

PLANNING RESPONSES
SUNLIGHT HOUSE
OCTOBER 2024

ANOMALY

GROUND FLOOR CAFE GLAZING

CDN/24/0714 & CDN/24/0713

PHOTOS OF EXISTING CONDITION



PHOTO 1



PHOTO 2



PHOTO 3



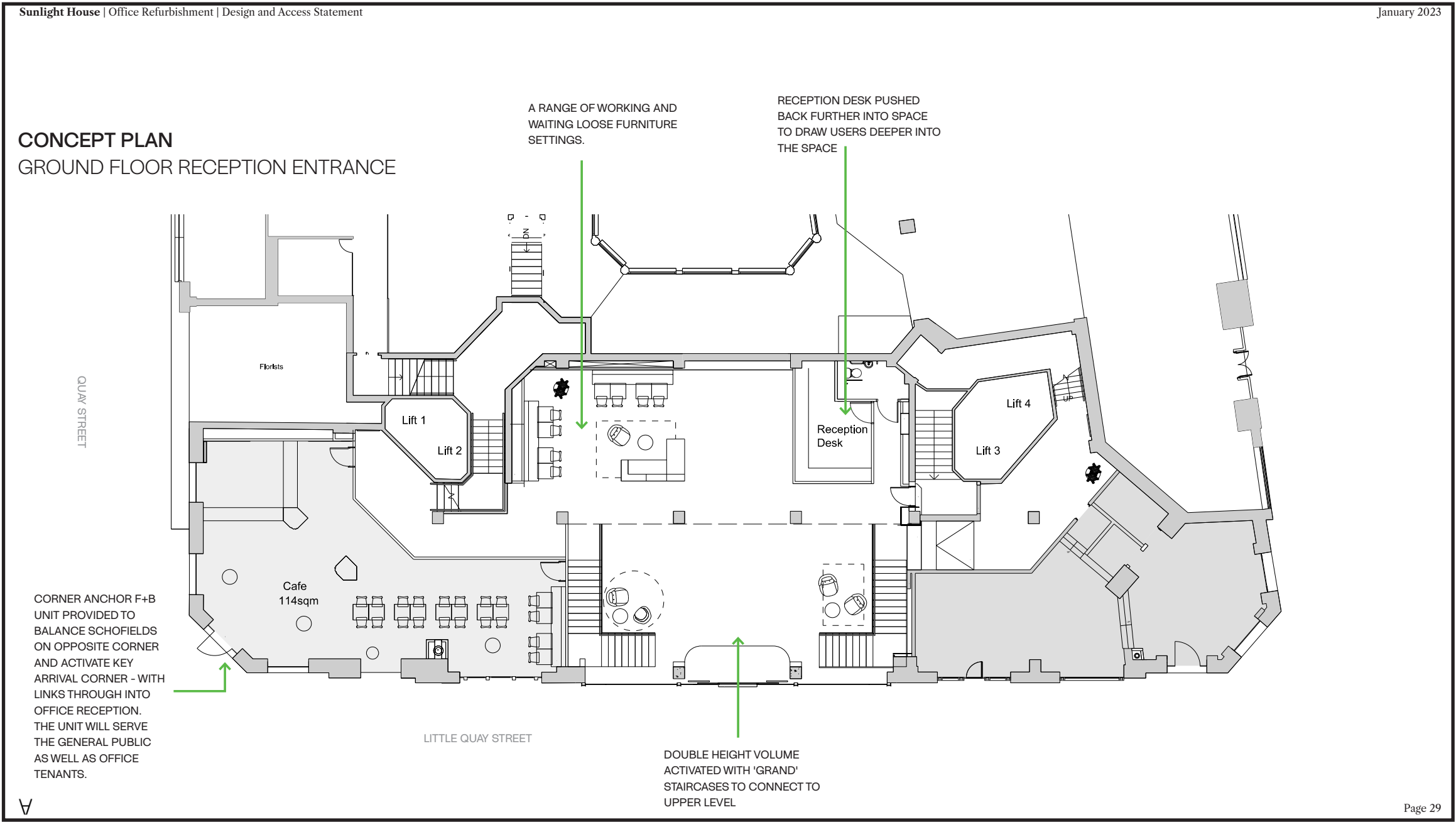
PHOTO 4

PREVIOUS DESIGN STATEMENT

RECEPTION AND CAFE LAYOUT

The original reception plan proposed a free-flowing corridor from the reception to the south lift lobby, separated from the cafe by a glazed partition along the full length (see CGI below).

This document forms a response to CDN/24/0714 (Condition 7) and CDN/24/0713 (Condition 11). Some areas of this glazing had to be revisited and redesigned in line with the Fire requirements and to support the latest reception layout and cafe testfits.

