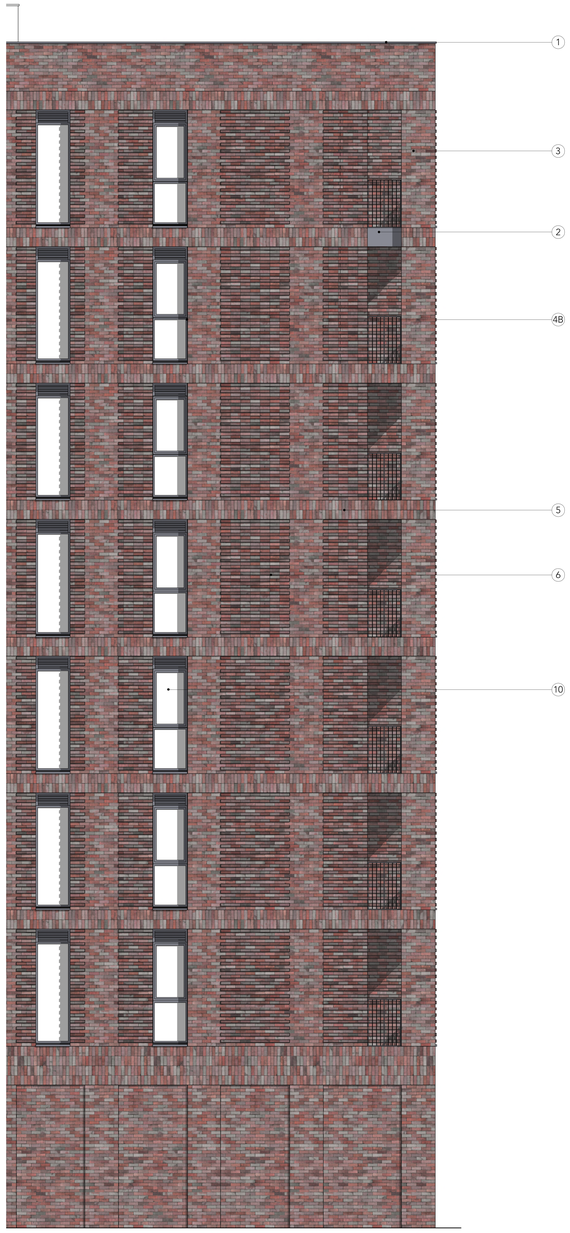


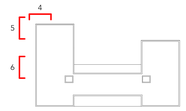
Bay Study 4
1 : 50

Bay Study 5
1 : 50

Bay Study 6
1 : 50

Note:
Do Not Scale from this drawing.
Dimensions are to be checked on site.
If in doubt please ask.

Materials	
1	Metal PPC aluminium coping (Dark Grey)
2	Metal PPC aluminium cladding panels (Dark Grey) with no visible external fixings and recessed joints. In combination with any additional flashings, cappings, reveals and soffits to match
3	Facing brickwork - variegated red/blue brick with flush and coloured mortar joint
4A	Brickwork Reveals to Window openings full brick depth (215mm) with brick soffit and jambs. Window sill part of window system (below).
4B	Brickwork Reveals to Window Jambs as full brick depth (215mm) and integrated aluminium soffit panel and window sill part of window system (below).
5	Soldier course brickwork with flush and coloured mortar joint
6	Horizontal Decorative brickwork from same variegated red/blue brick. Alternating courses stepped out from face of building by 25-30mm with flush and coloured mortar joint
7	Profiled Terracotta cladding with glazed Blue/Green finish. Vertical Format tile with open joints and non-visible/concealed fixings
8	Profiled Terracotta cladding with glazed Blue/Green finish. Horizontal Format spandrel tile with open joints and non-visible/concealed fixings
9A	Jamb Reveals to Terracotta Cladding from matching flat Terracotta Cladding. Soffit and Sills from PPC aluminium with no visible fixings to match windows.
9B	Soffit, Jamb and Sill Reveals to Terracotta Cladding from PPC aluminium integrated into back of tiles with no visible fixings.
10	Windows - Metal PPC aluminium window frames with integrated ventilation louvres at head and metal sill. Colour Dark Grey to match all other metal elements
11	Juliet balcony, RAL colour TBC - Metal PPC aluminium balcony integrated with window. Colour Dark Grey to match all other metal elements
12	Laser cut PPC metal screening and gates
13	Capped Aluminium Curtain walling system to Ground Floor Commercial Frontages and Entrances. All openings include concealed openings as sliding, top-hung, parallel or tilt and turn as described in drawings. Aluminium feature cap and all exposed aluminium in PPC Dark Grey Finish. Triple or Double glazed units with neutral appearance solar control glass. Glazed leaf swing doors, with bonded, stepped edge glazing units. Doors to be metal framed and integrated with curtain walling. Also to include integral and flush vent/louvre panels and signage zone in same finish and design.
14	Decorative Ceramic Fritted Glass to architect's design, colour and pattern
15	Ventilated steel industrial flat panel and louvre doorsets as single, double and bi-fold leaf doorsets with overpanels and side panels. PPC Dark Grey finish to match surrounding design
16	Roller Shutters to Car Park and Loading Entrances to be from Extruded aluminium lockdown profiles. Finish is polyester powder coated in standard RAL/BS colour to match surrounding cladding. Perforated to allow 50% Free Area
17	Single ply membrane roof with gravel ballast finish laid to falls suitable for mounting of PV panels. Concealed rainwater goods including integral rainwater outlets



1 0 1 2 3 4 5 m
SCALE 1:100

Rev	Date	Intls	Details
P0	07/05/21	PB	Planning issue

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Project Title Eliza Yard
Client Manchester Life Development Company 2
Location Manchester

Drawing ref Bay Studies - Poland Street

Date 07/05/2021 12:25:32 **Scale** As indicated
Checker MB **Orig Paper Size** A0

Job No: **9033** **Status** **Planning**

Project: Origin: Zone: Level: Type: Disc: Number: Rev:

9033-BA-XX-XX-DR-A-(05)011-P0