

# Development Summary

(West Tower G+25, East Tower G+23, Office G+7, Newport Street G+10)

05/09/2016 : General area adjustments / no design alterations  
22/09/2016: Design alteration on Firestation wall facing IMO Building  
28/09/2016: Design alteration on Middle Site (Middle Gate Opening)  
13/09/2016: Stage 1 Area Schedule Issued  
29/09/2016: Stage 1 Area Schedule - Revised  
07/11/2016: Stage 1 Addendum Issued  
10/11/2016: Stage 1 Addendum revised with CS  
23/11/2016: Stage 1 addendum 20% affordable, increase small units  
12/12/2016: New unit mix Towers  
14/12/2016: Double level Basements in Middle Site  
20/12/2016: New core East Tower  
06/01/2017: Stage 1 addendum 33% affordable, increase small units  
16/01/2017: Stage 1 Design Freeze Set Issued  
20/01/2017: Stage 1 Design Freeze REV01 Issued  
26/02/2017: Stage 1 Design Freeze revised with CS  
07/03/2017: Front and Middle site Basement Alteration  
17/03/2017: New Market-Affordable Tenure mix 22% by units

24/03/17 : Stage 2 Design Freeze Agreed  
29/03/17: Formal Issue Stage 2 Design Freeze P&P  
04/04/17: Stage 2 Design Freeze Addendum - Front Site  
05/04/17: Stage 2 Design Freeze Middle site revised with CS  
06/04/2017: Stage 2 Design Freeze Addendum revised with CS  
08/05/2017: 1 Extra floor within towers (G+20, G+18)  
22/05/2017: Newport street as Warehouse  
22/05/2017: 16% affordable-market Tenure  
06/06/2017: Stage 2 Design Freeze Addendum 2 Issued  
10/07/2017: Stage 2 Design Freeze Addendum 2 (REV 6) revised with CS  
10/07/2017: 7% affordable-market Tenure  
20/10/2017: 25% Affordable - Strong Design Alterations at Office Building, Whight St and Basement layout  
01/10/2017: 23% Affordable  
17/12/2017: Stage 2 add3 issued  
05/12/2017: Stage 2 add 3 revised set issued  
07/12/2017: Stage 2 add 3 revised and agreed with CS

18/12/2017: Stage 2 add3 Draft Planning Issue  
31/01/2018: Planning Submission Issued  
01/02/2018: Planning Submission Area Addendum  
Feb 2018-Mar 2018: 7E Meetings  
20/04/2018: No basement tunnels, no bridges office roof and towers  
08/05/2018: Major Design Alteration +5 Extra floor toers, +1 Extra Floor office, +Extra floor newport street  
18/07/18 Area Exercise GW / OptLTA-ELH  
18/08/07 Office designation revised following client comment.  
13/08/2018 Daylight sunlight revisions to Middle Site  
16/08/2018 Further daylight sunlight revisions to Middle Site  
07/09/2018 Area Check & Residential unit Mix + transport clearance  
11/09/2018 Area reconciliation & Tower Res Unit Mix Addendum  
13/09/2018 U+H Final amendments  
21/09/2018 DRAFT Planning Issue  
05/10/2018 Planning Issue  
08/10/2018 Planning Issue-amendments  
15/10/2018 Legal Review-amendments  
07/01/2019 35% Affordable - Changed level 6 West Tower  
21/01/2019 35% Affordable - Tracking through excell for level 6  
26/07/2019 Revised Basement layout  
07/08/2019 Amended Unit Mix, reduction in 3bed market units  
12/08/2019 Amended basement layout

19/08/2019: Parking spaces updated  
21/08/2019: Number Hab room

## Area schedule

			NIA		GIA		GEA		Unit No.	Hab. Rooms	Hotel Keys	Parking Available	Demand
			m2	sqft	m2	sqft	m2	sqft					
Residential Block A+B+C	Market	Ground & Above	18,718	201,481	24,590	264,687	25,710	276,737	295	676			
		Total	18,718	201,481	25,193	271,172	26,323	283,341					
	Affordable	Ground & Above	9,079	97,726	11,866	127,726	12,542	134,997	148	360			
		Total	9,079	97,726	12,358	133,016	13,051	140,481	336	356			
	Total	Ground & Above	27,797	299,207	36,456	392,412	38,251	411,734	443	1,036			
		Total	27,797	299,207	37,550	404,188	39,374	423,822	1,006	1,006			
Fire Station	Ground & Above	1,350	14,529	2,010	21,636	2,291	24,660						
	Total	1,350	14,529	2,203	23,713	2,489	26,792						
LFB Museum	Ground & Above	538	5,791	609	6,555	635	6,835						
	Total	1,128	12,142	1,434	15,436	1,498	16,124						
Restaurant	Ground & Above	653	7,029	865	9,311	956	10,290						
	Total	653	7,029	865	9,311	956	10,290						
Hotel	Ground & Above	4,426	47,641	5,900	63,508	6,182	66,543						
	Total	4,426	47,641	6,270	67,490	6,593	70,967						
Corporate Office	Ground & Above	6,451	69,439	8,372	90,116	8,775	94,454						
	Total	6,451	69,439	9,123	98,200	9,606	103,399						
Medium Office	Ground & Above	480	5,167	494	5,317	511	5,500						
	Total	1,285	13,832	1,348	14,510	1,373	14,729						
Small Office	Ground & Above	178	1,916	186	2,002	202	2,174						
	Total	178	1,916	186	2,002	202	2,174						
Micro Office	Ground & Above	134	1,442	142	1,528	154	1,658						
	Total	134	1,442	142	1,528	154	1,658						
Gallery	Ground & Above	-	-	-	-	-	-						
	Total	-	-	-	-	-	-						
Retail	Ground & Above	604	6,501	628	6,760	681	7,330						
	Total	604	6,501	628	6,760	681	7,330						
Gym	Ground & Above	32	344	51	549	54	581						
	Total	2,706	29,132	2,849	30,671	3,055	32,880						
Parking / Plant / Refuse	Ground & Above	-	-	534	5,748	1,226	13,197						
	Total	-	-	8,094	87,124	9,324	100,360						
<b>GRAND TOTAL</b>	Ground & Above	42,643	459,007	56,247	605,443	59,918	644,957						
	Total	46,712	502,811	70,692	760,933	75,304	810,575						
<b>SUMMARY BY BLOCKS</b>	<b>Block A</b>	Ground & Above	12,788	137,648	17,602	189,468	19,380	208,606					
		Total	13,378	143,999	20,479	220,436	22,370	240,791					
	<b>Block B</b>	Ground & Above	27,791	299,142	35,729	384,587	37,361	402,154					
	Total	31,270	336,595	47,165	507,688	49,605	533,951						
	<b>Block C</b>	Ground & Above	2,064	22,217	2,916	31,388	3,177	34,197					
	Total	2,064	22,217	3,048	32,809	3,329	35,833						
<b>Total Employment</b>	Ground & Above	7,243	77,964	9,194	98,964	9,642	103,786						
	Total	8,048	86,629	10,799	116,240	11,335	122,010						

