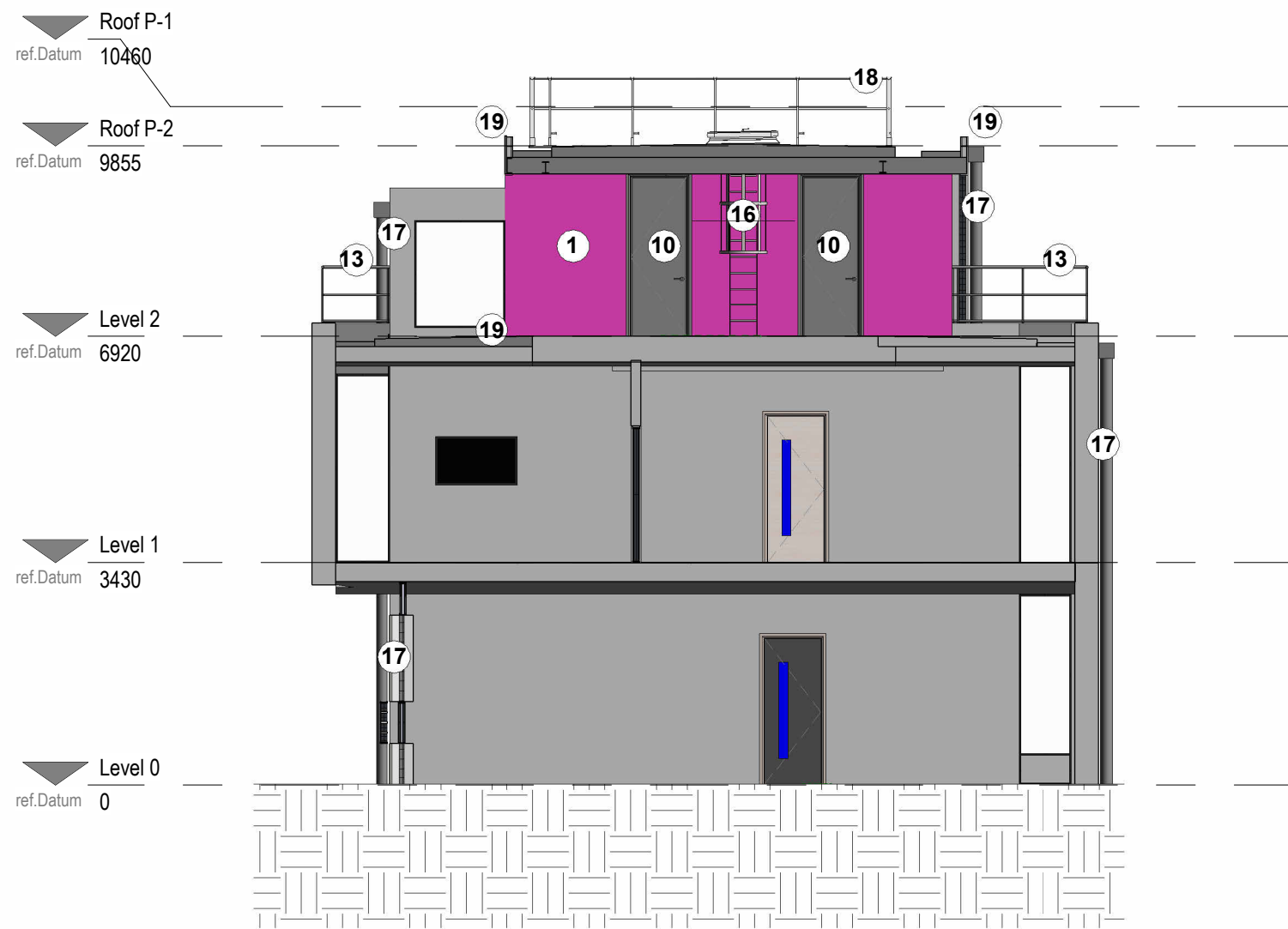
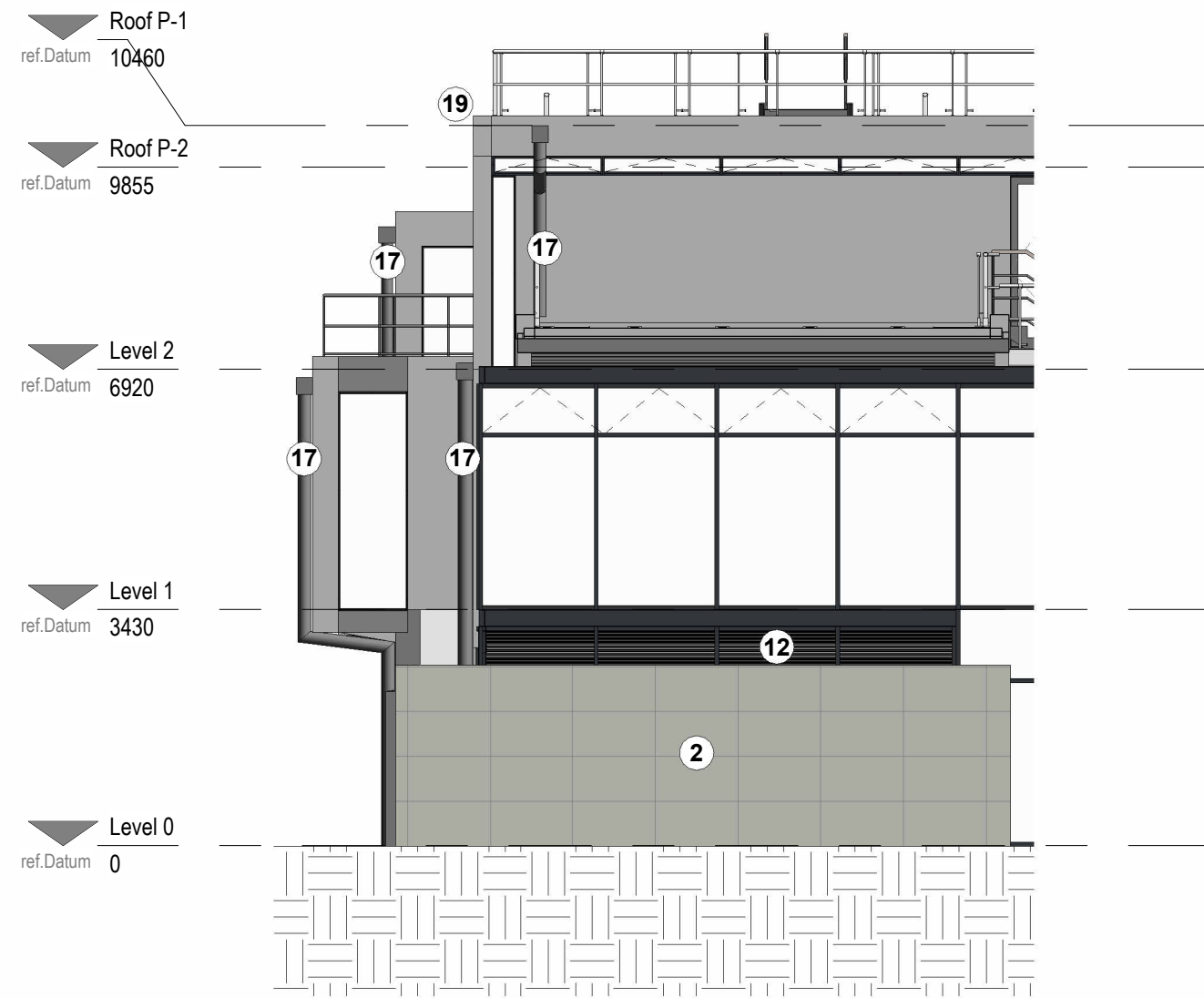
