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SUMMARY

The following pages are an abridged version of the document “RF24-1129-WP03-Landscape Statement” and summarises the design approach for the development’s public realm and roof terrace. Please refer to the Landscape Statement for the full details of the public realm scheme

INFORMING THE DESIGN: DESIGN PRINCIPLES

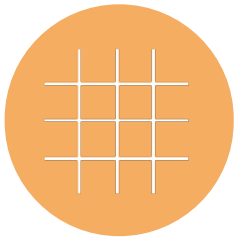
- > The public realm should reflect and complement the modernist architectural principles that the building is valued and recognised for including its symmetrical form, environmental influence on materials selection and clean, unobstructed plaza and floor plates.
- > The six principles opposite expand on how they each can be practically implemented into the ground floor public realm and roof terrace designs.



PUBLIC REALM: SYMMETRY

Implementation:

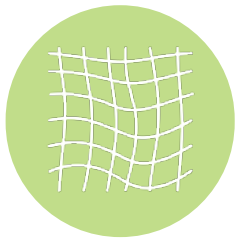
- > Preserve the symmetry of the main plaza, emphasising balance and order
- > Layer planting, street furniture and steps to create a sense of visual harmony



ROOF TERRACE: GRID STRUCTURE

Implementation:

- > Utilise a rational grid to create a cohesive spatial arrangement
- > Reference the structure of the building to reinforce the grid
- > Reinforce the modernist architectural characteristics of the building



PUBLIC REALM: PATTERN & TEXTURE

Implementation:

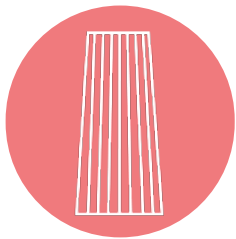
- > Use geometric paving layout and finishes that align with the tower’s clean, modernist lines
- > Introduce a restrained palette of high-quality materials with subtle textural variations to create depth without clutter



ROOF TERRACE: VERSATILITY

Implementation:

- > A flexible layout that accommodates a variety of uses, from quiet retreats to collaborative gatherings
- > Open, unobstructed spaces designed to support free movement and adaptability for events or changing needs.



PUBLIC REALM: VERTICALITY

Implementation:

- > Introduce additional linear elements such as tree planting and lighting columns to complement the character of the surrounding public realm, establish a human scale and reinforce the verticality of the tower



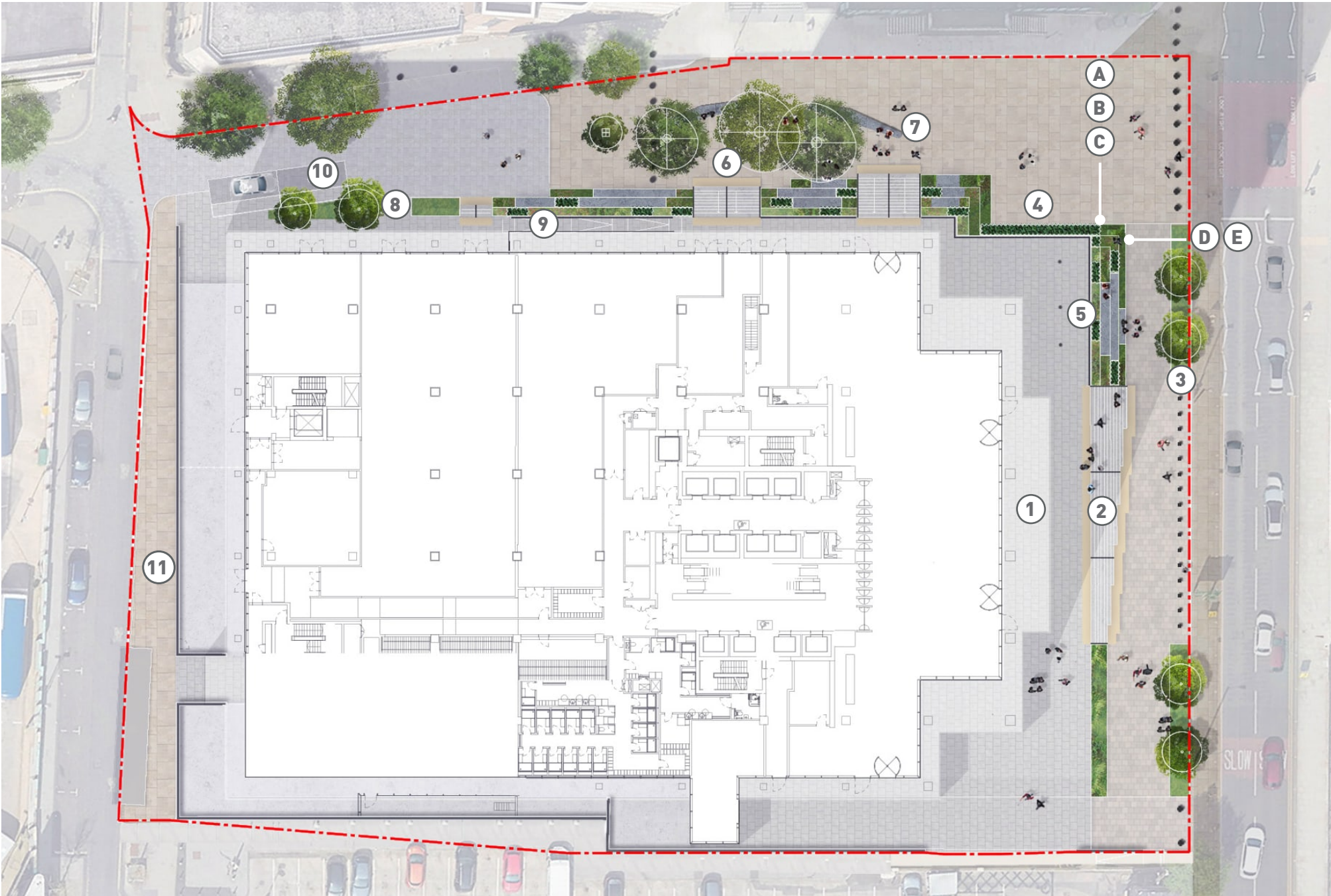
ROOF TERRACE: TEXTURE IN PLANTING

Implementation:

- > Restrained yet varied planting palette to complement the modernist aesthetic
- > Utilise architectural foliage and large species that create a contrast to the restrained hard material selection

PUBLIC REALM ILLUSTRATIVE MASTERPLAN

- > The public realm proposals establish a cohesive and well-integrated external space that responds to its ground-floor uses and is fitting for a building of such significance.
- > Rooted in modernist principles, the expansion of the Miller Street entrance plaza improves the arrival experience with symmetrical planting beds and reduction of clutter such as the lighting surrounds creating a more inviting environment.
- > The redesign of Dantzic Street accommodates access to the new commercial units, including step-free access, for a more open and accessible streetscape,
- > Terraced planting softens the verticality of the plinth and extends onto Dantzic Street, seamlessly integrating level changes between the plaza and the street, while reinforcing a strong green presence at ground level. Imposing shrub planting is replaced with textural hedge, grass and perennial planting, preserving sight lines and guiding movement. Existing stone seating is retained and complemented by new seating within the planted terraces. While three low-value trees are removed, seven new trees—three on Dantzic Street and four on Miller Street—are introduced, balancing planting within the constraints of the site.



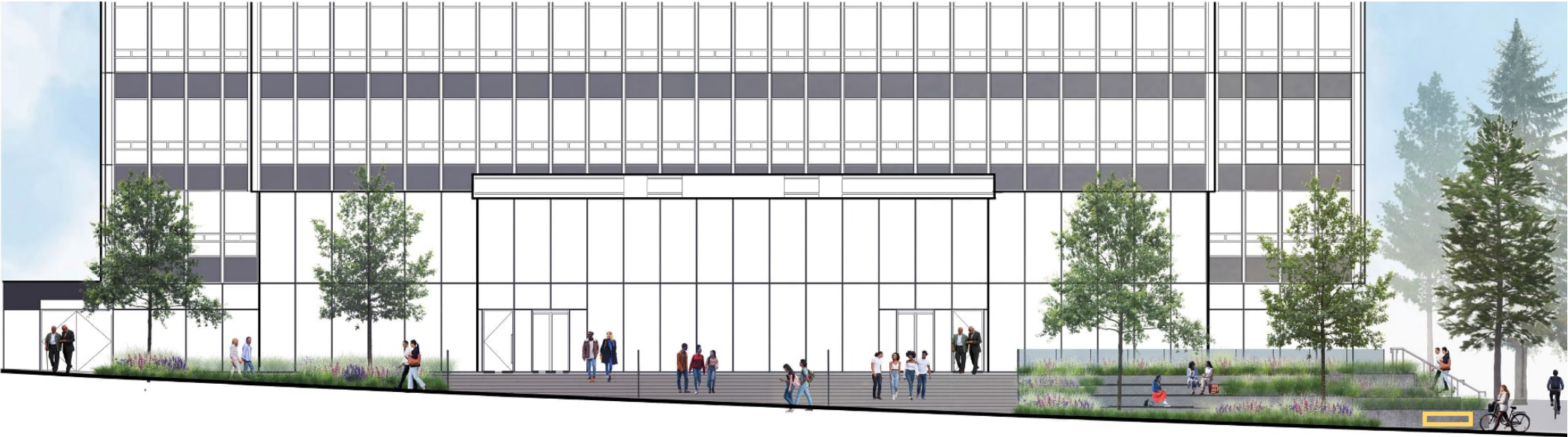
Illustrative masterplan

KEY

- | | | | | | |
|---|---------------------------|---|--------------------|---|---------------------------------------|
| ① | Main entrance | ⑦ | Retained bench | A | Dantzic Street sign |
| ② | Primary stepped access | ⑧ | Raised planters | B | Official opening commemorative plaque |
| ③ | Miller St buffer planting | ⑨ | Ramp access | C | Design Team plaque |
| ④ | Terraced planting | ⑩ | Accessible parking | D | Miller Street sign |
| ⑤ | Terraced seating | ⑪ | Basement access | E | RIBA Bronze Medal |
| ⑥ | Retained trees | | | | |

PUBLIC REALM SECTIONS AND ELEVATIONS

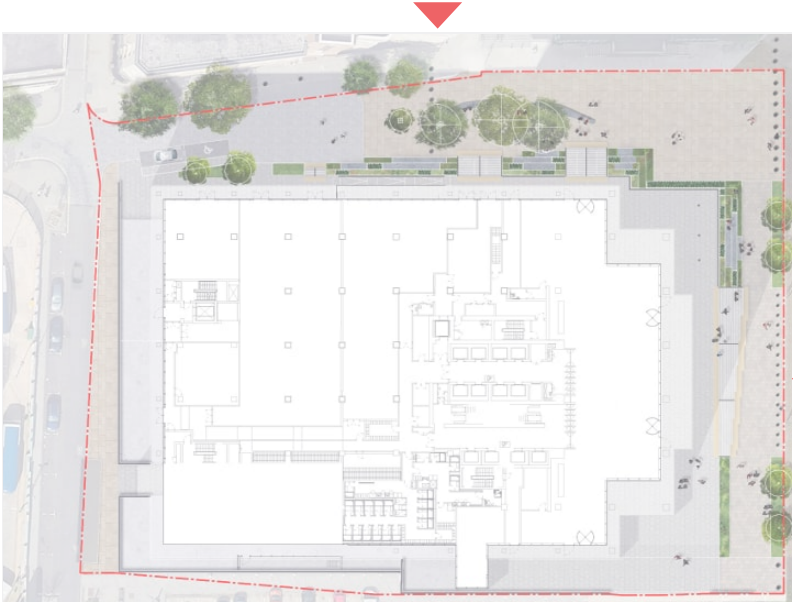
> The elevations and sections illustrate the terraced planting, integrated seating, stepped access, and expanded entrance plaza, showcasing a cohesive and accessible public realm that enhances connectivity and softens the transition between levels.



Elevation - Miller Street

KEY

- Heritage signs relocated to plinth wall
- Miller Street Elevation: Miller Street sign, RIBA Bronze Medal
- Dantzie Street Elevation: Dantzie Street Sign, official opening commemorative plaque, design team plaque



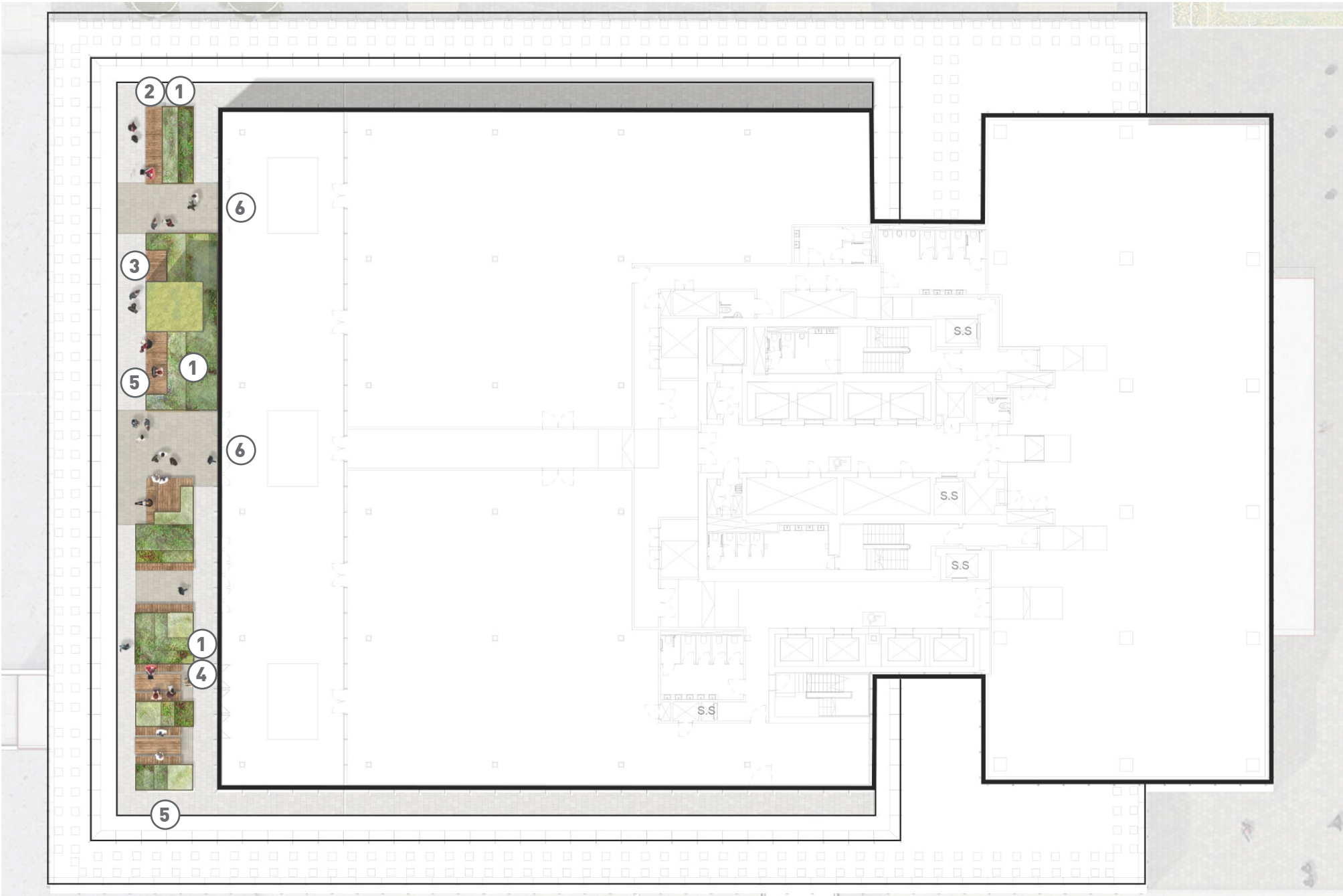
Key plan



Elevation - Dantzie Street

ROOF TERRACE ILLUSTRATIVE MASTERPLAN

> The roof terrace general arrangement illustrates a well-structured layout, defining a series of garden ‘rooms’ with raised planters and textural planting. There will be a strong visual and physical connection with the winter garden, with easy access and movement onto the terrace. A variety of seating types will cater to a wide range of users and uses, creating a versatile and inviting outdoor space.



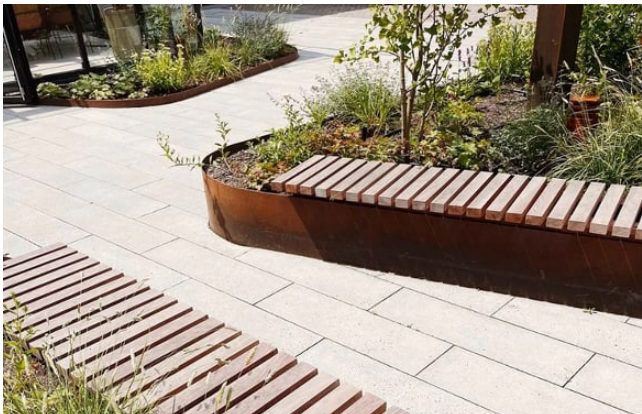
Illustrative masterplan

KEY

- ① Raised planters
- ② Integrated timber seating
- ③ Timber sunloungers
- ④ Timber tables and benches
- ⑤ Perimeter circulation
- ⑥ Access to winter garden



Sun lounger seating



Integrated timber seating



Raised metal planters

ROOF TERRACE SECTIONS

> The elevations and sections depict the roof terrace’s structured layout, featuring raised planters, varied seating options, and easy access, creating a flexible and inviting outdoor space that balances functionality with greenery, whilst capitalising on the roof terrace’s unique aspect onto the city.

- KEY
- 1

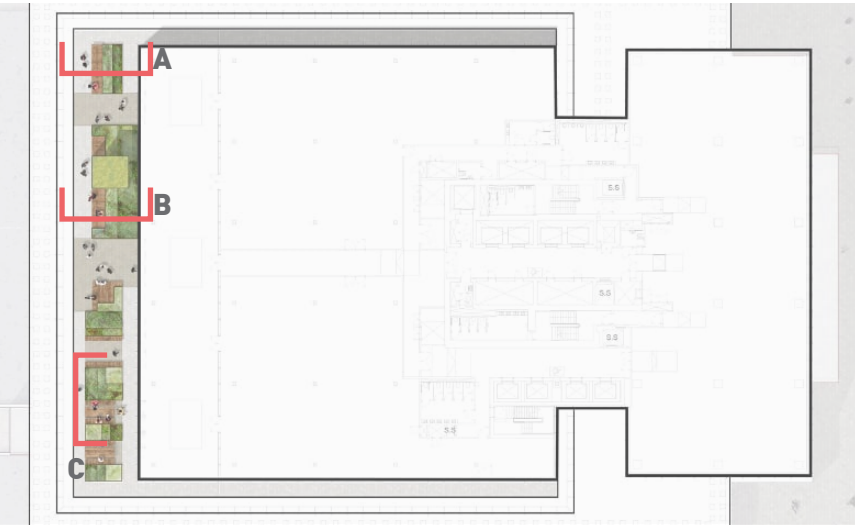
Raised planters
- 2

Integrated timber seating
- 3

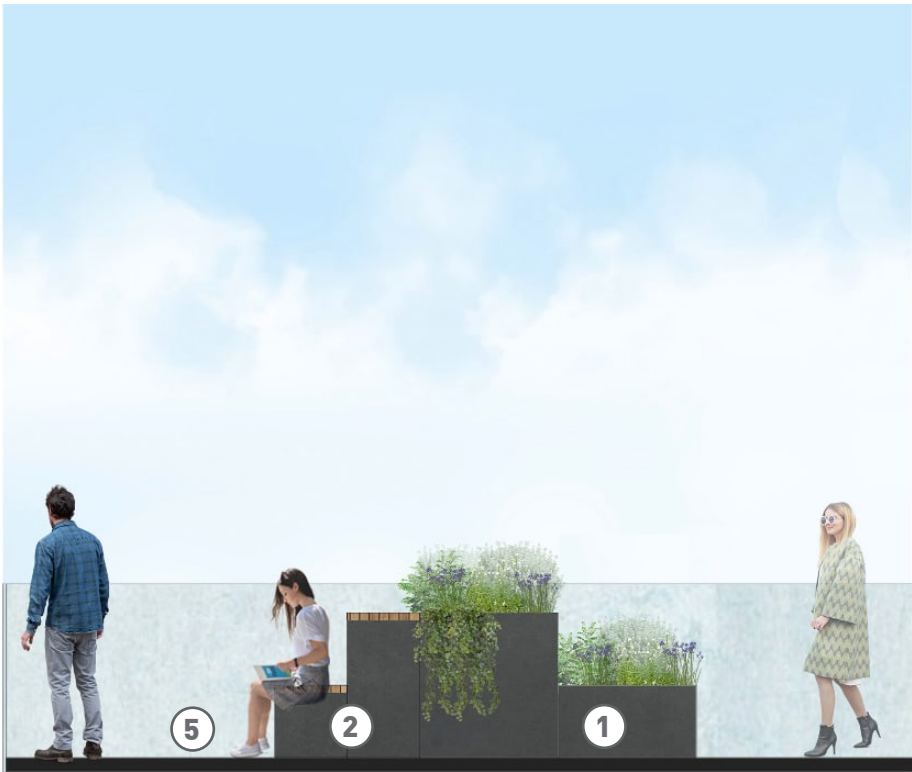
Timber sunloungers
- 4

Timber tables and benches
- 5

Perimeter circulation



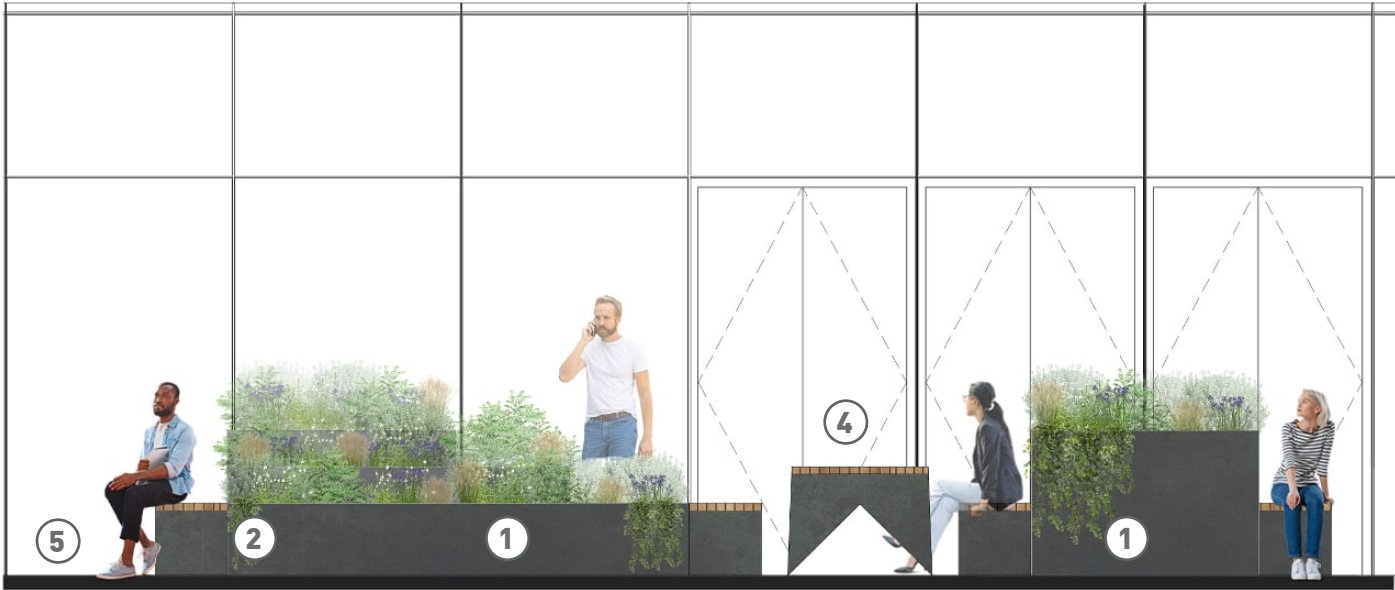
Key plan



Section A



Section B



Elevation C

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INTRODUCTION

INTRODUCTION

This section explains strategies for access which have been developed for the Proposed Development; including servicing, parking, refuse, inclusive access, and access & maintenance.

Inclusive design principles have been applied to the internal and external spaces so that they can be successfully and safely used by all potential users; within the constraints posed by the listed fabric.

The design has been developed in consideration of national legislation; including but not limited to the the provisions of BS 8300 and The Building Regulations Part M Volume 2 (2015 Edition). The considerations seek to avoid discrimination regardless of disability, age, faith, race, sexual orientation or gender.

Design proposals have also been considered from a landlord base build and a future tenant fit out point of view. The retail, leisure and restaurant and bar areas that are not subject to landlord fit out will be required to provide regulation compliant fit outs in future; however consideration has been given to their forthcoming designs within the base build proposals. The landlord base build elements of these areas, such as primary entrances, internal access corridors and doors will all be designed in line with relevant regulations.

This section should be read in conjunction with supplementary reports submitted as part of the application including the Transport Statement, Travel Plan, Waste Management Strategy and Crime Impact Assessment; as well as the fire engineering commentary included in other sections of this report.



PRINCIPLE ACCESSIBILITY AIMS

CIRCULATION TO AND ACCESS AT PRIMARY ENTRANCES

In the existing condition, level access points into the building for wheelchair users are limited to manually operated doors to the main entrance on Miller Street and a service door to the south-western corner of the building on Dantzig Street. This space has turnstiles, therefore requiring wheelchair users to therefore access via the servicing bay.

Building levels are determined by the existing structure, plinth and public realm levels. The significant level change to the north western corner of the building (approx. 2m) results in an extended route to reach the main entrance from the south or west (see existing route in diagram adjacent).

Whilst working with the existing structure and landscape levels, the proposed design looks to significantly improve access for all users. The key principles for office, retail, leisure, and restaurant access are as follows:

- › powered/automated pass doors;
- › clearly defined entrances;
- › level thresholds and step free access.

The proposed landscape includes a wheelchair accessible ramp immediately adjacent to the building along Dantzig Street which facilitates the level transition from existing street level to the main building entrance from the south.

The ramp also provides level access to the newly created retail units and the restaurant & bar entrance, and shortens the route to the office entrance hall via the newly created entrance door on Dantzig Street (refer to adjacent proposed diagram).

Stair access to the upper levels of the plinth are provided, in line with relevant guidance.

Powered access doors are provided adjacent to each revolving door into the entrance hall for ease of access for wheelchair users.

