

PROJECT: BROMFELDE CORNER	
CLIENT:	BASIS POINT PROPERTIES LTD 25 Bromfelde Road SW4 6PP
DESIGN:	BASIS POINT DESIGN Contact: Dana Tonkin M +44 755 7780841 dana@basispoint.design 12 Park Street Windsor SL4 1LU
TOWN PLANNER: PENDLETON ASSOCIATES J.Patel jp@pendleton-assoc.com	
DATE	- 10.03.2022
SCALE	- 1:500
CAD BY	- I-SCOPE
Dwg No:	P01
REVISION	E

**BASIS
POINT**



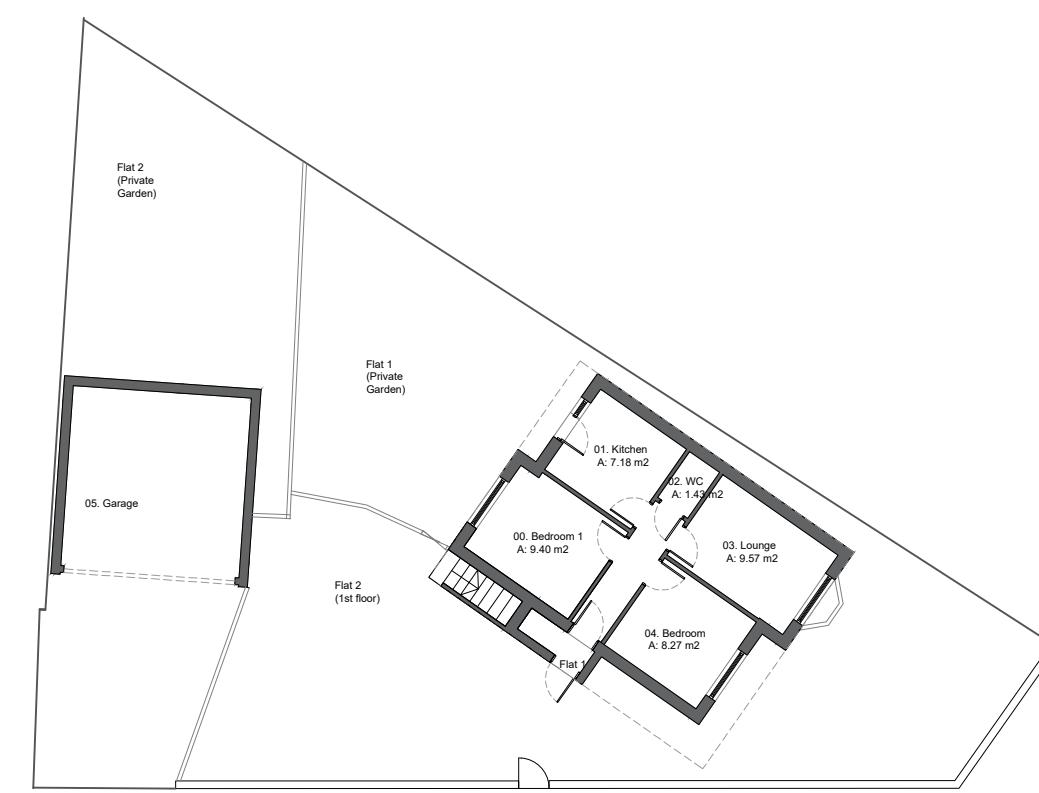
EXISTING SITE PLAN



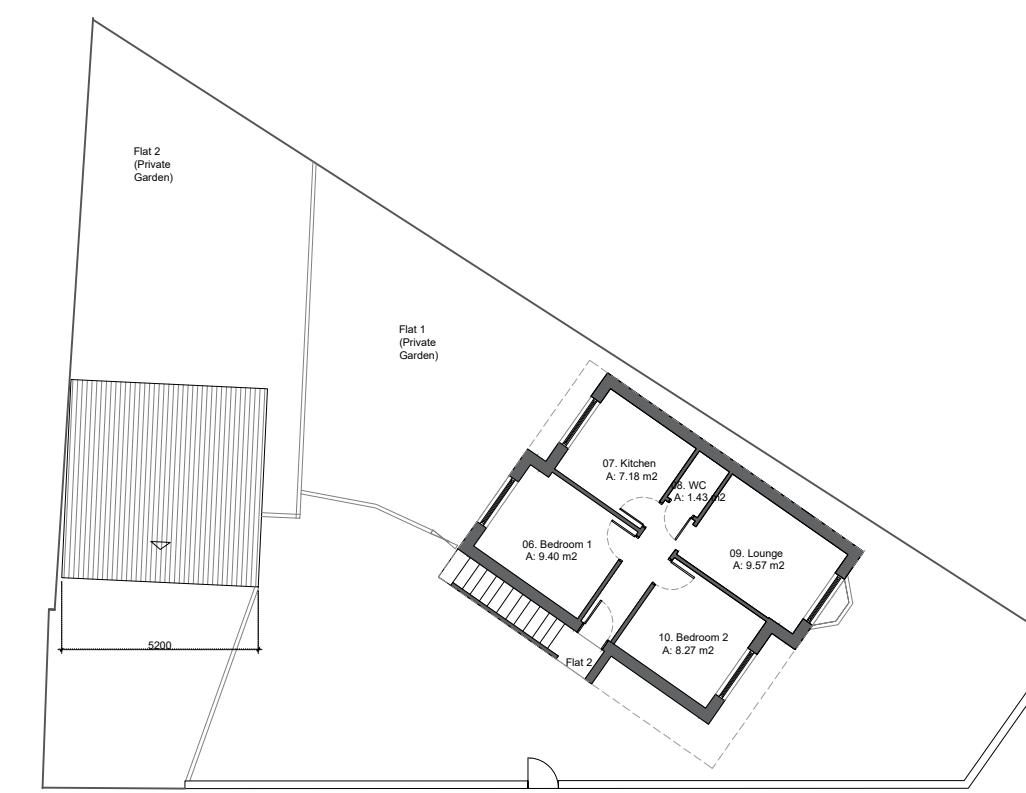
Existing house and garage - Corner Bromfelde and Union Road



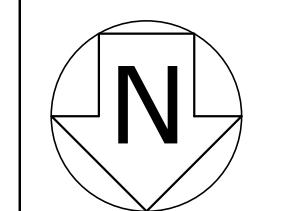
Existing house and garage - Looking from back garden



EXISTING GROUND FLOOR PLAN



EXISTING FIRST FLOOR PLAN



0 1 2 3 4 5 6m

SCALE

STATUS: PLANNING SUBMISSION

PROJECT: BROMFELDE CORNER

CLIENT: BASIS POINT PROPERTIES LTD
25 Bromfelde Road SW4 6PP

DESIGN: BASIS POINT DESIGN

Contact:
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dana@basispoint.design
12 Park Street Windsor SL4 1LU

