

simpsonhaugh

Former Bauer Millet Site - Manchester

NON-MATERIAL AMENDMENT APPLICATION | JANUARY 2024

10333-MP-A-B5D9-RP-NMA-003 | REV 01

Previous Revisions

Issue	Date	Status
01	08-01-2024	Planning Issue

Contents

1.0 List of Amendments

2.0 Marked up drawings

3.0 Proposed Drawings

- Schedule of Proposed Drawings
- MP - Masterplan
- B2 - Residential
- B4 - Podium / Arches
- Great Bridgewater Street Stair & Lift

1.0 PLANNING AMENDMENTS

Viadux Ph. 1 - Planning Amendments

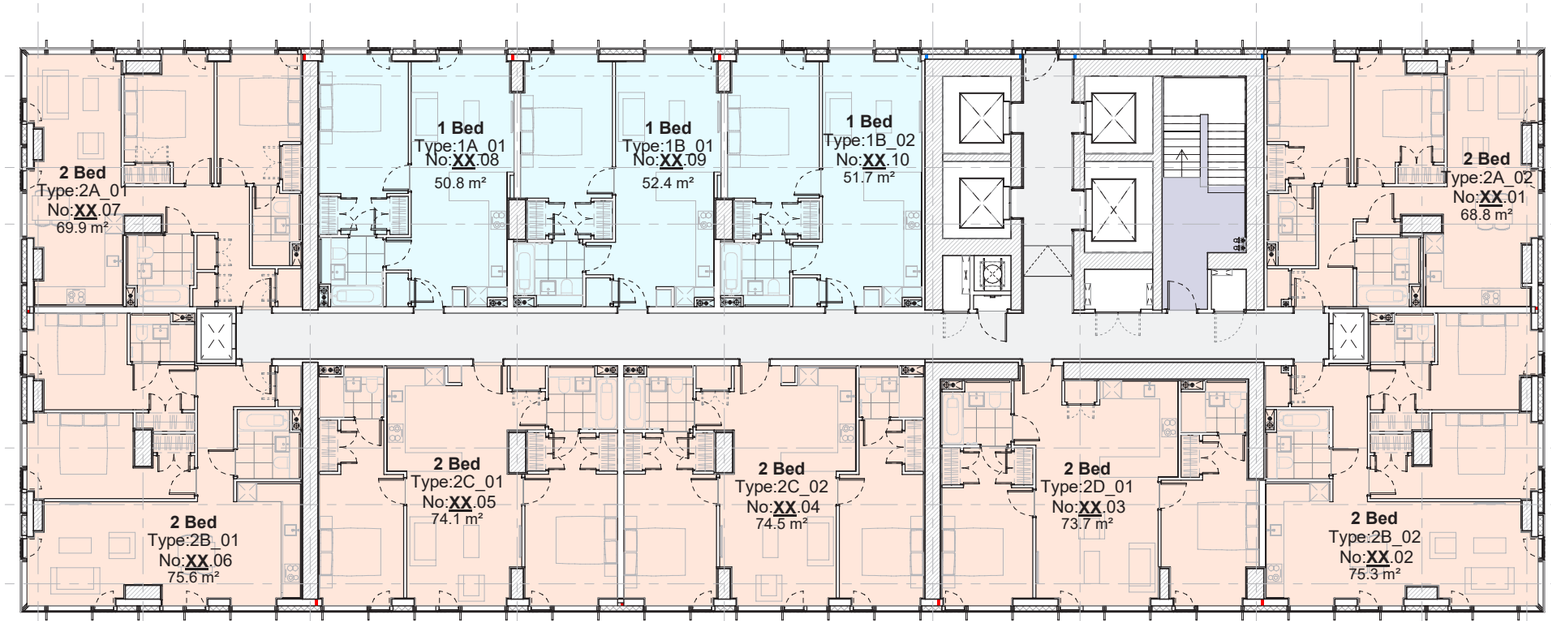
1. Penthouses

- 20 no. standard apartments at levels 37 & 38 (10 no. per level) have been replaced by 5 no. duplex penthouses and 1 standard no.2 bed apartment at level 38. This results in a reduction of 14 no. apartments.

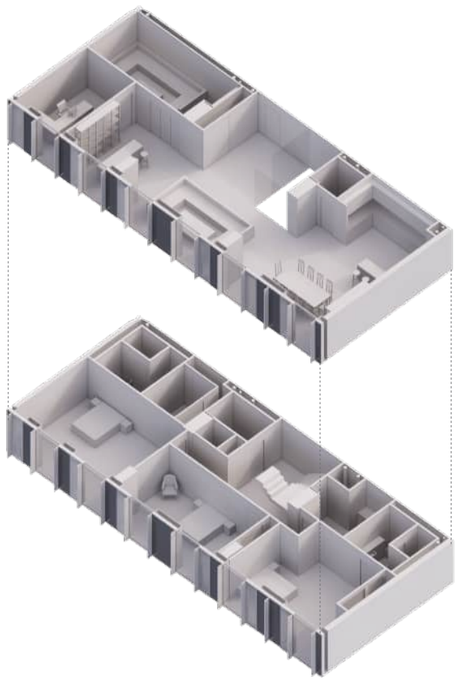
- The duplex penthouses have been designed and planned to adhere to the approved elevations which is a continuation of the standard floors below.

- The amendment changes the number of apartments listed in the description of development. (From 375 to 362, which includes the level 19 apartment - Item 2)

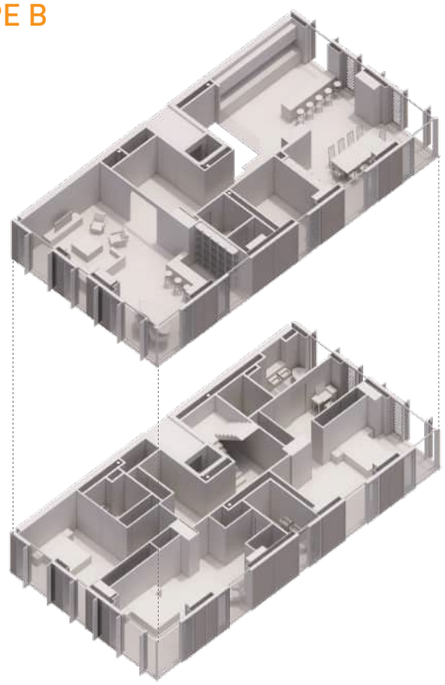
APPROVED - Levels 38 & 39 (10 NO. APARTMENTS PER LEVEL)