Flexible Use Unit area (GF) included in Hotel NIA, GIA and GEA areas

## Residential Unit Mix

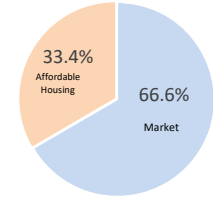
Market	Intermediate Rent						Affordable/Social Rent						Total								
	ST	18	28S	28L	38s	38L	TOTAL	ST	18	28S	28L	38s	38L	TOTAL	ST	18	28S	28L	38s	38L	TOTAL
m2	39	50	60	70	86	95		39	50	60	70	86	95		39	50	60	70	86	95	
Unit No.	26	168	26	64	4	7	295	21	30	7	0	0	58		47	228	37	112	12	7	443
Mix	9%	57%	9%	22%	1%	2%	100%	36%	52%	12%	0%	0%	100%		11%	51%	8%	25%	3%	2%	100%
Hab. Rooms	26	336	78	192	16	28	676	21	60	21	0	0	102		47	456	113	336	58	28	1,036

Current Lambeth  
20% 20-50% Lambeth  
9% Lambeth

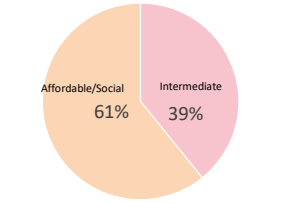
Lambeth Local Plan September 2015:  
-1 Bedroom Units: not more 20%  
-2 Bedroom Units: 20-50%  
-3 bedroom+ Units: 40%

Residential Density	Total Residential GEA (above ground)		Total Other Uses GEA (above ground)	
	m2	%	m2	%
Total Development GEA (above ground)	59,918	64%		
Total Development Site Area	75,304	7.53	ha	
Effective Site Area	10,602	1.06	ha	
West Site	4,170	0.42	ha	
Central Site	6,076	0.61	ha	
East Site	356	0.04	ha	
Density ( Hab Rooms/Effective Site Area)	977	Hab rooms per hectare		
West Site	460	Hab rooms per hectare		
Central Site	1,257	Hab rooms per hectare		
East Site	2,247	Hab rooms per hectare		
Density ( units/Effective Site Area)	418	units per hectare		
West Site	228	units per hectare		
Central Site	523	units per hectare		
East Site	843	units per hectare		

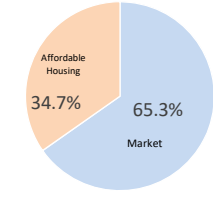
Affordable/Market by Units



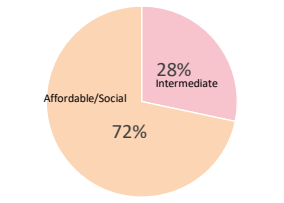
Affordable Housing split by Units



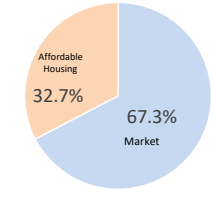
Affordable/Market by HAB



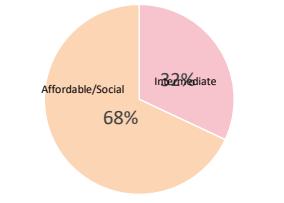
Affordable Housing split by HAB



Affordable/Market by NIA



Affordable Housing split by NIA



FRONT SITE	Market							Intermediate					Affordable/Social					Total							
	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95
Unit No.	26	44	0	22	0	3	95	-	-	-	-	-	-	-	-	-	-	-	26	44	0	22	0	3	95
Mix	27%	46%	0%	23%	0%	3%	100%	-	-	-	-	-	-	-	-	-	-	-	27%	46%	0%	23%	0%	3%	100%
Hab. Rooms	26	88	0	66	0	12	192	-	-	-	-	-	-	-	-	-	-	-	26	88	0	66	0	12	192

MIDDLE SITE	Market							Intermediate					Affordable/Social					Total								
	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95	TOTAL
Unit No.	0	64	14	22	3	2	105	20	24	2	-	-	46	-	-	-	-	-	20	88	16	22	3	2	151	
Mix	0%	61%	13%	21%	3%	2%	100%	8%	50%	-	-	100%	13%	58%	11%	15%	2%	1%	100%	13%	58%	11%	15%	2%	1%	100%
Hab. Rooms	0	128	42	66	12	8	256	20	48	6	-	-	74	-	-	-	-	-	20	176	48	66	12	8	330	

MIDDLE SITE	Market							Intermediate					Affordable/Social					Total								
	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95	TOTAL
Unit No.	-	60	12	20	1	2	95	1	6	5	-	-	12	1	80	20	33	4	2	1	80	20	33	4	2	140
Mix	0%	63%	13%	21%	1%	2%	100%	8%	50%	-	-	100%	0%	42%	9%	39%	9%	100%	1%	57%	14%	24%	3%	1%	100%	
Hab. Rooms	-	120	36	60	4	8	228	1	12	15	-	-	28	-	160	60	99	19	8	1	160	60	99	19	8	347