TOWN PLANNER:
PENDLETON ASSOCIATES
J.Patel
jp@pendleton-assoc.com

DATE - 10.03.2022

SCALE - 1:200

CAD BY - I-SCOPE

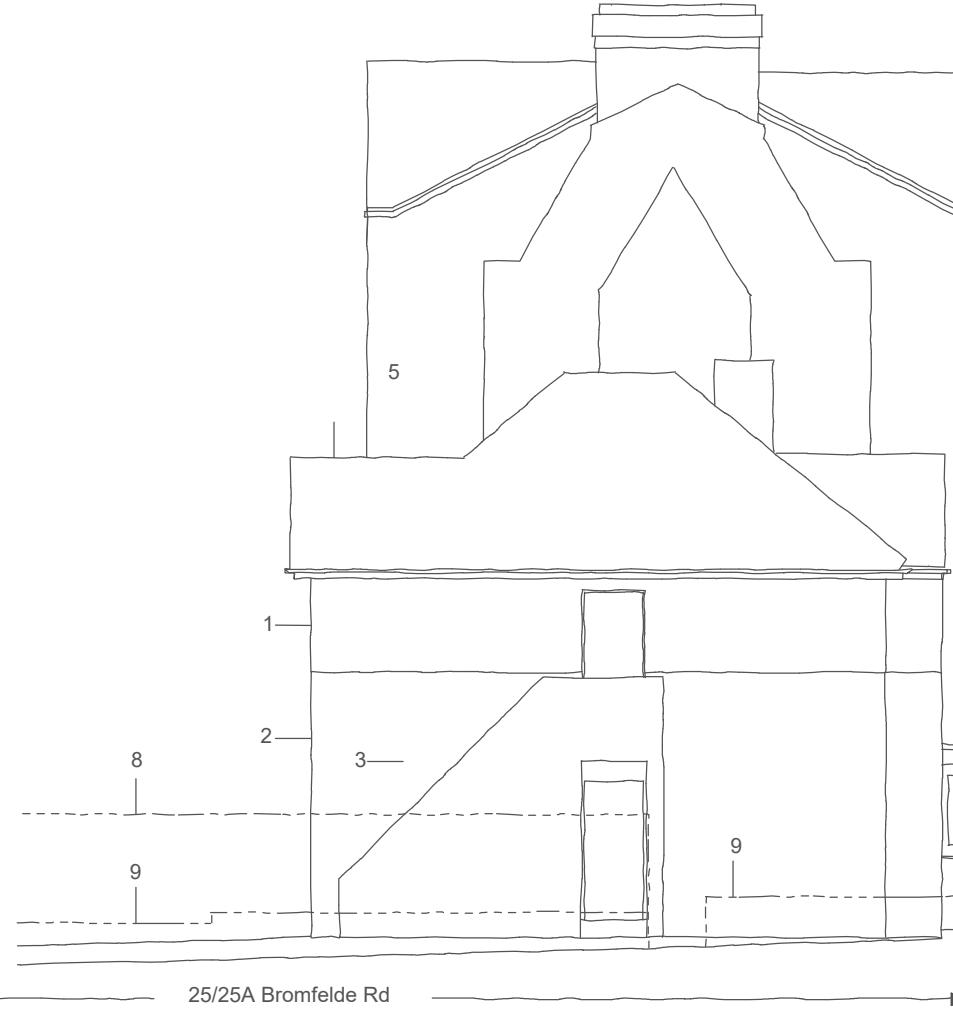
Dwg No: P02

REVISION E

BASIS
POINT



Existing Union Road
Elevation



Existing Bromfelde Road Elevation



Existing Rear Elevation (looking towards Bromfelde Rd)

0	1	2	3	4	5	6m				
SCALE										
STATUS: PLANNING SUBMISSION										
PROJECT: BROMFELDE CORNER										
CLIENT: BASIS POINT PROPERTIES LTD 25 Bromfelde Road SW4 6PP										
DESIGN: BASIS POINT DESIGN Contact: Dana Tonkin M +44 755 7780841 dana@basispoint.design 12 Park Street Windsor SL4 1LU										
TOWN PLANNER: PENDLETON ASSOCIATES J.Patel jp@pendleton-assoc.com										
TITLE: EXISTING HOUSE AND GARAGE ELEVATIONS										
Dwg No: P03					REVISION E					
DATE - 10.03.2022 SCALE - 1:100 CAD BY - I-SCOPE										
BASIS POINT										



View of Bromfelde Corner (looking towards Bromfelde Road)



Existing back garden



View of existing garage



View of Union Road (looking towards Bromfelde Corner)



