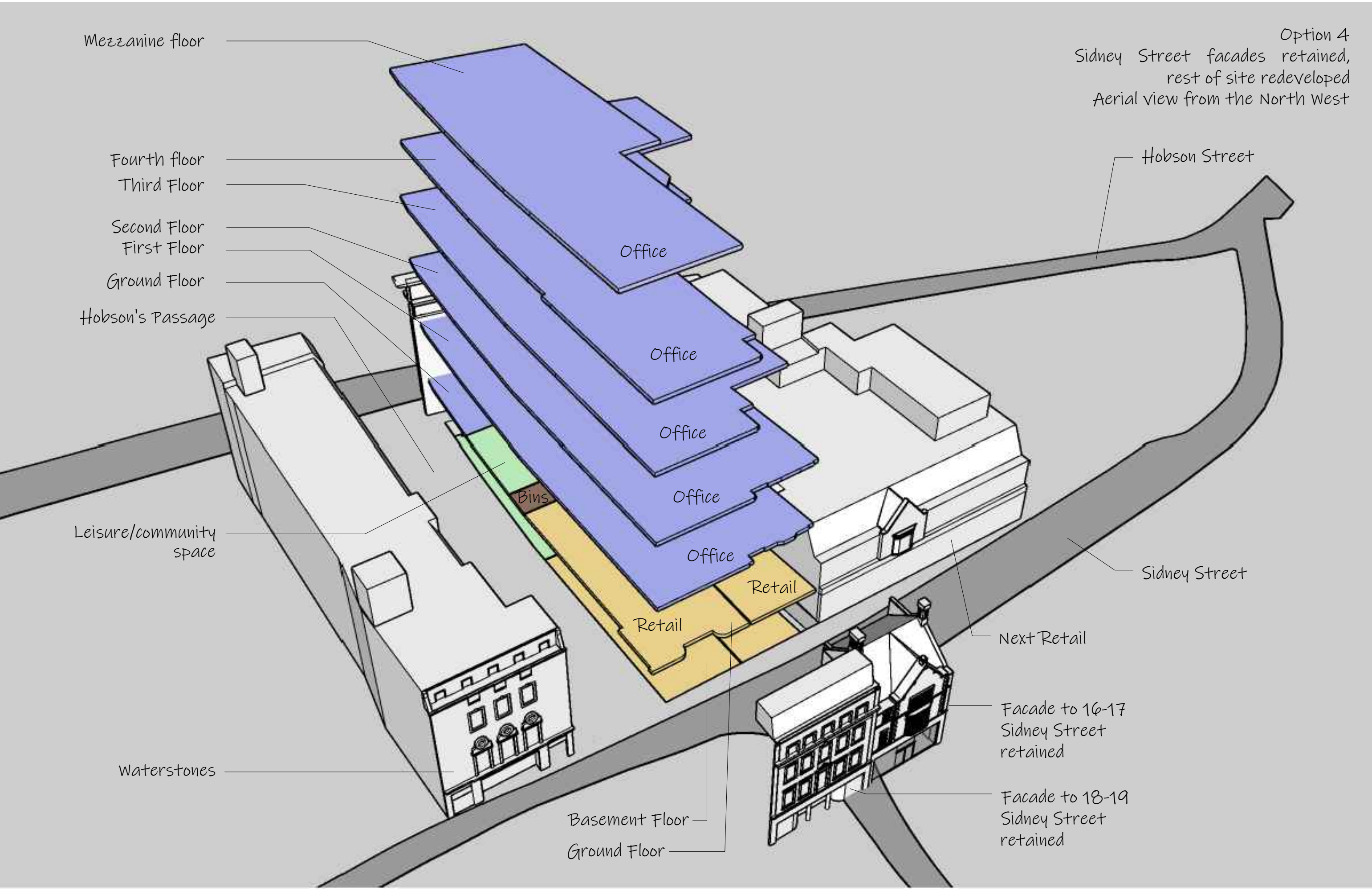


Option 4
Sidney Street facades retained,
rest of site redeveloped
Aerial view from the North West