MIDDLE SITE	Market							Intermediate					Affordable/Social					Total								
	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95	TOTAL
Unit No.	-	-	-	-	-	-	-	-	-	-	-	-	-	-	6	1	15	5	27	-	6	1	15	5	-	27
Mix	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	22%	4%	56%	19%	100%	0%	22%	4%	56%	19%	-	100%
Hab. Rooms	-	-	-	-	-	-	-	-	-	-	-	-	-	-	12	3	45	27	87	-	12	3	45	27	-	87

REAR SITE	Market							Intermediate					Affordable/Social					Total								
	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95	TOTAL
Unit No.	-	-	-	-	-	-	-	-	-	-	-	-	-	-	10	-	20	-	30	-	10	-	20	-	-	30
Mix	-	-	-	-	-	-	-	-	-	-	-	-	-	0%	33%	0%	67%	0%	100%	0%	33%	0%	67%	0%	-	100%
Hab. Rooms	-	-	-	-	-	-	-	-	-	-	-	-	-	-	20	-	60	-	80	-	20	-	60	-	-	80

**GRAND TOTAL**

FRONT SITE	Market							Intermediate					Affordable/Social					Total								
	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	TOTAL	ST 39	1B 50	2BS 60	2BL 70	3Bs 86	3BL 95	TOTAL
Unit No.	26	168	26	64	4	7	295	21	30	7	-	-	58	-	30	4	48	8	90	47	228	37	112	12	7	443
Mix	9%	57%	9%	22%	1%	2%	100%	36%	52%	12%	0%	0%	100%	11%	51%	8%	25%	3%	2%	11%	51%	8%	25%	3%	2%	100%
Hab. Rooms	26	336	78	192	16	28	676	21	60	21	-	-	102	-	60	12	144	42	258	47	456	111	336	58	28	1,036

FRONT SITE	Market			Intermediate			Affordable/Social		
	NIA	GIA	GEA	NIA	GIA	GEA	NIA	GIA	GEA
Ground and Above	5,821	8,023	8,713						
Total	5,821	8,328	9,018						

MIDDLE SITE	Market			Intermediate			Affordable/Social		
	NIA	GIA	GEA	NIA	GIA	GEA	NIA	GIA	GEA
Ground and Above	6,822	8,708	8,934	2,180	2,834	2,909			
Total	6,822	8,833	9,064	2,180	2,959	3,039			

MIDDLE SITE	Market			Intermediate			Affordable/Social		
	NIA	GIA	GEA	NIA	GIA	GEA	NIA	GIA	GEA
Ground and Above	6,075	7,859	8,063	724	Included in Social	Included in Social	2,210	3,888	4,082
Total	6,075	8,032	8,241	724	Included in Social	Included in Social	2,210	4,061	4,260

MIDDLE SITE	Market			Intermediate			Affordable/Social		
	NIA	GIA	GEA	NIA	GIA	GEA	NIA	GIA	GEA
Ground and Above							2,065	2,545	2,741
Total							2,065	2,692	2,888

REAR SITE	Market			Intermediate			Affordable/Social		
	NIA	GIA	GEA	NIA	GIA	GEA	NIA	GIA	GEA
Ground and Above							1,900	2,599	2,810
Total							1,900	2,646	2,864

FRONT SITE	Market			Affordable Rent (Intermediate + Social)		
	NIA	GIA	GEA	NIA	GIA	GEA
Ground and Above	18,718	24,590	25,710	9,079	11,866	12,542
Total	18,718	25,193	26,323	9,079	12,358	13,051

2,904 Intermediate Total  
 6,175 Social Rent Total

Block A  
Summary

Area schedule				Listed Residential Building				Fire Station				LFB Museum				Hotel				Restaurant				Shared Plant, Waste, & Cycles				Total			
Level	(Residential + Hotel Only)		NIA	GIA	GEA	NIA/GIA	TOTAL	TOTAL	TOTAL	NIA/GIA	TOTAL	TOTAL	TOTAL	NIA/GIA	TOTAL	TOTAL	TOTAL	NIA/GIA	TOTAL	TOTAL	TOTAL	NIA/GIA	TOTAL	TOTAL	TOTAL	NIA/GIA					
	FFL	AOD	m2	m2	m2	%																					m2	m2	m2	%	m2
Roof		40.870	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
10	3.500	37.370	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
9	2.910	34.460	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
8	3.650	30.810	489	658	732	74%	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
7	2.970	27.840	622	841	931	74%	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
6	2.970	24.870	689	915	1,001	75%	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
5	2.970	21.900	712	942	1,030	76%	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
4	2.945	18.955	712	942	1,031	76%	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
3	3.160	15.795	837	1,077	1,168	78%	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
2	3.210	12.585	911	1,188	1,269	77%	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
1	3.220	9.365	849	1,210	1,296	70%	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
GF	4.765	4.600	-	250	255	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
<b>G+Total</b>	<b>(Excl. Basements)</b>		<b>5,821</b>	<b>8,023</b>	<b>8,713</b>	<b>73%</b>	<b>1,350</b>	<b>2,010</b>	<b>2,291</b>	<b>67%</b>	<b>538</b>	<b>609</b>	<b>635</b>	<b>88%</b>	<b>4,426</b>	<b>5,900</b>	<b>6,182</b>	<b>75%</b>	<b>653</b>	<b>865</b>	<b>956</b>	<b>75%</b>	<b>-</b>	<b>195</b>	<b>603</b>	<b>-</b>	<b>12,788</b>	<b>17,602</b>	<b>19,380</b>	<b>73%</b>	
Mezzanine hotel																															
B1	3.570	1.030	-	305	305	0%	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
B2	Middle Site		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
<b>Total</b>	<b>(Incl. Basements)</b>		<b>5,821</b>	<b>8,328</b>	<b>9,018</b>	<b>70%</b>	<b>1,350</b>	<b>2,203</b>	<b>2,489</b>	<b>61%</b>	<b>1,128</b>	<b>1,434</b>	<b>1,498</b>	<b>79%</b>	<b>4,426</b>	<b>6,270</b>	<b>6,593</b>	<b>71%</b>	<b>653</b>	<b>865</b>	<b>956</b>	<b>75%</b>	<b>-</b>	<b>1,379</b>	<b>1,816</b>	<b>-</b>	<b>13,378</b>	<b>20,479</b>	<b>22,370</b>	<b>65%</b>	