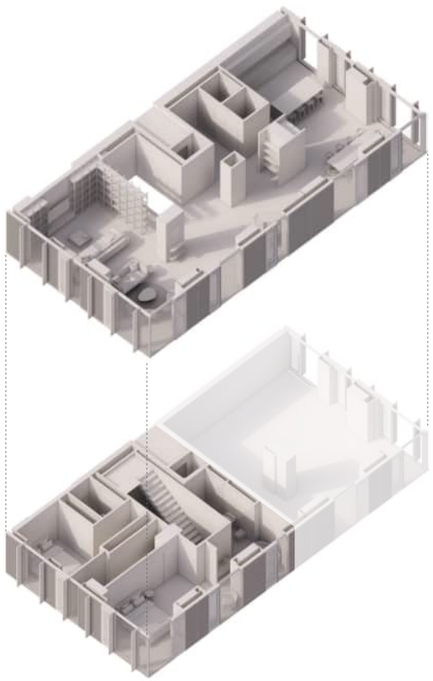
TYPE A



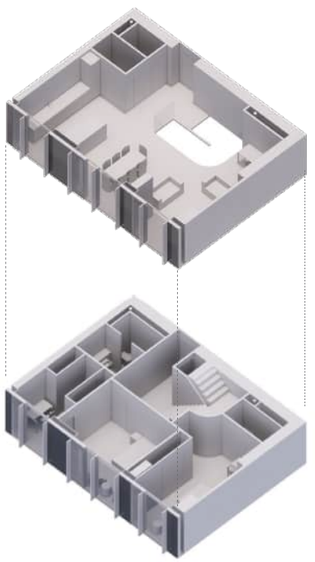
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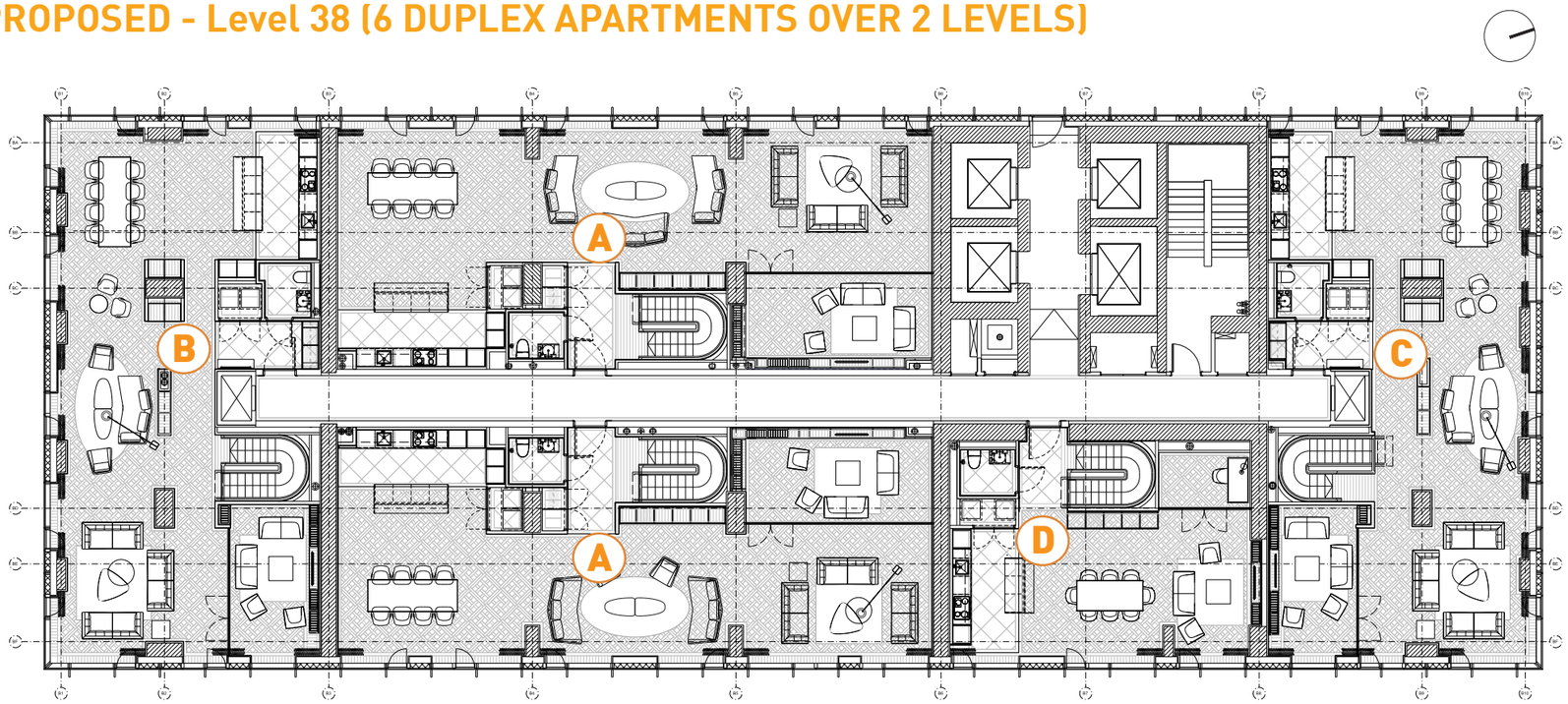
TYPE C



TYPE D

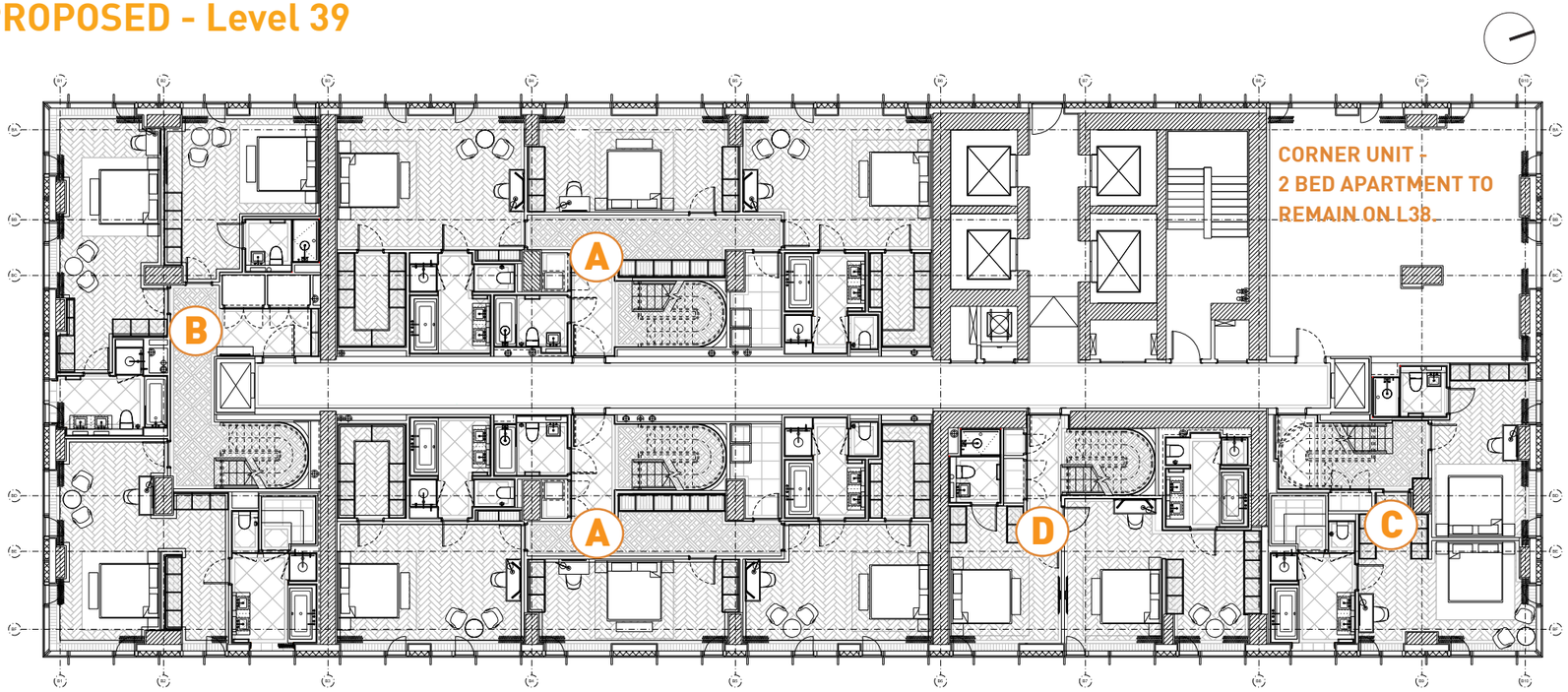


PROPOSED - Level 38 (6 DUPLEX APARTMENTS OVER 2 LEVELS)