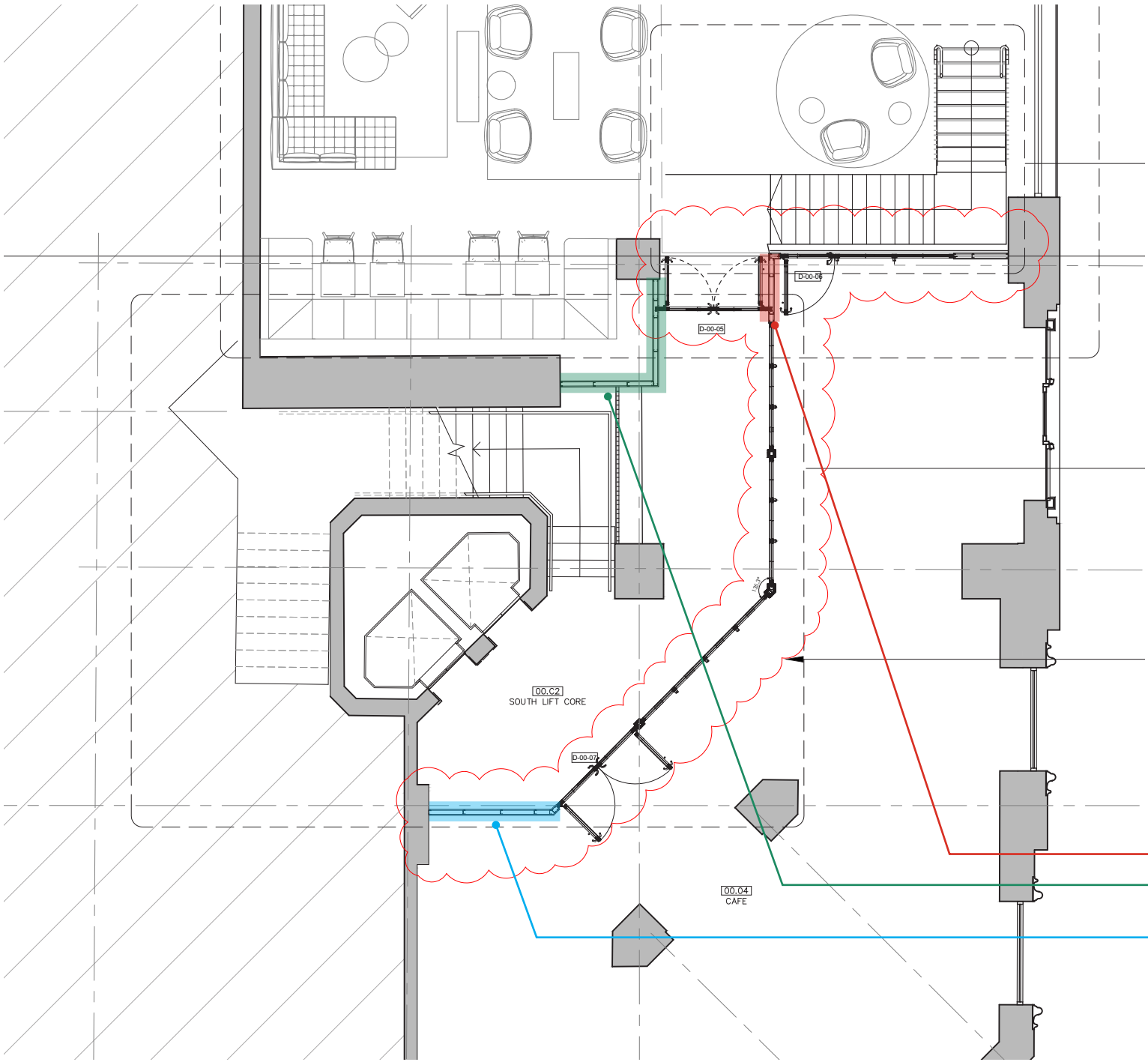


SOUTH LIFT LOBBY PARTITION STRATEGY

LAYOUT CHANGES

The glazing scope within the south lift lobby has been reduced and replaced with plasterboard partitions in the highlighted areas following ongoing discussions.

- Partition introduced to provide the 60min FR fire compartmentation line. Following paged explain the proposal for additional glazing in this area.
- Plasterboard partition is more suitable to supporting proposed services running through this area.
- This location will likely back onto a proposed cafe storage or WC unit (see testfits for details), therefore glazing will need to be removed and replaced with plasterboard to ensure security/privacy.



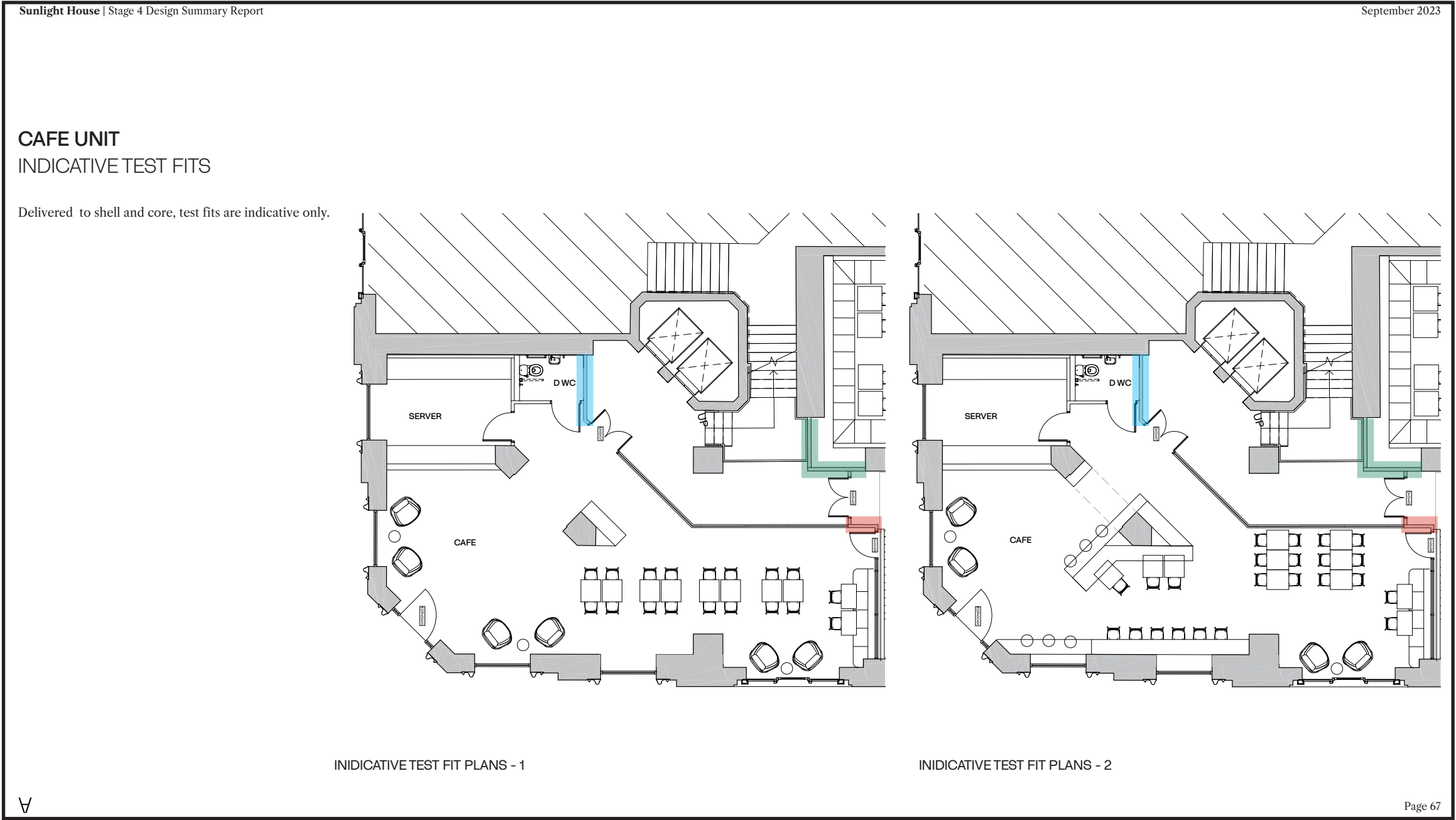
INDICATIVE VISUAL OF THE GLAZED SCREEN

CAFÉ TESTFITS

POTENTIAL LAYOUTS

The removal of the highlighted glazing partitions will ensure that the scheme will align to the cafe testfits shown.

- Plasterboard partition is more suitable to supporting proposed services running through this area.
- This location will likely back onto a proposed cafe storage or WC unit (see testfits for details), therefore glazing will need to be removed and replaced with plasterboard to ensure security/privacy.



