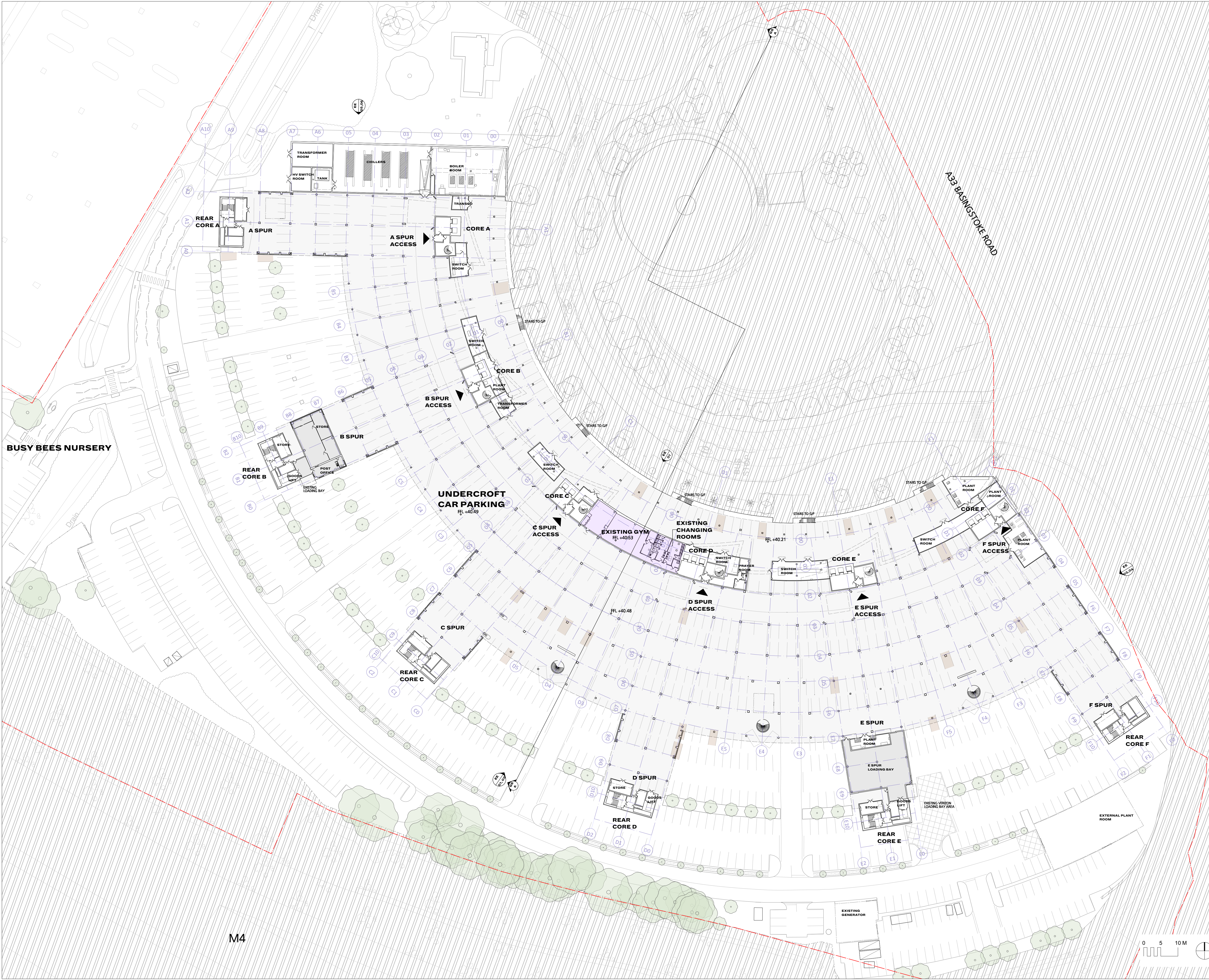


APPENDIX A

EXISTING SITE LAYOUT PLANS



GENERAL NOTES:

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All dimensions to be checked on site prior to commencement of any works, and/or preparation of any shop drawings.

Sizes of and dimensions to any structural elements are indicative only. See structural engineers drawings for actual sizes / dimensions.

Sizes of and dimensions to any service elements are indicative only. See service engineers drawings for actual sizes and dimensions.

This drawing to be read in conjunction with all other Architect's drawings, specifications and other Consultants' information.