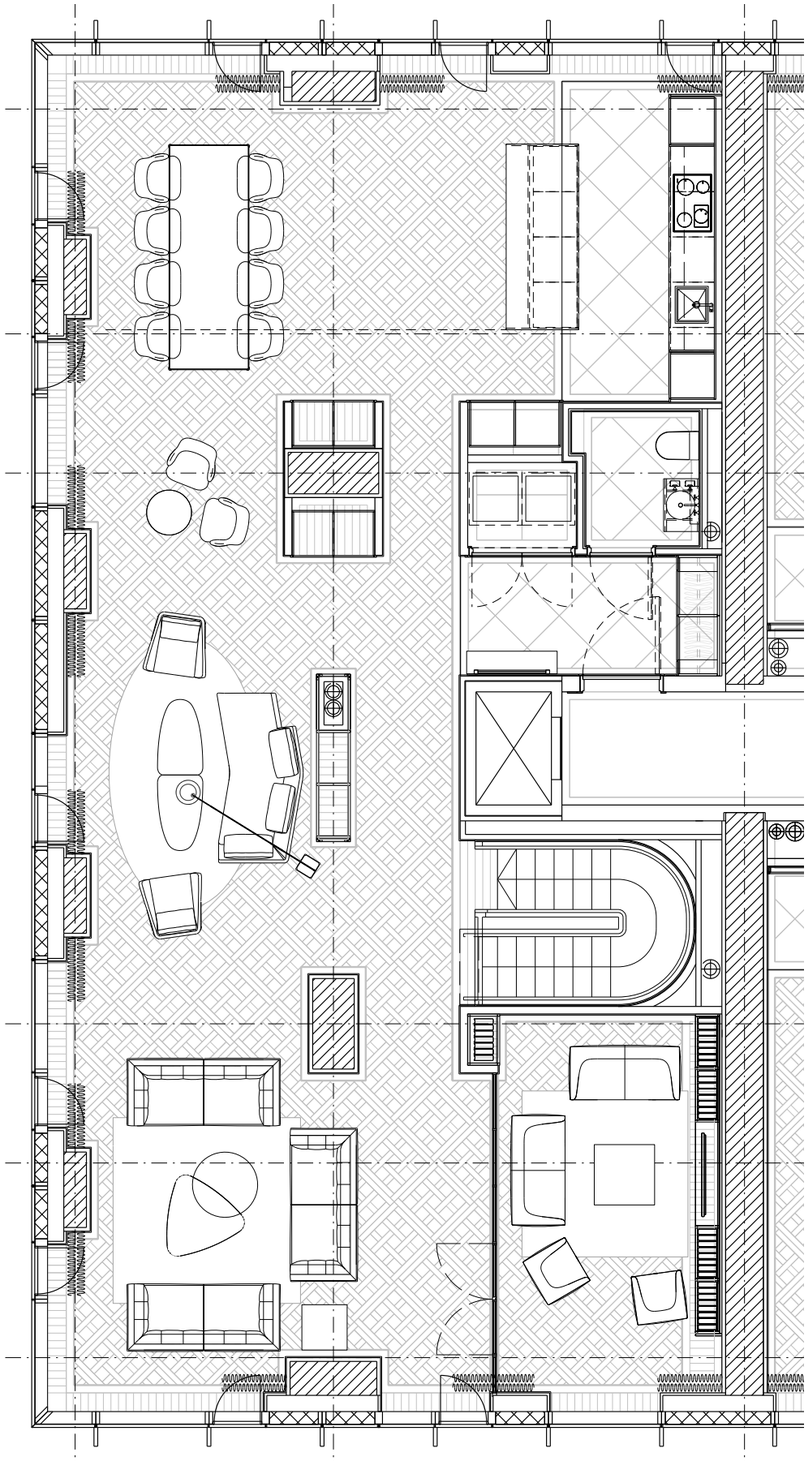




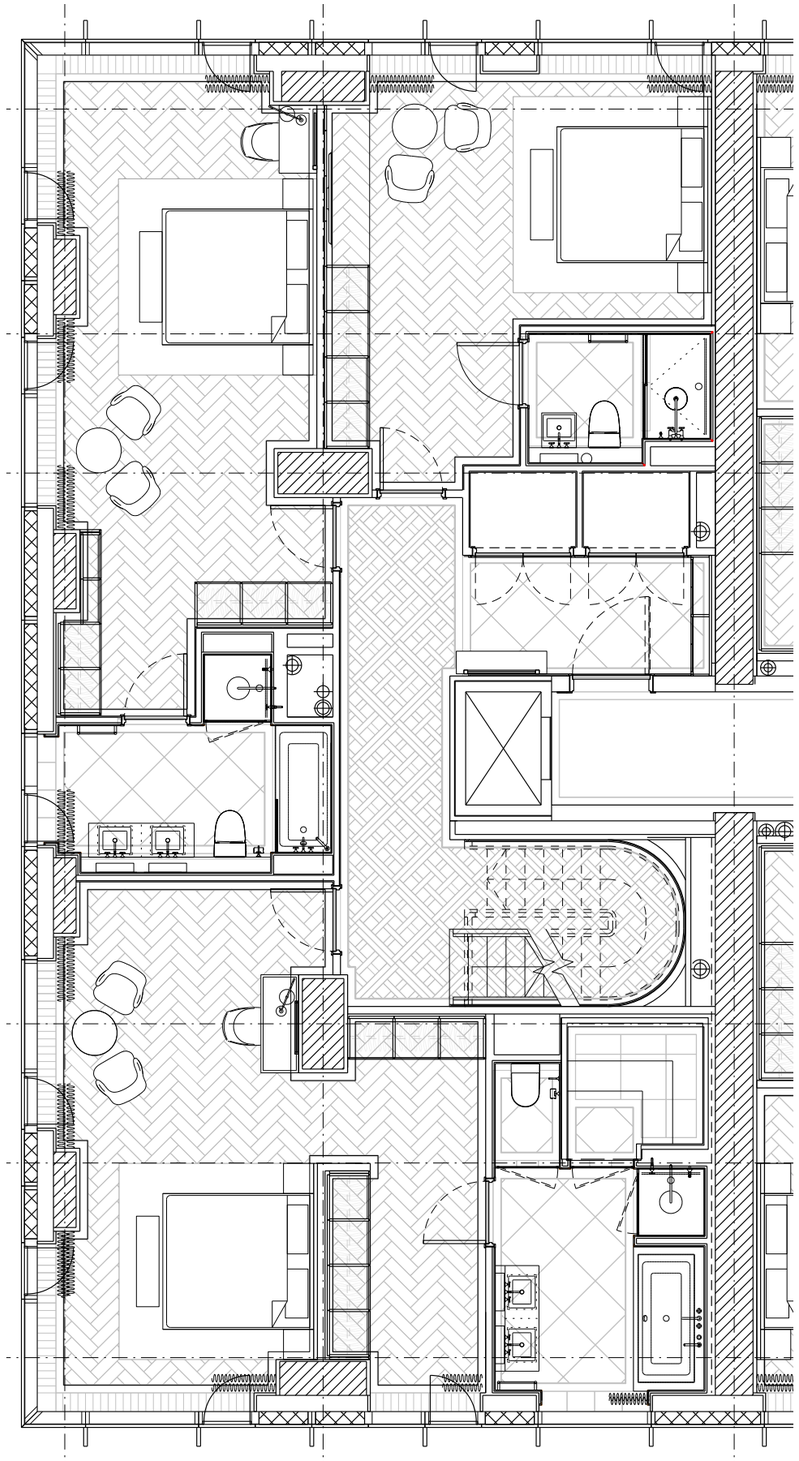
PROPOSED - Level 39







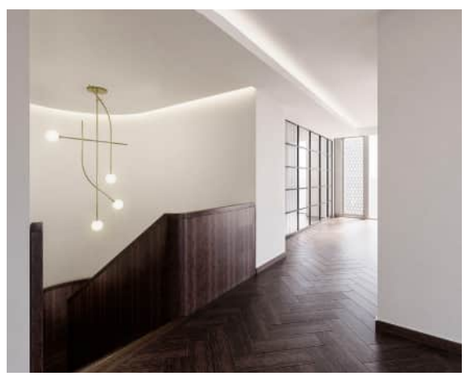
Level 39
TYPE B



Level 38









2. Level 19 Apartment

- The plant room which was originally planned at level 19 is no longer needed and has been redesigned as a large 1 bed apartment.

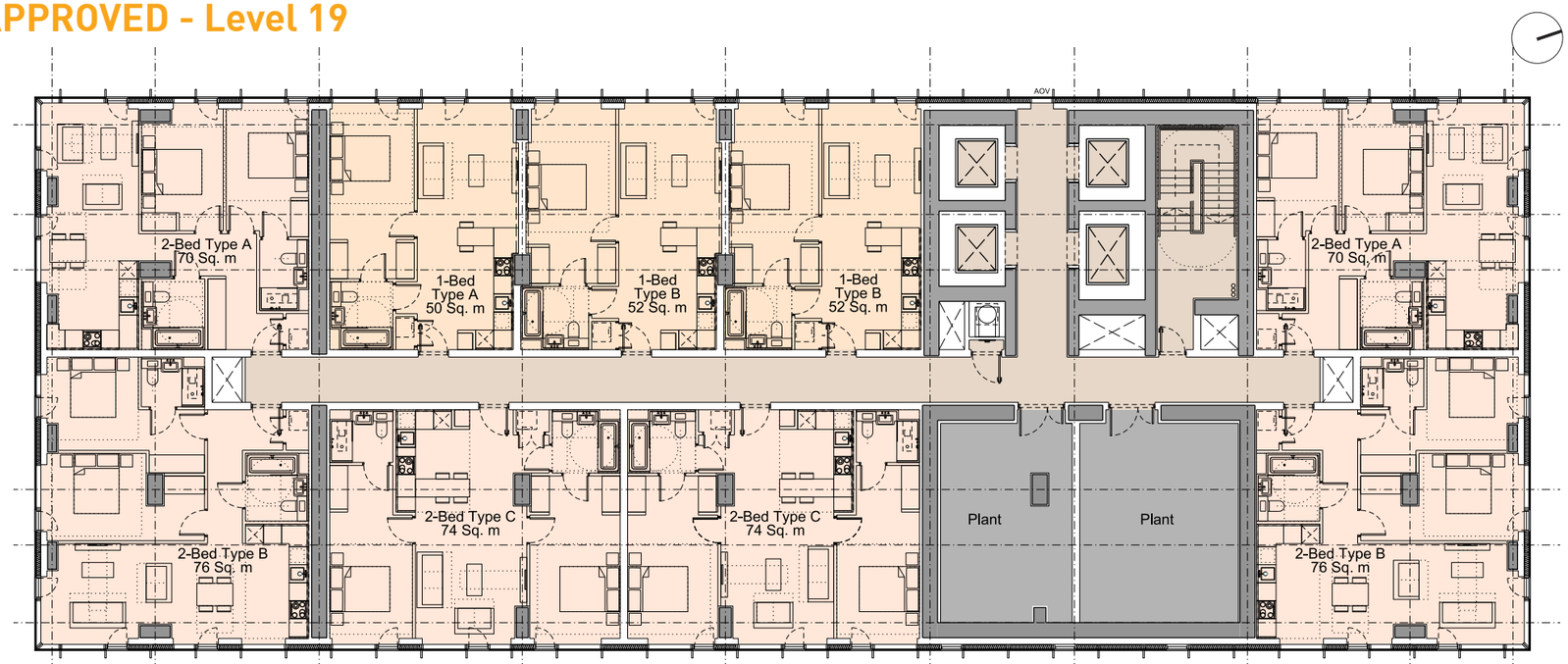
- Although there is sufficient area to accommodate a 2 bed apartment the enclosing structure limits the number of openings which can be formed to create windows.

- Two opaque panels are replaced by part vision & part opaque panels to provide natural light to the bedroom and living / dining room.

