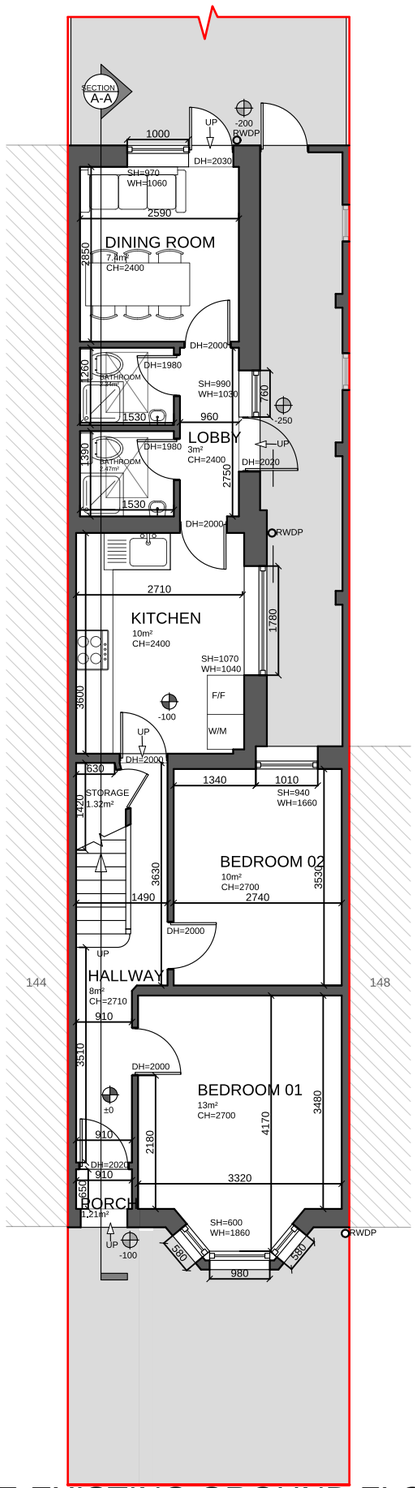
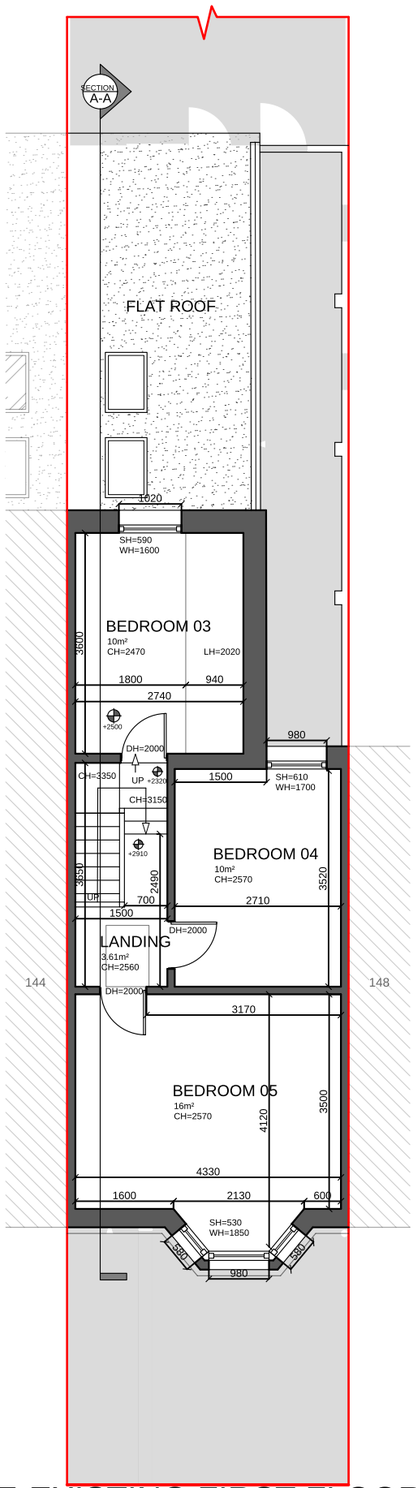