Mezzanine floor

Fourth floor

Third Floor

Second Floor

First Floor

Ground Floor

Hobson's Passage

Leisure/community space

Waterstones

Basement Floor

Ground Floor

Office

Office

Office

Office

Office

Retail

Retail

Bins

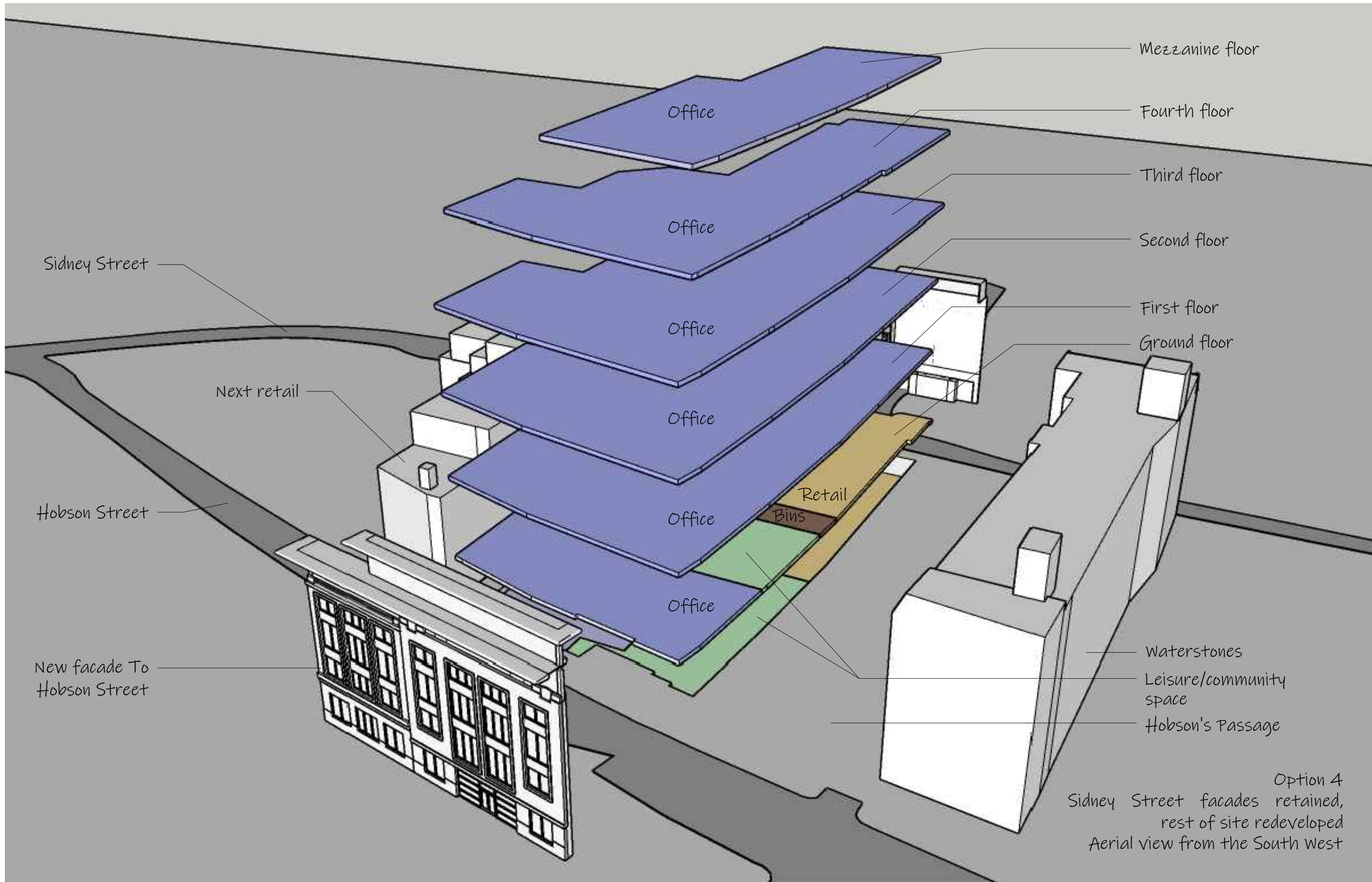
Hobson Street

Sidney Street

Next Retail

Facade to 16-17
Sidney Street
retained

Facade to 18-19
Sidney Street
retained



Mezzanine floor

Fourth floor

Third floor

Second floor