Existing back garden



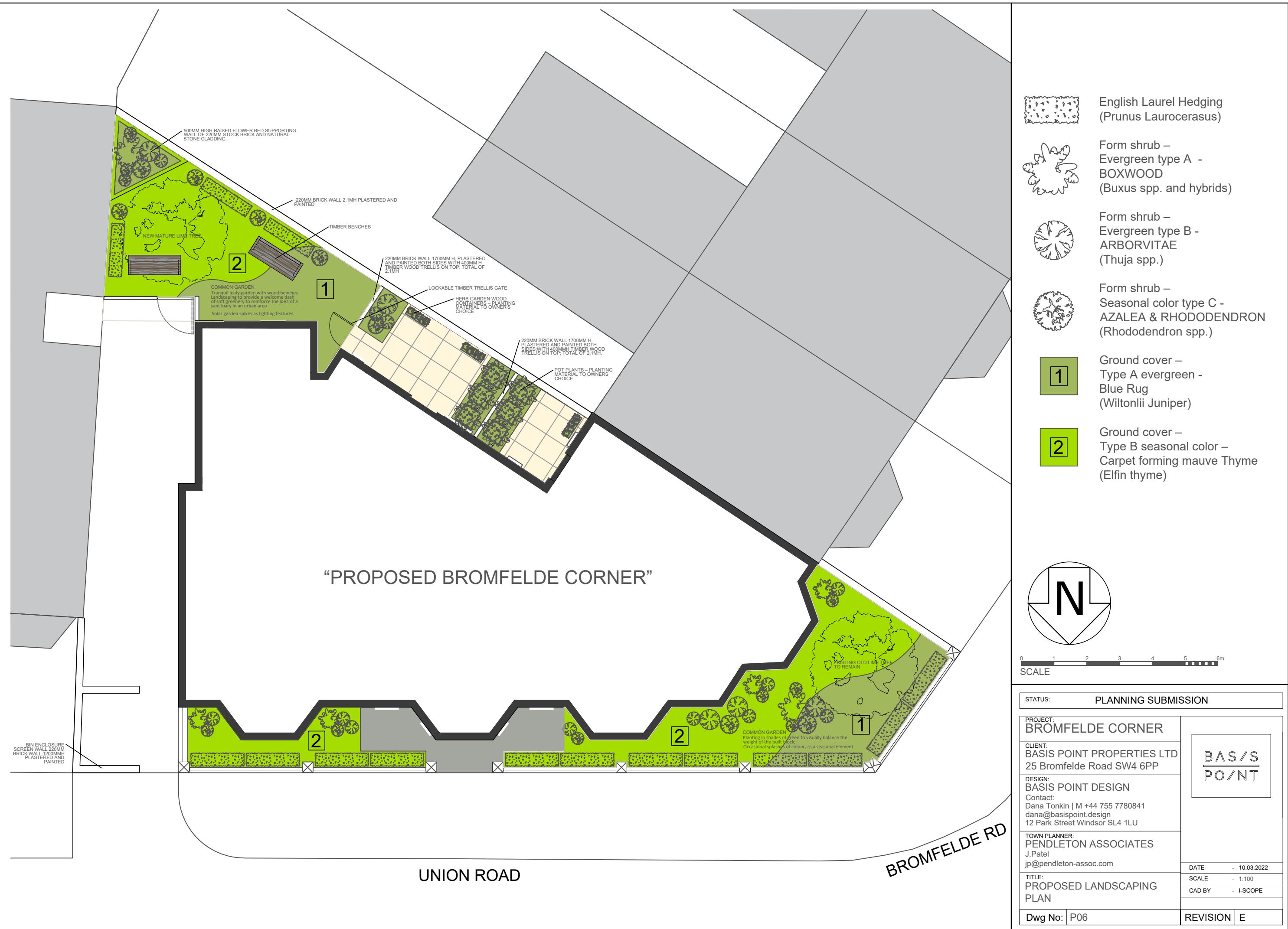
View of existing garage

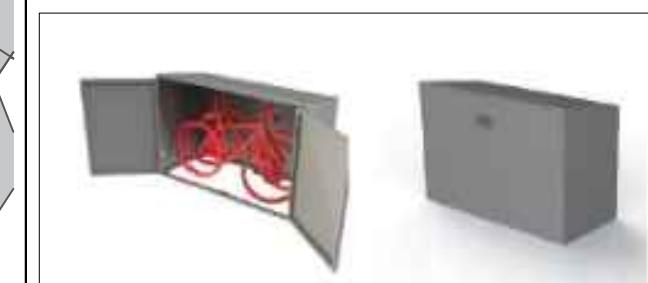


View of 25- 37 Bromfelde Road

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TOWN PLANNER:	PENDLETON ASSOCIATES J.Patel jp@pendleton-assoc.com	
TITLE:	SITE PHOTOS	
Dwg No:	P04	REVISION E







LOCKABLE CYCLE STORAGE BOXES

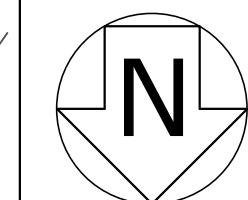
WINDOWS

- Obscure glass to all bathroom windows

REFUSE

- A minimum of 60 litres internal storage for refuse and recyclables will be provided within each flat.

GR FL	AREA m2	GARDEN	STORAGE
1 (2BR 3PPL)	63,8	6	2,1
2 (2BR 4PPL)	81,8	11	4,9



SCALE
0 1 2 3 4 5 6m

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TOWN PLANNER: PENDLETON ASSOCIATES
J.Patel
jp@pendleton-assoc.com

DATE - 10.03.2022
SCALE - 1:100
CAD BY - I-SCOPE
TITLE: PROPOSED GROUND FLOOR PLAN

Dwg No: P07

REVISION E

BASIS
POINT



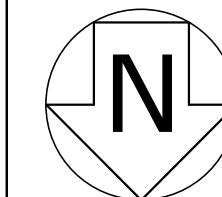
WINDOWS

- Obscure glass to all bathroom windows

REFUSE

- A minimum of 60 litres internal storage for refuse and recyclables will be provided within each flat.

FIRST FL	AREA m2	BALCONY	STORAGE
3 (2BR 3PPL)	62,6	4,9	2,1
4 (2BR 3PPL)	67,3	9	4,1



SCALE

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TOWN PLANNER: PENDLETON ASSOCIATES
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TITLE: PROPOSED 1ST FLOOR PLAN