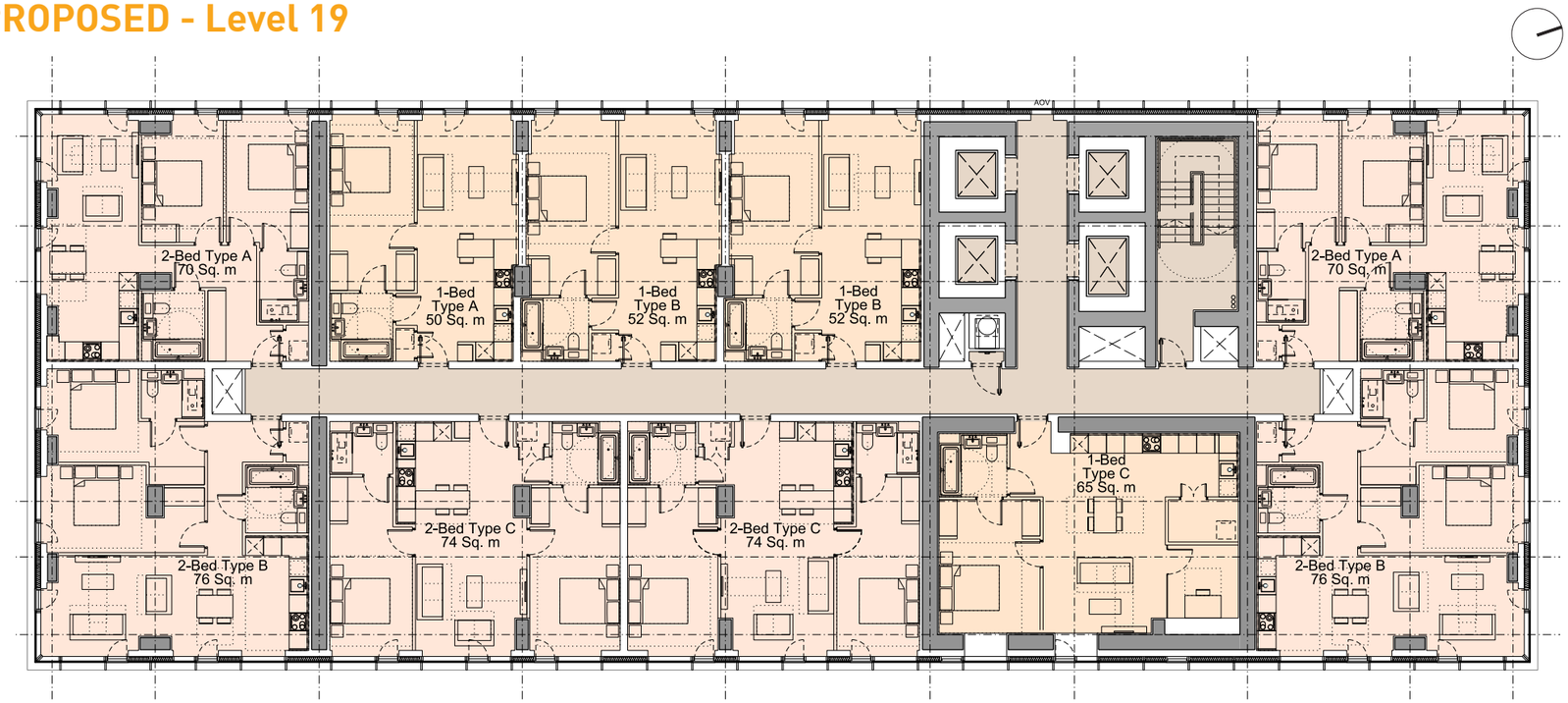
- A flexible study room has been created which is separated from the lounge by a glazed partition to borrow natural daylight from the adjacent living / dining room.

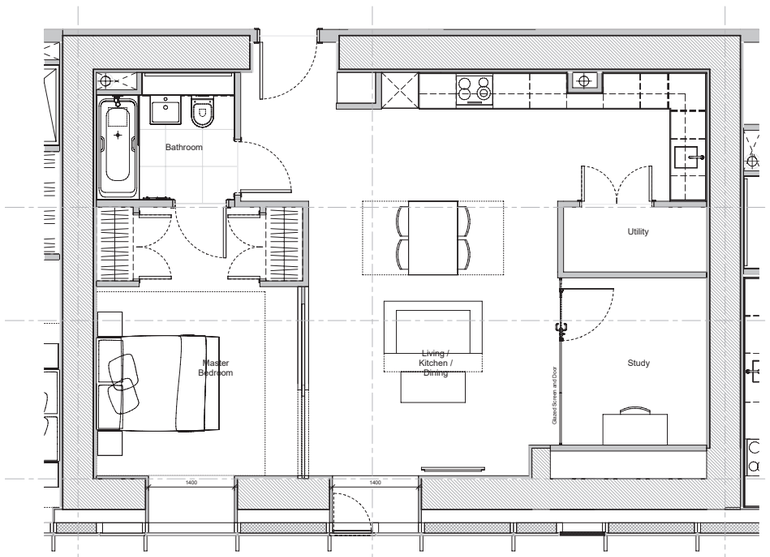
- This changes the number of apartments listed in the description of development. (From 375 to 362, which includes the change to duplex penthouses to levels 38 & 39 - Item 1)

APPROVED - Level 19



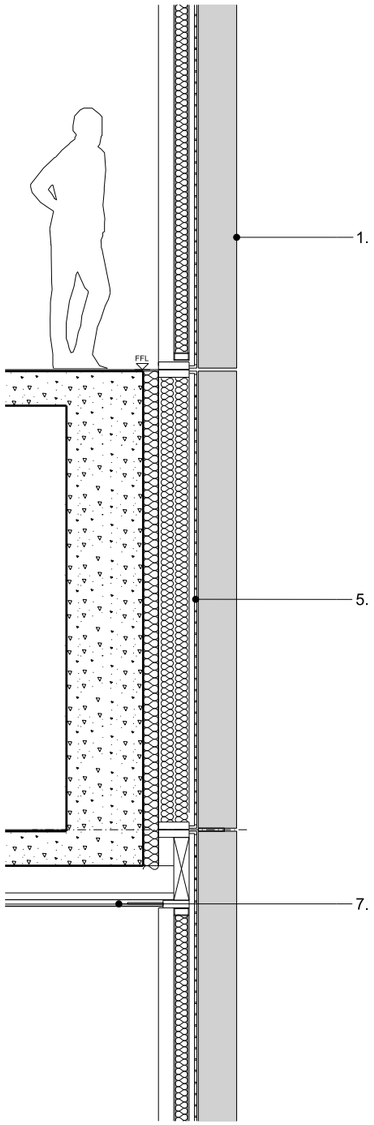
PROPOSED - Level 19



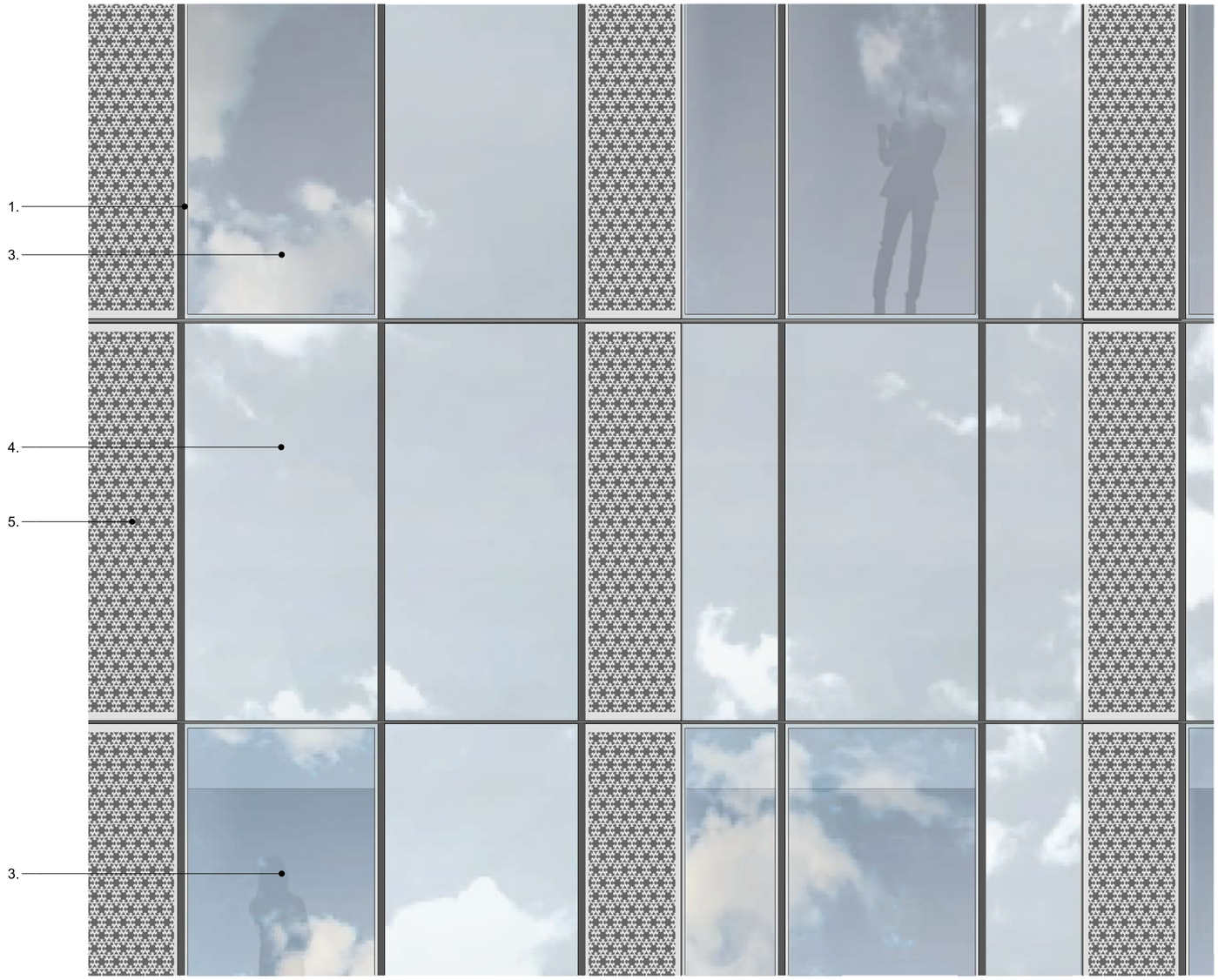


Level 19

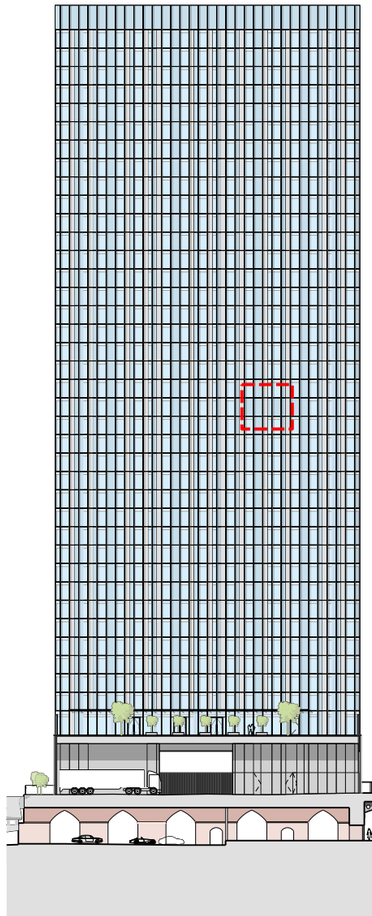
APPROVED - Level 19 Detail (Plant)