A PRE-EXISTING GROUND FLOOR PLAN



B PRE-EXISTING FIRST FLOOR PLAN

PRE-EXISTING: THE HOUSE AS A SINGLE DWELLINGHOUSE (USE CLASS C3) BEFORE THE CHANGE OF USE.
NO BUILDING WORKS WERE CARRIED OUT; THE PLAN FORM IS UNCHANGED (SEE PL-03 FOR THE EXISTING HMO USE).

bashkal

SCHEDULE OF AREAS

Ground floor (GIA)	**57.64 m²**
First floor (GIA)	**42.70 m²**
Loft (GIA)	**—**
Total GIA	**100.34 m²**
Rear garden	**approx. 130 m²**
Front garden	**approx. 19 m²**

GENERAL NOTES

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SCALE & ORIENTATION

N

1:100

0 1 2 3 4 5 m

PROJECT
146 Nags Head Road, Enfield EN3 7AR

CLIENT
Mr Fokrul Uddin

SHEET TITLE
Pre-Existing Floor Plans (Use Class C3)

DRAWING NO.
B-0199-PL-01

SCALE
1:100 @ A3

PAPER
A3

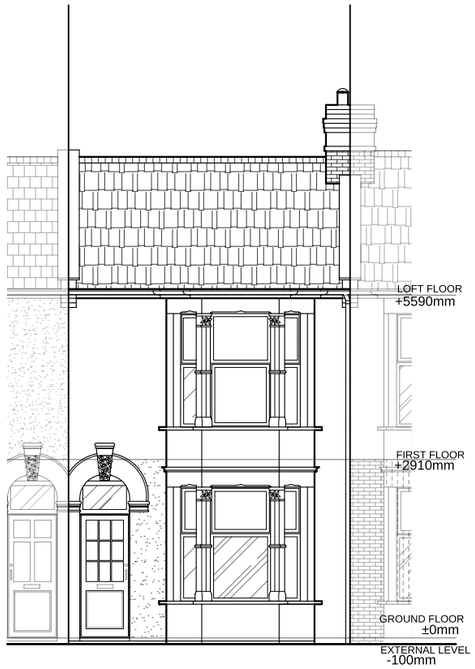
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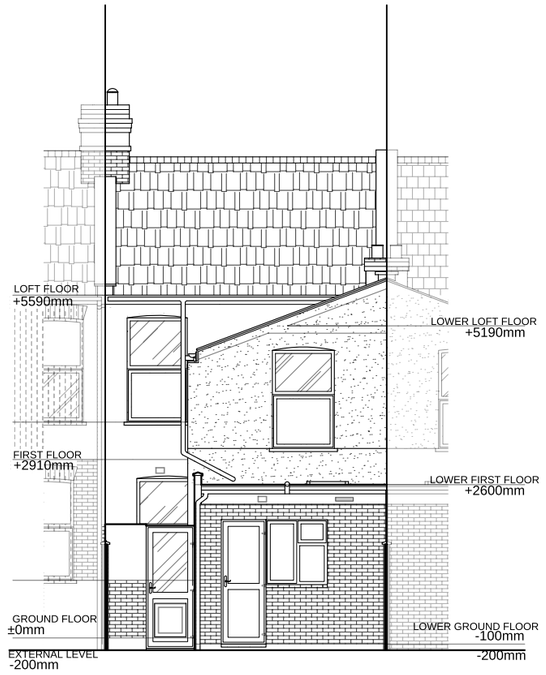
DATE
02.10.2026

REVISION
R1 Relabelled for validation

STATUS
PLANNING



C EXISTING FRONT / SOUTH ELEVATION



D EXISTING REAR / NORTH ELEVATION



E EXISTING SECTION AA'

PRE-EXISTING AND EXISTING: THE ELEVATIONS AND SECTION ARE THE SAME BEFORE AND AFTER THE CHANGE OF USE.
NO EXTERNAL ALTERATIONS HAVE BEEN MADE OR ARE PROPOSED.