The clear width of all access routes, from pavement to main entrances, are at least 1,500mm wide (typically wider) and comply with or exceed statutory guidance.

Beyond the ramp, the gradient of access routes are ‘flat’ with cross falls introduced for drainage only.

Access routes will be finished in hard landscaping with appropriate slip resistance and textured thresholds as required.

OFFICE ENTRANCE HALL & RECEPTION AREA

The Entrance Hall is located at ground floor on Miller Street. The proposals include an increase in the size of the Entrance Hall, and provision of additional entrances on Dantzig Street and Miller Street, improving accessibility. Further detailed interior design for this space is to be undertaken in line with the relevant guidance.

Reception desks will include a low level areas for wheelchair users and a hearing loop.

Any seating or waiting areas will be spaced to enable suitable clear

circulation and passing places in line with statutory guidance. In addition, waiting areas and entrance lobbies will include some of the following;

- › Materials selected to reduce surface glare
- › Upon entering, the interior layout will be clearly signposted
- › The use of lighting and signage to aid way finding
- › Solid floor surfaces to access routes to facilitate ease ofwheel chair movement

COMMUNAL STAIRS AND LIFTS

Existing stairs and lifts will be retained in their existing dimensions. New communal stairs and lifts have been designed to comply with all appropriate Building Regulations. In addition, communal stairs and lobbies will include consideration of the following where possible, noting existing fabric constraints;

- › Doors fitted with vision panels
- › Doors fitted with lever type handles or ‘D’ pull handles at a height of 1,000mm from floor level
- › Doors to be of a weight suitable to be used by people with limited strength or reduced mobility
- › All glazed walls and doors are to have high contrast manifestation
- › Lighting to help define space, fixtures and signs
- › Increased number and legibility of signs
- › Deliberate use of colour and surface treatment to create visual contrast between elements
- › Ergonomically user friendly and visually distinct ironmongery, fixtures, fittings and equipment
- › Building Regulation compliant handrails to all new stairs and landings; and review of existing provisions
- › High contrast stairs nosings
- › Enhancement of stair lighting, with glare being minimised
- › Lifts are to include high contrast signage and tactile controls

INTERNAL CIRCULATION ROUTES

Internal circulation routes and doorways will be of sufficient clear widths to enable convenient movement for the widest range of people including those with pushchairs, those carrying children and those using wheelchairs or other mobility aids. Ramps are incorporated where necessary to ensure that access is available to all.

EMERGENCY EGRESS

Evacuation of disabled people will be facilitated by liaison between building managers and tenants; driven by a combination of physical fire

safety measures and management procedures. This will be developed in conjunction with the fire strategy and management policies with reference to statutory guidance. Refuge spaces are to be provided within protected lift and stair lobbies; excluding ground floor. A fire strategy report will be prepared to include egress of people with disabilities, children and elderly people. Alarm systems will provide visual as well as audible signals in an emergency. In addition, Emergency Egresss provision will include the following;

- › Visual fire alarms especially where people may be alone
- › Improvements in legibility of evacuation procedure signs
- › Direction and location signs to circulation cores

FIRE FIGHTING ACCESS

The detailed design will adopt a fire engineered solution utilising references from BS9999.

SANITARY PROVISION

There is very limited access to Approved Document M compliant accessible WC’s in the existing building. WC’s serving the tower floor plates are located on the half landing of the existing stairs in the service core, requiring access via a flight of stairs. The proposals therefore include the provision of unisex accessible WC accommodation in the lift lobby on Levels 02-24, and within the newly created WC areas accessed from the podium and extension floor plates at Levels 01-07. Level 25 is anticipated to include a universal accessible WC within the tenant fit out, to suit their designs.

The proposed ground floor Entrance Hall changes includes a universal accessible WC. Within the shower facilities, a 10% universal shower and changing provision is provided, which includes an accessible shower and WC.

The design of the management suite is to be developed, and is anticipated to include a suitable welfare provision to suite.

ACCESSIBLE PARKING SPACES

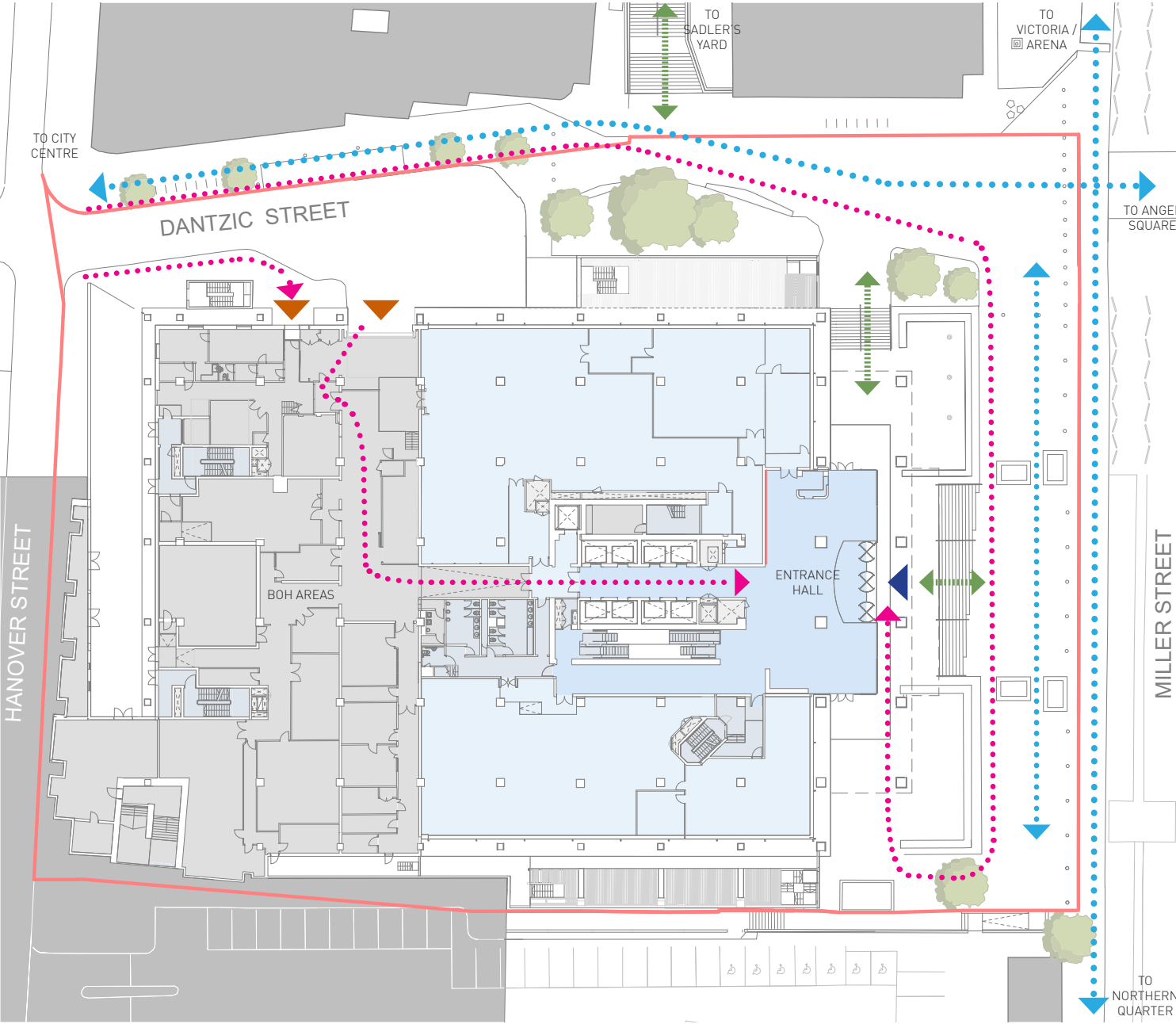
As part of the public realm proposals, two new disabled parking bays are located on Dantzig Street.

EQUALITY ACT 2010

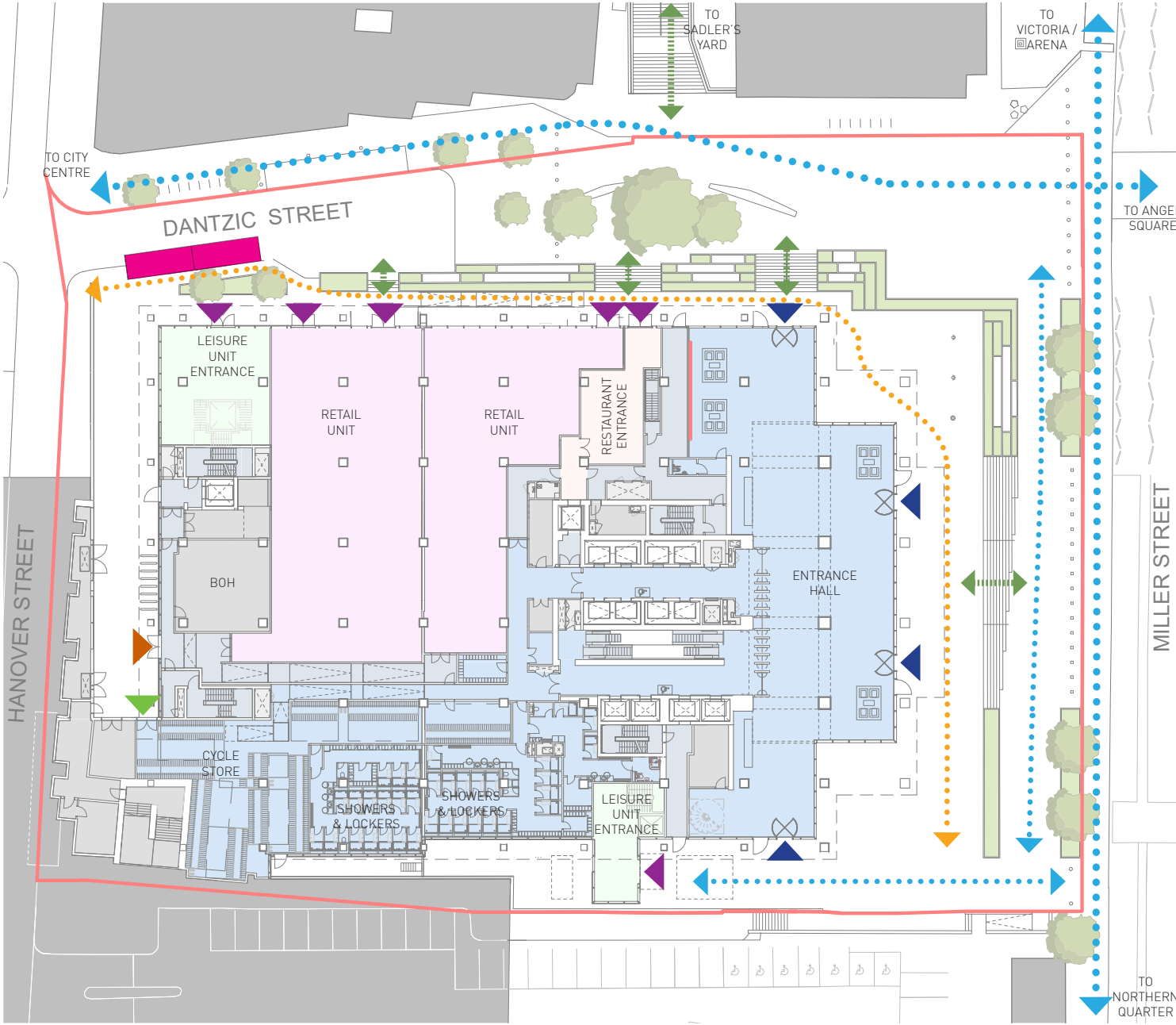
The client, management and operators of the proposals must meet their obligations under the Equality Act 2010, which places specific duties on providers of goods, facilities and services (Part 3), employers (Part 5), and those leasing or selling land or property (Part 4).

Under the EA these duties require that where disabled people are placed at a ‘substantial disadvantage’, ‘reasonable adjustments’ be made to avoid the disadvantage caused by policies, practices or physical features and to provide auxiliary aids. Therefore a suitable management system will be in place with regard to the needs of building users.

PRINCIPLE ACCESSIBILITY AIMS



Existing ground floor access diagram



Proposed ground floor access diagram

- Office entrance
- BOH / service entrance
- Retail / leisure / restaurant entrance
- Active use entrance
- Pedestrian movement route
- Stepped access pedestrian route
- Existing level access route
- Proposed level access route
- Proposed accessible parking bays

OFFICE USER ACCESSIBILITY

Works to arrival routes have been considered to optimise the approach where level changes are required within the existing constraints. External surfaces other than ramps, are 'flat' and slip resistant. External lighting will be provided to ensure that routes into the building are adequately lit throughout the day. Trees and street furniture have been located to minimise hazards on entrance routes.

There are four accessible, level, powered entry points into the Entrance Hall. Within the Entrance Hall there is a wheelchair accessible speedgate leading to each lift bank respectively. Eight passenger lifts are located within the existing tower core, and four passenger lifts are located within the new podium core. Within the Entrance Hall is a universal accessible WC for the use of office users and waiting visitors. Fit out of this space is to provide clear circulation routes and consideration of relevant legislation.

Entry into the building via the cycle store is level, with a Building Regulations compliant ramp and route providing access to the lift cores, with accessible changing facilities provided on the route.

To Levels 02-23, within the tower lift lobby there is a new universal accessible WC. At all podium levels, a universal accessible WC is located adjacent to the new WC blocks.

Existing, refurbished WCs are located at stair half landing levels within the tower core to the tower floor plates. To podium levels, in addition to the refurbished half landing WCs, additional level access WCs are provided. Within each single sex podium WC block there is an enlarged ambulant accessible WC cubicle to suit the scale of the WC provisions.

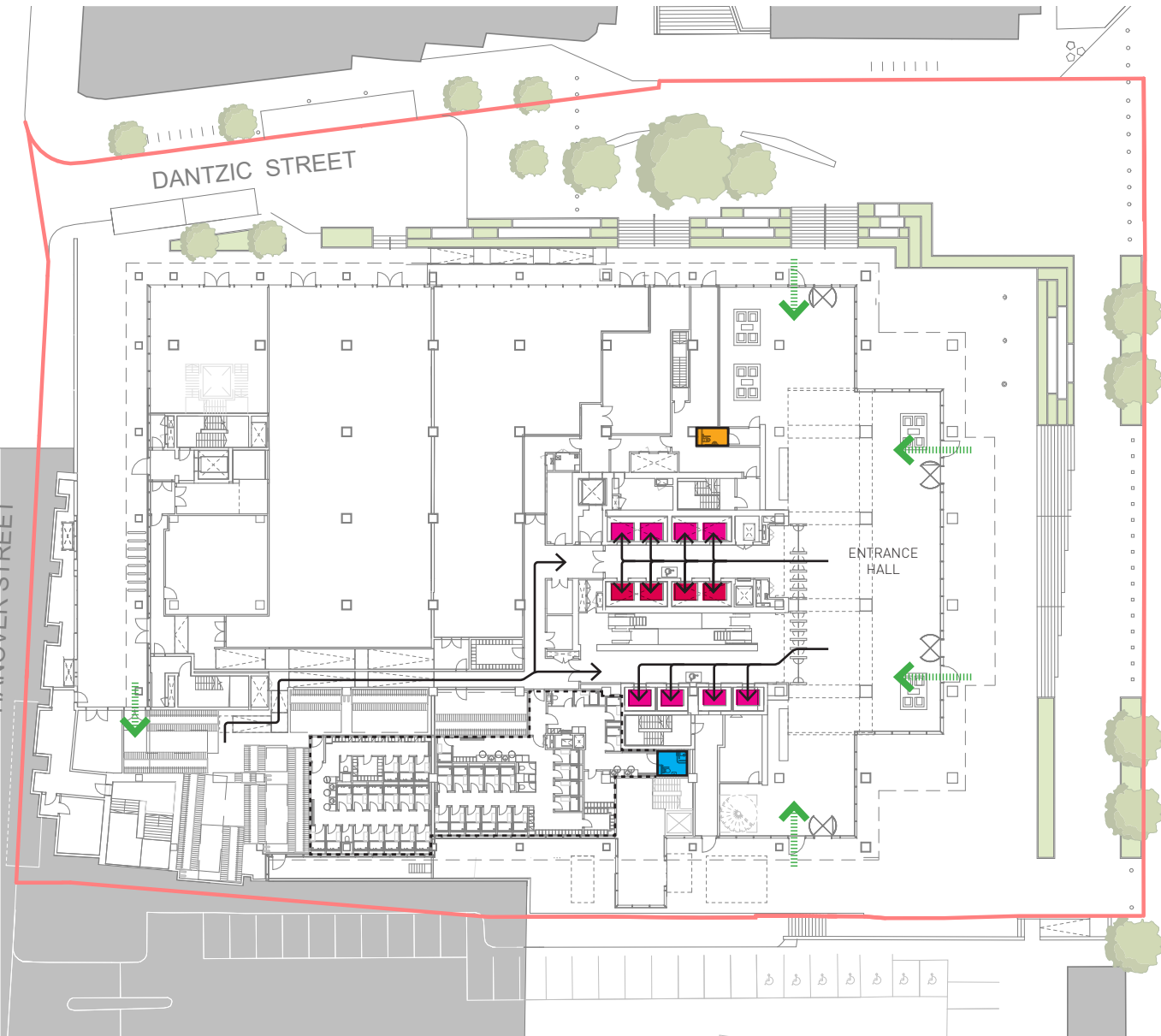
Travel to WCs exceeds 40m (accessible) and 100m (general access) as a result of the existing layout on podium floors. To date this has been deemed permissible on the basis of an uplift on the existing provision and that management plans to suit individual user requirements may be required by tenants.

To maintain step free access to all office areas of the building, Building Regulation compliant ramps are proposed where a level change is required as part of new proposals, or a level change existed previously.

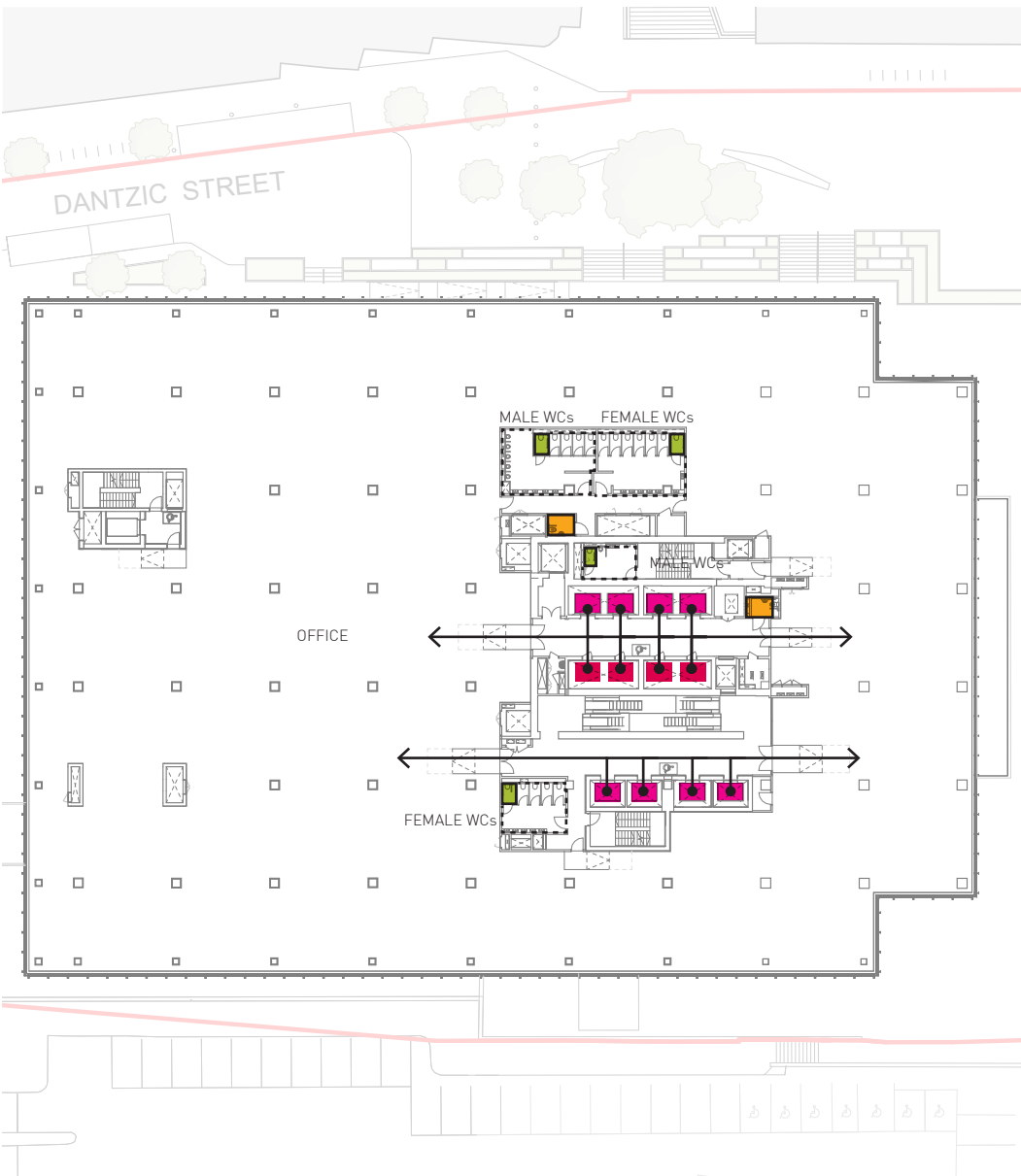
External terraces provide step free and level access, and the requirements to achieve this have been integrated within the vertical section and facade design of the podium extension.

Development of any amenity spaces is to be undertaken in line with relevant legislation.

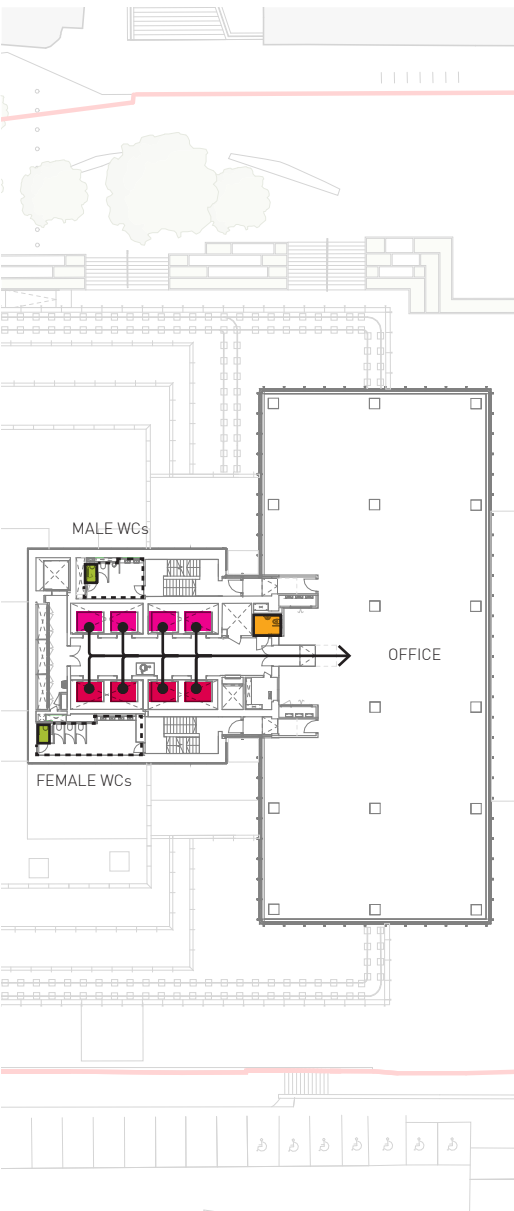
- Passenger lift
- Accessible WC
- Ambulant WC
- Accessible shower room & WC
- Level access entrance
- Route to / from passenger lift



Proposed ground floor level



Proposed podium office level



Proposed tower office level

BUILDING MANAGEMENT STRATEGIES AND ACCESSIBILITY

Works to arrival routes have been considered to optimise the approach where level changes are required within the existing constraints. External surfaces other than ramps, are 'flat' and slip resistant. External lighting will be provided to ensure that routes into the building are adequately lit throughout the day. Trees and street furniture have been located to minimise hazards on entrance routes.

For building management staff there are two level access entrance points to the Hanover Street elevation at ground level, and a further level access entrance point at mezzanine level through the loading bay.

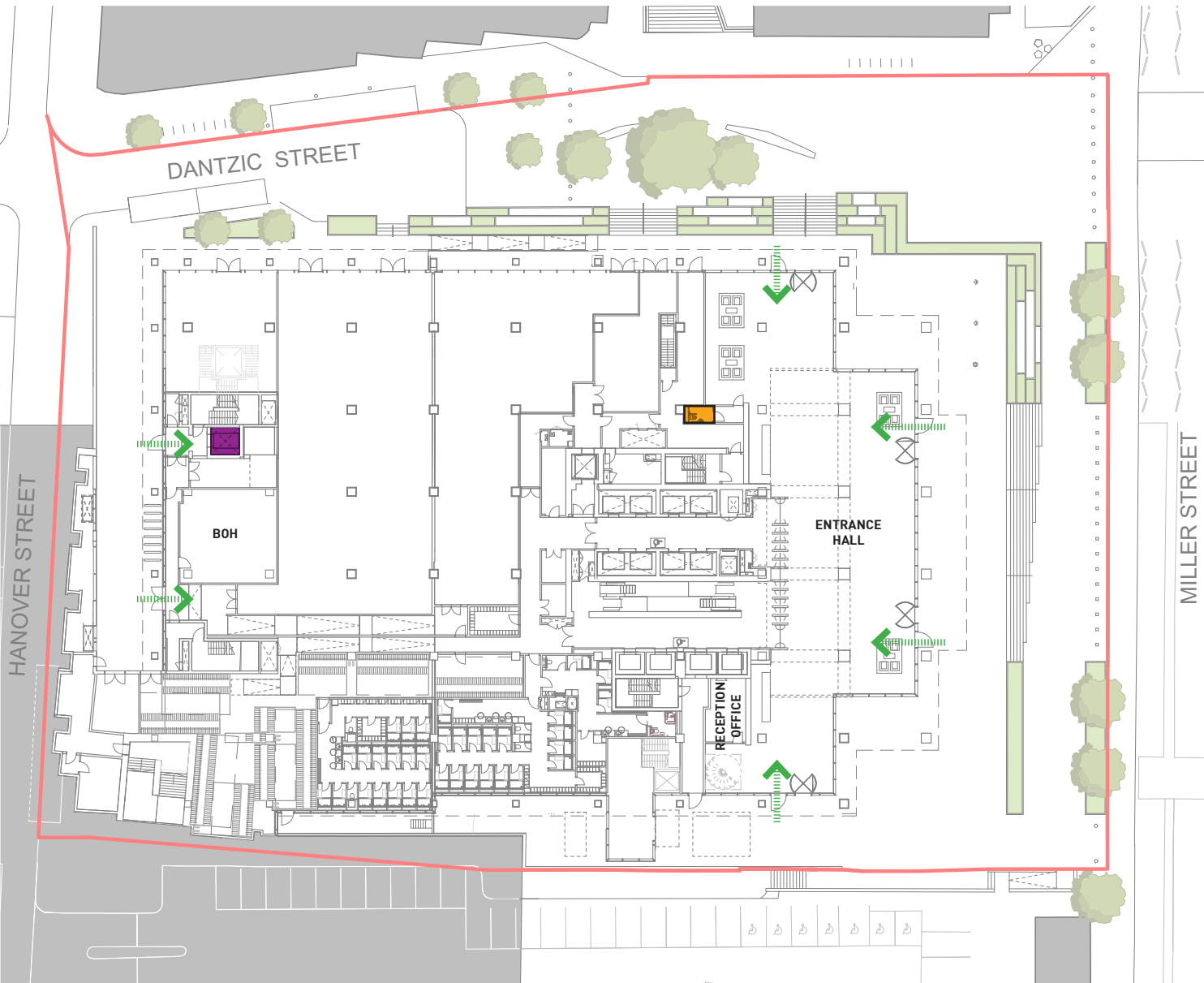
Building management staff can utilise the lift connecting ground floor with the mezzanine where the building management and dockmaster's offices are located.