First floor

Ground floor

Sidney Street

Next retail

Hobson Street

Office

Office

Office

Office

Office

Office

Retail

Bins

New facade To
Hobson Street

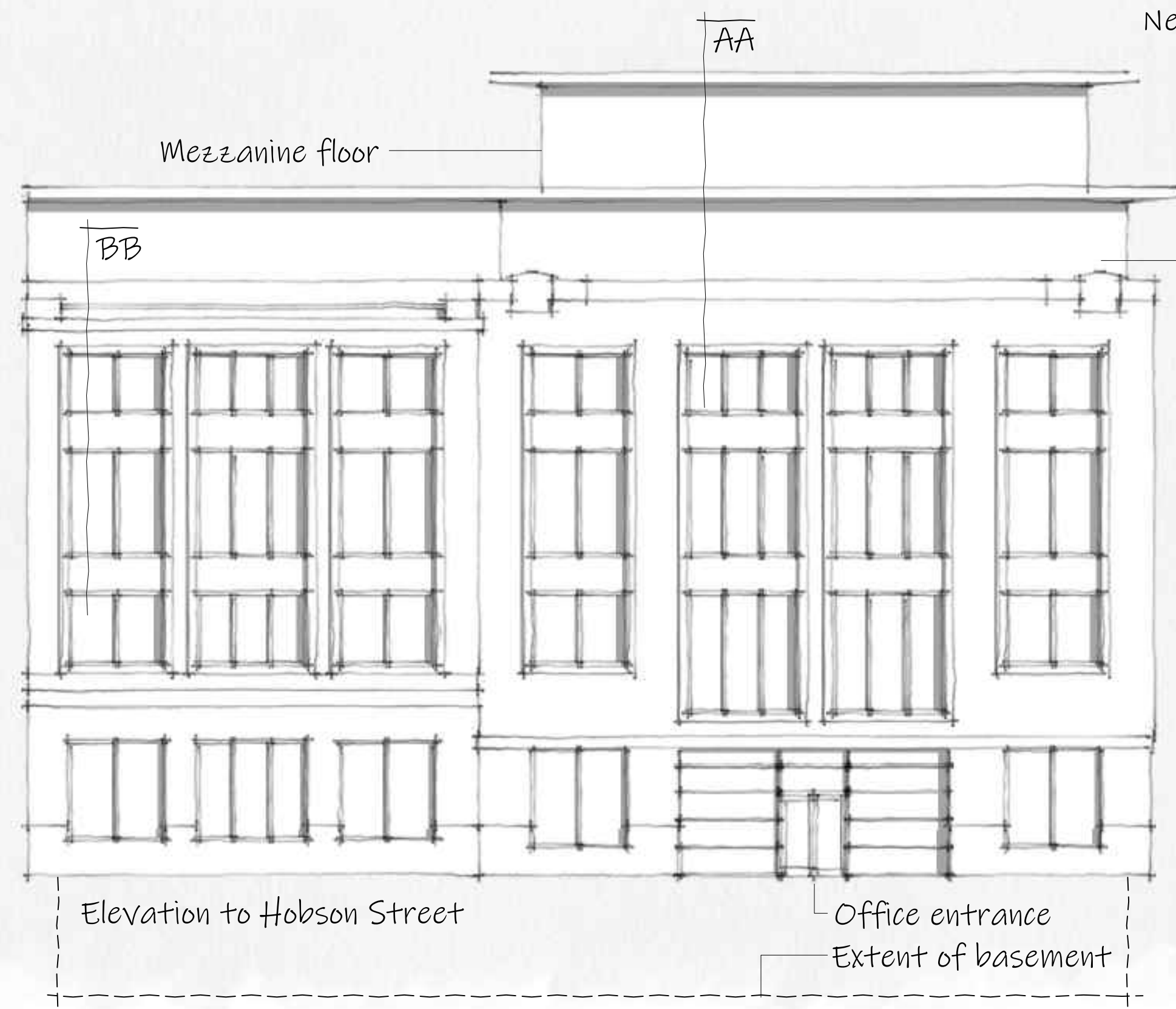
Waterstones

Leisure/community
space

Hobson's Passage

Option 4
Sidney Street facades retained,
rest of site redeveloped
Aerial view from the South West

Option 4
Sidney Street facades retained,
rest of site redeveloped
New facade to Hobson Street