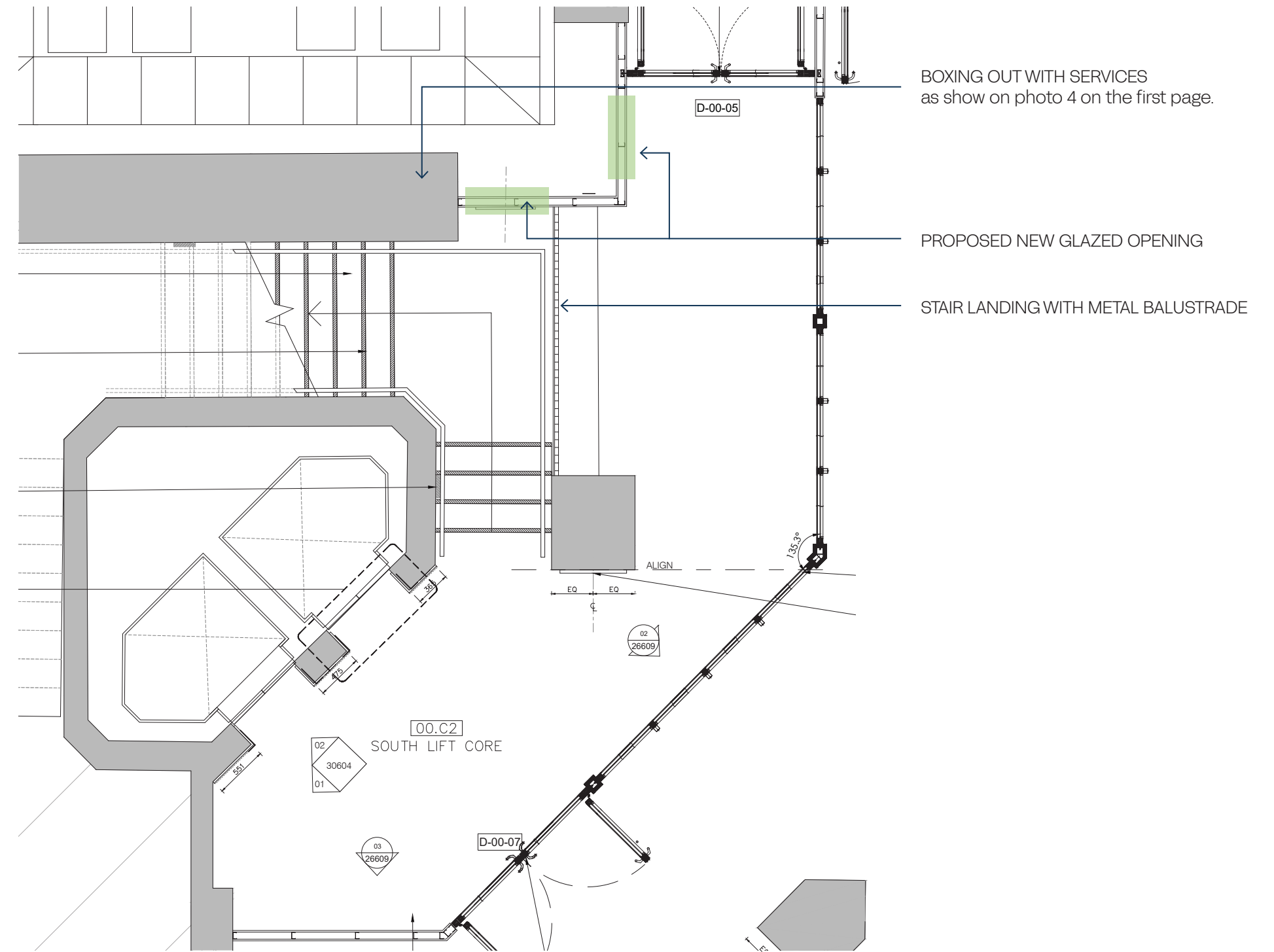
REQUEST FOR ADDITIONAL GLAZEING

PROPOSAL

Following feedback from 24th of October additional glazed screen between the South Core staircase and reception is proposed in two locations as shown.

PROPOSED NEW GLAZED OPENING

Maximum opening given the constraints of the steel beam, stair landing with protective metal balustrade and services routed within the boxing out and high level.



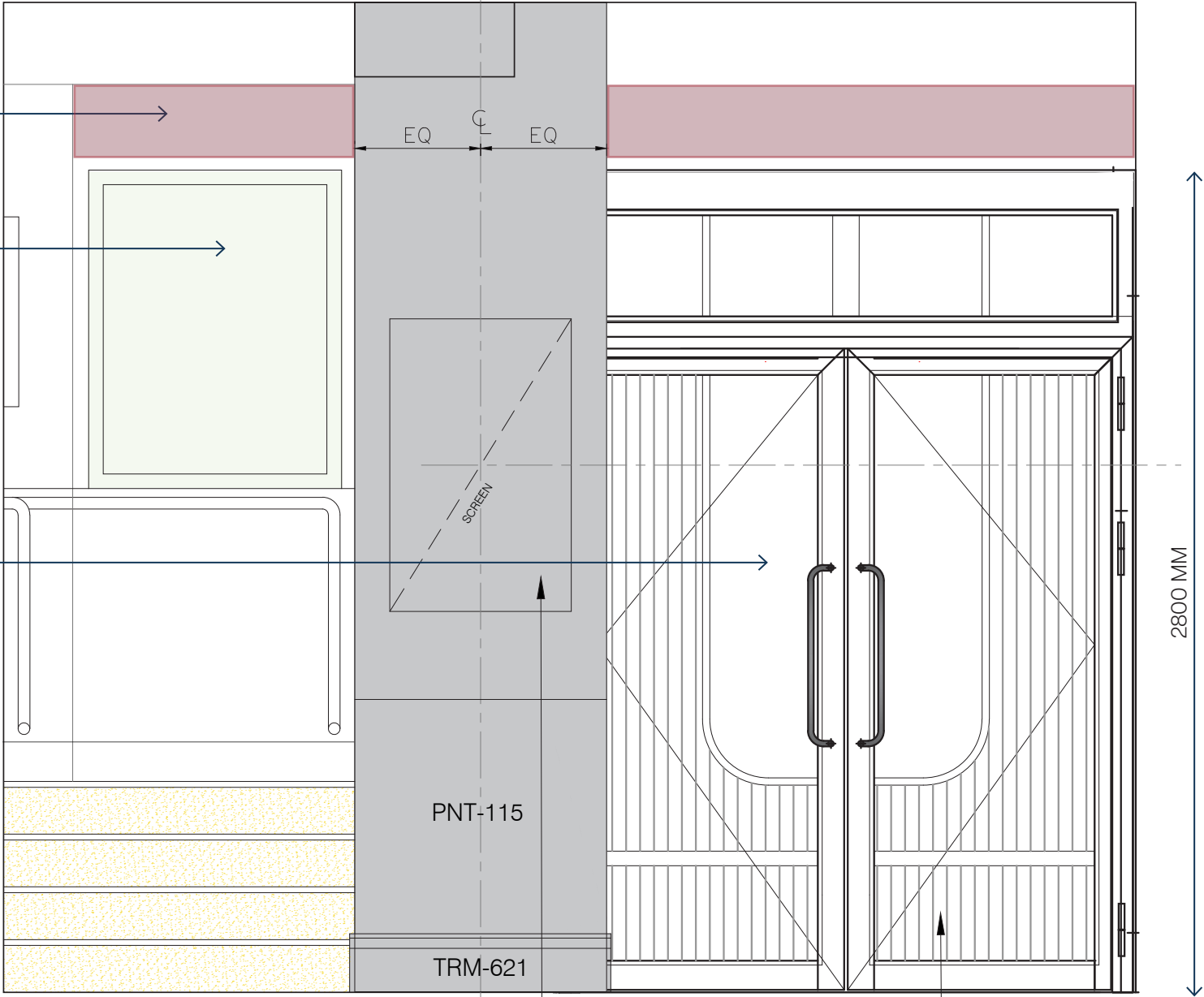
REQUEST FOR ADDITIONAL GLAZING

Beam heighs vary, with the lowest beam being at 3100mm in this area.
All glazing is to uniform height of 2800mm leaving 300mm for the service zone under the historic coffer