Block C  
Summary

Area schedule			Newport St Affordable Residential				Retail				Parking/Plant/Waste area				Total			
Level	FFL	AOD	NIA	GIA	GEA	NIA/GIA	NIA	GIA	GEA	NIA/GIA	NIA	GIA	GEA	NIA/GIA	NIA	GIA	GEA	NIA/GIA
	m	m	TOTAL	TOTAL	TOTAL	%	TOTAL	TOTAL	TOTAL	%	TOTAL	TOTAL	TOTAL	%	TOTAL	TOTAL	TOTAL	%
			m2	m2	m2	%	m2	m2	m2	%	m2	m2	m2	%	m2	m2	m2	%
Roof			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
16			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
15			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
14			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
13			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
12			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
11			-	41	49	-	-	-	-	-	-	-	-	-	-	-	-	-
10			190	248	268	77%	-	-	-	-	-	81	88	-	190	248	268	77%
9			190	248	268	77%	-	-	-	-	-	-	-	-	190	248	268	77%
8			190	248	268	77%	-	-	-	-	-	-	-	-	190	248	268	77%
7			190	248	268	77%	-	-	-	-	-	-	-	-	190	248	268	77%
6			190	248	268	77%	-	-	-	-	-	-	-	-	190	248	268	77%
5			190	248	268	77%	-	-	-	-	-	-	-	-	190	248	268	77%
4			190	248	268	77%	-	-	-	-	-	-	-	-	190	248	268	77%
3			190	248	268	77%	-	-	-	-	-	-	-	-	190	248	268	77%
2			190	248	268	77%	-	-	-	-	-	-	-	-	190	248	268	77%
1			190	248	268	77%	-	-	-	-	-	-	-	-	190	248	268	77%
GF			-	78	81	-	164	173	208	95%	-	-	63	71	164	314	360	52%
<b>G+Total</b> (Excl. Basements)			<b>1,900</b>	<b>2,599</b>	<b>2,810</b>	<b>73%</b>	<b>164</b>	<b>173</b>	<b>208</b>	<b>95%</b>	<b>-</b>	<b>144</b>	<b>159</b>	<b>-</b>	<b>2,064</b>	<b>2,916</b>	<b>3,177</b>	<b>71%</b>
<b>LG</b>			-	47	54	-	-	-	-	-	-	85	98	-	-	132	152	-
<b>Total</b> (Incl. Basements)			<b>1,900</b>	<b>2,646</b>	<b>2,864</b>	<b>72%</b>	<b>164</b>	<b>173</b>	<b>208</b>	<b>95%</b>	<b>-</b>	<b>229</b>	<b>257</b>	<b>-</b>	<b>2,064</b>	<b>3,048</b>	<b>3,329</b>	<b>68%</b>

Block A  
Listed Residential Building

Area schedule			Listed Residential Building								
Level	FFL <i>tbc</i> m	AOD <i>tbc</i> m	residential			lobby m2	amenity communal m2	NIA TOTAL m2	GIA TOTAL m2	GEA TOTAL m2	NIA/GIA %
			Market	Intermediate	Affordable/ Social						
Roof											#DIV/0!
9											#DIV/0!
8			489				489	658	732	74%	
7			622				622	841	931	74%	
6			689				689	915	1001	75%	
5			712				712	942	1030	76%	
4			712				712	942	1031	76%	
3			837				837	1077	1168	78%	
2			911				911	1188	1269	77%	
1			849			47	849	1210	1296	70%	
GF					130			250	255		
<b>G+Total</b>	(Excl. Basements)		<b>5821</b>				<b>5,821</b>	<b>8,023</b>	<b>8,713</b>	<b>73%</b>	
B1					13	109		305	305		
<b>Total</b>	(Incl. Basements)						<b>5,821</b>	<b>8,328</b>	<b>9,018</b>	<b>70%</b>	

Note: lobby and communal amenity not included in NIA total

Residential Unit Mix		Market								Intermediate							Affordable/Social							Total								
	m2	ST	1B	2Bs	2BL	3Bs	3BL	TOTAL		ST	1B	2Bs	2BL	3Bs	3BL	TOTAL		ST	1B	2Bs	2BL	3Bs	3BL	TOTAL		ST	1B	2Bs	2BL	3Bs	3BL	TOTAL
		39	50	60	70	86	95			39	50	60	70	86	95			39	50	60	70	86	95			39	50	60	70	86	95	
		no.	no.	no.	no.	no.	no.	no.		no.	no.	no.	no.	no.	no.	no.		no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.
<b>Total</b>		<b>26</b>	<b>44</b>	<b>22</b>	<b>3</b>	<b>95</b>				-																<b>26</b>	<b>44</b>	<b>22</b>	<b>3</b>	<b>95</b>		
<b>MIX</b>		27%	46%	23%	3%	100%																				27%	46%	23%	3%	100%		
<b>Hab. Rooms</b>		<b>26</b>	<b>88</b>	<b>66</b>	<b>12</b>	<b>192</b>																				<b>26</b>	<b>88</b>	<b>66</b>	<b>12</b>	<b>192</b>		

Block A  
LFB Fire Station and Museum

Area schedule			Fire Station							LFB Museum					
Level	FFL tbc m	AOD tbc m	Rooms m2	Circulation m2	Terrace Amenity m2	NIA TOTAL m2	GIA TOTAL m2	GEA TOTAL m2	NIA/GIA %	Rooms m2	Circulation m2	NIA TOTAL m2	GIA TOTAL m2	GEA TOTAL m2	NIA/GIA %
9							7	10							
8							19	19							
7							21	28							
6							27	35							
5							27	35							
4							27	35							
3							47	186							
2			170	40	52	210	279	308	75%						
1			202	51	5	253	334	367	76%						
GF			763	124		887	1222	1268	73%	431	107	538	609	635	88%
<b>G+Total</b>	(Excl. Basements)		<b>1,135</b>	<b>215</b>	<b>57</b>	<b>1,350</b>	<b>2,010</b>	<b>2,291</b>	<b>67%</b>	<b>431</b>	<b>107</b>	<b>538</b>	<b>609</b>	<b>635</b>	<b>88%</b>
Mezzanine															
B1							193	198		513	77	590	781	819	76%
<b>Total</b>	(Incl. Basements)		<b>1,135</b>	<b>215</b>	<b>57</b>	<b>1,350</b>	<b>2,203</b>	<b>2,489</b>	<b>61%</b>	<b>944</b>	<b>184</b>	<b>1,128</b>	<b>1,434</b>	<b>1,498</b>	<b>79%</b>