BASIS
POINT

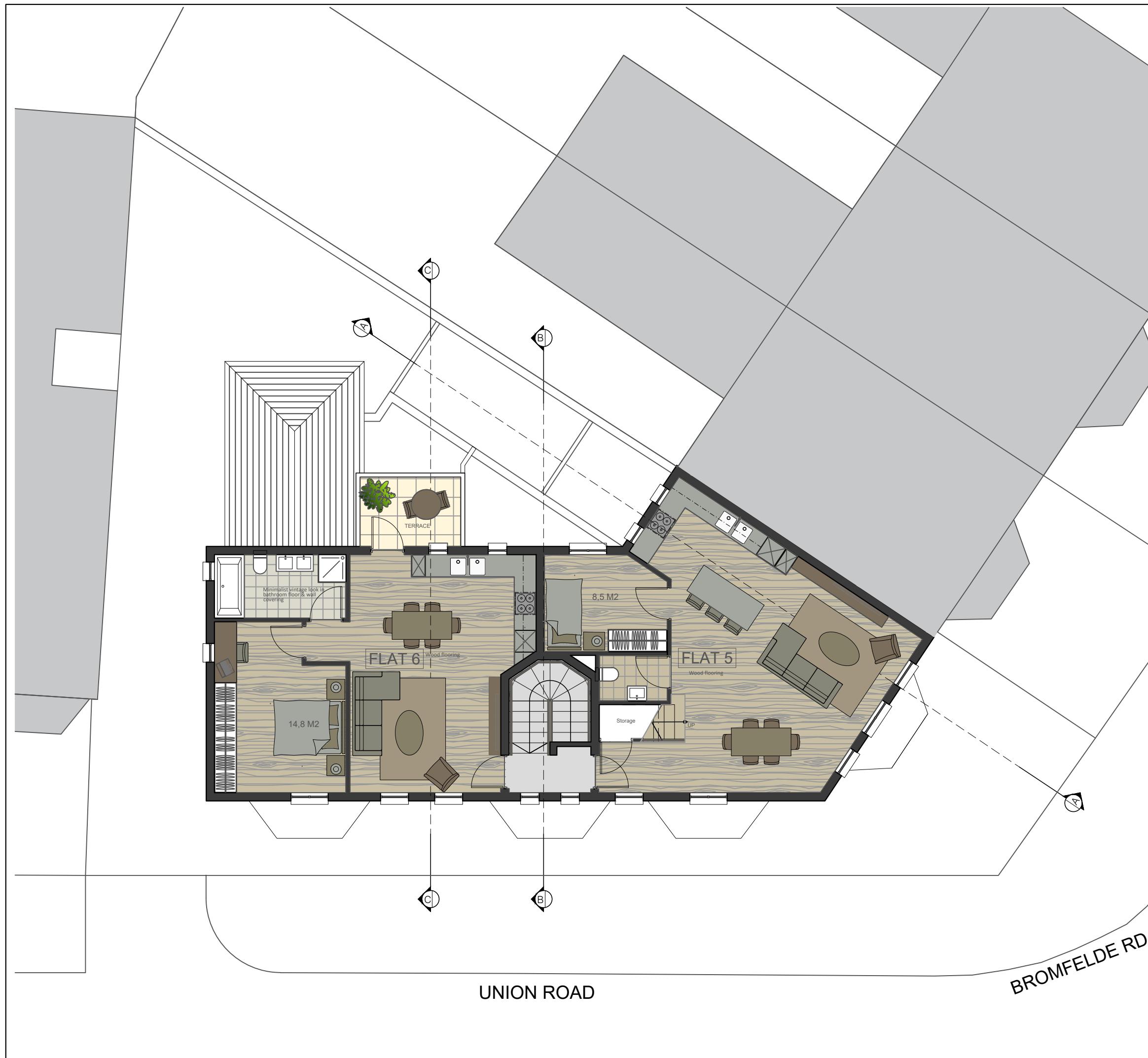
DATE - 10.03.2022

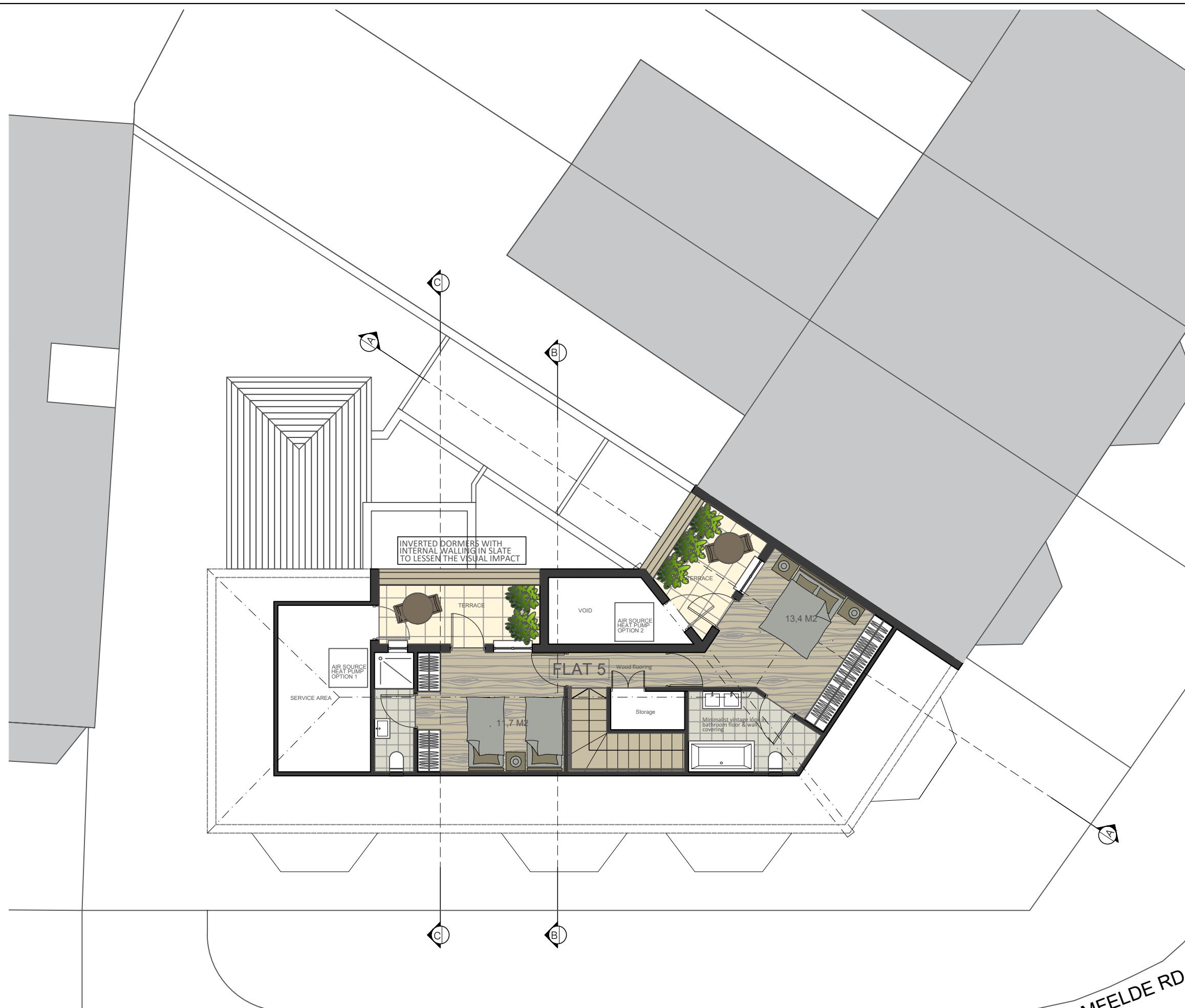
SCALE - 1:100

CAD BY - I-SCOPE

Dwg No: P08

REVISION E





WINDOWS

- Obscure glass to all bathroom windows

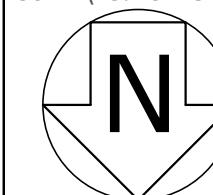
REFUSE

- A minimum of 60 litres internal storage for refuse and recyclables will be provided within each flat.

3RD FL -ATTIC	AREA m2	BALCONY	STORAGE
5 (3BR 5PPL)	99,1	9	6,9

NOTE

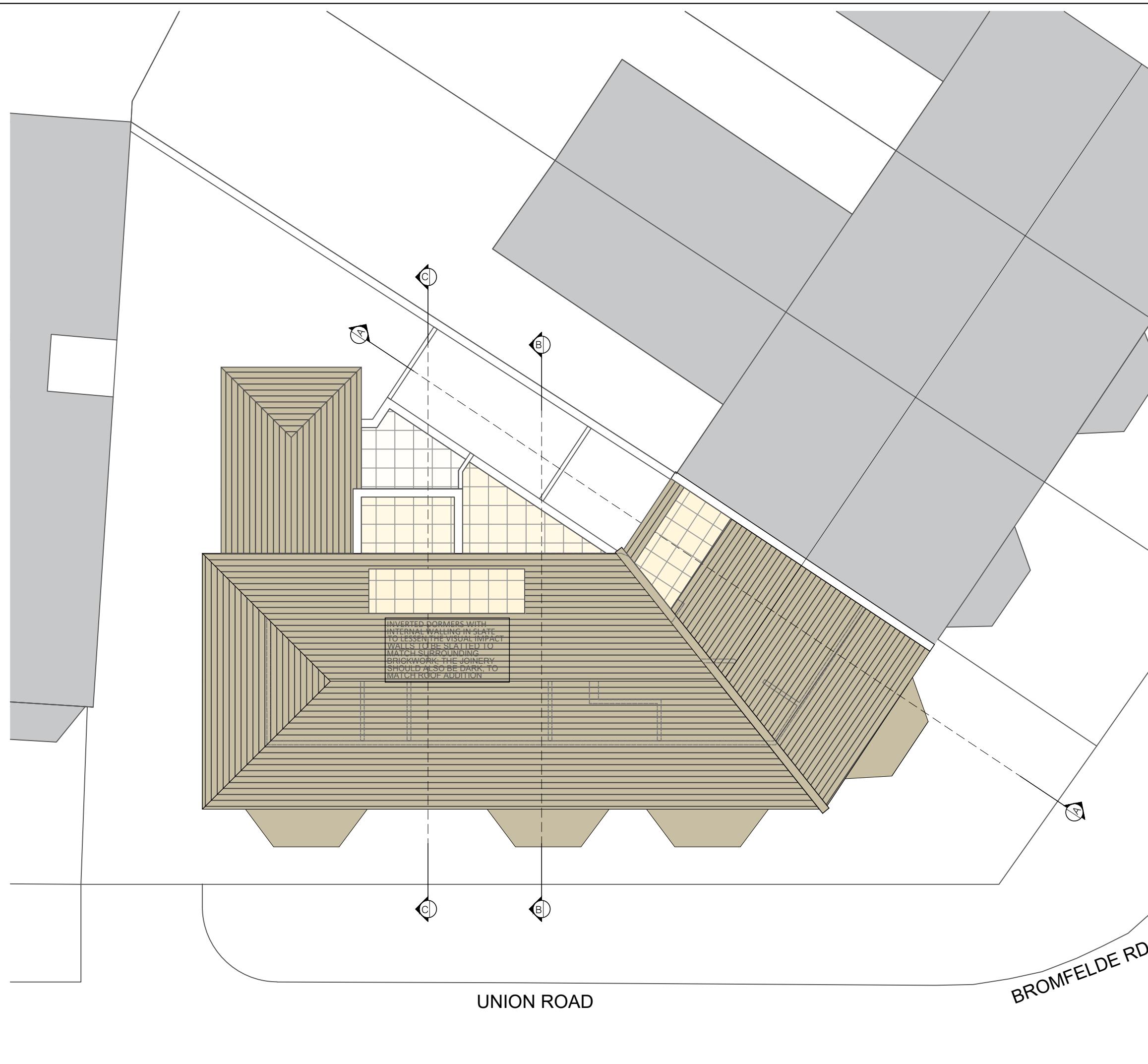
The total floor area maintaining 2.5m ceiling height is 36m² (75% of 48m²)