Floor set back from
main facade

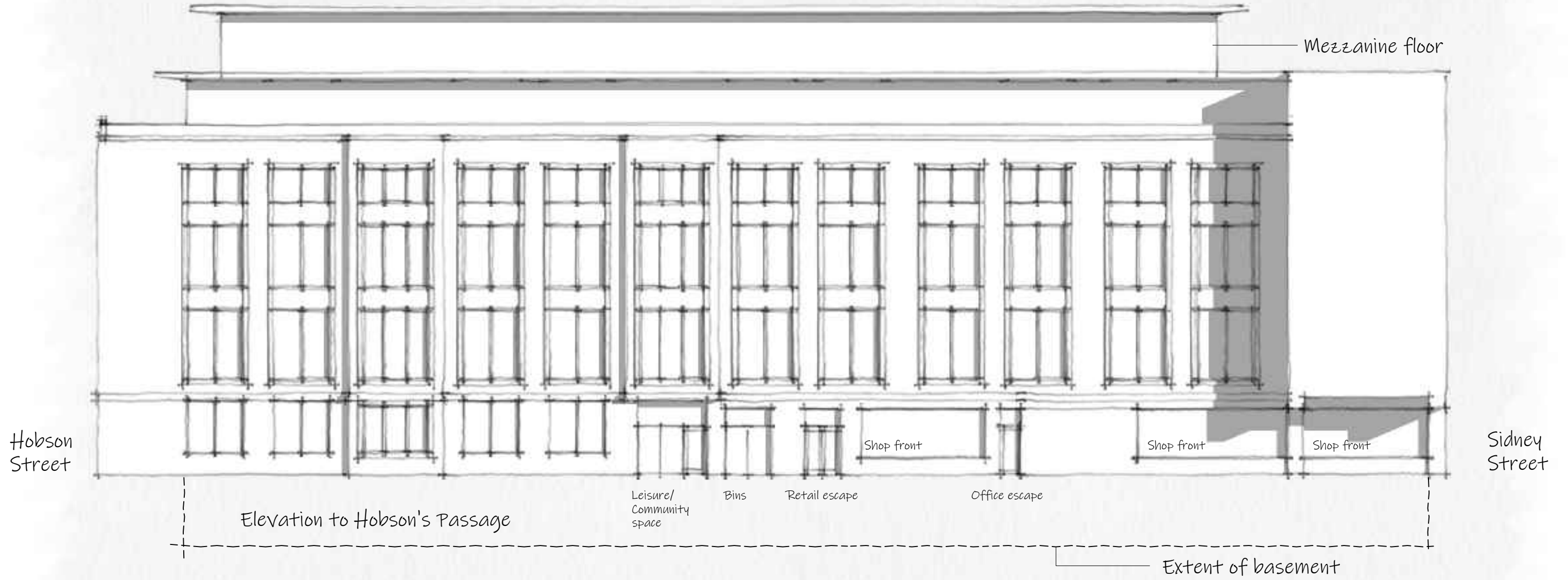
Hobson's
Passage

Elevation to Hobson Street

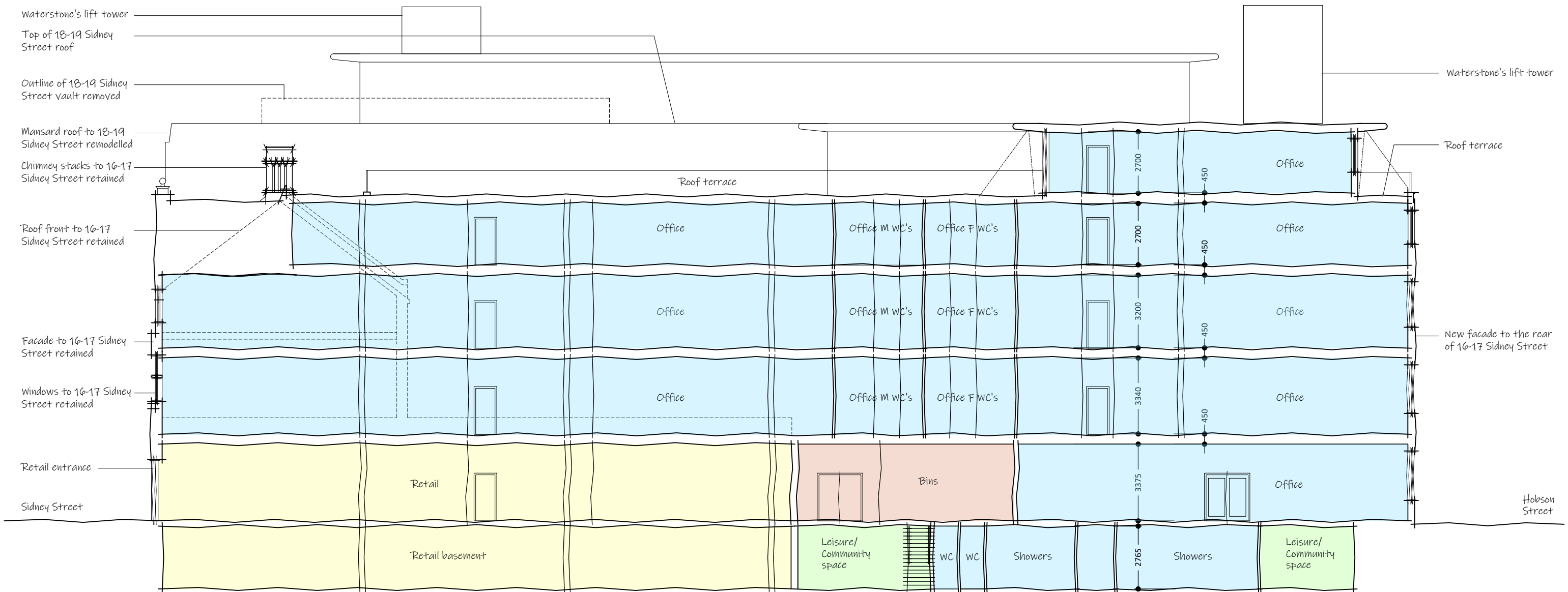
Office entrance

Extent of basement

Option 4
Sidney Street facades retained,
rest of site redeveloped
New facade to Hobson's Passage

