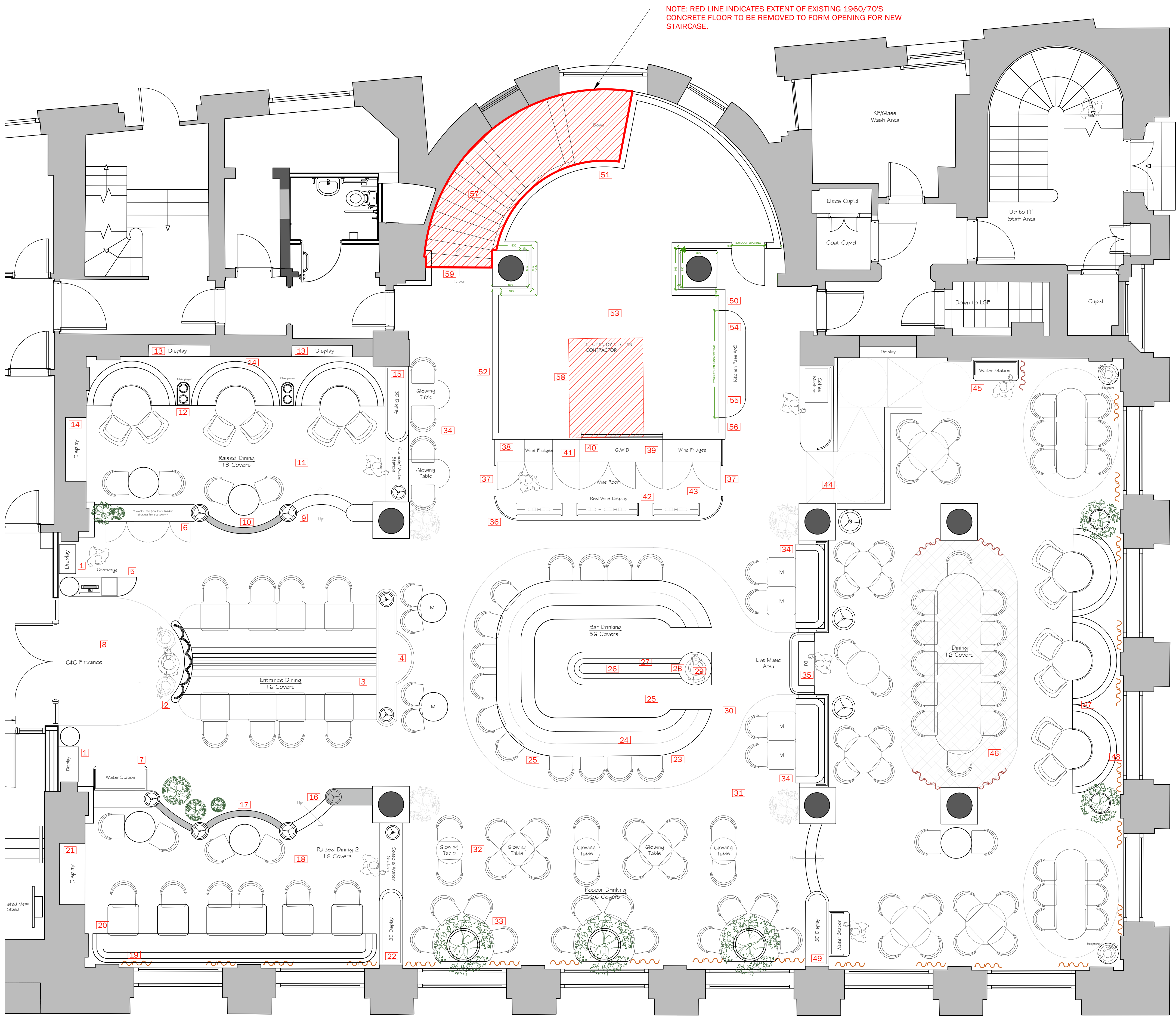


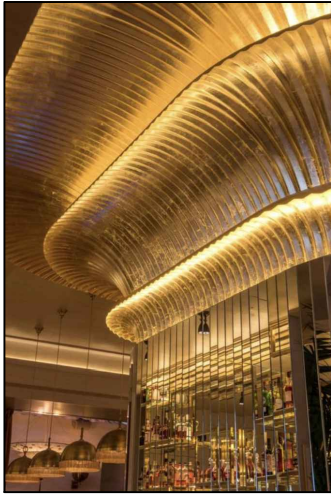


PROPOSED GROUND FLOOR PLAN

DRAWING TO BE READ IN CONJUNCTION WITH 'SCHEDULE OF WORKS DOCUMENT'