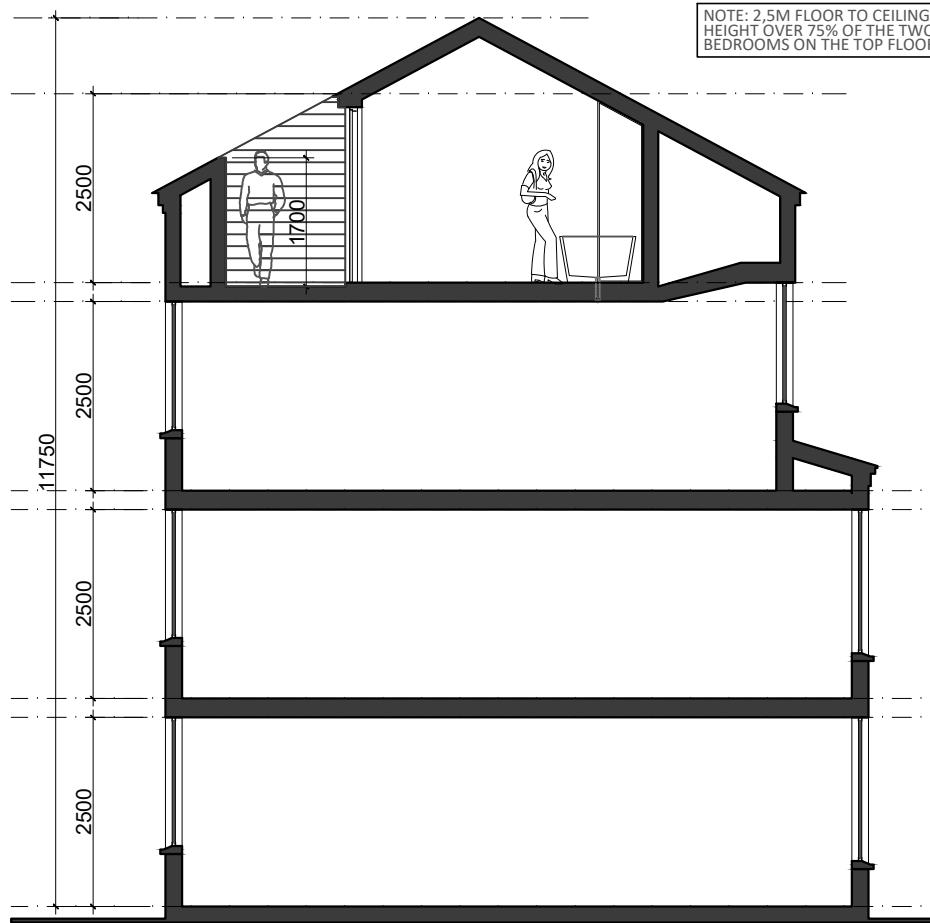
0 1 2 3 4 5 6m
SCALE

STATUS: PLANNING SUBMISSION

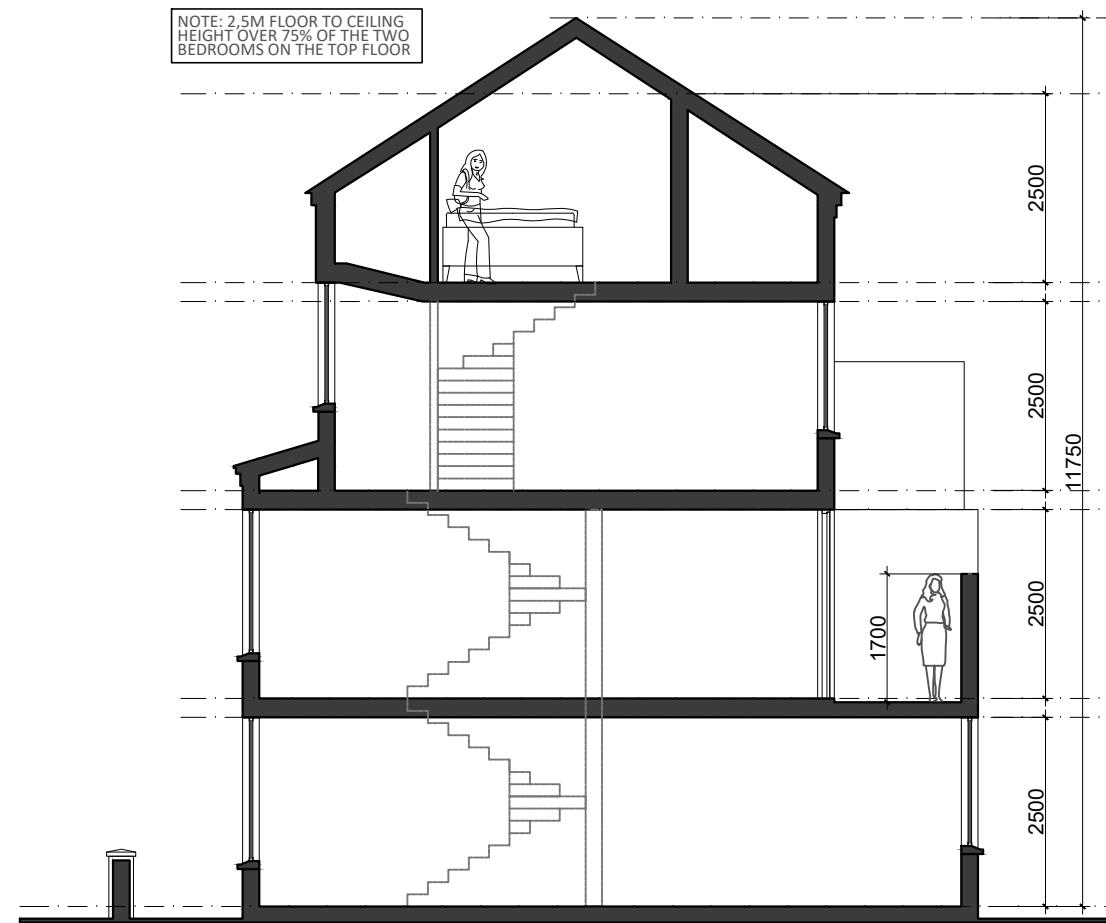
PROJECT: BROMFELDE CORNER	
CLIENT: BASIS POINT PROPERTIES LTD 25 Bromfelde Road SW4 6PP	
DESIGN: BASIS POINT DESIGN Contact: Dana Tonkin M +44 755 7780841 dana@basispoint.design 12 Park Street Windsor SL4 1LU	
TOWN PLANNER: PENDLETON ASSOCIATES J.Patel jp@pendleton-assoc.com	
TITLE: PROPOSED 3RD FLOOR PLAN	
Dwg No: P10	REVISION E
DATE - 10.03.2022	
SCALE - 1:100	
CAD BY - I-SCOPE	