Note: Firestation Brief includes Wash-Down space in NIA & GIA  
Circulation, Stairs & Lifts; Dedicated & Shared Plant ALL excluded from NIA

Block A  
Hotel

Area schedule			Hotel (shared FOH, BOH and services with Restaurant)							Keys	
Level	FFL	AOD	Rooms	Circulation	BoH	FoH	NIA	GIA	GEA		NIA/GIA
	m	m	m2	m2	m2	Lobby Roof Bar	TOTAL	TOTAL	TOTAL	%	no.
							m2	m2	m2		
Roof											
10											
9				9	7		246	360	380	68%	
8			378	103	17		481	626	656	77%	17
7			410	103	17		513	662	692	77%	18
6			410	103	17		513	662	692	77%	18
5			410	103	17		513	662	692	77%	18
4			410	103	17		513	662	692	77%	18
3			410	103	17		513	662	692	77%	18
2			410	103	17		513	662	692	77%	18
1			400	103	17		503	662	692	76%	18
GF					75	118	118	280	302	42%	
<b>G+Total</b>	(Excl. Basements)		<b>3238</b>	<b>833</b>	<b>218</b>	<b>355</b>	<b>4,426</b>	<b>5,900</b>	<b>6,182</b>	<b>75%</b>	
Mezzanine								-	-		
B1					232			370	411		
(Middle Site)B2											
<b>Total</b>	(Incl. Basements)		<b>3238</b>	<b>833</b>	<b>450</b>	<b>355</b>	<b>4,426</b>	<b>6,270</b>	<b>6,593</b>	<b>71%</b>	<b>Total</b>
											<b>143</b>

Restaurant				
Level	NIA	GIA	GEA	NIA/GIA
	TOTAL	TOTAL	TOTAL	%
	m2	m2	m2	%
Roof				
10	246	322	351	76%
9	407	543	605	75%
8				
7				
6				
5				
4				
3				
2				
1				
GF	Shared with Hotel	Shared with Hotel	Shared with Hotel	
<b>G+Total</b>	<b>653</b>	<b>865</b>	<b>956</b>	<b>75%</b>
Mezzanine				
B1				
<b>Total</b>	<b>653</b>	<b>865</b>	<b>956</b>	<b>75%</b>

TOTAL			
NIA	GIA	GEA	NIA/GIA
TOTAL	TOTAL	TOTAL	%
m2	m2	m2	%
246	322	351	76%
653	903	985	72%
481	626	656	77%
513	662	692	77%
513	662	692	77%
513	662	692	77%
513	662	692	77%
513	662	692	77%
513	662	692	77%
513	662	692	77%
503	662	692	76%
118	280	302	42%
<b>5,079</b>	<b>6,765</b>	<b>7,138</b>	<b>75%</b>
-	-	-	
	370	411	
-	-	-	
<b>5,079</b>	<b>7,135</b>	<b>7,549</b>	<b>71%</b>

Notes:  
Hotel Bridge at lev 10 has been included in both NIA and GIA  
Hotel BOH not included in NIA areas  
Flexible Use Unit area (GF) included in Hotel NIA, GIA and GEA areas



**Block B**  
**West Tower**

Area schedule			West Tower												Retail				
Level	FFL	ADD	residential			lobby	amenity communal (Internal)	NIA TOTAL	GIA			GEA			NIA/GIA %	TOTAL	TOTAL	TOTAL	NIA/GIA %
			Market	Intermediate	Affordable/Social				Market	Affordable	TOTAL	Market	Affordable	TOTAL					
Roof		82.825																	
25	3.575	79.250	472			272	272	354		354	361		361	77%					
24	3.075	76.175	372			372	372	460		460	472		472	81%					
23	1.075	75.100	372			372	372	460		460	472		472	81%					
22	2.075	73.025	272			272	272	460		460	472		472	59%					
21	3.075	69.950	368			368	368	460		460	472		472	80%					
20	3.075	66.875	368			368	368	460		460	472		472	80%					
19	3.075	63.800	368			368	368	460		460	472		472	80%					
18	3.075	60.725	368			368	368	460		460	472		472	80%					
17	3.075	57.650	368			368	368	460		460	472		472	80%					
16	3.075	54.575	368			368	368	460		460	472		472	80%					
15	3.075	51.500	368			368	368	460		460	472		472	80%					
14	3.075	48.425	368			368	368	460		460	472		472	80%					
13	3.075	45.350	370			370	370	460		460	472		472	80%					
12	3.075	42.275	370			370	370	460		460	472		472	80%					
11	3.075	39.200	370			370	370	460		460	472		472	80%					
10	3.075	36.125	370			370	370	460		460	472		472	80%					
9	3.075	33.050	370			370	370	460		460	472		472	80%					
8	3.075	29.975	370			370	370	460		460	472		472	80%					
7	3.075	26.900	370			370	370	460		460	472		472	80%					
6	3.075	23.825		370		370	370		460	460		472	472	80%					
5	3.075	20.750		362		362	362		460	460		472	472	79%					
4	3.075	17.675		362		362	362		460	460		472	472	79%					
3	3.075	14.600		362		362	362		460	460		472	472	79%					
2	3.075	11.525		362		362	362		460	460		472	472	79%					
1	3.075	8.450		362		362	362		460	460		472	472	79%					
GF	-4.000	-4.450																	
<b>G+Total</b> (Excl. Basements)			<b>6822</b>	<b>2180</b>		<b>9002</b>	<b>102</b>	<b>9,002</b>			<b>8,708</b>	<b>2,834</b>	<b>11,542</b>	<b>103%</b>					
LGF	3.480	0.970					28				54	54	108						
B1	2.970	-2.000									40	40	80						
B2	2.750	-4.750									31	31	62						
<b>Total</b> (Incl. Basements)			<b>6822</b>	<b>2180</b>		<b>9002</b>	<b>130</b>	<b>9,002</b>			<b>8,833</b>	<b>2,959</b>	<b>11,792</b>	<b>102%</b>					