A unisex accessible WC & shower room can be accommodated within the mezzanine management area or within the ground floor back of house area. The design of these areas is to be further developed in line with relevant legislation.

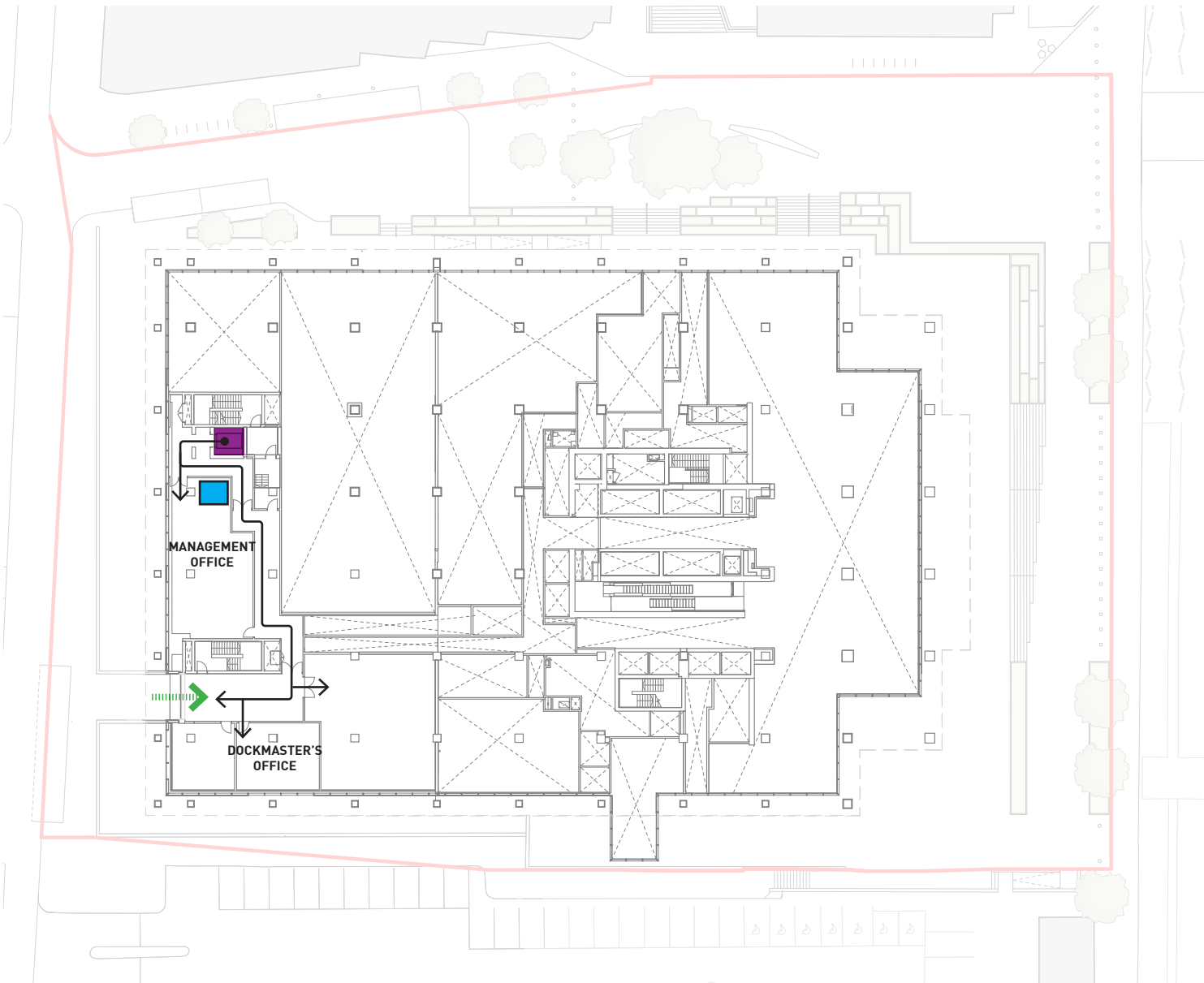
There is also a visitors universal accessible WC within the Entrance Hall, should management strategies require the use of it.

To maintain step free access to all frequently used back of house and management areas of the building, ramps are proposed where a level change is required as part of new proposals, or a level change existed previously.

- Goods lift
- Accessible WC
- Accessible shower room & WC
- Level access entrance
- Route to/from goods lift



Proposed ground floor level



Proposed mezzanine level

ACCESSIBLE PARKING & LOADING BAY

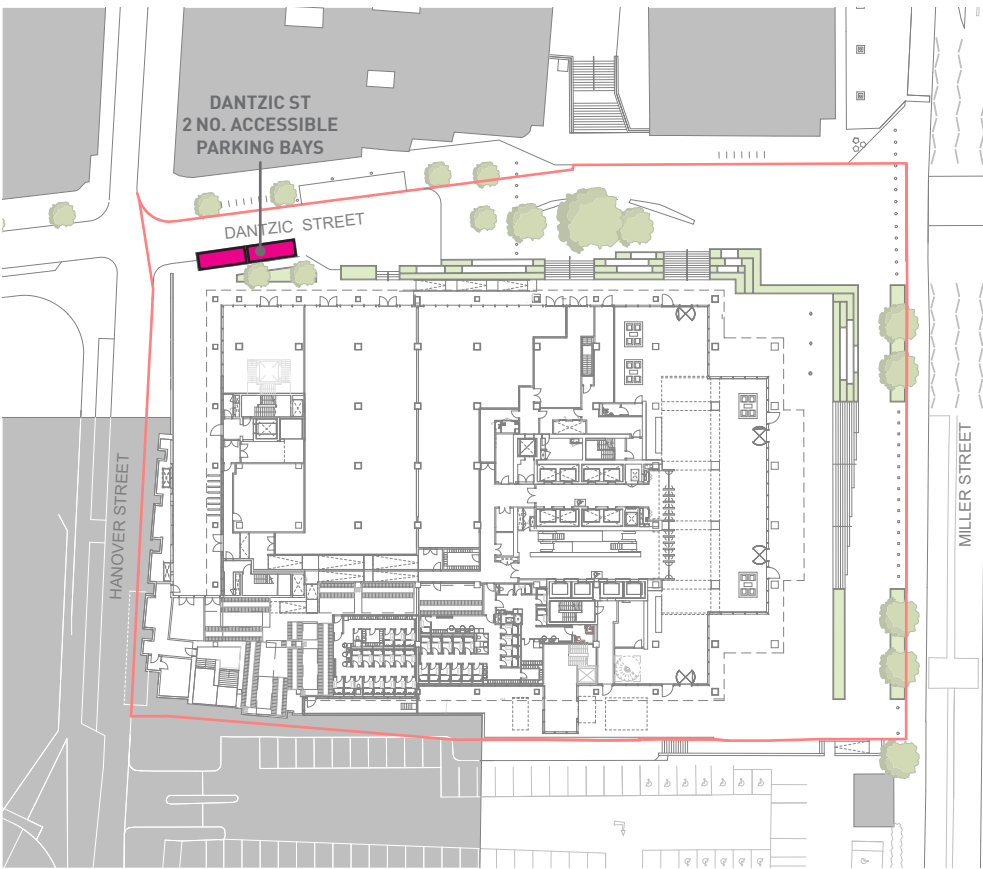
The scheme is proposed to be car free. However, two new disabled parking bays (with associated turning head) and a loading bay are included as part of the proposed public realm. The two proposed disabled parking bays are located on Dantzig Street- in close proximity to the leisure and retail units, and the ramp which leads to the restaurant entrance and office entrance.

Taxi drop off is also envisaged to occur via the turning head on Dantzig Street.

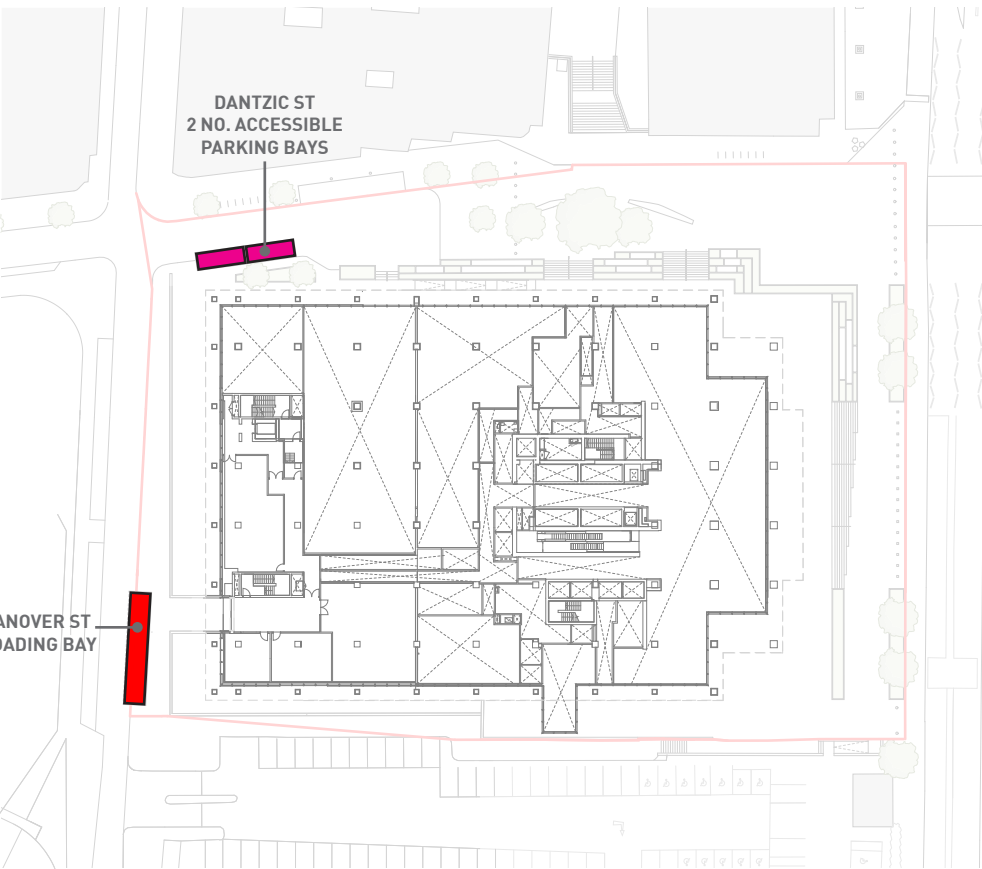
The loading bay is located on Hanover Street, adjacent to the existing mezzanine level car park entrance, which is reused as the primary servicing access route to the building; for all uses.

Five additional on-street disabled parking bays are located in close proximity to the site, to the southern end of Dantzig Street. Two of these bays are located to the corner of Dantzig Street and Hanover Street. The adjacent surface car park also provide disabled car parking bays.

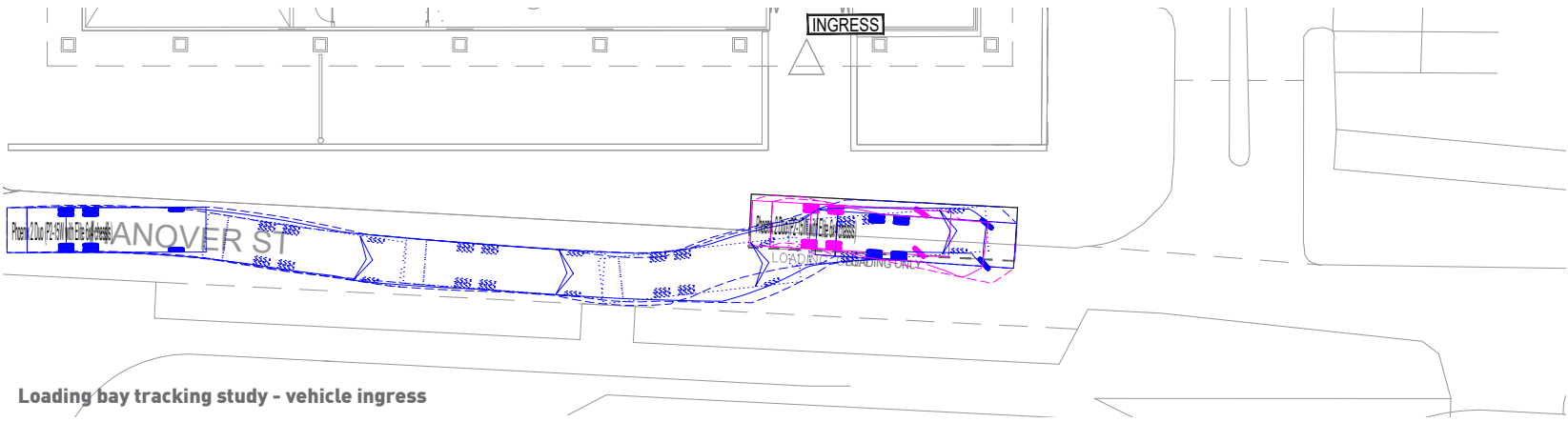
Vehicular tracking studies have been undertaken by Curtins Transport to validate the positioning of the new bays in conjunction with the existing highway conditions. These studies are illustrated below, and further information is available in the supporting Transport Statement and Travel Plan.



Proposed ground floor level



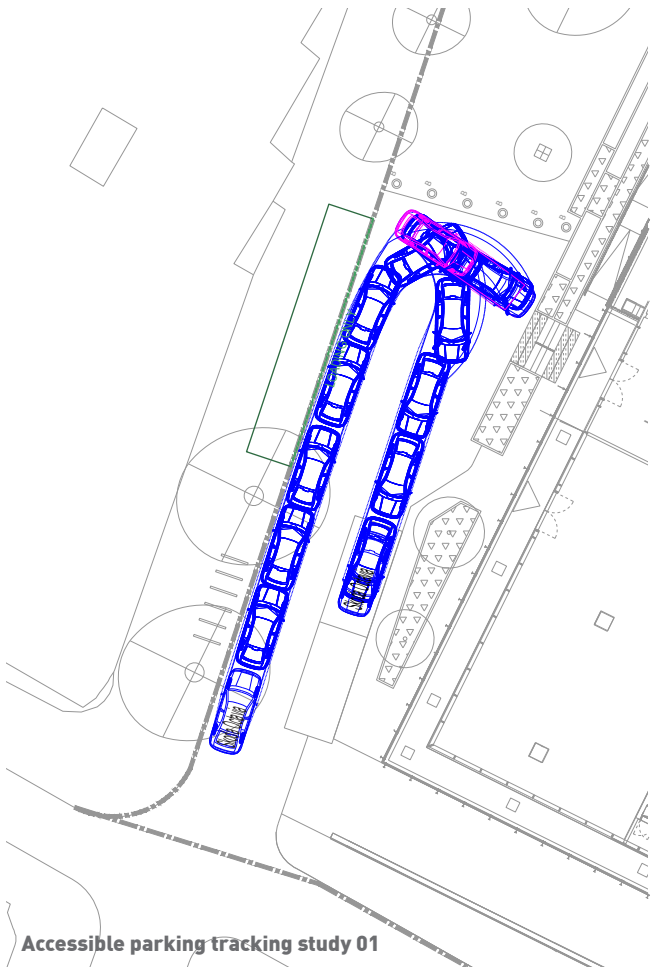
Proposed mezzanine level



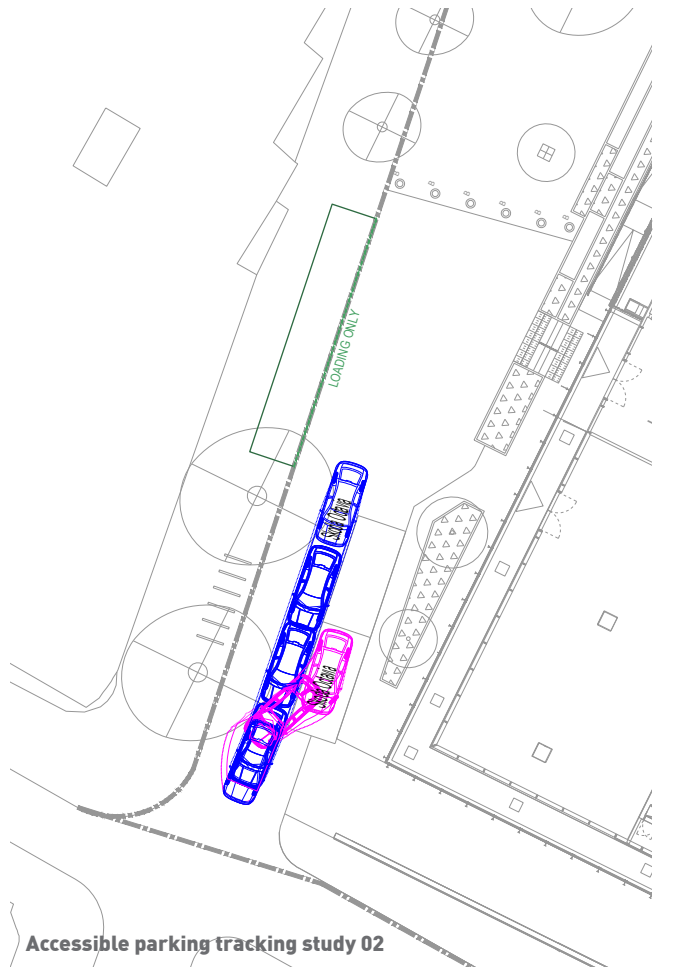
Loading bay tracking study - vehicle ingress



Loading bay tracking study - vehicle egress



Accessible parking tracking study 01



Accessible parking tracking study 02

SECURITY STRATEGY

The safety and security of building users and building management has been given careful consideration, with consultation of Greater Manchester Police and a SQSS qualified security consultant during the development of the proposals. A Crime Impact Statement has been produced and included within the broader set of documents relating to this planning application and should be consulted in relation to risks and design considerations.

For office users, the building is entered via the Entrance Hall, or via the cycle store. For building management, the building is entered via the Hanover Street loading bay or the existing loading bay on Dantzig Street. These areas of the building will be well lit, overlooked, provide opportunities for passive surveillance and will be covered by CCTV. Entrance points will include an access control system.

The publicly accessible leisure, retail, and restaurant units within the building will be separated from office use areas by back of house corridors and access controlled doors. The areas will have predominantly full height glazed facades providing an active frontage facing public realm areas giving opportunities for passive surveillance. Users of these spaces will only enter via the primary entrances for each space. Staff of these spaces are intended to access via the same locations as the building management staff.

The building management suite at mezzanine level is located above or adjacent to back of house entrance areas, and will have the ability to provide passive surveillance of these areas. Similarly, a 'dockmaster's office' will provide a space for the management of the loading bay.

Access to office floor levels and internal back of house areas will be restricted by access control to suit.

Office visitors will initially report to the Entrance Hall reception desks and patrons of the Restaurant & Bar will initially report to the dedicated entrance space and be managed via their protocols.

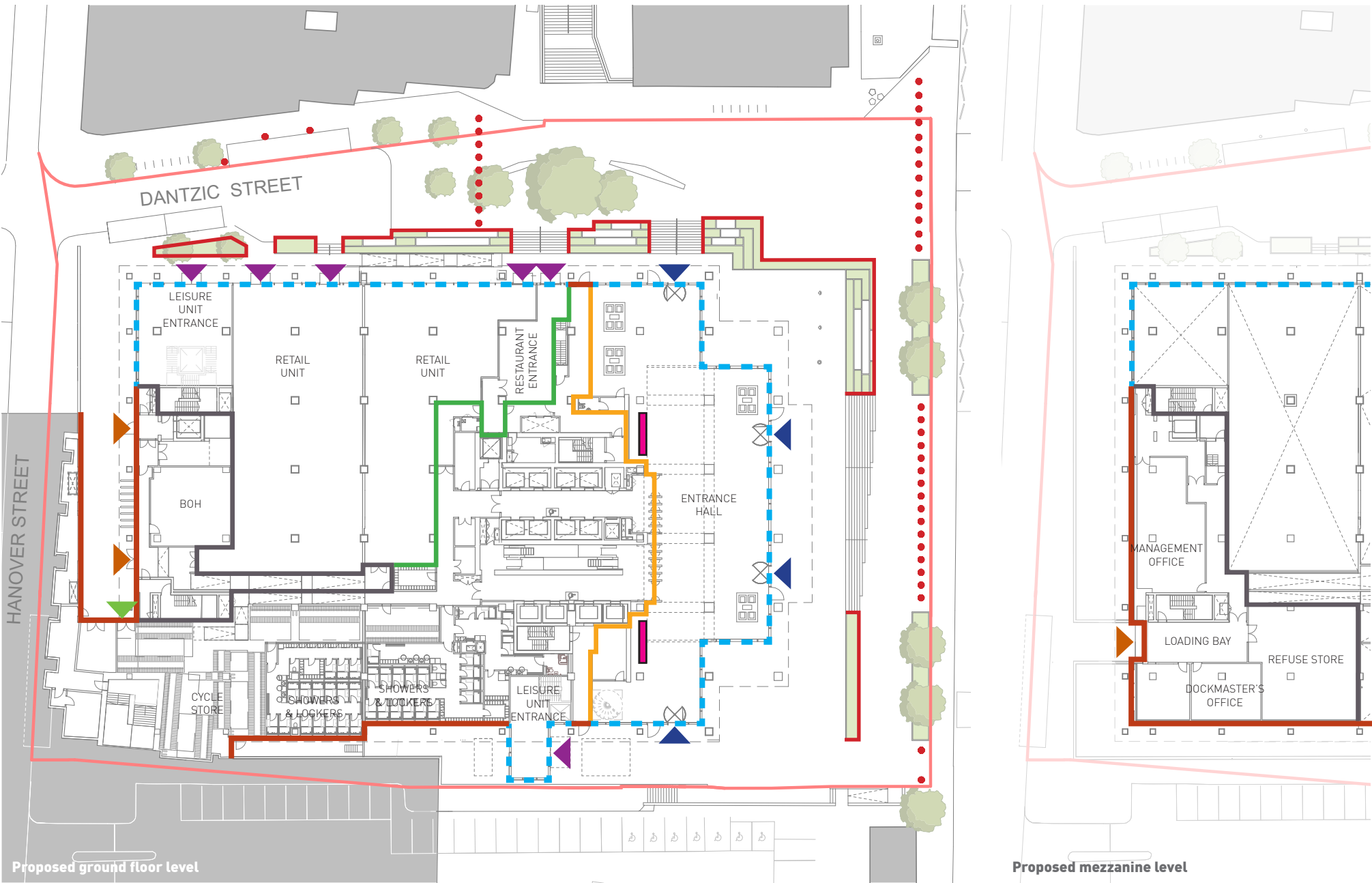
Third party access to the back of house and plant areas will be under management access only, having reported to the management suite via the dockmaster's office.

Refuse stores are internally housed and accessed, with management of these spaces. Waste strategies by use are provided overleaf.

Fire escapes will be linked by alarm to the building management system.

Appropriate window and door specifications will be provided, along with suitable locking mechanisms, as required by the Crime Impact Statement and SQSS report.

Externally, protection from vehicular impact is provided by a combination of existing and new bollards, and also raised planters within the public realm.