SERVICE ZONE

PROPOSED NEW GLAZED OPENING
approximate size 1000mm x 800mm
just above the existing handrail and
offset from the floor for Health & safety

GLAZED DOOR
with glazed fan light above to
maximise the reception visibility



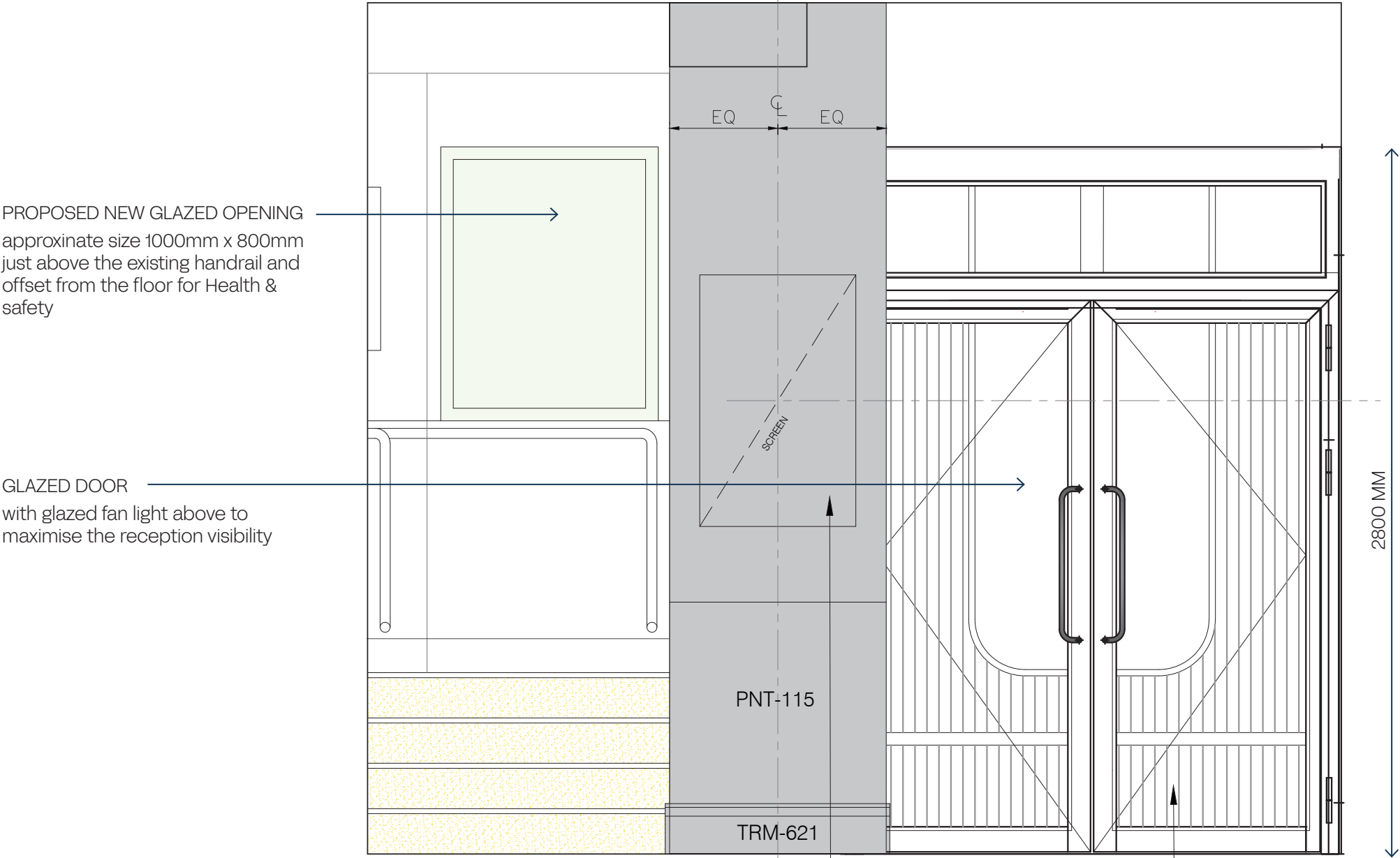
DRAFT ELEVATION DRAWING



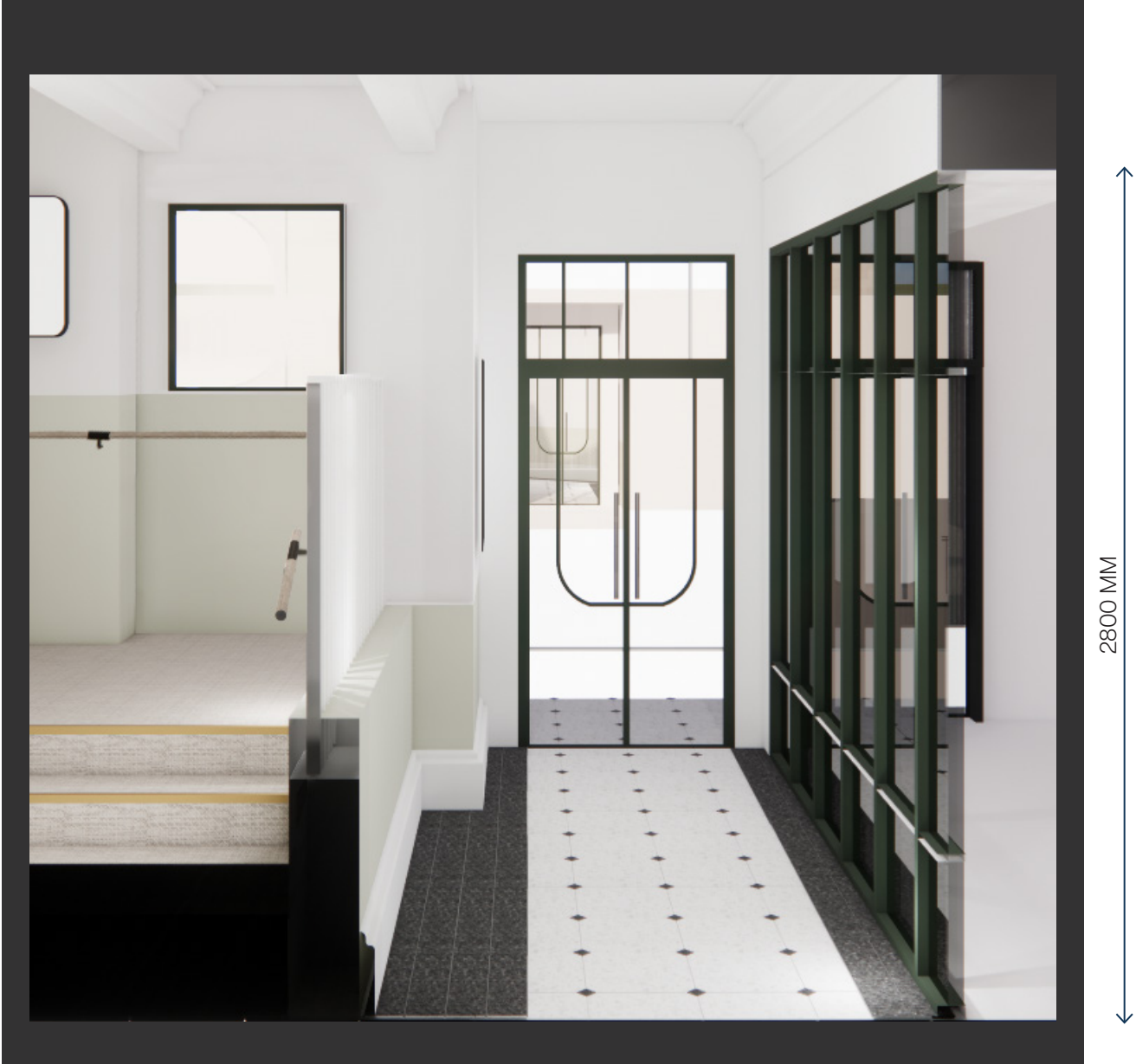
BOXING OUT FOR SERVICES
TO BE REBUILD

EXISTING CONDITION

REQUEST FOR ADDITIONAL GLAZING



DRAFT ELEVATION DRAWING



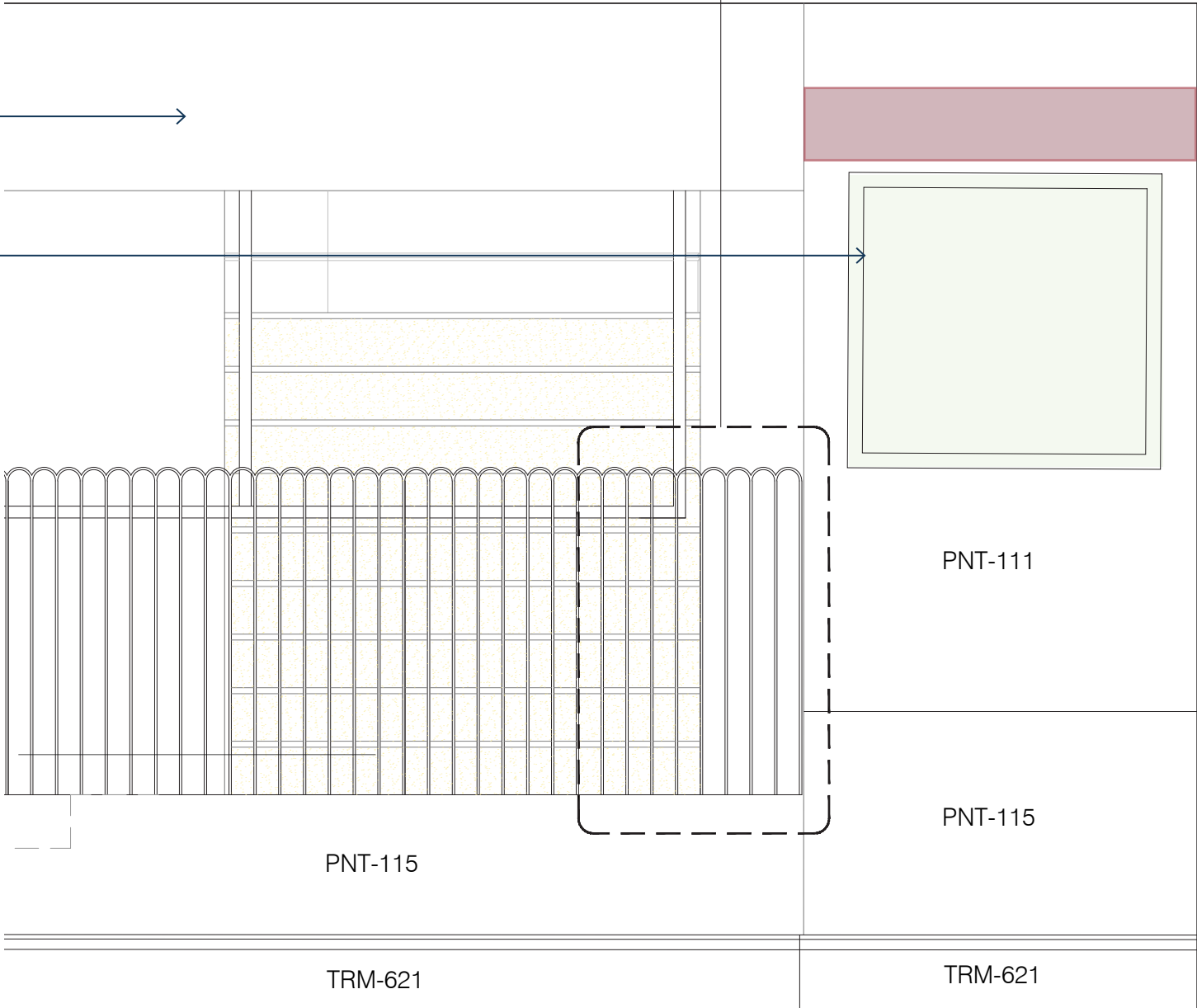
INDICATIVE VISUAL

REQUEST FOR ADDITIONAL GLAZEING

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All glazing is to uniform height of 2800mm leaving 300mm for the service zone under the historic coffer