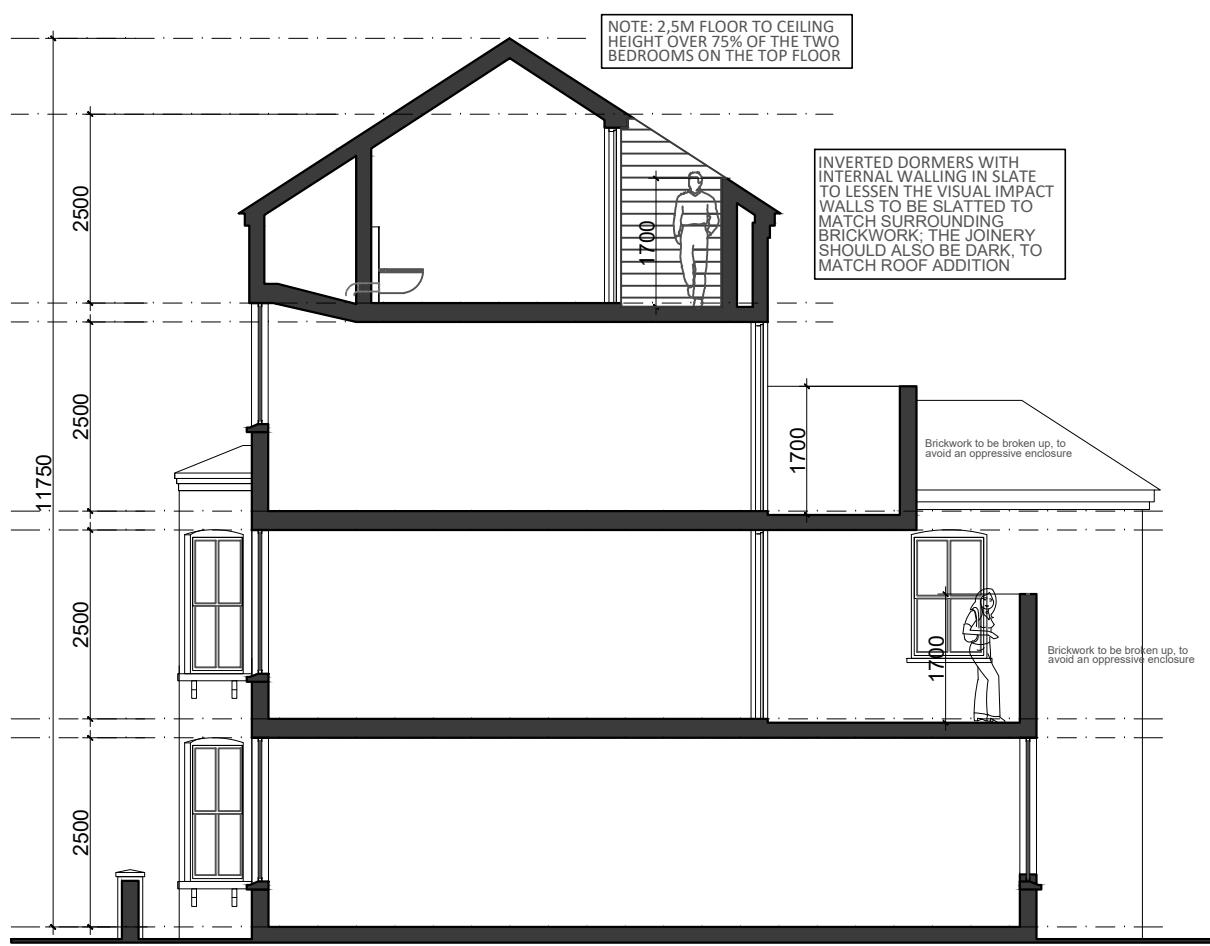
0	1	2	3	4	5	6m
SCALE						
STATUS: PLANNING SUBMISSION						
PROJECT: BROMFELDE CORNER	POINT					
CLIENT: BASIS POINT PROPERTIES LTD	25 Bromfelde Road SW4 6PP					
DESIGN: BASIS POINT DESIGN	Contact: Dana Tonkin M +44 755 7780841 dana@basispoint.design 12 Park Street Windsor SL4 1LU					
TOWN PLANNER: PENDLETON ASSOCIATES	J.Patel jp@pendleton-assoc.com					
DATE	- 10.03.2022					
SCALE	- 1:100					
CAD BY	- I-SCOPE					
Dwg No:	P11					
REVISION	E					



PROPOSED SECTION A-A



PROPOSED SECTION B-B



PROPOSED SECTION C-C

0	1	2	3	4	5	6m
SCALE						
STATUS: PLANNING SUBMISSION						
PROJECT: BROMFELDE CORNER						
CLIENT: BASIS POINT PROPERTIES LTD	25 Bromfelde Road SW4 6PP					
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dana@basispoint.design						
12 Park Street Windsor SL4 1LU						
TOWN PLANNER: PENDLETON ASSOCIATES						
J.Patel						
jp@pendleton-assoc.com						
DATE - 10.03.2022						
SCALE - 1:100						
CAD BY - I-SCOPE						
Dwg No: P12						
REVISION E						



47 UNION ROAD



25 BROMFELDE ROAD

PROPOSED UNION ROAD ELEVATION



25 BROMFELDE ROAD

PROPOSED BROMFELDE ROAD ELEVATION

External Walls	Gault brick with reconstituted stone detailing
Windows	High performance acoustic double glazed openable windows - heritage type - ground floor internal shutters for security
Rendered cornice	Plaster mould to preserve street look
Pitched Roof	Natural slate, to preserve street look
Balconies	Brick ; plastered & painted
Balconies hand-rail	Wrought iron

Street / perimeter boundary walls	Gault brick with reconstituted stone detailing
Street gates	Wrought iron, to preserve street look
Refuse store	Brick ; plastered & painted

STAIRWELL

- Triple volume for for spaciousness value.
- Stair core window bay to be treated to avoid a lighthouse effect
- Double-height glass front door
- Sense of innovation while restoring original features

