

General Notes
01: Dimensions must not be scaled from this drawing. If in doubt, please ask.
02: All dimensions are in millimetres unless noted otherwise.
03: All dimensions should be verified on site before proceeding with the work.
04: TADW Architects shall be notified in writing of any discrepancies.
05: Copyright to remain the property of TADW Architects in accordance with Copyright, Designs and Patents Act 1988.

Legend



North Elevation

1 : 50



East Elevation

1 : 50

- A** Main Red Brickwork - Type A (Black Smooth by Blockkeys)
B Feature Contrasting Black Brickwork - Type B (Sterling Grey by Blockkeys)
C Roof Finish - Russell Gramplan roof tiles with dry ventilated ridge
D Aluminium windows - Dove Grey (RAL 7004 Signalgrau)
Note 1: safety glazing to all glazing below 800mm above FFL
Note 2: Windows with low level window cills to comply with NHBC and Building Regulations requirements for glazing, guarding, and restrictors
Note 3: All windows and doors to be set back from main face of brickwork by 175mm window reveal.
Note 4: AOV windows at corridor ends to provide a total minimum free area of 1.5m².
E Aluminium frame curtain walling screen to communal main entrance with double glazed entrance doors. Automatic opening smoke vents to fanlights over entrance doors (doors to act as AOVs). To Secured By Design standard. Colour: Dove Grey (RAL 7004 Signalgrau)
F Aluminium frame curtain walling screen. Screen to East elevation to incorporate AOVs (Automatic activated smoke vents) with spandrel panels at separating floors and roof level. Secured By Design standard. Colour: Dove Grey (RAL 7004 Signalgrau)
G Aluminium frame glazed entrance doors. Secured By Design standard. Colour: Dove Grey (RAL 7004 Signalgrau)
H Glass balustrading to external walkways supported on steel structure - refer to SE details. Balustrading to be imperforate and to have a Class 0 rating and minimum Class B-S4-02. Exact specification, design and fixings to be confirmed by supplier. Balustrading to all walkways to have min height of 1.1m above FFL.
J Entrance canopy in aluminium cladding (Colour: Dark grey RAL 7016)
K Metal trim to parapet edges - Dark Grey (RAL colour 7016)
L Lead flashing
M UPVC rainwater goods - Colour Black
UPVC fascias - Colour Black
UPVC soffits - Colour Black
N Communal letterboxes (in front - out front) by The Safety Letterbox Company
P Rooflight to provide access onto flat roof
Q GRP composite glazed doors to external flat entrances (Door manufacturer and door style to be agreed)
R GRP composite doors to private bike store (Door manufacturer and door style to be agreed)
S GRP composite door to Plant Room / Communal Cycle Store. Secured By Design standard. Colour: Dove Grey (RAL 7004 Signalgrau)
T Aluminium framed loured smoke vent - manually activated
V Cavity tray/DPC and weepholes min 150mm above external ground level.
Stepped DPC at level entrances.
Utilise double DPC at level access thresholds. Full height open perpend above ground level at max. 1350mm centres to provide ventilation and drainage to cavity.
W Indicates cavity tray with weepholes (min. 2 @ 450mm ctrs) over windows and doors
X Air bricks for MVHR air intake and exhaust ducts, with cavity tray and weepholes (min.2) over
Y Terminals for air source heat pump water cylinder, with cavity tray and weepholes (min.2) over
Z Vent pipes for SVPs and VPs routed through roof void and terminated at external wall with cavity tray and weepholes (min. 2) over
AA Movement joints (Refer to S.E. drawings for confirmation)
BB Obscure glazing to be textured glass with obscuration level of at least 3 on the Pilkington scale of 1-5 (where 1 is clear and 5 is completely obscure).
CC Safety glass
Note: All glazing below 800mm to be toughened or laminated to meet requirements.
DD Fire rated cavity barrier - to be provided to external wall around all openings (windows and doors etc.) and at eaves (not shown on elevations for clarity), and at all junctions with party walls and other locations shown
EE Telescopic air vent to ventilate sub floor void

7	NMA application. Window positions amended. Roof design updated. Metal railings added to GFL windows on North and West Elevations.	20.07.20	KM	xx
6	Notes updated. Loured smoke vents (Window Type E) removed. Window Types F, L and H changed to AOVs. AOV to main entrance screen Type M amended. Fixed glazed screen WS27 (Type N) added in lieu of DO28. External walkway construction revised. Brick Type A pinstrip added below Type B brickwork.	03.07.20	KM	xx
5	Fascia and soffit materials updated. Window Type A S/O height amended.	21.04.20	KM	xx
4	Revisions updated.	29.03.20	KM	xx
3	Window designs updated.	14.01.20	KM	xx
2	Guarding at roof level omitted. Bathroom window to fix & lintel.	03.01.20	KM	xx
1	Issued for comment	19.12.19	KM	xx

Issue	Description	Date	Drawn	Checked
Drawing Status				
P - Planning	T - Tender	C - Construction	R - As Recd	
FOR APPROVAL				
tadw architects				
Six St Petergate, Stockport, Cheshire SK1 1HD Ph 0161 477 6158 Fx 0161 480 8342 mail@tadw.co.uk www.tadw.co.uk				
Client	Watson Homes			
Job	Dakley Street, Openshaw			
Title	PROPOSED ELEVATIONS (SHEET 1 OF 2)			
Scale	1 : 50 @ A0			
Note - Prints from PDF files may not be to scale, check accuracy against scale				
1 2 3 5				
Job No.	Originator	Ph.	Level	View
911286-TADW- A- N/W- DR- A- 107- P- 7				