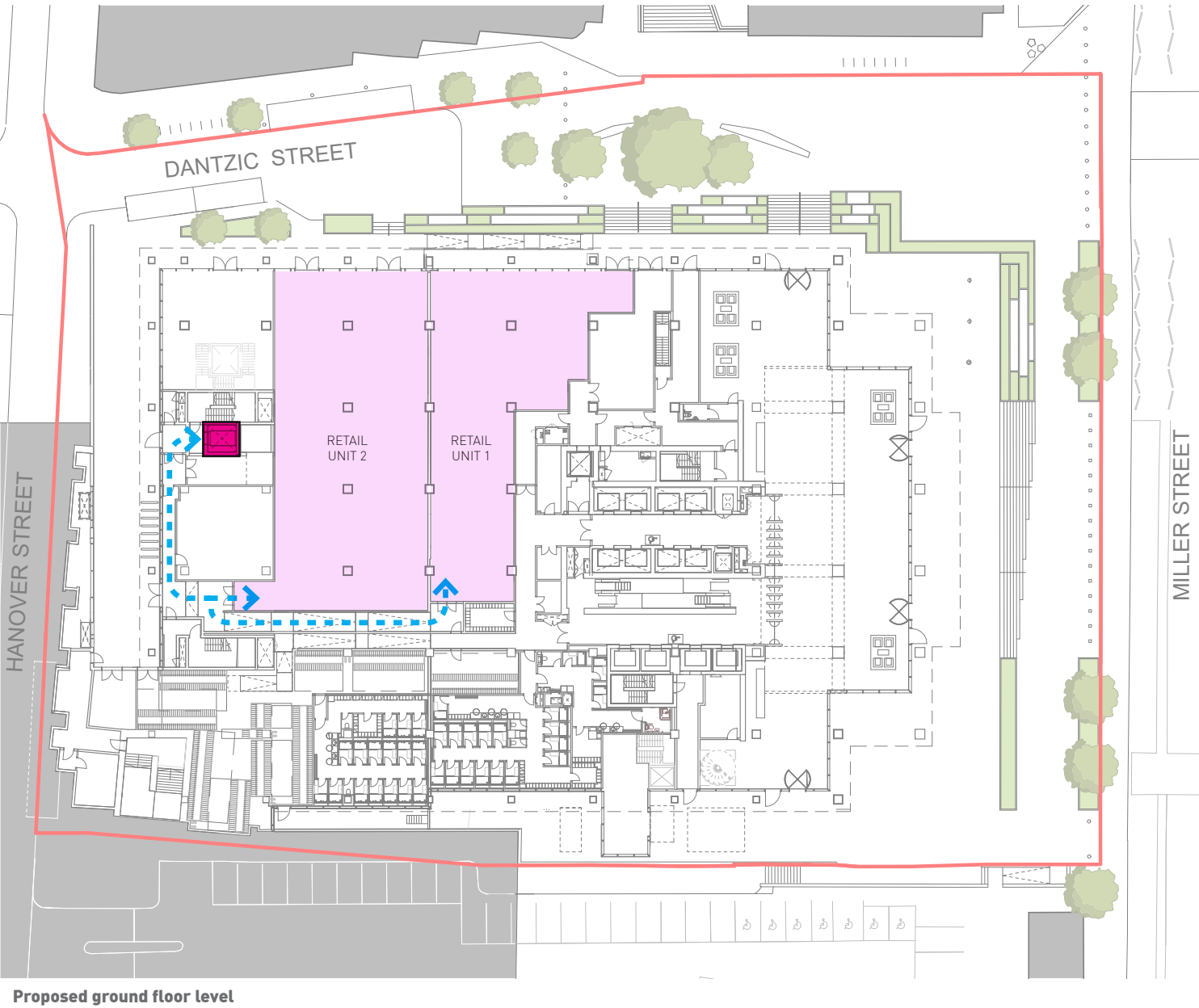
- ▶ Office entrance
- ▶ BOH / service entrance
- ▶ Retail / leisure / restaurant entrance
- ▶ Active use entrance
- - - Secure line - FOH active frontages
- - - Secure line - BOH active frontages
- - - Internal secure line - FOH extents
- - - Internal secure line - BOH extents
- - - Internal secure line - office extents
- Reception desk position
- Existing / proposed bollard
- - - Raised planter

RETAIL SERVICING & REFUSE STRATEGIES

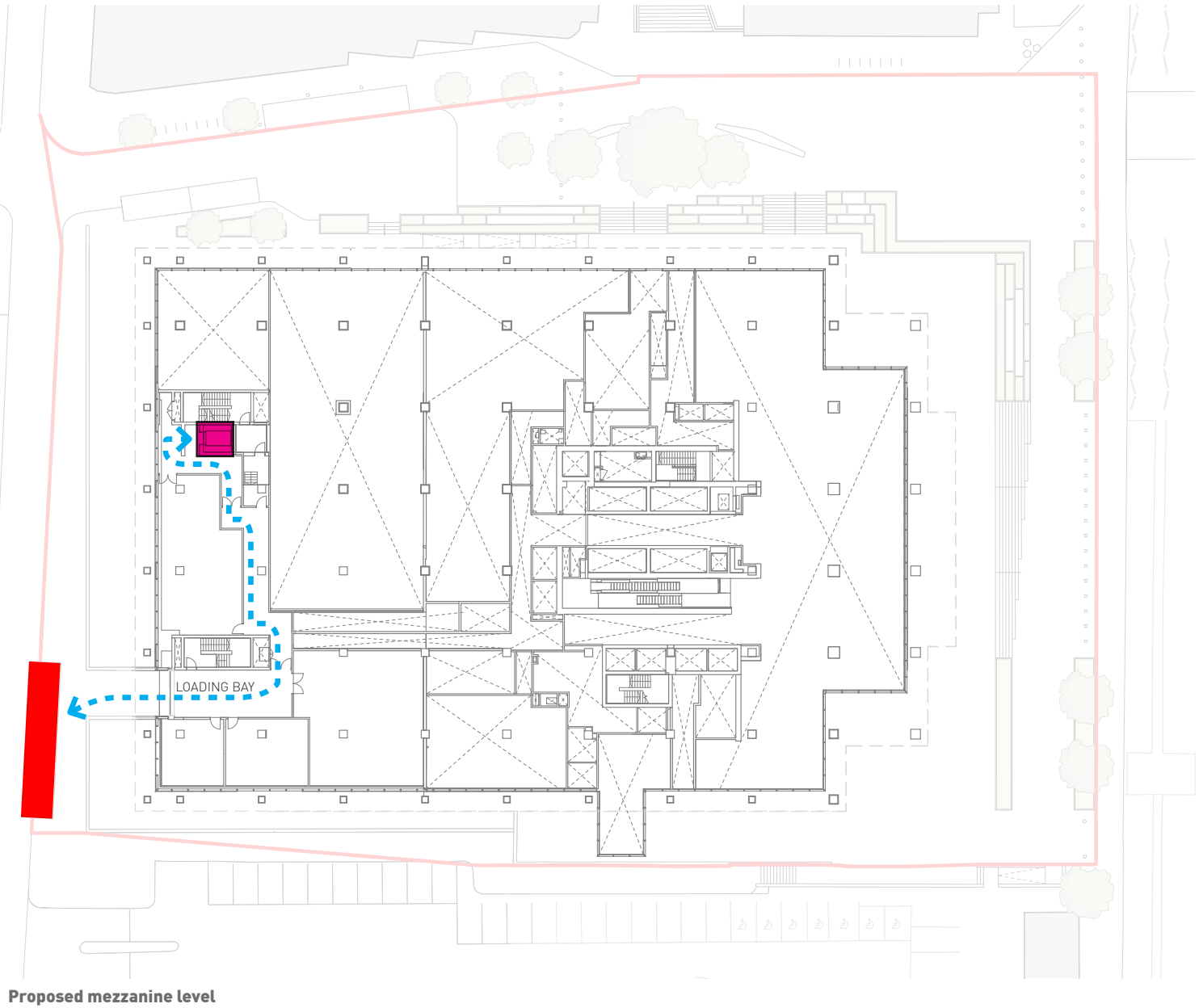
Retail servicing sequencing is as follows:

- Service vehicles pull into the loading bay located on Hanover Street; goods are off-loaded and routed through the existing service entrance on Hanover Street at mezzanine level, into the loading bay. Goods are then moved to the new goods lift at the south end of the building. Exiting the lift at ground floor level, the goods can be routed through the service corridor to the rear of the retail units
- Retail refuse is stored within the demise of the retail units, and moved to the collection point on Hanover Street via the new goods lift. The quantum of refuse containers and collections required by the retail units is outlined in the Waste Management Plan, which has been prepared by Curtins and is submitted as part of the application documents.

- Retail unit
- On-street loading bay
- Goods lift
- Service / refuse route



Proposed ground floor level



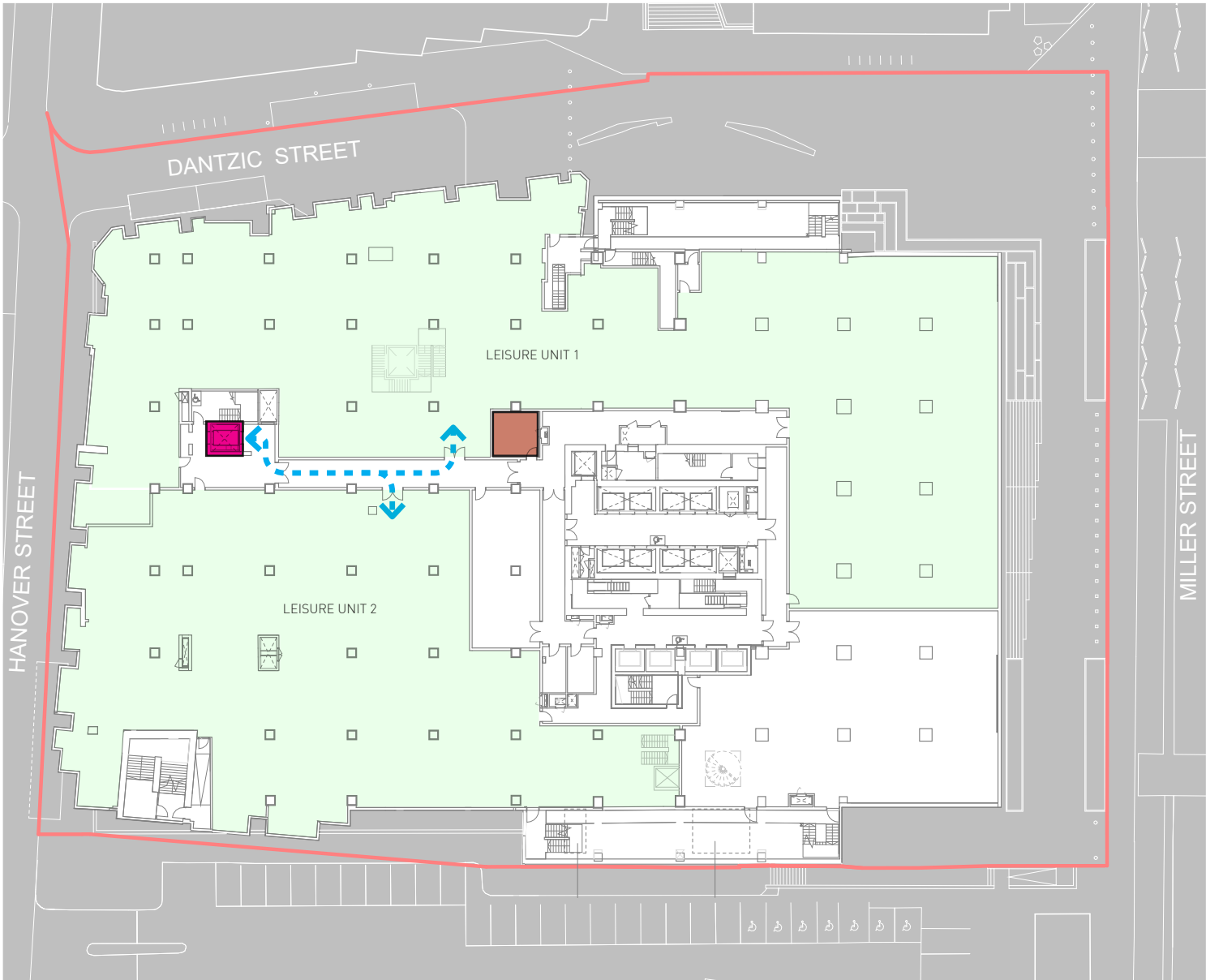
Proposed mezzanine level

LEISURE SERVICING & REFUSE STRATEGIES

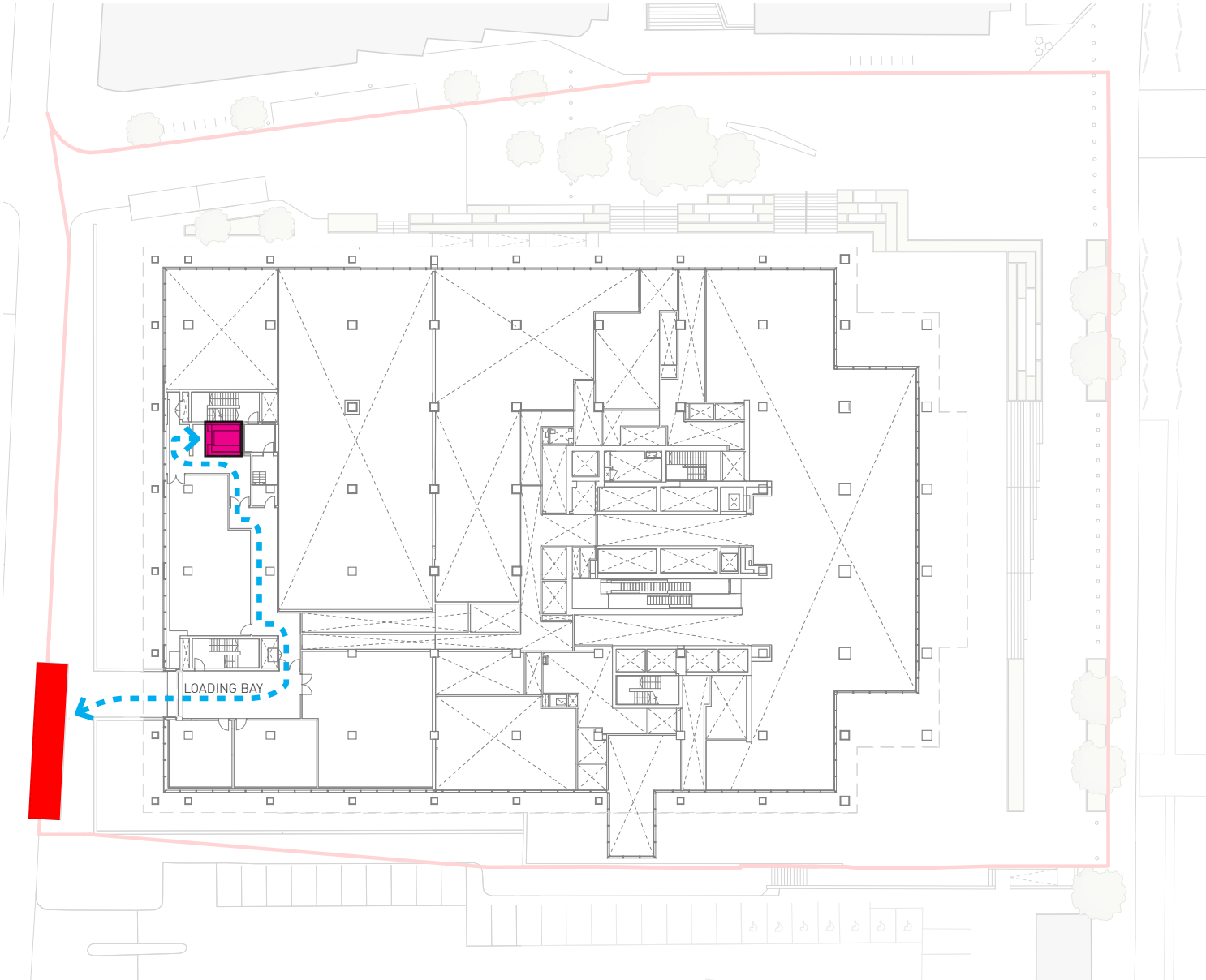
Leisure servicing sequencing is as follows:

- Service vehicles pull into the loading bay located on Hanover Street; goods are off-loaded and routed through the existing service entrance on Hanover Street at mezzanine level, into the loading bay. Goods are then moved to the new goods lift at the south end of the building. Exiting the lift at Basement Level 01, the goods can be routed through the service corridor to the rear of the leisure units
- A goods holding store is situated along the Basement Level 01 service corridor for the temporary storage of goods being transferred between lifts, to avoid corridor congestion and fire risk
- Leisure refuse is stored within the demise of the leisure units, and moved to the collection point on Hanover Street via the new goods lift. The quantum of refuse containers and collections required by the leisure units is outlined in the Waste Management Plan, which has been prepared by Curtins and is submitted as part of the application documents.

- Leisure unit
- On-street loading bay
- Goods lift
- Goods holding store
- Service / refuse route



Proposed basement level 01



Proposed mezzanine level

RESTAURANT SERVICING & REFUSE STRATEGIES

Restaurant servicing sequencing is as follows:

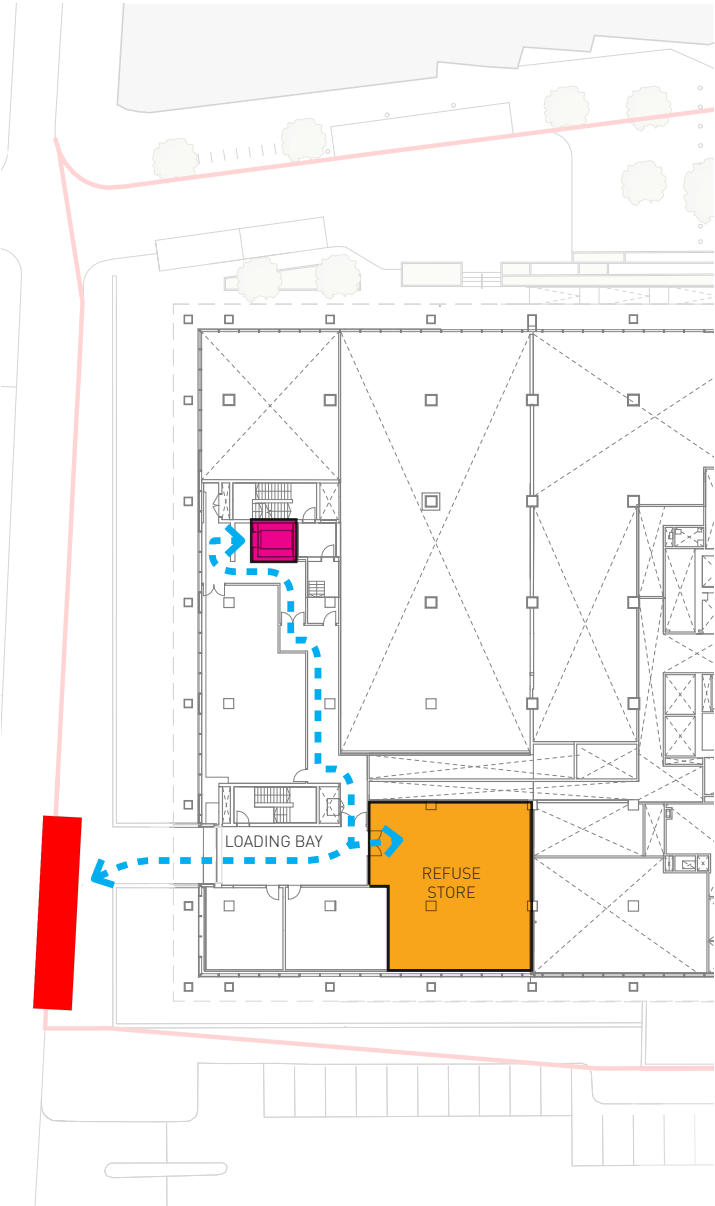
- Service vehicles pull into the loading bay located on Hanover Street; goods are off-loaded and routed through the existing service entrance on Hanover Street at mezzanine level into the loading bay. Goods are then moved to the new goods lift at the south end of the building. Exiting the lift at B1 level, the goods are transferred via a service corridor to the multi-function restaurant lift, which carries them to Level 24
- A goods holding store is situated along the B1 level service corridor for the temporary storage of goods being transferred between lifts, to avoid corridor congestion and fire risk
- Restaurant refuse is stored within the mezzanine level refuse store, which has been sized to accommodate restaurant and office refuse. The route for moving refuse to the mezzanine level refuse store is as described above. From the refuse store, refuse containers are then moved to the collection point on Hanover Street

- The quantum of refuse containers allocated to the restaurant is based on three collections per week. This is outlined in detail in the Waste Management Plan, which has been prepared by Curtins and is submitted as part of the application documents
- The use of the multi-function restaurant lift for servicing / refuse movement is to be managed so that it does not impede the lift's usage by restaurant guests, with servicing usage to occur outside restaurant opening hours.

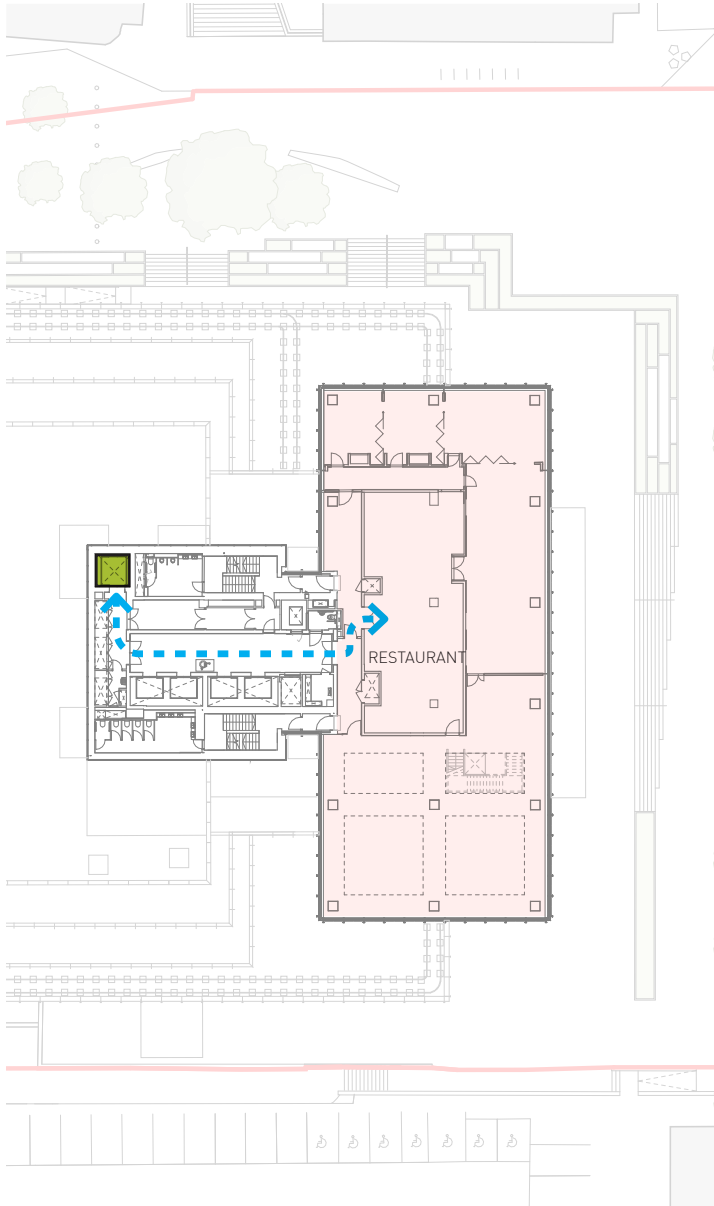
- Restaurant unit
- On-street loading bay
- Refuse store
- Goods/fire lift
- Multi-function restaurant lift
- Goods holding store
- Service / refuse route



Proposed basement level 01



Proposed mezzanine level



Proposed level 24

OFFICE SERVICING & REFUSE STRATEGIES

All waste will be moved from individual tenancies to Basement Level 01 via one of the multi-function tower passenger / goods lifts. Waste is then transferred via the service corridor to the new goods lift at the southern end of the building. Exiting the lift at mezzanine level, the waste is then moved to the refuse store. From the refuse store, refuse containers are moved to the collection point on Hanover Street.

Waste generated by the Function Space on Basement Level 01 is moved via the service corridor to the new goods lift at the southern end of the building, and transferred to the Function Space refuse store on ground floor. From here, waste is also moved via the new goods lift to mezzanine level, and to the collection point on Hanover Street via the loading bay.

The quantum of refuse containers allocated to the office and function spaces is based on three collections per week. This is outlined in detail in the Waste Management Plan, which has been prepared by Curtins and is submitted as part of the application documents.

Office goods movements also follow the routes described above.

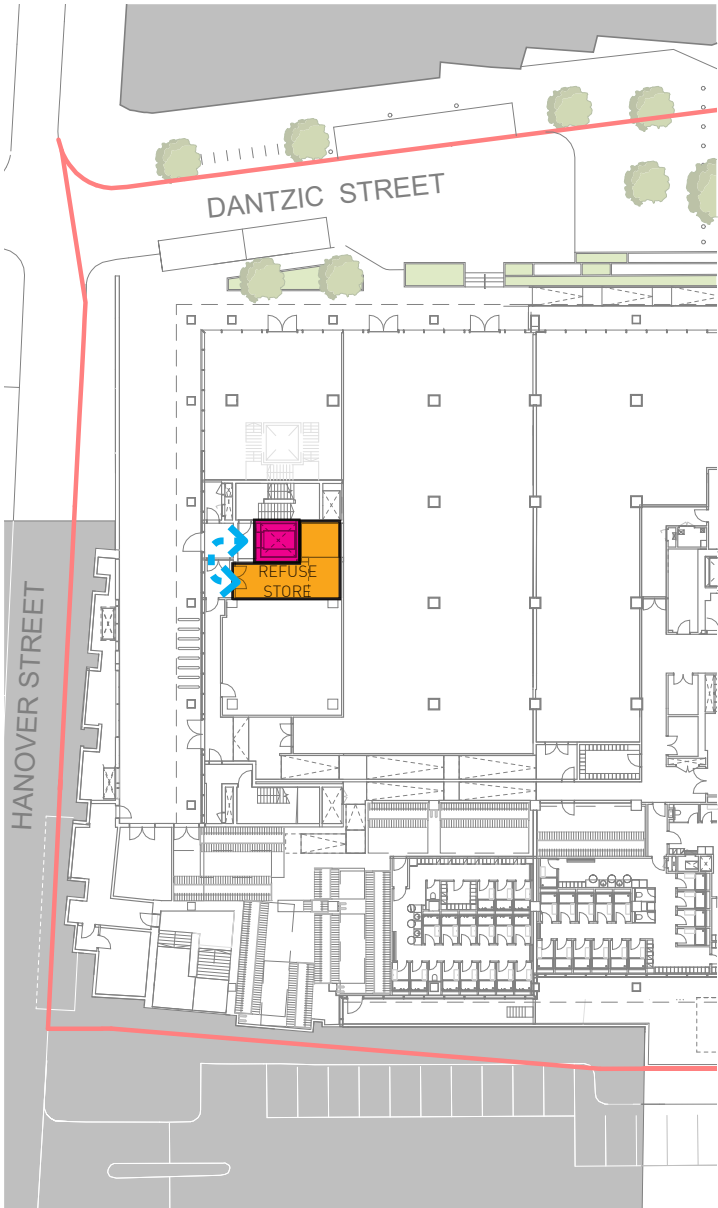
A goods holding store is situated along the Basement Level 01 service corridor for the temporary storage of goods being transferred between lifts, to avoid corridor congestion and fire risk.

The use of the tower passenger / goods lifts for servicing and refuse movement is to be managed so that it does not impede the lift's usage by office occupants, with lift use to occur outside typical operational hours wherever feasible.