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SCHEDULE OF AREAS

Ground floor (GIA)	**57.64 m²**
First floor (GIA)	**42.70 m²**
Loft (GIA)	**—**
Total GIA	**100.34 m²**
Rear garden	**approx. 130 m²**
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SCALE & ORIENTATION

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1:100

0 1 2 3 4 5 m

PROJECT

146 Nags Head Road, Enfield EN3 7AR

CLIENT

Mr Fokrul Uddin

SHEET TITLE

Pre-Existing and Existing Elevations and Section

DRAWING NO.

B-0199-PL-02

SCALE

1:100 @ A3

PAPER

A3

DRAWN

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CHECKED

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DATE

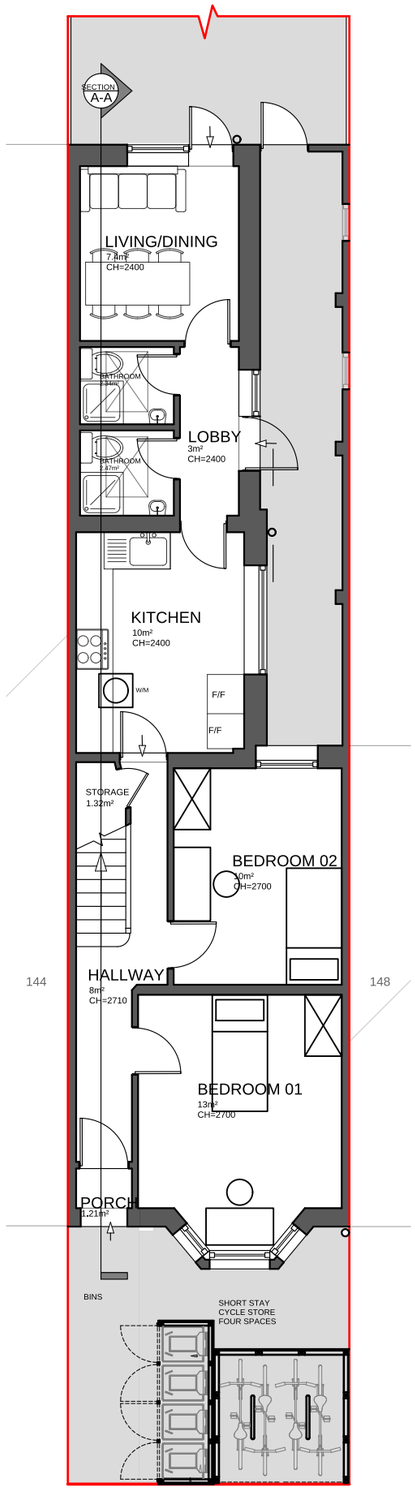
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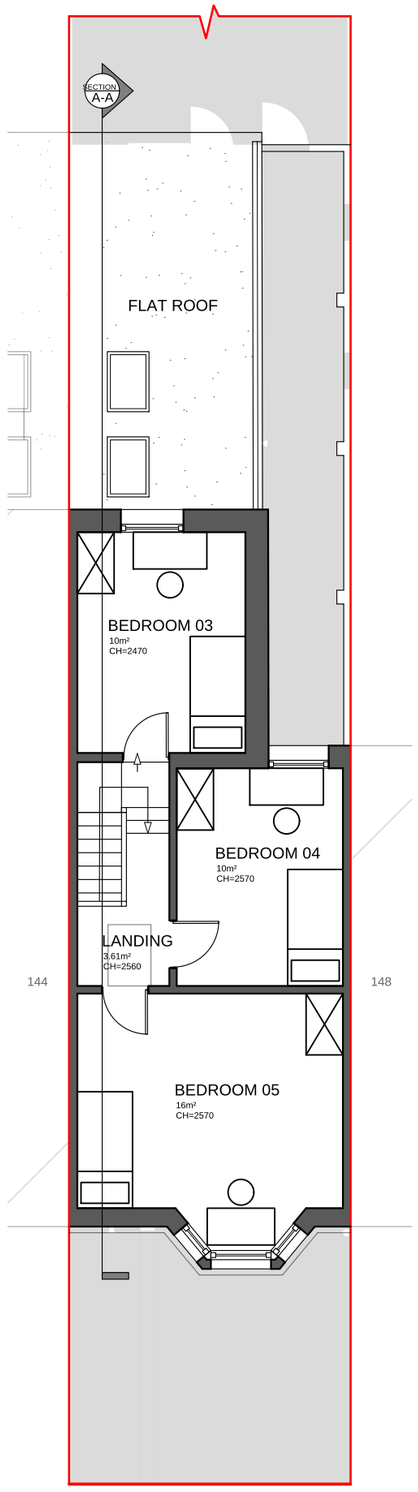
REVISION