NO WORKS ARE PROPOSED TO THE FABRIC OF THE ORIGINAL BUILDING OTHER THAN REPAIRS AND RENOVATION, AS DETAILED WITHIN THE NOTES. MAJOR COMPONENTS OF THE PROPOSALS COMPRISE THE REMOVAL OF THE 1960S/70S CONCRETE LIFT SHAFT, AND THE PROVISION OF A NEW STAIRWELL WITHIN THE ROUNDEL, CUTTING THROUGH 1960S/70S CONCRETE FLOOR. ALL WORKS ARE DETAILED, WITH A FULL SCHEDULE OF STRUCTURAL WORKS ALSO SUPPLIED (ALONG WITH CORRESPONDING DRAWINGS).

NOTE: RED LINE INDICATES EXTENT OF EXISTING 1960/70'S CONCRETE FLOOR TO BE REMOVED TO FORM OPENING FOR NEW STAIRCASE.



BACK BAR SCALLOPED STRUCTURE REF. IMAGE

INTERNAL WORKS

GENERAL NOTES (ALL FLOOR LEVELS)

RETAIN ALL EXISTING CEILING CORNICES THROUGHOUT & DECORATE WITH SPECIALIST BREATHABLE PAINT (SPECIFICATION TO BE AGREED WITH CONSERVATION OFFICER).

NO WORKS TO CEILING OTHER THAN REPAIRS/MAINTENANCE AND DECORATION USING SPECIALIST BREATHABLE PAINT.

ALL EXISTING CENTRAL COLUMNS TO BE SENSITIVELY SAND/GLASS BLASTED (BY SPECIALIST) TO REMOVE EXISTING TEXTURED PAINT FROM CONCRETE. COLUMNS TO RECEIVE NEW BREATHABLE PAINT FINISH ONLY (NO CLADDING).

NEW RAISED FLOOR AREAS TO HOUSE HEATING SYSTEM AND ELECTRICAL ITEMS TO AVOID/ REDUCE ANY WORKS TO FABRIC OF BUILDING

WALL FINISHES (ALL FLOOR LEVELS)

NEW FULLY LINED WORKING & DRESS CURTAINS THROUGHOUT- BY DIRECTS ON ANTIQUE BRASS POLES FIXED INTO LIMED PLASTER WALLS ONLY (NO FIXINGS TO ORIGINAL DECORATIVE TIMBER WORK)

NEW SPECIALIST BREATHABLE PAINT TO EXISTING WALLS (SPECIFICATION TO BE AGREED WITH CONSERVATION OFFICER)

LIGHTING AND ELECTRICAL (ALL FLOOR LEVELS)

NEW DECORATIVE & EMERGENCY LIGHTING SCHEME THROUGHOUT

ALL CEILING LIGHTING TO UTILISE EXISTING POSITIONS

NEW MUSIC SYSTEM TO BE INSTALLED THROUGHOUT

ENTRANCE DINING

- 1 NEW FREE STANDING DISPLAY UNITS TO SIT EITHER SIDE OF EXISTING COLUMNS AT ENTRANCE DOORS
- 2 NEW HALF-HEIGHT CURVED MESH SCREEN WALL WITH INTERNAL ILLUMINATION. SEASONAL DISPLAY TO FRONT OF SCREEN BY DIRECTS
- 3 NEW CENTRAL BACK TO BACK BANQUETTE SEATING UNIT TO SIT BETWEEN MESH SCREEN WALL AND CRADENZA UNIT. SEATING TO RECEIVE TIMBER AND GLASS SCREEN DETAIL TO CAPPING
- 4 NEW CRADENZA UNIT
- 5 NEW CONCIERGE DESK IN SOFT BRASS FINISH WITH GLASS COMPARTMENT TO COUNTER TOP
- 6 NEW CONSOLE UNIT
- 7 NEW WAITER STATION UNIT
- 8 NEW MARBLE EFFECT PORCELAIN TILED FLOOR AREA