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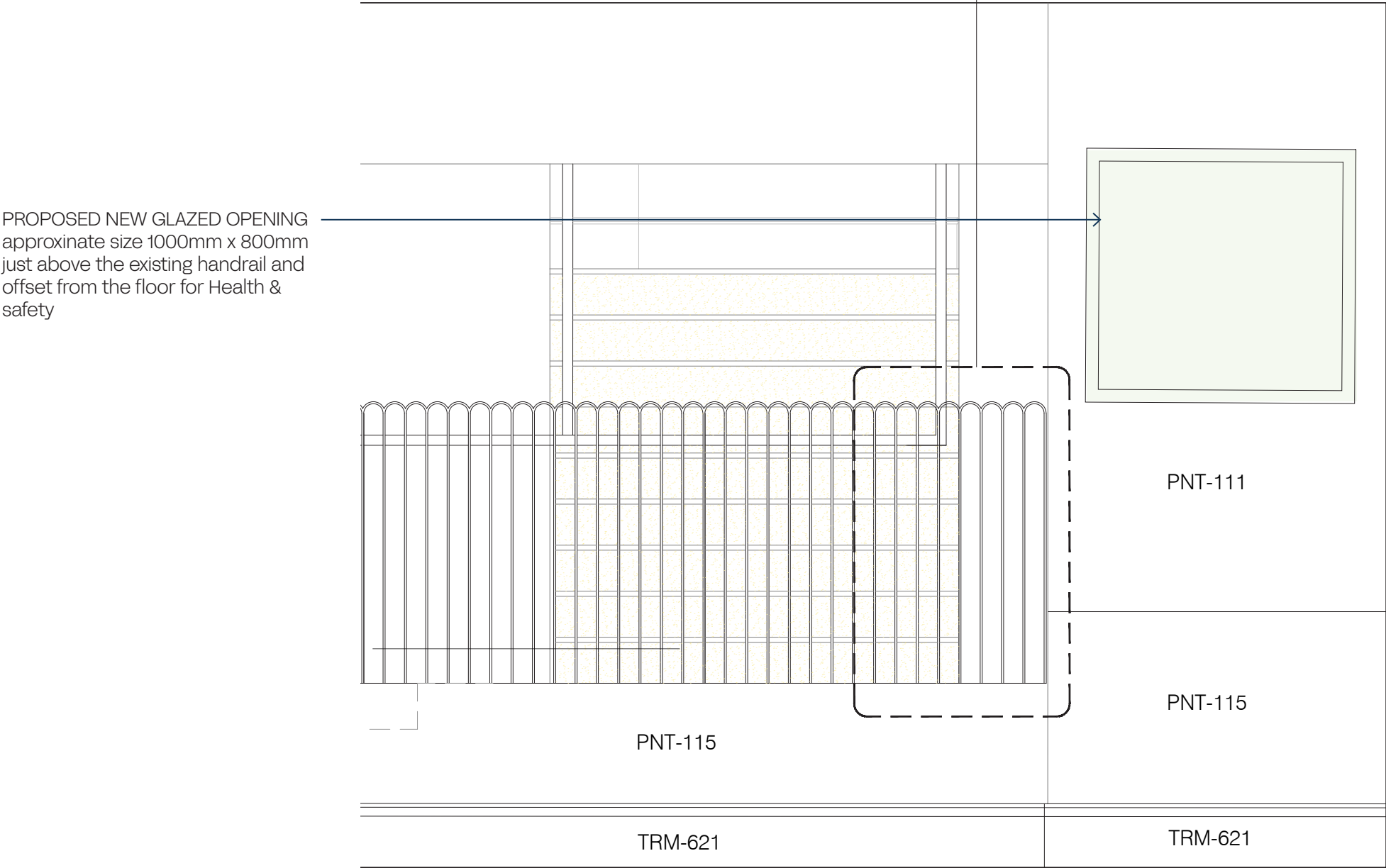


