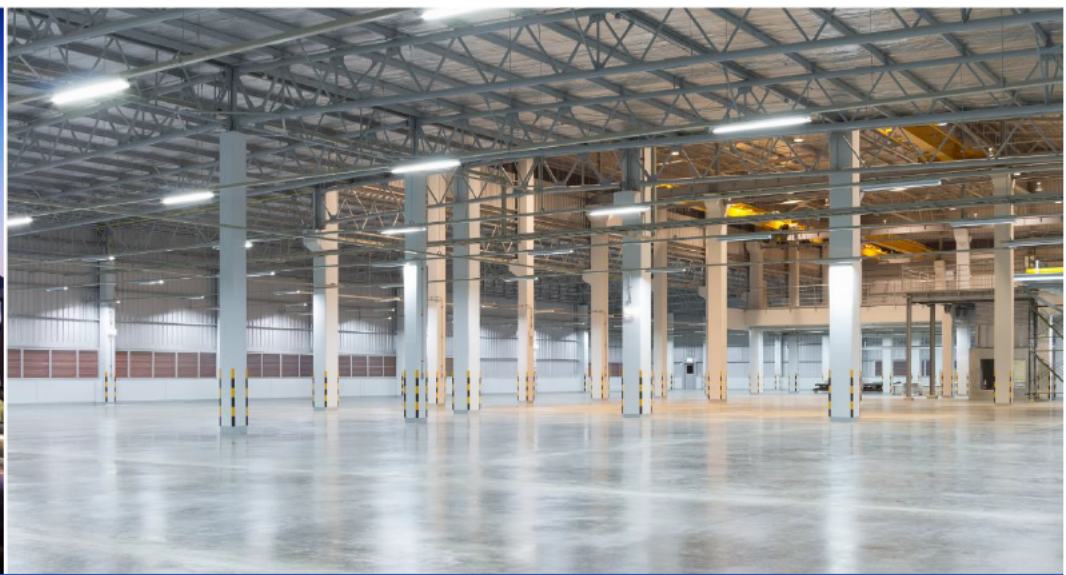




Plowman Craven



OFF PLAN AREA MEASUREMENT REPORT (RICS Code of Measuring Practice)

**SEVINGTON IBF
Mersham
ASHFORD
TN25**

Project Number

49502-001

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SEVINGTON IBF
Mersham
ASHFORD
TN25

Report Issue Status

[illegible]

Survey Report

Introduction

A measured building survey was originally undertaken by Plowman Craven in December 2024, the plans produced from this survey were used to retrospectively calculate areas in accordance with the guidelines as described in the Sixth Edition (September 2007) of the Code of Measuring Practice and the Globally applicable 6th Edition (May 2015), published by the Royal Institution of Chartered Surveyors (RICS).

The measurement was undertaken by Plowman Craven's representative at the date of survey and in line with Plowman Craven's standard conditions of contract.

Scope of Work

In preparing this measurement report, Plowman Craven has relied upon supplied information. The areas to be measured were defined by the instructing client through floor or lease plans with appropriate areas outlined.

Any undefined areas were measured as found on the supplied information in accordance with the Sixth Edition (September 2007) of the Code of Measuring Practice and the Globally applicable 6th Edition (May 2015).

Area Calculation

Computer-Aided Design (CAD) software has been used to construct accurate area drawings from the information collected. The area values derived have been calculated using commands and routines built into the CAD software.

The accuracy of the area figures reported is commensurate with the data supplied.

The drawings have been retained as digital CAD files comprising accurate data of area extents and configurations and have been produced in compliance with the measurement reporting standard of the RICS Code of Measuring Practice. All areas have been calculated in square metres and converted into square feet using a conversion factor of 1 sq. m = 10.7639 sq. ft. Caution should be used when working with hard copy paper prints generated from digital data files. These drawings have been produced for area referencing purposes and must not be used for any architectural or construction/engineering purposes or for any other purpose other than that for which they were originally intended.

Report Production

This report includes copies of:

- A Summary of Areas
- Area Plans - showing the extent of the area measured, identifying specific areas of inclusion/exclusion and quoting area values in square metres and square feet.

Should this report be distributed to other parties it should be done so in its entirety. The "Summary of Areas" and the "Area Plans" should be read in conjunction with each other and should not be separated from this report.

Quality Control

All figures and drawings are checked as part of our standard works procedures in accordance with the company's certification to BS EN ISO 9001:2015.

SUMMARY OF AREAS

SEVINGTON IBF, Mersham, ASHFORD, TN25

Overall
Gross Internal Areas

STRUCTURE TYPE	USE	AREA	AREA	INCLUDED AREAS		EXCLUDED AREAS	
		sq m	sq ft	sq m	sq ft	sq m	sq ft
BUILDINGS		15824.4	170334				
CABINS		523.8	5636				
OVERALL TOTAL		16348.2	175970				

SUMMARY OF AREAS

SEVINGTON IBF, Mersham, ASHFORD, TN25

Overall
Gross External Areas

STRUCTURE TYPE	USE	AREA	AREA	INCLUDED AREAS		EXCLUDED AREAS	
		sq m	sq ft	sq m	sq ft	sq m	sq ft
BUILDINGS		16690.0	179651				
CABINS		586.7	6318				
OVERALL TOTAL		17276.7	185969				

SUMMARY OF AREAS

SEVINGTON IBF, Mersham, ASHFORD, TN25

Buildings 1-23
Gross Internal Areas

BUILDING/FLOOR	USE	AREA	AREA	INCLUDED AREAS		EXCLUDED AREAS	
		sq m	sq ft				
BUILDING 1							
GROUND	Shed E	1178.7	12687			Canopy	230.1 2477
BUILDING 2							
FIRST	Office 1	461.0	4962				
GROUND	Office 1	460.3	4955				
	Building 2 Total	921.3	9917				
BUILDING 3							
GROUND	WCs	25.6	276				
BUILDING 4							
FIRST	Hub	346.8	3733				
GROUND	Hub	346.9	3734				
	Building 4 Total	693.7	7467				
BUILDING 5							
GROUND	Shed D	591.2	6364				
BUILDING 6							
FIRST	Office 2	478.2	5147				
GROUND	Office 2	489.2	5266				
	Portacabin	29.2	314				
	Shed C	1449.2	15599				
	Building 6 Total	2445.8	26326				
BUILDING 7							
FIRST	Office 3	478.0	5145				
GROUND	Office 3	478.0	5145				
	Shed B	1461.6	15733				
	Building 7 Total	2417.6	26023				
BUILDING 8							
FIRST	Office 4	323.1	3478				
GROUND	Office 4	323.0	3477				
	Shed A	1008.7	10858				
	Building 8 Total	1654.8	17813				
BUILDING 9							
FIRST	Alpha Building 1	113.1	1217				
GROUND	Alpha Building 1	113.1	1217				
	Building 9 Total	226.2	2434				
BUILDING 10							
FIRST	Alpha Building 2	113.2	1218				
GROUND	Alpha Building 2	113.2	1218				
	Building 10 Total	226.4	2436				
BUILDING 11							
FIRST	Drivers Welfare	62.4	672				
GROUND	Drivers Welfare	62.4	672				
	Building 11 Total	124.8	1344				

SUMMARY OF AREAS

SEVINGTON IBF, Mersham, ASHFORD, TN25

Buildings 1-23

Gross Internal Areas

BUILDING/FLOOR	USE	AREA	AREA	INCLUDED AREAS		EXCLUDED AREAS	
		sq m	sq ft	sq m	sq ft	sq m	sq ft
BUILDING 12							
FIRST	HMRC 1	346.5	3730				
GROUND	HMRC 1	346.6	3731				
	Building 12 Total	693.1	7461				
BUILDING 13							
FIRST	HMRC 2	347.5	3740				
GROUND	HMRC 2	347.4	3739				
	Building 13 Total	694.9	7479				
BUILDING 14							
GROUND	Border Force 1	101.3	1090				
BUILDING 15							
GROUND	Inspection Shed 1	645.0	6943				
BUILDING 16							
GROUND	Welfare 2	101.3	1090				
BUILDING 17							
GROUND	Inspection Shed 2	644.0	6932				
BUILDING 18							
FIRST	Border Force 2 & 3	101.6	1094				
GROUND	Border Force 2 & 3	101.6	1094				
	Building 18 Total	203.2	2188				
BUILDING 19							
GROUND	Inspection Shed 3	643.1	6922				
BUILDING 20							
FIRST	Drying Room	101.6	1094				
GROUND	Drying Room	101.6	1094				
	Building 20 Total	203.2	2188				
BUILDING 21							
GROUND	Inspection Shed 4	643.9	6931				
BUILDING 22							
GROUND	Welfare 5	101.7	1095				
BUILDING 23							
GROUND	Inspection Shed 5	643.6	6928				
OVERALL TOTAL		15824.4	170334				

SUMMARY OF AREAS

SEVINGTON IBF, Mersham, ASHFORD, TN25

Buildings 1-23
Gross External Areas

BUILDING/FLOOR	USE	AREA	AREA	INCLUDED AREAS		EXCLUDED AREAS	
		sq m	sq ft	sq m	sq ft	sq m	sq ft
BUILDING 1							
GROUND	Shed E	1223.7	13172				
BUILDING 2							
FIRST	Office 1	479.5	5161				
GROUND	Office 1	479.1	5157				
	Building 2 Total	958.6	10318				
BUILDING 3							
GROUND	WCs	28.8	310				
BUILDING 4							
FIRST	Hub	367.4	3955				
GROUND	Hub	367.6	3957				
	Building 4 Total	735.0	7912				
BUILDING 5							
GROUND	Shed D	621.4	6689				
BUILDING 6							
FIRST	Office 2	510.7	5497				
GROUND	Office 2	522.1	5620				
	Portacabin	32.4	349				
	Shed C	1506.1	16212				
	Building 6 Total	2571.3	27678				
BUILDING 7							
FIRST	Office 3	511.4	5505				
GROUND	Office 3	510.7	5497				
	Shed B	1515.2	16309				
	Building 7 Total	2537.3	27311				
BUILDING 8							
FIRST	Office 4	345.6	3720				
GROUND	Office 4	345.0	3714				
	Shed A	1050.0	11302				
	Building 8 Total	1740.6	18736				
BUILDING 9							
FIRST	Alpha Building 1	124.0	1335				
GROUND	Alpha Building 1	124.0	1335				
	Building 9 Total	248.0	2670				
BUILDING 10							
FIRST	Alpha Building 2	124.1	1336				
GROUND	Alpha Building 2	124.1	1336				
	Building 10 Total	248.2	2672				
BUILDING 11							
FIRST	Drivers Welfare	77.3	832				
GROUND	Drivers Welfare	77.3	832				
	Building 11 Total	154.6	1664				

SUMMARY OF AREAS

SEVINGTON IBF, Mersham, ASHFORD, TN25

Buildings 1-23

Gross External Areas

BUILDING/FLOOR	USE	AREA	AREA	INCLUDED AREAS		EXCLUDED AREAS	
		sq m	sq ft	sq m	sq ft	sq m	sq ft
BUILDING 12							
FIRST	HMRC 1	367.4	3955				
GROUND	HMRC 1	367.4	3955				
	Building 12 Total	734.8	7910				
BUILDING 13							
FIRST	HMRC 2	367.9	3960				
GROUND	HMRC 2	367.6	3957				
	Building 13 Total	735.5	7917				
BUILDING 14							
GROUND	Border Force 1	111.7	1202				
BUILDING 15							
GROUND	Inspection Shed 1	674.3	7258				
BUILDING 16							
GROUND	Welfare 2	111.6	1201				
BUILDING 17							
GROUND	Inspection Shed 2	673.8	7253				
BUILDING 18							
FIRST	Border Force 2 & 3	111.6	1201				
GROUND	Border Force 2 & 3	111.8	1203				
	Building 18 Total	223.4	2404				
BUILDING 19							
GROUND	Inspection Shed 3	673.6	7251				
BUILDING 20							
FIRST	Drying Room	111.6	1201				
GROUND	Drying Room	111.6	1201				
	Building 20 Total	223.2	2402				
BUILDING 21							
GROUND	Inspection Shed 4	674.4	7259				
BUILDING 22							
GROUND	Welfare 5	111.9	1204				
BUILDING 23							
GROUND	Inspection Shed 5	674.3	7258				
OVERALL TOTAL		16690.0	179651				

SUMMARY OF AREAS

SEVINGTON IBF, Mersham, ASHFORD, TN25

Cabins

Gross Internal Areas

SHEET NO./CABIN	USE	AREA	AREA	INCLUDED AREAS		EXCLUDED AREAS	
		sq m	sq ft	sq m	sq ft	sq m	sq ft
SHEET 1							
SECURITY HUT 1	Security Hut	10.5	113				
SHEET 2							
SECURITY HUT 2	Security Hut	8.9	96				
CCTV ROOM	CCTV	42.2	454				
	Sheet 2 Total	51.1	550				
SHEET 3							
SECURITY HUT 3	Security Hut	2.9	31				
SECURITY HUT 4	Security Hut	2.9	31				
	Sheet 3 Total	5.8	62				
SHEET 4							
WCs 1	WCs	25.9	279				
PORTACBIN 1	Office	26.2	282				
	Sheet 4 Total	52.1	561				
SHEET 5							
SWIM LANE BOOTHS 1-9	Lane Booths	26.5	285				
SHEET 6							
SWIM LANE BOOTHS 10-18	Lane Booths	26.5	285				
SHEET 7							
SWIM LANE BOOTHS 19-27	Lane Booths	26.5	285				
SHEET 8							
SWIM LANE BOOTHS 28-36	Lane Booths	26.5	285				
SHEET 9							
SWIM LANE BOOTHS 37-41	Lane Booths	14.7	158				
SHEET 10							
FIRST AID	First Aid	7.9	85				
SHEET 11							
ELECTRICAL SERVICES 1	Generator	10.8	116				
SHEET 12							
PORTACABIN 2	Office	40.3	434				
SHEET 13							
WCs 2	WCs	19.5	210				
PORTACBIN 3	Office	21.3	229				
	Sheet 13 Total	40.8	439				
SHEET 14							
ELECTRICAL SERVICES 2		0.0	0				
SHEET 15							
SECURITY HUT 5	Security Hut	2.9	31				
SECURITY HUT 6	Security Hut	2.9	31				
	Sheet 15 Total	5.8	62				

SUMMARY OF AREAS

SEVINGTON IBF, Mersham, ASHFORD, TN25

Cabins**Gross Internal Areas**

SHEET NO./CABIN	USE	AREA	AREA	INCLUDED AREAS		EXCLUDED AREAS	
		sq m	sq ft	sq m	sq ft	sq m	sq ft
SHEET 16							
ELECTRICAL SERVICES 3	Generator	8.5	91				
SHEET 17							
SECURITY HUT 7	Security Hut	2.9	31				
SECURITY HUT 8	Security Hut	2.9	31				
	Sheet 17 Total	5.8	62				
SHEET 18							
UNIT 1	Office	10.5	113				
UNIT 2	Office	10.5	113				
UNIT 3	Office	10.5	113				
UNIT 4	Office	10.5	113				
UNIT 5 & 6	Storage	13.3	143				
UNIT 7 & 8	Storage	13.3	143				
UNIT 9 & 10	Storage	13.8	149				
UNIT 11 & 12	Storage	13.8	149				
UNIT 13 & 14	Storage	13.8	149				
UNIT 15 & 16	Storage	13.3	143				
UNIT 17 & 18	Storage	13.3	143				
UNIT 19 & 20	Storage	13.3	143				
UNIT 21 & 22	Storage	13.8	149				
	Sheet 18 Total	163.7	1763				
OVERALL TOTAL		523.8	5636				

Sheet Nos refer to those referenced in 49502-PCL-FP-00-M2-Y-00024

SUMMARY OF AREAS

SEVINGTON IBF, Mersham, ASHFORD, TN25

Cabins

Gross External Areas

SHEET NO./CABIN	USE	AREA	AREA	INCLUDED AREAS		EXCLUDED AREAS	
		sq m	sq ft	sq m	sq ft	sq m	sq ft
SHEET 1							
SECURITY HUT 1	Security Hut	11.4	123				
SHEET 2							
SECURITY HUT 2	Security Hut	10.2	110				
CCTV ROOM	CCTV	43.8	471				
	Sheet 2 Total	54.0	581				
SHEET 3							
SECURITY HUT 3	Security Hut	3.7	40				
SECURITY HUT 4	Security Hut	3.7	40				
	Sheet 3 Total	7.4	80				
SHEET 4							
WCs 1	WCs	29.1	313				
PORTACBIN 1	Office	28.8	310				
	Sheet 4 Total	57.9	623				
SHEET 5							
SWIM LANE BOOTHS 1-9	Lane Booths	32.5	350				
SHEET 6							
SWIM LANE BOOTHS 10-18	Lane Booths	32.5	350				
SHEET 7							
SWIM LANE BOOTHS 19-27	Lane Booths	32.5	350				
SHEET 8							
SWIM LANE BOOTHS 28-36	Lane Booths	32.8	353				
SHEET 9							
SWIM LANE BOOTHS 37-41	Lane Booths	18.0	194				
SHEET 10							
FIRST AID	First Aid	9.1	98				
SHEET 11							
ELECTRICAL SERVICES 1	Generator	11.9	128			Electric Cabinets	14.7 158
SHEET 12							
PORTACABIN 2	Office	43.4	467				
SHEET 13							
WCs 2	WCs	22.1	238				
PORTACBIN 3	Office	22.6	243				
	Sheet 13 Total	44.7	481				
SHEET 14							
ELECTRICAL SERVICES 2		0.0	0			Electric Cabinets	14.7 158
SHEET 15							
SECURITY HUT 5	Security Hut	3.6	39				
SECURITY HUT 6	Security Hut	3.6	39				
	Sheet 15 Total	7.2	78				

SUMMARY OF AREAS

SEVINGTON IBF, Mersham, ASHFORD, TN25

Cabins**Gross External Areas**

SHEET NO./CABIN	USE	AREA	AREA	INCLUDED AREAS		EXCLUDED AREAS	
		sq m	sq ft				
SHEET 16							
ELECTRICAL SERVICES 3	Generator	9.2	99			Electric Cabinets	14.7 158
SHEET 17							
SECURITY HUT 7	Security Hut	3.6	39				
SECURITY HUT 8	Security Hut	3.6	39				
	Sheet 17 Total	7.2	78			Electric Cabinets	15.5 167
SHEET 18							
UNIT 1	Office	11.4	123				
UNIT 2	Office	11.4	123				
UNIT 3	Office	11.4	123				
UNIT 4	Office	11.4	123				
UNIT 5 & 6	Storage	14.2	153				
UNIT 7 & 8	Storage	14.2	153				
UNIT 9 & 10	Storage	14.6	157				
UNIT 11 & 12	Storage	14.6	157				
UNIT 13 & 14	Storage	14.6	157				
UNIT 15 & 16	Storage	14.2	153				
UNIT 17 & 18	Storage	14.2	153				
UNIT 19 & 20	Storage	14.2	153				
UNIT 21 & 22	Storage	14.6	157				
	Sheet 18 Total	175.0	1885				
OVERALL TOTAL		586.7	6318				

Sheet Nos refer to those referenced in 49502-PCL-FP-00-M2-Y-00024

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

Building 1 - Shed E
Ground Floor

Gross Internal Area

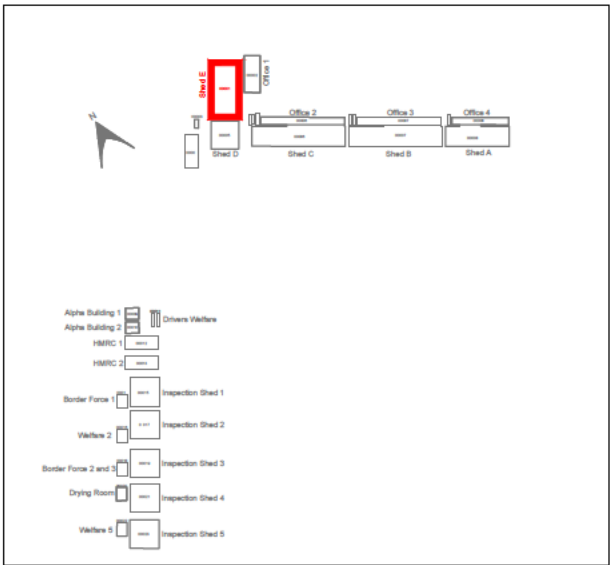
GIA 1178.7 sq m 12687 sq ft

The following have been EXCLUDED from the TOTAL GIA:

Canopy 230.1 sq m 2477 sq ft

Gross External Area

GEA 1223.7 sq m 13172 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

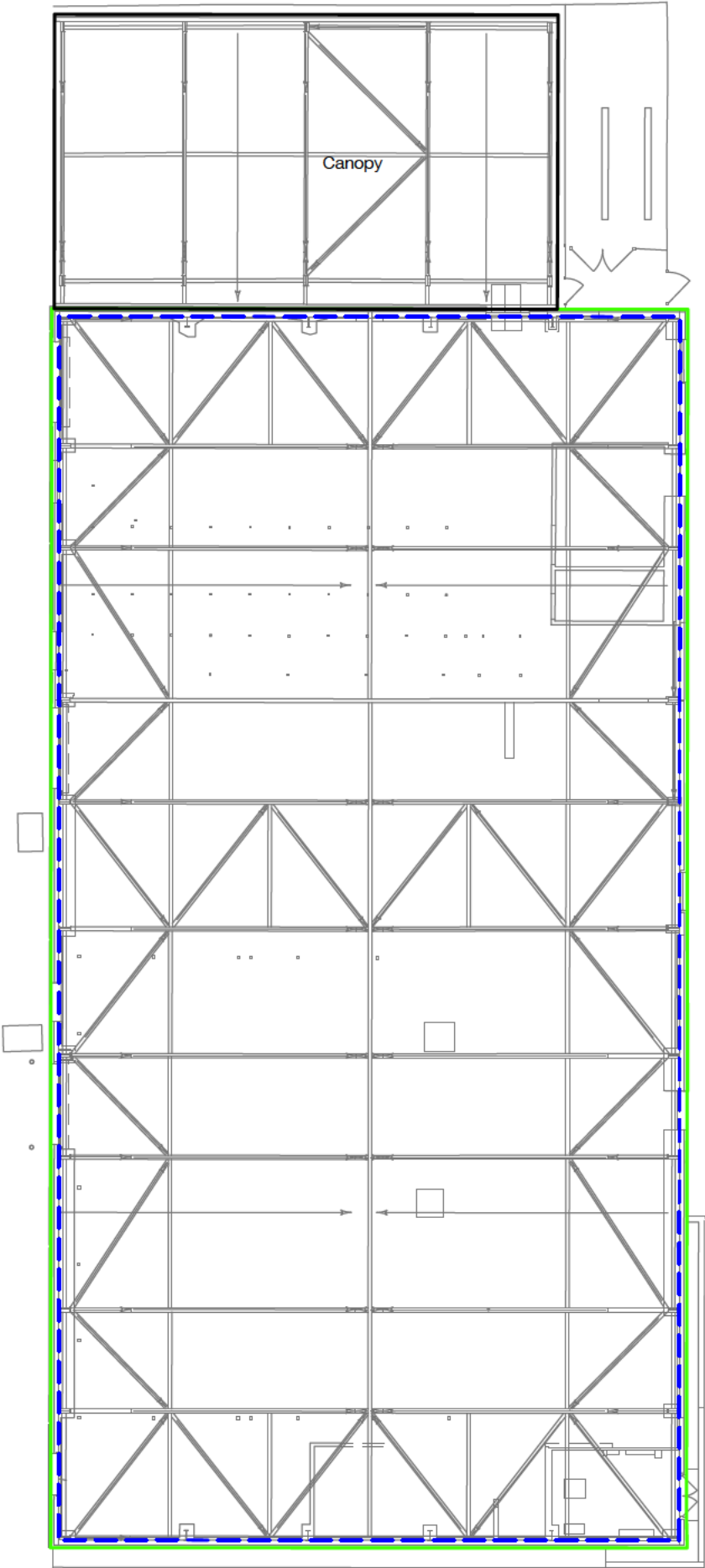
49502-001 -PCL- 01- 00-DR-Y-00001-COMP

Plowman Craven

Plowman Craven House 115 Southwark Bridge Road
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Plowman Craven Limited
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Condition of Site:
OFF PLAN MEASUREMENT
ONLY

Notes:
This drawing complies with the RICS Code of Measuring Practice, 6th edition (September 2007) and the Globally applicable 6th Edition (May 2015). It indicates the extent of the areas quoted, produced to an accuracy commensurate with standard presentation scales. It is held in a scaled digital CAD format.
Dashed line denotes assumed wall line. Wall assumed due to fixtures and fittings.
The areas have been derived based on the CAD operators interpretation of Plowman Craven Ltd floor plans and associated digital data. Drawing No.- 49502-PCL-FP-00-DR-Y-00001, Issue Date - 23/12/24, Revision - S3 P01.

STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

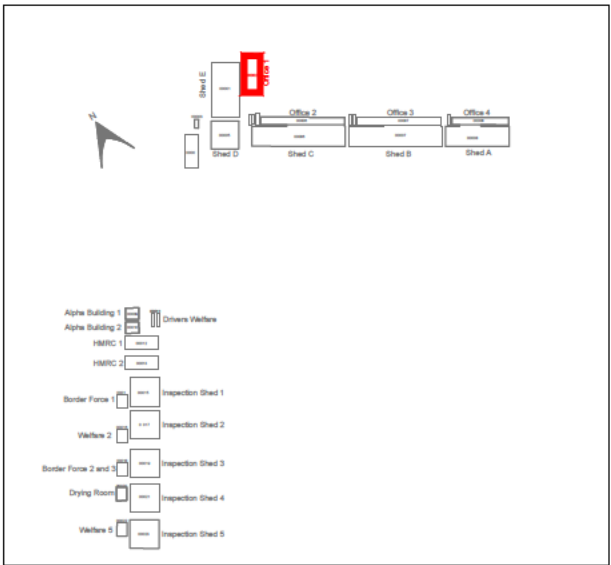
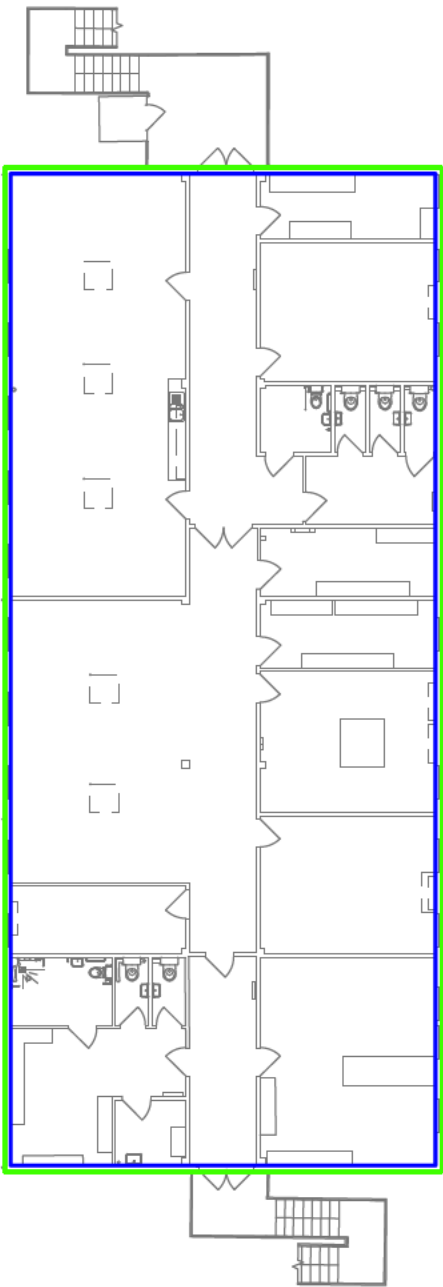
Building 2 - Office 1
First Floor

Gross Internal Area

GIA 461.0 sq m 4962 sq ft

Gross External Area

GEA 479.5 sq m 5161 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 02- 01-DR-Y-00001-COMP

Plowman Craven

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Condition of Site:
OFF PLAN MEASUREMENT ONLY

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

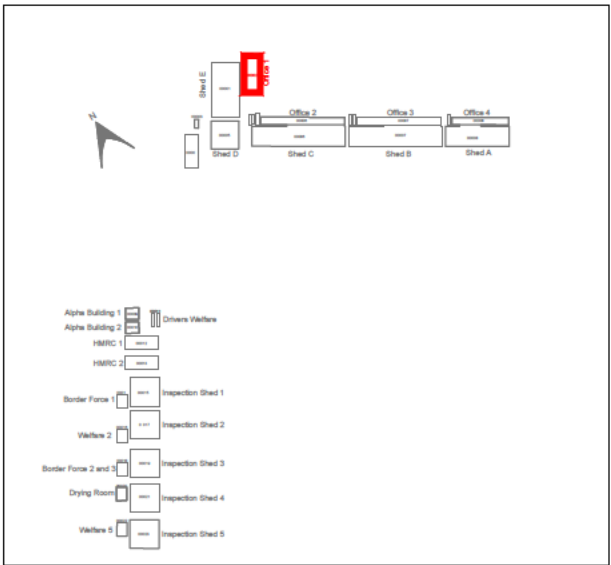
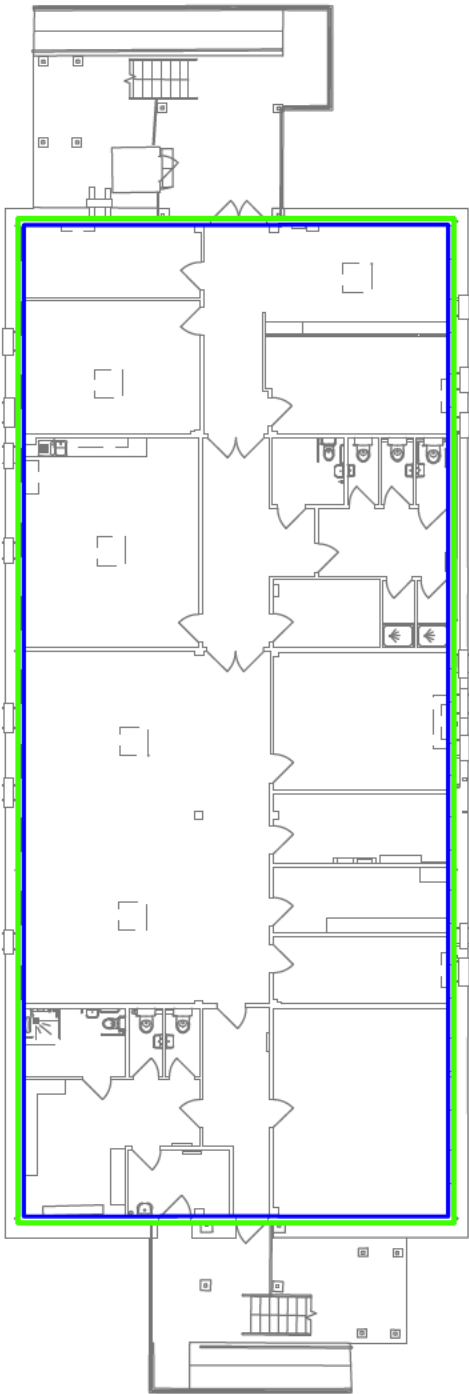
Building 2 - Office 1
Ground Floor

Gross Internal Area

GIA 460.3 sq m 4955 sq ft

Gross External Area

GEA 479.1 sq m 5157 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 02- 00- DR- Y-00001-COMP

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Plowman Craven House 115 Southwark Bridge Road
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Condition of Site:
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ONLY

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The areas have been derived based on the CAD operators interpretation of Plowman Craven Ltd floor plans and associated digital data. Drawing No.- 49502-PCL-FP-00-DR-Y-00002, Issue Date - 23/12/24, Revision - S3 P01.

STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

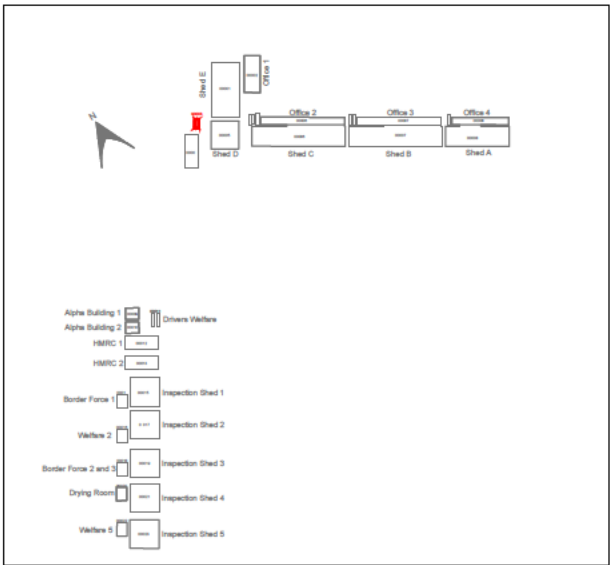
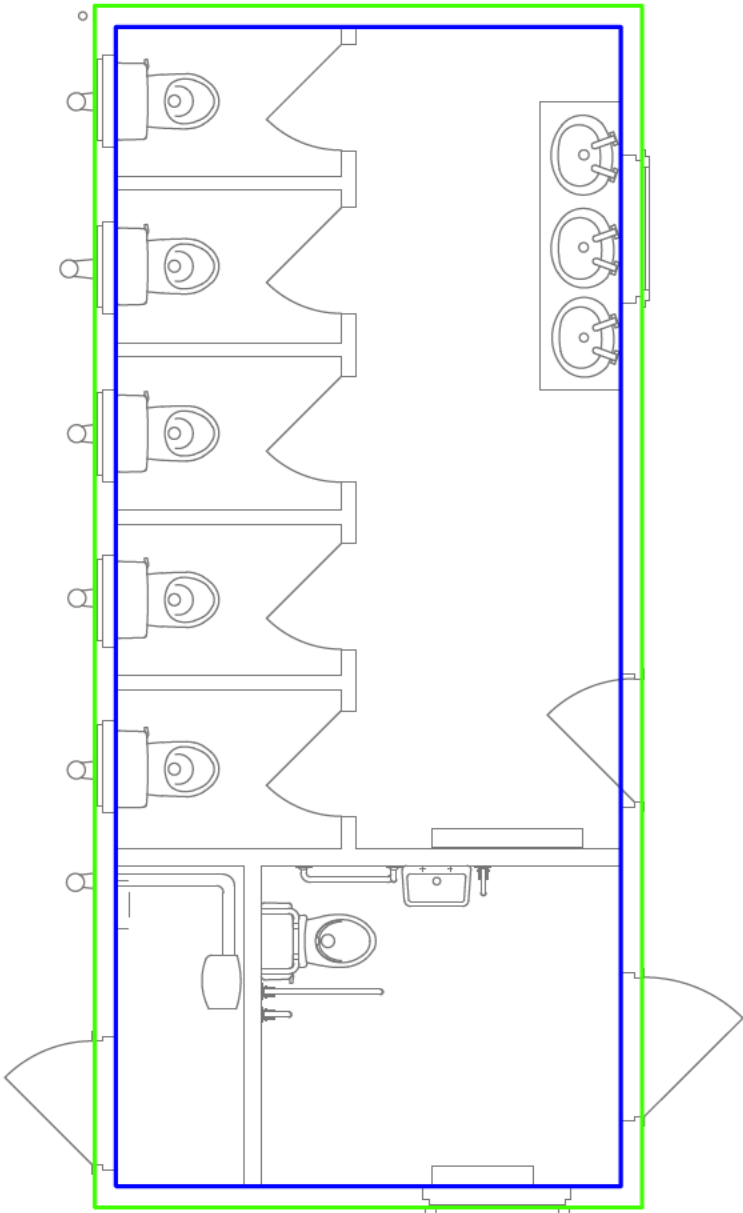
Building 3 - WCs
Ground Floor

Gross Internal Area

GIA 25.6 sq m 276 sq ft

Gross External Area

GEA 28.8 sq m 310 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 03- 00- DR- Y-00001-COMP

Plowman Craven

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

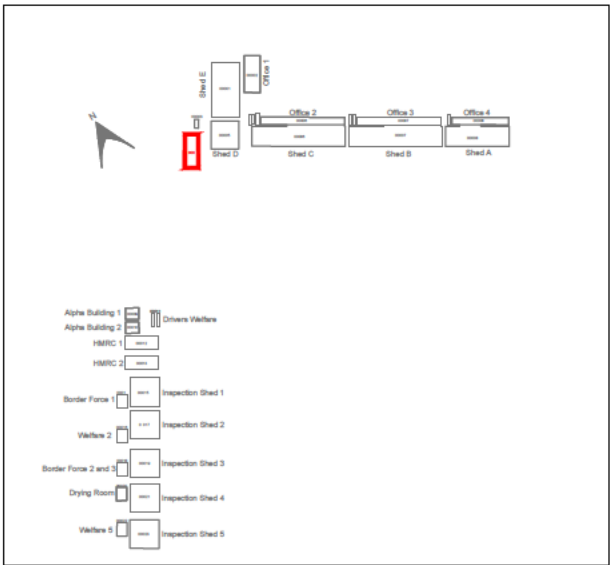
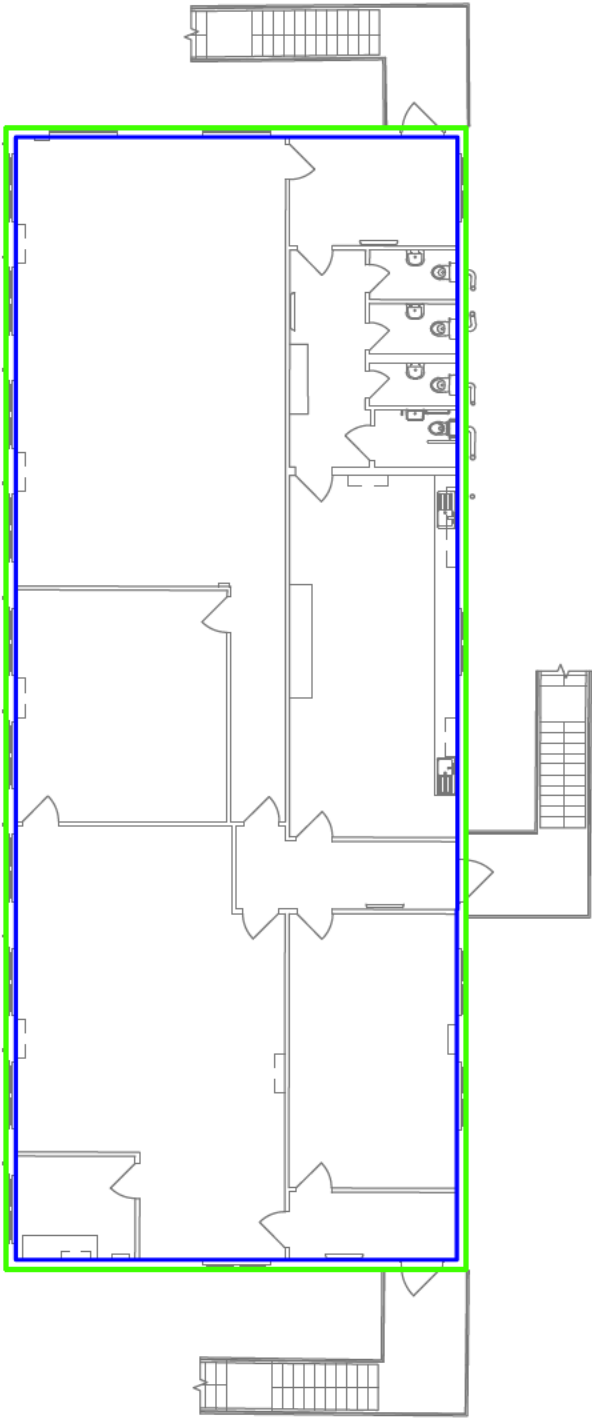
Building 4 - Hub Building
First Floor

Gross Internal Area

GIA 346.8 sq m 3733 sq ft

Gross External Area

GEA 367.4 sq m 3955 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 04- 01- DR- Y-00001-COMP

Plowman Craven

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Condition of Site:
OFF PLAN MEASUREMENT
ONLY

Notes:
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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

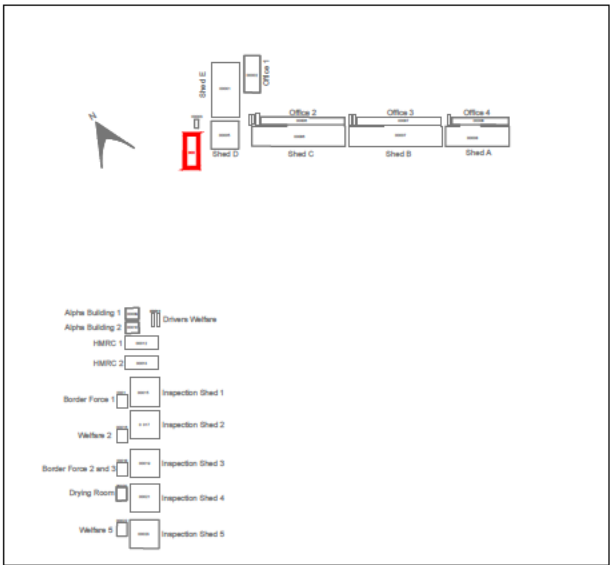
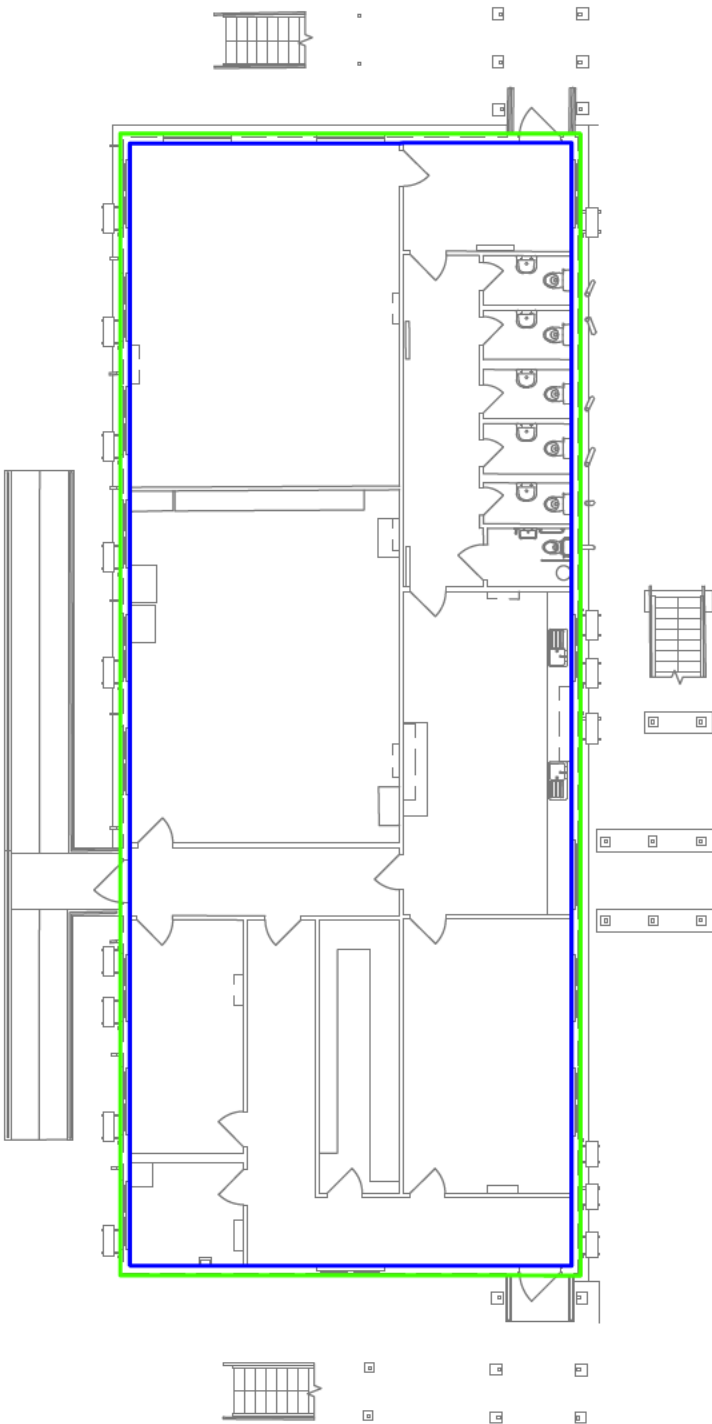
Building 4 - Hub Building
Ground Floor

Gross Internal Area

GIA 346.9 sq m 3734 sq ft

Gross External Area

GEA 367.6 sq m 3957 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

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Mersham, ASHFORD, TN25

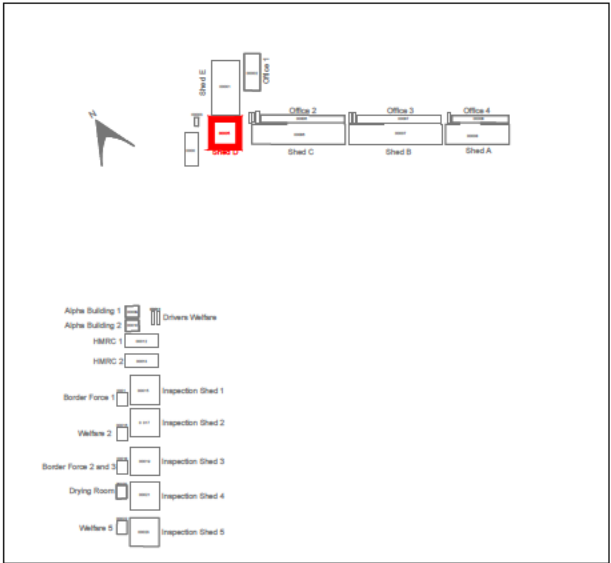
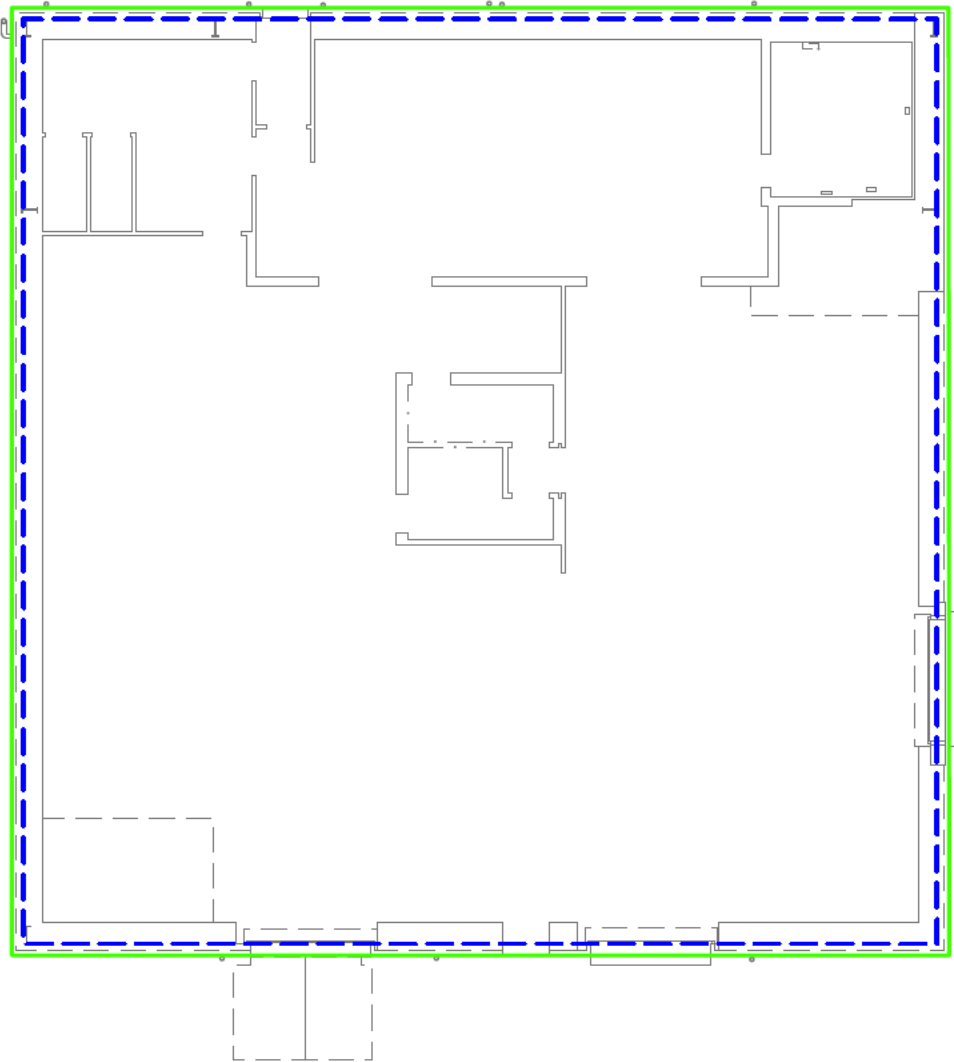
Building 5 - Shed D
Ground Floor

Gross Internal Area

GIA 591.2 sq m 6364 sq ft

Gross External Area

GEA 621.4 sq m 6689 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

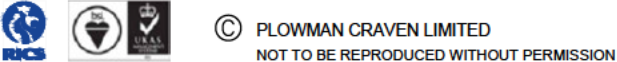
A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 05- 00- DR- Y-00001-COMP



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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

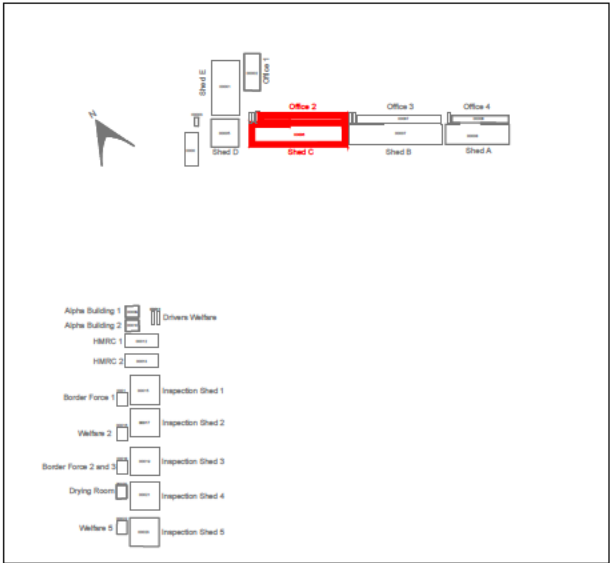
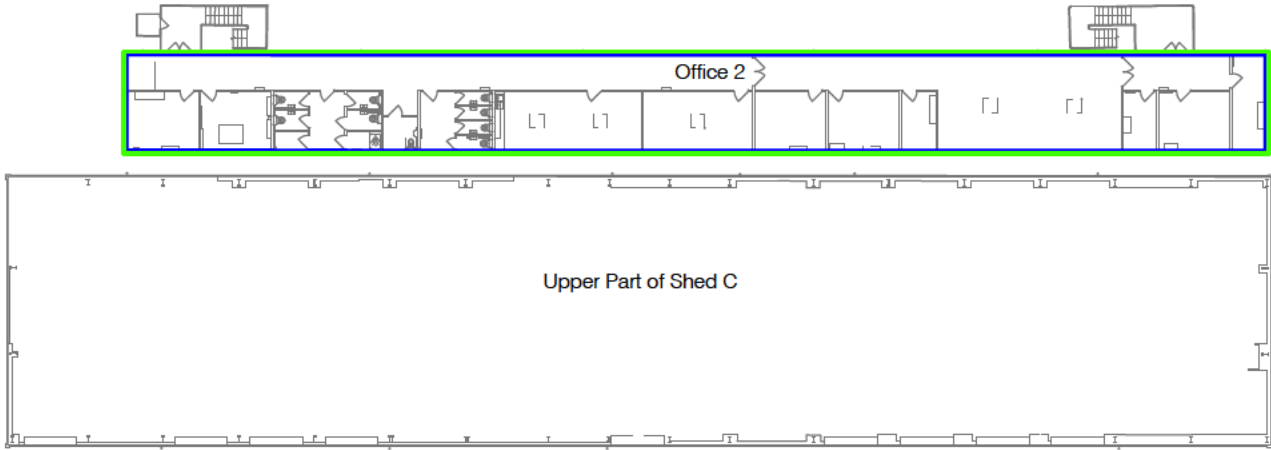
Building 6 - Office 2
Ground Floor

Gross Internal Area

GIA 478.2 sq m 5147 sq ft

Gross External Area

GEA 510.7 sq m 5497 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 06- 01- DR- Y-00001-COMP

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STATUS CODE & REVISIONS			
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S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

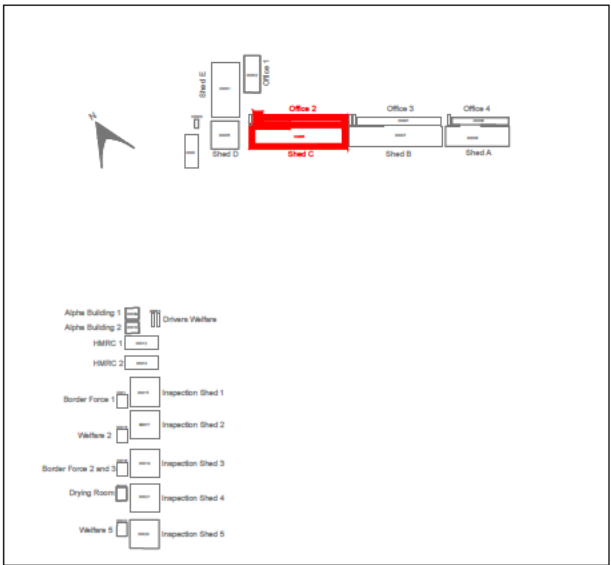
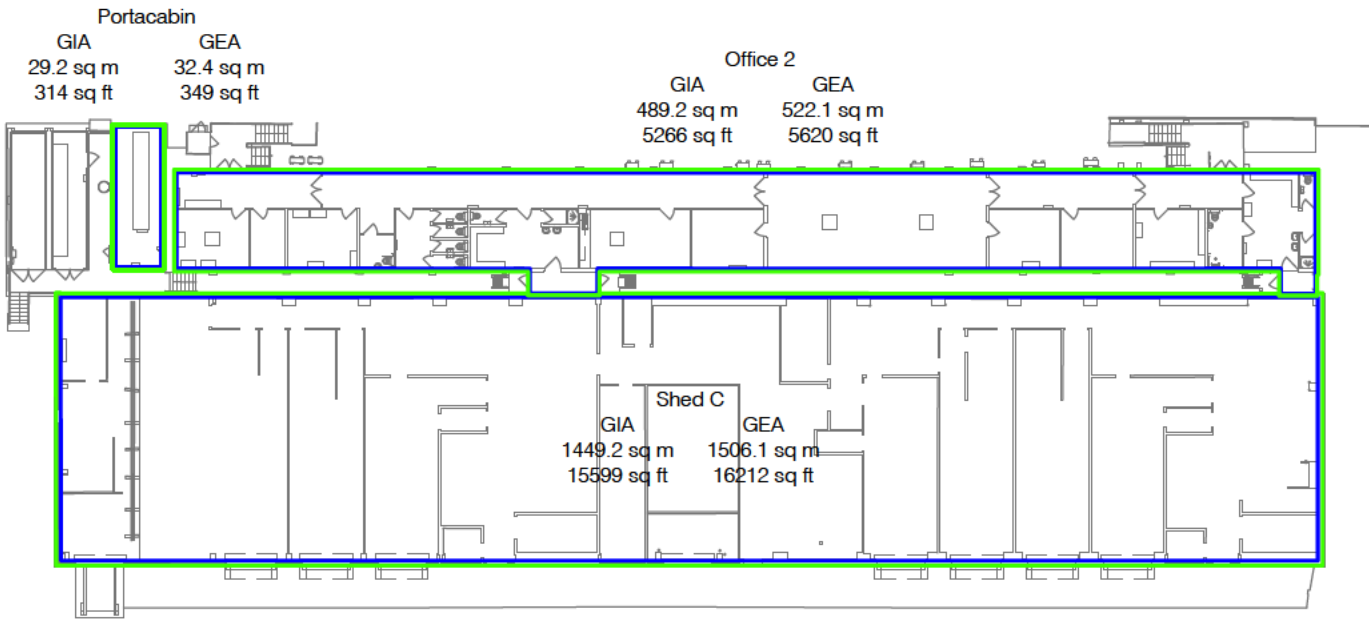
Building 6 - Shed C/Office 2
Ground Floor