RAISED DINING AREA (LEFT OF ENTRANCE)

- 9 FORM NEW TIMBER CONSTRUCTION RAISED DINING SPACE 'FREESTANDING WITHIN BANKING HALL, FIXED TO FLOOR SURFACE AND SEALED AROUND EXISTING WALL PANELING. ANTIQUE BRASS NOSING TO STEPS- HOUSING HEATING REQUIREMENTS + ELECS
- 10 RAISED FLOOR MESH SCREEN WALL AND BUILT IN UNIT TO BE FORMED ON EITHER SIDE OF STEP UP
- 11 NEW MARBLE EFFECT TILED FLOORING ON RAISED LEVEL
- 12 FORM 3NO. NEW CURVED BOOTHS (DINING HEIGHT) WITH BUILT IN CHAMPAGNE BUCKET HOLDER DETAIL IN MARBLE TO CAPPING
- 13 EXISTING RECESSED ARCHWAYS TO RECEIVE BRONZE MIRROR FINISH TO REAR AND SUSPENDED ARTWORK FEATURE
- 14 NEW BUILT IN WINE DISPLAY CABINET TO EXISTING FULL-HEIGHT ARCHED RECESS. RETAIN ALL EXISTING HISTORIC MOULDINGS.
- 15 NEW 3D DISPLAY CABINET WITH BUILT IN CONSOLE/WAITER STATION

RAISED DINING AREA (RIGHT OF ENTRANCE)

- 16 FORM NEW TIMBER CONSTRUCTION RAISED DINING SPACE 'FREESTANDING WITHIN BANKING HALL, FIXED TO FLOOR SURFACE AND SEALED AROUND EXISTING WALL PANELING. ANTIQUE BRASS NOSING TO STEPS- HOUSING HEATING REQUIREMENTS + ELECS
- 17 RAISED FLOOR MESH SCREEN WALL AND BUILT IN UNIT TO BE FORMED ON EITHER SIDE OF STEP UP
- 18 NEW MARBLE EFFECT TILED FLOORING ON RAISED LEVEL
- 19 NEW PLUSH DRESS CURTAINS TO WINDOWS AS INDICATED
- 20 FORM NEW LOOSE BANQUETTE SEATING UNIT WITH TURNED TIMBER LEGS
- 21 NEW BUILT IN WINE DISPLAY CABINET TO EXISTING FULL-HEIGHT ARCHED RECESS
- 22 NEW 3D DISPLAY CABINET WITH BUILT IN CONSOLE/WAITER STATION