R1 Relabelled for validation

STATUS

PLANNING





A EXISTING GROUND FLOOR PLAN

EXISTING: THE HOUSE AS NOW OCCUPIED, A HOUSE IN MULTIPLE OCCUPATION (USE CLASS C4) FOR UP TO FIVE PERSONS. THE CYCLE AND REFUSE STORES SHOWN IN THE FORECOURT AND REAR GARDEN ARE PROPOSED (PL-04 TO PL-08).

B EXISTING FIRST FLOOR PLAN

PROPOSAL

Retrospective change of use from a dwellinghouse (C3) to a house in multiple occupation (C4) for up to 5 persons, one to each of the 5 bedrooms.

Bedroom 01 13m², 02 10m², 03 10m², 04 10m², 05 16m². Kitchen 9.9m². Living / dining 7.4m². 2 no. bathrooms, each with WC, basin and bath or shower.

The rear ground floor dining room is retained as shared living / dining space. No structural or external alteration to the building.

Cycle parking: 6 no. long stay spaces in store CYC06 in the rear garden (PL-05, PL-06) and 4 no. short stay spaces in store CYC04 at the front (PL-04, PL-08). Refuse: store BIN04, 4 no. 240 l bins, beside the cycle store with doors to the walkway (PL-04, PL-07).

Furniture shown indicatively (bed, desk, wardrobe) to demonstrate usable room sizes. Grey shading denotes external hard surfaced areas.

bashkal

SCHEDULE OF AREAS

Ground floor (GIA)	**57.64 m²**
First floor (GIA)	**42.70 m²**
Loft (GIA)	**—**
Total GIA	**100.34 m²**
Rear garden	**approx. 130 m²**
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SCALE & ORIENTATION

N

1:100

0 1 2 3 4 5 m

PROJECT

146 Nags Head Road, Enfield EN3 7AR

CLIENT

Mr Fokrul Uddin

SHEET TITLE

Existing Floor Plans (Use Class C4)

DRAWING NO.