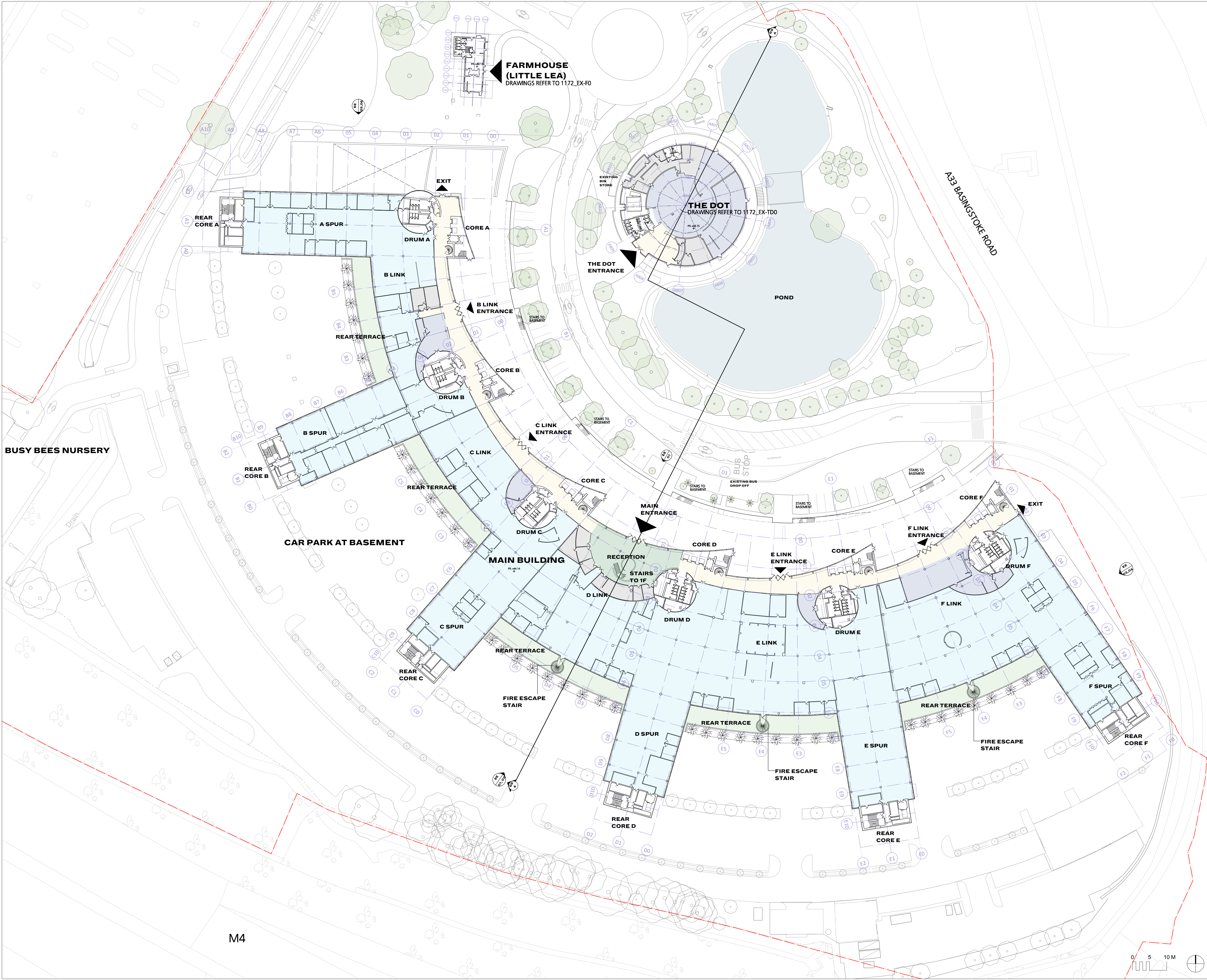
All proprietary systems shown on this drawing are to be installed strictly in accordance with the Manufacturers/Suppliers recommended details.

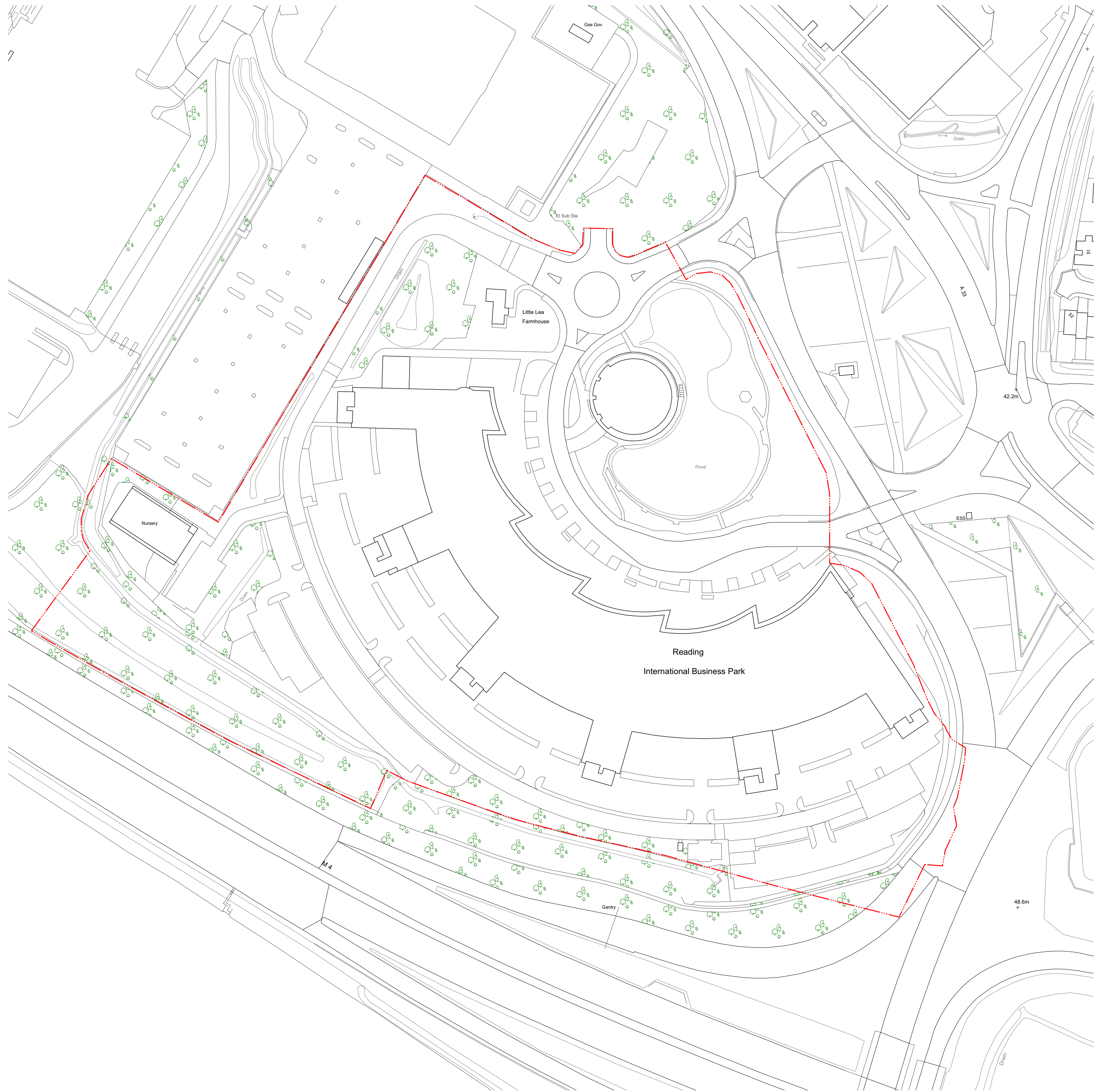
Any discrepancies between information shown on this drawing and any other contract information or manufacturers/suppliers recommendations is to be brought to the attention of the Architect