DRAFT ELEVATION DRAWING



EXISTING CONDITION

REQUEST FOR ADDITIONAL GLAZEING



DRAFT ELEVATION DRAWING



INDICATIVE VISUAL

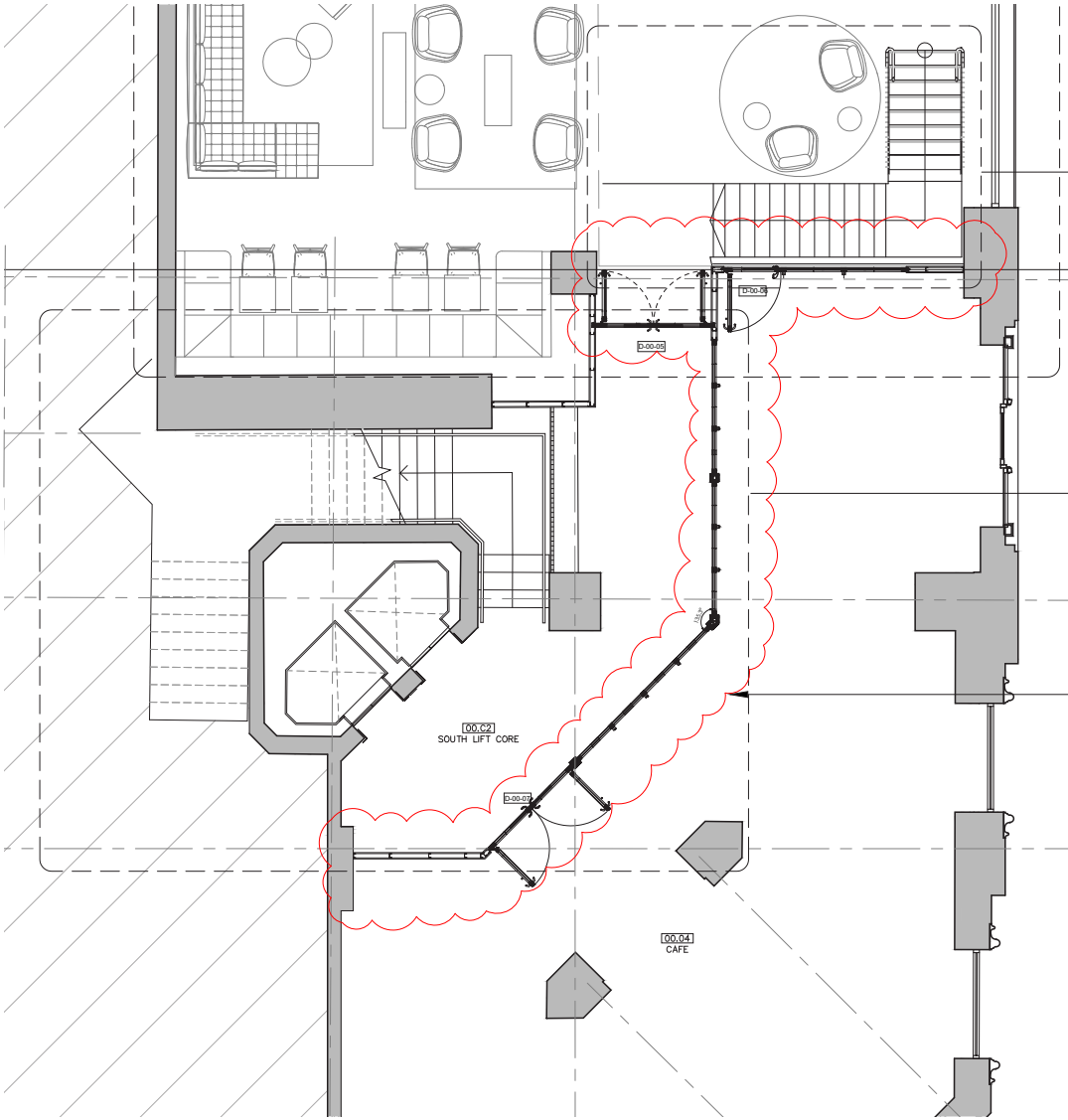
BULKHEAD ABOVE THE GLAZING

GROUND FLOOR CAFE PARTITION

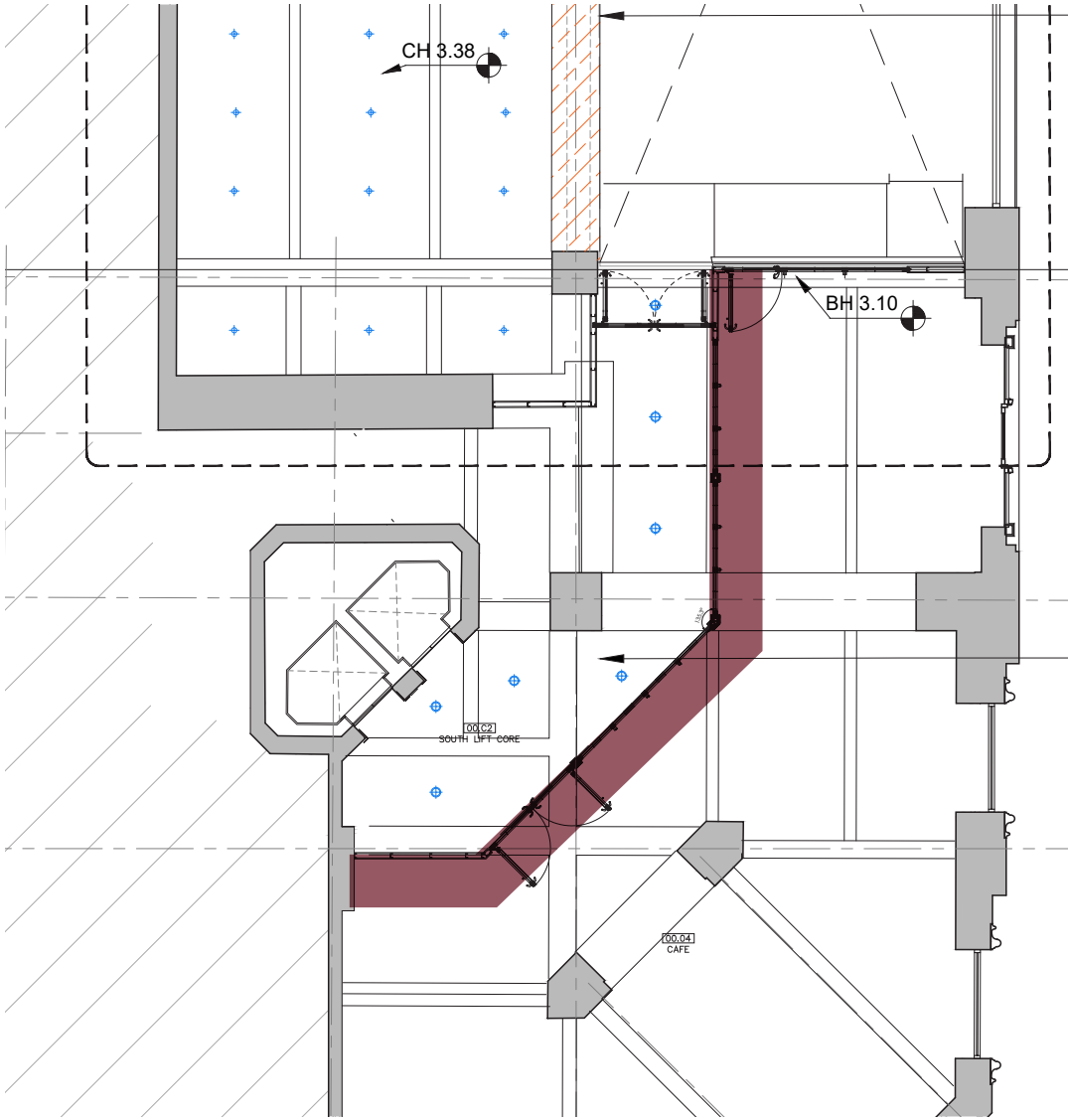
The new detail proposed will apply to the glazed café partition on the ground