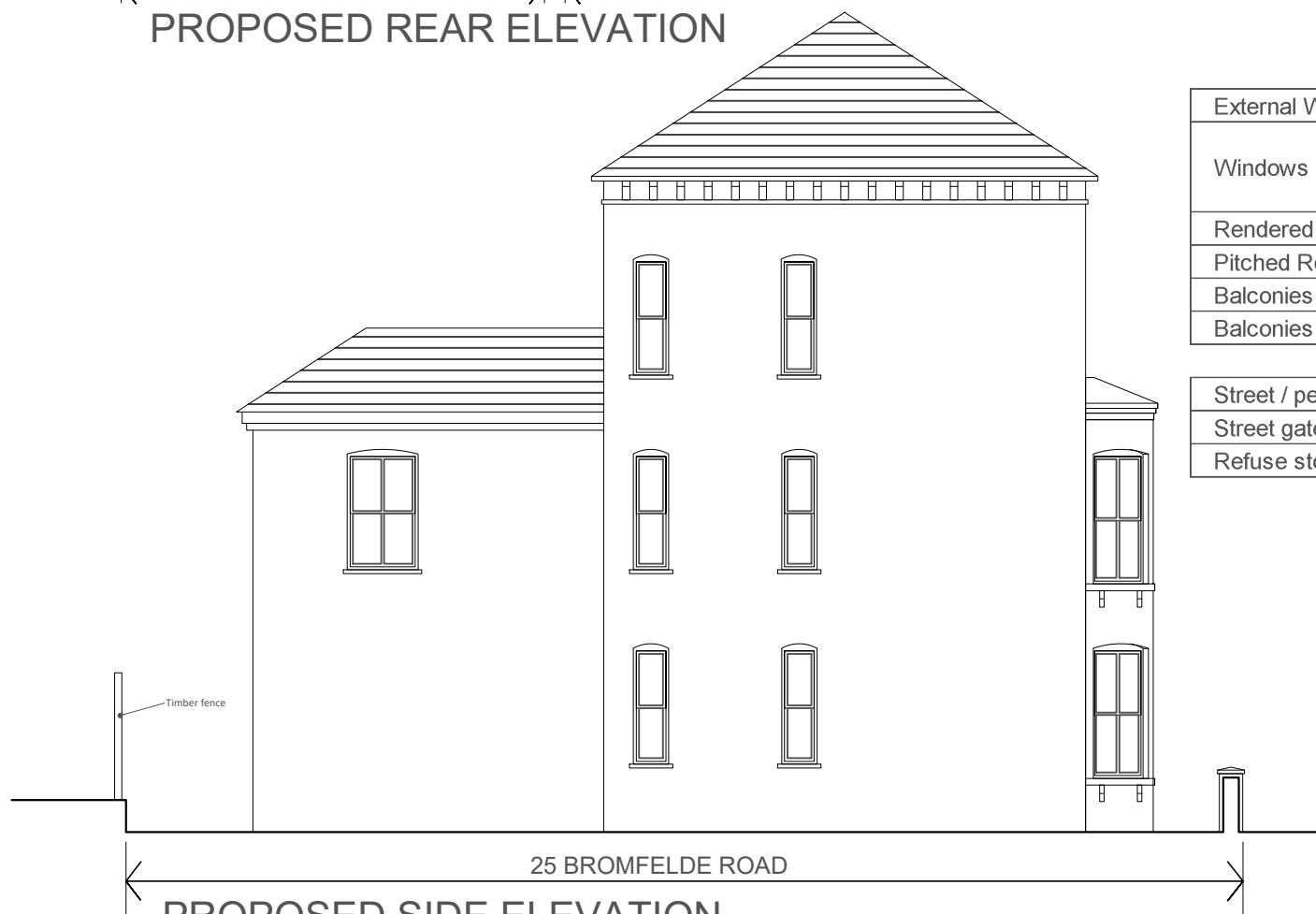
0 1 2 3 4 5 6m
SCALE

PLANNING SUBMISSION

PROJECT: BROMFELDE CORNER	BAS/S PO/NT
CLIENT: BASIS POINT PROPERTIES LTD 25 Bromfelde Road SW4 6PP	
DESIGN: BASIS POINT DESIGN Contact: Dana Tonkin M +44 755 7780841 dana@basispoint.design 12 Park Street Windsor SL4 1LU	
TOWN PLANNER: PENDLETON ASSOCIATES J.Patel jp@pendleton-assoc.com	
TITLE: PROPOSED ELEVATIONS	
Dwg No: P13	REVISION E
DATE - 10.03.2022	
SCALE - 1:100	
CAD BY - I-SCOPE	



PROPOSED REAR ELEVATION



PROPOSED SIDE ELEVATION

External Walls	Gault brick with reconstituted stone detailing
Windows	High performance acoustic double glazed openable windows - heritage type - ground floor internal shutters for security
Rendered cornice	Plaster mould to preserve street look
Pitched Roof	Natural slate, to preserve street look
Balconies	Brick ; plastered & painted
Balconies hand-rail	Wrought iron
Street / perimeter boundary walls	Gault brick with reconstituted stone detailing
Street gates	Wrought iron, to preserve street look
Refuse store	Brick ; plastered & painted



Example of brickwork to be broken up, to avoid an oppressive enclosure

STAIRWELL

- Triple volume for for spaciousness value.
- Stair core window bay to be treated to avoid a lighthouse effect
- Double-height glass front door
- Sense of innovation while restoring original features

0 1 2 3 4 5 6m
SCALE

STATUS: PLANNING SUBMISSION	
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CLIENT: BASIS POINT PROPERTIES LTD 25 Bromfelde Road SW4 6PP	
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TOWN PLANNER: PENDLETON ASSOCIATES J.Patel jp@pendleton-assoc.com	
DATE - 10.03.2022	
SCALE - 1:100	
CAD BY - I-SCOPE	
Dwg No: P14	REVISION E

BASIS POINT



25 BROMFELDE ROAD

PROPOSED UNION ROAD BOUNDARY TREATMENT



25 BROMFELDE ROAD

27 BROMFELDE ROAD

PROPOSED BROMFELDE ROAD BOUNDARY TREATMENT

External Walls	Gault brick with reconstituted stone detailing
Windows	High performance acoustic double glazed openable windows - heritage type - ground floor internal shutters for security
Rendered cornice	Plaster mould to preserve street look
Pitched Roof	Natural slate, to preserve street look
Balconies	Brick ; plastered & painted
Balconies hand-rail	Wrought iron
Street / perimeter boundary walls	Gault brick with reconstituted stone detailing
Street gates	Wrought iron, to preserve street look
Refuse store	Brick ; plastered & painted

STAIRWELL

- Triple volume for for spaciousness value.
- Stair core window bay to be treated to avoid a lighthouse effect
- Double-height glass front door
- Sense of innovation while restoring original features