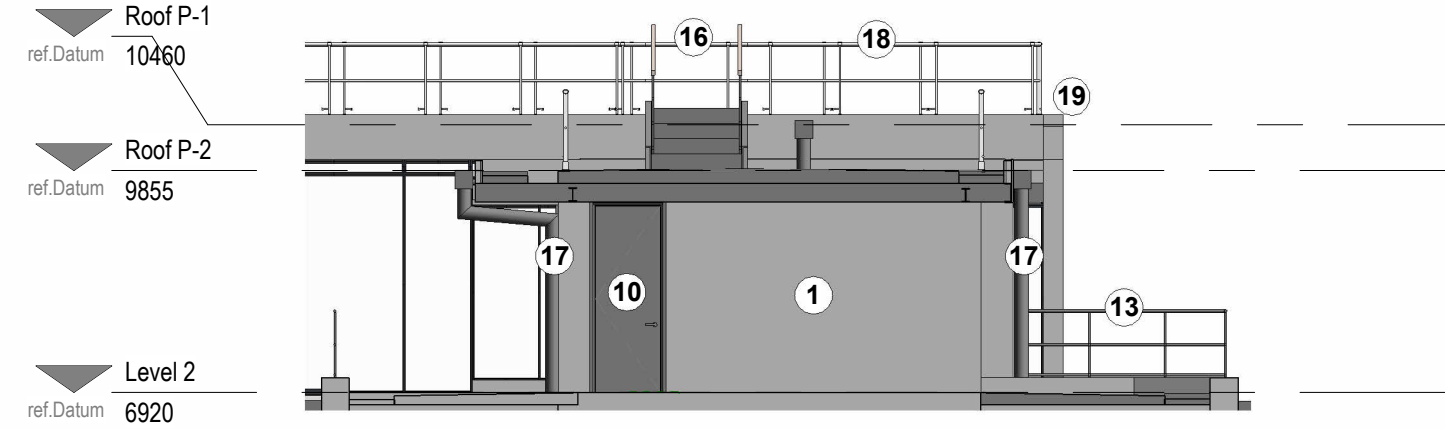