B-0199-PL-03

SCALE

1:100 @ A3

PAPER

A3

DRAWN

MB

CHECKED

MB

DATE

02.10.2026

REVISION

R1 Relabelled for validation

STATUS

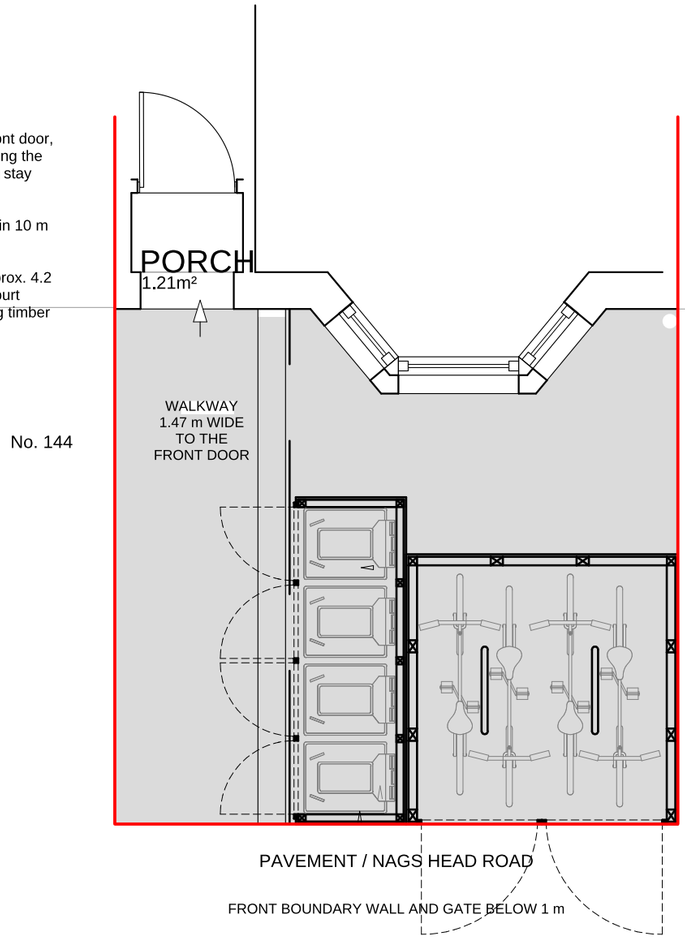
PLANNING

NOTES

Short stay cycle store CYC04 at the frontage on the side away from the front door, doors opening onto the frontage. The applicant accepts a condition removing the front store should the Council prefer the frontage kept open; the 6 no. long stay spaces in the rear garden (PL-05, PL-06) are retained in any event.

Refuse store BIN04 beside the cycle store, doors facing the walkway, within 10 m of the highway.

Walkway 1.47 m wide, step free, from the gate to the porch. Forecourt approx. 4.2 m deep and 4.59 m wide. Front boundary wall and gate below 1 m. Forecourt already hard paved (grey); no change to surfacing. Stores are freestanding timber structures and do not attach to the building.



REFUSE AND RECYCLING STORE (BIN04, PL-07)
Four 240 litre bins, store 0.9 x 2.665 m, 1.4 m high, beside the cycle store, doors facing the walkway

SHORT STAY CYCLE STORE (CYC04, PL-08)
Four spaces on two Sheffield stands, store 2.215 x 2.2 m, 1.22 m high, doors opening onto the frontage

FORECOURT 4.59 m WIDE (PLOT) x 4.2 m DEEP TO THE FRONT WALL

PROPOSED FORECOURT PLAN (GROUND FLOOR) 1:50

bashkal

SCHEDULE OF AREAS

Ground floor (GIA)	**57.64 m²**
First floor (GIA)	**42.70 m²**
Loft (GIA)	**—**
Total GIA	**100.34 m²**
Rear garden	**approx. 130 m²**
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SCALE & ORIENTATION

