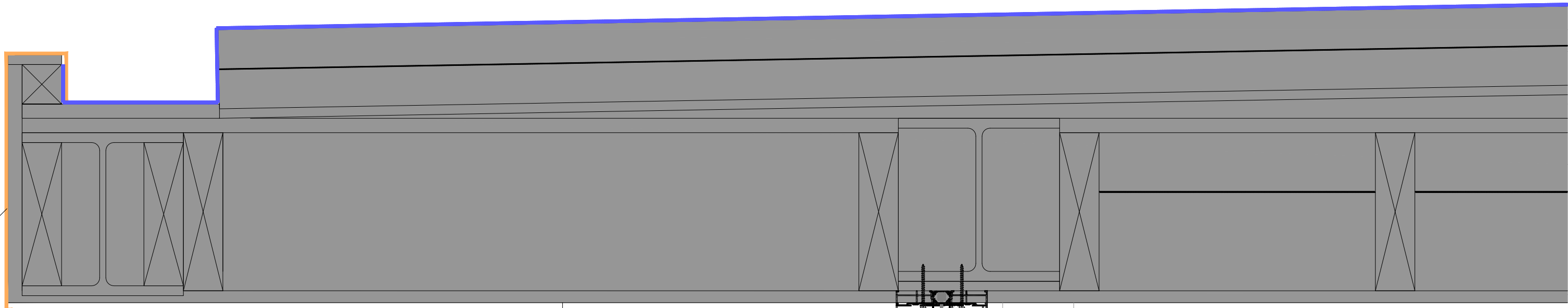
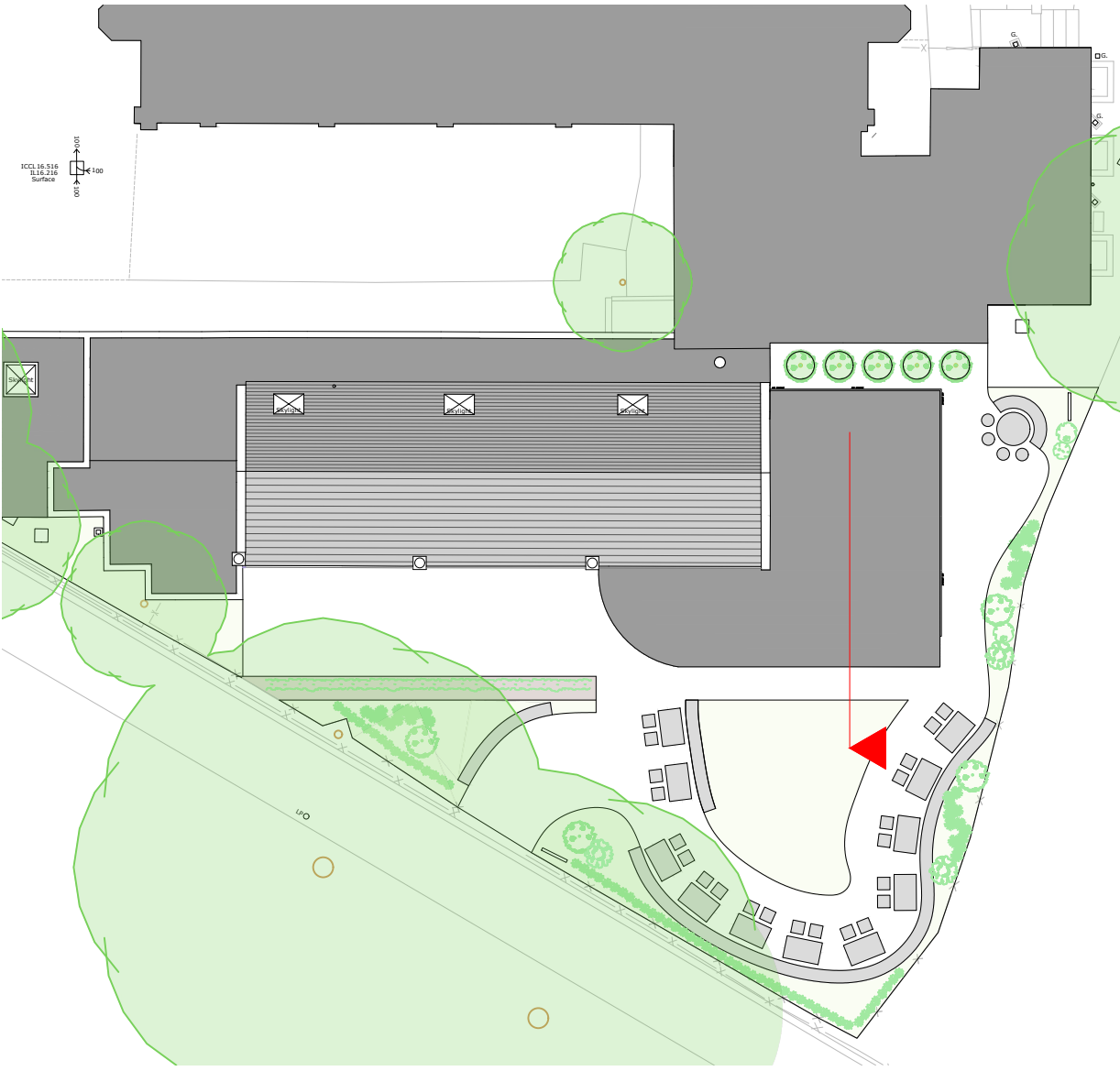
DRAWING TITLE:  
TYPICAL SECTION  
THROUGH EXTENSION