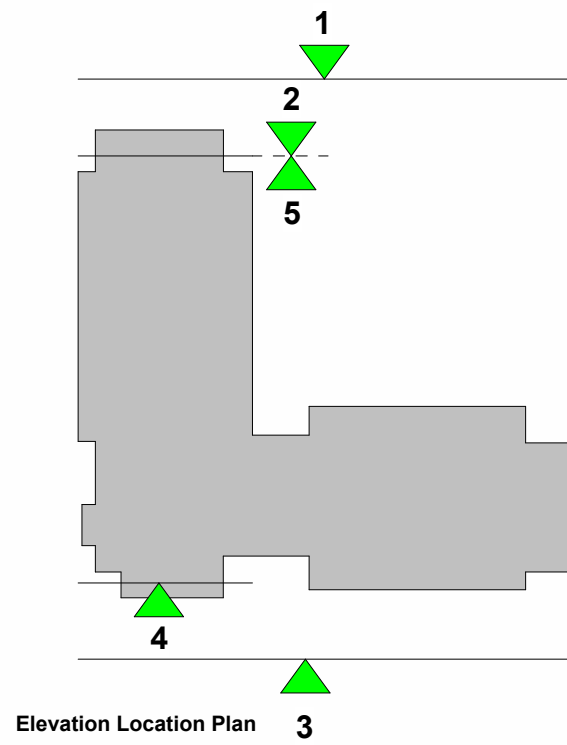
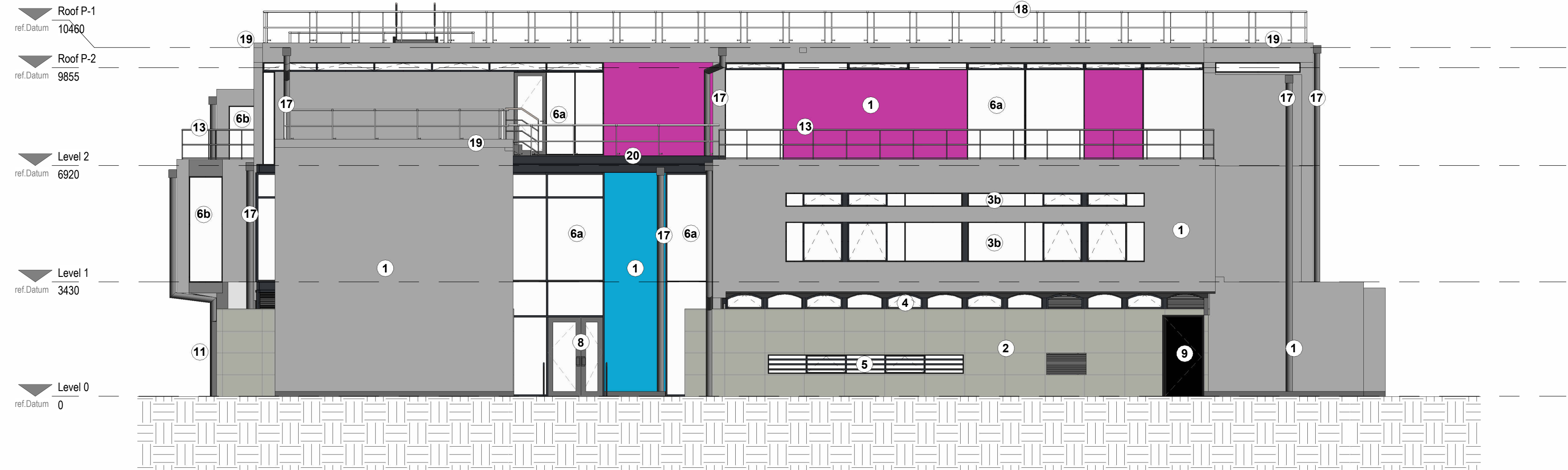