Gross Internal Area

GIA 1967.6 sq m 21179 sq ft

Gross External Area

GEA 2060.6 sq m 22180 sq ft



Location Plan

PRESENTATION
SCALE

NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 06- 00- DR- Y-00001-COMP

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

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Mersham, ASHFORD, TN25

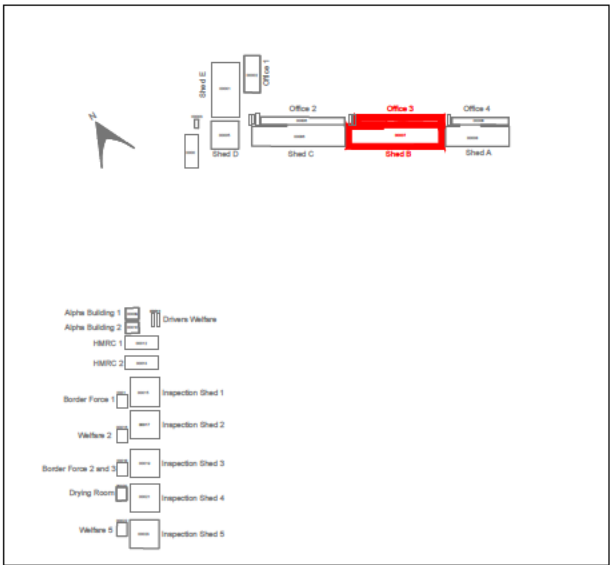
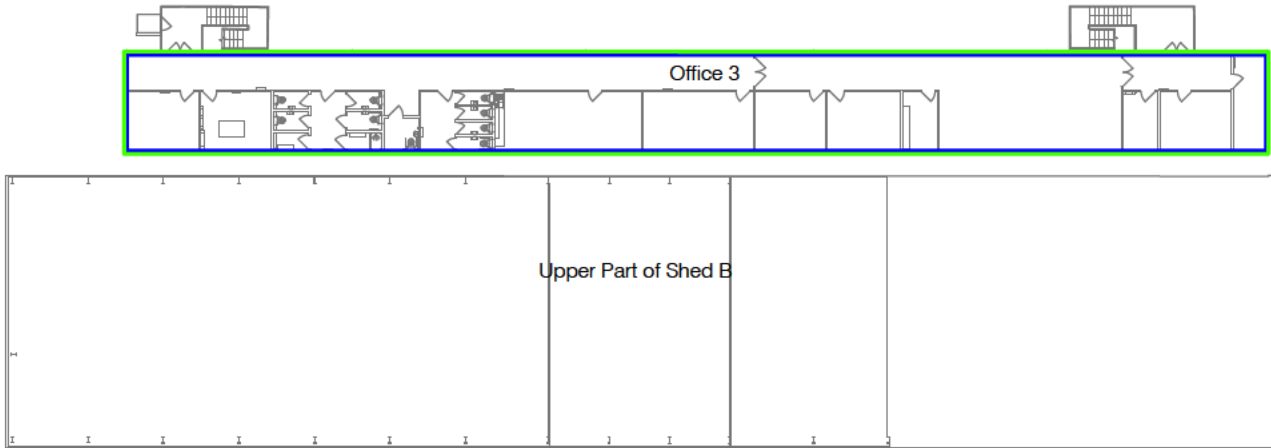
Building 7 - Office 3
First Floor

Gross Internal Area

GIA 478.0 sq m 5145 sq ft

Gross External Area

GEA 511.4 sq m 5505 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 07- 01-DR-Y-00001-COMP

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
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AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

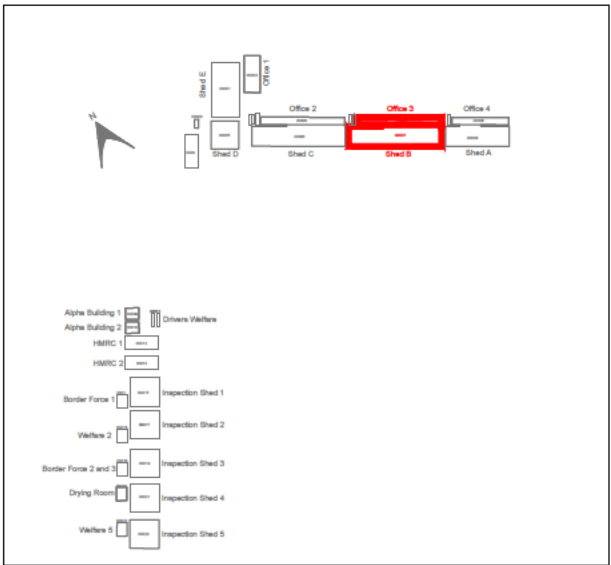
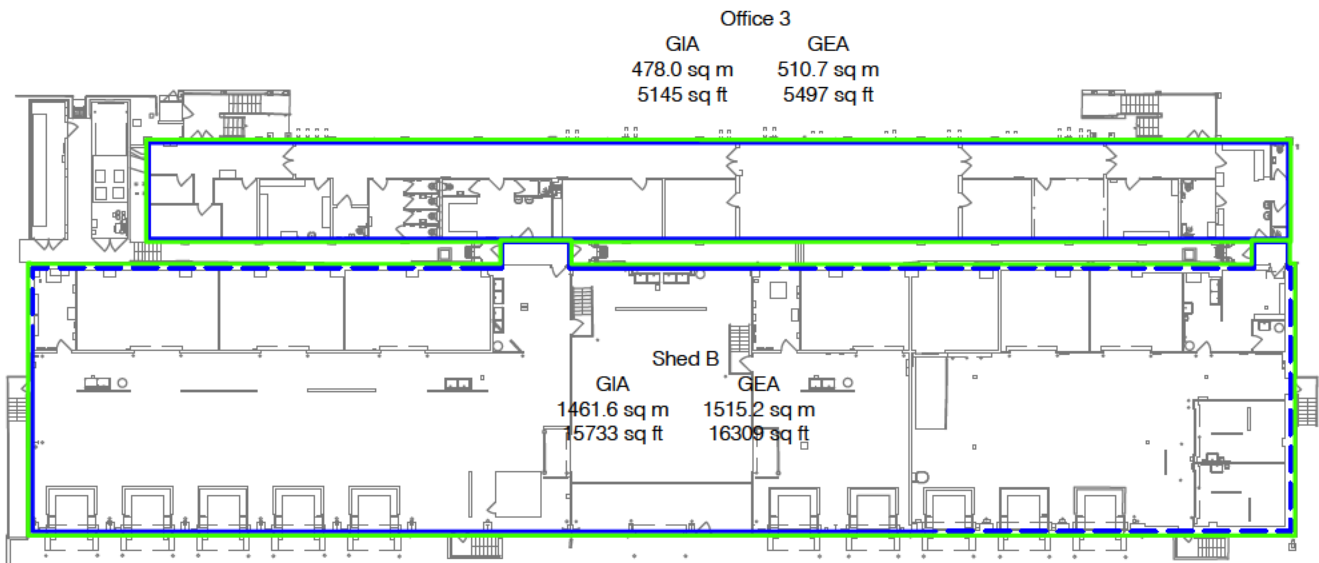
Building 7 - Shed B/Office 3
Ground Floor

Gross Internal Area

GIA 1939.6 sq m 20878 sq ft

Gross External Area

GEA 2025.9 sq m 21806 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 07- 00-DR-Y-00001-COMP

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

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Mersham, ASHFORD, TN25

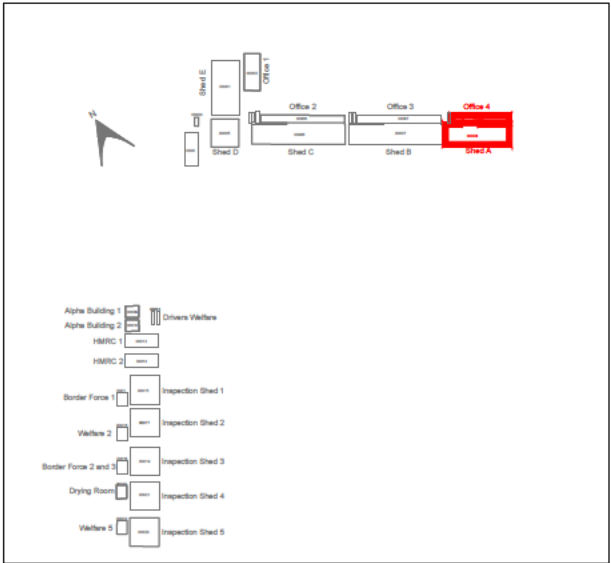
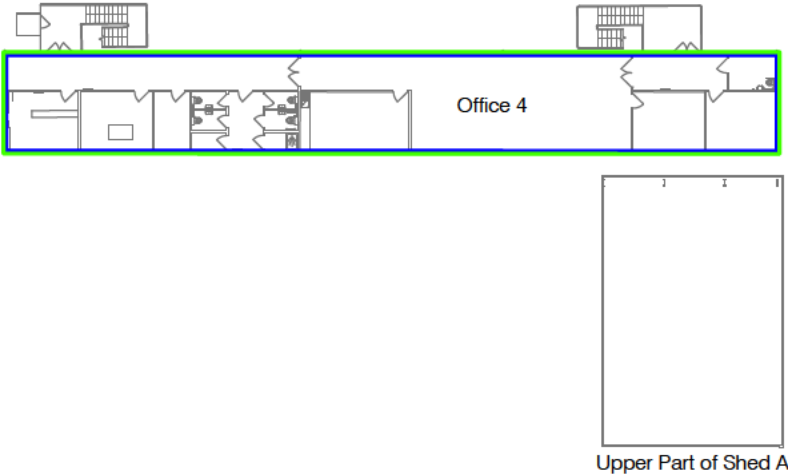
Building 8 - Office 4
First Floor

Gross Internal Area

GIA 323.1 sq m 3478 sq ft

Gross External Area

GEA 345.6 sq m 3720 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 08- 01- DR- Y-00001-COMP

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S3	P01	Original Issue	January 2025
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AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

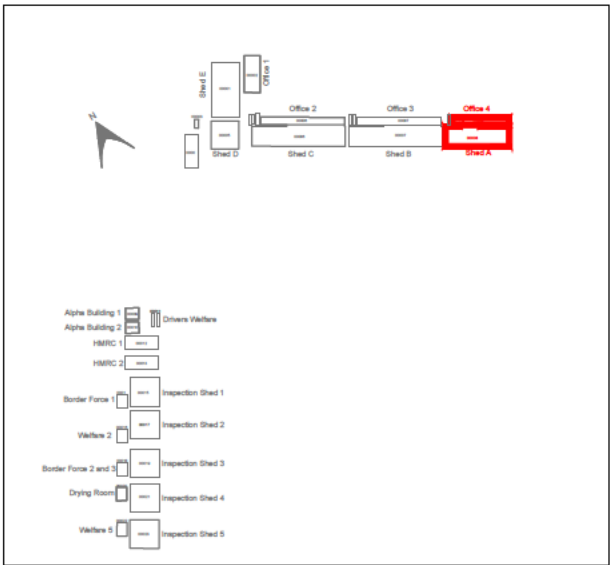
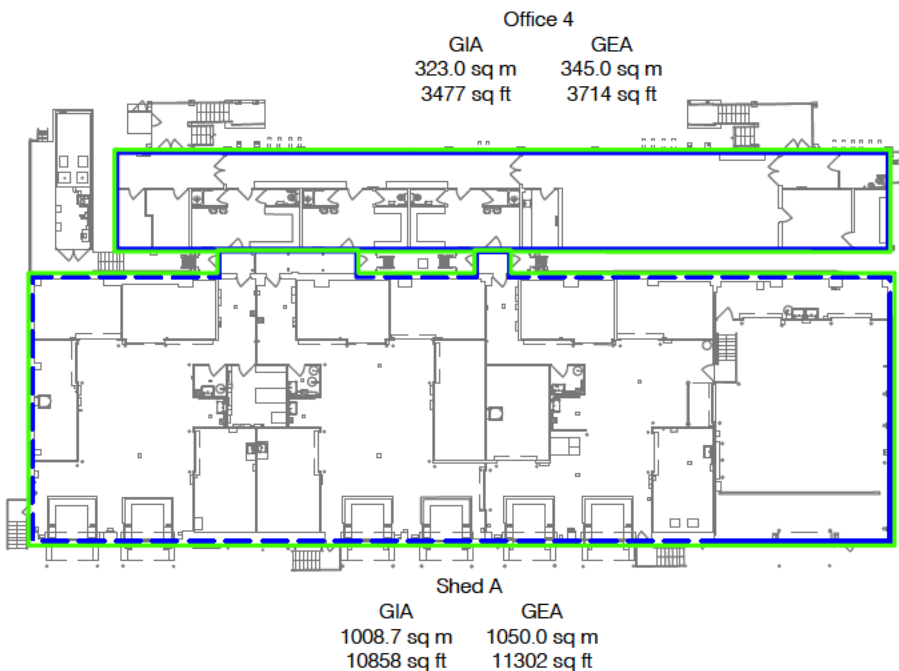
Building 8 - Shed A/Office 4
Ground Floor

Gross Internal Area

GIA 1331.7 sq m 14335 sq ft

Gross External Area

GEA 1395.0 sq m 15016 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

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STATUS CODE & REVISIONS			
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S3	P01	Original Issue	January 2025
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AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

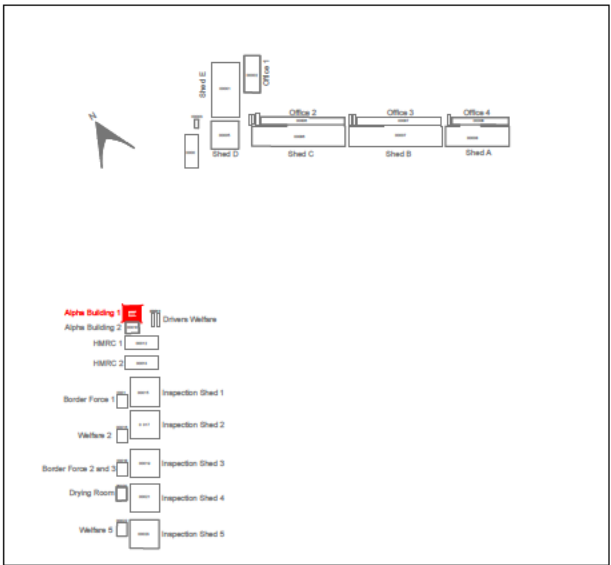
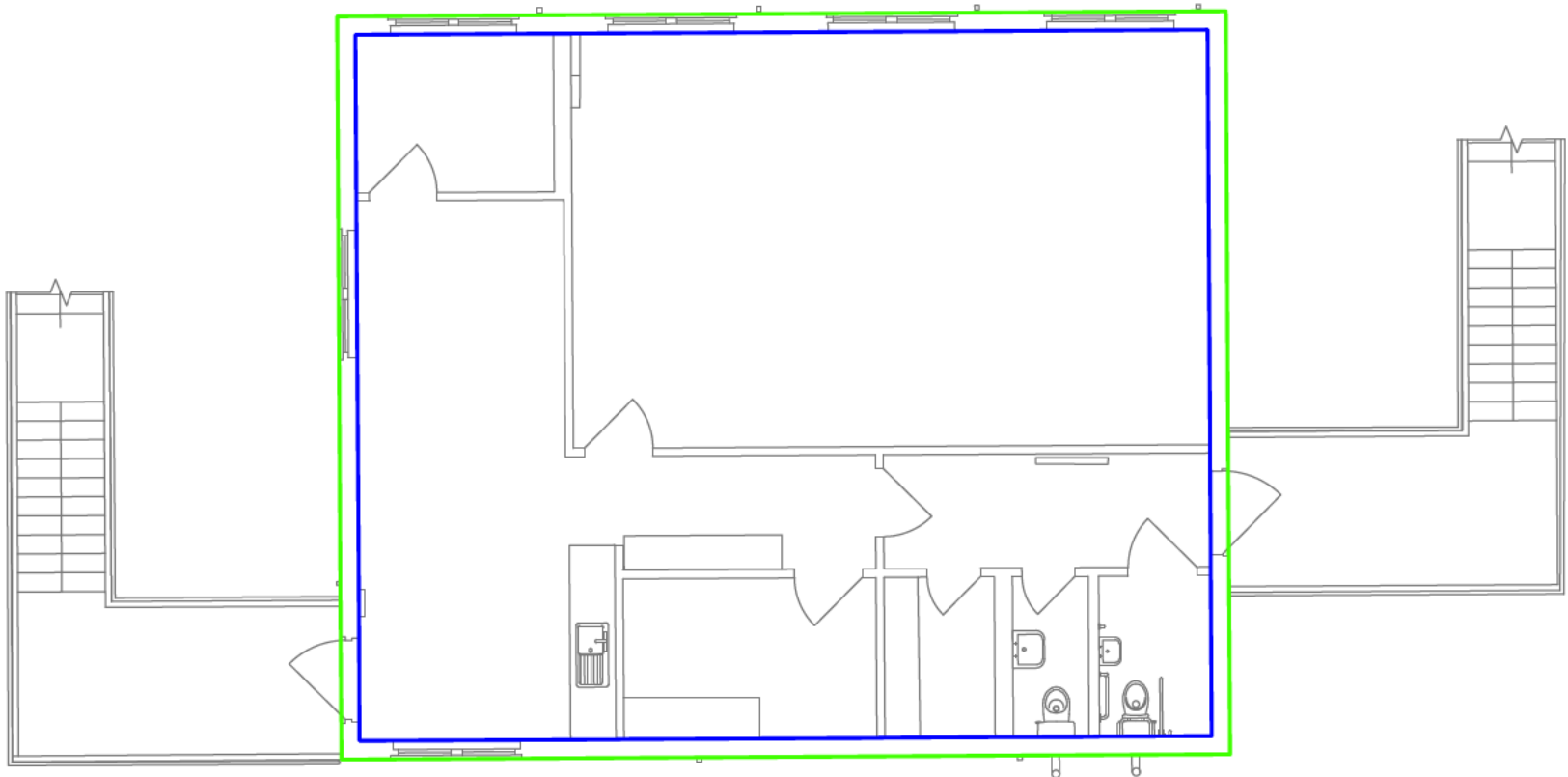
Building 9 - Alpha Building 1
First Floor

Gross Internal Area

GIA 113.1 sq m 1217 sq ft

Gross External Area

GEA 124.0 sq m 1335 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

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AREA PLAN

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Mersham, ASHFORD, TN25

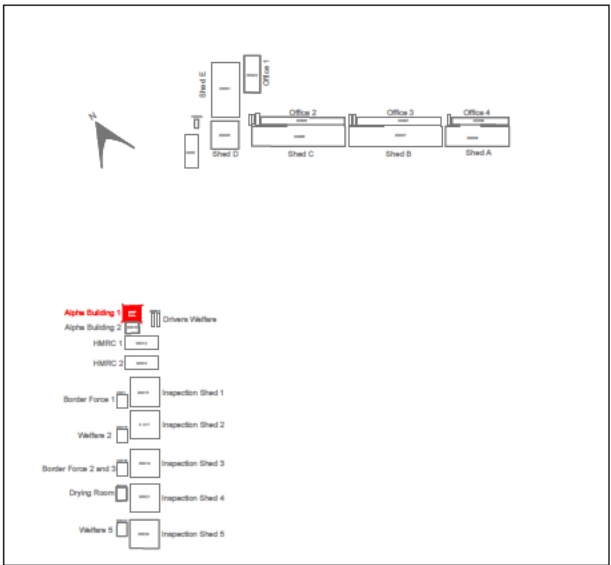
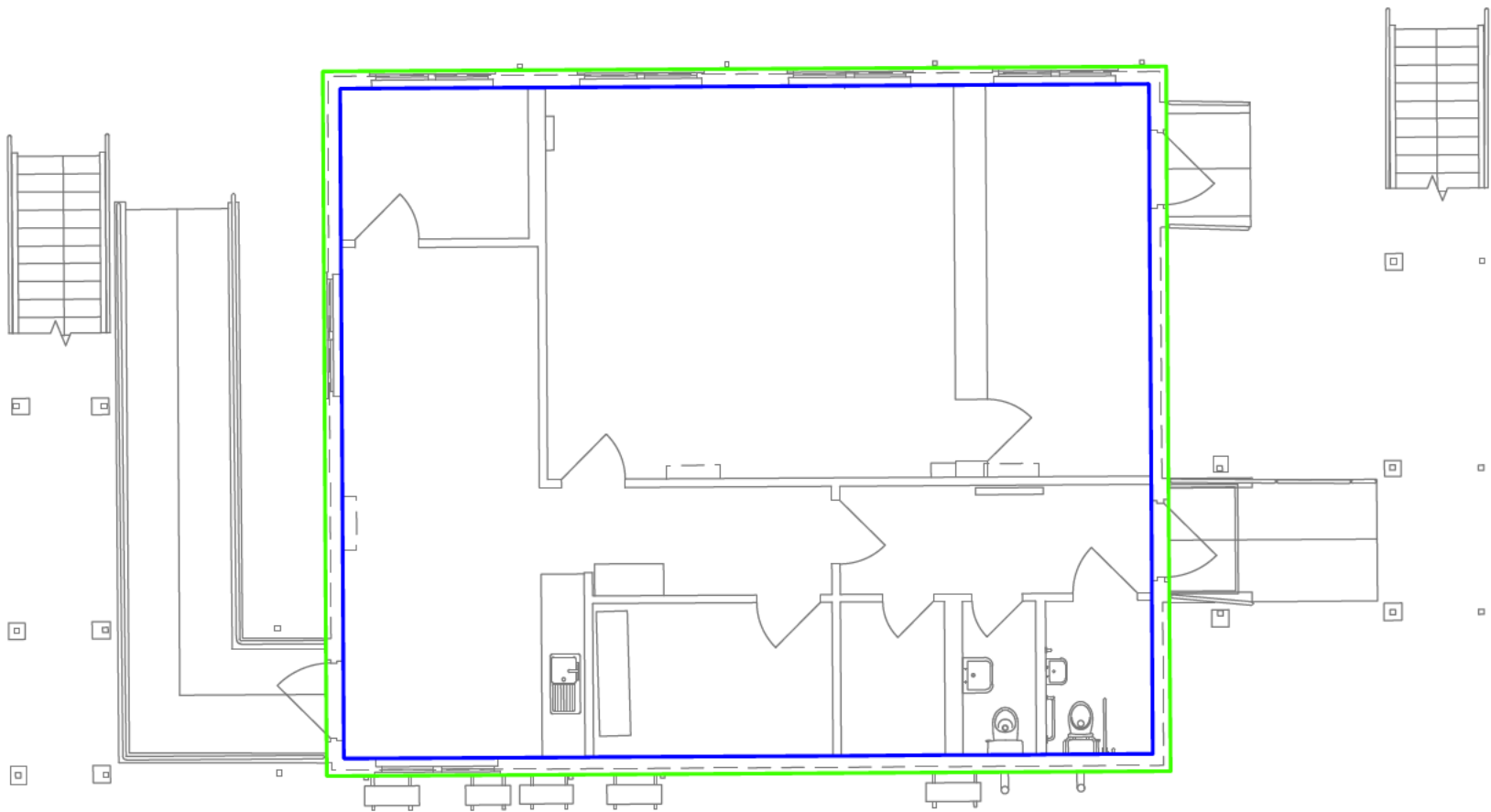
Building 9 - Alpha Building 1
Ground Floor

Gross Internal Area

GIA 113.1 sq m 1217 sq ft

Gross External Area

GEA 124.0 sq m 1335 sq ft



Location Plan

PRESENTATION
SCALE

NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

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S3	P01	Original Issue	January 2025
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AREA PLAN

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Mersham, ASHFORD, TN25

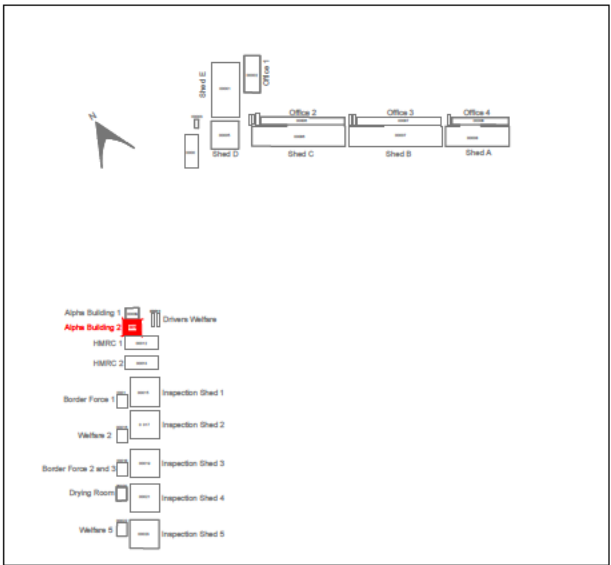
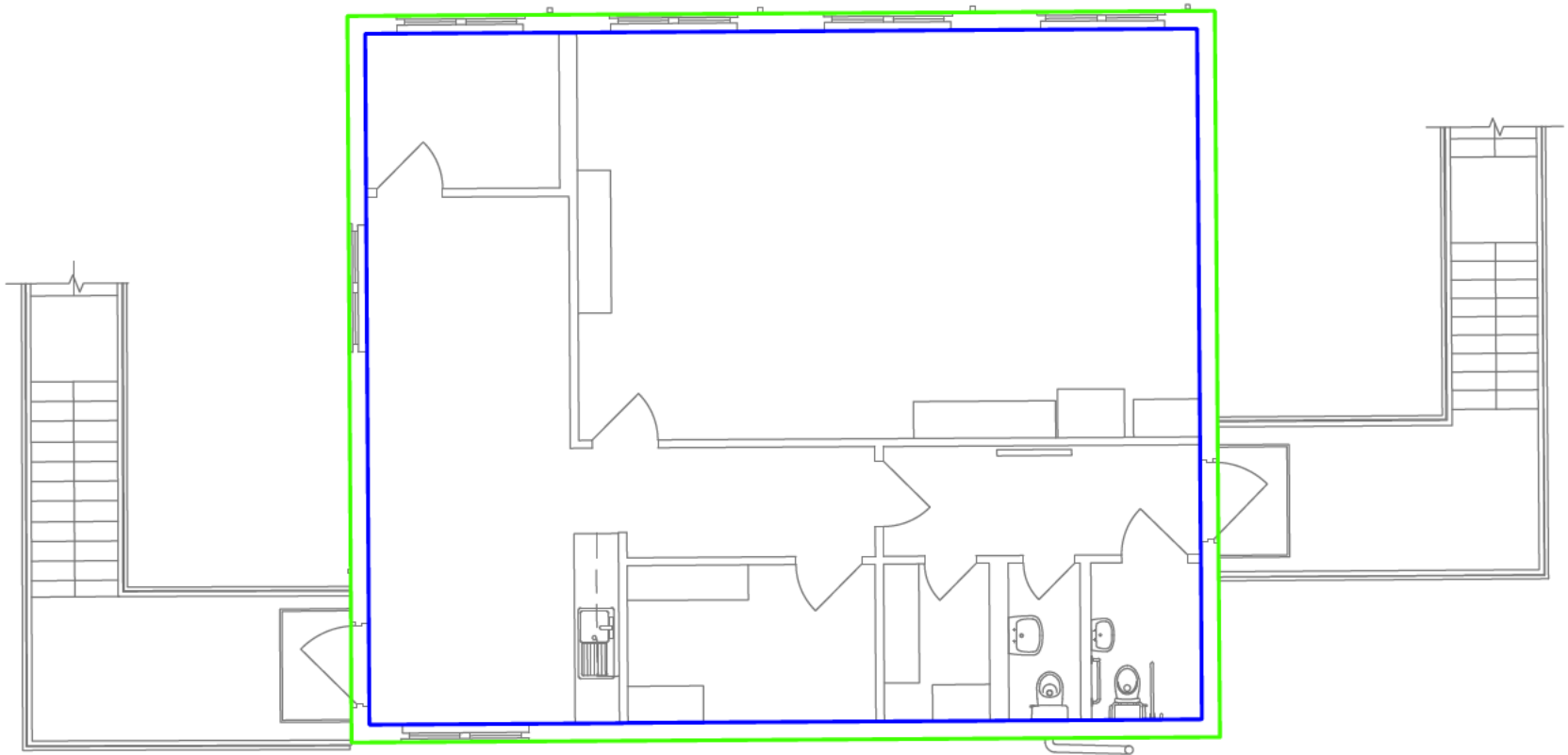
Building 10 - Alpha Building 2
First Floor

Gross Internal Area

GIA 113.2 sq m 1218 sq ft

Gross External Area

GEA 124.1 sq m 1336 sq ft



Location Plan

PRESENTATION
SCALE

NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001-PCL- 10- 01-DR-Y-00001-COMP

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The areas have been derived based on the CAD operators interpretation of Plowman Craven Ltd floor plans and associated digital data. Drawing No.- 49502-PCL-FP-01-M2-Y-00010, Issue Date - 23/12/24, Revision - S3 P01.

STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

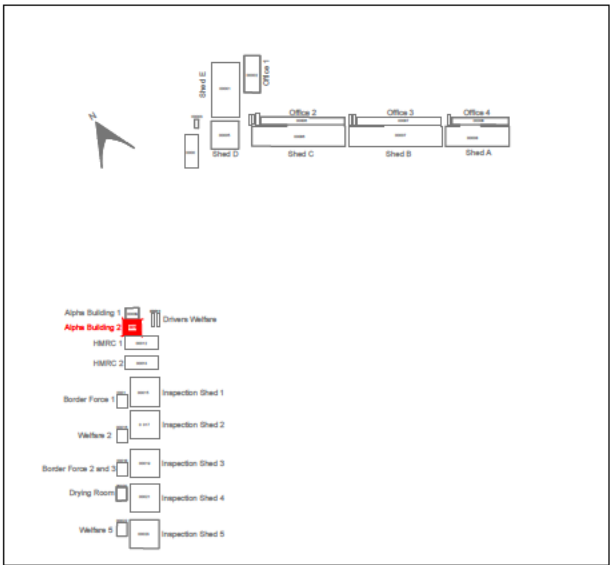
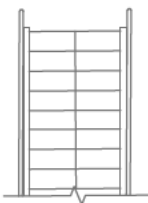
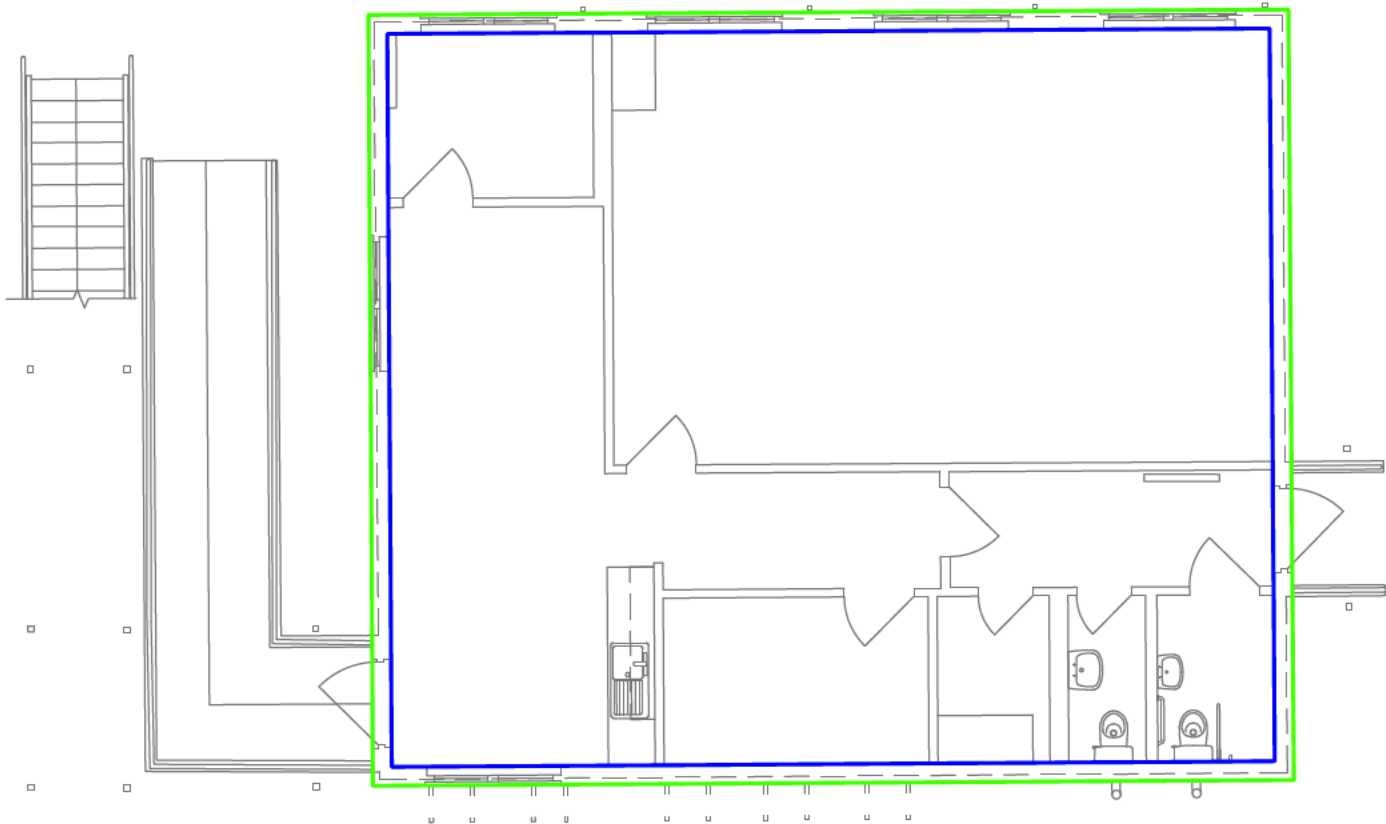
Building 10 - Alpha Building 2
Ground Floor

Gross Internal Area

GIA 113.2 sq m 1218 sq ft

Gross External Area

GEA 124.1 sq m 1336 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 10- 00- DR- Y-00001-COMP

Plowman Craven

Plowman Craven House 115 Southwark Bridge Road
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Web: www.plowmancraven.co.uk

Plowman Craven Limited
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Condition of Site:
OFF PLAN MEASUREMENT
ONLY

Notes:
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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

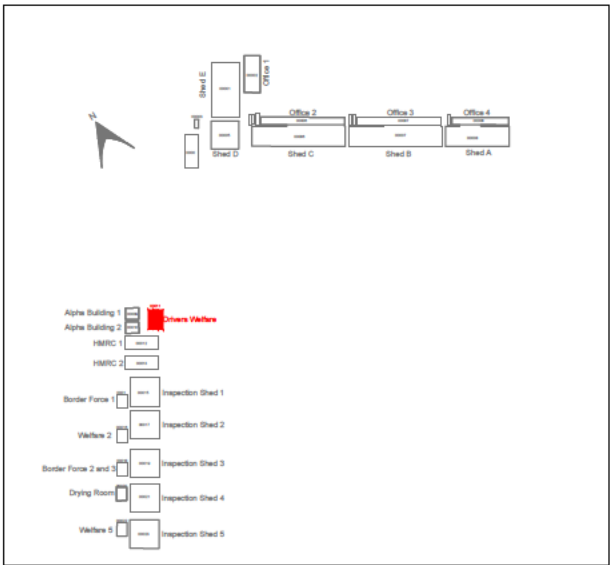
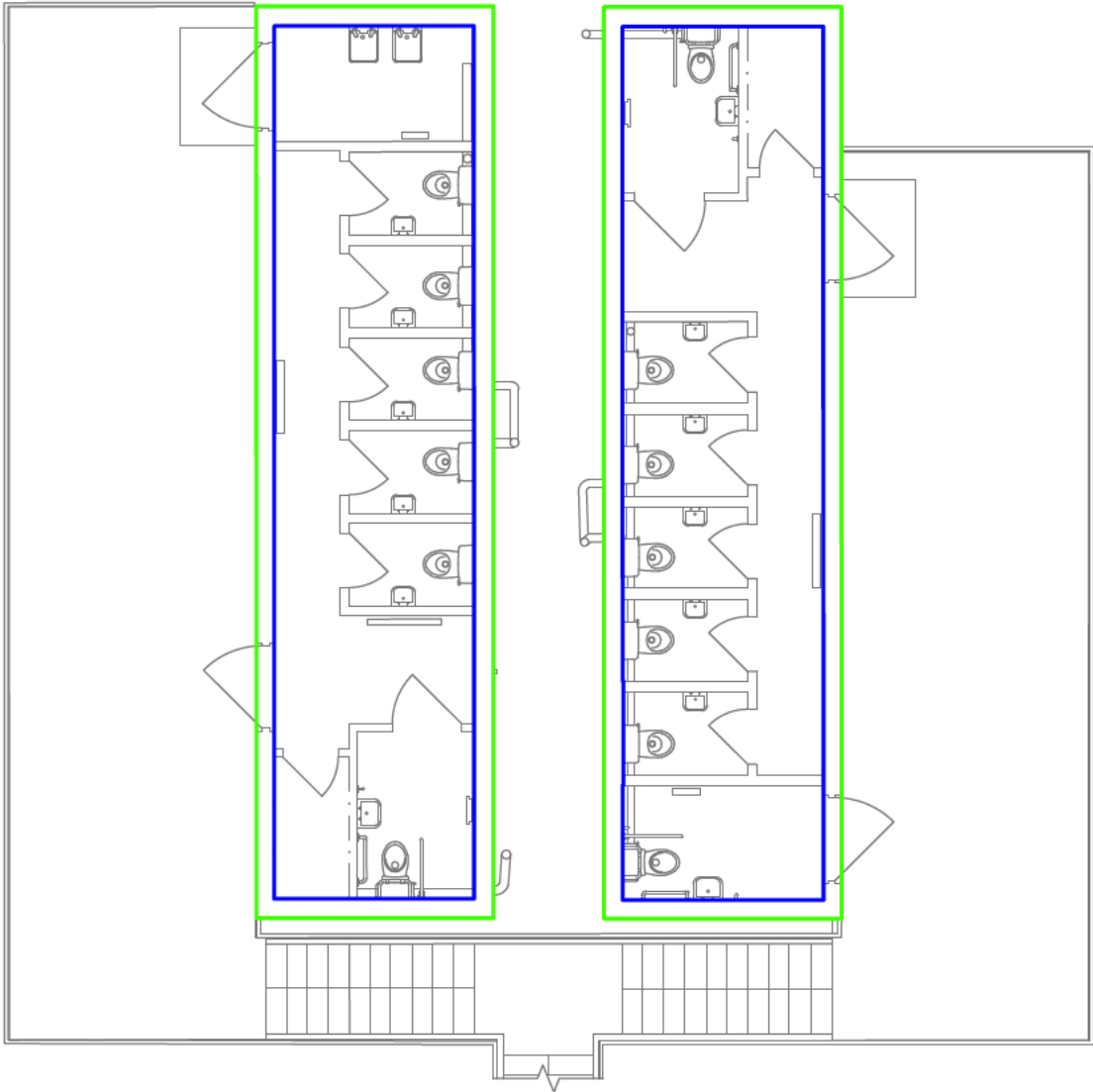
Building 11 - Drivers Welfare
First Floor

Gross Internal Area

GIA 62.4 sq m 672 sq ft

Gross External Area

GEA 77.3 sq m 832 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 11- 01-DR-Y-00001-COMP

Plowman Craven

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

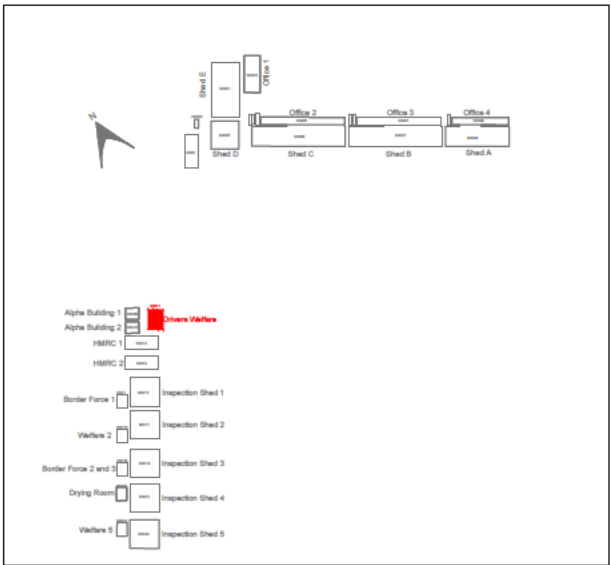
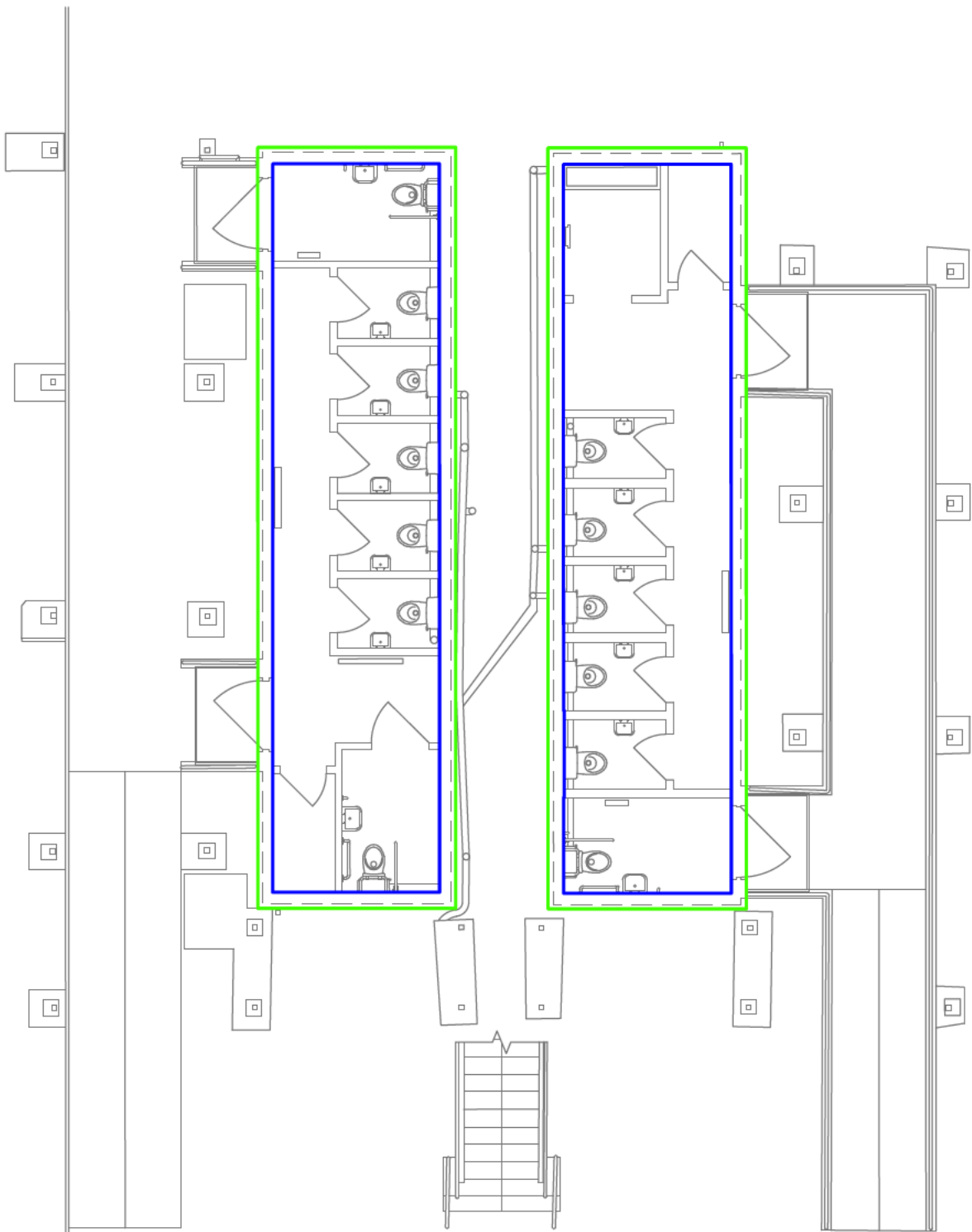
Building 11 - Drivers Welfare
Ground Floor

Gross Internal Area

GIA 62.4 sq m 672 sq ft

Gross External Area

GEA 77.3 sq m 832 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 11- 00-DR-Y-00001-COMP

Plowman Craven

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Notes:
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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

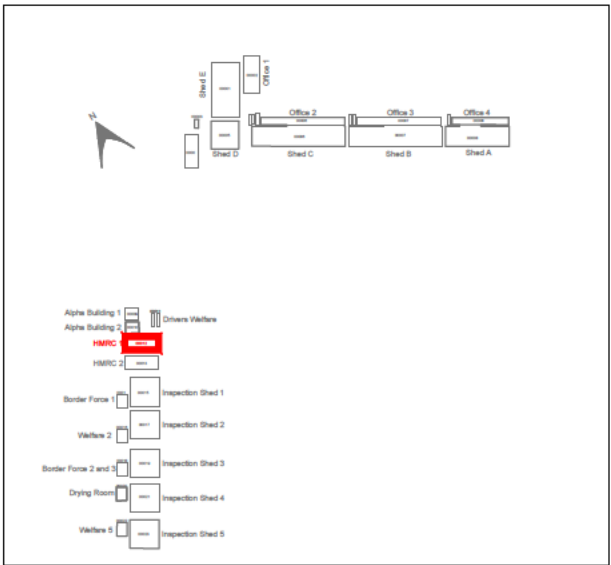
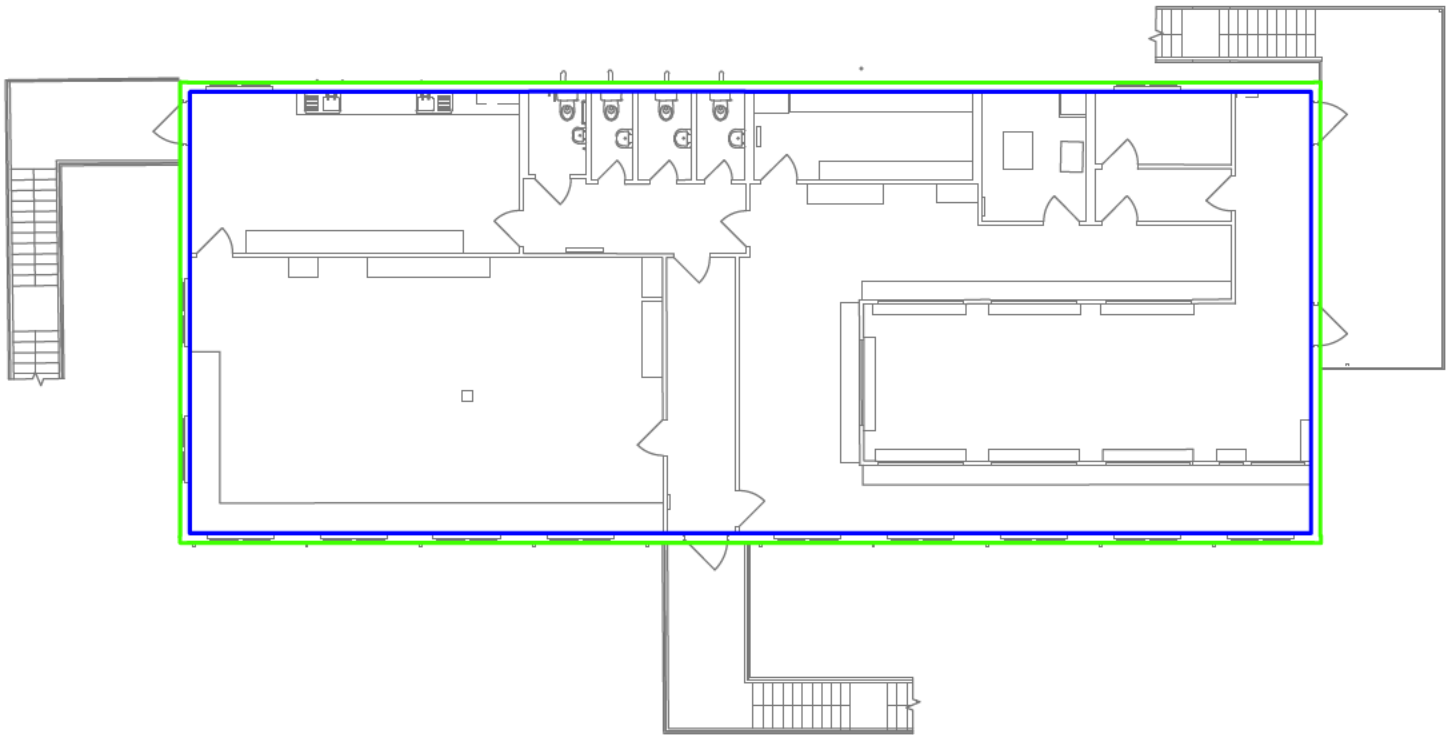
Building 12 - HMRC 1
First Floor

Gross Internal Area

GIA 346.5 sq m 3730 sq ft

Gross External Area

GEA 367.4 sq m 3955 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 12- 01-DR-Y-00001-COMP

Plowman Craven

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Condition of Site:
OFF PLAN MEASUREMENT
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The areas have been derived based on the CAD operators interpretation of Plowman Craven Ltd floor plans and associated digital data. Drawing No.- 49502-PCL-FP-01-M2-Y-00012, Issue Date - 23/12/24, Revision - S3 P01.

STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

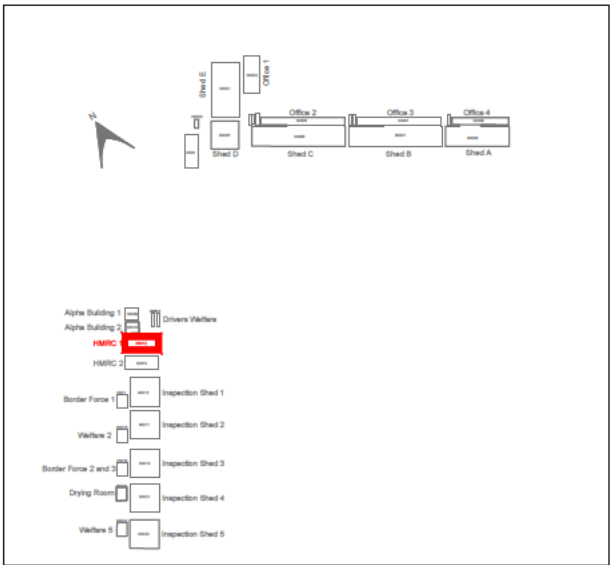
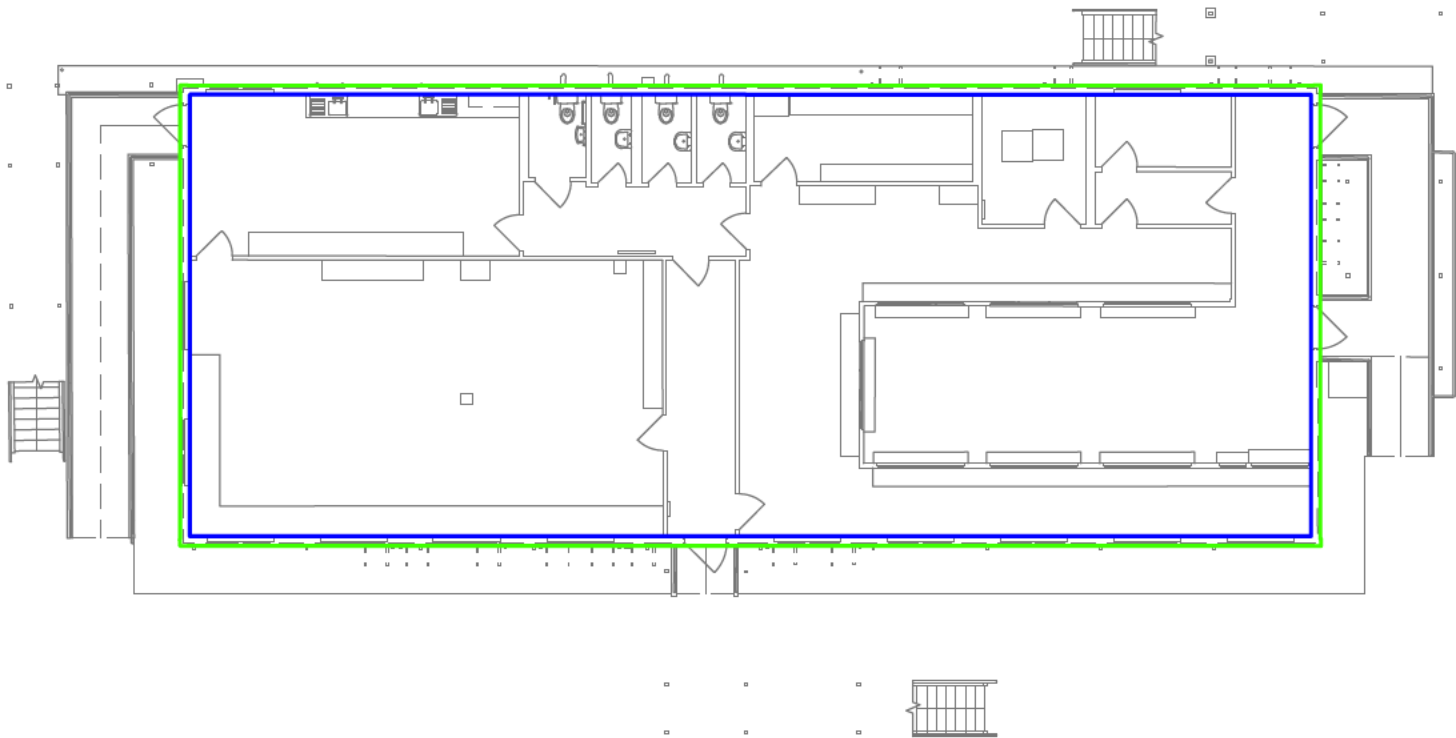
Building 12 - HMRC 1
Ground Floor

Gross Internal Area

GIA 346.6 sq m 3731 sq ft

Gross External Area

GEA 367.4 sq m 3955 sq ft



Location Plan

PRESENTATION
SCALE

NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 12- 00- DR- Y-00001-COMP

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

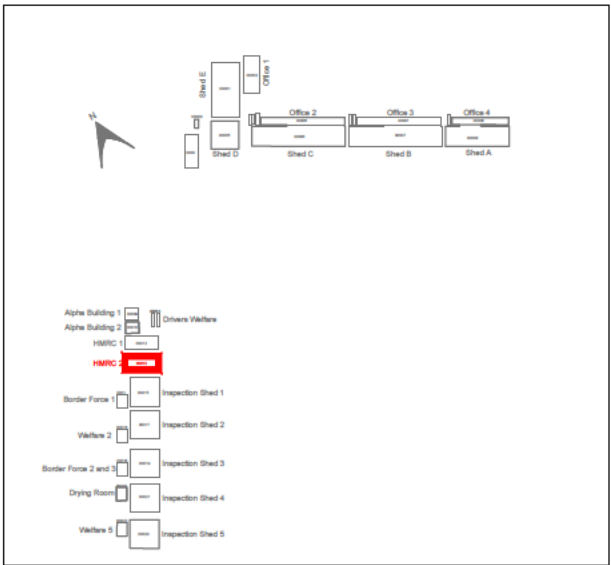
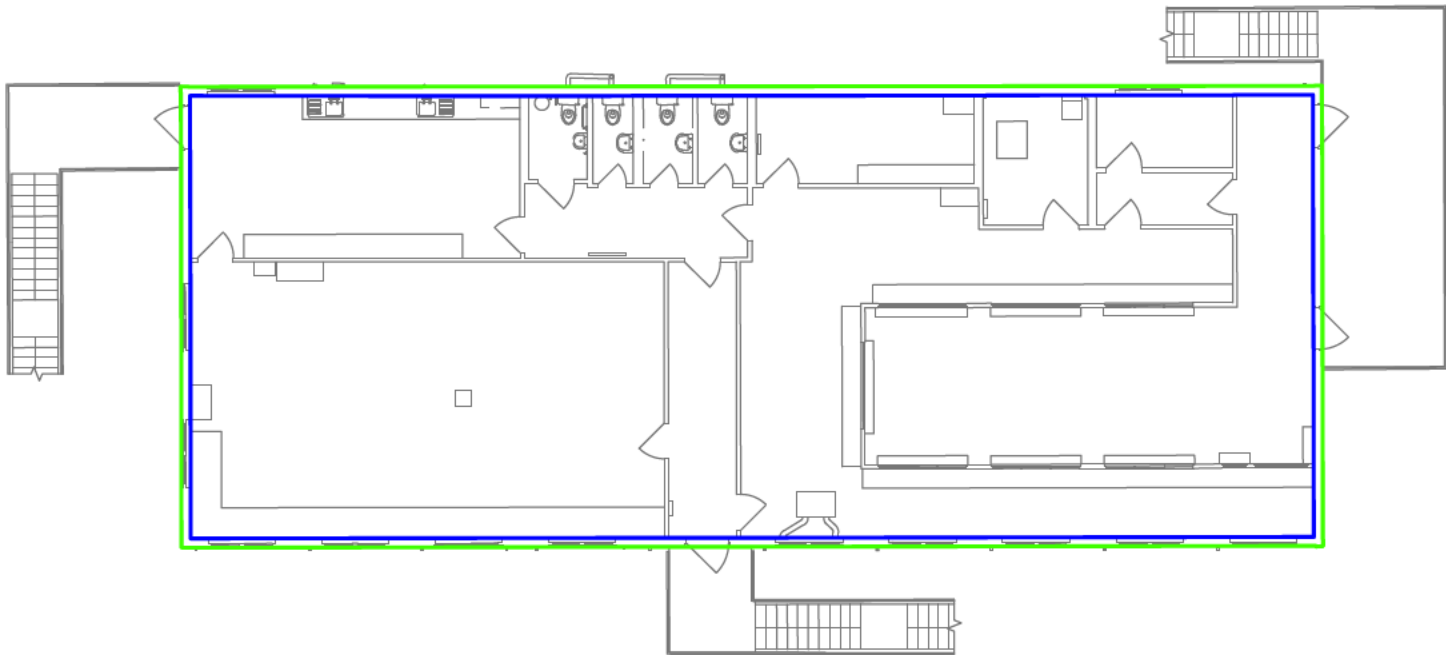
Building 13 - HMRC 2
First Floor