Residential Unit Mix																																
Market																																
	ST	1B	2Bs	2BL	3Bs	3BL	TOTAL	Intermediate							Affordable/Social							Total										
	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.					
Roof																																
25							2																									
24		2		2	1		5																									
23		2		2	1		5																									
22				2	1		3																									
21		4		2			6																									
20		4		2			6																									
19		4		2			6																									
18		4		2			6																									
17		4		2			6																									
16		4		2			6																									
15		4		2			6																									
14		4		2			6																									
13		4	2				6																									
12		4	2				6																									
11		4	2				6																									
10		4	2				6																									
9		4	2				6																									
8		4	2				6																									
7		4	2				6																									
6																4	4	2														
5															4	4																
4															4	4																
3															4	4																
2															4	4																
1															4	4																
GF																																
<b>Total</b>	<b>64</b>	<b>14</b>	<b>22</b>	<b>3</b>	<b>2</b>		<b>105</b>							<b>20</b>	<b>24</b>	<b>2</b>										<b>20</b>	<b>88</b>	<b>16</b>	<b>22</b>	<b>3</b>	<b>2</b>	<b>151</b>
<b>MIX</b>	<b>61%</b>	<b>13%</b>	<b>21%</b>	<b>3%</b>	<b>2%</b>		<b>100%</b>																			<b>13%</b>	<b>58%</b>	<b>11%</b>	<b>15%</b>	<b>2%</b>	<b>1%</b>	<b>100%</b>
<b>Hab. Rooms</b>	<b>128</b>	<b>42</b>	<b>66</b>	<b>12</b>	<b>8</b>		<b>256</b>							<b>20</b>	<b>48</b>	<b>6</b>									<b>20</b>	<b>176</b>	<b>48</b>	<b>66</b>	<b>12</b>	<b>8</b>	<b>330</b>	

Notes:  
 retail NIA includes both  
 lobby area and amenity spaces not included in NIA total

Block B  
East Tower

Additional Hab  
Rooms, 1.88e, 2.88e, 3.7  
Be

Area schedule		East Tower										Micro Office							
Level	FFL	AOD	residential			lobby	amenity (communal (internal))	NIA	GIA			GEA			NIA/GIA	TOTAL	TOTAL	TOTAL	NIA/GIA
			Market	Intermediate	Affordable/ Social				Market	Affordable	TOTAL	Market	Affordable	TOTAL					
Roof		79.675																	
23	3.075	76.100	272			272		355		355	361		361	77%					
22	3.075	73.025	368			368		460		460	472		472	80%					
21	3.075	69.950	368			368		460		460	472		472	80%					
20	3.075	66.875	271			271	101	460		460	472		472	59%					
19	3.075	63.800	368			368		460		460	472		472	80%					
18	3.075	60.725	368			368		460		460	472		472	80%					
17	3.075	57.650	368			368		460		460	472		472	80%					
16	3.075	54.575	368			368		460		460	472		472	80%					
15	3.075	51.500	368			368		460		460	472		472	80%					
14	3.075	48.425	368			368		460		460	472		472	80%					
13	3.075	45.350	368			368		460		460	472		472	80%					
12	3.075	42.275	370			370		460		460	472		472	80%					
11	3.075	39.200	370			370		460		460	472		472	80%					
10	3.075	36.125	370			370		460		460	472		472	80%					
9	3.075	33.050	370			370		460		460	472		472	80%					
8	3.075	29.975	370			370		460		460	472		472	80%					
7	3.075	26.900	370			370		460		460	472		472	80%					
6	3.075	23.825		370		370		460		460	472		472	80%					
5	3.075	20.750		354		354		460		460	472		472	77%					
4	3.075	17.675		434		434		597		597	631		631	73%					
3	3.075	14.600		533		533		711		711	752		752	75%					
2	3.075	11.525		620		620		795		795	838		838	78%					
1	3.075	8.450		623		623		798		798	841		841	78%					
GF	4.000	4.450						184	67	251	150	76	226						
<b>G+Total</b> (Excl. Basements)			<b>6,075</b>	<b>724</b>	<b>2,210</b>	<b>9,009</b>		<b>101</b>	<b>9,009</b>		<b>7,859</b>	<b>3,888</b>	<b>11,747</b>		<b>8,063</b>	<b>4,082</b>	<b>12,145</b>	<b>77%</b>	
LGF	3.480	0.970																	
B1	2.970	-2.000																	
B2	2.750	-4.750																	
<b>Total</b> (Incl. Basements)			<b>6,075</b>	<b>724</b>	<b>2,210</b>	<b>9,009</b>		<b>148</b>	<b>9,009</b>		<b>8,032</b>	<b>4,061</b>	<b>12,092</b>		<b>8,241</b>	<b>4,260</b>	<b>12,501</b>	<b>75%</b>	

Notes:  
retail NIA includes both  
lobby area and amenity spaces not included in NIA total