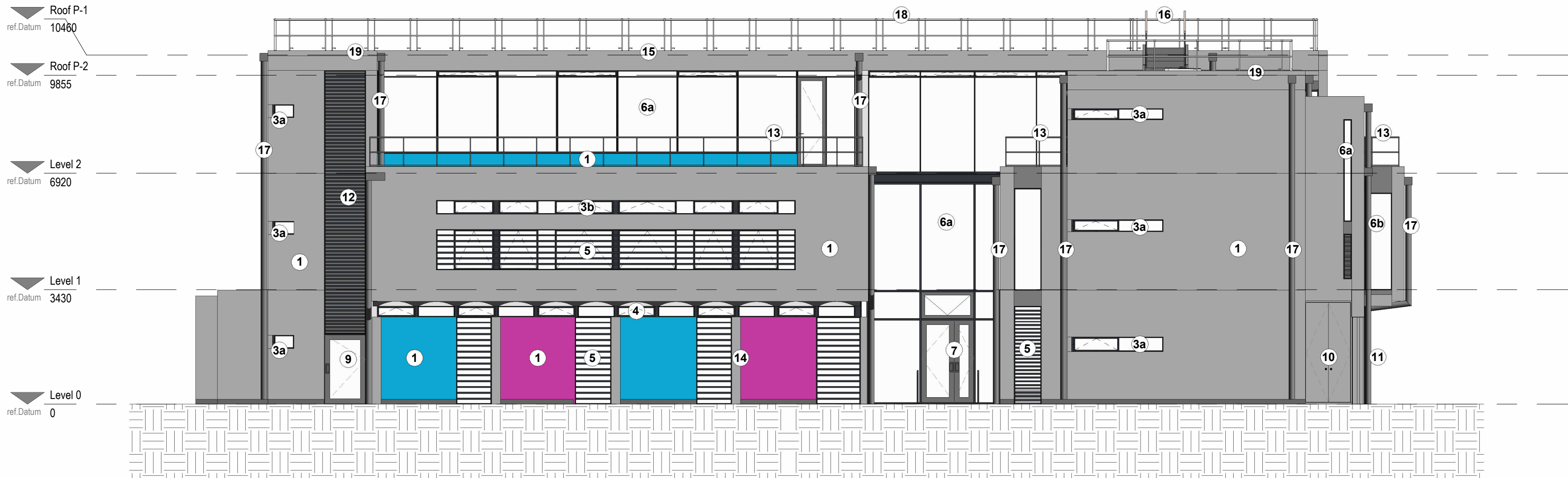