BAR & BAR DRINKING

- 23 NEW OVAL SHAPED BAR TO BE POSITIONED CENTRALLY TO FLOOR AS INDICATED
- 24 BAR TOP TO BE BACKLIT QUARTIZE / ONYX STONE- ALLOW FOR ALL ASSOCIATED POWER
- 25 BAR FRONT TO RECEIVE GLASS SHEETS CUT INTO SLATS FIXED ONTO OPAL BACK PANEL - ALLOW FOR ALL ASSOCIATED POWER
- 26 CENTRAL BACK FITTING TO HAVE BACKLIT QUARTIZE TOP TO MATCH BAR FRONT & POLISHED BRASS TIERED BOTTLE STEPS.
- 27 FORM TOP 'HOOD' OF BACK BAR DISPLAY VIA BOX SECTION METAL. METAL STRUCTURE TO BE WRAPPED ALL AROUND IN SCALLOPED METAL SHEET WITH ANTIQUE BRASS FINISH - SEE REF IMAGE. SHEET TO BE ILLUMINATED. 3D MESH SCULPTURE TO SIT ON TOP OF BACK BAR (ON TOP OF BOX SECTION METAL STRUCTURE - SCULPTURE BY DIRECTS
- 28 NEW ANTIQUE BRASS BACK BAR SHELVING WITH POLISHED BRASS FIDDLE RAIL TO RUN AROUND ENTIRE BACK BAR. BOX SECTION METAL TO HOLD CLEAR GLASS SHELVING. ALLOW FOR HIDDEN LED STRIP WITHIN BOX SECTION
- 29 FORM ROUNDED 'DRUM' TO END OF BOTTLE STEPS ON BACK BAR WITH OPAL GLASS TOP AS PER BOTTLE STEP DESIGN. CONCEALED LED STRIPS WITHIN TO ILLUMINATE DRUM. CIRCULAR DRUM TO BE CLAD IN BRASS AS PER BOTTLE STEPS. SCULPTURE BY DIRECT SUPPLIER
- 30 NEW BAR APRON TILE AROUND SHAPE OF BAR AS INDICATED. ALLOW FOR ANTIQUE BRASS FLOORING THRESHOLDS
- 31 NEW TIMBER EFFECT PREMIUM PORCELAIN FLOOR TILE THROUGHOUT TO MATCH ELSEWHERE.
- 32 NEW MID-HEIGHT GLOWING TABLES TO BE FORMED WITH ANTIQUE BRASS BASE AND BACKLIT QUARTIZE / ONYX STONE TOPS - ALLOW FOR ALL ASSOCIATED POWER
- 33 NEW PLANTER TABLES WITH MARBLE TABLE TOPS AND TIMBER SLATTED BASES. TABLES TO RECEIVE BRASS FOOT RAIL. FAUX TREES

BY DIRECTS

- 34 2NO. NEW MATCHING BANQUETTE SEATING UNITS (MID-HEIGHT) WITH BRASS FOOT RAIL AND SCREEN DETAIL TO CAPPING
- 35 NEW BUILT IN DJ UNIT TO BE FORMED TO EDGE OF RAISED FLOOR. DJ UNIT TO SIT IN BETWEEN BANQUETTE SEATING UNITS. SEATING JOINERY DETAIL TO RUN INTO DJ UNIT ON EITHER SIDE
- WINE ROOM
- 36 FORM NEW WINE ROOM VIA CURVED TOUGHENED GLASS WALLS TO SIT IN FRONT OF KITCHEN 'BOX' AT LOWER HEIGHT- SEE ELEVATIONS
- 37 2 NO. ARCHED OPENINGS TO FORM ACCESS INTO WINE ROOM ON EITHER END AS INDICATED
- 38 NEW CHAMPAGNE/ WINE COOLERS BUILT INTO BESPOKE CABINETRY SURROUND.
- 39 NEW MARBLE COUNTER TOP TO LOW-LEVEL CHAMPAGNE/WINE COOLERS
- 40 OPENING TO BE FORMED FROM KITCHEN WALL TO ALLOW VISION THROUGH TO KITCHEN GRILL MACHINERY. OPENING TO RECEIVE HEAT RESISTANT TINTED GLASS
- 41 NEW BULKHEAD/HOOD TO BE FORMED ABOVE WINE COOLERS AND WINDOW OPENING. BULKHEAD TO BE CLAD IN LARGE FORMAT MARBLE EFFECT PORCELAIN TILES
- 42 NEW MARBLE EFFECT TILED FLOORING TO WINE ROOM
- 43 NEW CEILING TO WINE ROOM TO RECEIVE MF AND PB CONSTRUCTION.

