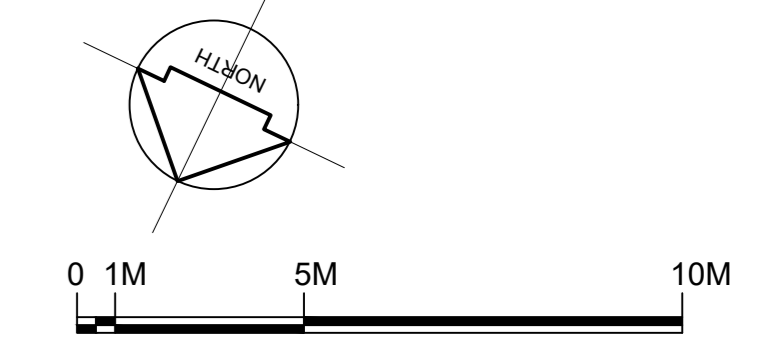


- Notes:**
- Buildings, Facilities and Site Layouts are indicative and for Design Intent purposes and are subject to Building Envelope, Elements and Services Infrastructure detailed condition, dimensional Structural and site investigation surveys, Planning Approval, Building Warrant Approval and detailed design development input from Structural, Mechanical, Electrical & Process Engineers.
  - All architectural drawings to be read in conjunction with all relevant Structural, Mechanical, Electrical & Process Engineers' drawings and specifications as applicable.
  - SPEN Substation Enclosure & Plinth Requirements: This drawing should be read in conjunction with all relevant SPEN specific drawings and specifications requirements.
  - New Transformer Plinth & Bund Requirements: This drawing is based on and should be read in conjunction with the following Wilson Power Solution Drawing Nos: WPS/004-CA-001-REV10 Draw Binding No: WPS-01-NA-MW-129-REV 05



- KEY/LEGEND**
- TOTAL EXTENT OF PROPOSED FIRST FLOOR ACCOMMODATION TO EXISTING WAREHOUSE, NEW WAREHOUSE & ENERGY CENTRE.
  - EXISTING TREES TO BE REMOVED & REPLACED WITH 2 NO. NEW TREES FOR EVERY TREE REMOVED.
  - NEW TREES TO BE PLANTED TO REPLACE EXISTING TREES REMOVED @ A RATIO OF 2 NEW TREES FOR EVERY TREE REMOVED.

**APPROXIMATE GROSS FLOOR AREAS**

EXISTING WAREHOUSE - GROUND FLOOR	2020 (M <sup>2</sup> )
EXISTING WAREHOUSE - NEW FIRST FLOOR	195 (M <sup>2</sup> )
SUB TOTAL	2815 (M <sup>2</sup> )
NEW WAREHOUSE - GROUND FLOOR	2525 (M <sup>2</sup> )
NEW WAREHOUSE - FIRST FLOOR	1020 (M <sup>2</sup> )
SUB TOTAL	3545 (M <sup>2</sup> )
MODULAR BUILDING - GROUND FLOOR	320 (M <sup>2</sup> )
MODULAR BUILDING - FIRST FLOOR	320 (M <sup>2</sup> )
MODULAR BUILDING - SECOND FLOOR	320 (M <sup>2</sup> )
SUB TOTAL	960 (M <sup>2</sup> )
<b>TOTAL NEW AREAS (EXCLUDING EXISTING WAREHOUSE GROUND FLOOR AREA)</b>	<b>4700 (M<sup>2</sup>)</b>
<b>TOTAL AREA (APPROXIMATELY)</b>	<b>7500 (M<sup>2</sup>)</b>
ENERGY CENTRE - GROUND LEVEL (HARDSTANDING)	880 (M <sup>2</sup> )
ENERGY CENTRE - FIRST FLOOR (GANTRY)	800 (M <sup>2</sup> )
SUB TOTAL	1730 (M <sup>2</sup> )

- SITE BOUNDARY (14650 M<sup>2</sup> - 1.465 HECTARES)
- SITE PLANNING APPLICATION AREA BOUNDARY (16000 M<sup>2</sup> - 1.600 HECTARES)
- NEW EXTERNAL SITE SECURITY FENCING (3.0M MINIMUM HEIGHT)
- NEW EXTERNAL TRANSFORMER SECURITY FENCING (2.0M MINIMUM HEIGHT)
- NEW MODULAR BUILDING & EXTERNAL EQUIPMENT PLANT GRANTED FOR THE SOLE BENEFIT OF VALNEVA SCOTLAND LIMITED WHICH IN THE EVENT THAT THE SITE IS SOLD OR OCCUPIED BY ANOTHER PARTY SHALL BE REMOVED WITHIN 28 DAYS AND THAT PART OF THE SITE SHALL BE REINSTATED AS HARDSTANDING.