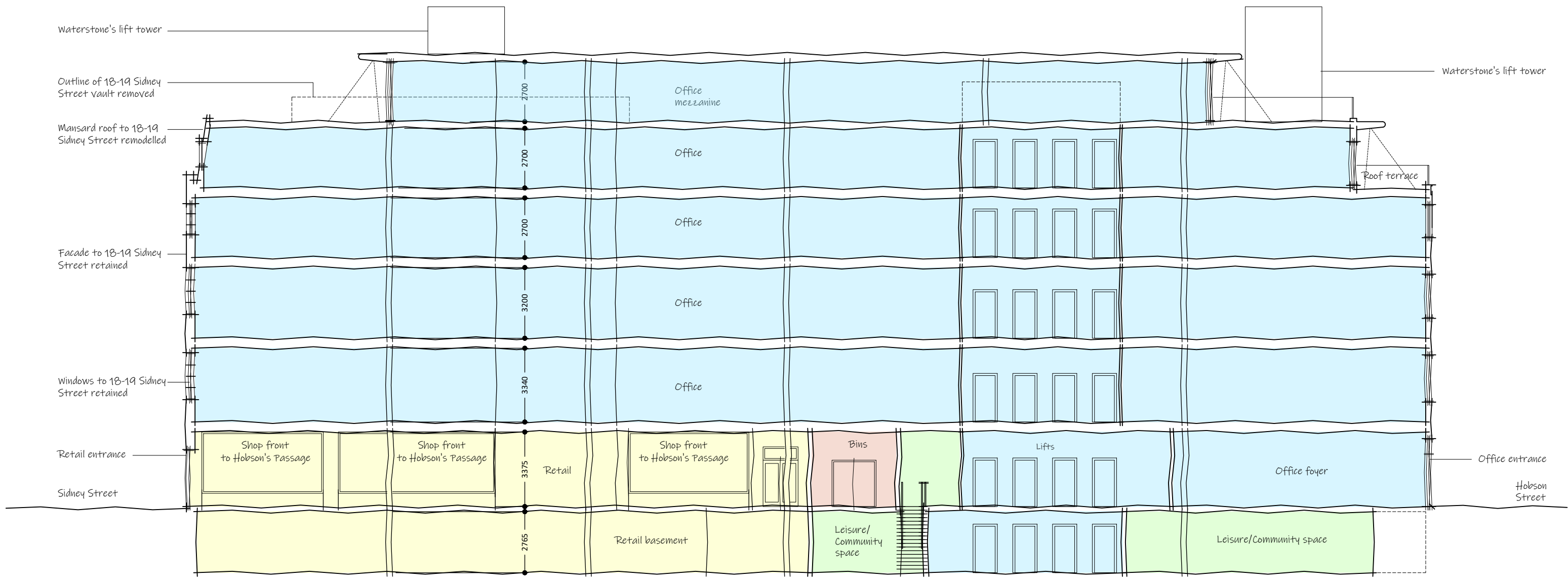


Option 4
 Sidney Street facades retained,
 rest of site redeveloped
 New facade to Hobson Street



LONG SECTION "AA" THROUGH 16 - 17 SIDNEY STREET

Option 4
 Sidney Street facades retained,
 rest of site redeveloped
 New facade to Hobson Street



LONG SECTION "BB" THROUGH 18 - 19 SIDNEY STREET