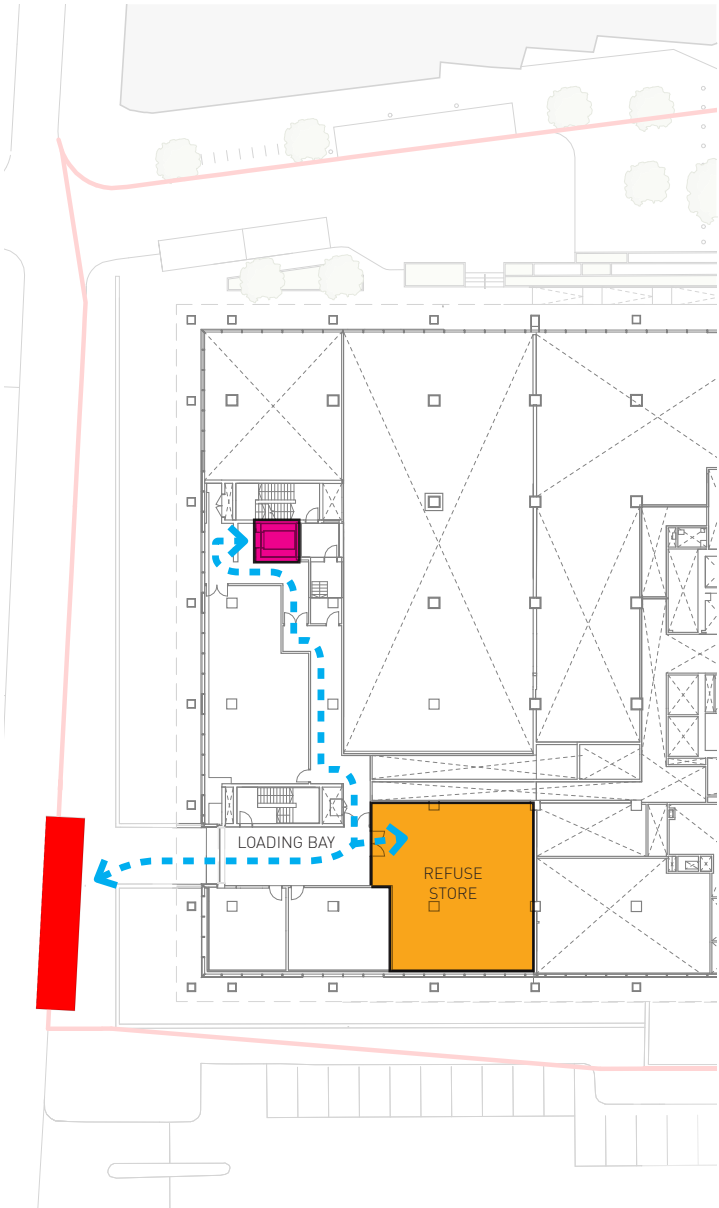
- On-street loading bay
- Refuse store
- Podium goods lift
- Tower passenger / goods lift
- Goods holding store
- Service / refuse route



Proposed basement level 01



Proposed ground floor level



Proposed mezzanine level

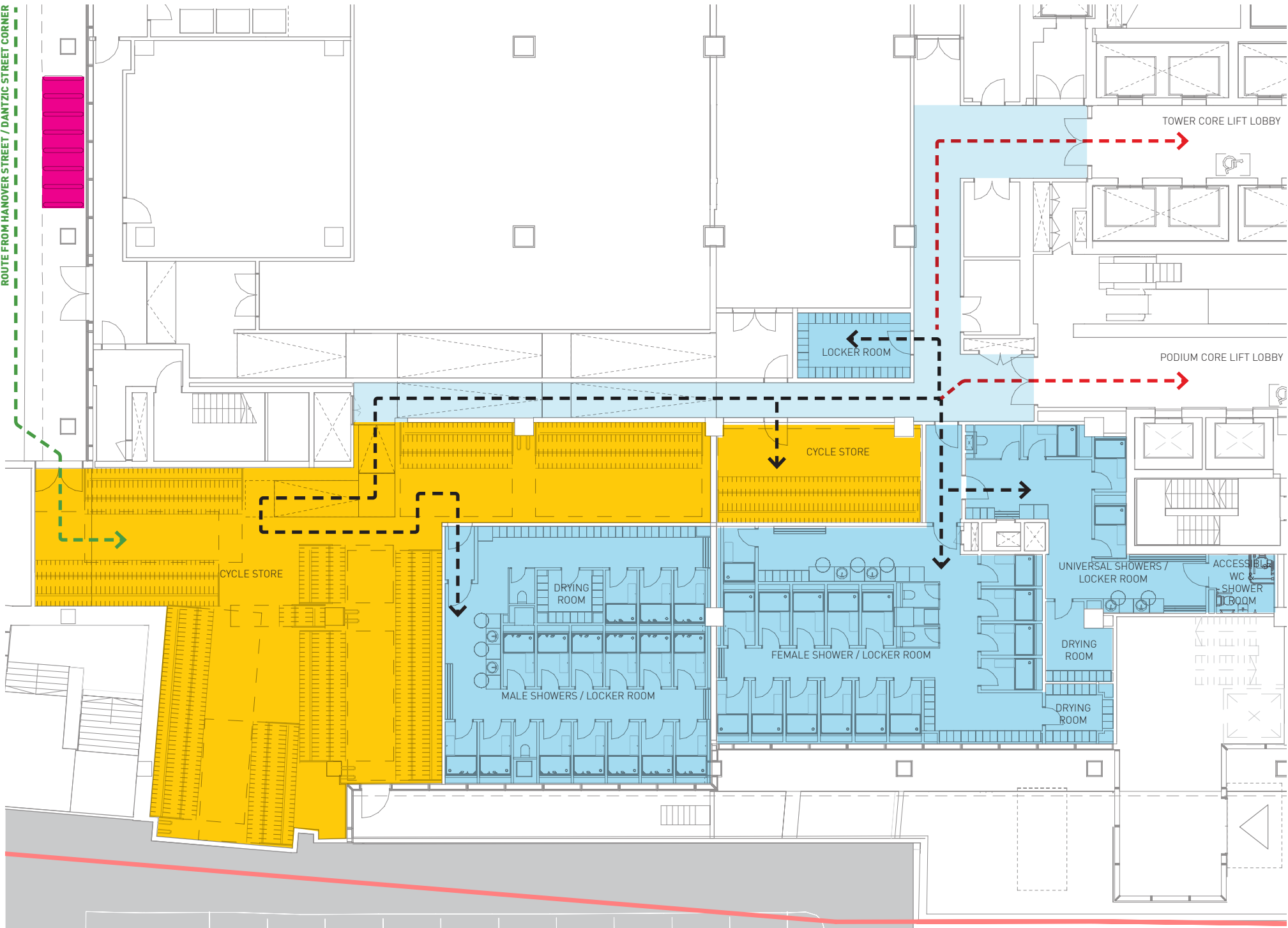
ACTIVE USE STRATEGIES

A secure cycle store is proposed as the entry point for office users that are arriving by bicycle or have actively travelled to the site. Users arrive via the existing loading bay on Dantzic Street and then head via a dedicated internal access corridor that links the cycle store facilities to the main office cores. Along this route there are male, female and universal changing facilities. There are locker rooms associated with these spaces also. Holistically, this provides an enhanced arrival sequence for active building users.

The quantity of showers, cycle spaces and lockers meets or exceeds the requirements set out by BREEAM, and the BCO standards, at a 45%:45%:10% split between male, female, and universal spaces. The quantities are as follows:

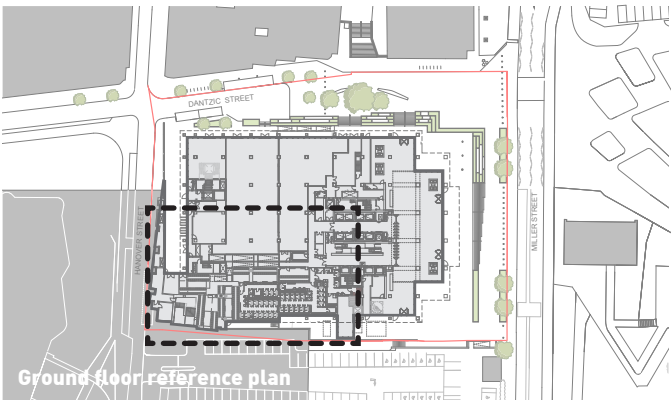
- > 352 cycle parking spaces
- > 16 male showers / 2 male WCs
- > 16 female showers / 2 female WCs
- > 4 universal showers (including accessible shower / WC) / 1 universal WC

Within the existing loading bay, there a 8no external Sheffield stands, which are provided for retail, leisure and restaurant employees. These spaces are in addition to existing on street Sheffield stands, on Dantzic Street.



Proposed active use facilities

- Cycle store
- Showers / changing / lockers / drying rooms
- Dedicated active use circulation corridor
- External cycle storage
- External active use entrance route
- Internal active use circulation route
- Active use connection to office lift lobbies



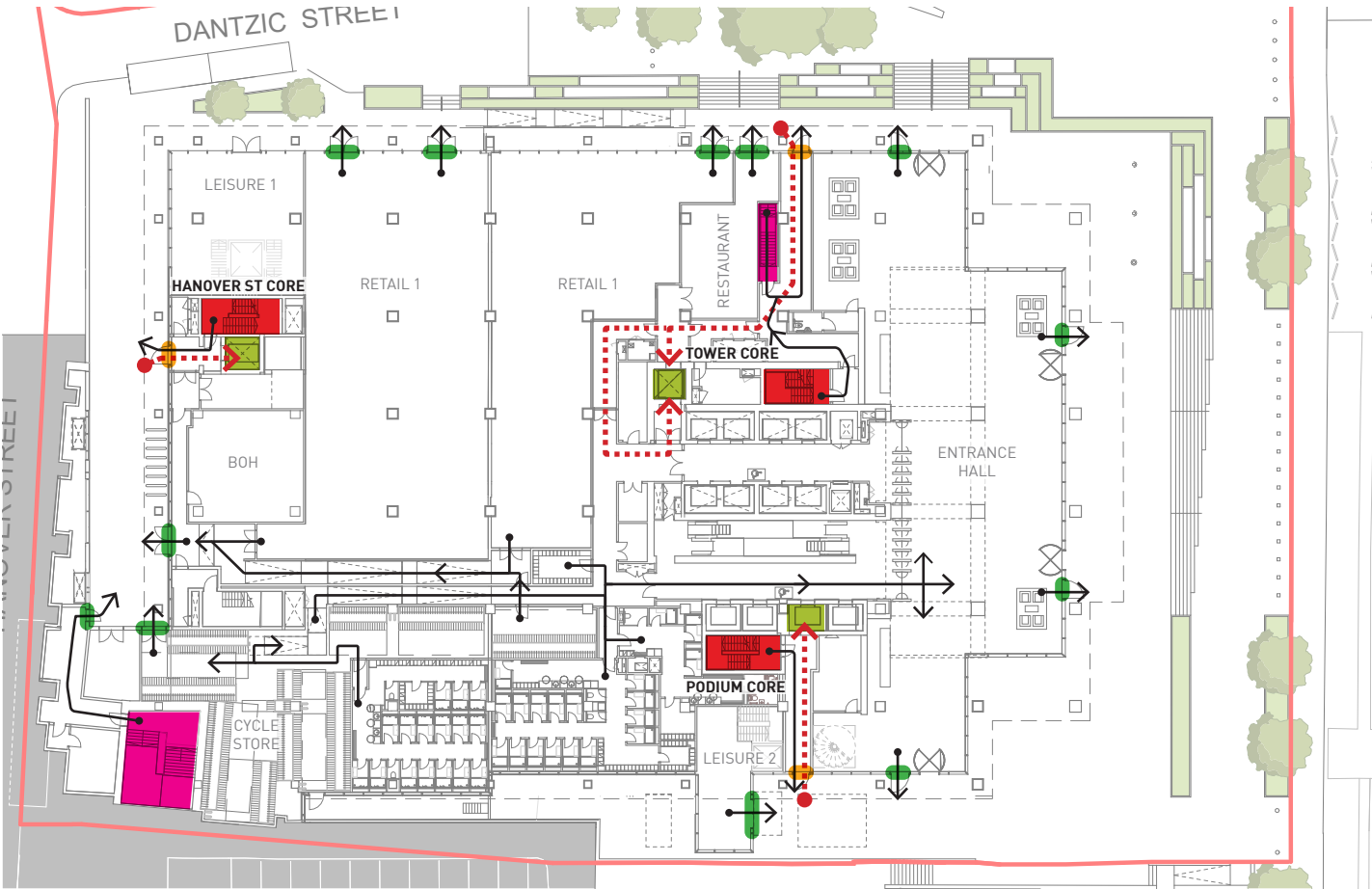
FIRE ACCESS AND EXIT STRATEGY

There are three firefighting lifts, and three firefighting stairs within the building, all accessed at ground level by the fire service. Fire fighting access to the Hanover Street core is via the Hanover Street elevation, the tower core is accessed via the Dantzig Street elevation adjacent to the restaurant entrance, and podium core is accessed via the car park facing elevation.

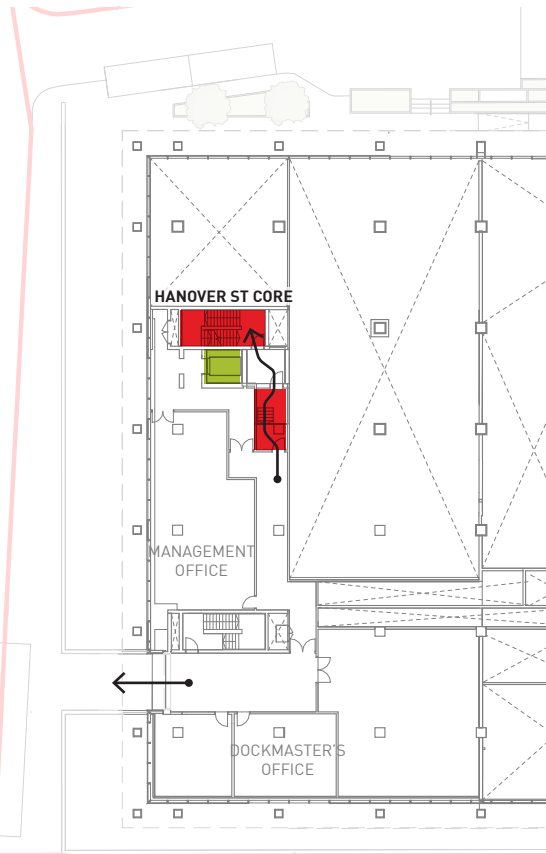
- > The Hanover Street core serves levels Basement Level 01 - Level 06 and contains a dry riser within the firefighting stair.
- > The tower core serves levels Basement Level 03 - Level 25 and contains a wet riser which can be accessed from both the firefighting stair core and lift lobby. The lift is dual sided and can theoretically be used from either side, depending on the floors or tenancies being evacuated
- > The podium core serves levels Basement 01 Lower - Level 08 and contains a dry riser within the firefighting stair.

The adjacent diagrams illustrate the fire escape strategy in key spaces and on typical floor plates.

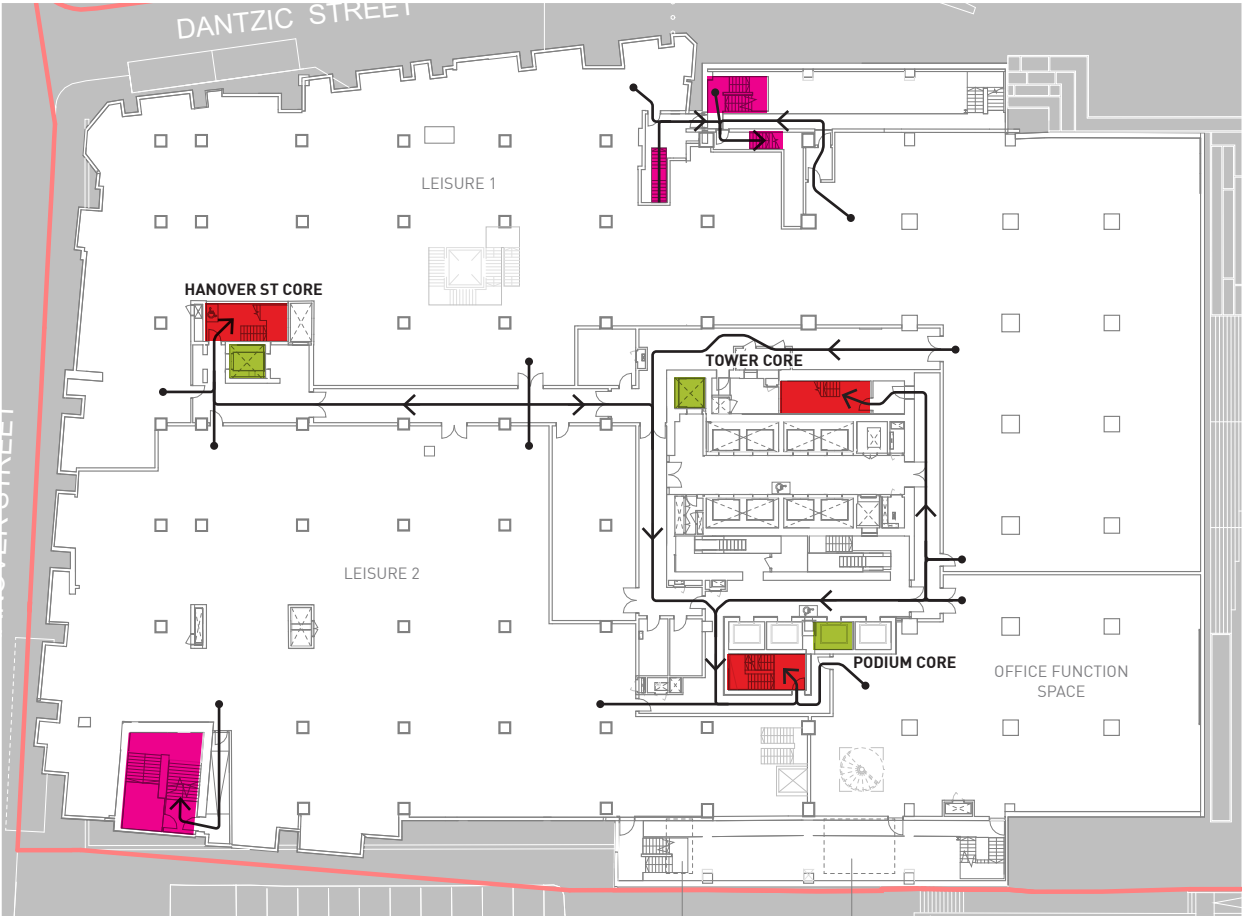
- Fire fighting stair
- Fire fighting lift
- Fire escape stair
- Fire fighting access route
- Direction of escape
- Fire escape door
- Fire fighting access door



Proposed ground floor level



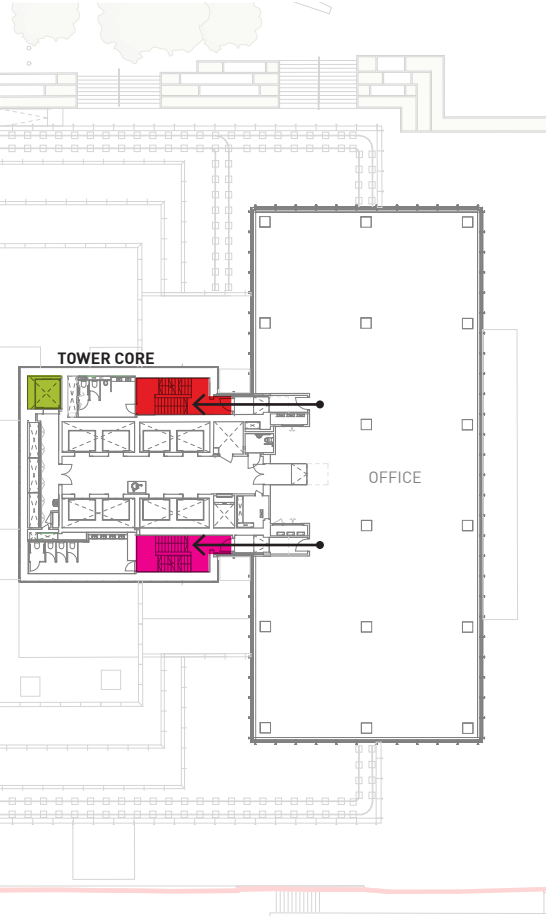
Proposed mezzanine level



Proposed basement level 01



Proposed level 04



Proposed typical tower level

ACCESS AND MAINTENANCE STRATEGY

Reasonably practicable, appropriate and robust methods of safe access for cleaning and maintenance have been considered for all areas. Specific tasks expected to occur over the life of the facade have been identified, such as roof top plant and glass replacement. Facade engineer and specialist input has been utilised.

The façade to both the existing building and the extension is primarily glazed unitised facade. Facades will be primarily accessed and cleaned using the refurbished BMUs and tracks which are located on the Level 05, Level 26 and Level 29 roofs. A clear 2m exclusion zone is to be set out below any works, for safe and/or emergency landing. The below zones have been identified with the available access provisions noted for the tasks in that area:

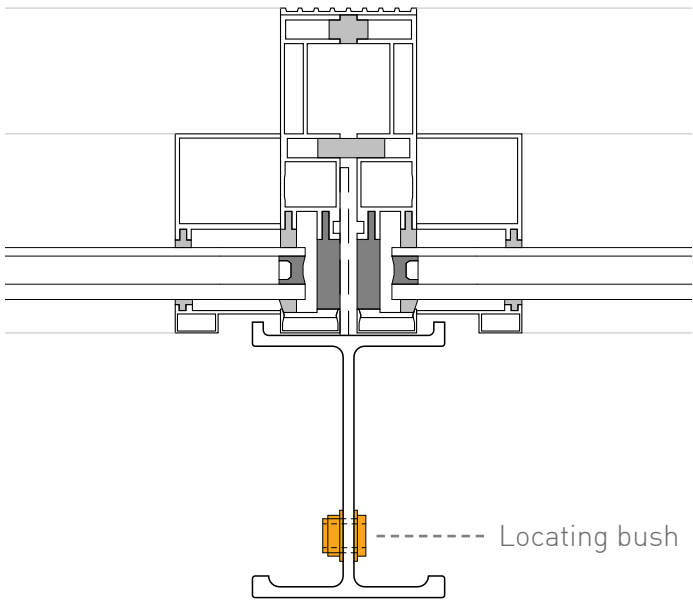
- GROUND FLOOR**
The ground floor facade and soffits are cleaned and maintained from ground floor level, using pole washing, ground cranes, scaffold towers and MEWPs for areas including the double height Entrance Hall façade
- PODIUM, LEVELS 01-04**
The existing BMU and associated tracks on the Level 05 roof are refurbished and extended, with the BMU storage area relocated within the new extension accommodation. The BMU will be used to provide facade access at Levels 01-04 of the podium
- PODIUM EXTENSION, LEVELS 05-06**
The existing BMU tracks on the Level 05 roof will host either a track-mounted scissor lift unit, or a second BMU trailer unit, to provide hands-on or long pole facade access respectively to Levels 05 and 06 of the podium extension
- PODIUM EXTENSION, LEVEL 07**
A perimeter balustrade enables the safe use of pole washing or a small Aerial Working Platform (or similar) to provide access to the Level 07 facade and Level 08 perimeter from the terrace
- PODIUM EXTENSION, LEVEL 08**
Access to the Level 08 plant space is provided via the existing tower and new podium cores, both of which discharge within the full height, vertical louvred plant screen provided to the perimeter of the Level 08 plant space. Access beyond the plant screen will be required infrequently, and is provided via doors integrated into the plant screen and a fall restraint system is to be provided
- TOWER, LEVELS 02-25**
The tower façade between Levels 02 and 25 is accessed via the existing, refurbished BMU and associated tracks on the Level 26 roof
- SERVICE CORE TOWER**
The service core tower façade is accessed via the existing, refurbished BMU and associated tracks on the Level 29 roof
- SERVICE CORE TOWER OVERRUN**
The facade of the uppermost portion of the tower mass will be accessed from the roof at Level 30 via davit abseiling or davit cradle

BMU RESTRAINTS WITHIN REPLACEMENT FACADE

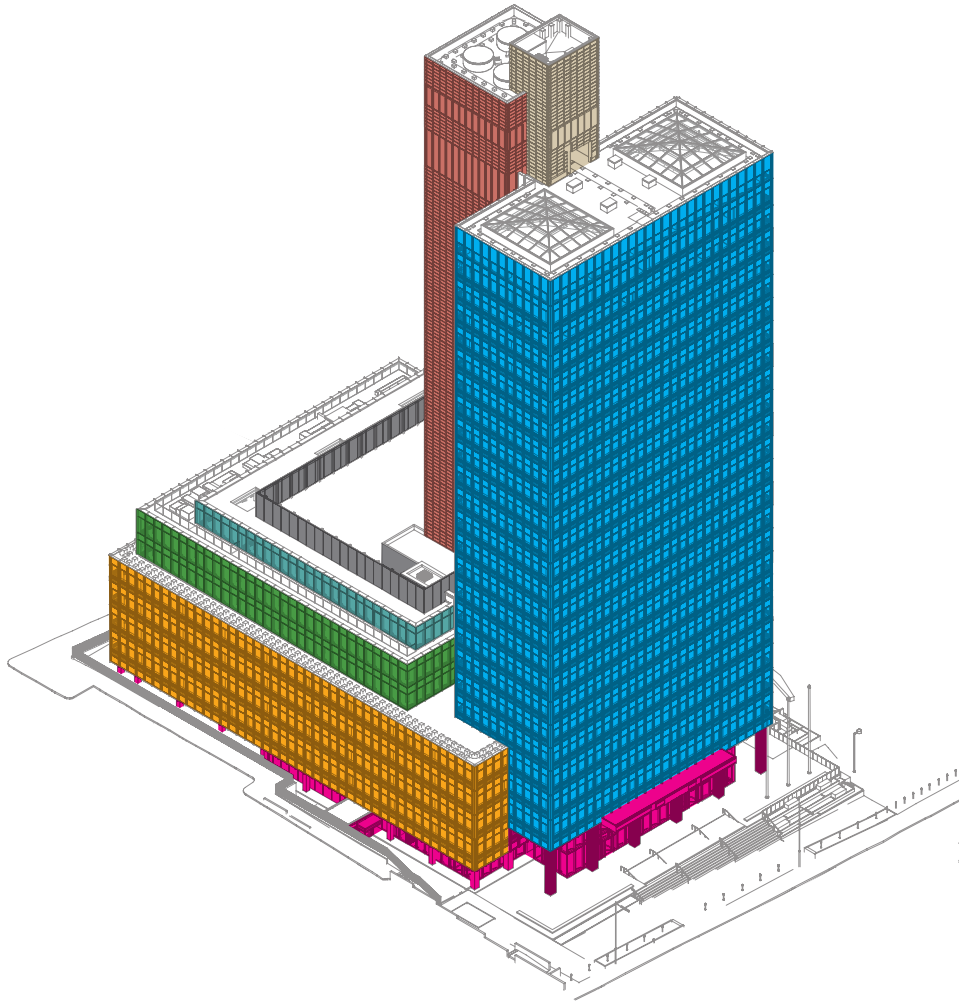
The existing facade’s hiduminium T rails act as the restraint system for the building’s BMUs. Consideration has been given to the integration of contemporary BMU restraint solutions within the aluminium T rail in the proposed replacement facade. A small locating bush is provided close to the outside face of the T rail, so as to minimise its external visual impact, into which a lifting pin and restraint cable are inserted from the BMU. The first locating bushes are required 40m above ground floor, after which they are provided every 20m vertically to roof level. This equates to the first locating bushes being provided at Level 10, and then at every fifth storey to roof level.