Rev	Date	Description	By	Chk	App
01	08/08/20	ISSUE FOR PERMITTING	KBB		
02	08/08/20	REVISIONS TO PERMITTING	KBB		
03	08/08/20	REVISIONS TO PERMITTING	KBB		
04	08/08/20	REVISIONS TO PERMITTING	KBB		
05	08/08/20	REVISIONS TO PERMITTING	KBB		
06	08/08/20	REVISIONS TO PERMITTING	KBB		
07	08/08/20	REVISIONS TO PERMITTING	KBB		
08	08/08/20	REVISIONS TO PERMITTING	KBB		
09	08/08/20	REVISIONS TO PERMITTING	KBB		
10	08/08/20	REVISIONS TO PERMITTING	KBB		

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Beckett House 1, Lambeth Palace Road, SE1 7EL London ENGLAND Tel: 0207 401 0000

Client: **VALNEVA**

Project: **OB2**

Drawing Title: **GENERAL ARRANGEMENT LAYOUT PROPOSED SITE PLAN LAYOUT**

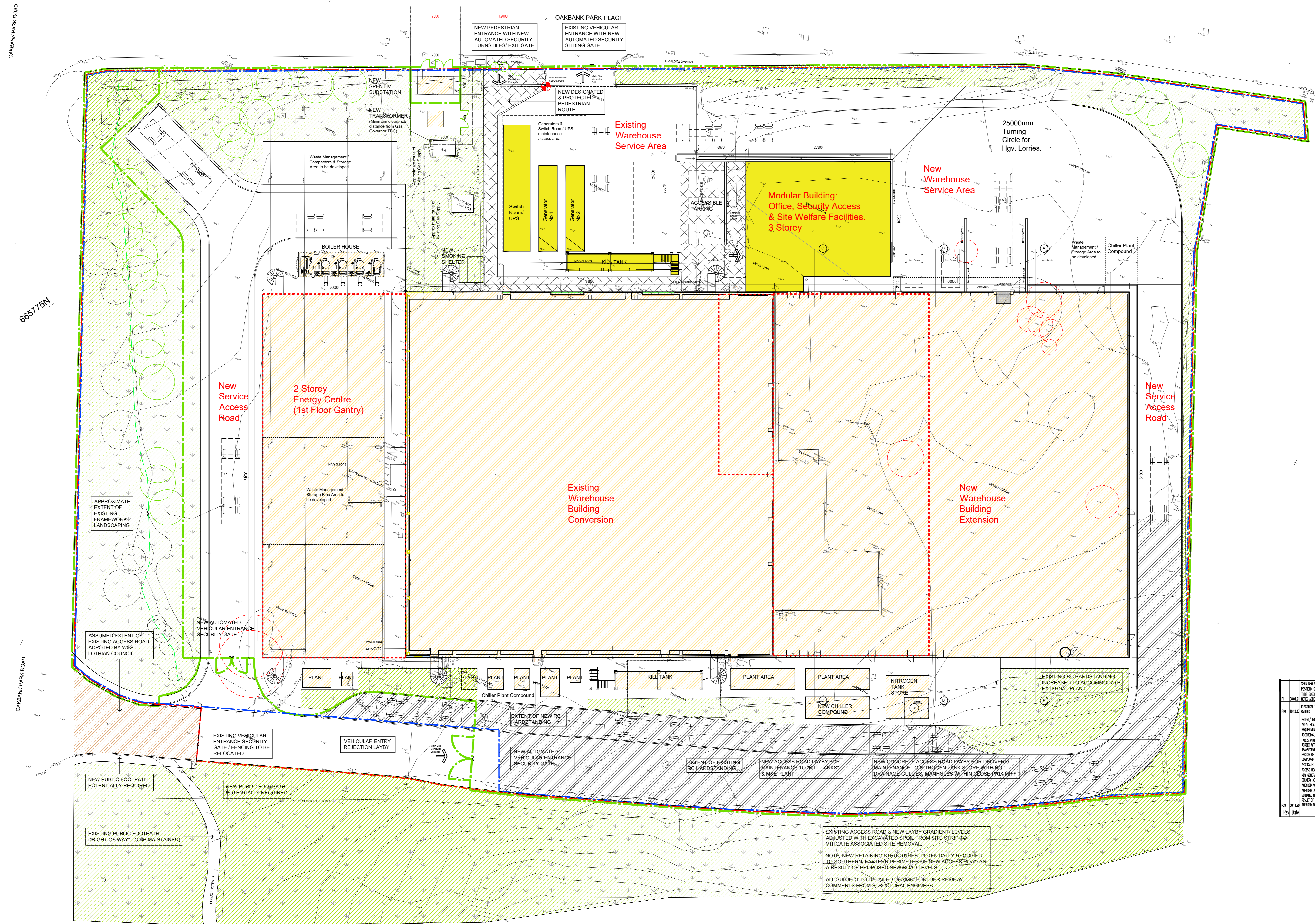
Purpose: **PRELIMINARY ISSUE**

Checked: KBB Scale: 1:200 Date: 06.08.20

Approved: [Signature]

By/As Prepared No: 440161 By/As Drawing No: SK017

Drawing No: SK017 Revision: P11



Site Plan Scale 1:200.