DRAWING NO:  
1186-225

BY: GG | CHK: GG | DATE: 31.05.22 | SCALE @A1 1:5

GG

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Pressed metal capping around perimeter of new flat roof

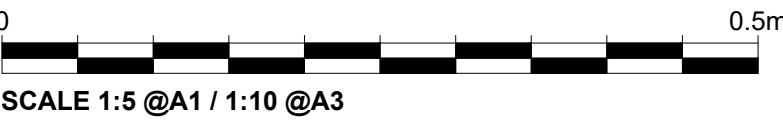


Lighting within canopy



Frameless glazed walls to proposed extension

TYPICAL SECTION THROUGH CANOPY



SCALE 1:5 @A1 / 1:10 @A3

|      |          |                |
|------|----------|----------------|
| G4   | 28.05.24 | For submission |
| Rev. | Date     | Notes          |

PLANNING

PROJECT  
MOB Creative

SITE ADDRESS  
The Old Nursery,  
Town Hall Approach,  
London  
N15 4GZ

DRAWING TITLE:  
TYPICAL SECTION  
THROUGH CANOPY

DRAWING NO:  
1186-226

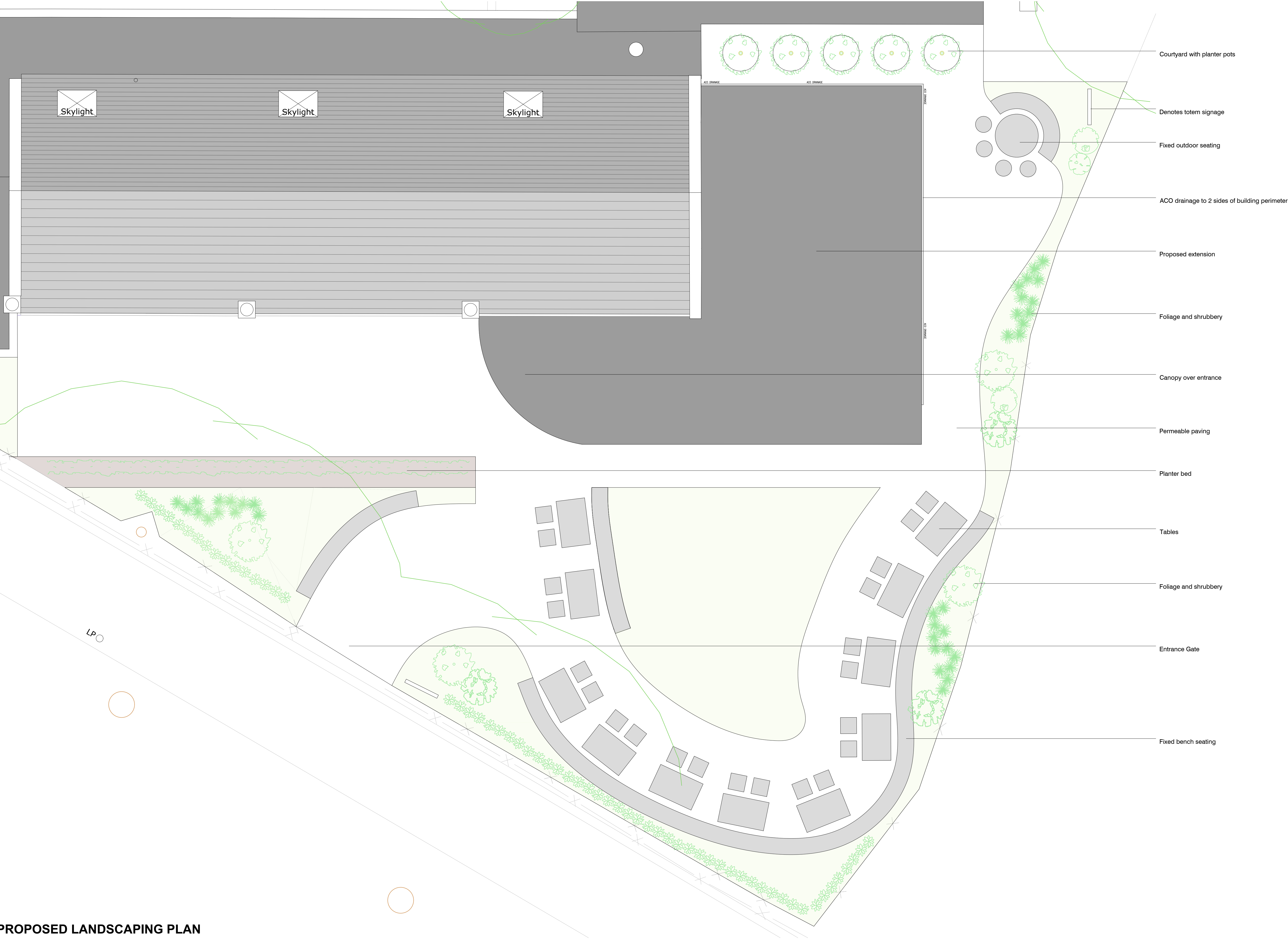
|     |      |          |           |
|-----|------|----------|-----------|
| BY: | CHK: | DATE:    | SCALE @A1 |
| GG  | GG   | 31.05.22 | 1:5       |

GG

NOTES:  
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# PROPOSED LANDSCAPING PLAN