NOTE: Elevations show Guardrails in upward position (in-use) .



- NOTES.
- DO NOT SCALE FROM THIS DRAWING.
 - ALL MEASUREMENTS ARE IN MILLIMETRES UNLESS STATED OTHERWISE.
 - THIS DRAWINGS IS TO BE READ IN CONJUNCTION WITH THE SPECIFICATION AND ALL RELEVANT ARCHITECTURAL, ELECTRICAL, MECHANICAL AND STRUCTURAL DRAWINGS.
 - UNIVERSITY OF MANCHESTER. THIS DRAWING MUST NOT BE REPRODUCED WITHOUT PERMISSION.
 - DIRECTORATE O ESTATES AND FACILITIES TO BE NOTIFIED OF ANY DISCREPANCIES.

Scale Bars TO BE USED ONLY AS GUIDANCE

1:100	mm	000	1000	2000	3000	4000	5000
1:200	mm	000	1000	2000	3000	4000	5000
1:500	M	0	5	10	15	20	25
1:1250	M	0	10	20	30	40	50

- PROPOSED ALTERATIONS TO EXISTING ELEMENTS AND MATERIALS.
- Through-coloured painted render, grey, pink and blue. The existing render will be cleaned, made good where damaged, flaking areas of paint removed and re-painted. Appearance and finish to match existing colours.
 - Concrete cladding panel. Existing concrete cladding panels to be cleaned and made good where required. Natural finish retained.
 - Dark grey steel framed windows. Dark grey steel window cill. Operable windows where indicated on elevation. All single glazing - all single glazed elements to be replaced with new aluminium double glazed units. All double glazing - all double glazed units to be replaced with new aluminium double glazed units.
 - Dark grey double glazed arched steel framed window. Dark grey steel window cill and flashings. Operable windows where indicated on elevation. To be replaced with new Aluminium double glazed units.
 - Dark grey double glazed steel framed window. Dark grey steel window cill. Dark grey rainscreen batten panels over windows. Steel to steel. Dark grey rainscreen batten panels to be repaired and redecorated to match existing. At single glazing. At double glazing.
 - Dark grey steel framed curtain walling to be replaced with Aluminium. At single glazing. At double glazing.

- All window and curtain walling frames and glazing to be replaced to meet current Part L, energy efficiency standards.
- Proposed System - Smart Aluminium Alltherm 400 system with Heritage Inserts for opening lights to be used to replicate the existing details.
- Smart Aluminium MC Wall Curtain Walling system with Glazed doors.
- All window cills and flashings to be replaced with aluminium to suit existing openings and new details. All structural steel elements to be assessed for repair, refurbished and to be repaired to match existing. All windows U-Value 1.6.
- Finish: Dark Grey PPC to match existing RAL 7012.
7. Glazed double door within curtain walling. Door will be replaced with single swing automatic door and glazed panel. Access control to meet fire escape requirements.
- Smart Aluminium Smart Wall Double Glazed Aluminium doors Leaf and Half or single doors U-Value 1.8.
- Finish: Dark Grey PPC as window / curtain walling Dark Grey RAL 7012.
8. Glazed electrically operated sliding door within curtain walling. Door will be replaced with single swing automatic door and glazed panel. Access control to meet fire escape requirements and auto opening for access on sensors. Specification and details as noted in 7.
9. Glazed door to escape stairs retained, refurbished and redecorated.