Detail Section | 1:20



Detail Elevation | 1:20



Key Elevation | NTS

Key

1. Projecting curtain wall vertical mullion. Colour - Grey.

~~2. Projecting curtain wall horizontal transom. Colour - Grey.~~

3. Full height clear double glazed units (unitised). Silicone jointing between glass to glass interfaces.

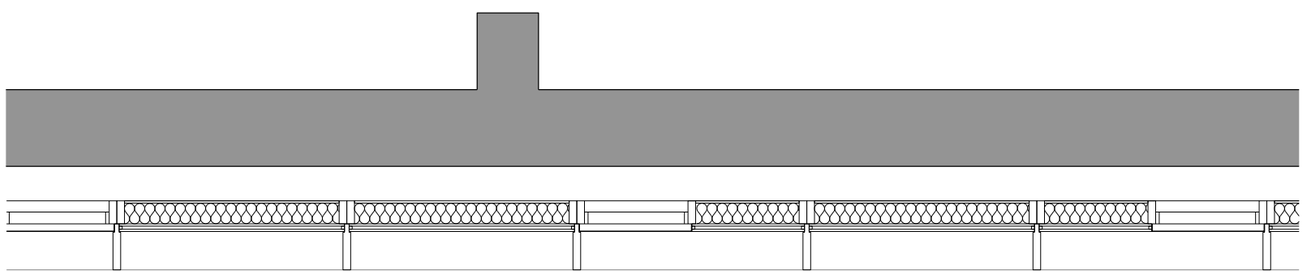
4. Glass fronted insulated solid panel. 100% Enamelled frit spandrel glass

5. Perforated metal screen in plane of facade to conceal pivotting solid ventillator

~~6. Glass louvred panels~~

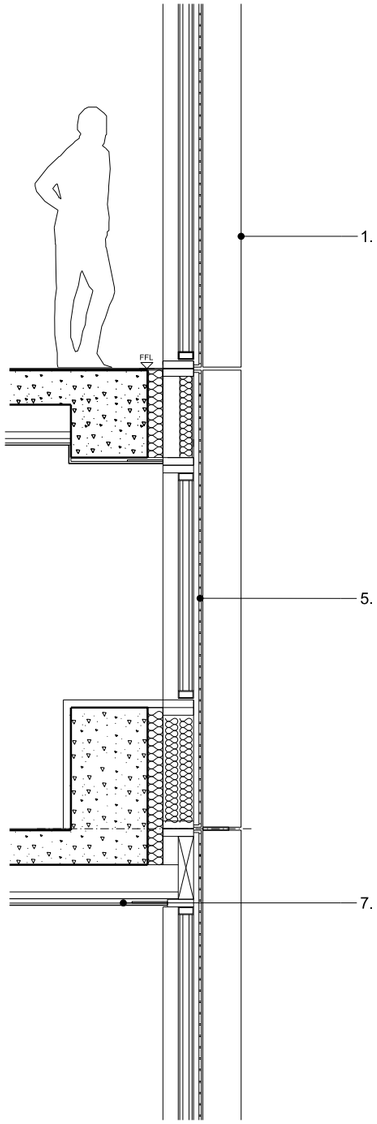
7. Ceiling

~~8. Openable doors with bird protection for maintenance of louvers~~

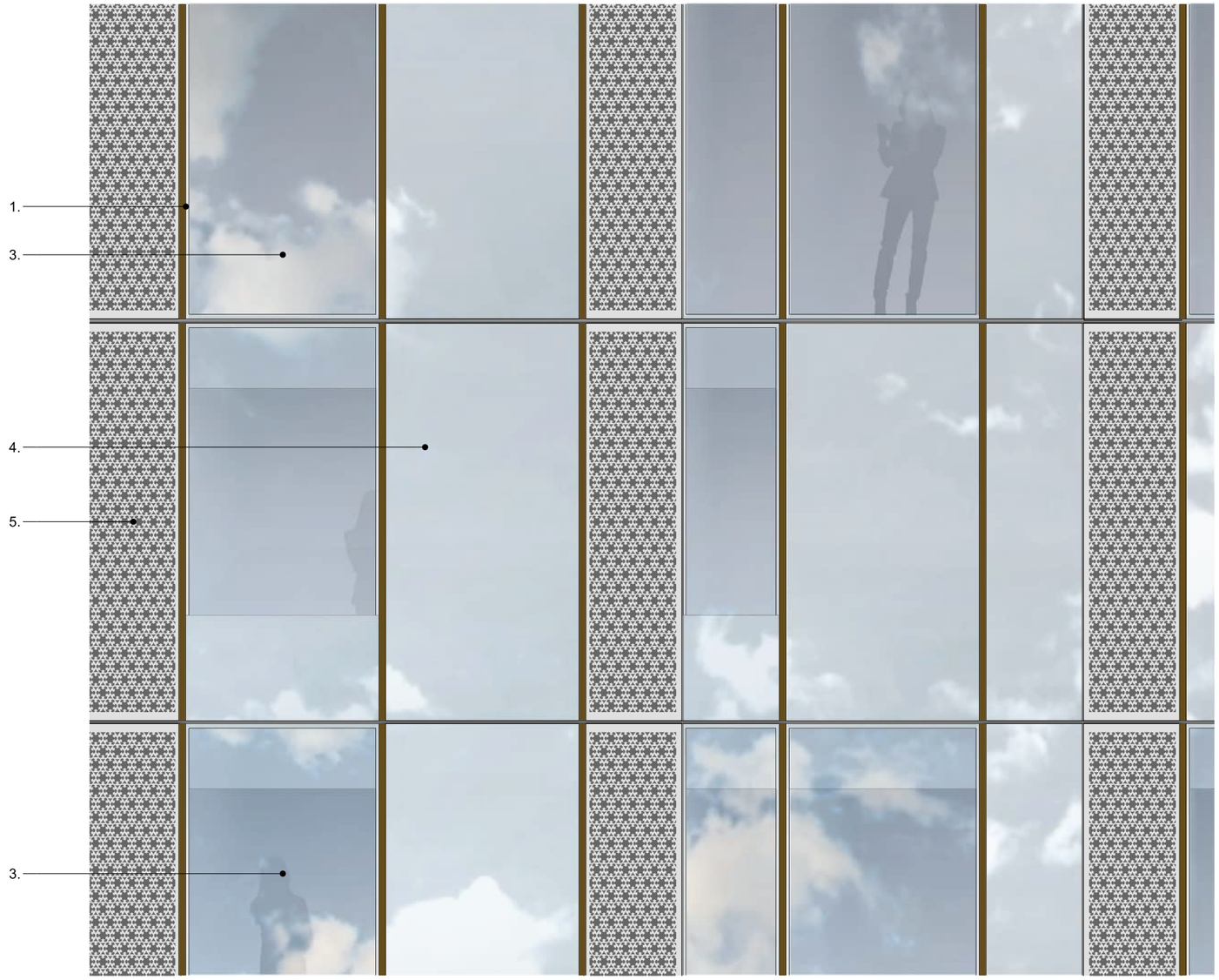


Detail Plan | 1:20

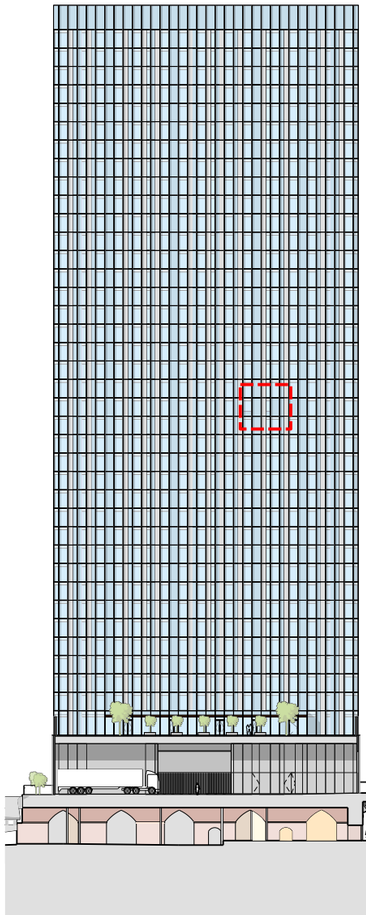
PROPOSED - Level 19 Detail (Apartment)



Detail Section | 1:20



Detail Elevation | 1:20



Key Elevation | NTS

Key

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3. Full height clear double glazed units (unitised). Silicone jointing between glass to glass interfaces.