Gross Internal Area

GIA 347.5 sq m 3740 sq ft

Gross External Area

GEA 367.9 sq m 3960 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 13- 01-DR-Y-00001-COMP

Plowman Craven

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Web: www.plowmancraven.co.uk


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Condition of Site:
OFF PLAN MEASUREMENT
ONLY

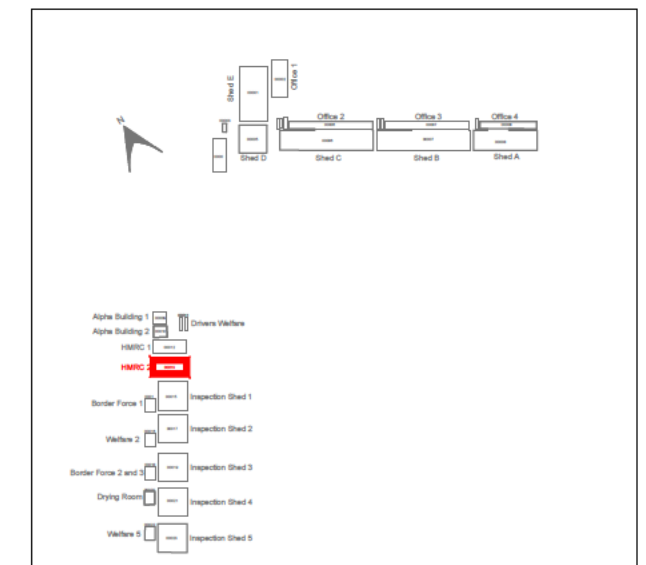
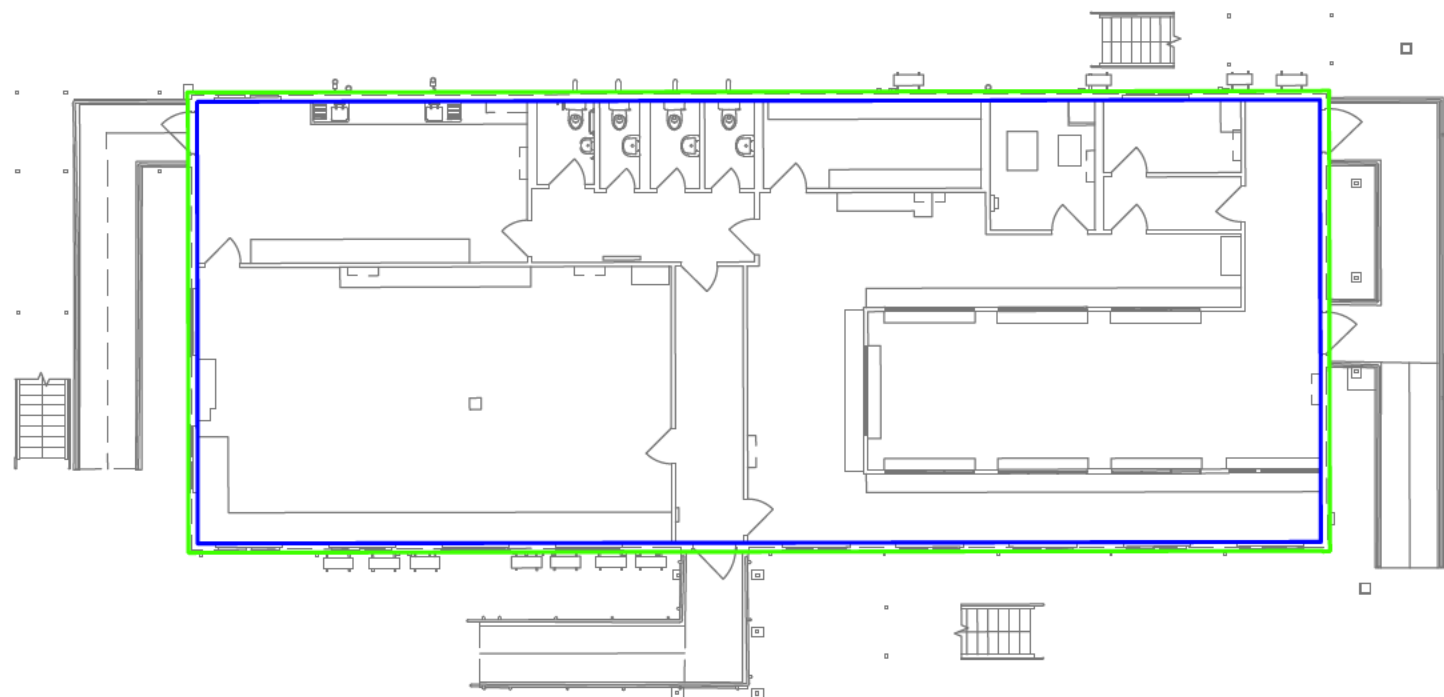
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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

Mersham, ASHFORD, TN25

	GIA	347.4 sq m	3739 sq ft
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GEA	367.6 sq m	3957 sq ft
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NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No.

PROJECT NO.	ORIGINATOR	VOLUME	LEVEL	TYPE	ROLE	SHEET	CODE TYPE
-------------	------------	--------	-------	------	------	-------	-----------

49502-001-PCL- 13- 00-DR-Y-00001-COMP

Plowman Craven

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2 Lea Business Park
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Condition of Site:

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STATUS CODE & REVISIONS				
Stat	Rev	Details		Date
S3	P01	Original Issue		January 2020
A1	C01	Final Issue		February 2020

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

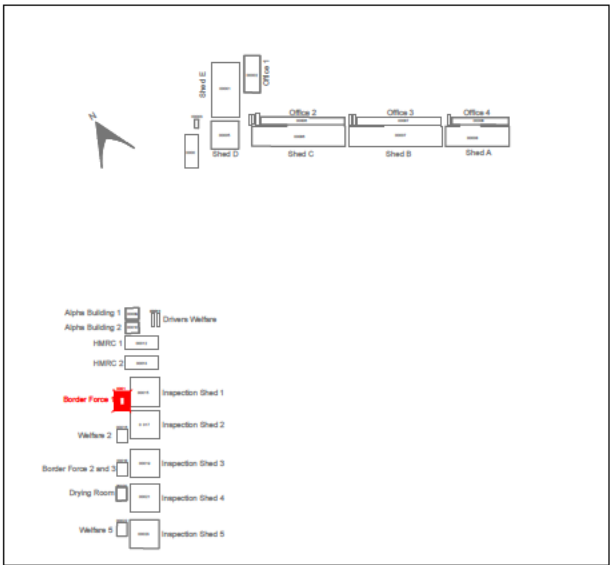
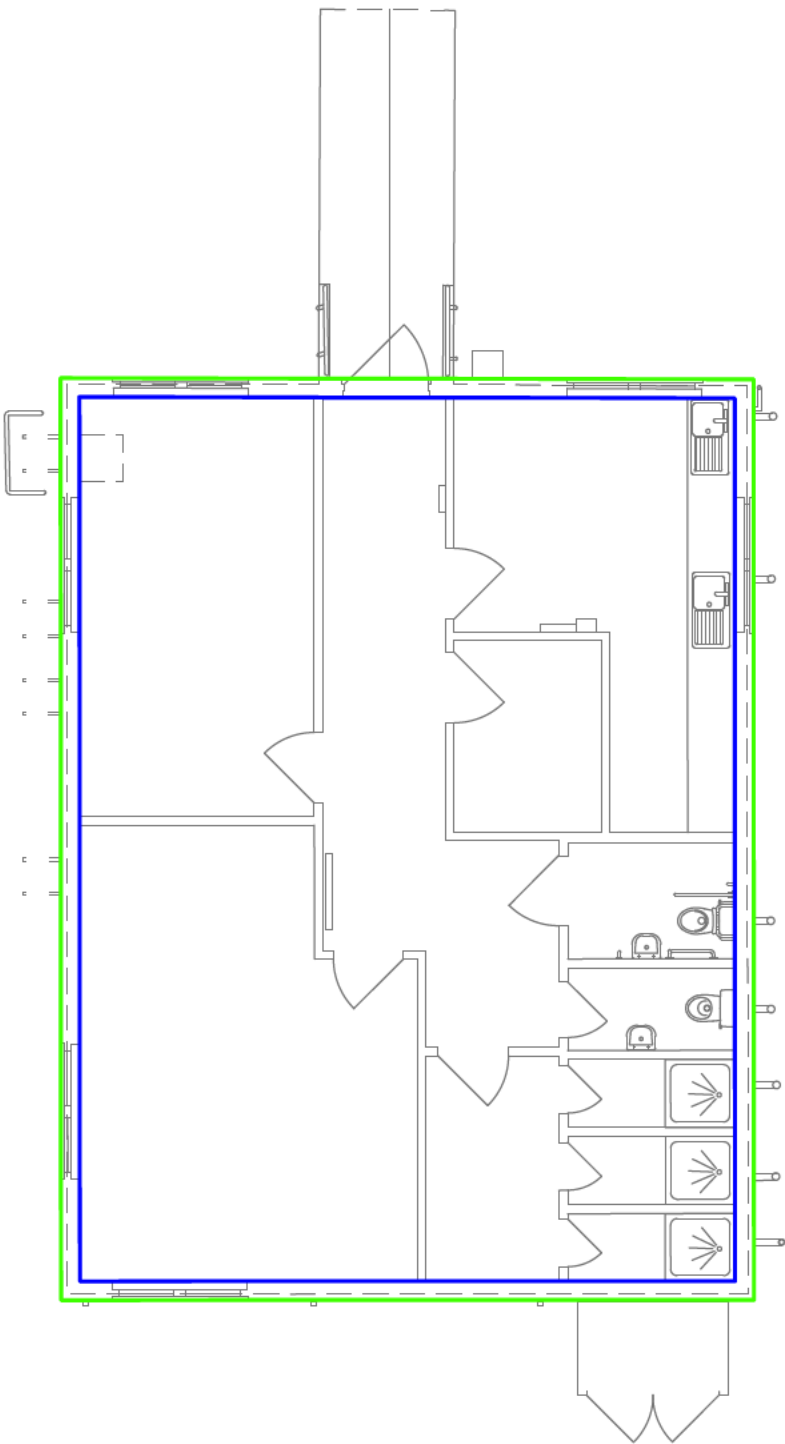
Building 14 - Border Force 1
Ground Floor

Gross Internal Area

GIA 101.3 sq m 1090 sq ft

Gross External Area

GEA 111.7 sq m 1202 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 14- 00- DR- Y-00001-COMP

Plowman Craven

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Condition of Site:
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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

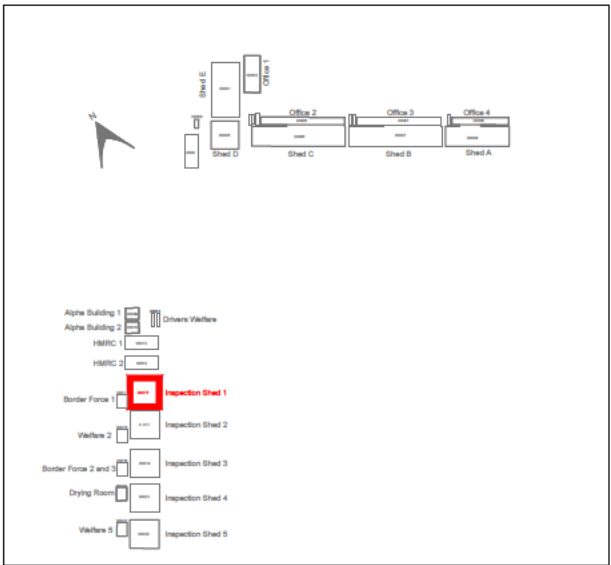
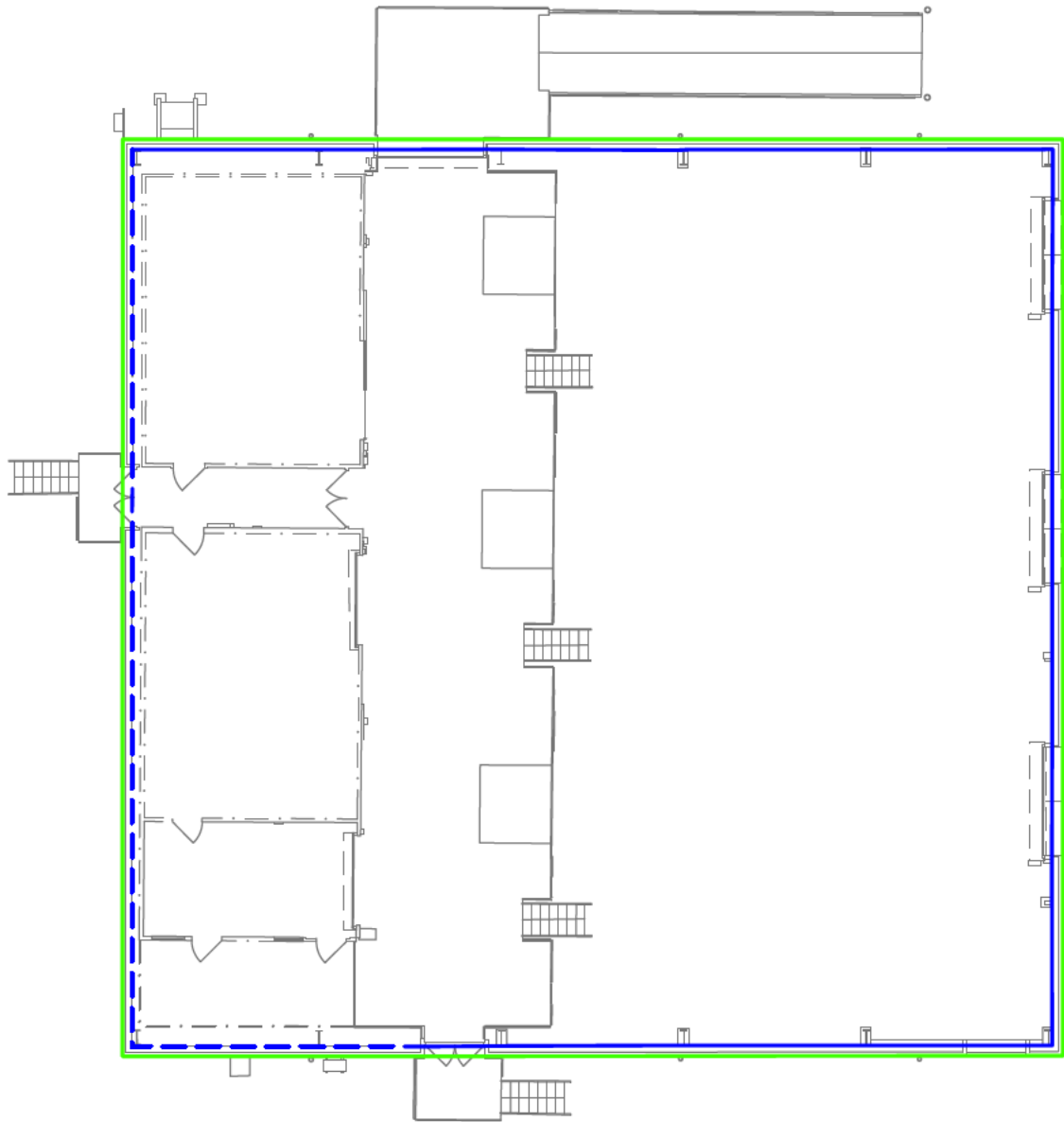
Building 15 - Inspection Shed 1
Ground Floor

Gross Internal Area

GIA 645.0 sq m 6943 sq ft

Gross External Area

GEA 674.3 sq m 7258 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 15- 00-DR-Y-00001-COMP

Plowman Craven

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Condition of Site:
OFF PLAN MEASUREMENT
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Dashed line denotes assumed wall line. Wall assumed due to fixtures and fittings.
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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

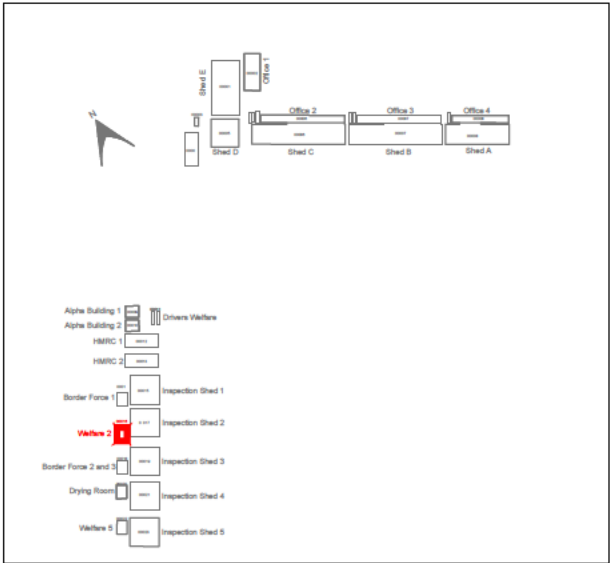
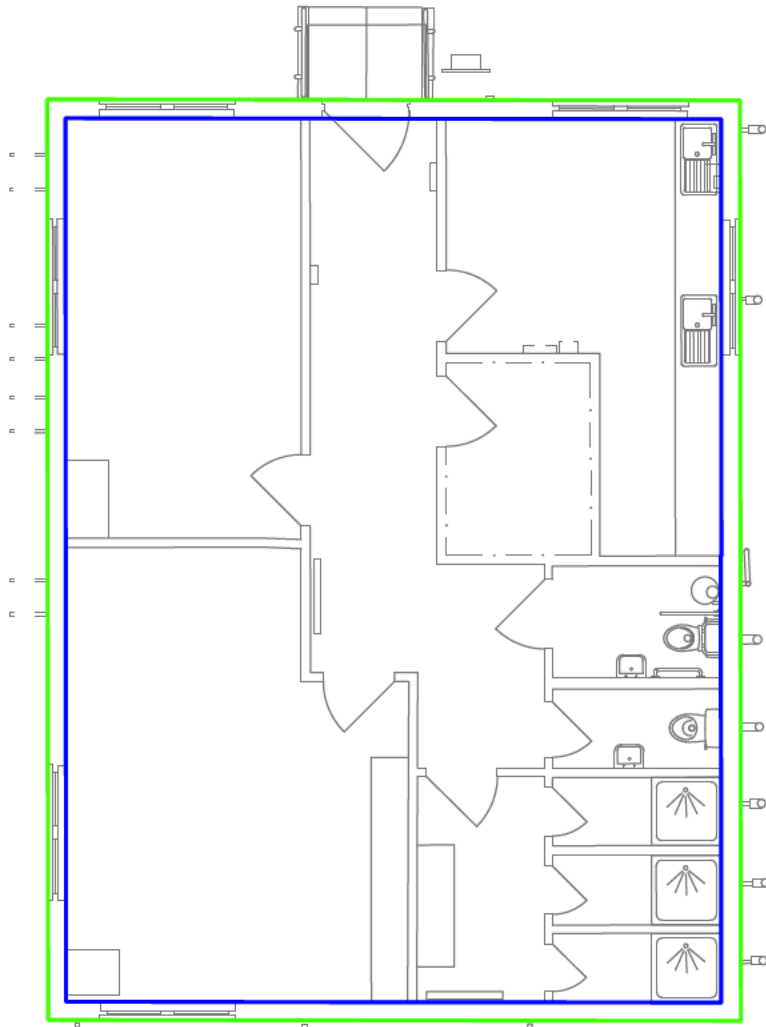
Building 16 - Welfare 2
Ground Floor

Gross Internal Area

GIA 101.3 sq m 1090 sq ft

Gross External Area

GEA 111.6 sq m 1201 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 16- 00- DR- Y-00001-COMP

Plowman Craven

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Condition of Site:
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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

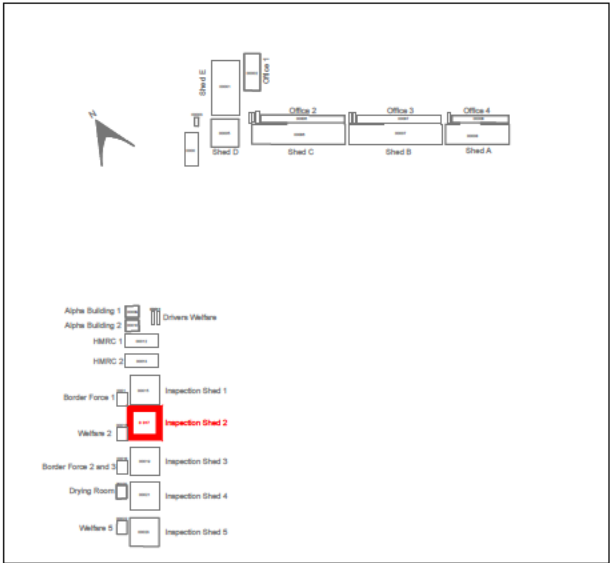
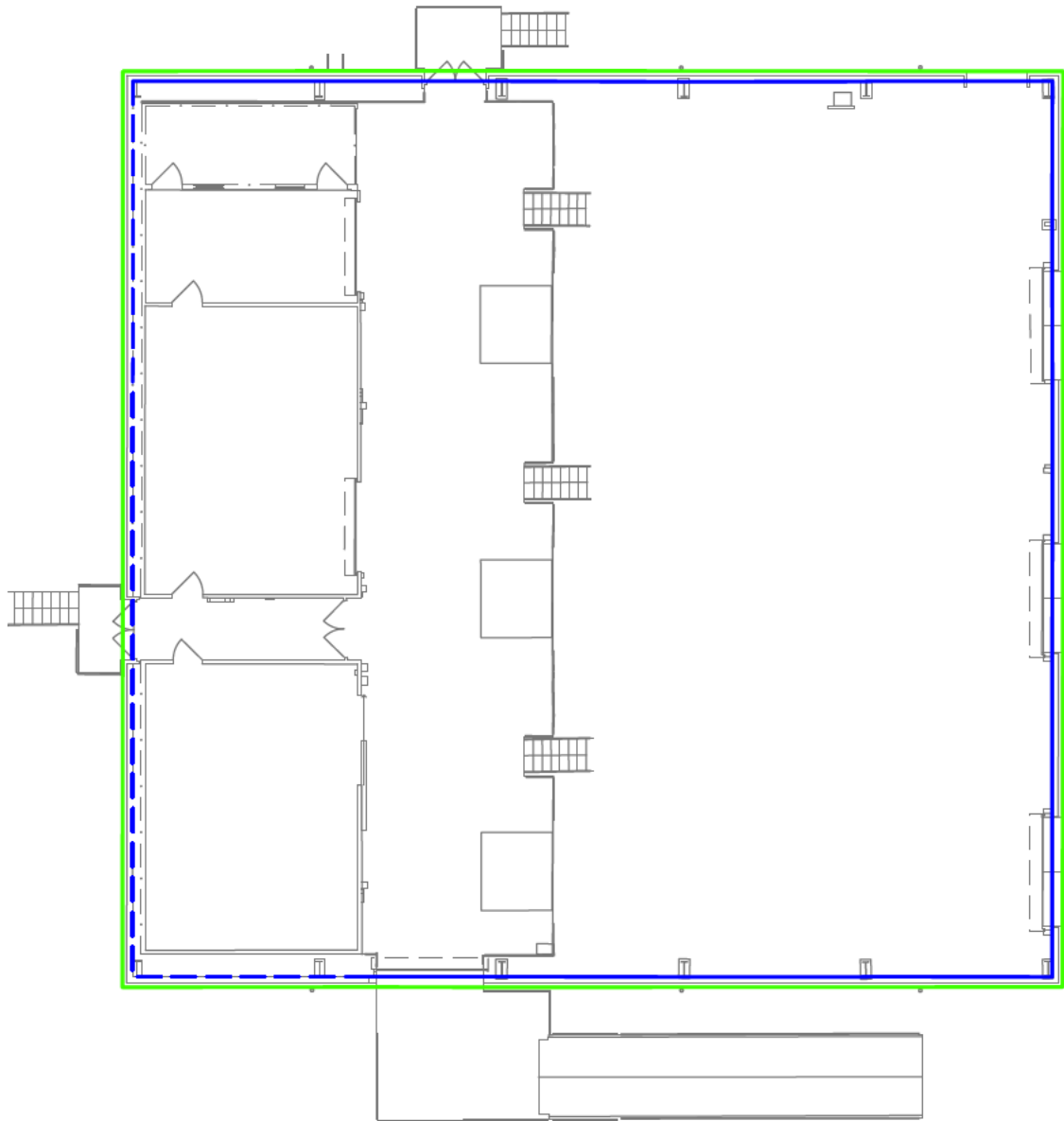
Building 17 - Inspection Shed 2
Ground Floor

Gross Internal Area

GIA 644.0 sq m 6932 sq ft

Gross External Area

GEA 673.8 sq m 7253 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 17- 00-DR-Y-00001-COMP

Plowman Craven

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Dashed line denotes assumed wall line. Wall assumed due to fixtures and fittings.

The areas have been derived based on the CAD operators interpretation of Plowman Craven Ltd floor plans and associated digital data. Drawing No.- 49502-PCL-FP-00-M2-Y-00017, Issue Date - 23/12/24, Revision - S3 P01.

STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

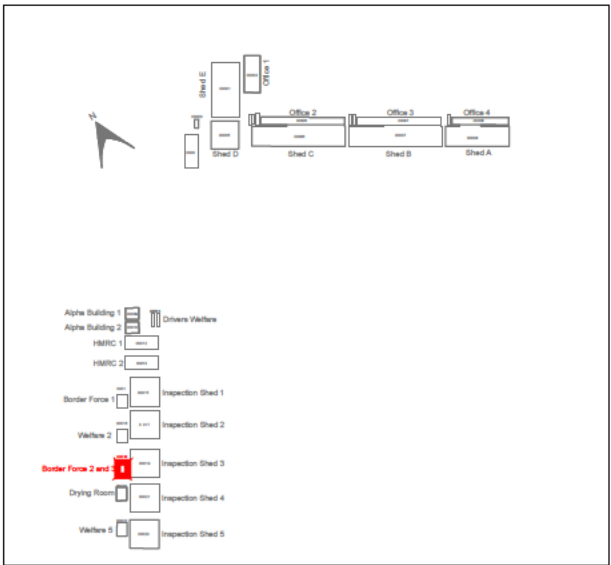
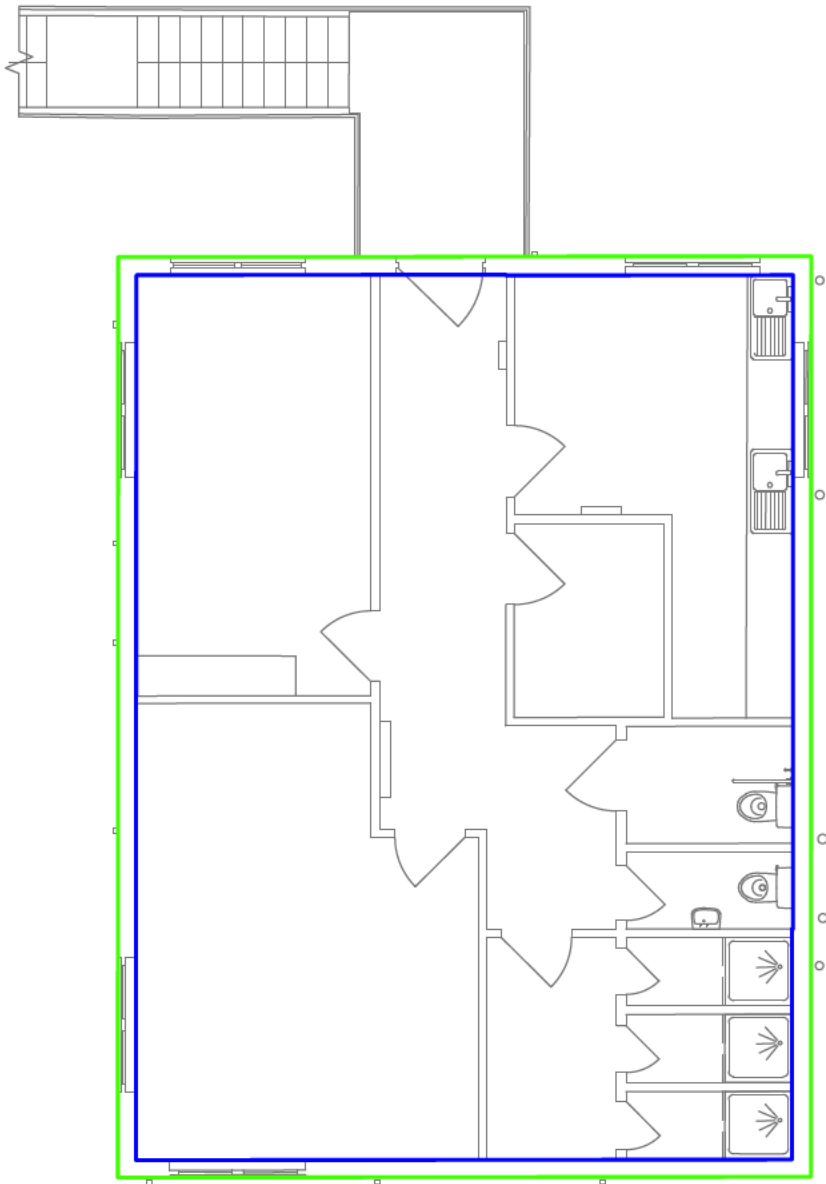
Building 18 - Border Force 2 & 3
First Floor

Gross Internal Area

GIA 101.6 sq m 1094 sq ft

Gross External Area

GEA 111.6 sq m 1201 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 18- 01-DR-Y-00001-COMP

Plowman Craven

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Condition of Site:
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Notes:
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The areas have been derived based on the CAD operators interpretation of Plowman Craven Ltd floor plans and associated digital data. Drawing No.- 49502-PCL-FP-01-M2-Y-00018, Issue Date - 23/12/24, Revision - S3 P01.

STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

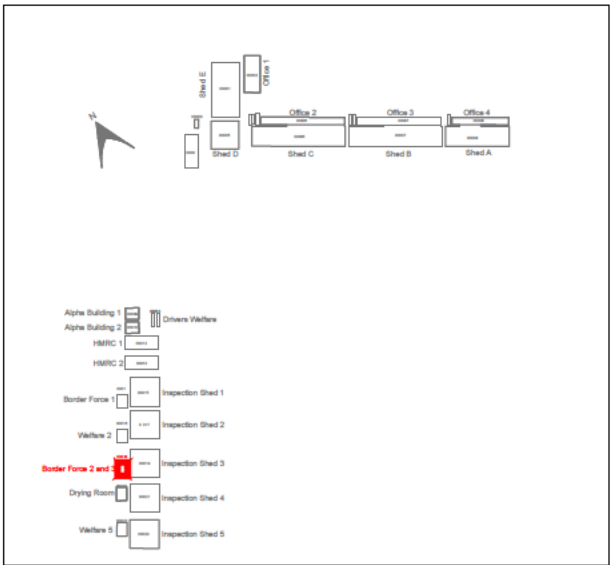
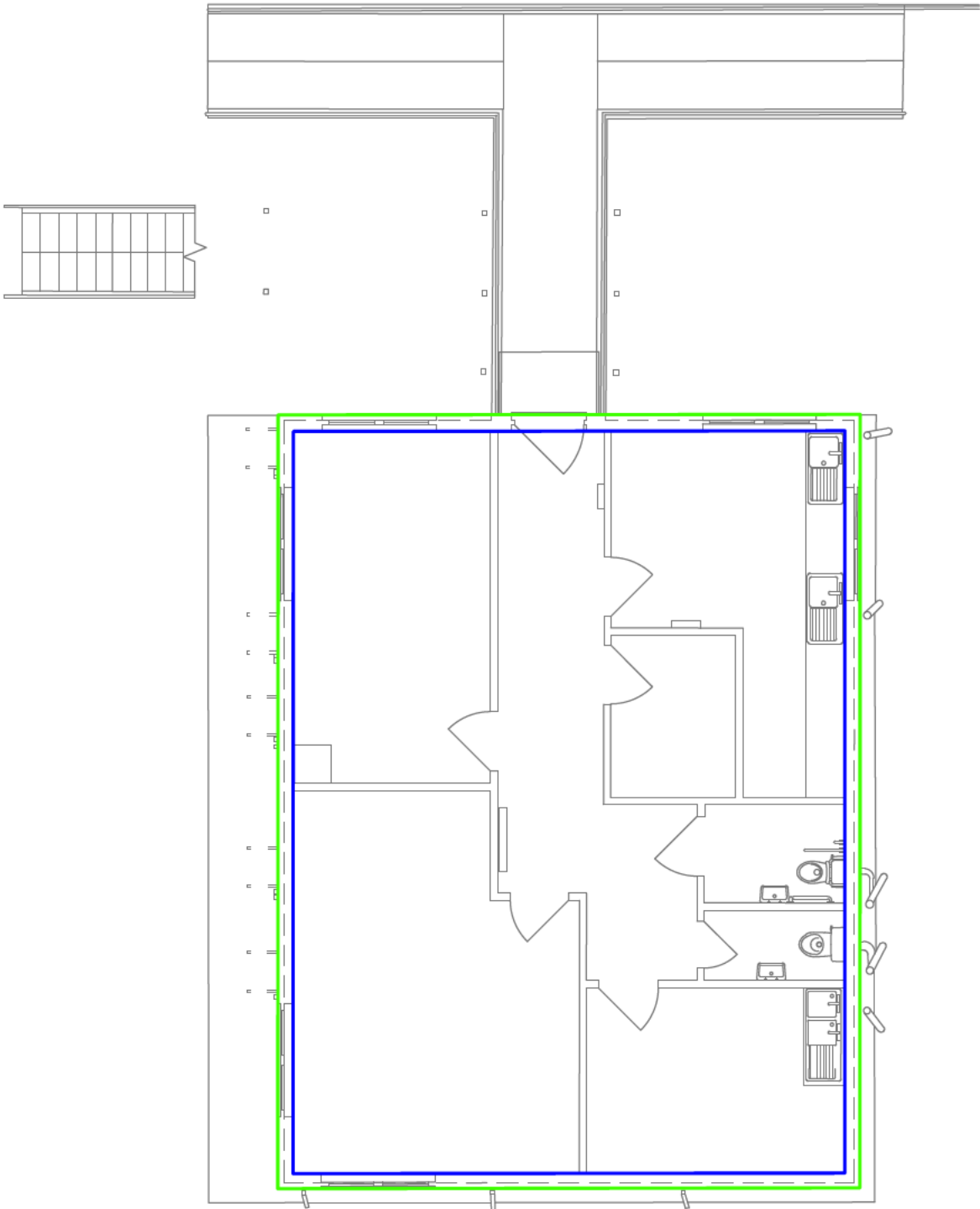
Building 18 - Border Force 2 & 3
Ground Floor

Gross Internal Area

GIA 101.6 sq m 1094 sq ft

Gross External Area

GEA 111.8 sq m 1203 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 18- 00- DR- Y-00001-COMP

Plowman Craven

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

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Mersham, ASHFORD, TN25

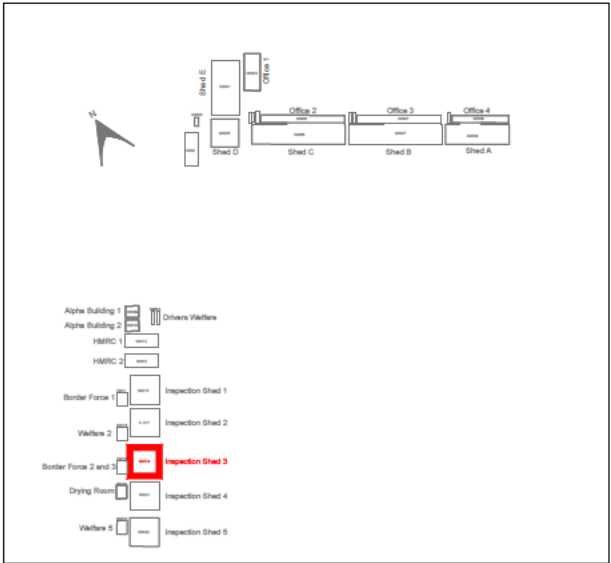
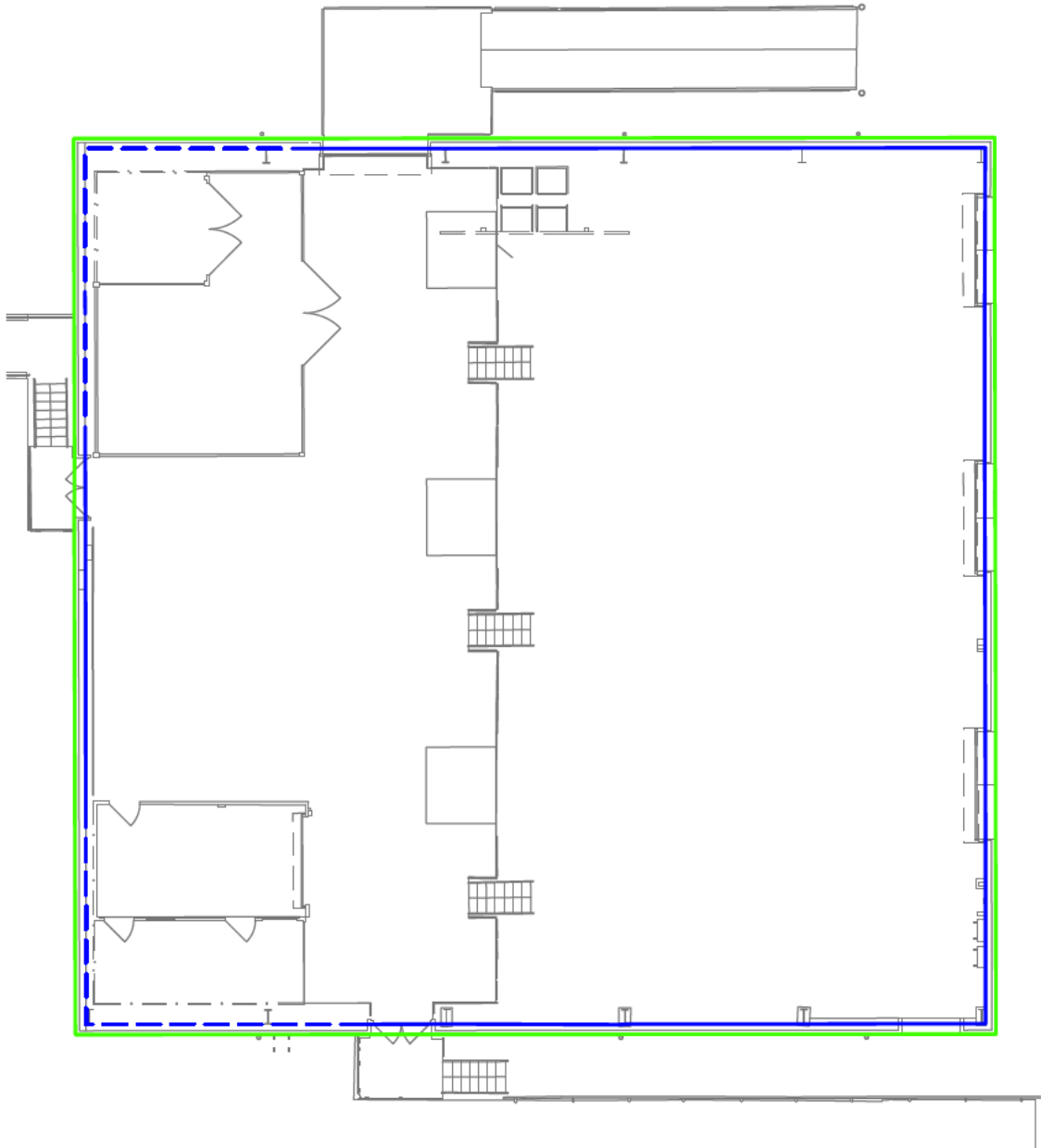
Building 19 - Inspection Shed 3
Ground Floor

Gross Internal Area

GIA 643.1 sq m 6922 sq ft

Gross External Area

GEA 673.6 sq m 7251 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 19- 00-DR-Y-00001-COMP

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Dashed line denotes assumed wall line. Wall assumed due to fixtures and fittings.

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

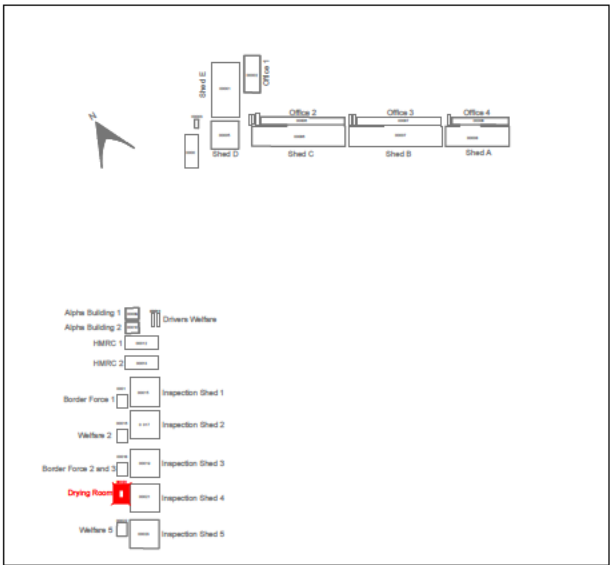
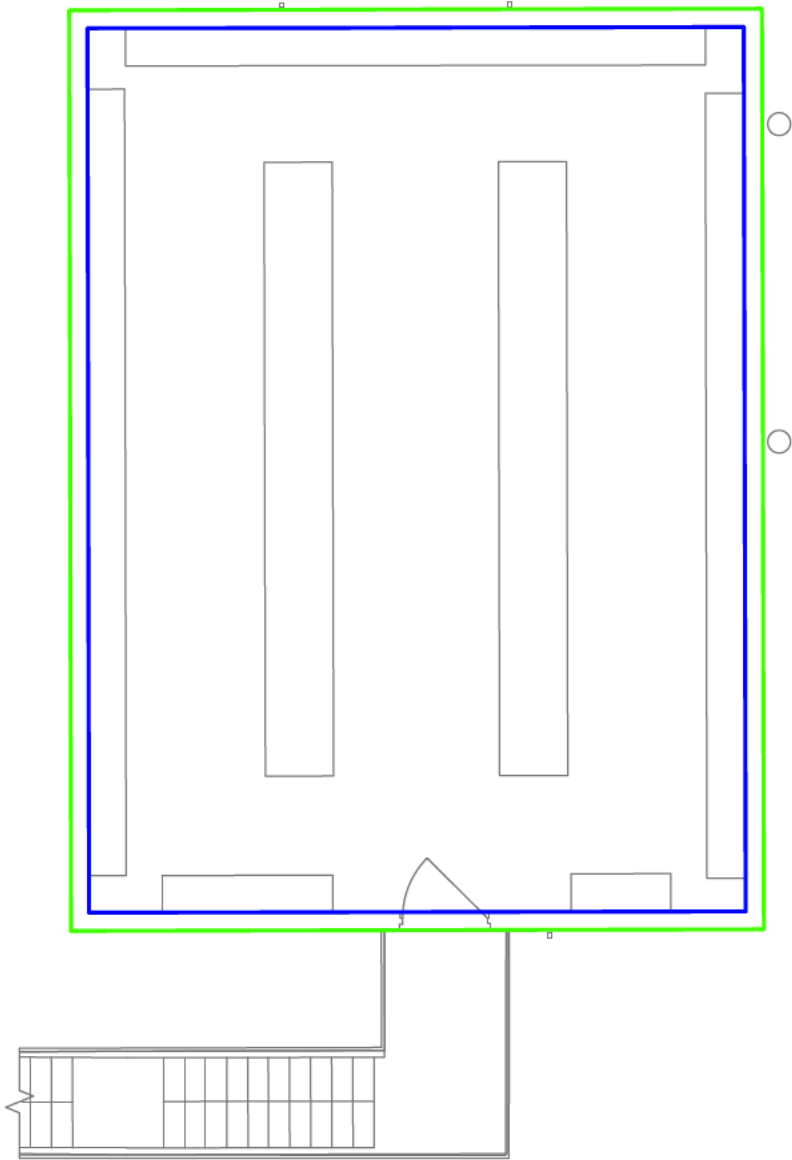
Building 20 - Drying Room
First Floor

Gross Internal Area

GIA 101.6 sq m 1094 sq ft

Gross External Area

GEA 111.6 sq m 1201 sq ft



Location Plan

PRESENTATION
SCALE

NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 20- 01-DR-Y-00001-COMP

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

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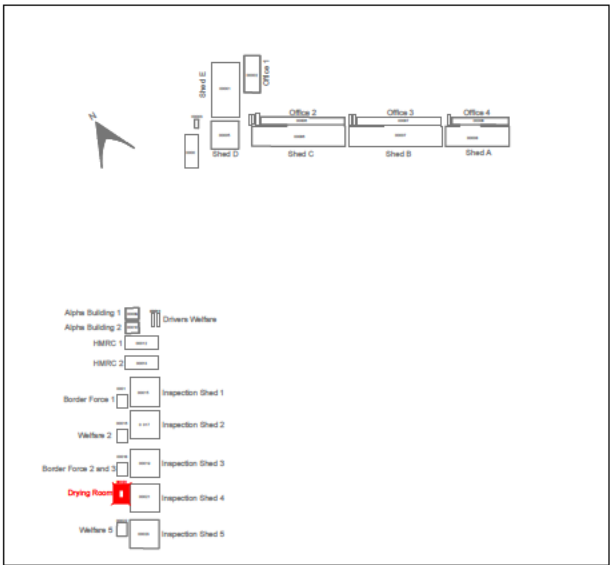
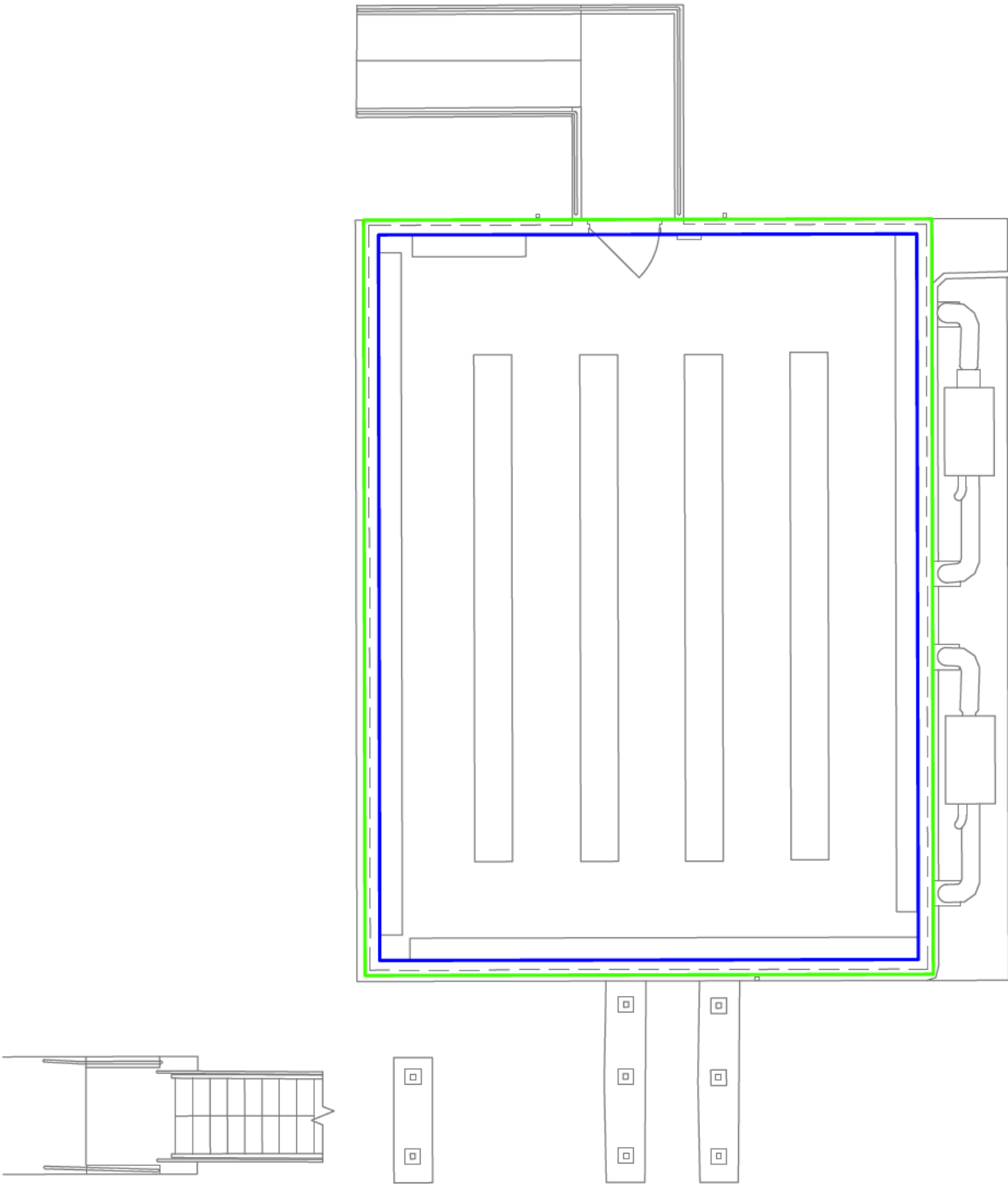
Building 20 - Drying Room
Ground Floor

Gross Internal Area

GIA 101.6 sq m 1094 sq ft

Gross External Area

GEA 111.6 sq m 1201 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 20- 00- DR- Y-00001-COMP

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

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Mersham, ASHFORD, TN25

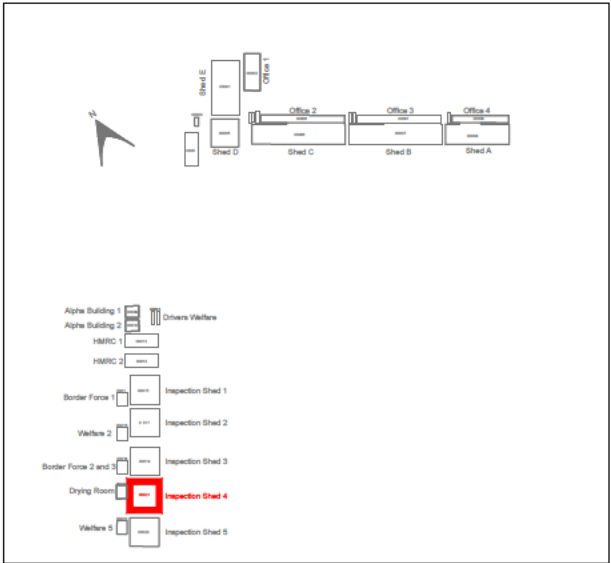
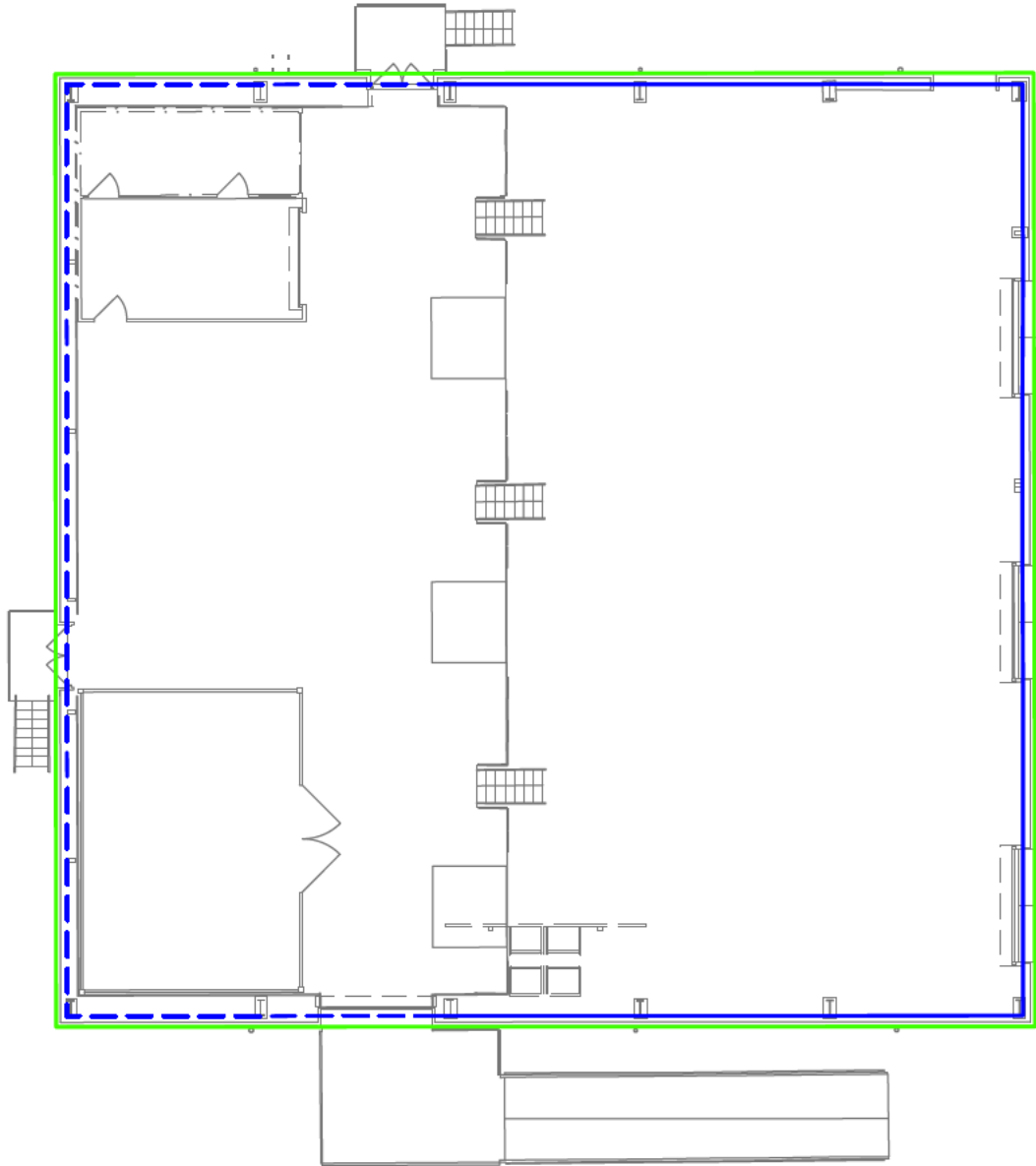
Building 21 - Inspection Shed 4
Ground Floor

Gross Internal Area

GIA 643.9 sq m 6931 sq ft

Gross External Area

GEA 674.4 sq m 7259 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 21- 00-DR-Y-00001-COMP