0 5m

SCALE 1:50 @A1 / 1:100 @A3

|      |          |                |
|------|----------|----------------|
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London  
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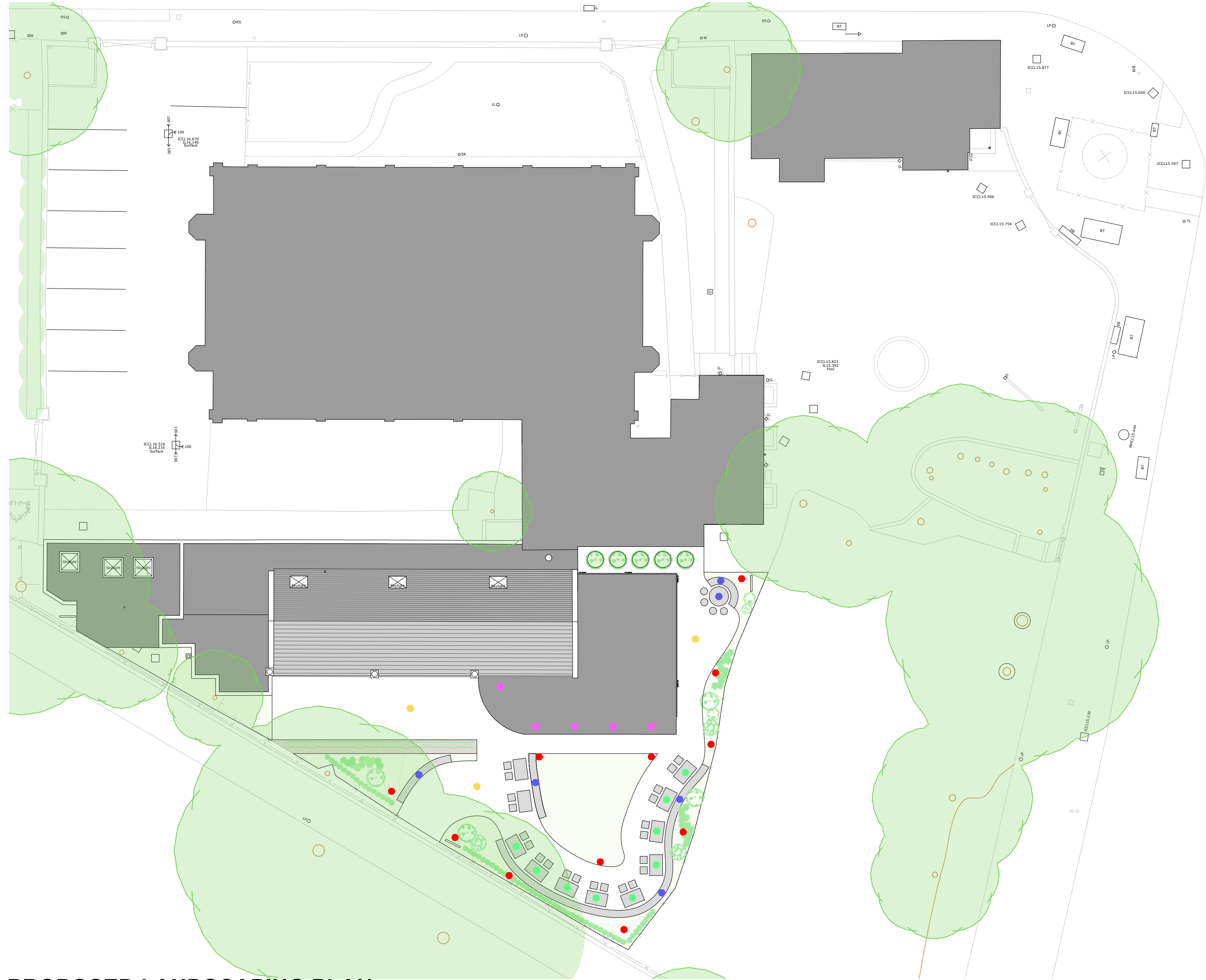
DRAWING TITLE:  
PROPOSED LANDSCAPING PLAN

DRAWING NO:  
1186-227

|     |      |          |             |
|-----|------|----------|-------------|
| BY: | CHK: | DATE:    | SCALE:      |
| GG  | GG   | 31.05.22 | @A1<br>1:50 |

GG

NOTES:  
ALL DIMENSIONS, LEVELS AND CLEARANCES TO BE CHECKED  
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PROPOSED LANDSCAPING PLAN  
0 20m  
SCALE 1:200 @A1