PLANT MAINTENANCE & REPLACEMENT

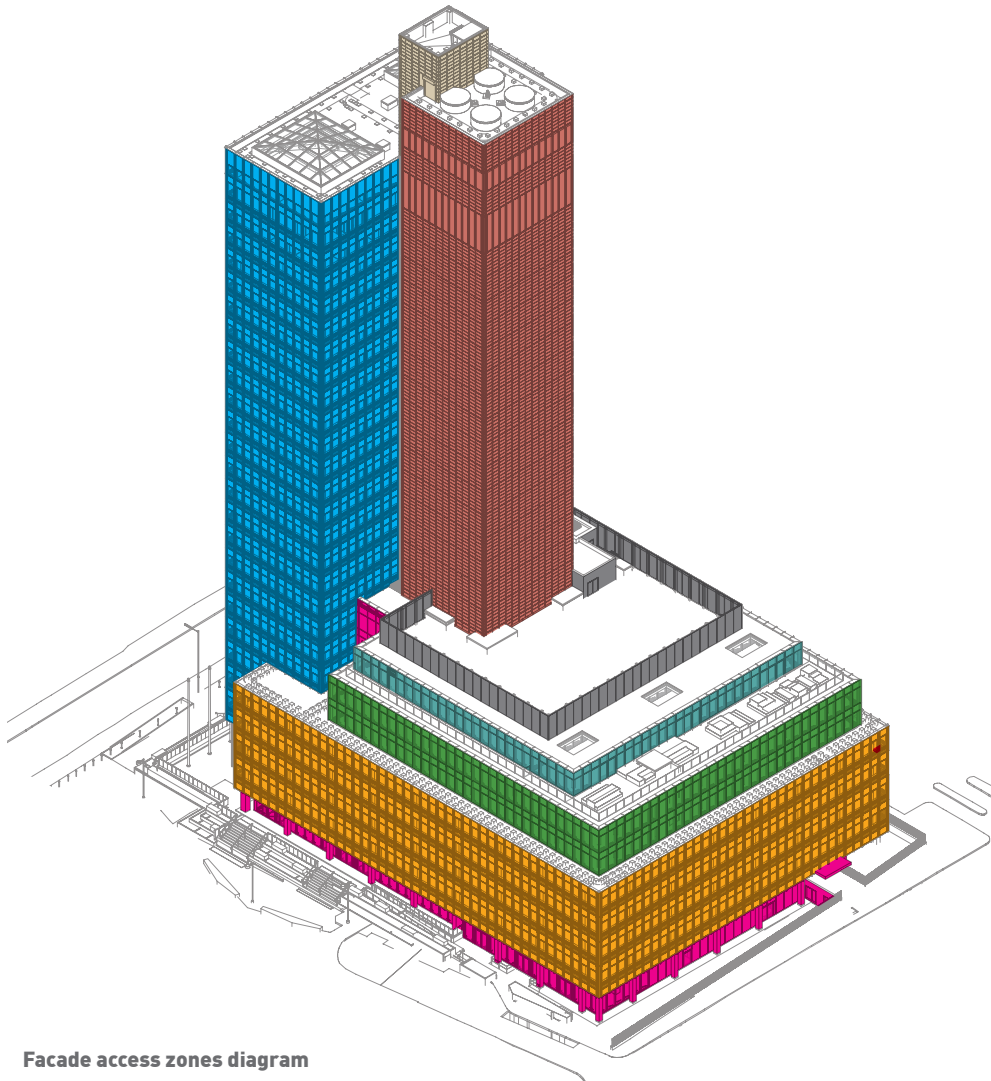
The majority of the plant is located in internal plant rooms or externally behind the Level 08 plant screen. The new and refurbished goods lifts provide a facility to transport parts up to the roof for plant replacement. An external hatch is provided within the landscaping above the east external lightwell for equipment to be craned into the Basement Level 03 plantroom. Mobile crane access from surrounding roads is assumed for very infrequent major plant faults and replacement.



BMU restraint design

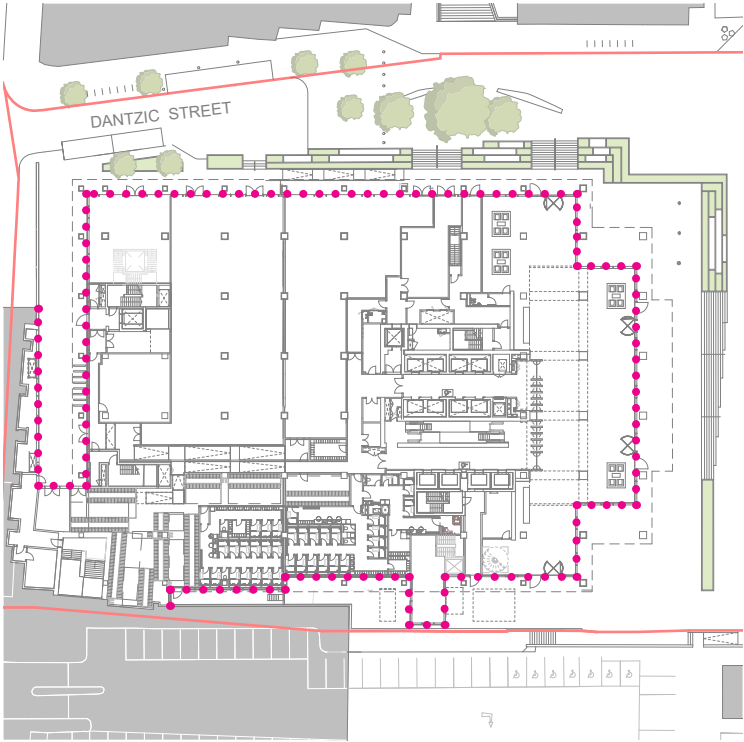


Facade access zones diagram

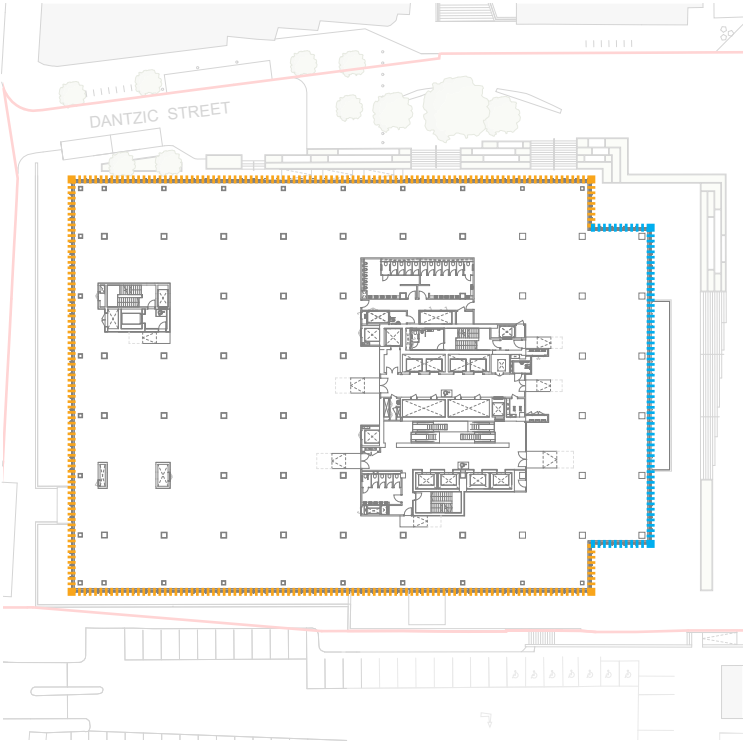


Facade access zones diagram

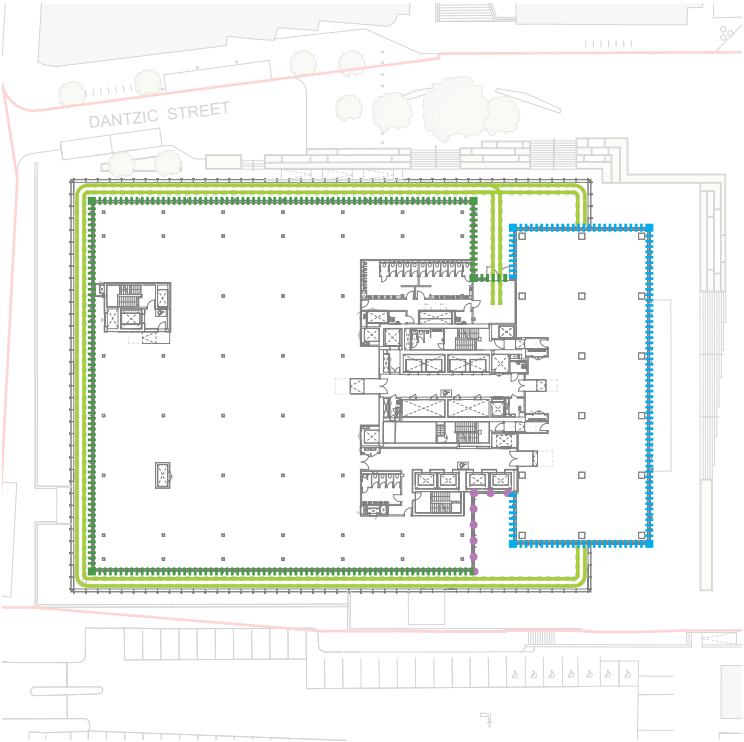
ACCESS AND MAINTENANCE STRATEGY



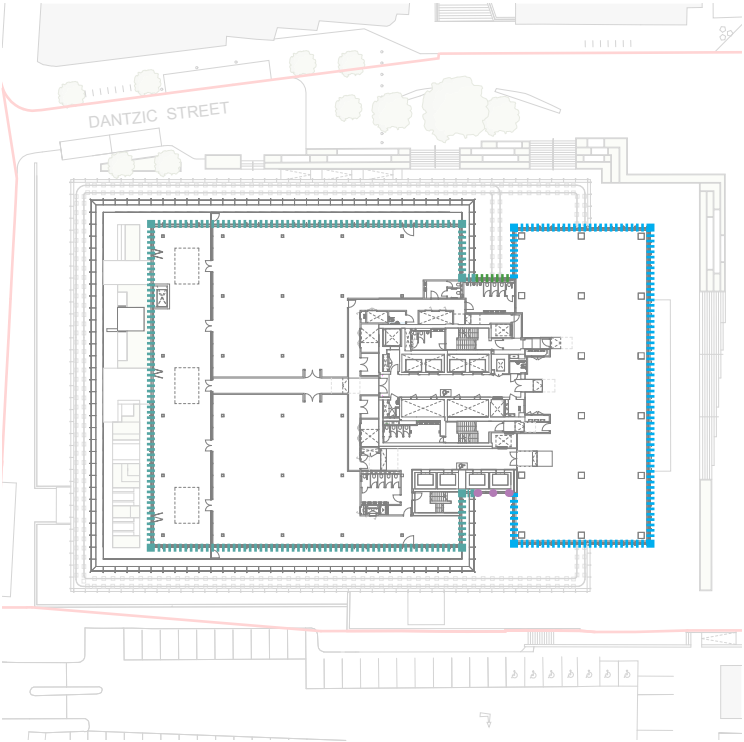
Ground floor



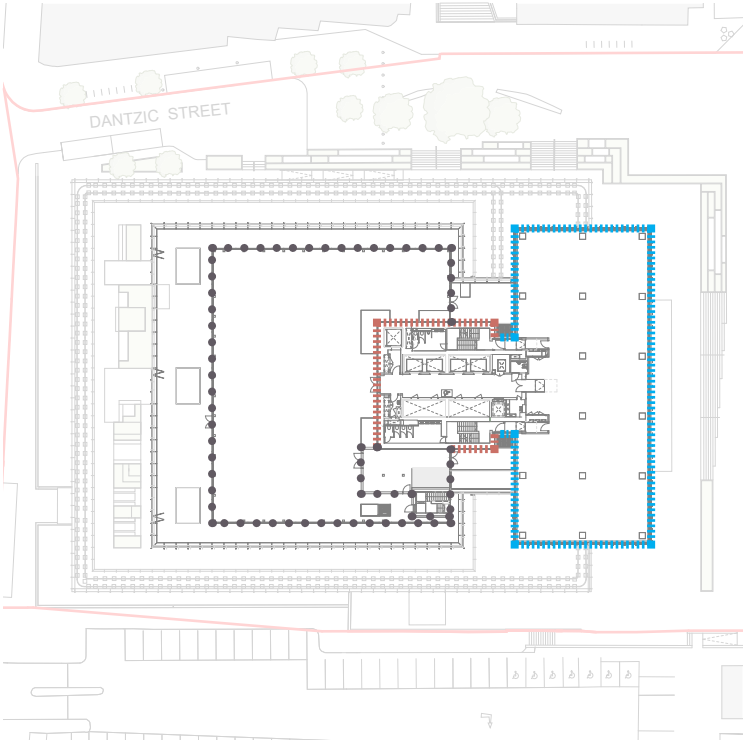
Levels 01-04



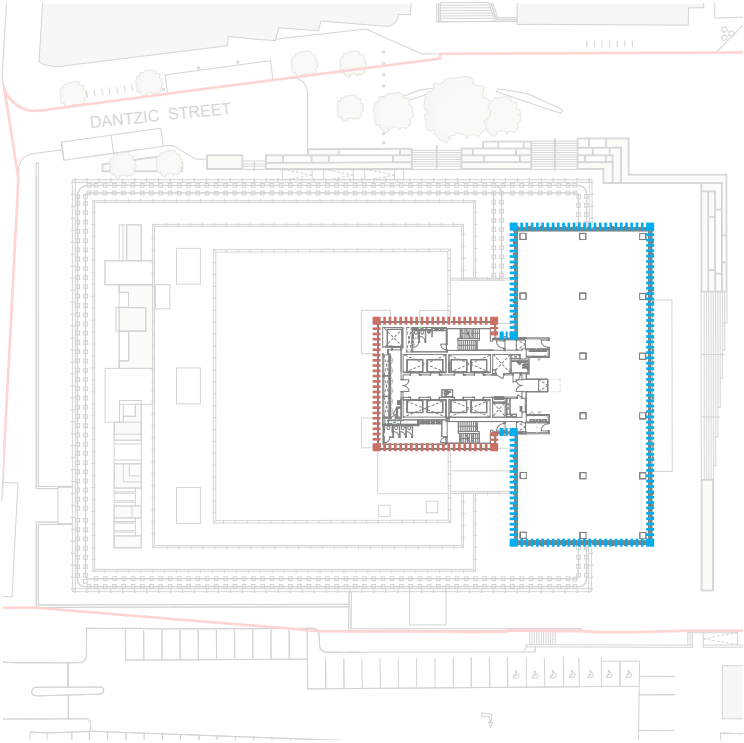
Levels 05-06 (Level 05 shown)



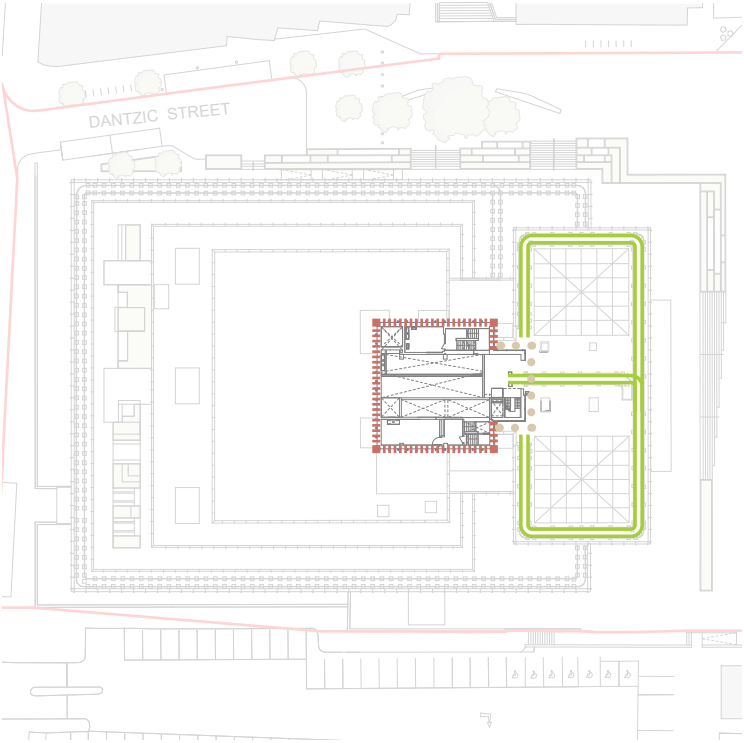
Level 07



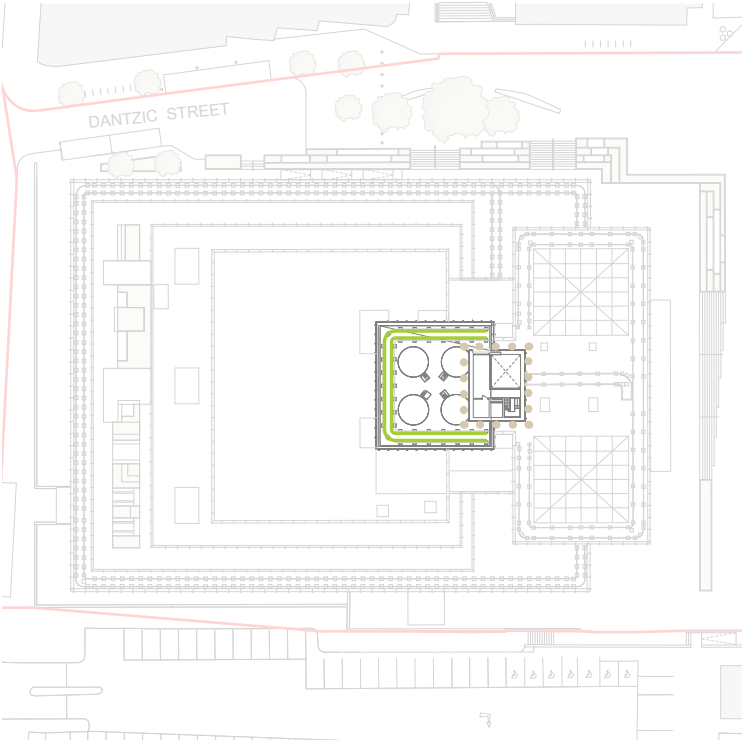
Level 08



Levels 09-25



Level 26



Level 29

- Refurbished existing BMU track
- ... Access from ground floor
- ... Access from Level 05 roof
- ... Access from Level 07 roof
- ... Access from Level 08 roof
- ... BMU cradle access from Level 05 roof
- ... BMU cradle access from Level 26 roof
- ... BMU cradle access from Level 29 roof
- ... BMU scissor lift access from Level 05 roof
- ... Davit cradle / abseil access from Level 30 roof

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BASEMENT LEVEL 01 FUNCTION SPACE CONCEPTUAL VISUALISATION



ENTRANCE HALL CONCEPTUAL VISUALISATION



LEVEL 07 WINTERGARDEN CONCEPTUAL VISUALISATION



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LEVEL 25 RESTAURANT CONCEPTUAL VISUALISATION



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ACCOMMODATION SCHEDULE



CIS Tower Refurbishment
Miller Street
Manchester

10518-SHA-Z1-A-B5D8-F900-SC-XX-001
Accommodation Schedule
Rev P01
Date 10-04-2025
Status: PLANNING

Level	Restaurant / Bar NIA <i>Use Class E(b)</i>		Retail / F&B NIA <i>Use Class E(a) / E(b) / Sui Generis</i>		Leisure NIA <i>Use Class E(a) / E(b) / Sui Generis</i>		Office NIA <i>Use Class E(c)</i>		Office Amenity / Gym NIA <i>Use Class E(c) / E(d)</i>		Total NIA per floor	
	sqm	sqft	sqm	sqft	sqm	sqft	sqm	sqft	sqm	sqft	sqm	sqft
30												
29												
28												
27												
26												
25	828	8,912									828	8,912
24	861	9,265									861	9,265
23							696	7,495			696	7,495
22							690	7,422			690	7,422
21							689	7,415			689	7,415
20							686	7,385			686	7,385
19							687	7,394			687	7,394
18							687	7,395			687	7,395
17							686	7,389			686	7,389
16							685	7,370			685	7,370
15							685	7,369			685	7,369
14							685	7,370			685	7,370
13							685	7,369			685	7,369
12							685	7,375			685	7,375
11							686	7,379			686	7,379
10							684	7,367			684	7,367
09							685	7,369			685	7,369
08							685	7,371			685	7,371
07 (Podium)							1,204	12,961				
07 (Tower)							677	7,284				
07 (Combined)							1,881	20,245			1,881	20,245
06 (Podium)							1,859	20,006				
06 (Tower)							682	7,342				
06 (Combined)							2,541	27,348			2,541	27,348
05 (Podium)							1,863	20,048				
05 (Tower)							680	7,322				
05 (Combined)							2,543	27,370			2,543	27,370
04							3,250	34,979			3,250	34,979
03							3,248	34,964			3,248	34,964
02							3,248	34,961			3,248	34,961
01							2,670	28,744			2,670	28,744
M0												
00	83	897	851	9,156	184	1,979					1,118	12,032
B1U												
B1					3,226	34,725	488	5,255			3,714	39,980
B1L									1,628	17,524	1,628	17,524
B2												
B3												

Restaurant / Bar GIA <i>Use Class E(b)</i>	Retail / F&B GIA <i>Use Class E(a) / E(b) / Sui Generis</i>	Leisure GIA <i>Use Class E(a) / E(b) / Sui Generis</i>	Office GIA <i>Use Class E(c)</i>	Office Amenity / Gym GIA <i>Use Class E(c) / E(d)</i>	Office Facilities / BOH / Plant GIA <i>Use Class E(c)</i>		Other (Former Bunker Space) GIA		Total GIA per floor		Total GEA per floor	
					sqm	sqft	sqm	sqft	sqm	sqft	sqm	sqft
					7	80			7	80	25	271
					34	367			34	367	52	559
					239	2,576			239	2,576	279	3,000
					234	2,515			234	2,515	275	2,957
					180	1,939			180	1,939	220	2,368
892	9,597				97	1,043			989	10,640	1,042	11,216
987	10,625								987	10,625	1,042	11,216
			987	10,625					987	10,625	1,042	11,216
			987	10,626					987	10,626	1,042	11,216
			987	10,628					987	10,628	1,042	11,216
			986	10,611					986	10,611	1,042	11,216
			984	10,594					984	10,594	1,042	11,216
			985	10,599					985	10,599	1,042	11,216
			985	10,597					985	10,597	1,042	11,216
			984	10,596					984	10,596	1,042	11,216
			985	10,601					985	10,601	1,042	11,216
			984	10,593					984	10,593	1,042	11,216
			982	10,576					982	10,576	1,042	11,216
			982	10,569					982	10,569	1,042	11,216
			982	10,569					982	10,569	1,042	11,216
			982	10,571					982	10,571	1,042	11,216
			982	10,567					982	10,567	1,042	11,216
			981	10,564	79	854			1,060	11,418	1,128	12,141
			2,628	28,286					2,628	28,286	2,677	28,810
			3,263	35,119					3,263	35,119	3,323	35,766
			3,262	35,114	32	348			3,294	35,462	3,350	36,056
			3,989	42,941					3,989	42,941	4,039	43,477
			3,989	42,941					3,989	42,941	4,039	43,477
			3,989	42,942					3,989	42,942	4,039	43,477
			3,401	36,610					3,401	36,610	3,529	37,981
					862	9,278			862	9,278	960	10,333
89	958	874	9,413	190	2,045	688	7,409		1,854	19,953	3,787	40,763
					418	4,495			418	4,495	468	5,041
			3,351	36,066	508	5,468			1,071	11,531	5,026	54,103
					630	6,784	1,686	18,147	2,316	24,931	5,112	55,028
					314	3,380	2,610	28,091	2,924	31,471	3,059	32,924
					2,176	23,418			2,176	23,418	2,214	23,835

Totals	Restaurant / Bar NIA <i>Use Class E(b)</i>		Retail / F&B NIA <i>Use Class E(a) / E(b) / Sui Generis</i>		Leisure NIA <i>Use Class E(a) / E(b) / Sui Generis</i>		Office NIA <i>Use Class E(c)</i>		Office Amenity / Gym NIA <i>Use Class E(c) / E(d)</i>		Total NIA	
	sqm	sqft	sqm	sqft	sqm	sqft	sqm	sqft	sqm	sqft	sqm	sqft
	1,772	19,074	851	9,156	3,410	36,704	30,855	332,100	1,628	17,524	38,516	414,558

Restaurant / Bar GIA <i>Use Class E(b)</i>	Retail / F&B GIA <i>Use Class E(a) / E(b) / Sui Generis</i>	Leisure GIA <i>Use Class E(a) / E(b) / Sui Generis</i>	Office GIA <i>Use Class E(c)</i>	Office Amenity / Gym GIA <i>Use Class E(c) / E(d)</i>	Office Facilities / BOH / Plant GIA <i>Use Class E(c)</i>		Other (Former Bunker Space) GIA		Total GIA		Total GEA	
					sqm	sqft	sqm	sqft	sqm	sqft	sqm	sqft
1,968	21,180	874	9,413	3,541	38,111	41,462	446,316	1,686	18,147	8,227	88,561	65,315

- NOTES
- 1. Schedule to be read in conjunction with relevant drawings
 - 2. All areas are approximate and subject to change as proposals are developed and co-ordinated with other consultants
 - 3. Drawings show indicative layouts appropriate to the current stage of the project
 - 4. The architect accepts no responsibility for any resulting implications or decisions, commercial or otherwise, made on the basis of this information
 - 5. Areas based on fills shown in area drawings
 - 6. Method of measurement based on RICS Code of Measuring Practice and notes 7-15, below. Areas to be validated by quantity surveyor/another
 - 7. GIA split between uses to be validated by quantity surveyor/another
 - 8. Rooftop external plant areas are excluded from the GIA
 - 9. Office GIA figure includes GF entrance hall. GF office facilities / amenities included in BOH / Plant GIA figures
 - 10. NIA figures do not account for area taken by columns
 - 11. Office NIA figures exclude WCs areas and lift lobbies

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SCHEDULE OF PROPOSED WORKS



CIS Tower Refurbishment
Miller Street
Manchester

10518-SHA-Z1-A-B5D8-Z330-SC-XX-101
Schedule of Amendments
Status: Planning
Date 17-04-2025
Rev P01

Number	Space	Overview of architectural works
--------	-------	---------------------------------

Ground			
1	a	Entrance lobby (inc. escalators)	Removal of existing enclosure and doors; replaced by new curtain wall and doors to create an enlarged footprint double height entrance space. Flooring, ceilings, wall finishes, and FFE (inc. reception desks and speed gates) replaced. William Mitchell mural restored and relocated within the space. Creation of double height space achieved through removal of portions of L1 slab, expressed with new finishes. Rear wall to space set further back into building, creating a unifying plane to the larger volume. Creation of three projecting vertical planes through expressed finishes to existing structure, denoting entry points to lift lobbies.
	b	Lift and escalator lobbies (inc. escalators)	Finishes replaced to lobbies, with refurbishment works to escalator (scope to be developed), with intention of new lighting to escalator soffit and lobbies.
	c	Lifts	Refurbishment of existing passenger lifts and lift interiors, and replacement of goods lift within existing tower core. Replacement goods lift to function as passenger, goods, firefighting, and evacuation lift and extend to serve L25. Insertion of a new 4 lift bank serving B1L to L7, including a fire fighting/passenger lift, with associated escape stair. Insertion of a new goods / fire fighting lift on Hanover St serving B1 to L7
	d	Post room/offices	Stripped back to structure for reallocation as retail units (tenant fitout), leisure unit entrances (tenant fit out), restaurant / bar entrance (tenant fitout), office amenity areas, and supporting back of house spaces to suit development, in simple finishes (to be developed)
	e	Stair cores (applies throughout building)	Redecoration of vertical surfaces, soffits, ceilings and handrails/balustrades with localised patch refurbishment to terrazzo stair finishes. L23-25 non-original carpet tiles, and timber handrails / balustrades removed, and replaced to match the original condition to the remainder of the tower. Extension of existing tower stair and podium stair into basement to serve B1.
	f	WCs	Demolished and stripped back to structure for reallocation as retail units (tenant fitout) and supporting back of house / office amenity spaces to suit development, in simple finishes (to be developed).
	g	BOH stores and support functions	Demolished and stripped back to structure for reallocation as retail units (tenant fitout) and supporting back of house / office amenity spaces to suit development, in simple finishes (to be developed).
	h	Secondary stair cores (applies throughout building)	Partial demolition / replacement of flights to existing stair adjacent to loading bay to connect Ground to Mezzanine level. Extension of existing stair on Hanover St to connect from Ground to B1 level. Redecoration of vertical surfaces, handrails/balustrades and stair finishes.
	i	Doors (throughout building)	Replacement of doorsets with timber pass doors and metal riser doors. Retention and refurbishment of timber architraves. Frames TBC.
	j	External lightwells and landscape	Refer to Landscape Architect’s documentation. Works include enclosure of lightwells and removal of expressed vertical walls at ground, with integration of access hatch and ventilation grille on car park side lightwell. Retention of flag poles and remodelling of existing landscape to create plinth on Miller St with ramp along Dantzig St. Existing planters and light pits removed.
	k	Non-original escape stair (throughout)	Stair inserted at 45 degree angle to rest of building removed and replaced by new lift bank and associated escape stair.