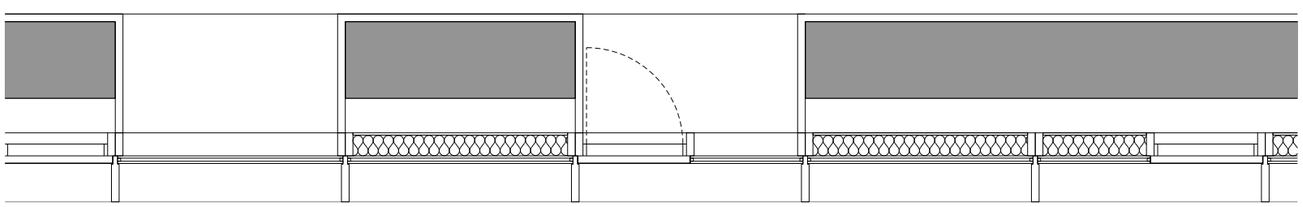
4. Glass fronted insulated solid panel. 100% Enamelled frit spandrel glass

5. Perforated metal screen (rapid vent) in plane of facade to conceal glazed inward opening door

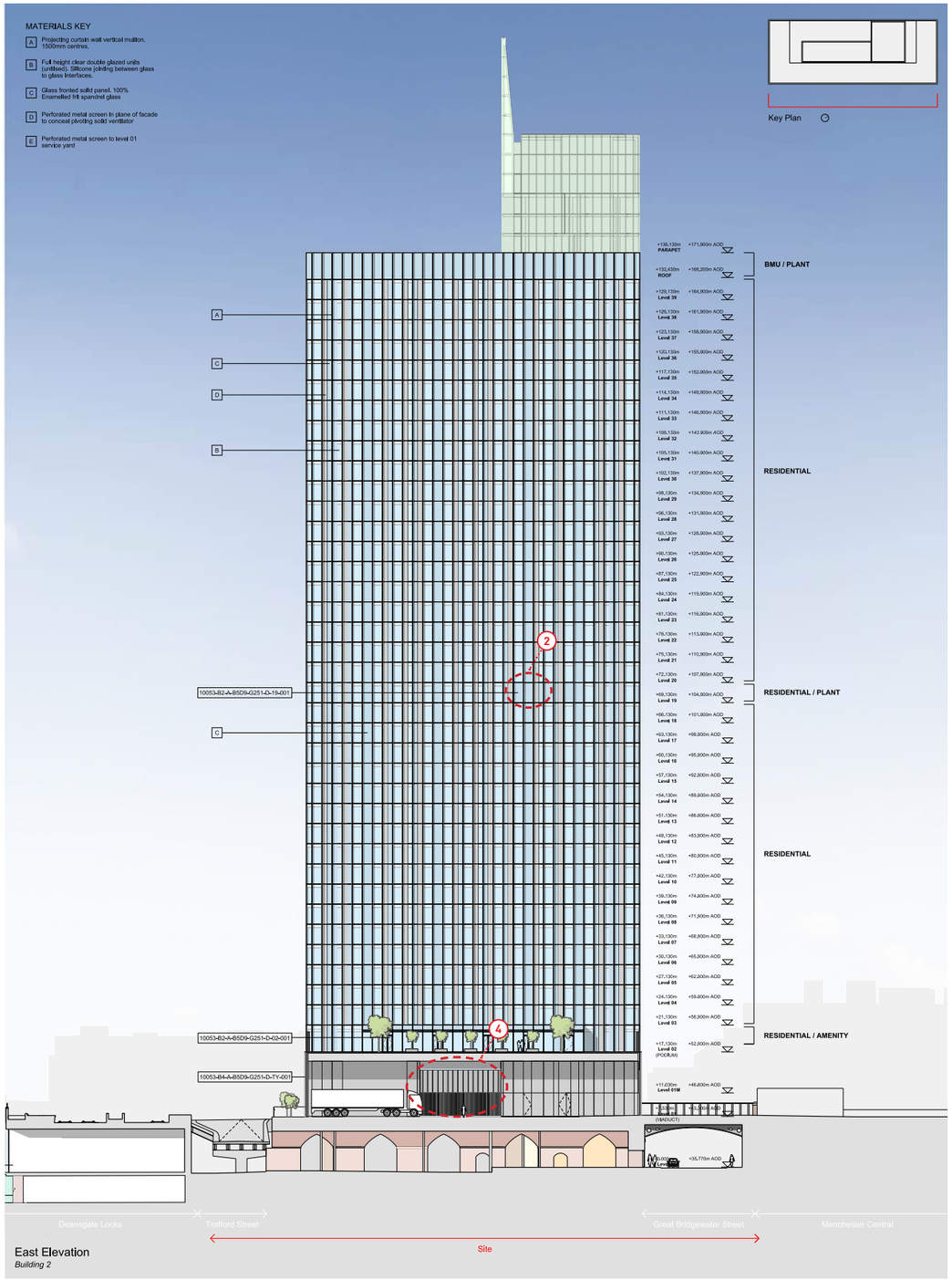
~~6. Glass louvred panels~~

7. Ceiling

~~8. Openable doors with bird protection for maintenance of louvers~~

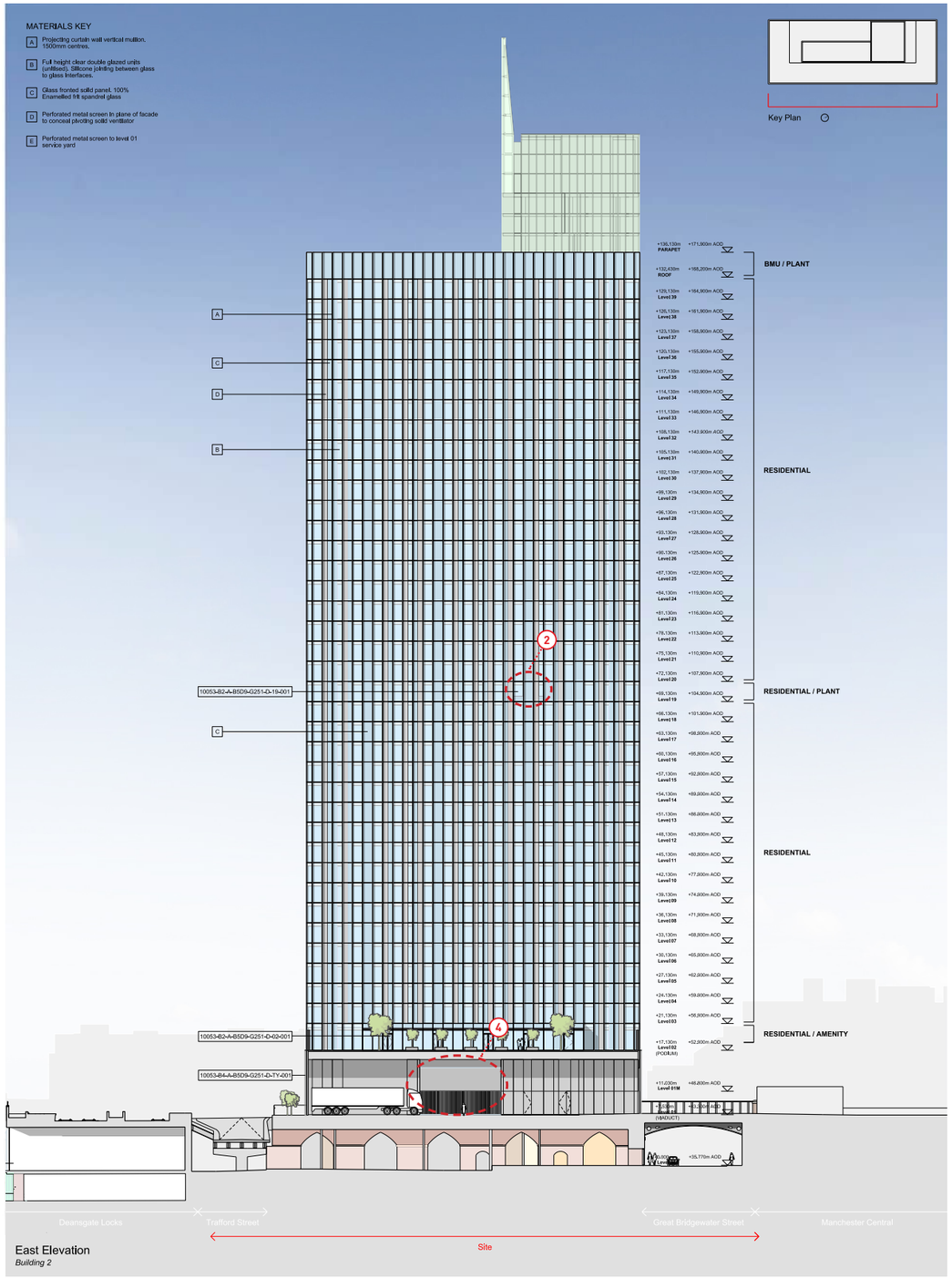


Detail Plan | 1:20



East Elevation
Building 2

APPROVED



East Elevation
Building 2

PROPOSED

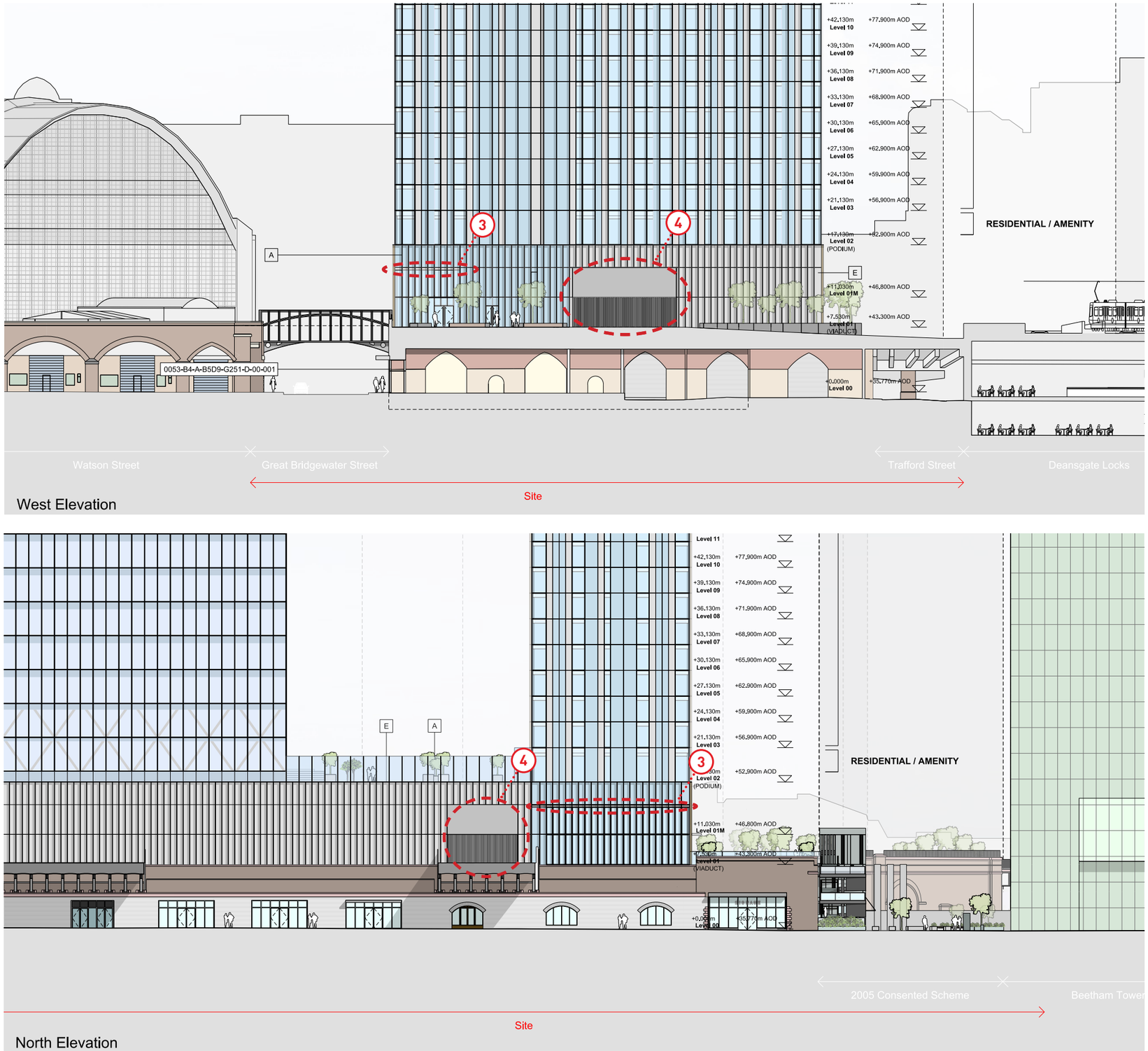
3. Level 01 Mezzanine - Ventilation Louvres

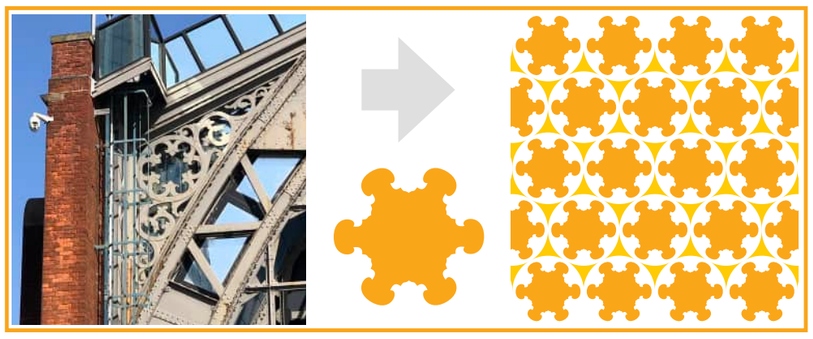
- The level 01 Mezzanine ventilation louvres for the amenity co work space and secondary entrance from the viaduct level have been amended to decorative perforate panels. This followed the inspection of the visual mock up with MCC and a request to design a visually less utilitarian design for the louvres.

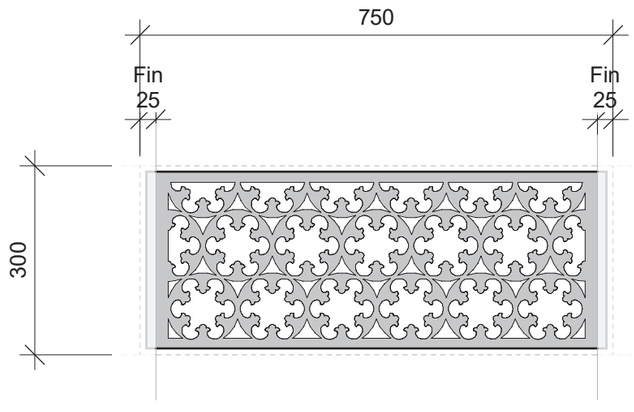