N

1:50
0 1 2 3 m

PROJECT
146 Nags Head Road, Enfield EN3 7AR

CLIENT
Mr Fokrul Uddin

SHEET TITLE
Proposed Forecourt Plan

DRAWING NO.
B-0199-PL-04

SCALE
1:50 @ A3

PAPER
A3

DRAWN
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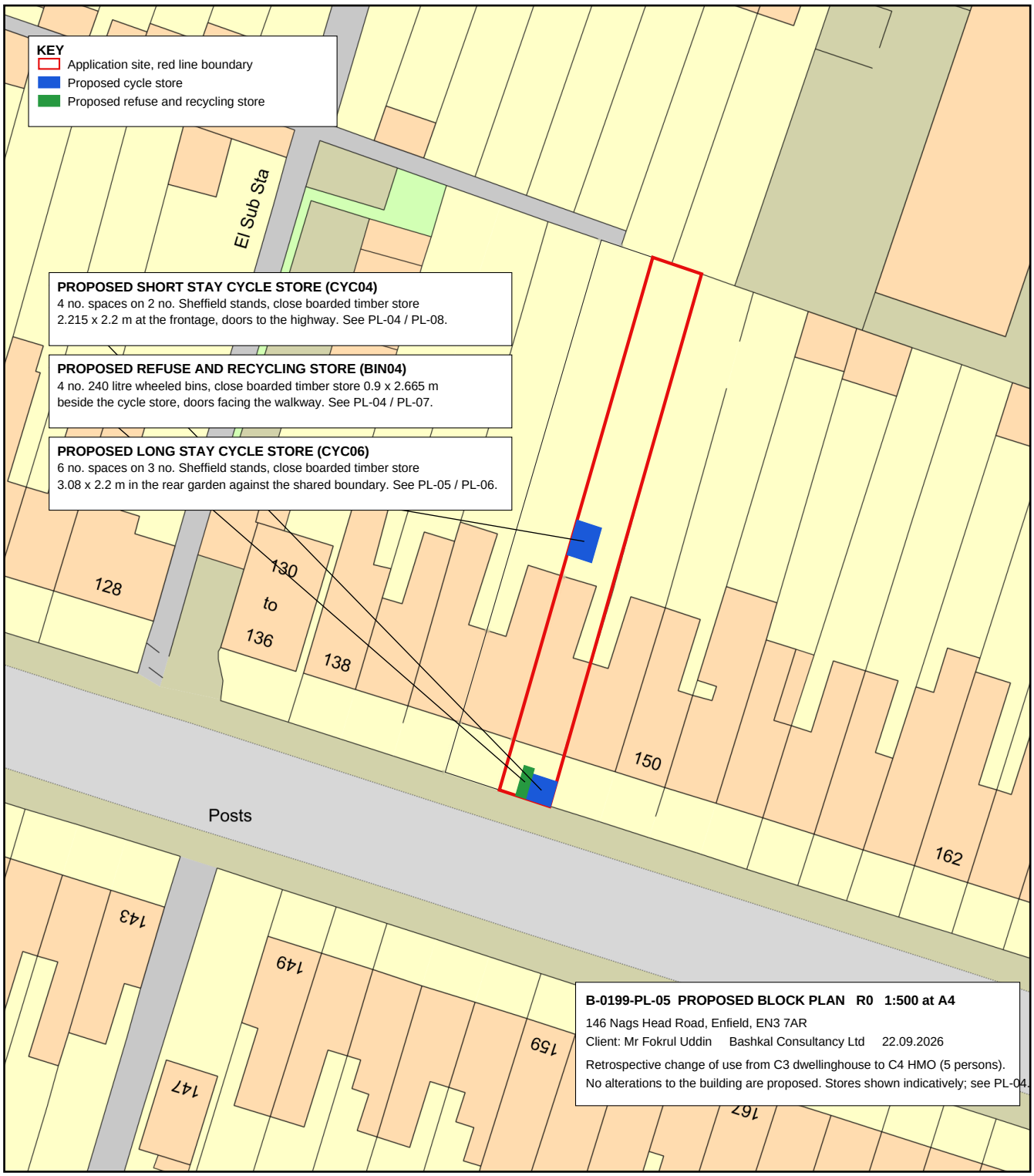
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DATE
22.09.2026

REVISION
R0 First issue

STATUS
PLANNING

Proposed Block Plan - 146 Nags Head Road, EN3 7AR



0 20
Metres

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ReQuestaPlan

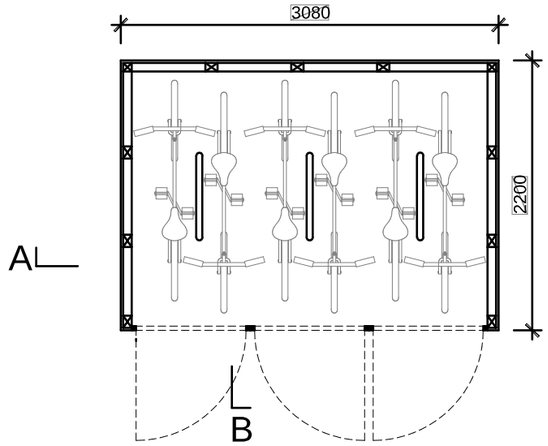
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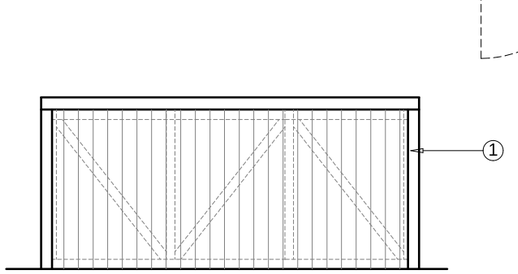
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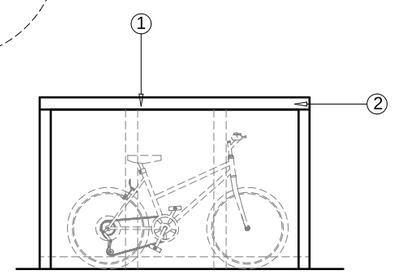
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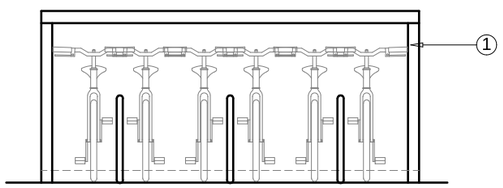