Mezzanine			
2	a	Car park	Refurbished as BOH management spaces and refuse store with retained generator room. Slab partially removed to create double height retail unit at ground floor.
	b	BOH stores and support functions	Partitions removed along with lightweight floor structure to create double height retail unit at ground floor.

L1 <i>(Refer to Tenant Fit Out Guide)</i>			
3	a	Cellular meeting rooms and open plan office space	Partitions, ceiling, and flooring stripped back to structure and replaced with new finishes to create contemporary Cat A office environment. Installation of a new raised access floor (tenant fit out item) and new skirtings to suit. Fire boarding to existing floor soffit with exposed services. Within tower footprint services fitted to an exposed sub-frame; within podium area services installed direct to soffit, through fire board. Core walls refurbished and columns relined and painted following strengthening. Voids created in slab on Miller St to accommodate enlarged entrance space, with full height glazing installed to office areas looking over building entrance space, glazed balustrade to escalators / lift lobby. Stair to south-east stair core removed and replaced with slab infill. On external wall, Weathermaster system and enclosure removed and replaced with plasterboard and timber cill following facade works.
	b	WC block	Demolished and replaced with new WC block to suit new core layout. Details and finishes to be developed.
	c	WCs on half landings (applies throughout building)	Stripped out and replaced with new layout. Details and finishes to be developed.
	d	Lift lobby	New flooring and ceiling, with all finishes and details to be developed. Architraves retained and refurbished.

L2-L4 <i>(Refer to Tenant Fit Out Guide) (Note: L2 & L3 exclude strip out works which have already been undertaken)</i>			
4	a	Cellular meeting rooms and open plan office space	Partitions, ceiling, and flooring stripped back to structure and replaced with new finishes to create contemporary Cat A office environment. Installation of a new raised access floor (tenant fit out item) and new skirtings to suit. Fire boarding to existing floor soffit with exposed services. Within tower footprint services fitted to an exposed sub-frame; within podium area services installed direct to soffit, through fire board. Core walls refurbished and columns relined and painted following strengthening. L4 structure at high level reinforced with steel beams and collars. Stair to south-east stair core removed and replaced with slab infill. On external wall, Weathermaster system and enclosure removed and replaced with plasterboard and timber cill following facade works.
	b	WC block	Demolished and replaced with new WC block to suit new core layout. Details and finishes to be developed.
	c	WCs on half landings (applies throughout building)	Stripped out and replaced with new layout. Details and finishes to be developed
	d	Lift lobby	New flooring and ceiling, with all finishes and details to be developed. Architraves retained and refurbished.

SCHEDULE OF PROPOSED WORKS



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L5 (tower floor plate works include up to L22) <i>(Refer to Tenant Fit Out Guide) (Note: L14 & L15 exclude strip out works which have already been undertaken)</i>			
5	a	Tower floor plate incl. cellular meeting rooms and open plan floor space (applies to all levels 05-22)	Partitions, ceiling, and flooring stripped back to structure and replaced with new finishes to create contemporary Cat A office environment. Installation of a new raised access floor (tenant fit out item) and new skirtings to suit, fire boarding to existing floor soffit with exposed services fitted to an exposed sub-frame. Core walls and column finishes refurbished. On external wall, Weathermaster system and enclosure removed and replaced with plasterboard and timber cill following facade works.
	b	Plant areas	Level 5 plant enclosure demolished, including vertical structure, to make way for new extension.
	c	Recreational spaces	Demolished, to make way for new extension, with exception of Barry Daniels artwork and areas of timber panelling, which are to be restored and relocated within the B1 Function Space.
	d	Lift lobby (applies to all levels 05-22)	New flooring and ceiling, with all finishes and details to be developed. Architraves retained and refurbished.
	e	Podium extension	New build office level fitted out to create contemporary Cat A office environment, including raised access floor, and exposed services.
L6 <i>(Refer to Tenant Fit Out Guide)</i>			
6	a	Podium extension	New build office level fitted out to create contemporary Cat A office environment, including raised access floor, and exposed services.
L7 <i>(Refer to Tenant Fit Out Guide)</i>			
7	a	Podium extension	New build office level fitted out to create contemporary Cat A office environment, including raised access floor, and exposed services. Winter garden and external terrace, accessed via circulation corridor or Cat A office space.
L8 <i>(Refer to Tenant Fit Out Guide)</i>			
8	a	Podium extension	New build open air plant enclosure (with enclosed electrical switch room).
L23 <i>(Refer to Tenant Fit Out Guide)</i>			
9	a	Tower floor plate	Refurbished timber finishes, walls, original ceilings, with new flooring and ceilings to replace non-original finishes (tenant fitout items). Fire boarding to existing floor soffit with exposed services fitted to an exposed sub-frame. New risers on core edge. On external wall, Weathermaster system and enclosure removed and replaced with plasterboard and timber cill following facade works. Effect of acoustic and fire performance upgrades on retained internal walls to be developed.
	b	Lift lobby	Refurbished timber finishes and walls, with new flooring and ceilings. Details of flooring and ceiling to be developed. Accessible WC installed, accessed from lift lobby.
	c	Doors	Refurbishment of existing timber door leafs, architraves, and frames. Replacement of riser doors within secondary corridor and on floorplate with metal riser doors.
L24 <i>(Refer to Tenant Fit Out Guide)</i>			
10	a	Tower floor plate	Refurbished timber finishes and walls, with new flooring and ceilings (tenant fitout items). Internal walls surrounding defunct uses such as on floor WCs, plant and board room wall to be demolished for reallocation as kitchen / back of house area, and open plan spaces as part of new restaurant / bar (tenant fitout). Details of flooring and ceiling to be developed. Fire boarding to existing floor soffit with exposed services fitted to an exposed sub-frame. New risers installed within existing kitchen footprint to connect to roof level plant. On external wall, Weathermaster system and enclosure removed and replaced with plasterboard and timber cill following facade works. Effect of acoustic and fire performance upgrades on retained internal walls to be developed.
	b	Lift lobby	Refurbished timber finishes and walls, with new flooring and ceilings (tenant fitout items). Details of flooring and ceiling to be developed.
	c	Doors	Refurbishment of existing timber door leafs, architraves, and frames. Replacement of riser doors within secondary corridor with metal riser doors.
	d	Feature Stair & Lift	Installation of internal stair and platform lift within floorplate linking L24 and L25 in addition to the existing tower stair cores.
L25 <i>(Refer to Tenant Fit Out Guide)</i>			
11	a	Tower floor plate	Partitions, ceiling, flooring stripped back to structure for reallocation as restaurant / bar (tenant fitout). Core walls and column finishes refurbished. Fire boarding to existing floor soffit with exposed services fitted to an exposed sub-frame. New risers installed to suit new riser positions at L24 and connect to roof level plant. Perimeter window cill height dropped as part of façade upgrade.
	b	Rooflights	Retention and refurbishment of rooflight structure, glazing system removed, with new structure and new framed glazing system installed above retained existing structure.
	c	Lift lobby	Refurbished and new walls, with new flooring and ceilings (tenant fitout items). Details of flooring and ceiling to be developed. Existing goods lift to be extended and converted to serve this level as part of lift replacements, as 1c.
	d	Feature Stair & Lift	Structural soft spots identified on tower floorplate to achieve an internal stair and platform lift linking L24 and L25 in addition to the existing tower stair cores.
Roof			
12	a	Plant area	Retained with new roofing finishes and rooflight works as described above. Redundant plant removed with new plant installed as required.
B1U			
13	a	Archive space	Decking demolished to create increased floor to soffit space in B1.
	b	Escape stairs and corridors	Demolished and re-routed.

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B1			
14	a	Archive space	Removal of decking from footprint of existing archive space, and installation of new floor slab. Space to be stripped back to structure for reallocation as leisure units (tenant fitout), function space, and supporting back of house spaces to suit development. Function space to be a landlord controlled white box gallery type fitout in a combination of simple finishes (to be developed), and refurbished elm panelling (previously at L05 within existing building). Space to also host refurbished Barry Daniels artwork.
	b	Canteen and associated spaces	
B1L			
15	a	Archive space	Stripped back to structure for reallocation as office amenity space / gym (TBC), and supporting back of house spaces to suit development, in simple finishes (to be developed).
B2			
16	a	Gym and associated spaces	Stripped back to structure for reallocation as unoccupied, locked area of building. Installation of essential fire safety equipment, alongside the continuation of structural / core walls from above.
B3			
17	a	Existing plants rooms	Retained with minor refurbishment to decoration as required and new walls inserted to house items such as sprinkler tanks.
	b	Control Room	Retained and refurbished.
Façade (Refer to G251 drawings)			
18	a	Curtain wall (to L1 and above)	Existing facade demolished. Replaced with new unitised curtain wall consisting of double glazed vision panels, aluminium spandrel panels, aluminium framing with bespoke capping elements to replicate existing external profiles, and aluminium vertical rail with profile to match existing. All new metalwork to receive suitable modern finishes, colour matched to existing.
	b	Soffits	Replaced with new aluminium-clad soffits with integrated lighting and ventilation.
	c	Column casing	New column cladding to match existing finishes, where overclad in metal currently. All other columns (such as those tiled) overclad in new column cladding to match existing metal clad columns.
	d	Canopies	Existing loading bay canopy demolished. Miller St and Hanover St canopies reclad. New leisure unit canopy to match existing. All retained/new to have new signage.
	e	Ground floor cladding	Existing façade demolished, replaced with new curtain walling, incorporating revolving/pass doors and areas of louvres for servicing and signage behind glazing.
	f	CIS signage	Building signage removed.
	g	External lighting	See Design and Access Statement.
	h	L25 dropped cill	As noted in L25 works; see also G251 drawings.
	i	L25 rooflights	As noted in L25 works; see also G251 drawings.
	j	AOVs	Openable AOVs on stair core lobbies replaced.
	k	PV panels	See Design and Access Statement regarding areas of replacement. Refurbishment required to areas where signage removed.
	l	Extension façade	New 3 storey extension as described in drawings and material schedule, with a single storey open air louvred plant area.
Fire Protection			
19	a	Existing soffits, structural columns, and walls	The installation of appropriate fire stopping and fire boarding to achieve the required fire separation between compartment floors and compartment walls where not inherently provided by existing structure
Raised Access Flooring			
20	a	Office spaces	Raised access flooring to be installed by tenant as part of Tenant Fit-Out Guide (excluding floor to be fitted out in line with BREEAM). 150mm raised access flooring proposed to L1-L4, and L5-L7 podium areas only. 100mm raised access flooring proposed to L5-L22 tower floorplates. Tenant to also be provided with option to not utilise a raised access floor, and utilise existing trunking system, with lobby door height amended to suit.

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Façade - Tower Replacement						
1	a	Curtain wall :	External System	New	Unitised façade with non-structural aluminium rails and typical modern slimline profiles with bespoke caps. Glazed with aluminium spandrels panels to floorplate interface.	Framing / spandrels metallic PPC finish to match existing; aluminium rail natural anodised; Obscure panel colour / finish to match existing, reference tbc.
Façade - New Extension						
2	a	Curtain wall :		New	Glazed (dark tinted), structurally bonded system with back painted spandrels to match, and aluminium fins with finish to match 1a	References tbc, as description
	b	Balustrade :		New	Glazed with stainless steel capping	-
	c	Plant enclosure :		New	Aluminium louvres in vertical orientation	Black / dark grey metallic PPC finish, reference tbc
Façade - Ground floor						
3	a	Curtain wall :		New	Glazed, structurally bonded system with back painted portions	Black / dark grey back painting and framing to match 1a, reference tbc
	b	Column casing :	Miller St	New	To match 1a framing	To match 1a framing
	c	Column casing :	Currently tiled	New	Overclad in metal panelling in finish to match new Miller St column casing	To match 1a framing
	d	Soffits :		New	Overclad in metal panelling integrated lighting and ventilation	Natural anodised throughout, to match 1a aluminium rail
	e	Revolving doors :		New	Glazed with framing finished to match 1a framing	Black / dark grey framing to match 1a, reference tbc
	f	Pass doors :		New	Glazed with framing finished to match 1a framing	Black / dark grey framing to match 1a, reference tbc
	g	Automatic doors :		New	Glazed with framing finished to match 1a framing	Black / dark grey framing to match 1a, reference tbc
	h	BOH doors :	Including loading bay access from Hanover St	New	Metal door leaf with framing, finished to match 1a framing	Black / dark grey framing to match 1a, reference tbc
	i	BOH cladding :		New	Aluminium metal panels and vertical louvres, finished to match 1a framing	Black / dark grey framing to match 1a, reference tbc
j	Canopies :		New	New or refurbished and reclad existing depending on location, finished to match 1a framing	Black / dark grey framing to match 1a, reference tbc	
Roofs						
4	a	Level 5 :	Finish	New	Pavers and ballast	
	b	Level 5 :	BMU track and plinth covers	Refurbish	To match existing	To match existing
	c	Level 7 :	Terrace finish	New	Porcelain Tiles	Refer to Landscape Architect's info
	d	Level 8 :	Finish	New	Pavers and ballast	
	e	Level 8 :	External walls to electrical switch room and riser overruns (within plant screen)	New	TBC	
	f	Level 8 :	Internal flooring to electrical switch room	New	TBC	
	g	Level 8 :	Internal wall finish to electrical switch room	New	TBC	
	h	Level 8 :	Internal soffit finish to electrical switch room	New	TBC	
	i	Level 8 :	Plant supports	New	TBC	
	j	Tower roof :	Finish	New	Pavers and ballast	
	k	Tower roof :	Rooflight	Refurbish	Partially refurbished, with new structure (over existing), and new structural glazed rooflight system	References and finishes tbc
Miller St Entrance Lobby and Lift Lobbies						
5	a	Floor :		New	Large format porcelain tile	References and finishes tbc
	b	Ceiling :	Ceiling finish	New	Painted plasterboard with coffers	References and finishes tbc
	c	Ceiling :	Lighting	New	TBC	
	d	Ceiling :	MEP fittings	New	TBC	
	e	Internal Wall :	Feature rear wall	New	Honed natural stone tiles	References and finishes tbc
	f	Internal Wall :	First floor internal cladding	New	Structurally glazed with dark grey framing to match exterior and white spandrel	References and finishes tbc
	g	Internal Wall :	Secondary walls	New	TBC	
	h	Internal Wall :	Lift lobby wall finishes	New	Large format porcelain tile	References and finishes tbc
	i	Internal Wall :	Skirting	New	Quartz skirting	References and finishes tbc
	j	Internal Wall :	Balcony spandrel and soffit	New	Spandrel tbc, soffit to match ceilings	References and finishes tbc
	k	Internal Wall :	Balcony balustrade	New	Glazed spandrel with stainless steel capping	References and finishes tbc
	l	Column :	Casing	New	Honed natural stone	References and finishes tbc
	m	Column :	3x feature projections	New	Honed natural stone	References and finishes tbc
	n	Beams :	Casing	New	TBC	
	o	Fixed furniture :	Reception desk	New	Timber fascia and quartz skirting	References and finishes tbc
	p	Fixed furniture :	Speed gate	New	TBC	References and finishes tbc
	q	Doors :	Door leaf	New	Timber to match feature wall	References and finishes tbc
	r	Doors :	Architraves	New	Timber to match feature wall	References and finishes tbc
	s	Doors :	Riser doors	New	Concealed door clad to match walls	References and finishes tbc
t	Escalator	Soffits, balustrades, treads, handrails	Refurbish	General refurbishment, finishes to match existing, with new soffits that incorporate integrated lighting	To match existing/as description	

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Retail units						
6	a	Floor :		Soft Stripped	Concrete shell	As existing
	b	Walls :		New	Blockwork	
	c	Ceiling :		Soft Stripped	Concrete shell with post-applied fire-protection board	By others
	d	Doors :		New	TBC	
Leisure unit entrances						
7	a	Floor :		Soft Stripped	Concrete shell	As existing
	b	Walls :		New	Blockwork	
	c	Ceiling :		Soft Stripped	Concrete shell with post-applied fire-protection board	By others
	d	Doors :		New	TBC	
	e	Stairs :		New	Tenant fitout	By others
	f	Lifts :		New	Tenant fitout	By others
Restaurant / Bar entrance						
8	a	Floor :		Soft Stripped	Concrete shell	As existing
	b	Walls :		New	Blockwork	
	c	Ceiling :		Soft Stripped	Concrete shell with post-applied fire-protection board	By others
	d	Doors :		New	TBC	
Ground floor showers and WCs						
9	a	Floor :		New	TBC	
	b	Walls :		New	TBC	
	c	Ceiling :		New	TBC	
	d	Doors :		New	TBC	
	e	Cubicle walls :		New	TBC	
	f	Benches :		New	TBC	
	g	Sanitaryware :		New	TBC	
	h	Lockers :		New	TBC	
Existing Staircores						
10	a	Stairs :	Treads and risers , skirting	Refurbish	Terrazo. L23-25 to revert back to typical floor design	Localised repairs to match existing
	b	Stairs :	Nosings	Refurbish	Terrazo. L23-25 to revert back to typical floor design	Localised repairs to match existing
	c	Stairs :	Stringers	Refurbish	Paint. L23-25 to revert back to typical floor design	Painted, colour and reference tbc
	d	Stairs :	Soffits	Refurbish	Paint. L23-25 to revert back to typical floor design	Painted, colour and reference tbc
	e	Stairs :	Balustrade and handrail	Refurbish	Paint and rubber capping. L23-25 to revert back to typical floor design	Colour and reference tbc
	f	Landings :	Floor	Refurbish	Terrazo. L23-25 to revert back to typical floor design	Localised repairs to match existing
	g	Landings :	Soffits	Refurbish	Paint	Painted, colour and reference tbc
	h	Landings :	Light fittings	New		
	i	Floor :	Lobby	New	Carpet	Colour and reference tbc
	j	Ceiling :	Lobby	New	Plasterboard or access ceiling as required, with fire-protection board applied to structural soffit	Painted, colour and reference tbc
	k	Ceiling :	Light fittings	New		
	l	Walls :	Finishes	Refurbish	Paint	Colour and reference tbc
	m	Walls :	Skirtings	Refurbish	Existing terrazo, L23-25 to revert back to typical floor design; new painted timber where required by Raised Access Floor	Localised repairs to existing; new painted, colour and reference tbc
	n	Doors :	WCs	Replace	Timber pass doors; metal riser doors	Colour and reference tbc
	o	Doors :	Lobby	Replace	Timber pass doors; metal riser doors	Colour and reference tbc
	p	Doors :	Architraves & Frames	Refurbish	Frames to be reviewed	

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New Staircores						
11	a	Stairs :	Treads and risers , skirting	New	Carpet	Colour and reference tbc
	b	Stairs :	Nosings	New	Proprietary strip	Colour and reference tbc
	c	Stairs :	Stringers	New	Paint	Painted, colour and reference tbc
	d	Stairs :	Soffits	New	Paint	Painted, colour and reference tbc
	e	Stairs :	Balustrade and handrail	New	Paint	Colour and reference tbc
	f	Landings :	Floor	New	Carpet	Colour and reference tbc
	g	Landings :	Soffits	New	Paint	Painted, colour and reference tbc
	h	Landings :	Light fittings	New		
	i	Floor :	Lobby	New	Carpet	Colour and reference tbc
	j	Ceiling :	Lobby	New	Plasterboard or access ceiling as required, with fire-protection board applied to structural soffit	Painted, colour and reference tbc
	k	Ceiling :	Light fittings	New		
	l	Walls :	Finishes	New	Paint	Colour and reference tbc
	m	Walls :	Skirtings	New	Painted timber	Colour and reference tbc
	n	Doors :	Lobby	New		Colour and reference tbc
o	Doors :	Architraves	New		Colour and reference tbc	
Lifts						
12	a	Lifts :	Existing passenger lifts	Refurbish	Refurbishment to include car interiors; fitout tbc	
	b	Lifts :	Replacement passenger / goods / firefighting / evac lift	New	Fitout tbc	
	c	Lifts :	New passenger lifts	New	Fitout tbc	
	d	Lifts :	New passenger / firefighting lift	New	Fitout tbc	
	e	Lifts :	New goods / firefighting lift	New	Fitout tbc	
Lift Lobbies L01-22 - Existing						
13	a	Floor :	Lift lobby	New	Carpet tile	References and finishes tbc
	b	Floor :	Service corridor	TBC		
	c	Ceiling :	Lift lobby	TBC	Fire-protection board applied to structural soffit, with decorative ceiling finishes tbc	References and finishes tbc
	d	Ceiling :	Service corridor	TBC	Fire-protection board applied to structural soffit, with decorative ceiling finishes tbc	References and finishes tbc
	e	Ceiling :	Lighting	New		
	f	Ceiling :	MEP fittings	New		
	g	Internal Wall :	Finishes	Refurbish		Finish tbc
	h	Internal Wall :	Skirtings	Refurbish		Finish tbc
	i	Doors :	Architraves & frames	Refurbish	Frames to be reviewed	Finish tbc
	j	Doors :	Pass doors	Replace		
	k	Doors :	Riser (new)	New	Metal access door	White, references tbc
	l	Doors :	Riser (existing)	New	Metal access door	White, references tbc
Lift Lobby L23 - Existing						
14	a	Floor :	Lift lobby	New	Carpet tile	References and finishes tbc
	b	Floor :	Service corridor	TBC		
	c	Ceiling :	Lift lobby	TBC	Fire-protection board applied to structural soffit, with decorative ceiling finishes tbc	References and finishes tbc
	d	Ceiling :	Service corridor	TBC	Fire-protection board applied to structural soffit, with decorative ceiling finishes tbc	References and finishes tbc
	e	Ceiling :	Lighting	New		
	f	Ceiling :	MEP fittings	New		
	g	Internal Wall :	Timber Panelling	Refurbish		Finish tbc
	h	Internal Wall :	Finishes	New	Paint / tbc	References and finishes tbc
	i	Internal Wall :	Skirtings	Refurbish		Finish tbc
	j	Doors :	Architraves	Refurbish		Finish tbc
	k	Doors :	Pass doors	Refurbish		
	l	Doors :	Riser (new)	New	Metal access door	White, references tbc
	m	Doors :	Riser (existing)	New	Metal access door	White, references tbc