DO NOT SCALE FROM THIS DRAWING.

- NOTES:
- Site Boundary Line (Refer to report on title plan by Bryan Cave Leighton Paisner LLP)
 - Gym
 - Back of House (excluding WC & Plant Room)
 - Area above ground
 - Tree
 - Unusable Car Park Spaces

P2	06.11.20	Issue for Planning	JL
REV. DATE	NOTE		DRAWN
BGY BUCKLEY GRAY YEOMAN + 44 20 7033 9913 BGY.CO.UK			
CLIENT	Alchemy Asset Management		
PROJECT	RIBP		
DRAWING	Basement Existing Site Plan (Car Park)		
SCALE	1:500 @ A1	1:1000 @ A3	
DATE	Nov. 2020		
DWG No.	1172_ES-B1	REVISION	P2
STATUS	PLANNING	APPROVED	LL





GENERAL NOTES.

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DO NOT SCALE FROM THIS DRAWING.

NOTES.

LEGEND:

 Boundary Line (Refer to report on title plan by Bryan Cave Leighton Paisner LLP)

P2	06.11.20	Issue for Planning	JL
REV.	DATE	NOTE	DRAWN

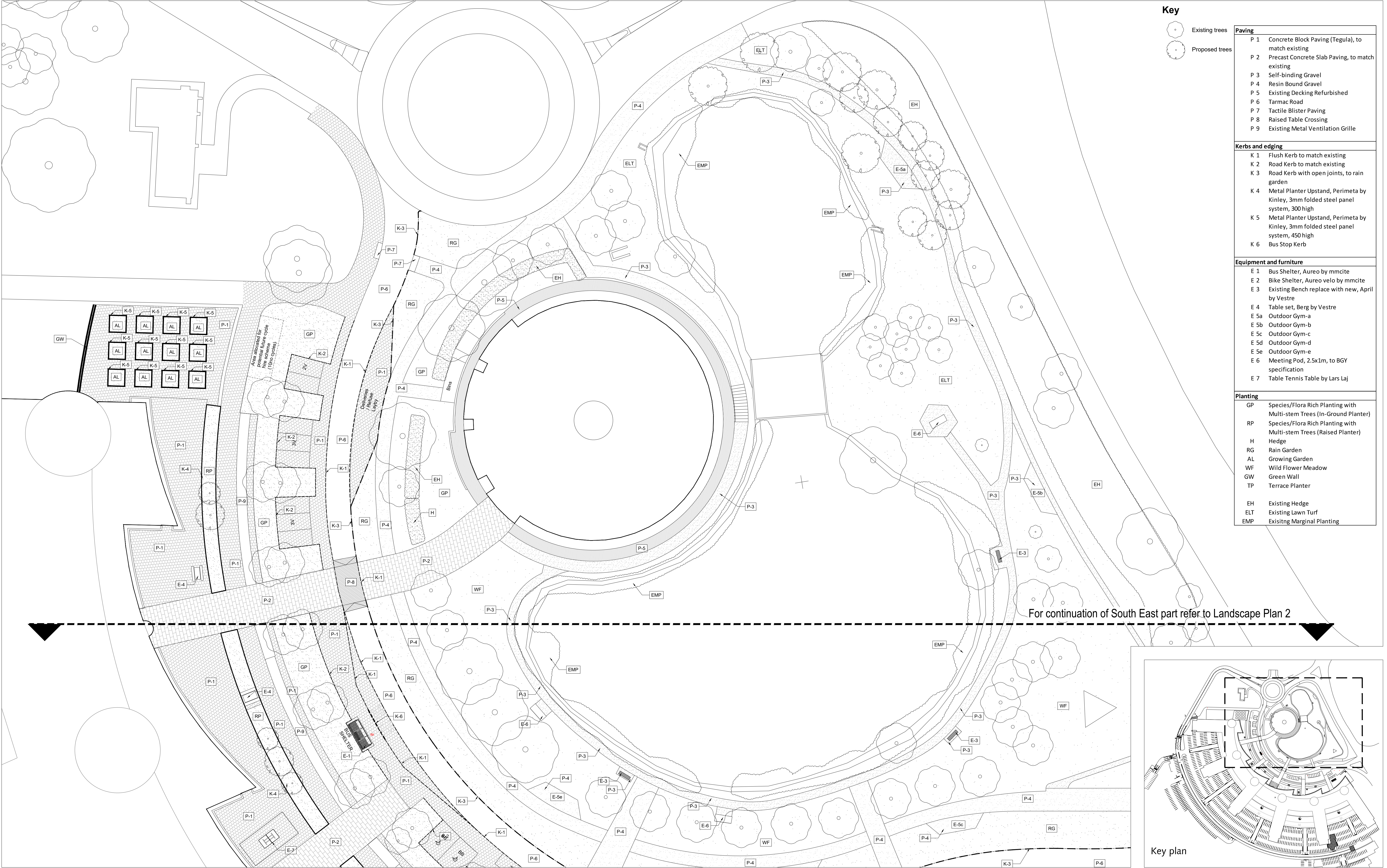
BGY BUCKLEY GRAY YEOMAN + 44 20 7033 9913 BGY.CO.UK			
CLIENT	Alchemy Asset Management		
PROJECT	RIBP		
DRAWING	Site Plan		
SCALE	1:1250 @ A1	1:2500 @ A3	
DATE	Nov. 2020		
DWG No.	1172_OS	REVISION	P2
STATUS	PLANNING	APPROVED	LL