floor to allow for boxing out of services along this route. Services within will accomodate the café unit.

The remaining part of this area remains as exposed coffer

 Proposed location of new bulkhead



GROUND LEVEL PLAN



GROUND LEVEL ROP

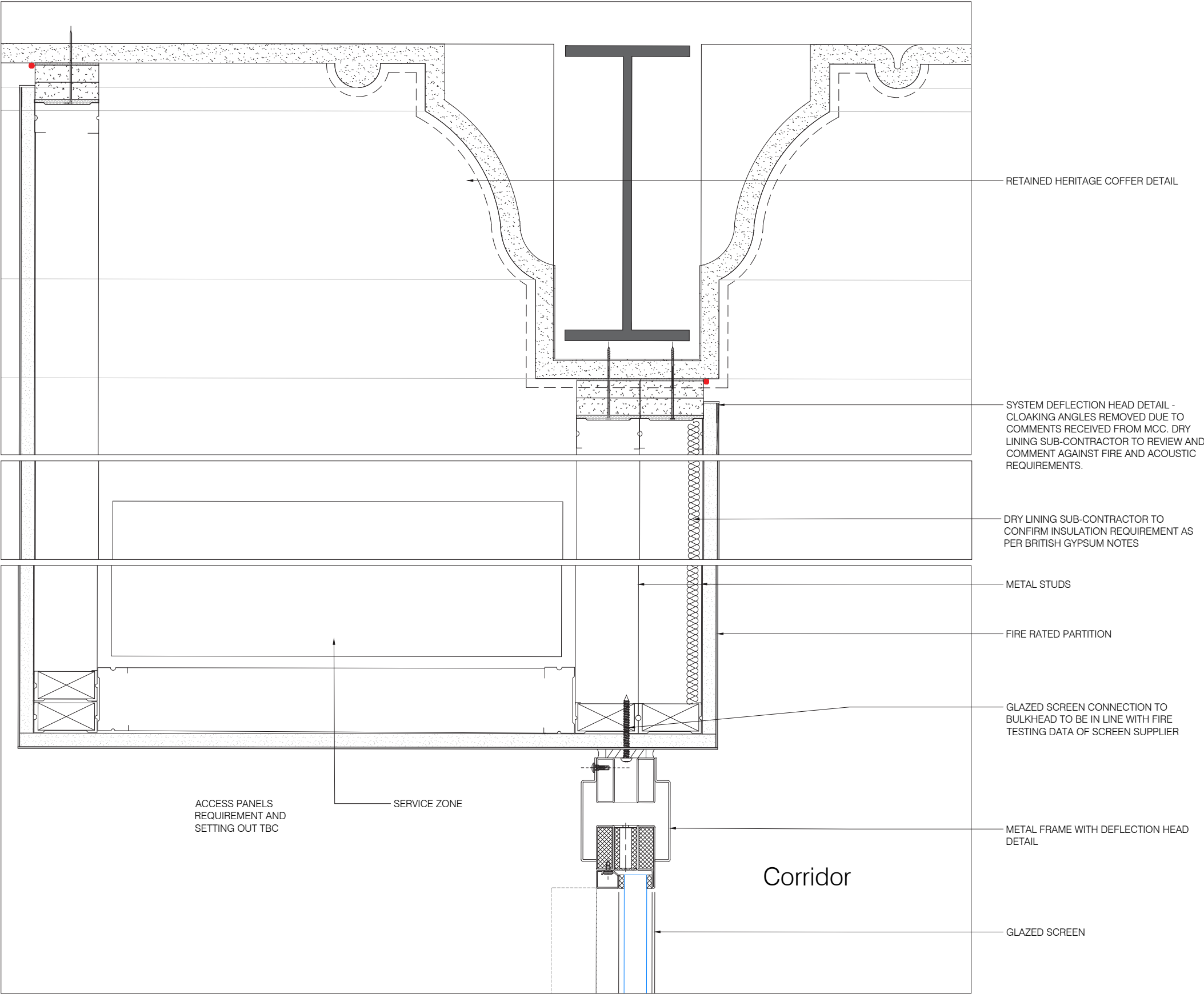
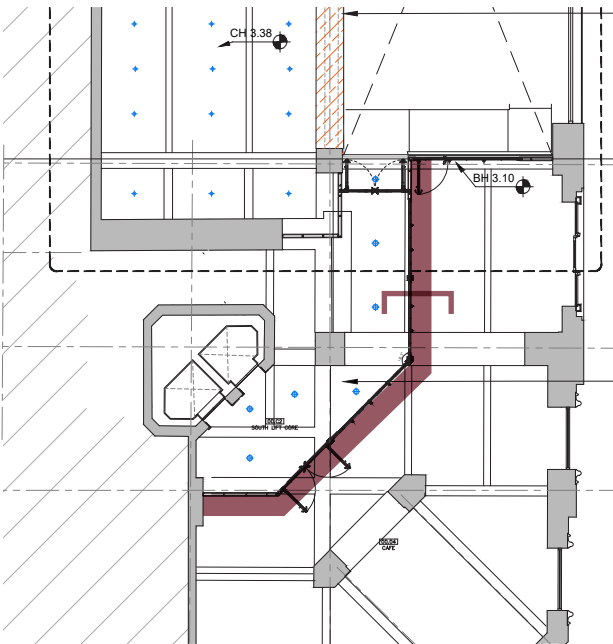
Proposed Detail