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Lift Lobby L24 - Existing						
15	a	Floor :	Lift lobby	New	Tenant fitout	
	b	Floor :	Service corridor	TBC	Tenant fitout	
	c	Ceiling :	Lift lobby	TBC	Fire-protection board applied to structural soffit; decorative ceiling finishes tenant fitout	
	d	Ceiling :	Service corridor	TBC	Fire-protection board applied to structural soffit; decorative ceiling finishes tenant fitout	
	e	Ceiling :	Lighting	New	Tenant fitout	
	f	Ceiling :	MEP fittings	New	Tenant fitout	
	g	Internal Wall :	Timber Panelling	Refurbish		Finish tbc
	h	Internal Wall :	Finishes	New	Paint / tenant fitout	References and finishes tbc
	i	Internal Wall :	Skirtings	Refurbish		Finish tbc
	j	Doors :	Architraves & frames	Refurbish		Finish tbc
	k	Doors :	Pass doors	Refurbish		
	l	Doors :	Riser (new)	New	Metal access door	White, references tbc
	m	Doors :	Riser (existing)	New	Metal access door	White, references tbc
Lift Lobby L25 - Existing						
16	a	Floor :	Lift lobby	New	Tenant fitout	
	b	Floor :	Service corridor	TBC	Tenant fitout	
	c	Ceiling :	Lift lobby	TBC	Fire-protection board applied to structural soffit; decorative ceiling finishes tenant fitout	
	d	Ceiling :	Service corridor	TBC	Fire-protection board applied to structural soffit; decorative ceiling finishes tenant fitout	
	e	Ceiling :	Lighting	New	Tenant fitout	
	f	Ceiling :	MEP fittings	New	Tenant fitout	
	g	Internal Wall :	Finishes	New	Paint / tenant fitout	References and finishes tbc
	h	Internal Wall :	Skirtings	Refurbish		Finish tbc
	i	Doors :	Architraves	Refurbish		Finish tbc
	j	Doors :	Pass doors	Refurbish		
	k	Doors :	Riser (new)	New	Metal access door	White, references tbc
	l	Doors :	Riser (existing)	New	Metal access door	White, references tbc
	Lift Lobbies L01-07 - New					
17	a	Floor :	Lift lobby	New		References and finishes tbc
	b	Ceiling :	Lift lobby	New	Fire-protection board applied to structural soffit, with decorative ceiling finishes tbc	References and finishes tbc
	c	Ceiling :	Lighting	New		References and finishes tbc
	d	Ceiling :	MEP fittings	New		References and finishes tbc
	e	Internal Wall :	Finishes	New		References and finishes tbc
	f	Internal Wall :	Skirtings	New		References and finishes tbc
	g	Doors :	Architraves	New		References and finishes tbc
	h	Doors :	Pass doors	New		References and finishes tbc
	i	Doors :	Riser doors	New	Metal access door	White, references tbc
WC's - Existing						
18	a	Floor :	Finishes	New		References and finishes tbc
	b	Ceiling :	Finishes	New	Fire-protection board applied to structural soffit, with decorative ceiling finishes tbc	References and finishes tbc
	c	Ceiling :	Lighting	New		References and finishes tbc
	d	Ceiling :	MEP fittings	New		References and finishes tbc
	e	Internal Wall :	Finishes	New		References and finishes tbc
	f	Internal Wall :	Skirting	New		References and finishes tbc
	g	Door :	Architrave	New		References and finishes tbc
	h	Cubicle system :		New		References and finishes tbc
	i	Sanitaryware :		New		References and finishes tbc
	j	Door :		New		References and finishes tbc



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Number		Building Element		Strategy	Product	Colour / Finish
WC's - New (including Accessible WC)						
19	a	Floor :	Finishes	New		References and finishes tbc
	b	Ceiling :	Finishes	New	Fire-protection board applied to structural soffit, with decorative ceiling finishes tbc	References and finishes tbc
	c	Ceiling :	Lighting	New		References and finishes tbc
	d	Ceiling :	MEP fittings	New		References and finishes tbc
	e	Internal Wall :	Finishes	New		References and finishes tbc
	f	Internal Wall :	Skirting	New		References and finishes tbc
	g	Door :	Architrave	New		References and finishes tbc
	h	Cubicle system :		New		References and finishes tbc
	i	Sanitaryware :		New		References and finishes tbc
	j	Door :		New		References and finishes tbc
Office Floor Plates - Existing Tower and Podium (L1-L22)						
20	a	Floor :	Tower	New	Raised access floor	Reference tbc
	b	Floor :	Podium	New	Raised access floor	Reference tbc
	c	Ceiling :	Fire protection	New	Fire-protection board systems applied to structural soffit, with painted finish	Colour and reference tbc
	d	Ceiling :	Lighting	New	Tenant fitout	
	e	Ceiling :	MEP fittings	New	Tenant fitout	
	f	Internal Walls and Columns :	Linings and finishes	New	Painted plasterboard (painted only where retained and refurbished)	White, references tbc
	g	Internal Walls and Columns :	Timber skirting boards	New	To suit raised access floor, painted	Colour and reference tbc
	h	Internal Walls and Columns :	Tower replacement plasterboard and timber cill	New	Painted timber and plasterboard	Colour and reference tbc
	i	FFE :	Blinds	New	Tenant fitout to specifications as stated in tenant fit-out guide	By others
	j	Doors :	Pass doors	Replace		
	k	Doors :	Riser doors (existing)	Replace	Metal access door	White, references tbc
	l	Doors :	Riser doors (new)	New	Metal access door	White, references tbc
	m	Doors :	Architraves & frames	Refurbish	Frames to be reviewed	
	Office Floor Plate - L23					
21	a	Floor :	Finishes	Replace	Carpet tile, tenant fitout	Reference tbc
	b	Ceiling :	Finishes	New	Fire-protection board systems applied to structural soffit; decorative ceiling finishes tenant fitout	
	c	Ceiling :	Lighting	New	Tenant fitout	
	d	Ceiling :	MEP fittings	New	Tenant fitout	
	e	Internal Wall :	Finishes	Refurbish		
	f	Internal Wall :	Skirtings	Refurbish		
	g	Internal Wall :	New walls	New		Reference tbc
	h	Internal Walls and Columns :	Replacement plasterboard and timber cill	New	Painted timber and plasterboard	Colour and reference tbc
	i	FFE :	Blinds	New	Tenant fitout to specifications as stated in tenant fit-out guide	By others
	j	Doors :	Pass doors inc hardware	Refurbish		
	k	Doors :	Riser (new)	New	Metal access door	References tbc
	l	Doors :	Riser (existing)	Refurbish		Localised repair and refresh as required
	m	Doors :	Architraves & frames	Refurbish	Frames to be reviewed	
	Restaurant / Bar - L24 & L25					
22	a	Floor :	Finishes	TBC	Carpet tile (tenant fitout) to L24, tenant fitout to L25	Reference tbc
	b	Ceiling :	Finishes	New	Fire-protection board systems applied to structural soffit; decorative ceiling finishes tenant fitout	
	c	Ceiling :	Lighting	New	Tenant fitout	
	d	Ceiling :	MEP fittings	New	Tenant fitout	
	e	Internal Wall :	Finishes	Refurbish		
	f	Internal Wall :	Skirtings	Refurbish		
	g	Internal Wall :	New walls	New	Tenant fitout	
	h	Internal Walls and Columns :	Replacement plasterboard and timber cill	New	Painted timber and plasterboard	Colour and reference tbc
	i	FFE :	Blinds	New	Tenant fitout to specifications as stated in tenant fit-out guide	By others
	j	Doors :	Pass doors inc hardware	TBC	Tenant fitout	
	k	Doors :	Riser (new)	New	Metal access door	References tbc
	l	Doors :	Riser (existing)	Refurbish		Localised repair and refresh as required
	m	Doors :	Architraves & frames	Refurbish	Frames to be reviewed	

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MATERIALS SCHEDULE



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Office Floor Plates - New Extension						
23	a	Floor :	Podium	New	Raised access floor	Reference tbc
	b	Ceiling :	Lighting	New	Tenant fitout	
	c	Ceiling :	MEP fittings	New	Tenant fitout	
	d	Internal Walls and Columns :	Linings and finishes	New	Painted plasterboard	White, references tbc
	e	Internal Walls and Columns :	Timber skirting boards	New		
	f	Internal Walls and Columns :	Architraves	New		
	g	FFE :	Blinds	New	Tenant fitout to specifications as stated in tenant fit-out guide	By others
	h	Doors :	Pass doors	New		
	i	Doors :	Riser doors (new)	New	Metal access door	White, references tbc

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PLANNING DRAWING LIST



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Drawing Type	Drawing Number	Drawing Title	Revision	Scale at A3	Sheet size
F900 - Space Analysis					
Existing Plan	10518-SHA- Z1 -A-B5D8- F900 - XP - 00 - 001	Space Analysis	Existing Entrance Lobby Plan	Level 00	P01 1:200 A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- F900 - PL - B1 - 001	Space Analysis	Proposed Function Space Plan	Basement Level 01	P01 1:50 / 1:200 A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- F900 - PL - 00 - 001	Space Analysis	Proposed Entrance Lobby Plan	Level 00	P01 1:200 A3
G100 - Site Wide					
Existing Plan	10518-SHA- Z0 -A-B5D8- G100 - XP - RF - 001	Existing Site Plan	Application Location Plan	Roof Level	P01 1:1250 A3
Existing Plan	10518-SHA- Z0 -A-B5D8- G100 - XP - RF - 002	Existing Site Plan	Roof Level		P01 1:500 A3
Existing Elevation	10518-SHA- Z0 -A-B5D8- G100 - XE - NE - 001	Existing Site Elevation	North East Contextual Elevation		P01 1:1000 A3
Existing Elevation	10518-SHA- Z0 -A-B5D8- G100 - XE - NW - 001	Existing Site Elevation	North West Contextual Elevation		P01 1:1000 A3
Existing Elevation	10518-SHA- Z0 -A-B5D8- G100 - XE - SE - 001	Existing Site Elevation	South East Contextual Elevation		P01 1:1000 A3
Existing Elevation	10518-SHA- Z0 -A-B5D8- G100 - XE - SW - 001	Existing Site Elevation	South West Contextual Elevation		P01 1:1000 A3
Proposed Elevation	10518-SHA- Z0 -A-B5D8- G100 - EL - NE - 001	Proposed Site Elevation	North East Contextual Elevation		P01 1:1000 A3
Proposed Elevation	10518-SHA- Z0 -A-B5D8- G100 - EL - NW - 001	Proposed Site Elevation	North West Contextual Elevation		P01 1:1000 A3
Proposed Elevation	10518-SHA- Z0 -A-B5D8- G100 - EL - SE - 001	Proposed Site Elevation	South East Contextual Elevation		P01 1:1000 A3
Proposed Elevation	10518-SHA- Z0 -A-B5D8- G100 - EL - SW - 001	Proposed Site Elevation	South West Contextual Elevation		P01 1:1000 A3

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G200 - General Arrangement																
Existing Elevation	10518-SHA-	Z1	-A-B5D8-	G200	-	XE	-	NE	-	001	General Arrangement	Existing North East Elevation		P01	1:500	A3
Existing Elevation	10518-SHA-	Z1	-A-B5D8-	G200	-	XE	-	NW	-	001	General Arrangement	Existing North West Elevation		P01	1:500	A3
Existing Elevation	10518-SHA-	Z1	-A-B5D8-	G200	-	XE	-	SE	-	001	General Arrangement	Existing South East Elevation		P01	1:500	A3
Existing Elevation	10518-SHA-	Z1	-A-B5D8-	G200	-	XE	-	SW	-	001	General Arrangement	Existing South West Elevation		P01	1:500	A3
Proposed Elevation	10518-SHA-	Z1	-A-B5D8-	G200	-	EL	-	NE	-	001	General Arrangement	Proposed North East Elevation		P01	1:500	A3
Proposed Elevation	10518-SHA-	Z1	-A-B5D8-	G200	-	EL	-	NW	-	001	General Arrangement	Proposed North West Elevation		P01	1:500	A3
Proposed Elevation	10518-SHA-	Z1	-A-B5D8-	G200	-	EL	-	SE	-	001	General Arrangement	Proposed South East Elevation		P01	1:500	A3
Proposed Elevation	10518-SHA-	Z1	-A-B5D8-	G200	-	EL	-	SW	-	001	General Arrangement	Proposed South West Elevation		P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	B3	-	001	General Arrangement	Existing Plan	Basement Level 03	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	B2	-	001	General Arrangement	Existing Plan	Basement Level 02	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	B1L	-	001	General Arrangement	Existing Plan	Basement Level 01 Lower	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	B1	-	001	General Arrangement	Existing Plan	Basement Level 01	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	B1U	-	001	General Arrangement	Existing Plan	Basement Level 01 Upper	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	00	-	001	General Arrangement	Existing Plan	Level 00	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	M0	-	001	General Arrangement	Existing Plan	Mezzanine Level	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	01	-	001	General Arrangement	Existing Plan	Level 01	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	02	-	001	General Arrangement	Existing Plan	Level 02	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	03	-	001	General Arrangement	Existing Plan	Level 03	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	04	-	001	General Arrangement	Existing Plan	Level 04	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	05	-	001	General Arrangement	Existing Plan	Level 05	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	06	-	001	General Arrangement	Existing Plan	Level 06	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	07	-	001	General Arrangement	Existing Plan	Level 07	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	08	-	001	General Arrangement	Existing Plan	Level 08	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	09	-	001	General Arrangement	Existing Plan	Level 09	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	10	-	001	General Arrangement	Existing Plan	Level 10	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	11	-	001	General Arrangement	Existing Plan	Level 11	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	12	-	001	General Arrangement	Existing Plan	Level 12	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	13	-	001	General Arrangement	Existing Plan	Level 13	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	14	-	001	General Arrangement	Existing Plan	Level 14	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	15	-	001	General Arrangement	Existing Plan	Level 15	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	16	-	001	General Arrangement	Existing Plan	Level 16	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	17	-	001	General Arrangement	Existing Plan	Level 17	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	18	-	001	General Arrangement	Existing Plan	Level 18	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	19	-	001	General Arrangement	Existing Plan	Level 19	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	20	-	001	General Arrangement	Existing Plan	Level 20	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	21	-	001	General Arrangement	Existing Plan	Level 21	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	22	-	001	General Arrangement	Existing Plan	Level 22	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	23	-	001	General Arrangement	Existing Plan	Level 23	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	24	-	001	General Arrangement	Existing Plan	Level 24	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	25	-	001	General Arrangement	Existing Plan	Level 25	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	26	-	001	General Arrangement	Existing Plan	Level 26	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	27	-	001	General Arrangement	Existing Plan	Level 27	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	28	-	001	General Arrangement	Existing Plan	Level 28	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	29	-	001	General Arrangement	Existing Plan	Level 29	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	30	-	001	General Arrangement	Existing Plan	Level 30	P01	1:500	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G200	-	XP	-	RF	-	001	General Arrangement	Existing Plan	Roof Level	P01	1:500	A3

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Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - B3 - 001	General Arrangement	Proposed Plan	Basement Level 03	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - B2 - 001	General Arrangement	Proposed Plan	Basement Level 02	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - B1L - 001	General Arrangement	Proposed Plan	Basement Level 01 Lower	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - B1 - 001	General Arrangement	Proposed Plan	Basement Level 01	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - B1U - 001	General Arrangement	Proposed Plan	Basement Level 01 Upper	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 00 - 001	General Arrangement	Proposed Plan	Level 00	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - M0 - 001	General Arrangement	Proposed Plan	Mezzanine Level	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 01 - 001	General Arrangement	Proposed Plan	Level 01	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 02 - 001	General Arrangement	Proposed Plan	Level 02	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 03 - 001	General Arrangement	Proposed Plan	Level 03	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 04 - 001	General Arrangement	Proposed Plan	Level 04	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 05 - 001	General Arrangement	Proposed Plan	Level 05	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 06 - 001	General Arrangement	Proposed Plan	Level 06	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 07 - 001	General Arrangement	Proposed Plan	Level 07	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 08 - 001	General Arrangement	Proposed Plan	Level 08	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 09 - 001	General Arrangement	Proposed Plan	Level 09 (Representative of Levels 09-13)	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 14 - 001	General Arrangement	Proposed Plan	Level 14	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 15 - 001	General Arrangement	Proposed Plan	Level 15	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 16 - 001	General Arrangement	Proposed Plan	Level 16 (Representative of Levels 16-22)	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 23 - 001	General Arrangement	Proposed Plan	Level 23	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 24 - 001	General Arrangement	Proposed Plan	Level 24	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 25 - 001	General Arrangement	Proposed Plan	Level 25	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 26 - 001	General Arrangement	Proposed Plan	Level 26	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 27 - 001	General Arrangement	Proposed Plan	Level 27	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 28 - 001	General Arrangement	Proposed Plan	Level 28	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 29 - 001	General Arrangement	Proposed Plan	Level 29	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - 30 - 001	General Arrangement	Proposed Plan	Level 30	P01	1:500	A3
Proposed Plan	10518-SHA- Z1 -A-B5D8- G200 - PL - RF - 001	General Arrangement	Proposed Plan	Roof Level	P01	1:500	A3
Existing Section	10518-SHA- Z1 -A-B5D8- G200 - XS - AA - 001	General Arrangement	Existing Section AA		P01	1:500	A3
Existing Section	10518-SHA- Z1 -A-B5D8- G200 - XS - BB - 001	General Arrangement	Existing Section BB		P01	1:500	A3
Existing Section	10518-SHA- Z1 -A-B5D8- G200 - XS - CC - 001	General Arrangement	Existing Section CC		P01	1:500	A3
Existing Section	10518-SHA- Z1 -A-B5D8- G200 - XS - DD - 001	General Arrangement	Existing Section DD		P01	1:500	A3
Proposed Section	10518-SHA- Z1 -A-B5D8- G200 - SE - AA - 001	General Arrangement	Proposed Section AA		P01	1:500	A3
Proposed Section	10518-SHA- Z1 -A-B5D8- G200 - SE - BB - 001	General Arrangement	Proposed Section BB		P01	1:500	A3
Proposed Section	10518-SHA- Z1 -A-B5D8- G200 - SE - CC - 001	General Arrangement	Proposed Section CC		P01	1:500	A3
Proposed Section	10518-SHA- Z1 -A-B5D8- G200 - SE - DD - 001	General Arrangement	Proposed Section DD		P01	1:500	A3

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G221 - Cores																
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G221	-	XP	-	TY	-	001	Cores	Existing Typical Tower Core (09 shown)		P01	1:100	A3
Proposed Plan	10518-SHA-	Z1	-A-B5D8-	G221	-	PL	-	TY	-	001	Cores	Proposed Typical Tower Core (09 shown)		P01	1:100	A3
G251 - External walls																
Existing Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	XD	-	00	-	001	External Wall Details	Dantzie Street Existing Bay Study	Level 00	P01	1:100	A3
Existing Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	XD	-	TY	-	001	External Wall Details	Existing Typical Podium Bay Study		P01	1:100	A3
Existing Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	XD	-	TY	-	002	External Wall Details	Existing Typical Tower Bay Study	Tower Top/Rooflight	P01	1:50	A3
Existing Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	XD	-	TY	-	003	External Wall Details	Existing Typical Tower Bay Study	Tower Middle	P01	1:50	A3
Existing Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	XD	-	TY	-	004	External Wall Details	Existing Typical Tower Bay Study	Tower Base/Soffits	P01	1:50	A3
Existing Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	XD	-	TY	-	005	External Wall Details	Existing Typical Tower Bay Study	Isometric Details	P01	N.T.S.	A3
Proposed Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	DE	-	00	-	001	External Wall Details	Dantzie Street Proposed Bay Study	Level 00	P01	1:100	A3
Proposed Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	DE	-	TY	-	001	External Wall Details	Proposed Typical Podium Bay Study		P01	1:100	A3
Proposed Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	DE	-	TY	-	002	External Wall Details	Proposed Typical Tower Bay Study	Tower Top/Rooflight	P01	1:50	A3
Proposed Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	DE	-	TY	-	003	External Wall Details	Proposed Typical Tower Bay Study	Tower Middle	P01	1:50	A3
Proposed Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	DE	-	TY	-	004	External Wall Details	Proposed Typical Tower Bay Study	Tower Base/Soffits	P01	1:50	A3
Proposed Detail	10518-SHA-	Z1	-A-B5D8-	G251	-	DE	-	TY	-	005	External Wall Details	Proposed Typical Tower Bay Study	Isometric Details	P01	N.T.S.	A3
G252 - Internal walls																
Existing Elevation	10518-SHA-	Z1	-A-B5D8-	G252	-	XE	-	TY	-	001	Internal Walls	Elevation	Existing Internal Typical Core Walls	P01	1:100	A3
Existing Elevation	10518-SHA-	Z1	-A-B5D8-	G252	-	XE	-	TY	-	002	Internal Walls	Elevation	Existing Perimeter Typical Walls	P01	1:100	A3
Proposed Elevation	10518-SHA-	Z1	-A-B5D8-	G252	-	EL	-	TY	-	001	Internal Walls	Elevation	Proposed Internal Typical Core Walls	P01	1:100	A3
Proposed Elevation	10518-SHA-	Z1	-A-B5D8-	G252	-	EL	-	TY	-	002	Internal Walls	Elevation	Proposed Perimeter Typical Walls	P01	1:100	A3
G440 - Sanitary Fittings																
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G440	-	XP	-	TY	-	001	Sanitary Fittings	Existing Typical Podium WCs Plan (01 + 09 shown)		P01	1:100	A3
Existing Plan	10518-SHA-	Z1	-A-B5D8-	G440	-	XP	-	TY	-	002	Sanitary Fittings	Existing Typical Tower WCs Plan (01 shown)		P01	1:100	A3
Proposed Plan	10518-SHA-	Z1	-A-B5D8-	G440	-	PL	-	TY	-	001	Sanitary Fittings	Proposed Typical WCs Plan (09 shown)		P01	1:100	A3

PLANNING DRAWING LIST



CIS Tower Refurbishment
Miller Street
Manchester

10518-SHA-Z1-A-B5D8-Z330-SC-XX-001
Planning Drawing List
Status: Planning
17-04-2025
Rev P01

JC20 - Demolition																	
Existing Elevation	10518-SHA-	Z1	-A-B5D8-	JC20	-	XE	-	NE	-	001	Demolition	Existing North East Elevation		P01	1:500	A3	
Existing Elevation	10518-SHA-	Z1	-A-B5D8-	JC20	-	XE	-	NW	-	001	Demolition	Existing North West Elevation		P01	1:500	A3	
Existing Elevation	10518-SHA-	Z1	-A-B5D8-	JC20	-	XE	-	SE	-	001	Demolition	Existing South East Elevation		P01	1:500	A3	
Existing Elevation	10518-SHA-	Z1	-A-B5D8-	JC20	-	XE	-	SW	-	001	Demolition	Existing South West Elevation		P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	B3	-	001	Demolition	Existing Plan	Basement Level 03	P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	B3	-	002	Demolition	Existing RCP	Basement Level 03	P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	B2	-	001	Demolition	Existing Plan	Basement Level 02	P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	B1L	-	001	Demolition	Existing Plan	Basement Level 01 Lower	P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	B1L	-	002	Demolition	Existing RCP	Basement Level 01 Lower	P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	B1	-	001	Demolition	Existing Plan	Basement Level 01	P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	B1	-	002	Demolition	Existing RCP	Basement Level 01	P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	B1U	-	001	Demolition	Existing Plan	Basement Level 01 Upper	P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	B1U	-	002	Demolition	Existing RCP	Basement Level 01 Upper	P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	00	-	001	Demolition	Existing Plan	Level 00	P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	00	-	002	Demolition	Existing RCP	Level 00	P01	1:500	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	M0	-	001	Demolition	Existing Plan	Mezzanine Level	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	M0	-	002	Demolition	Existing RCP	Mezzanine Level	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	01	-	001	Demolition	Existing Plan	Level 01	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	01	-	002	Demolition	Existing RCP	Level 01	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	02	-	001	Demolition	Existing Plan	Level 02	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	02	-	002	Demolition	Existing RCP	Level 02	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	03	-	001	Demolition	Existing Plan	Level 03	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	03	-	002	Demolition	Existing RCP	Level 03	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	04	-	001	Demolition	Existing Plan	Level 04	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	04	-	002	Demolition	Existing RCP	Level 04	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	05	-	001	Demolition	Existing Plan	Level 05	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	05	-	002	Demolition	Existing RCP	Level 05	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	06	-	001	Demolition	Existing Plan	Level 06	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	06	-	002	Demolition	Existing RCP	Level 06	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	07	-	001	Demolition	Existing Plan	Level 07	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	07	-	002	Demolition	Existing RCP	Level 07	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	08	-	001	Demolition	Existing Plan	Levels 08-09	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	08	-	002	Demolition	Existing RCP	Levels 08-09	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	10	-	001	Demolition	Existing Plan	Levels 10-11	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	10	-	002	Demolition	Existing RCP	Levels 10-11	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	12	-	001	Demolition	Existing Plan	Levels 12-13	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	12	-	002	Demolition	Existing RCP	Levels 12-13	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	14	-	001	Demolition	Existing Plan	Levels 14-15	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	14	-	002	Demolition	Existing RCP	Levels 14-15	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	16	-	001	Demolition	Existing Plan	Levels 16-17	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	16	-	002	Demolition	Existing RCP	Levels 16-17	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	18	-	001	Demolition	Existing Plan	Levels 18-19	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	18	-	002	Demolition	Existing RCP	Levels 18-19	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	20	-	001	Demolition	Existing Plan	Levels 20-21	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	20	-	002	Demolition	Existing RCP	Levels 20-21	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	22	-	001	Demolition	Existing Plan	Levels 22-23	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	22	-	002	Demolition	Existing RCP	Levels 22-23	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	24	-	001	Demolition	Existing Plan	Levels 24-25	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	24	-	002	Demolition	Existing RCP	Levels 24-25	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	26	-	001	Demolition	Existing Plan	Levels 26-27	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	28	-	001	Demolition	Existing Plan	Levels 28-29	P01	1:250	A3	
Existing Plan	10518-SHA-	Z1	-A-B5D8-	JC20	-	XP	-	30	-	001	Demolition	Existing Plan	Levels 30-RF	P01	1:250	A3	
Schedules and Reports																	
	10518-SHA-	Z1	-A-B5D8-	F900	-	SC	-	XX	-	001		Accommodation Schedule		P01			
	10518-SHA-	Z1	-A-B5D8-	G251	-	SC	-	XX	-	001		Façade Options Matrix		P01			
	10518-SHA-	Z1	-A-B5D8-	Z330	-	SC	-	XX	-	001		Planning drawing list		P01			
	10518-SHA-	Z1	-A-B5D8-	Z330	-	SC	-	XX	-	101		Schedule of amendments		P01			
	10518-SHA-	Z1	-A-B5D8-	Z330	-	SC	-	XX	-	102		Materials Schedule		P01			
	10518-SHA-RP-B5D8-DAS001											Design & Access Statement		P01			

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