APPENDIX B

PROPOSED SITE LAYOUT PLANS





Key

- Existing trees
- Proposed trees

Paving	
P 1	Concrete Block Paving (Tegula), to match existing
P 2	Precast Concrete Slab Paving, to match existing
P 3	Self-binding Gravel
P 4	Resin Bound Gravel
P 5	Existing Decking Refurbished
P 6	Tarmac Road
P 7	Tactile Blister Paving
P 8	Raised Table Crossing
P 9	Existing Metal Ventilation Grille

Kerbs and edging

K 1	Flush Kerb to match existing
K 2	Road Kerb to match existing
K 3	Road Kerb with open joints, to rain garden
K 4	Metal Planter Uprand, Perimeta by Kinley, 3mm folded steel panel system, 300 high
K 5	Metal Planter Uprand, Perimeta by Kinley, 3mm folded steel panel system, 450 high
K 6	Bus Stop Kerb

Equipment and furniture

E 1	Bus Shelter, Aureo by mmcite
E 2	Bike Shelter, Aureo velo by mmcite
E 3	Existing Bench replace with new, April by Vestre
E 4	Table set, Berg by Vestre
E 5a	Outdoor Gym-a
E 5b	Outdoor Gym-b
E 5c	Outdoor Gym-c
E 5d	Outdoor Gym-d
E 5e	Outdoor Gym-e
E 6	Meeting Pod, 2.5x1m, to BGY specification
E 7	Table Tennis Table by Lars Laj

Planting

GP	Species/Flora Rich Planting with Multi-stem Trees (In-Ground Planter)
RP	Species/Flora Rich Planting with Multi-stem Trees (Raised Planter)
H	Hedge
RG	Rain Garden
AL	Growing Garden
WF	Wild Flower Meadow
GW	Green Wall
TP	Terrace Planter
EH	Existing Hedge
ELT	Existing Lawn Turf
EMP	Existing Marginal Planting

Do not scale drawings. All dimensions to be checked on site.
Errors to be reported immediately to landscape architect.
To be read in conjunction with all relevant architects, Services and engineers drawings.

Revision Tracker
01 - Revision Purpose

Status
XX XX.XX.XXX

Churchman Thornhill Finch

London
3rd Floor, 14 Bowden Street,
Kennington, London SE11 4DS
+44(0)20 3727 6780