- The pattern created matches the rapid vents to the apartments on the floors above. The repetitive pattern or symbol for the perforated panels has been derived from an exploration of the local context. The most iconic and successful pattern was extracted from the steel lattice work of Manchester Central.

- The perforate louvre panels are finished to match the adjacent perforate panels, in PPC - IGP-HWF classic 5903 coating: colour - Bright Clay.

- The ventilation louvres have also been extended by 2 panels on the North Elevation to align with the tower form above.







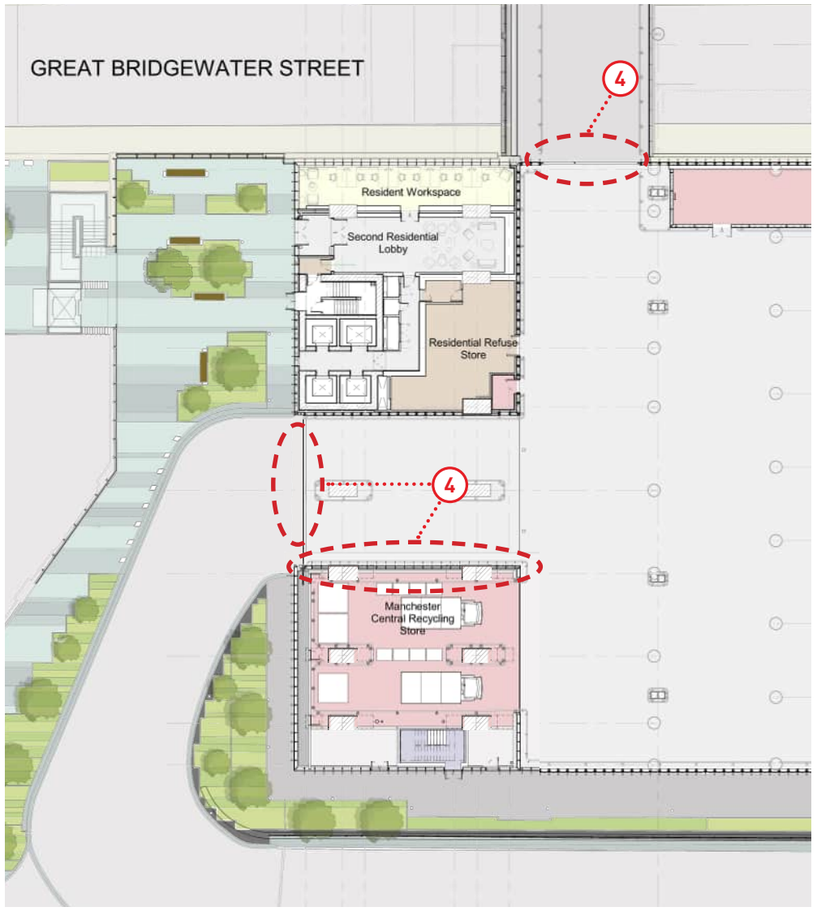
PROPOSED - VENTILATION LOUVRES & SERVICE YARD GATES

4. Sliding Gates / Service yard entrance

- The automatic sliding service yard gates have been developed further and detailed to ensure the height aligns with the adjacent panel joints and the main vertical support framing aligns with the façade fins at 750mm centre to centre above. The individual subdividing bars between the 750mm centres are staggered to reduce views in and out of the service yard.