Residential Unit Mix		Market							Intermediate							Affordable/Social							Total						
		ST	1B	2Bs	2BL	3Bs	3BL	TOTAL	ST	1B	2Bs	2BL	3B	3BL	TOTAL	ST	1B	2Bs	2BL	3B	3BL	TOTAL	ST	1B	2Bs	2BL	3B	3BL	TOTAL
m2	no.	39	50	60	70	86	95		39	50	60	70	86	95		39	50	60	70	86	95		39	50	60	70	86	95	
		no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.
Roof																													
23																													
22			4		2			2																					
21			4		2			6																					
20					2	1		3																					
19			4		2			6																					
18			4		2			6																					
17			4		2			6																					
16			4		2			6																					
15			4		2			6																					
14			4		2			6																					
13			4		2			6																					
12			4		2			6																					
11			4		2			6																					
10			4		2			6																					
9			4		2			6																					
8			4		2			6																					
7			4		2			6																					
6										4	2				6														
5									1	2	3				6								1	2	3				6
4																	3	2	2			7		3	2	2			7
3																	3	1	3	1		8		3	1	3	1		8
2																	4	4	4	1		9		4	4	4	1		9
1																	4		4	1		9		4		4	1		9
GF																													
<b>Total</b>			<b>60</b>	<b>12</b>	<b>20</b>	<b>1</b>	<b>2</b>	<b>95</b>	<b>1</b>	<b>6</b>	<b>5</b>			<b>12</b>	<b>14</b>	<b>3</b>	<b>13</b>	<b>3</b>		<b>33</b>	<b>1</b>	<b>80</b>	<b>20</b>	<b>33</b>	<b>4</b>	<b>2</b>	<b>140</b>		
Mix			63%	13%	21%	1%	2%	100%	8%	50%	42%			100%	-	42%	9%	39%	9%		100%	1%	57%	14%	24%	3%	1%	100%	
Hab. Rooms			<b>120</b>	<b>36</b>	<b>60</b>	<b>4</b>	<b>8</b>	<b>228</b>	<b>1</b>	<b>12</b>	<b>15</b>			<b>28</b>	<b>28</b>	<b>9</b>	<b>39</b>	<b>15</b>		<b>91</b>	<b>1</b>	<b>160</b>	<b>60</b>	<b>99</b>	<b>19</b>	<b>8</b>	<b>347</b>		

Block B  
Whitgift St Townhouses

Additional Hab Rooms,  
0.1BWh, 1.1BWh, 2.1BWh, 3.3BWh,  
3.5BWh, 4.1BWh, 4.3BWh

Area schedule			Whitgift Affordable Residential							Retail				Small Office					
Level	FFL	AOD	residential				lobby	NIA	GIA	GEA	NIA/GIA	TOTAL	TOTAL	TOTAL	NIA/GIA	TOTAL	TOTAL	TOTAL	NIA/GIA
			Market	Intermediate	Affordable/Social														
Roof		20.610						31	40										
4	3.040	17.570			223	223	223	289	314	77%									
3	3.040	14.530			366	366	366	462	494	79%									
2	3.040	11.490			588	588	588	695	737	85%									
1	3.040	8.450			604	604	604	710	753	85%									
GF	4.150	4.300			284	284	284	358	403	79%									
<b>G+Total</b>	(Excl. Basements)				2065	2065		<b>2,065</b>	<b>2,545</b>	<b>2,741</b>	<b>81%</b>								
LGF	3.330	0.970						52	52										
B1	2.970	-2.000						54	54										
B2	2.750	-4.750						41	41										
<b>Total</b>	(Incl. Basements)				2065	2065		<b>2,065</b>	<b>2,692</b>	<b>2,888</b>	<b>77%</b>								
								<b>96</b>	<b>100</b>	<b>108</b>	<b>96%</b>								
								<b>178</b>	<b>186</b>	<b>202</b>	<b>96%</b>								

Residential Unit Mix																															
m2	Market							Intermediate							Affordable/Social							Total									
	ST	1B	2Bs	2BL	3Bs	3BL	TOTAL	ST	1B	2Bs	2BL	3B	3BL	TOTAL	ST	1B	2Bs	2BL	3B	3BL	TOTAL	ST	1B	2Bs	2BL	3B	3BL	TOTAL			
	39	50	60	70	86	95		39	50	60	70	86	95		39	50	60	70	86	95		39	50	60	70	86	95				
	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.	no.			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
<b>Total</b>							-								<b>6</b>	<b>1</b>	<b>15</b>	<b>5</b>			<b>27</b>						<b>6</b>	<b>1</b>	<b>15</b>	<b>5</b>	<b>27</b>
<b>MIX</b>															22%	4%	56%	19%			100%						22%	4%	56%	19%	100%
<b>Hab. Rooms</b>							-								<b>12</b>	<b>3</b>	<b>45</b>	<b>27</b>			<b>87</b>					<b>12</b>	<b>3</b>	<b>45</b>	<b>27</b>	<b>87</b>	

Hab Room previous 73  
Units previous 32

Block B

Office Building

Area schedule			Corporate Office							Medium Office				Retail				Gym				Total			
Office			Office	Office Lobby	Office Terrace & Amenity	NIA	GIA	GEA	NIA/GIA	NIA	GIA	GEA	NIA/GIA	NIA	GIA	GEA	NIA/GIA	NIA	GIA	GEA	NIA/GIA	NIA	GIA	GEA	NIA/GIA
Level	FFL	AOD				TOTAL	TOTAL	TOTAL		TOTAL	TOTAL	TOTAL		TOTAL	TOTAL	TOTAL		TOTAL	TOTAL	TOTAL		TOTAL	TOTAL	TOTAL	
	m	m	m2	m2	m2	m2	m2	m2	%	m2	m2	m2	%	m2	m2	m2	%	m2	m2	m2	%	m2	m2	m2	%
Roof plant	36.890																								
8	3.580	33.310	281		296	281	426	459	66%																
7	3.580	29.730	746		88	746	963	1011	77%																
6	3.580	26.150	847		49	847	1063	1115	80%																
5	3.580	22.570	899		6	899	1114	1167	81%																
4	3.580	18.990	899		6	899	1114	1167	81%																
3	3.580	15.410	899		6	899	1114	1167	81%																
2	3.580	11.830	899		6	899	1114	1167	81%																
1	3.580	8.250	811		6	811	1030	1073	79%																
Ground Floor	4.450	3.800		170		170	434	449	39%	480	494	511	97%	83	88	92	94%	32	51	54	63%	7,046	9,005	9,432	78%
<b>G+Total</b> (Excl. Basements)			<b>6,281</b>		<b>463</b>	<b>6,451</b>	<b>8,372</b>	<b>8,775</b>	<b>77%</b>	<b>480</b>	<b>494</b>	<b>511</b>	<b>97%</b>	<b>83</b>	<b>88</b>	<b>92</b>	<b>94%</b>	<b>32</b>	<b>51</b>	<b>54</b>	<b>63%</b>	<b>7,046</b>	<b>9,005</b>	<b>9,432</b>	<b>78%</b>
LGF	2.830	0.970			429		422	463		805	854	862	94%					733	770	831	95%	1538	2,046	2,156	
B1	2.970	-2.000			21		193	213					#DIV/0!					444	483	556		444	676	769	
B2	2.750	-4.750					136	155					#DIV/0!					1498	1,546	1,614	97%	1498	1,682	1,769	
<b>Total</b> (Incl. Basements)			<b>6,281</b>		<b>913</b>	<b>6,451</b>	<b>9,123</b>	<b>9,606</b>	<b>71%</b>	<b>1,285</b>	<b>1,348</b>	<b>1,373</b>	<b>95%</b>	<b>83</b>	<b>88</b>	<b>92</b>	<b>94%</b>	<b>2,706</b>	<b>2,849</b>	<b>3,055</b>	<b>95%</b>	<b>10,525</b>	<b>13,408</b>	<b>14,126</b>	<b>78%</b>