Bristol
1.14 Temple Studios,
Temple Gate, BS1 6QA
+44(0)20 3727 6788

Date 06.10.2020
Scale 1:200/A1
Drawn YS/SR
Location Reading
Client Client Name

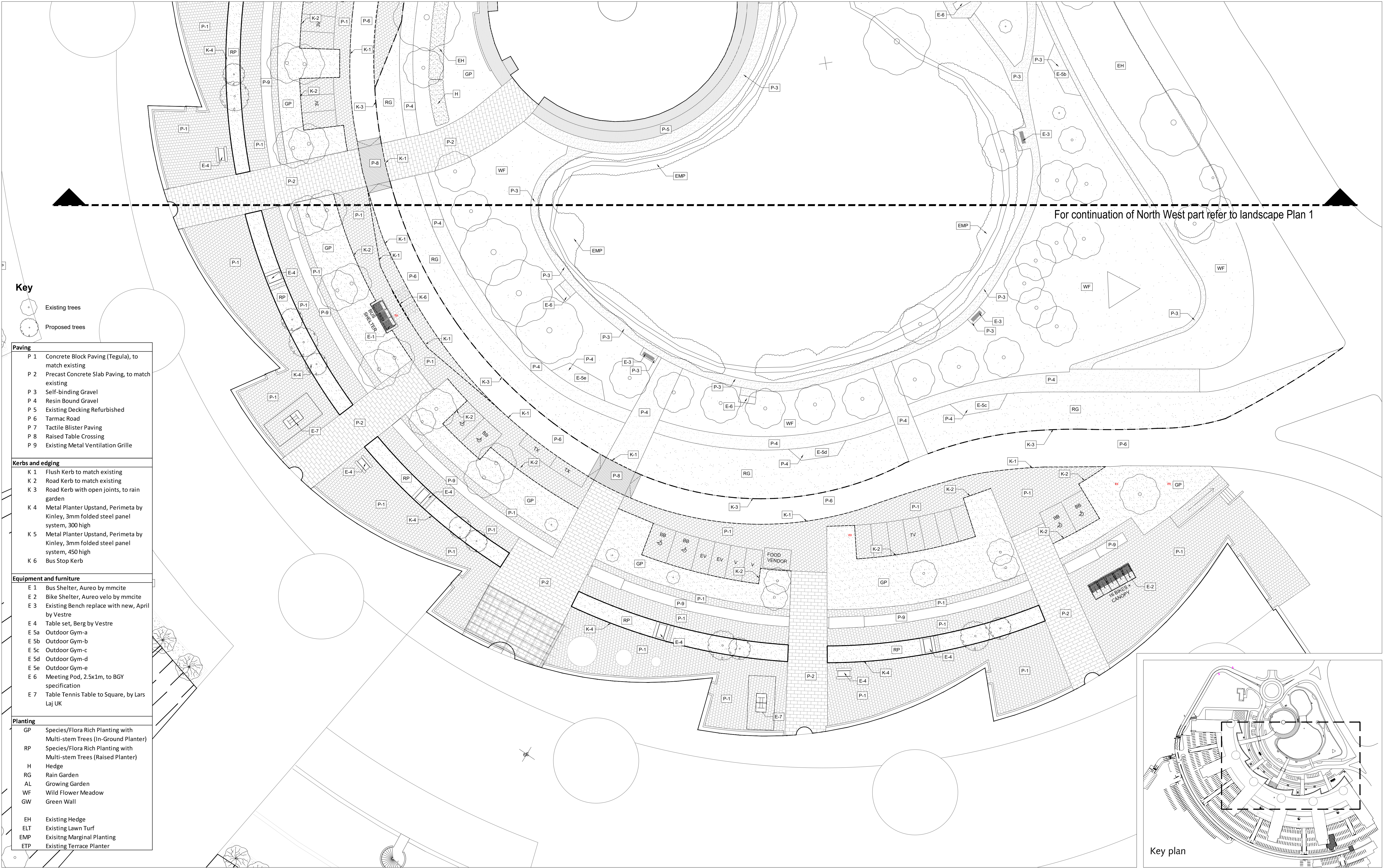
Reading International Business Park
Landscape Plan1

570-CTF-XX-00-DR-L-1001

DRAFT



Status	XX
Revision	XXX



Do not scale drawings. All dimensions to be checked on site.
Errors to be reported immediately to landscape architect.
To be read in conjunction with all relevant architects, Services and engineers drawings.

Revision Tracker
01 - Revision Purpose

Status
XX XX.XX.XXX

Churchman Thornhill Finch
London
3rd Floor, 14 Bowden Street,
Kennington, London SE11 4DS
+44(0)20 3727 6780
Bristol
1.14 Temple Studios,
Temple Gate, BS1 6QA
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mail@churchmanthornhillfinch.co.uk

