



FLOOR PLAN (Ground Floor) 1:200 @ A3



AERIAL VIEW OF SITE



VIEW FROM NORTH

**TO BE CONFIRMED BY PM**

**CHECKLIST OF ABNORMAL ITEMS:**

SHOPFRONT AND AUTO DOORS?	TBC
ROLLER SHUTTERS?	TBC
FULL HEIGHT BACK OF HOUSE WALL?	TBC
POWER UPGRADE?	NO
NEW BT LINES?	YES
CAR PARK SURFACE (TARMAC)?	NO
CAR PARK WHITE LINING?	NO
ACOUSTIC ENCL. FOR NEW PLANT?	TBC
NEW GOODS IN DOORS?	NO
LIFT REQUIRED?	NO
PARTY WALL ISSUES?	NO
LEVEL ISSUES?	NO
PROPOSED DELIVERY PULL DISTANCE?	TBC
STORE TYPE	Everyday Convenience

Revision	Date	By	Chk.
-	-	-	-

Stage: -1  
 Issued to KBA: -20.07.20  
 Site Area: -1545 sq.m.

Build Type:

New Build	<input type="checkbox"/>
Developer Shell	<input type="checkbox"/>
Pub Conversion	<input type="checkbox"/>
Fit Out	<input type="checkbox"/>

Project Postcode: -KY14 7AU  
 Proposed delivery pull distance: 5m  
 Length of Shopfront: 13.1m  
 Store Type: TBC

Type of Development:

Pop-In	<input type="checkbox"/>
On the Go	<input type="checkbox"/>
Everyday Convenience	<input checked="" type="checkbox"/>
Everyday Convenience +	<input type="checkbox"/>

Standalone:

Standalone	<input type="checkbox"/>
Mixed with other retail	<input checked="" type="checkbox"/>
Mixed use with office	<input type="checkbox"/>
Mixed use with residential	<input type="checkbox"/>

Locale:

Industrial	<input type="checkbox"/>
Commercial	<input checked="" type="checkbox"/>
Residential	<input type="checkbox"/>

Sales Area	=	2,981 sq.ft
Back of House Area ex. Plant	=	1,490 sq.ft
Total Gross Int. Area	=	4,500 sq.ft
Sales / Back of House (as % of GIA)	=	67%
Expected Format Sales/BOH	=	3,000 / 1,500 sq.ft
Standard Spaces	=	18
Parent & Child Spaces	=	0
Accessible Spaces	=	2
TOTAL SPACES	=	20
Cycle Spaces	=	TBC

<span style="background-color: #ADD8E6; border: 1px solid black; display: inline-block; width: 15px; height: 10px;"></span> Co-operative Sales Floor Area
<span style="background-color: #FFDAB9; border: 1px solid black; display: inline-block; width: 15px; height: 10px;"></span> Co-operative BOH Area
<span style="background-color: #FFD700; border: 1px solid black; display: inline-block; width: 15px; height: 10px;"></span> Proposed Plant Area

**RISK RATING DELIVERIES:**  
 -Acceptability of solution TBC by ICG logistics  
 -Delivery Bay location to be confirmed by developer  
 -10m rigid delivery vehicle

**PLANT SOLUTION:**  
 -Plant area location to be confirmed by developer

**MEANS OF ESCAPE:**  
 -Additional Fire escape required on ground floor to comply with required travel distances. Confirmation required that the corridor linked to basement level is a protected zone and is a usable means of escape.


**PLANNING:**


Build	<input checked="" type="checkbox"/>
Use Class	<input checked="" type="checkbox"/>
Shopfront	<input checked="" type="checkbox"/>
Signage	<input checked="" type="checkbox"/>
Satellite	<input checked="" type="checkbox"/>
ATM	<input checked="" type="checkbox"/>
Plant	<input checked="" type="checkbox"/>

**STRUCTURE:**  
 -Developers Shell

Bay Count:  
 - ?

**CHECKLIST OF ABNORMAL ITEMS:**  
 REFER TO ABNORMAL CHECKLIST PRODUCED BY PM  
 Do Not Scale Dimensions from Drawings.  
 All dimensions to be verified on site, and any discrepancy to be notified to KBA.

  
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Drawn by SM	Checked by JK	Date 190820	Scale As Specified
Job AUCHTERMUCHTY 10 Low Rd, Auchtermuchty, Cupar, KY14 7AU			
Drawing STAGE 1 PROPOSED LAYOUT PAGE 1			
Co-op Job No: 0000	KBA Job No: KBA2348	Drawing No: BL(0-)-001	Rev. -

CAD Ref: MCo-opKBAxxxxDrawings/Stage1/