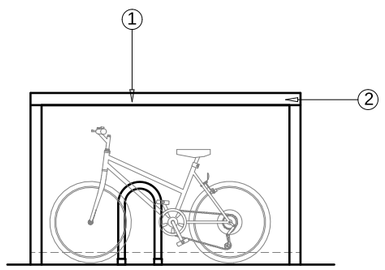
FRONT ELEVATION



SIDE ELEVATION



SECTION A-A



SECTION B-B

CYC06 LONG STAY CYCLE STORE

1. Cycle store doors: timber ledged and braced doors with vertical close boarded facing, hung on galvanised steel strap hinges and fitted with a galvanised lockable hasp and staple with padlock, secured from the outside.
2. Mineral felt covering on timber roof deck, laid to falls.
3. Three Sheffield stands providing six long stay cycle spaces.
4. Store sited in the rear garden against the side boundary, as shown on drawing PL-05, doors opening onto the garden. Reached through the house.

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SCHEDULE OF AREAS

Ground floor (GIA)	**57.64 m²**
First floor (GIA)	**42.70 m²**
Loft (GIA)	**—**
Total GIA	**100.34 m²**
Rear garden	**approx. 130 m²**
Front garden	**approx. 19 m²**

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SCALE & ORIENTATION

N

1:50

0 1 2 3 m

PROJECT
146 Nags Head Road, Enfield EN3 7AR

CLIENT
Mr Fokrul Uddin

SHEET TITLE
Long Stay Cycle Storage (CYC06)

DRAWING NO.
B-0199-PL-06

SCALE
1:50 @ A3

PAPER
A3

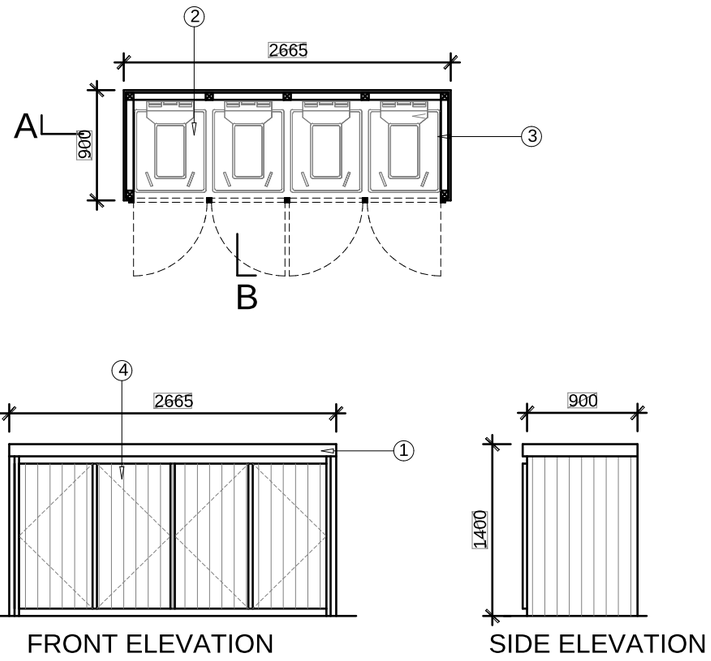
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DATE
22.09.2026