PLASTERBOARD PARTITION BULKHEAD DETAIL

The plasterboard bulkhead will back out onto the café area and will be accessed through access panels throughout. Along the corridor side, the bulkhead will sit flush with the Optima glazing panels and align to the edge of the coffer. The café will house the plasterboard bulkhead in order to keep the corridor coffered ceiling exposed.

The new proposed bulkhead detail allows for boxing out of services along the ground floor. This also protects the existing historical fabric from any unnecessary modifications.

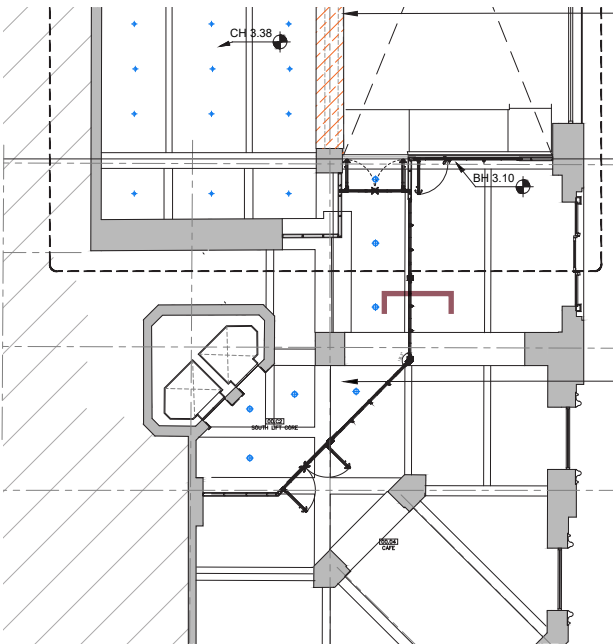
The dimmensions of the plasterboard as also dictated by the fire requirement of 60min FR on this partition line.



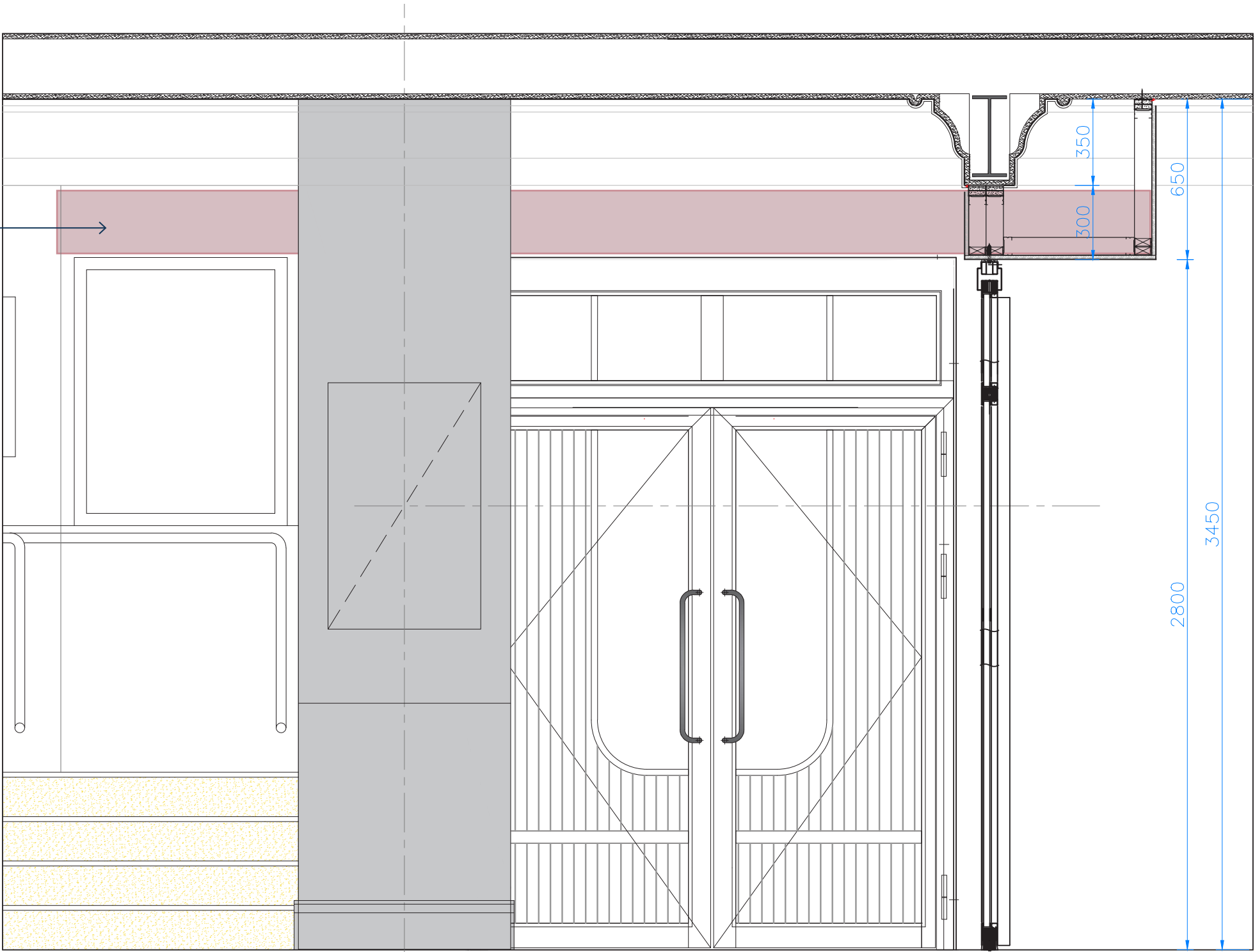
Proposed Detail

SECTION OF THE CORRIDOR

Beam heights vary, with the lowest beam being at 3100mm in this area.
All glazing is to uniform height of 2800mm leaving 300mm for the service zone under the historic coffer.



SERVICE ZONE
300mm under the
historic coffer



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