



EXISTING LANDSCAPE ALONG BOUNDARY FENCE.

TWOH HOUSES TO HAVE EXTERNAL BALCONY ACCESS FROM FRONT REAR LANDING.  
BALCONIES TO HAVE PERIMETER SCREENS IF JUNGLED APPROPRIATE.

APARTMENT - APARTMENT COMMUNITY GARDEN TO ADJACENT BOUNDARY BY HERCULEAN SET INTO PLANTERS.  
COMMUNAL GARDEN ACCESS FROM STAIRWAY AND TO PRESENT A WALL TO MEET COLLECTIVELY AND STAYS IN ADDITION TO PRIVATE BALCONY.  
PRIVATE SCREEN PROVIDED IF JUNGLED NECESSARY.

EXISTING BALCONY SERVICES TO TURN INWARD KITCHEN REMAINS AND ENCLOSED AS PART OF THE ROOF LANDSCAPE

ALTERATIONS TO UPPER FLOOR  
EMPHASIS OF BUILDING UNALTERED - ALTERNATIVE TO EXTERNAL ELEVATION - WINDOW WITH INSET BALCONY FRAMED  
INTERIALLY - BOTH FLOORS RE-ORGANISED TO HEAVY 4-1/2" Z-BEDROOM APARTMENT.  
RE-ORGANISING MAINTAINS PRINCIPLES OF EXISTING VERTICAL CIRCULATION.

APARTMENT - APARTMENT EXTERNAL GARDEN - ROOF TO APARTMENT ACCESS FROM LIVING ROOM - DINING ROOM.  
GARDEN LOCATED ON EXISTING ROOF BALCONY ABOVE SHOULD NOTED.



**STUDIO SE**  
Architects

<b>Client:</b>	Anglia Holland Pubs and Clubs Limited	<b>Title:</b>	Proposed: First floor plan.
<b>Commission:</b>	Residential conversion and development at The Tavern.	<b>Drawing No.:</b>	PL0096.21.12
<b>Location:</b>	The Tavern, Finton Road, Holland-on-Sea	<b>Date:</b>	11th May 2021
		<b>Scale:</b>	1:100 @ A1

**PLAN : FIRST FLOOR.**