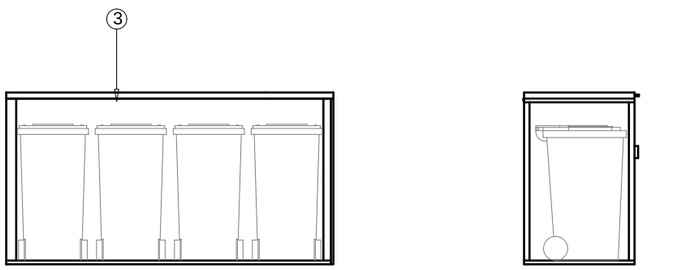
REVISION
R1 Sited for this application

STATUS
PLANNING



FRONT ELEVATION

SIDE ELEVATION



SECTION A-A

SECTION B-B

BIN04 REFUSE AND RECYCLING STORE

1. Mineral felt covering on timber roof deck, laid to falls.
2. Four 240 litre refuse / recycling bins.
3. Bin enclosure formed of ledged and braced timber posts with vertical close boarded timber cladding.
4. Bin store doors: timber ledged and braced doors with vertical close boarded facing, hung on galvanised steel strap hinges and fitted with a galvanised gate latch.
5. Store sited within the front forecourt beside the cycle store, doors facing the walkway to the front door, as shown on drawings PL-04 and PL-05. Within 10 m of the highway.

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SCHEDULE OF AREAS

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SCALE & ORIENTATION

N

1:50
0 1 2 3 m

PROJECT

146 Nags Head Road, Enfield EN3 7AR

CLIENT

Mr Fokrul Uddin

SHEET TITLE

Refuse and Recycling Storage (BIN04)

DRAWING NO.

B-0199-PL-07

SCALE

1:50 @ A3

PAPER

A3

DRAWN

MB

CHECKED

MB

DATE

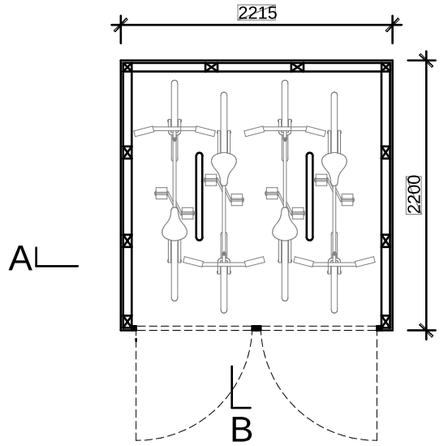
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REVISION

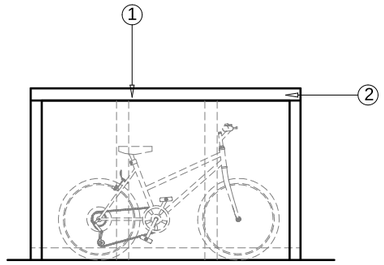
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STATUS

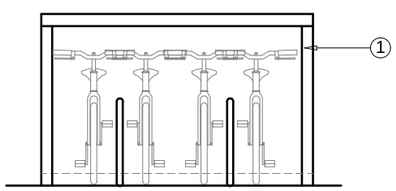
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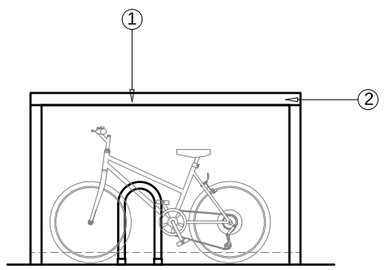
FRONT ELEVATION



SIDE ELEVATION



SECTION A-A



SECTION B-B

CYC04 SHORT STAY CYCLE STORE

1. Cycle store doors: timber ledged and braced doors with vertical close boarded facing, hung on galvanised steel strap hinges and fitted with a galvanised lockable hasp and staple with padlock, secured from the outside.
2. Mineral felt covering on timber roof deck, laid to falls.
3. Two Sheffield stands providing four short stay cycle spaces.
4. Store sited at the frontage of the front forecourt on the side away from the front door, as shown on drawings PL-04 and PL-05, doors opening onto the frontage. The applicant accepts a condition removing this store should the Council prefer the frontage kept open.

bashkal

SCHEDULE OF AREAS

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SCALE & ORIENTATION

N

1:50
0 1 2 3 m

PROJECT

146 Nags Head Road, Enfield EN3 7AR

CLIENT

Mr Fokrul Uddin

SHEET TITLE

Short Stay Cycle Storage (CYC04)

DRAWING NO.

B-0199-PL-08

SCALE

1:50 @ A3

PAPER

A3

DRAWN

MB

CHECKED

MB

DATE

22.09.2026

REVISION

R1 Sited for this application

STATUS

PLANNING