0 1 2 3 4 5 6m
SCALE

STATUS: PLANNING SUBMISSION

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CLIENT: BASIS POINT PROPERTIES LTD
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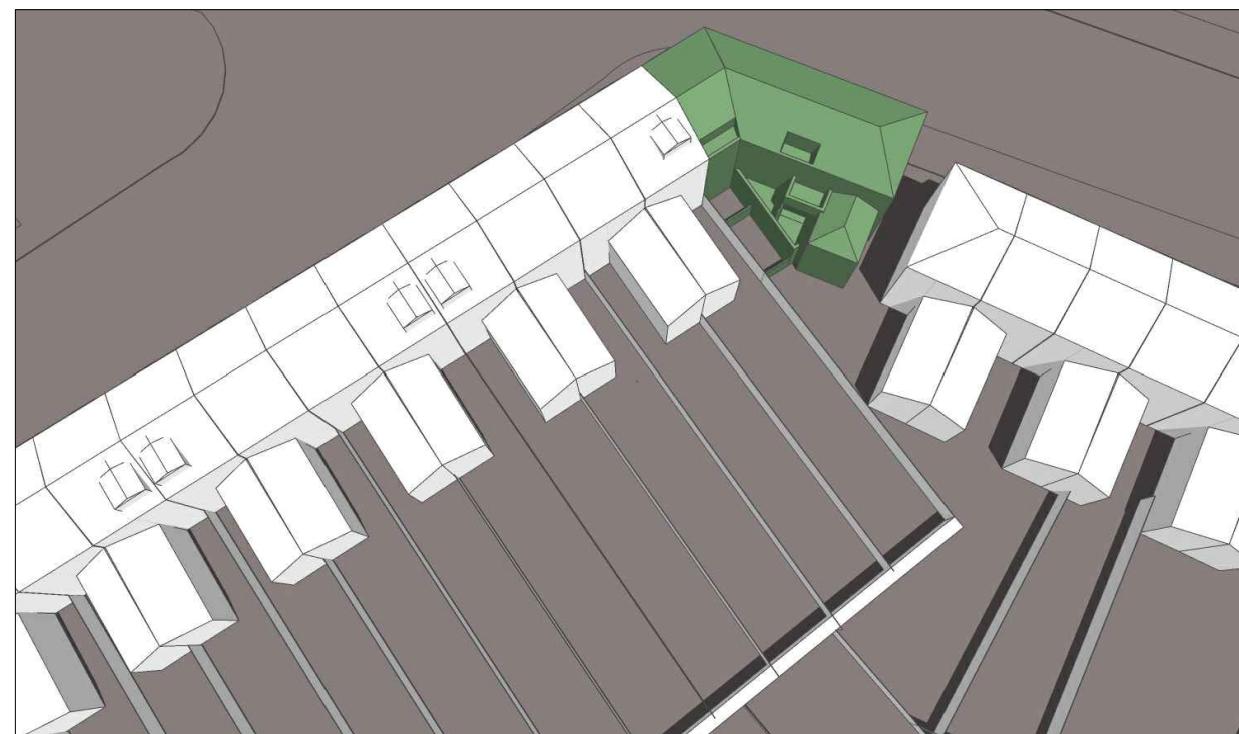
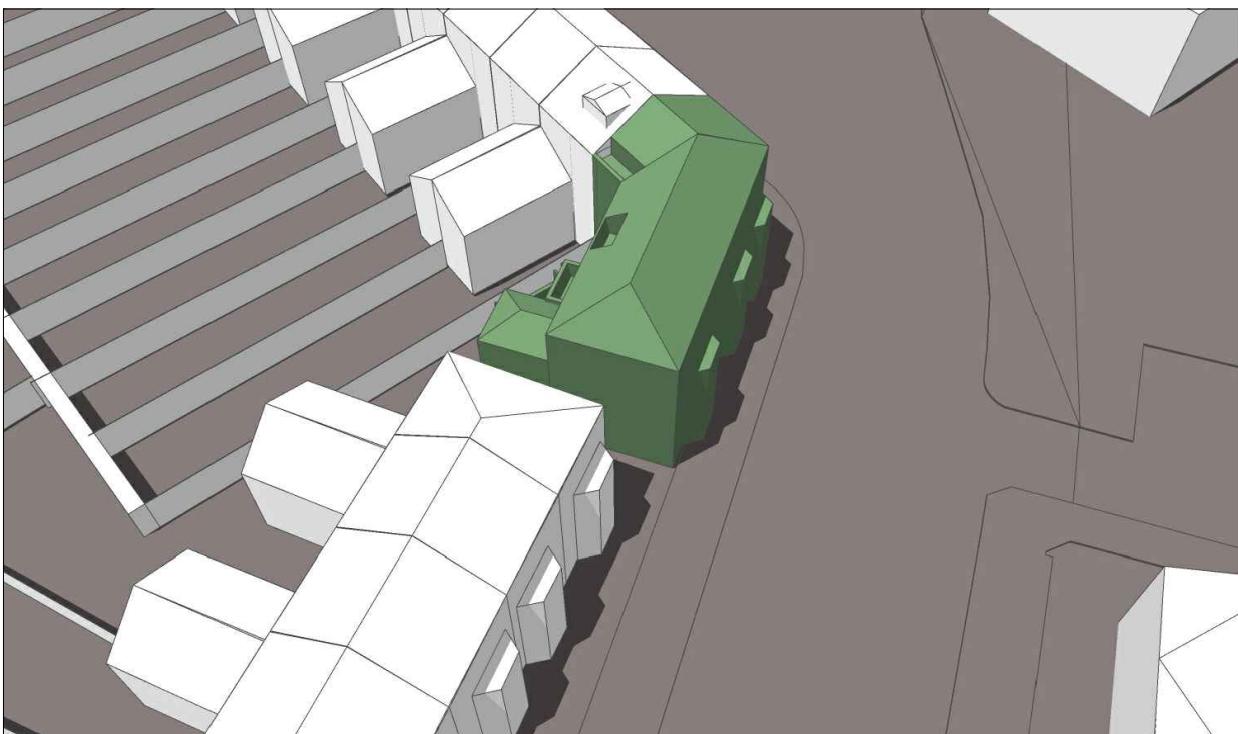
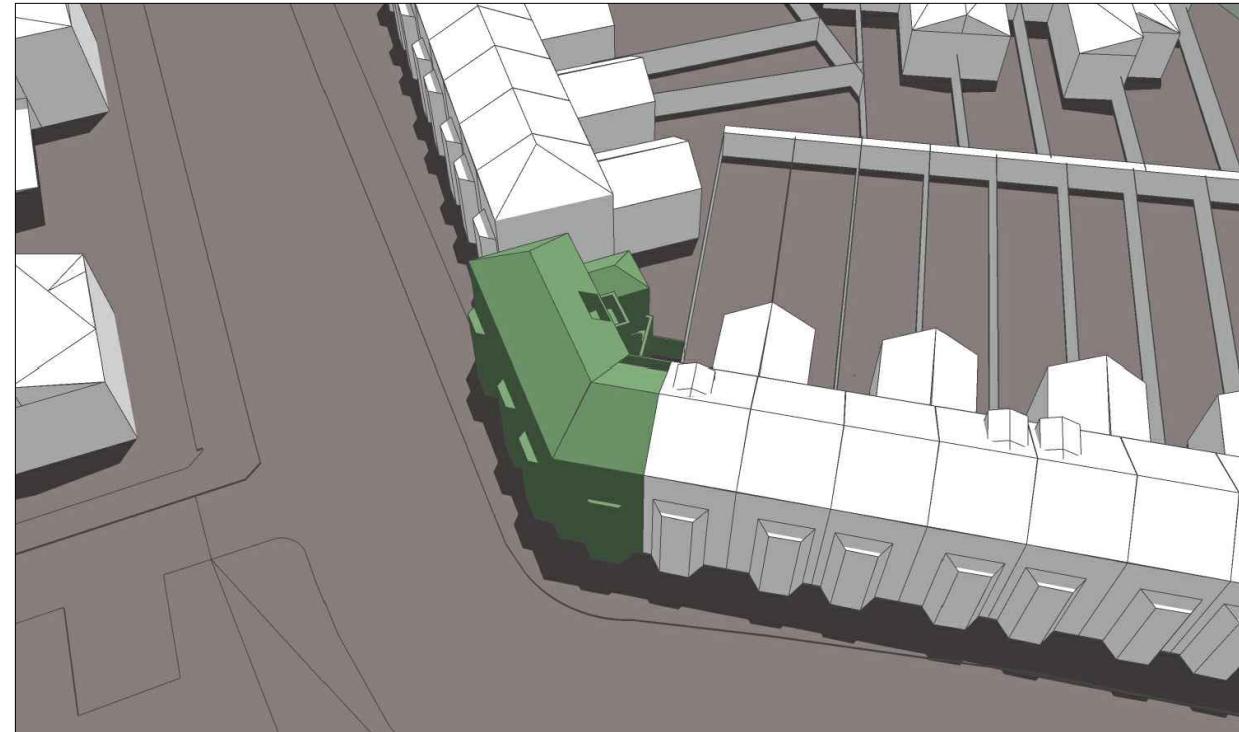
DATE - 10.03.2022
SCALE - 1:100
CAD BY - I-SCOPE

TITLE: PROPOSED STREET BOUNDARY TREATMENT

Dwg No: P15

REVISION E

BASIS POINT



STATUS:	PLANNING SUBMISSION	
PROJECT:	BROMFELDE CORNER	
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Contact:	Dana Tonkin M +44 755 7780841	
	dana@basispoint.design	
	12 Park Street Windsor SL4 1LU	
TOWN PLANNER:	PENDLETON ASSOCIATES	
	J.Patel	
	jp@pendleton-assoc.com	
TITLE:	PROPOSED MASSING	
	VISUALS	
Dwg No:	P16	REVISION E