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

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Mersham, ASHFORD, TN25

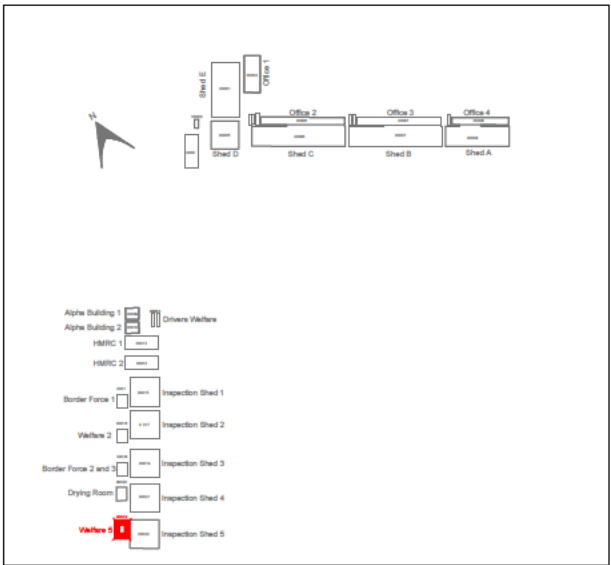
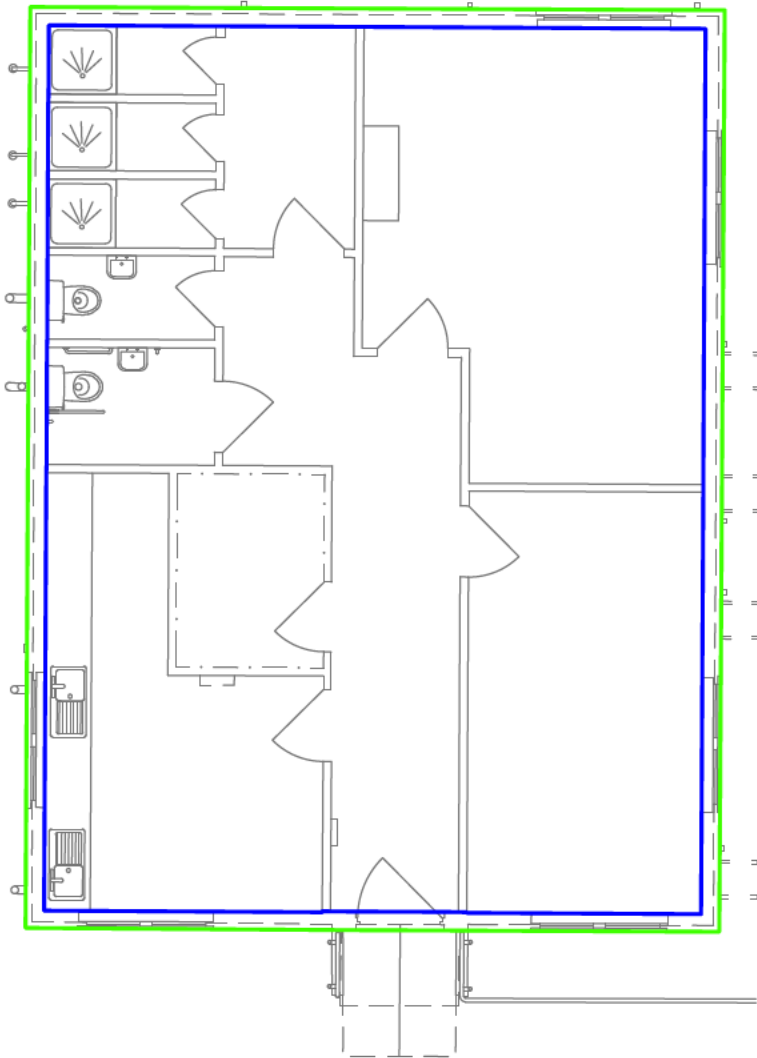
Building 22 - Welfare 5
Ground Floor

Gross Internal Area

GIA 101.7 sq m 1095 sq ft

Gross External Area

GEA 111.9 sq m 1204 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 22- 00-DR-Y-00001-COMP

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

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Mersham, ASHFORD, TN25

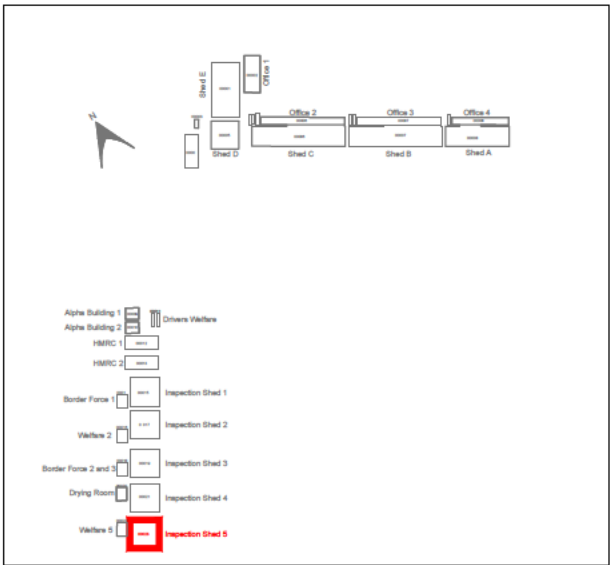
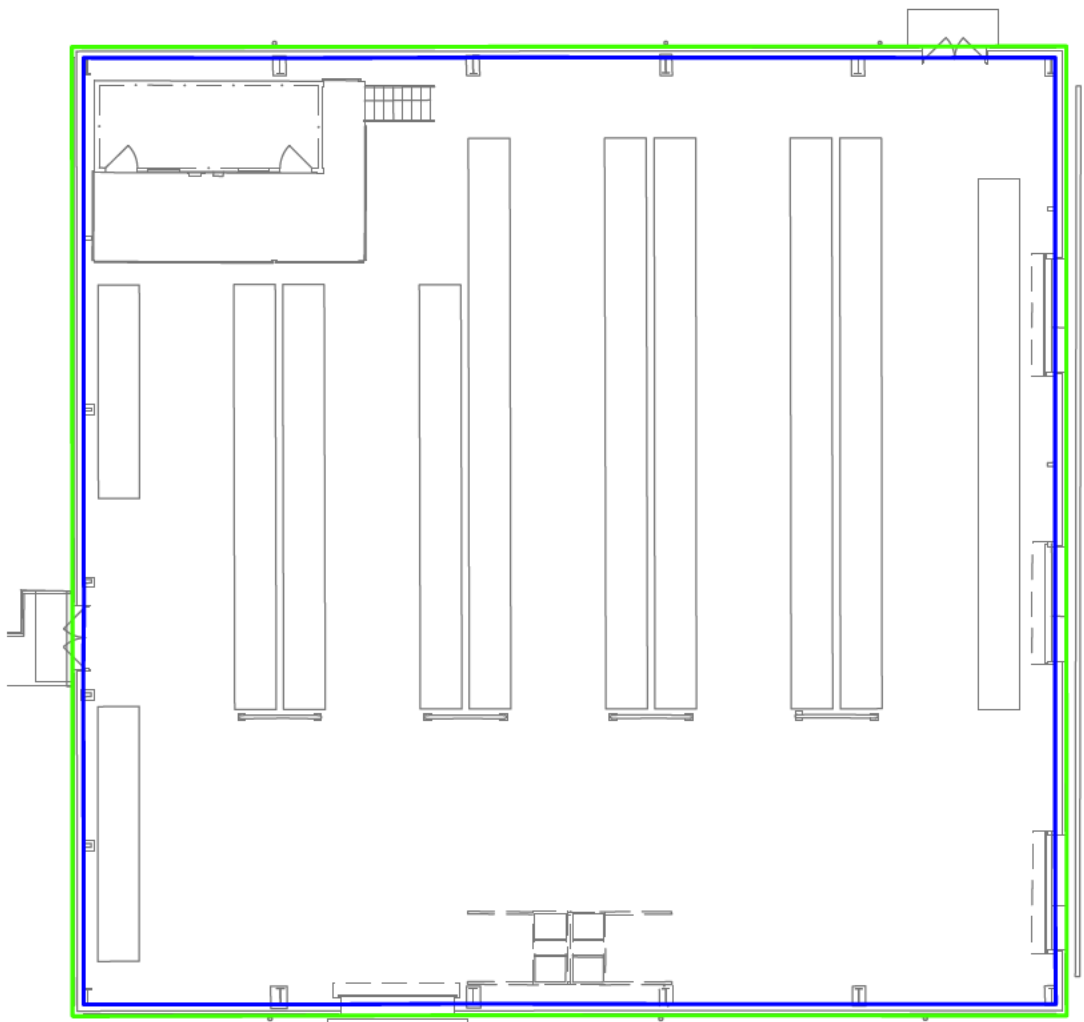
Building 23 - Inspection Shed 5
Ground Floor

Gross Internal Area

GIA 643.6 sq m 6928 sq ft

Gross External Area

GEA 674.3 sq m 7258 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 23- 00-DR-Y-00001-COMP

Plowman Craven

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STATUS CODE & REVISIONS			
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S3	P01	Original Issue	January 2025
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AREA PLAN

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Mersham, ASHFORD, TN25

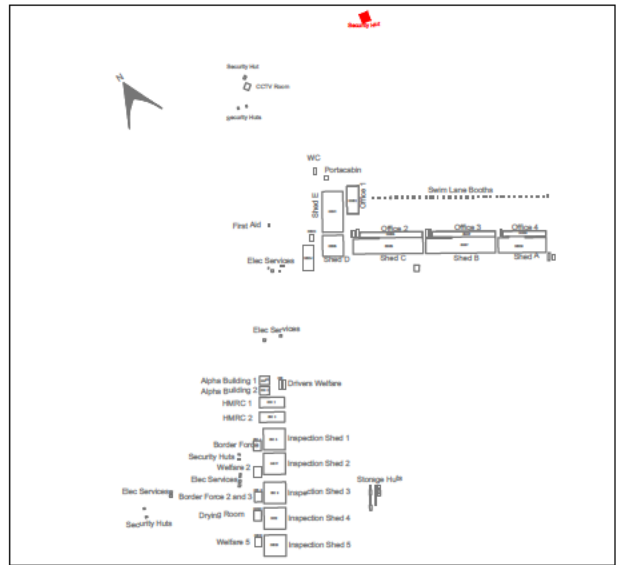
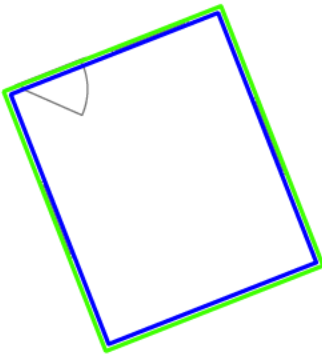
Cabins - Sheet 1
Security Hut 1 - Ground Floor

Gross Internal Area

<div></div>	GIA	10.5 sq m	113 sq ft
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Gross External Area

<div></div>	GEA	11.4 sq m	123 sq ft
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Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00- DR- Y-00001-COMP

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

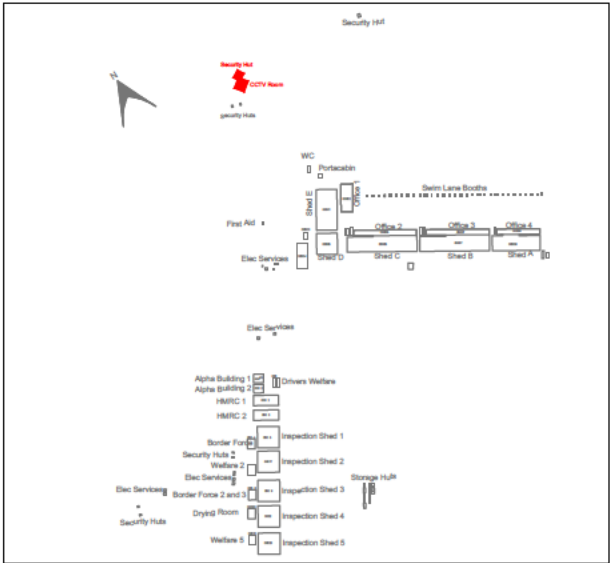
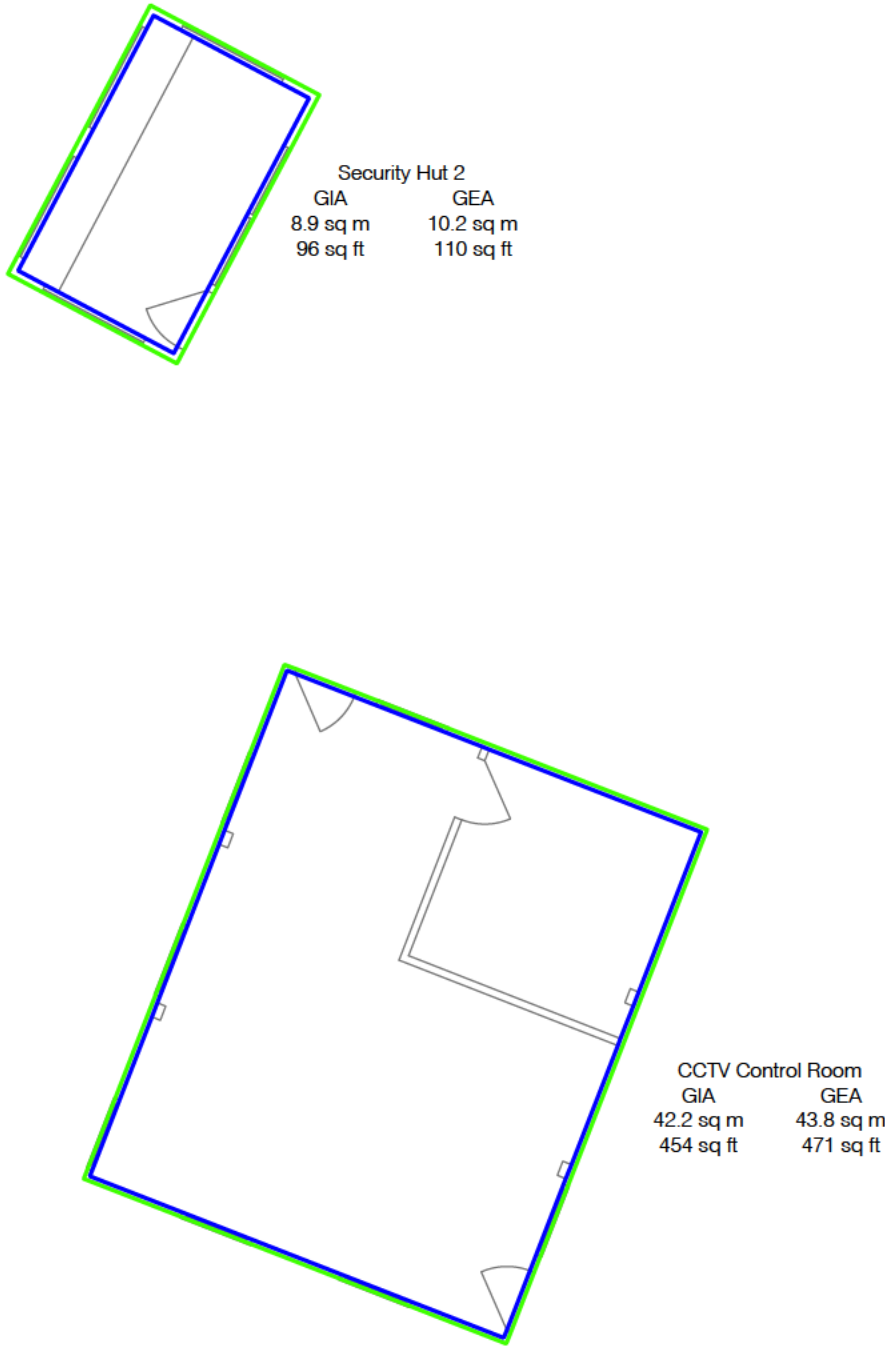
Cabins - Sheet 2
Security Hut 2/CCTV Room

Gross Internal Area

<div></div>	GIA	51.1 sq m	550 sq ft
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Gross External Area

<div></div>	GEA	54.0 sq m	581 sq ft
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Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00-DR-Y-00002-COMP

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Condition of Site:
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Notes:
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STATUS CODE & REVISIONS			
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S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

Cabins - Sheet 3
Security Huts 3 & 4

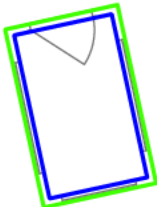
Gross Internal Area

<div></div>	GIA	5.8 sq m	62 sq ft
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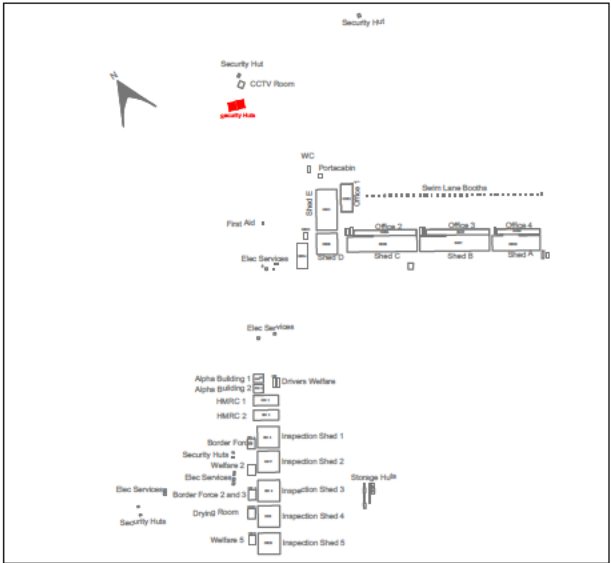
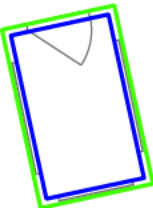
Gross External Area

<div></div>	GEA	7.4 sq m	80 sq ft
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Security Hut 3
GIA GEA
2.9 sq m 3.7 sq m
31 sq ft 40 sq ft



Security Hut 4
GIA GEA
2.9 sq m 3.7 sq m
31 sq ft 40 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00-DR-Y-00003-COMP

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AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

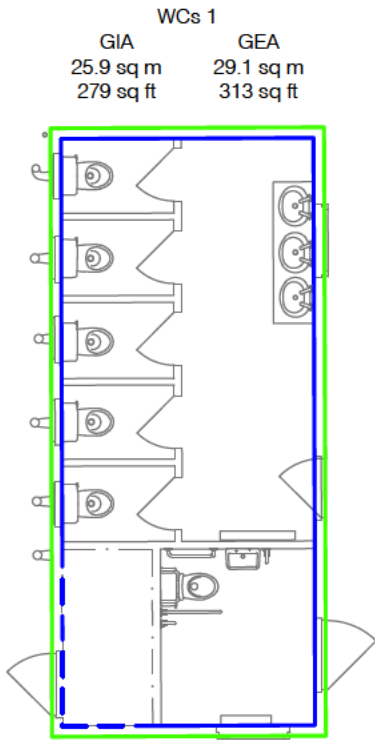
Cabins - Sheet 4
WCs 1/Portacabin 1

Gross Internal Area

GIA 52.1 sq m 561 sq ft

Gross External Area

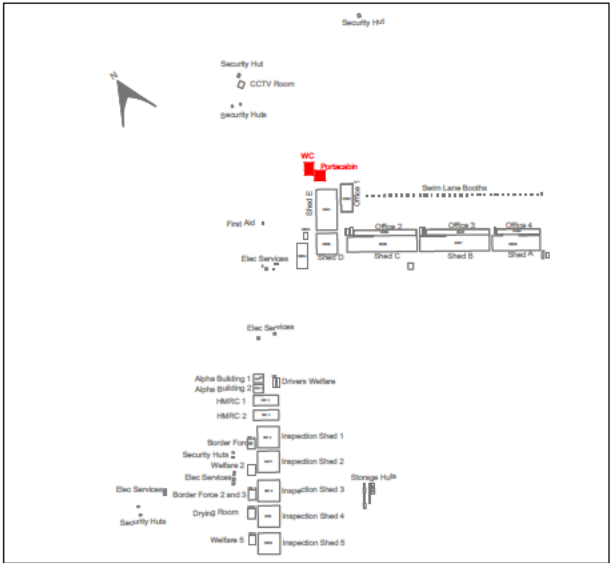
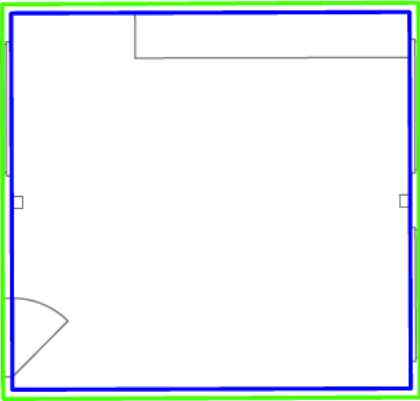
GEA 57.9 sq m 623 sq ft



Portacabin 1

GIA 26.2 sq m 282 sq ft

GEA 28.8 sq m 310 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00- DR- Y-00004-COMP

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Condition of Site: OFF PLAN MEASUREMENT ONLY	Notes:
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	Dashed line denotes assumed wall. Wall assumed due to no access at the time of survey.
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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
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AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

Cabins - Sheet 5
Swim Lane Booths 1-9

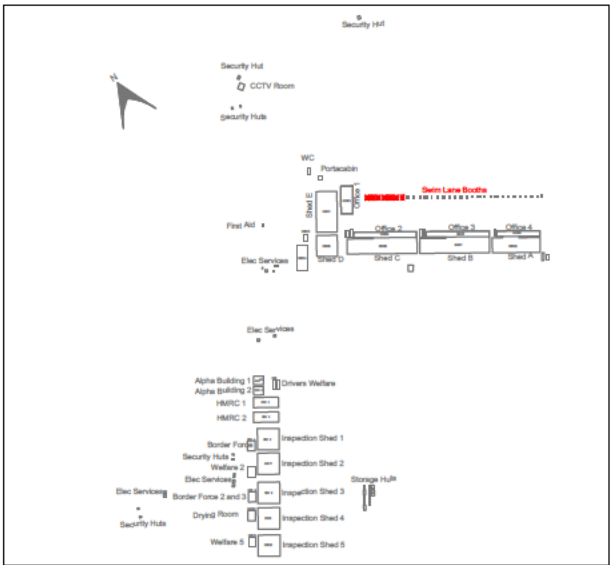
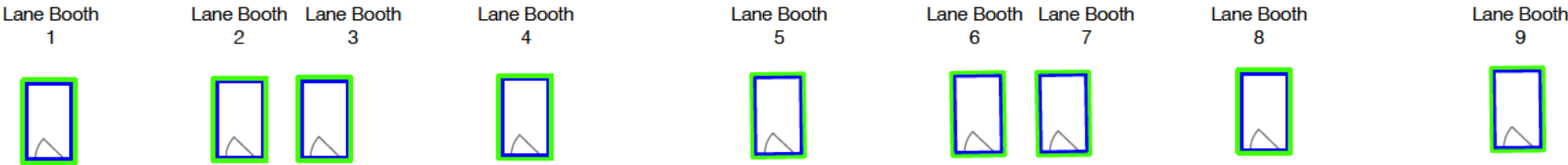
Gross Internal Area

GIA 26.5 sq m 285 sq ft

Gross External Area

GEA 32.5 sq m 350 sq ft

Typical Lane Booth
GIA 2.9 sq m 31 sq ft
GEA 3.6 sq m 39 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00- DR- Y-00005-COMP

Plowman Craven

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Email: post@plowmancraven.co.uk
Web: www.plowmancraven.co.uk

Condition of Site:
OFF PLAN MEASUREMENT
ONLY

Notes:
This drawing complies with the RICS Code of Measuring Practice, 6th edition (September 2007) and the Globally applicable 6th Edition (May 2015). It indicates the extent of the areas quoted, produced to an accuracy commensurate with standard presentation scales. It is held in a scaled digital CAD format.
The areas have been derived based on the CAD operators interpretation of Plowman Craven Ltd floor plans and associated digital data. Drawing No.- 49502-PCL-FP-00-M2-Y-00024, Issue Date - 23/12/24, Revision - S3 P01.

STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

Cabins - Sheet 6
Swim Lane Booths 10-18

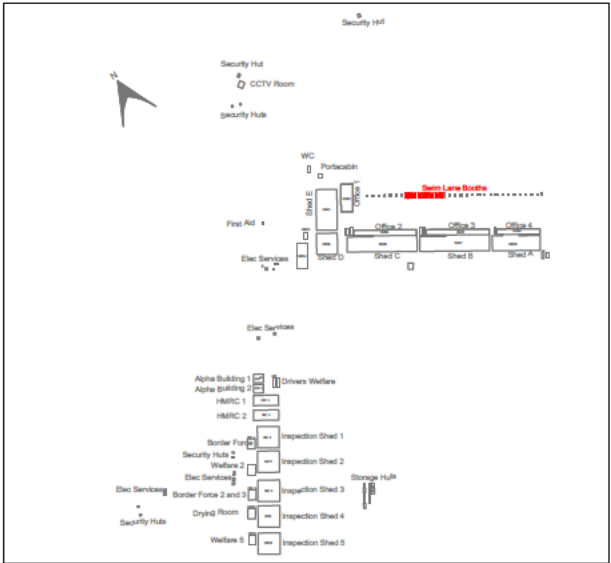
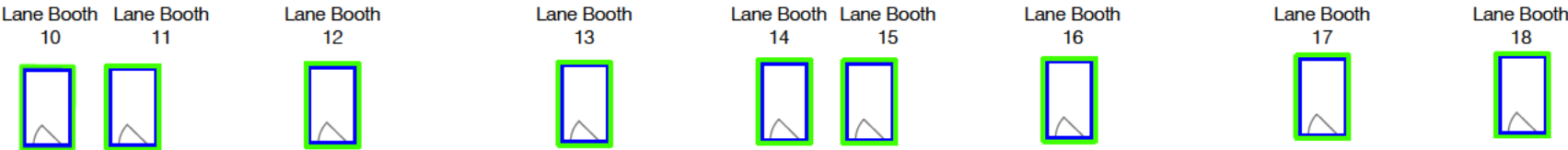
Gross Internal Area

GIA 26.5 sq m 285 sq ft

Gross External Area

GEA 32.5 sq m 350 sq ft

Typical Lane Booth
GIA 2.9 sq m 31 sq ft
GEA 3.6 sq m 39 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00- DR- Y-00006-COMP

Plowman Craven

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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

Cabins - Sheet 7
Swim Lane Booths 19-27

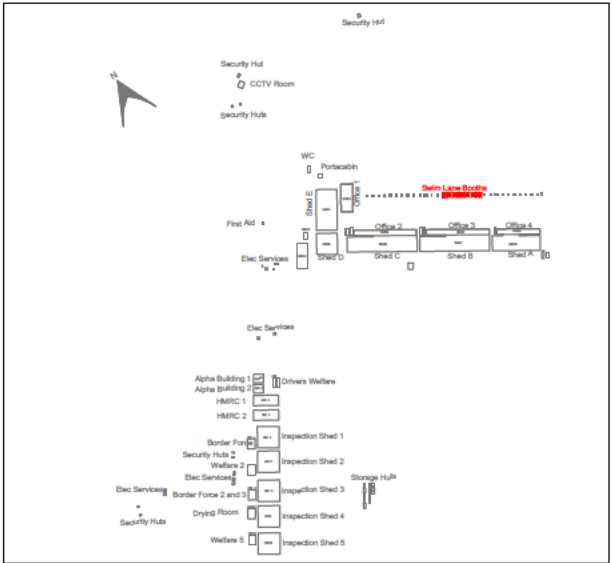
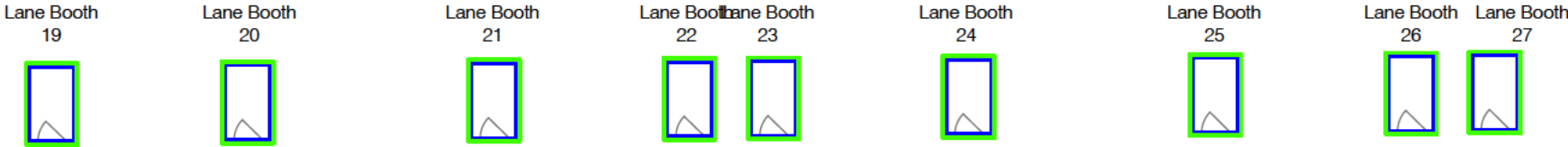
Gross Internal Area

GIA 26.5 sq m 285 sq ft

Gross External Area

GEA 32.5 sq m 350 sq ft

Typical Lane Booth
GIA 2.9 sq m 31 sq ft
GEA 3.6 sq m 39 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

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Condition of Site:
OFF PLAN MEASUREMENT
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Notes:
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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

Cabins - Sheet 8
Swim Lane Booths 28-36

Gross Internal Area

GIA 26.5 sq m 285 sq ft

Gross External Area

GEA 32.5 sq m 350 sq ft

Typical Lane Booth
GIA 2.9 sq m 31 sq ft
GEA 3.6 sq m 39 sq ft

Lane Booth 28



Lane Booth 29



Lane Booth 30



Lane Booth 31



Lane Booth 32



Lane Booth 33



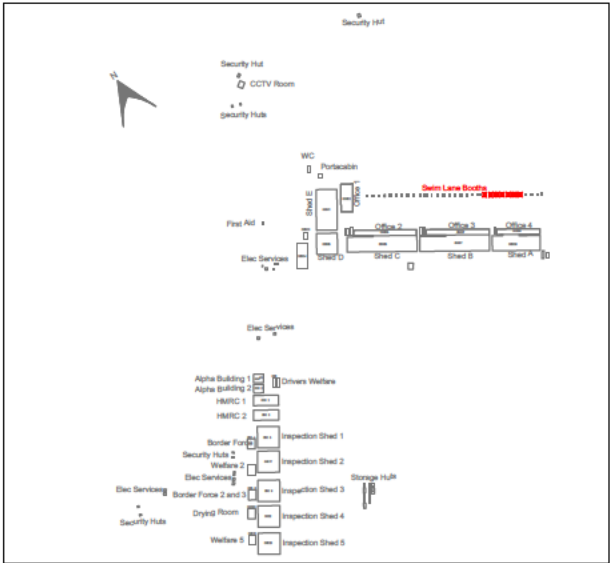
Lane Booth 34



Lane Booth 35



Lane Booth 36



Location Plan

PRESENTATION
SCALE

NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

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		Stat	Rev	Details
		S3	P01	Original Issue
		A1	C01	Final Issue