VIP RAISED DINING

- FORM NEW TIMBER CONSTRUCTION RAISED DINING SPACE 'FREESTANDING WITHIN BANKING HALL, FIXED TO FLOOR SURFACE AND SEALED AROUND EXISTING WALL PANELING. ANTIQUE BRASS NOSING TO STEPS. RAISED AREA TO HAVE RAMPED AREA AS SHOWN. ALL HEATING AND ELECTRICAL REQUIREMENTS TO RUN THROUGH FLOOR VOID TO AVOID FABRIC OF BUILDING BEING TOUCHED.
- 44 NEW FREESTANDING WAITER STATION FIXED TO FLOOR (NOT WALL)
- 45 NEW MARBLE EFFECT CHECKERBOARD TILED FLOORING TO CENTRAL DINING AREA
- 46 FORM 3NO. NEW 'LOOSE' CURVED BOOTHS (DINING HEIGHT) WITH UPHOLSTERED BACKS, NOT FIXED. ORIGINAL PANELING TO BE SEEN BETWEEN BOOTHS. SEE DETAILED DRAWING
- 47 NEW PLUSH DRESS CURTAINS TO WINDOWS AS INDICATED
- 48 NEW GLASS 3D DISPLAY CABINET WITH SUSPENDED ARTWORK AND WAITER STATION UNIT. SAT PROUD OF ORIGINAL COLUMN ABOVE

KITCHEN / KITCHEN PASS AREA

- 50 NEW KITCHEN TO BE FORMED BY NEW FR PARTITION WALLS AS INDICATED. SEE BUILDER'S WORKS DRAWINGS FOR DETAILS
- 51 INTERNAL KITCHEN WALLS TO RECEIVE LARGE FORMAT MARBLE EFFECT PORCELAIN TILES.
- 52 OUTER KITCHEN WALLS TO RECEIVE BRONZE TINTED MIRROR FINISH
- 53 NEW KITCHEN CEILING TO RECEIVE MF AND PB CONSTRUCTION. CEILING TO RECEIVE BRONZE TINTED MIRROR ON OUTER FACE. PAINTED FINISH ON INNER FACE
- 54 NEW OPEN KITCHEN PASS DETAIL - BY SPECIALIST
- 55 NEW LONG WAITER STATION TO BE BUILT IN FRONT OF KITCHEN PASS WITH MARBLE TOP
- 56 FLUTED WALL DETAIL EITHER SIDE OF KITCHEN PASS OPENING WITH WALL LIGHTS TO BE FIXED CENTRALLY
- 57 NEW STAIRCASE TO BE INSTALLED BEHIND KITCHEN. SEE DETAILED DRAWINGS AND S.E.'S DETAILS FOR FIXINGS. 'FLOATING' STAIRCASE DETAIL FIXING INTO 1960S/70S CONCRETE FLOOR AT LGF. ORIGINAL SKIRTING TO BE RETAINED AT GF LEVEL + PANELING ADDED BELOW.
- DEMOLITION WORKS
- 58 REMOVAL OF EXISTING 1960S/ 1970S CONCRETE LIFT SHAFT (IDENTIFIED ON PLAN IN RED HATCHED- SEE EXISTING PLAN FOR REFERENCE)
- 59 SECTION OF EXISTING 1960S/ 1970S CONCRETE FLOOR SLAB TO BE REMOVED TO FORM OPENING FOR NEW STAIRCASE.

D	AMENDS TO KITCHEN ENTRANCE LAYOUT	14.10.24	MM
D	PLANNING MEETING		
B	NOTES ALTERED TO SUIT AMENDMENTS TO PLANS POST	19.08.24	ZCW
C	PLANNING MEETING		
B	SUMMARY NOTE ADDED TO DRAWING	4.08.24	ZCW
A	REVISIONS TO NOTES TO SUIT COUNCIL COMMENTS	15.07.24	ZCW

STUDIO **TWO**

JOB TITLE

Cut & Craft
Manchester

DRAWING TITLE

Proposed Ground Floor General Works

SCALE

1: 50 @ A1

DRAWING No

AC23- P11D

DO NOT SCALE. ALL DIMENSIONS TO BE CHECKED ON SITE BY CONTRACTOR. ALL MEASUREMENTS ARE IN MM UNLESS OTHERWISE SPECIFIED. WRITTEN DIMENSIONS TO BE USED IN PREFERENCE TO SCALED DIMENSIONS & ALL DISCREPANCIES TO BE REPORTED TO STUDIO TWO. THE DESIGN SHOWN ON THIS DRAWING IS THE PROPERTY OF STUDIO TWO AND IS NOT TO BE USED OR ITS CONTENTS COPIED, COMMUNICATED OR DISCLOSED, IN WHOLE OR IN PART.