10. Dark grey metal external double door Plant and Stores. Doors to be refurbished, sanded and re-painted to match existing.
11. Floor single glazing. Plaster glazing feature window box to be replaced with double glazed aluminium Curtain walling infill. Frames dark grey as other areas and U-Value 1.6.
- Roof areas to be replaced with Kingspan Topdek with integrated roof covering to form insulated gutter and roof. U-Value RSC with final design and co-ordination.
12. Dark grey louvers. Dark grey louvers panels to be repaired and redecorated to match existing. Grey RAL 7012.
13. Cast iron steel ceiling 1100mm high. Rafting and concrete copings to be cleaned, repaired and redecorated to match existing. Copings to be removed, cleaned and reinstated / sealed for roof finish and weathering. Colour Black / grey to match existing.
14. Concrete columns. To be sanded, repaired and repainted to match existing colour.

15. Removal and replacement of first and second floor flat roofs. On the upper roof, a new Blue polymer bitumen warm roof system to be installed, resulting in a minimal height increase of circa 200mm. New aluminium flashings and cappings to be installed in Grey PPC finish to match existing. New fascia boards as required for increased roof finishes to be installed in timber and painted render finish to match existing. Soffits where damaged by damp ingress to be replaced with WBP marine ply or cement board finish to match existing and painted white to match existing finishes. Overall U-Value 0.16. Roof top Finish in Reader Grey finish.
- On the lower deck terrace levels the existing paving, ballast and insulation / single ply will be removed and a new bitumen polymer waterproofing applied. Areas of existing render will be required to be removed and new upstands created for window / door openings to allow for compliant details to be achieved.
- New aluminium flashings, cills and cappings to be installed in Grey PPC finish to match existing. Existing coping to terminal will be removed, cleaned and re-lead with tapered roofing details. Specification Beyer Total Roof system - U-Value 0.21. Finish in Reader Green finish.
- Lesser U-Value is required to maintain fire escape access across the roof / floor and to eliminate increases in paving, elevation with roof depth insulation and existing ceiling heights at 1100mm retained. If increased insulation depths can be achieved on strip out of roof these should be reviewed and U-Values adjusted to meet Part L.

16. New Access hatch and ladder to second floor roofs. New Beyer access hatch and galvanised steel ladder to allow access to second floor roofs for maintenance. Roof hatch to have Simon Voss padlock for security. Self finish product.
17. Siphonic Drainage to Gravity Drainage. Removal of existing defective siphonic drainage and installation of new gravity drainage to all roof areas is required. Requirements for new external dark grey aluminium downpipes and hoppers to facades for drainage to ground floor level as shown. New connections to existing drainage system with rodding points and inspection chambers to SE details. Existing paving and soft landscape to be made good with existing finishes re-used or new to match existing. Materials perfect concrete paving slabs in natural finish.

18. New collapsible guardrails. New galvanised steel finish guardrails to the upper roofs as noted on roof plans with required access doors and step overs. Self finish in galvanised steel and weighted system for no penetrations to roof system. These can be deployed during maintenance activities to provide full protection and folded down afterward to maintain the roofs streamlined appearance. New galvanised steel step covers to be included at roof level changes as noted on plans.

19. New Perimeter upstand. An additional 150mm upstand is to be added on top of the existing perimeter upstand to accommodate the new roof insulation and ensure compliance with Building Regulations Part L.
20. New additional perimeter steel upstand. An additional 150mm RSC upstand is to be added on top of the existing 150mm RSC to accommodate the new roof insulation and ensure compliance with Building Regulations Part L.

P01 Planning Issue	22.08.25	MD
Rev Description	Date	By

MANCHESTER
1824
The University of Manchester

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Beyer Building
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Drawing Status	STAGE 4
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Project	University of Manchester- ITS & Computer Science
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Building Name	Prospect House	Building No.
Site Name	Booth Street East, M13 9PL	
Sub Site Name		

Drawing Title	Planning - Proposed North and South Elevations
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PM	Drawn	Checked	Authorised
Avision Young	MT	KMD	
Scale @A1	Date	Date	Date
As indicated	22.08.25	22.08.25	

Drawing No.	Revision
7808-FA-PH-XX-DR-A-08202	P01