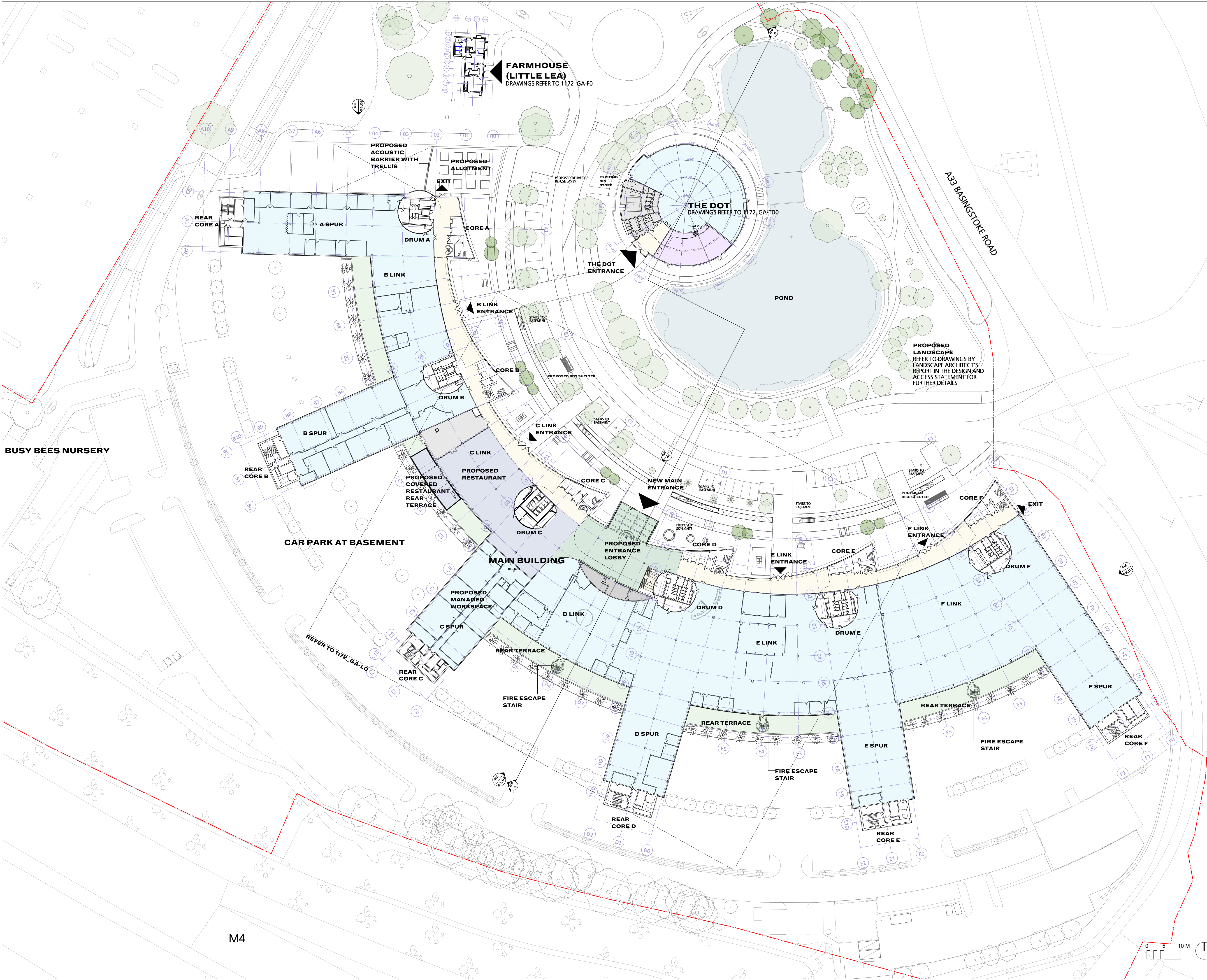
Date 06.10.2020
Scale 1:200/A1
Drawn YS/SR
Location Reading
Client Client Name

**Reading International Business Park
Landscape Plan2**
570-CTF-XX-00-DR-L-1002



DRAFT

Status
XX
Revision
XXX



GENERAL NOTES.

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DO NOT SCALE FROM THIS DRAWING.

NOTES.

- Site Boundary Line (Refer to report on title plan by Bryan Cave Leighton Paisner LLP)
- Office
- Retail / Restaurant
- Multi-functional Space
- Circulation
- Reception
- Terrace
- Back of House (excluding WC & Plant Room)
- Pond
- Existing Tree
- Proposed Tree (refer to Landscape Architect's report in the Design and Access Statement)

P2 06.11.20 Issue for Planning

JL

REV. DATE

NOTE

DRAWN

BGY

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+ 44 20 7033 9913
BGY.CO.UK

CLIENT

Alchemy Asset Management

PROJECT

RIBP

DRAWING

Ground Floor Proposed Plan

SCALE

1:500 @ A1

1:1000 @ A3

DATE

Nov. 2020

DWG No.