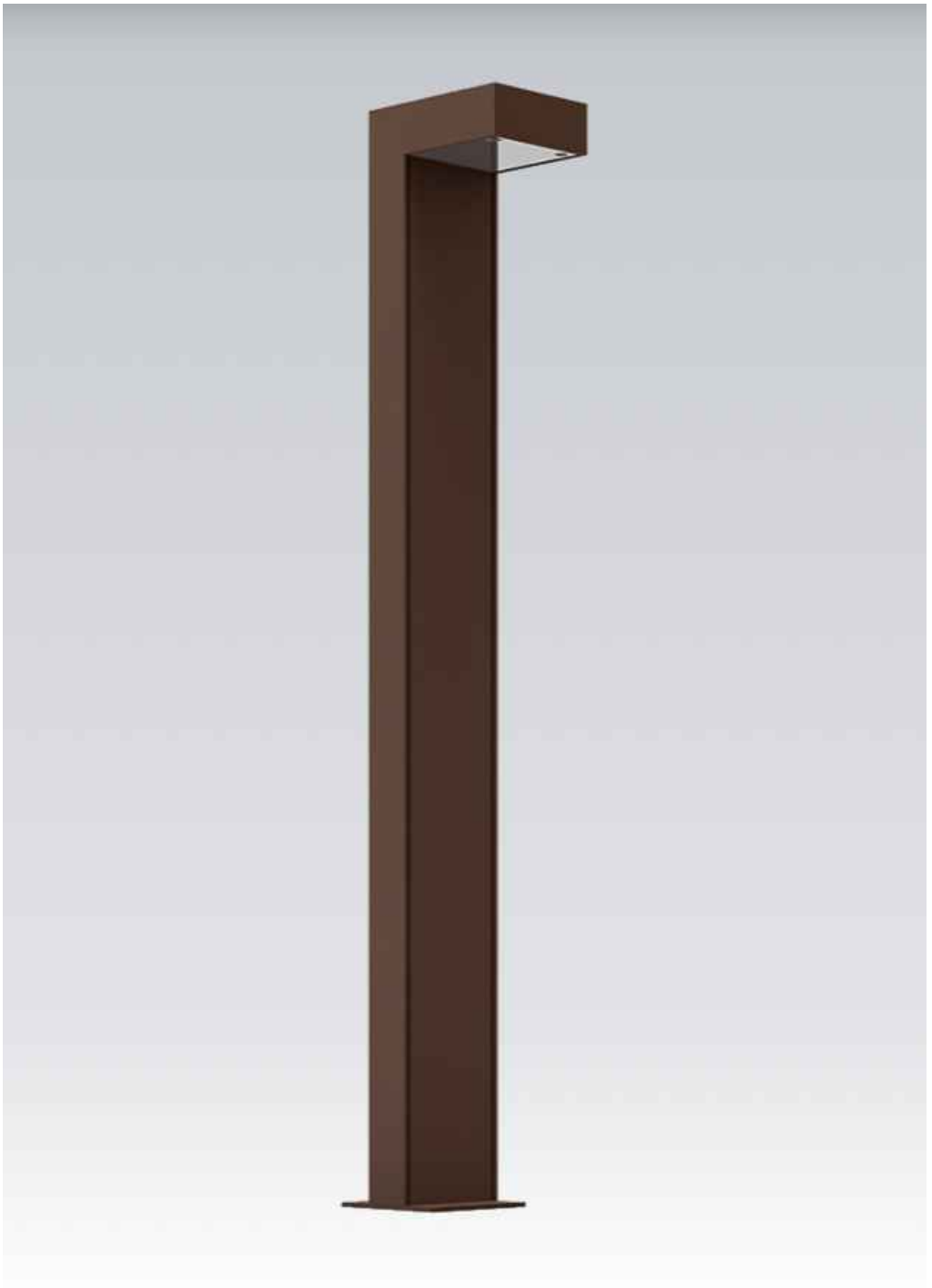


● Denotes table and seat style



● Denotes seat style

TYPICAL FURNITURE AND FINISHES - EXAMPLES



● Denotes external lighting pole location



● Denotes permeable shingled finish

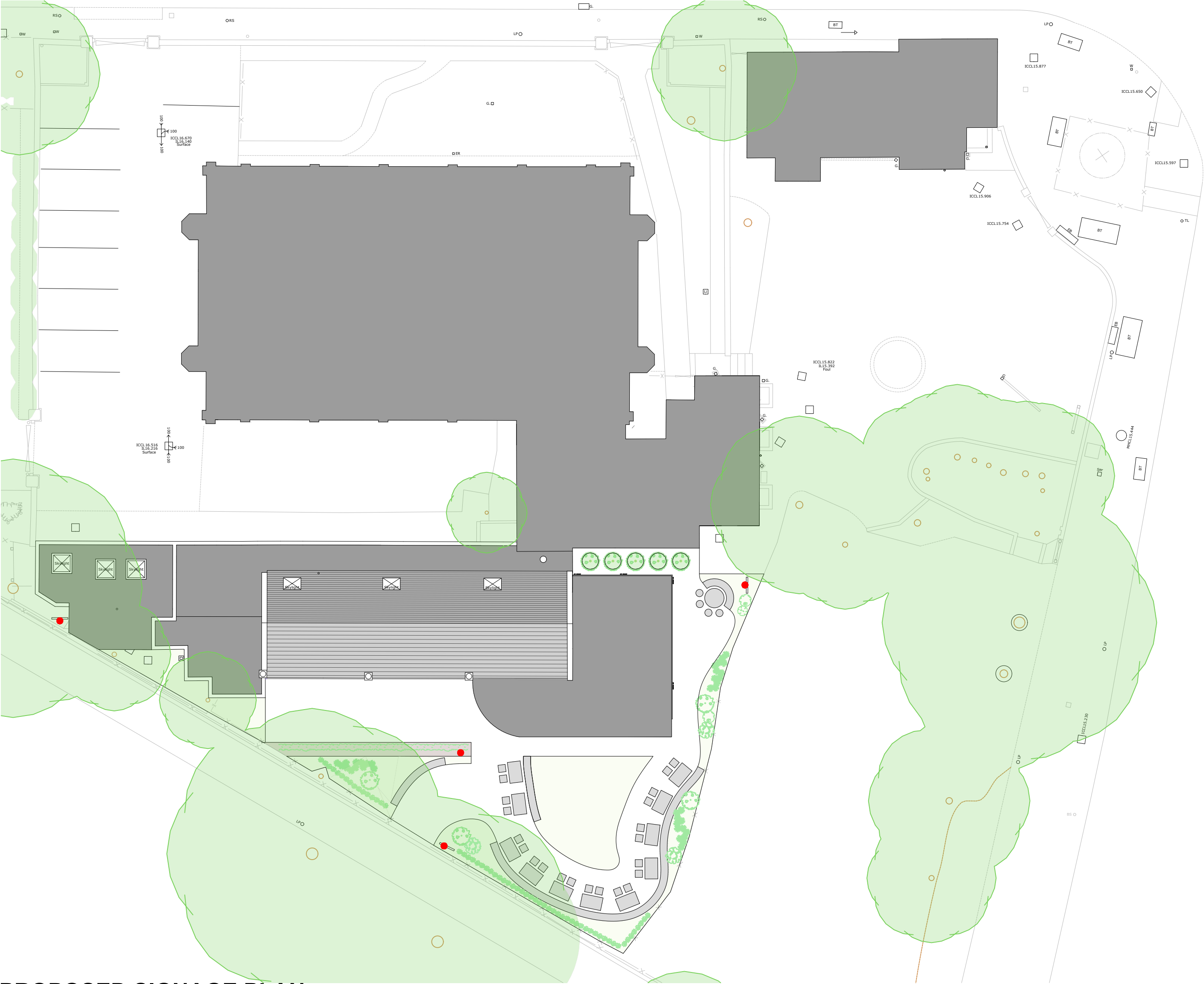


● Denotes soffit lighting

| G4                                                                           | 28.05.24   | For submission                          |
|------------------------------------------------------------------------------|------------|-----------------------------------------|
| Rev.                                                                         | Date       | Notes                                   |
| PLANNING                                                                     |            |                                         |
| PROJECT<br>MOB Creative                                                      |            |                                         |
| SITE ADDRESS<br>The Old Nursery,<br>Town Hall Approach,<br>London<br>N15 4GZ |            |                                         |