Date	
January 2025	
February 2025	

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

Cabins - Sheet 9
Swim Lane Booths 37-41

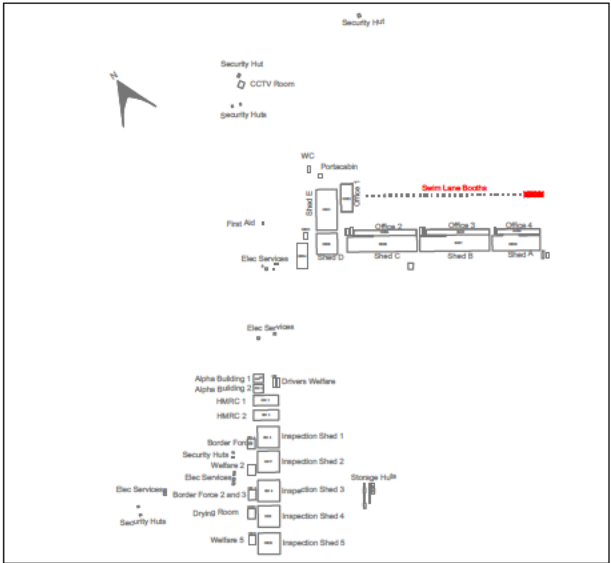
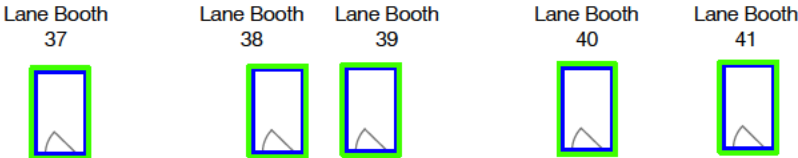
Gross Internal Area

<div></div>	GIA	14.7 sq m	158 sq ft
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Gross External Area

<div></div>	GEA	18.0 sq m	194 sq ft
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Typical Lane Booth	
GIA	GEA
2.9 sq m	3.6 sq m
31 sq ft	39 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00-DR-Y-00009-COMP

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Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

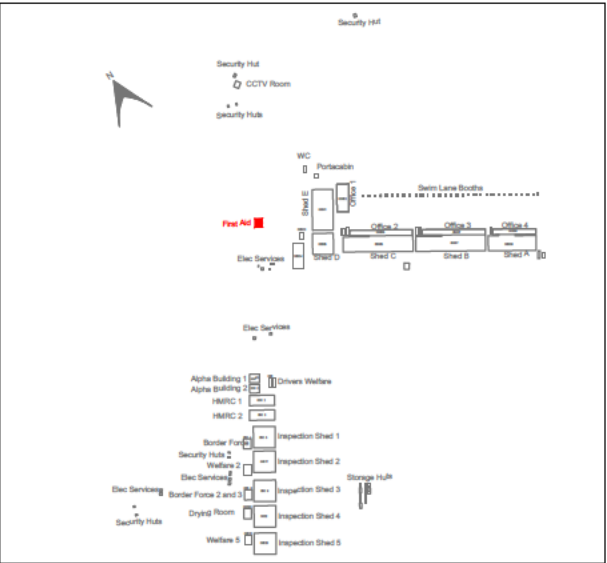
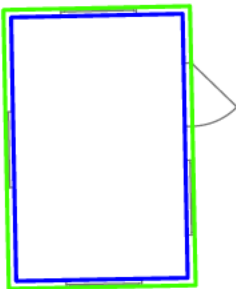
Cabins - Sheet 10
First Aid

Gross Internal Area

GIA 7.9 sq m 85 sq ft

Gross External Area

GEA 9.1 sq m 98 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE
49502-001 -PCL- 24- 00- DR- Y-00010-COMP




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<div>Condition of Site:</div> <div>OFF PLAN MEASUREMENT ONLY</div>	Notes:	STATUS CODE & REVISIONS				Tel: +44 (0)1582 765566		Tel: +44 (0)20 7490 7700	
	This drawing complies with the RICS Code of Measuring Practice, 6th edition (September 2007) and the Globally applicable 6th Edition (May 2015). It indicates the extent of the areas quoted, produced to an accuracy commensurate with standard presentation scales. It is held in a scaled digital CAD format.	Stat	Rev	Details		Date	Email: post@plowmancraven.co.uk Web: www.plowmancraven.co.uk		
		S3	P01	Original Issue		January 2025			
	The areas have been derived based on the CAD operators interpretation of Plowman Craven Ltd floor plans and associated digital data. Drawing No.- 49502-PCL-FP-00-M2-Y-00024, Issue Date - 23/12/24, Revision - S3 P01.	A1	C01	Final Issue		February 2025	<div><div></div><div>© PLOWMAN CRAVEN LIMITED NOT TO BE REPRODUCED WITHOUT PERMISSION</div></div>		

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

Cabins - Sheet 11
Electrical Services 1

Gross Internal Area

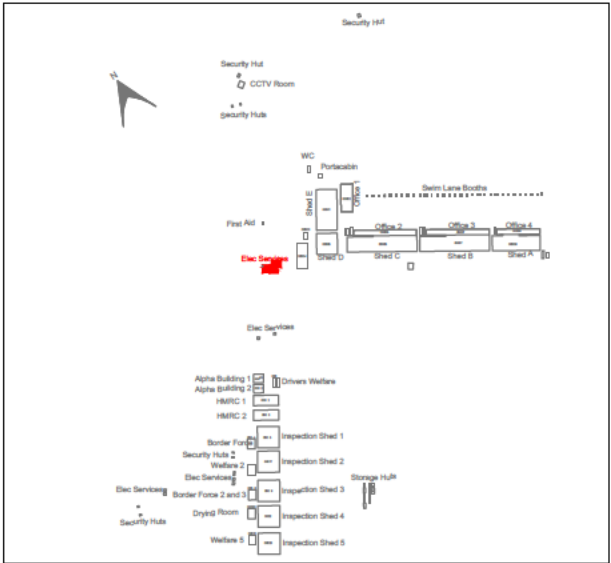
<div></div>	GIA	10.8 sq m	116 sq ft
-------------	-----	-----------	-----------

Gross External Area

<div></div>	GEA	11.9 sq m	128 sq ft
-------------	-----	-----------	-----------

The following have been EXCLUDED from the TOTAL GEA:

Electric Cabinets	14.7 sq m	158 sq ft
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Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00-DR-Y-00011-COMP

Plowman Craven

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Web: www.plowmancraven.co.uk

Plowman Craven LIMITED
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Condition of Site:
OFF PLAN MEASUREMENT
ONLY

Notes:
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The areas have been derived based on the CAD operators interpretation of Plowman Craven Ltd floor plans and associated digital data. Drawing No.- 49502-PCL-FP-00-M2-Y-00024, Issue Date - 23/12/24, Revision - S3 P01.

STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

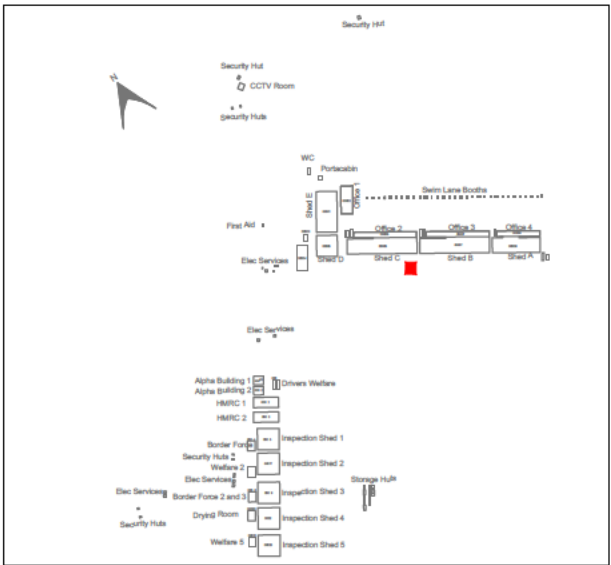
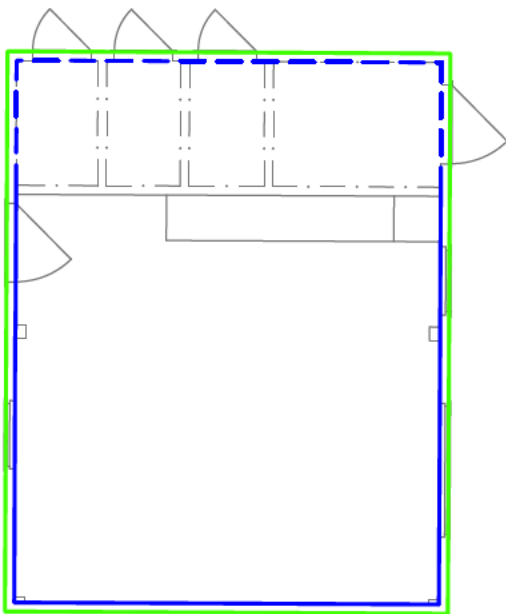
Cabins - Sheet 12
Portacabin 2

Gross Internal Area

GIA 40.3 sq m 434 sq ft

Gross External Area

GEA 43.4 sq m 467 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

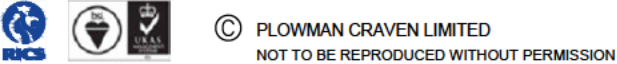
A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00-DR-Y-00012-COMP



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	Dashed line denotes assumed wall. Wall assumed due to no access at the time of survey.
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S3	P01	Original Issue	January 2025
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AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

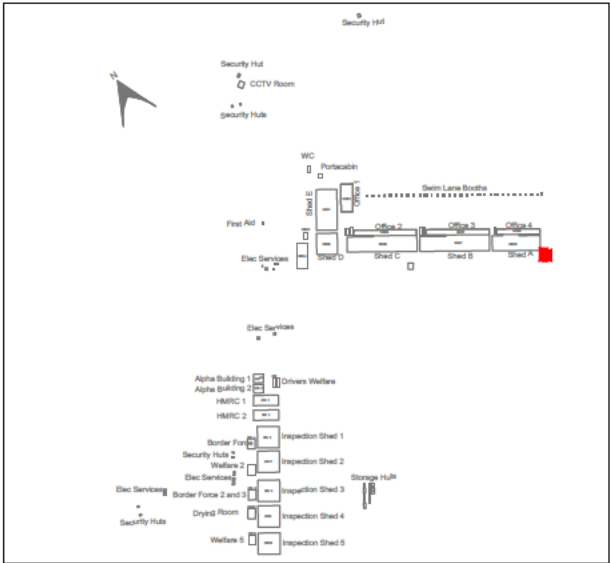
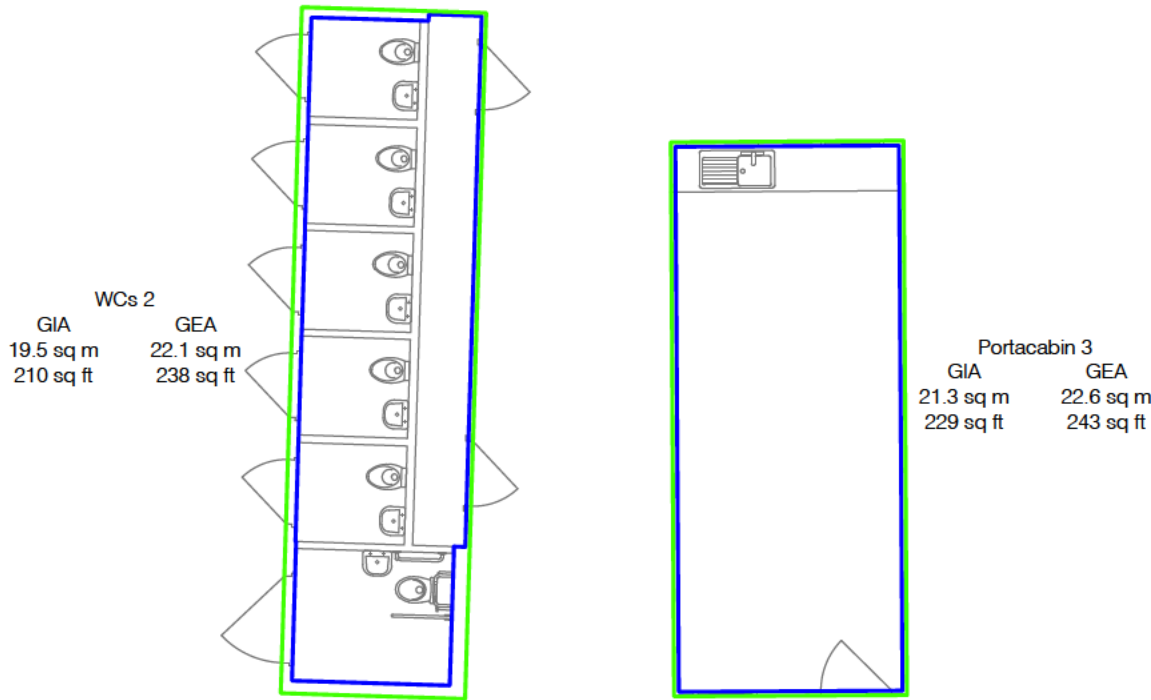
Cabins - Sheet 13
WCs 2/Portacabin 3

Gross Internal Area

GIA 40.8 sq m 439 sq ft

Gross External Area

GEA 44.7 sq m 481 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00-DR-Y-00013-COMP

Plowman Craven

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Condition of Site:
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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
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AREA PLAN

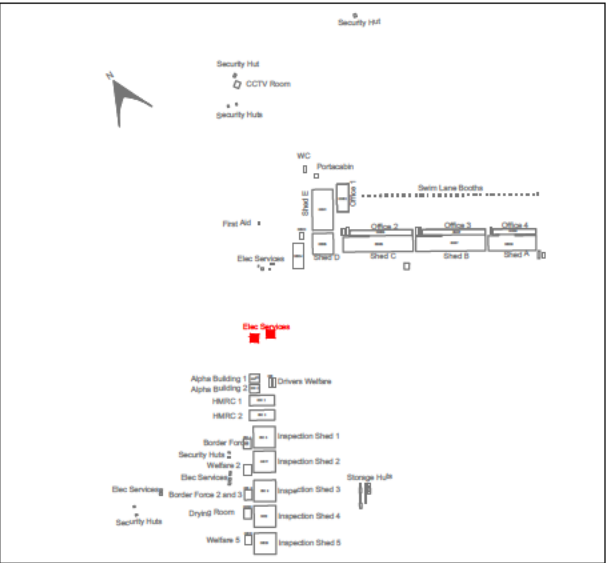
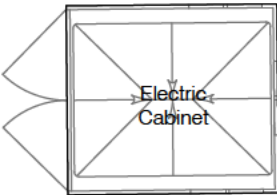
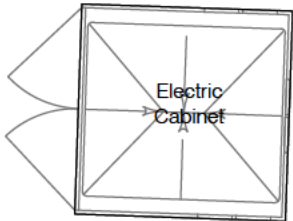
SEVINGTON IBF

Mersham, ASHFORD, TN25

Cabins - Sheet 14
Electrical Services 2

The following have been EXCLUDED from the TOTAL GEA:

Electric Cabinets14.7 sq m158 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

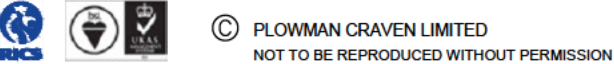
A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00- DR- Y-00014-COMP



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S3	P01	Original Issue	January 2025
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AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

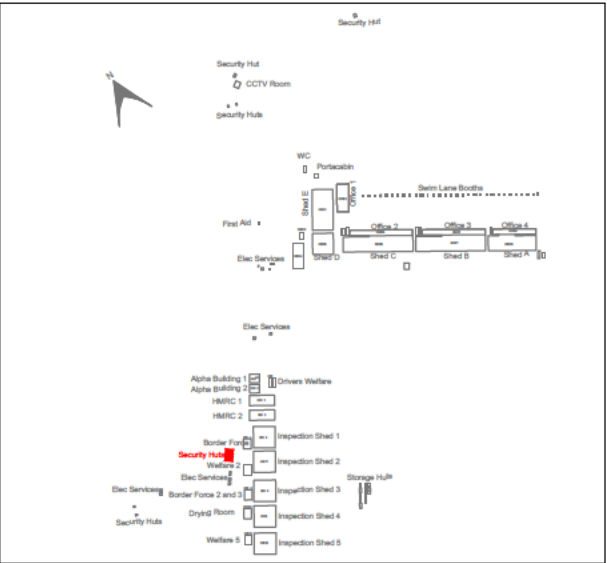
Cabins - Sheet 15
Security Huts 5 & 6

Gross Internal Area

<div></div>	GIA	5.8 sq m	62 sq ft
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Gross External Area

<div></div>	GEA	7.2 sq m	78 sq ft
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Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

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A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

Cabins - Sheet 16
Electrical Services 3

Gross Internal Area

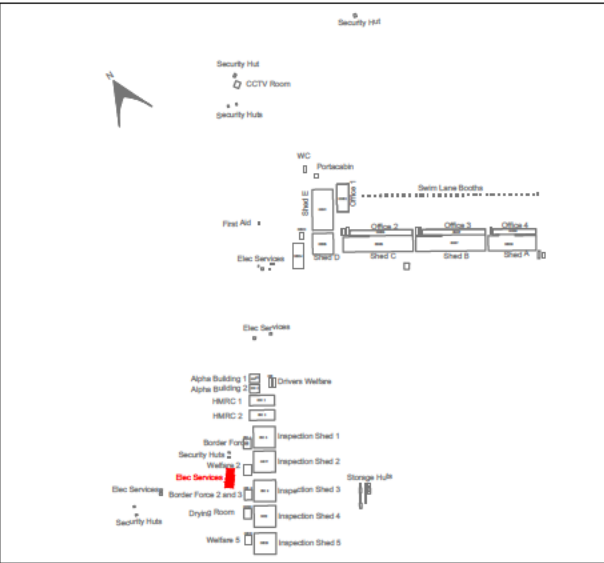
<div></div>	GIA	8.5 sq m	91 sq ft
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Gross External Area

<div></div>	GEA	9.2 sq m	99 sq ft
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The following have been EXCLUDED from the TOTAL GEA:

Electric Cabinets	14.7 sq m	158 sq ft
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Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00- DR- Y-00016-COMP

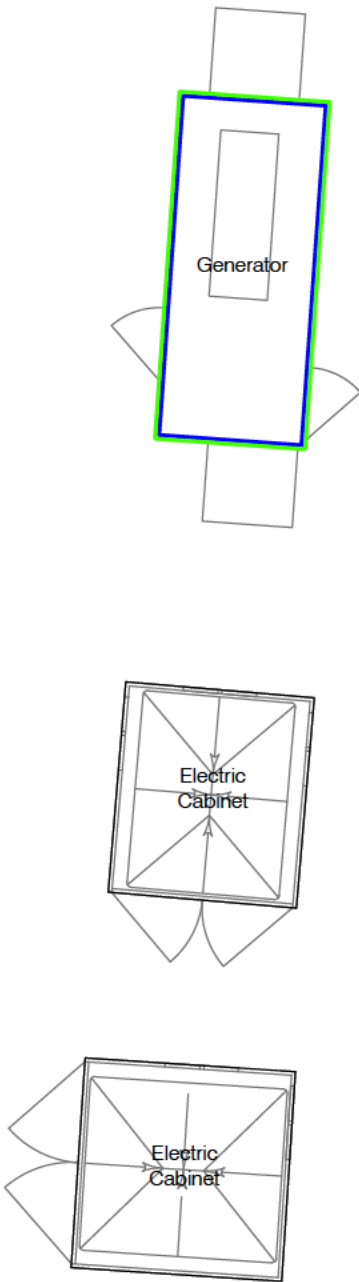
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<div>Condition of Site:</div> <div>OFF PLAN MEASUREMENT ONLY</div>	Notes:	STATUS CODE & REVISIONS				Tel: +44 (0)1582 765566		Tel: +44 (0)20 7490 7700	
	This drawing complies with the RICS Code of Measuring Practice, 6th edition (September 2007) and the Globally applicable 6th Edition (May 2015). It indicates the extent of the areas quoted, produced to an accuracy commensurate with standard presentation scales. It is held in a scaled digital CAD format.	Stat	Rev	Details		Date	Email: post@plowmancraven.co.uk Web: www.plowmancraven.co.uk		
		S3	P01	Original Issue		January 2025			
	The areas have been derived based on the CAD operators interpretation of Plowman Craven Ltd floor plans and associated digital data. Drawing No.- 49502-PCL-FP-00-M2-Y-00024, Issue Date - 23/12/24, Revision - S3 P01.	A1	C01	Final Issue		February 2025	<div><div></div><div>© PLOWMAN CRAVEN LIMITED NOT TO BE REPRODUCED WITHOUT PERMISSION</div></div>		

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

Cabins - Sheet 17
Security Huts 7 & 8

Gross Internal Area

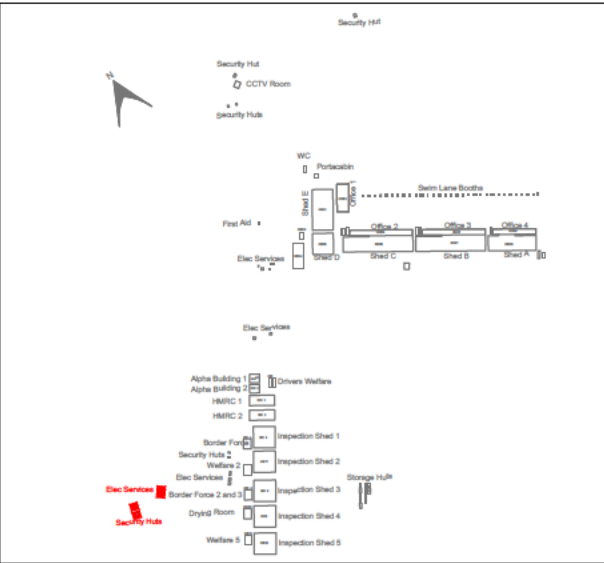
<div></div>	GIA	5.8 sq m	62 sq ft
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Gross External Area

<div></div>	GEA	7.2 sq m	78 sq ft
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The following have been EXCLUDED from the TOTAL GEA:

Electric Cabinets	15.5 sq m	167 sq ft
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Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

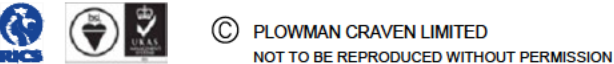
A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00-DR-Y-00017-COMP



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Condition of Site:
OFF PLAN MEASUREMENT
ONLY

Notes:
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STATUS CODE & REVISIONS			
Stat	Rev	Details	Date
S3	P01	Original Issue	January 2025
A1	C01	Final Issue	February 2025

AREA PLAN

SEVINGTON IBF

Mersham, ASHFORD, TN25

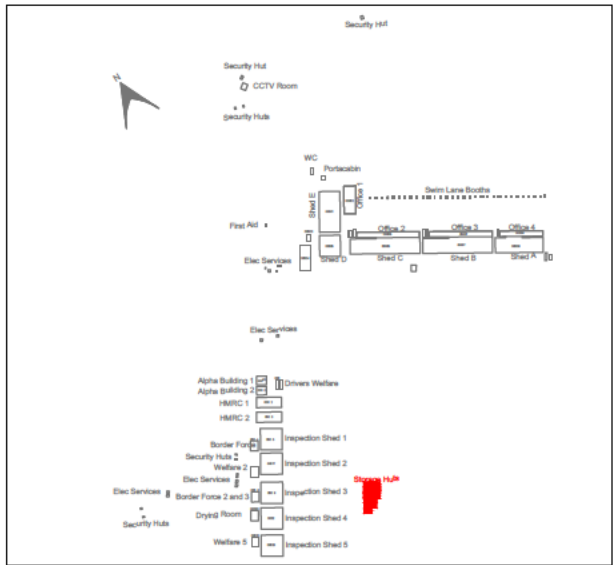
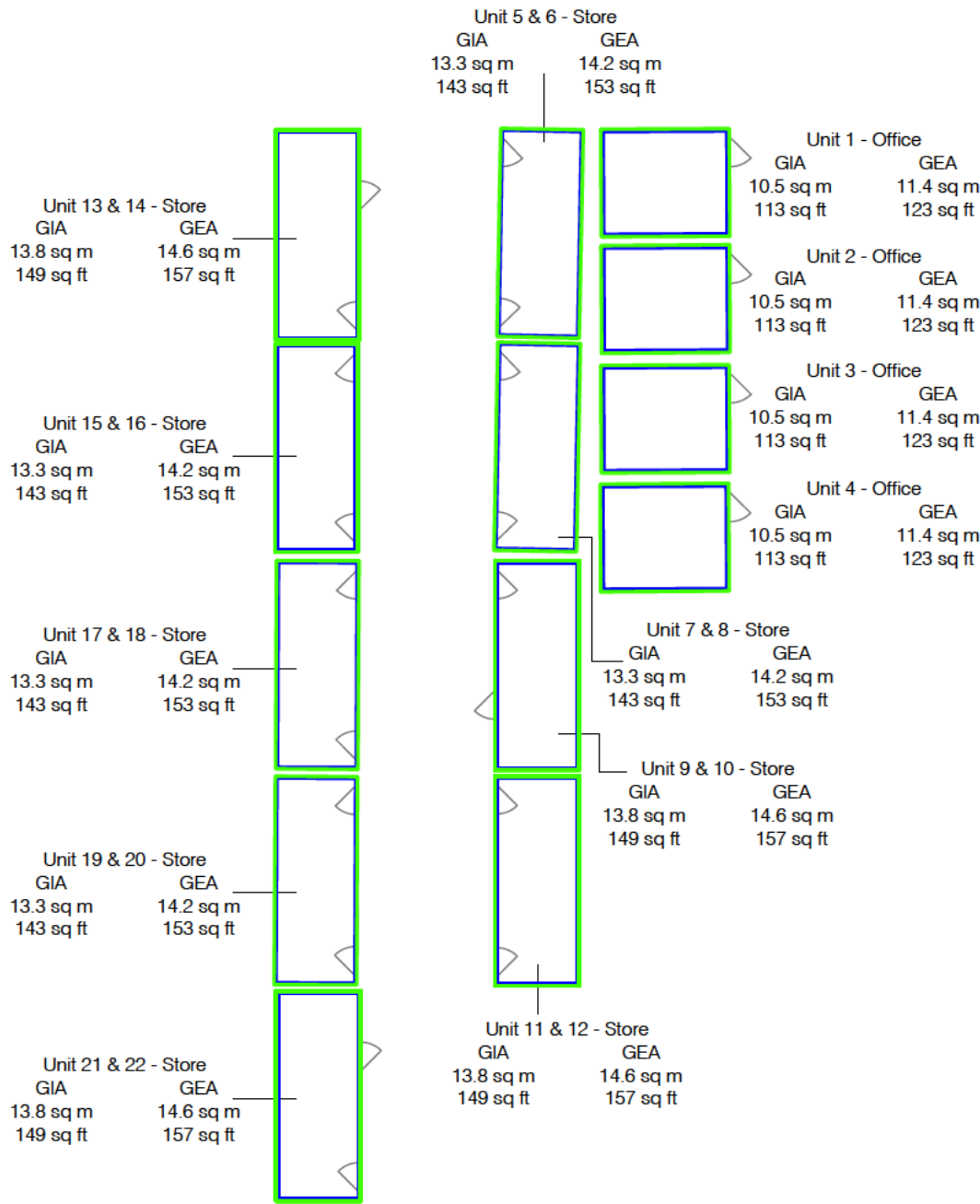
Cabins - Sheet 18
Storage Units

Gross Internal Area

GIA 163.7 sq m 1763 sq ft

Gross External Area

GEA 175.0 sq m 1885 sq ft



Location Plan

PRESENTATION SCALE NOT TO SCALE

ISSUE DATE: February 2025

PC PROJECT No. 49502-001 STATUS & REVISION

A1 C01

DRAWING No. PROJECT NO. ORIGINATOR VOLUME LEVEL TYPE ROLE SHEET CODE TYPE

49502-001 -PCL- 24- 00-DR-Y-00018-COMP

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		Stat	Rev	Details
		S3	P01	Original Issue
		A1	C01	Final Issue

Date	
January 2025	
February 2025	



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