1172_GA-00

REVISION

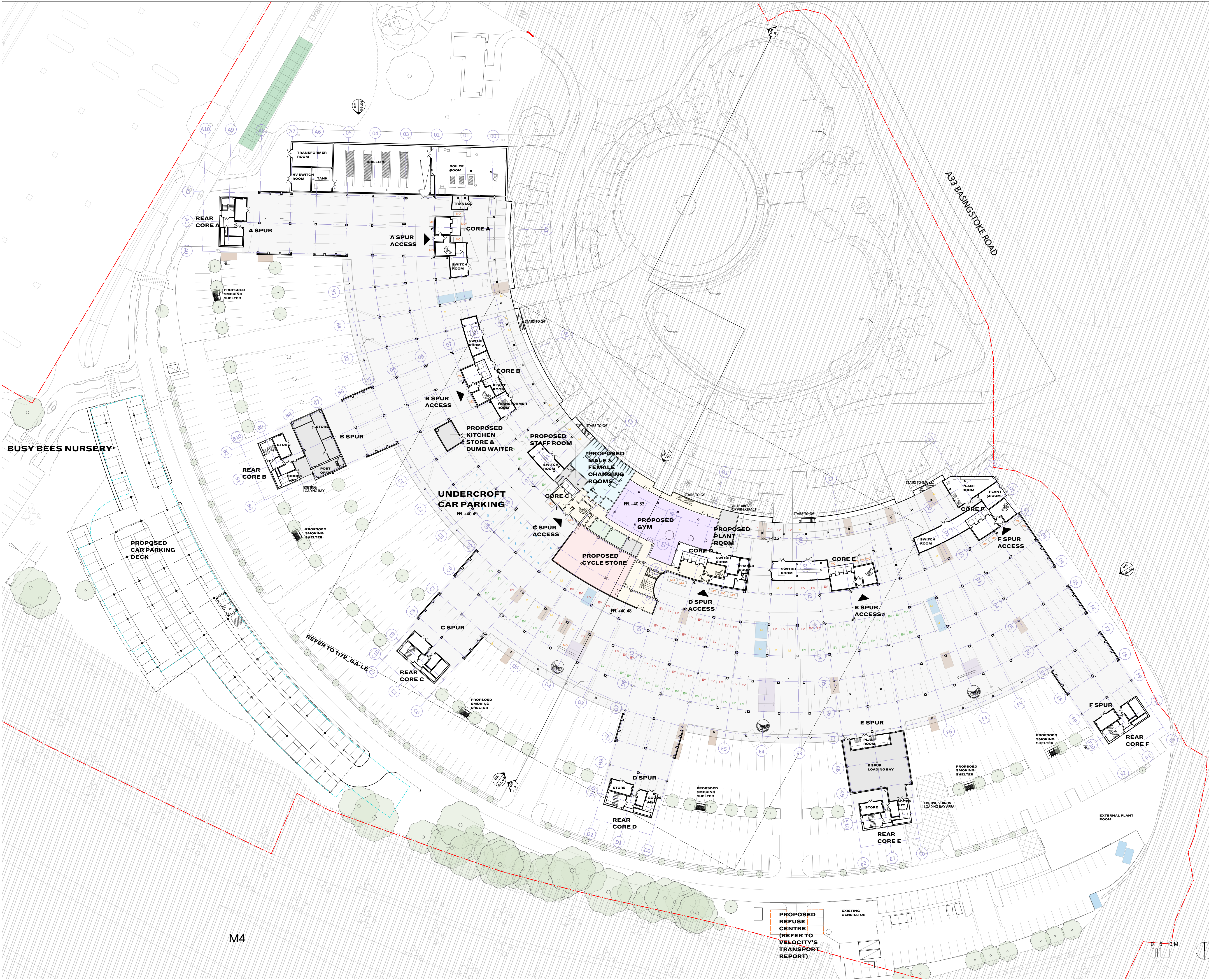
P2

STATUS

PLANNING

APPROVED

LL



GENERAL NOTES:

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DO NOT SCALE FROM THIS DRAWING.

- NOTES:
- Boundary Line - refer to title plan report
 - Gym
 - Cycle Store
 - Treatment Room
 - Changing Room
 - Circulation
 - Back of House (excluding WC & Plant Room)
 - Area above ground
 - Tree
 - Unusable Car Park Spaces
 - Bays Gained by Losing Landscape
 - Bays Gained by Rearrangement
 - Bays Gained by losing cycle rack / cycle store
 - Bays lost due to Rearrangement
 - Bays lost due to Waste Compound
 - M Part M Parking
 - EV Electric Charging Bays (active)
 - EV Electric Charging Bays (passive)
 - S Car Share Bays
 - MO Motorcycle Parking
- ALL CAR PARKING BAYS REFER TO VELOCITY'S TRANSPORT REPORT.

P1	06.11.20	Issue for Planning	JL
REV. DATE	NOTE		DRAWN
BGY BUCKLEY GRAY YEOMAN + 44 20 7033 9913 BGY.CO.UK			
CLIENT	Alchemy Asset Management		
PROJECT	RIBP		
DRAWING	Basement Proposed Site Plan (Car Park) (Application 2)		
SCALE	1:500 @ A1	1:1000 @ A3	
DATE	Nov. 2020		
DWG No.	1172_PS-B1A	REVISION	P1
STATUS	PLANNING	APPROVED	LL



GENERAL NOTES.

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DO NOT SCALE FROM THIS DRAWING.

NOTES.

- Boundary Line - refer to title plan report

- | | |
|---|--|
|  | Gym |
|  | Cycle Store |
|  | Treatment Room |
|  | Changing Room |
|  | Circulation |
|  | Back of House
(excluding WC & Plant Room) |
|  | Area above ground |
|  | Tree |
|  | Unusable Car Park Spaces |
|  | Bays Gained by Losing Landscape |
|  | Bays Gained by Rearrangement |
|  | Bays Gained by losing cycle rack / cycle store |
|  | Bays lost due to Rearrangement |
|  | Bays lost due to Waste Compound |
|  | Part M Parking |
|  | Electric Charging Bays (active) |
|  | Electric Charging Bays (passive) |
|  | Car Share Bays |
|  | Motorcycle Parking |