| DRAWING TITLE:<br>LANDSCAPING DETAILS                                        |            |                                         |
| DRAWING NO:<br>1186-228                                                      |            |                                         |
| BY:<br>GG                                                                    | CHK:<br>GG | DATE:<br>31.05.22<br>SCALE @A1<br>1:200 |



NOTES:  
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PROPOSED SIGNAGE PLAN

0 20m

SCALE 1:200 @A1

● Denotes signage totem location



TYPICAL SIGNAGE TOTEM

0 0.5m

SCALE 1:5 @A1 / 1:10 @A3



SIGNAGE PRECEDENT

|                                                              |          |                |
|--------------------------------------------------------------|----------|----------------|
| G4                                                           | 28.05.24 | For submission |
| Rev.                                                         | Date     | Notes          |
| PLANNING                                                     |          |                |
| PROJECT                                                      |          |                |
| MOB Creative                                                 |          |                |
| SITE ADDRESS                                                 |          |                |
| The Old Nursery,<br>Town Hall Approach,<br>London<br>N15 4GZ |          |                |
| DRAWING TITLE:                                               |          |                |
| SIGNAGE DETAILS                                              |          |                |
| DRAWING NO:                                                  |          |                |
| 1186-229                                                     |          |                |
| BY:                                                          | CHK:     | DATE:          |
| GG                                                           | GG       | 31.05.22       |
| SCALE @A1                                                    |          | VARIES         |
| GG                                                           |          |                |