Note: lobby and retail not included in NIA total

GF Affordable Office emergency exit lobbies on Whitgift St are included in Office GIA/GEA



Block A  
Plant

Area schedule

Level	Shared Plant			
	NIA TOTAL	GIA TOTAL	GEA TOTAL	NIA/GIA
	m2	m2	m2	
Roof				
10			401	
9		107	109	
8				
7				
6				
5				
4				
3				
2				
1				
GF		34	38	
LGF				
<b>G+Total</b> (Excl. Basements)		<b>141</b>	<b>548</b>	
Mezzanine				
81		938	958	
<b>Total</b> (Incl. Basements)		<b>1079</b>	<b>1506</b>	

\*LFB, Museum, & Hotel specific Plant Areas included in respective schedules

Cycle Store

Level	NIA	GIA	GEA	NIA/GIA
	TOTAL	TOTAL	TOTAL	
	m2	m2	m2	%
Roof				
10				
9				
8				
7				
6				
5				
4				
3				
2				
1				
GF				
LGF				
-	-	-	-	
-	<b>121</b>	<b>123</b>		

Waste Holding Area

Level	NIA	GIA	GEA	NIA/GIA
	TOTAL	TOTAL	TOTAL	
	m2	m2	m2	%
Roof				
10				
9				
8				
7				
6				
5				
4				
3				
2				
1				
GF		54	55	
LGF				
-	-	<b>54</b>	<b>55</b>	
-	-	<b>125</b>	<b>132</b>	
-	-	<b>179</b>	<b>187</b>	

\*LFB and Museum Waste Areas included in respective schedules

Total

Level	NIA	GIA	GEA	NIA/GIA
	TOTAL	TOTAL	TOTAL	
	m2	m2	m2	%
Roof				
10			401	
9		107	109	
8				
7				
6				
5				
4				
3				
2				
1				
GF		88	93	
LGF				
-	-	<b>195</b>	<b>603</b>	
-	-	<b>1,379</b>	<b>1,816</b>	

Block B  
Parking & Plant

Area schedule		Parking				Cycle Store				Waste Holding Area				Shared Plant				Total			
Level		NIA	GIA	GEA	NIA/GIA	NIA	GIA	GEA	NIA/GIA	NIA	GIA	GEA	NIA/GIA	NIA	GIA	GEA	NIA/GIA	NIA	GIA	GEA	NIA/GIA
		TOTAL	TOTAL	TOTAL		TOTAL	TOTAL	TOTAL		TOTAL	TOTAL	TOTAL		TOTAL	TOTAL	TOTAL		TOTAL	TOTAL	TOTAL	
		m2	m2	m2	%	m2	m2	m2	%	m2	m2	m2	%	m2	m2	m2	%	m2	m2	m2	%
Office Roof 9																252				252	
8																					
7																					
6																					
5																					
4																					
3																					
2																					
1																					
GF		4.450					18	22			61	64			116	126			195	212	
<b>G+Total</b> (Excl. Basements)		-	-	-		-	<b>18</b>	<b>22</b>		-	<b>61</b>	<b>64</b>		-	<b>116</b>	<b>378</b>		-	<b>195</b>	<b>464</b>	
LGF		3.480	0.970				1,244	1,338			67	77			340	381			1710	1858	
B1		2.720	-1.750				-	-			31	39			368	385			2097	2215	
B2		3.000	-4.750								255	283			2229	2431			2484	2714	
<b>Total</b> (Incl. Basements)		-	<b>1,757</b>	<b>1,853</b>		-	<b>1,262</b>	<b>1,360</b>		-	<b>414</b>	<b>463</b>		-	<b>3,053</b>	<b>3,575</b>		-	<b>6,486</b>	<b>7,251</b>	

Block C  
Plant

Area schedule			Cycle Store				Waste Holding Area				Plant				Total			
Level	FFL	AOD	NIA TOTAL m2	GIA TOTAL m2	GEA TOTAL m2	NIA/GIA %	NIA TOTAL m2	GIA TOTAL m2	GEA TOTAL m2	NIA/GIA %	NIA TOTAL m2	GIA TOTAL m2	GEA TOTAL m2	NIA/GIA %	NIA TOTAL m2	GIA TOTAL m2	GEA TOTAL m2	NIA/GIA %
Roof		40.125																
10	3.000	37.125																
9	3.000	34.125																
8	3.000	31.125																
7	3.000	28.125																
6	3.000	25.125																
5	3.000	22.125																
4	3.000	19.125																
3	3.000	16.125																
2	3.000	13.125																
1	3.000	10.125																
GF	5.625	4.500		35	39			18	21			10	11			63	71	
<b>G+Total</b>	(Excl. Basements)		-	<b>35</b>	<b>39</b>		-	<b>18</b>	<b>21</b>		-	<b>91</b>	<b>99</b>		-	<b>144</b>	<b>159</b>	
LG	4.000	0.500										85	98		-	85	98	
<b>Total</b>	(Incl. Basements)		-	<b>35</b>	<b>39</b>		-	<b>18</b>	<b>21</b>		-	<b>176</b>	<b>197</b>		-	<b>229</b>	<b>257</b>	