P2 06.11.20 Issue for Planning

REV.	DATE	NOTE	DRAWN
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BGY

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+ 44 20 7033 9913
BGY.CO.UK

CLIENT **Alchemy Asset Management**

PROJECT
RIBP

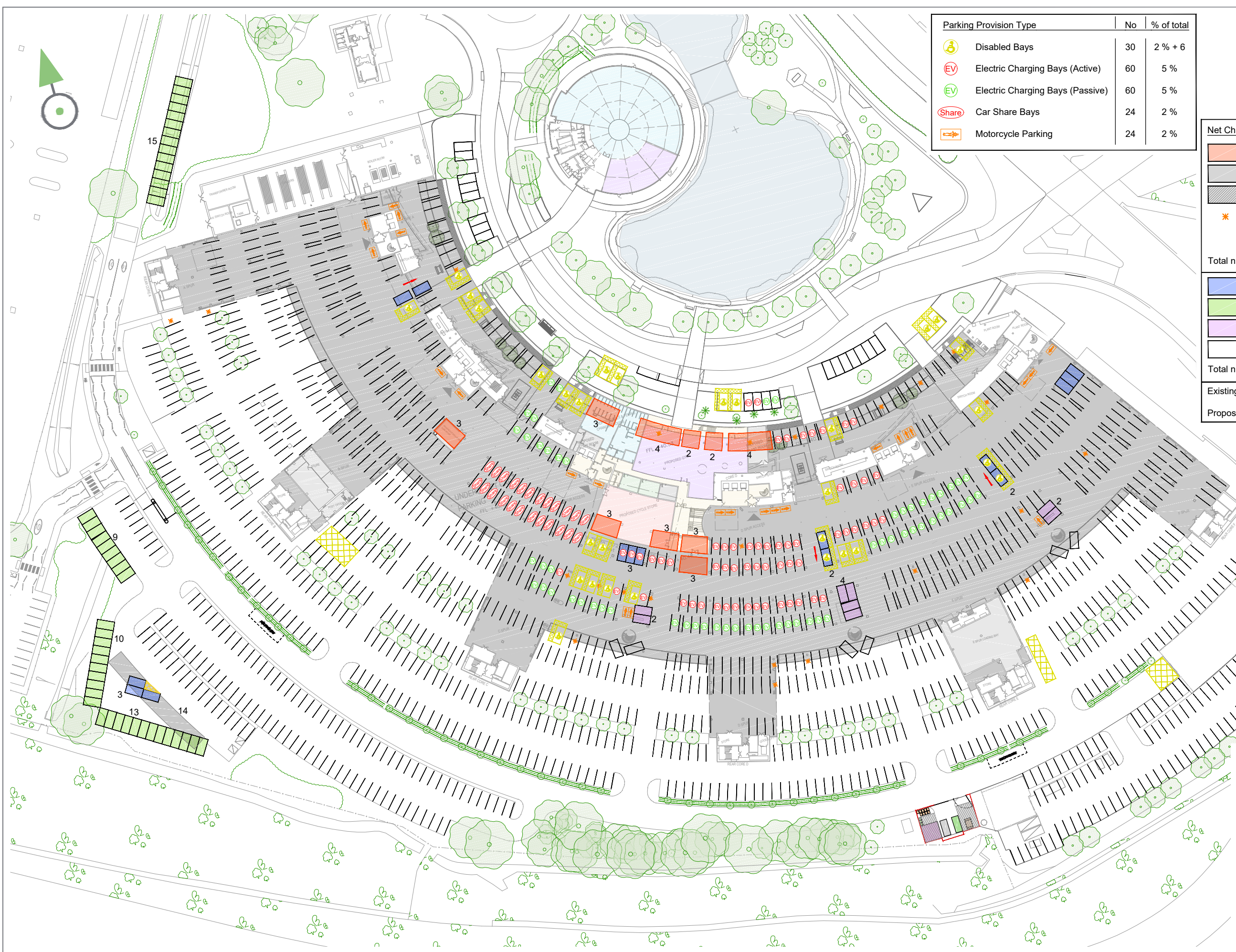
DRAWING
**Basement Proposed Site
Plan (Car Park)**

SCALE **1:500 @ A1** **1:1000 @ A3**

DATE **Nov. 2020**

DWG No.	REVISION
1172 PS-P1	50

STATUS	APPROVED
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Parking Provision Type		No	% of total
	Disabled Bays	30	2 % + 6
	Electric Charging Bays (Active)	60	5 %
	Electric Charging Bays (Passive)	60	5 %
	Car Share Bays	24	2 %
	Motorcycle Parking	24	2 %

Net Change in Parking Spaces :		
	Bays affected / lost due to proposed gym	= 30
	Bays lost due to rearrangement at Zone 1	= 14
	Bays lost for waste management compound	= 6
	Bays surveyed as unusable	= 23
	Bays lost due to disabled bay conversion	= 5
Total number of bays lost		= 78
	Bays gained by rearrangement	= 18
	Bays gained by losing landscaping	= 47
	Bays gained by losing cycle racks / cycle store	= 8
	Bays gained at the front landscaping	= 4
Total number of bays gained		= 77
Existing total number of bays (included unusable bays)		= 1200
Proposed total number of usable bays		= 1199

F	28.10.20	Revised Layout	DH
E	16.10.20	Revised Layout	DH
D	14.10.20	Revised Layout	DH
C	12.10.20	Revised Layout	DH
B	06.10.20	Revised Layout	DH
A	27.08.20	First Issue	DH
REV	DATE	COMMENT	APP

REVISION DETAILS

DRAWING NO.
3770-1200-T-001

DRAWN	APPROVED	DATE
EP	DH	AUG 20

SCALE	REV
1:1000 @ A3	F