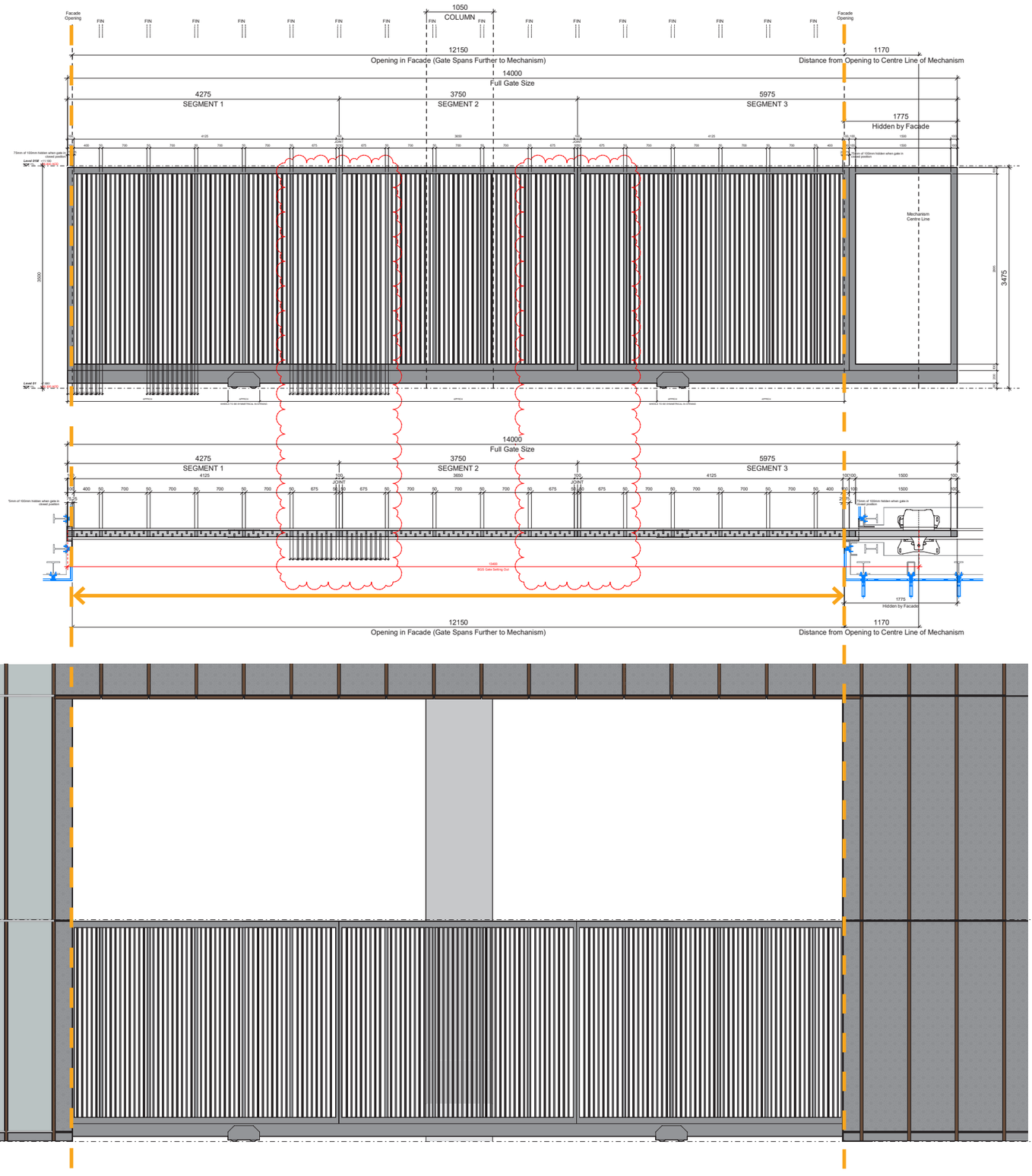
- The gates are finished to match the adjacent perforate panels, in PPC - IGP-HWF classic 5903 coating: colour - Bright Clay.

- The façade adjacent to the gate opening has been pulled back to ensure the full entrance road width is retained for manoeuvrability through the service yard.



PROPOSED LEVEL 01 - SERVICE YARD GATES & FACADE

Aligns with facade fins 750mm c/c above





PROPOSED - VENTILATION LOUVRES & SERVICE YARD GATES (PODIUM MODEL EXTRACT)

2.0 MARKED UP DRAWINGS



This drawing is copyright
Do not scale off dimensions.
All dimensions to be checked on site by contractor.
Contractor to report any dimensional discrepancies, errors or omissions prior to commencing on site.

NOTE:

0m 2.5m 5m 10m

NORTH

Rev	Date	Description
00	15-06-2020	Planning Issue
01	15-12-2020	Non-Material Amendment Application
02	16-12-2020	Non-Material Amendment Application
03	19-02-2021	Non-Material Amendment Application
04	04-04-2022	Minor Material Amendment Application

Project Title
Viadux
Great Bridgewater Street Stair and Lift
Great Bridgewater Street
Manchester

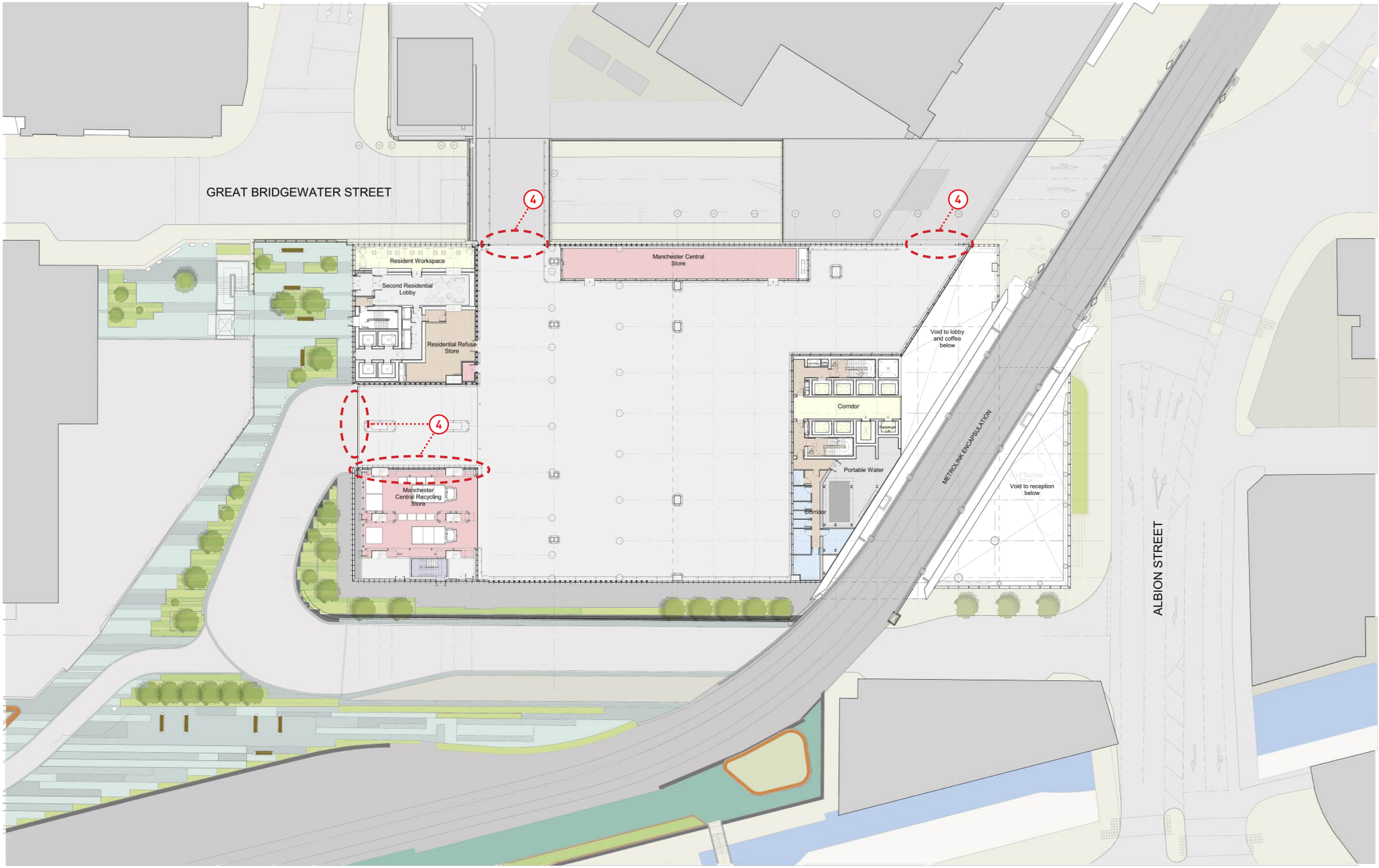
Status
Planning

Drawing Title
Masterplan - Proposed Plan
Level 01

Job No 10337
Scale 1:500 @ A3 / 1:250 @ A1
Date 15 June 2020
Drawing No 10337-Z1-A-B5D9-G100-PL-01-001
Revision 04

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Project Title
Viadux
Great Bridgewater Street Stair and Lift
Great Bridgewater Street
Manchester

Status
Planning

Drawing Title
Masterplan - Proposed Plan
Level 01
MARKED UP DRAWING

Job No 10337 | Scale 1:500 @ A3 / 1:250 @ A1 | Date 15 June 2020

Drawing No. 10337-Z1-A-B5D9-G100-PL-01-001 | Revision 05

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0m 2.5m 5m 10m

Rev	Date	Description	Rev	Date	Description	Rev	Date	Description
00	17-03-2017	Planning Issue	06	04-04-2022	Minor Material Amendment Application			
01	13-07-2017	Change of Use						
02	30-04-2020	Minor Material Amendment Application						
03	29-05-2020	Minor Material Amendment Application						
04	15-12-2020	Non-Material Amendment Application						
05	19-02-2021	Non-Material Amendment Application						

North

Project Title: Former Bauer Millet Site

Drawing Title: Masterplan- Proposed Plan- Service Yard 01 Mezzanine

Status: Planning

Scale: 1:500 @ A3 / 1:250@ A1

Date: March 2017

Job No: 10053

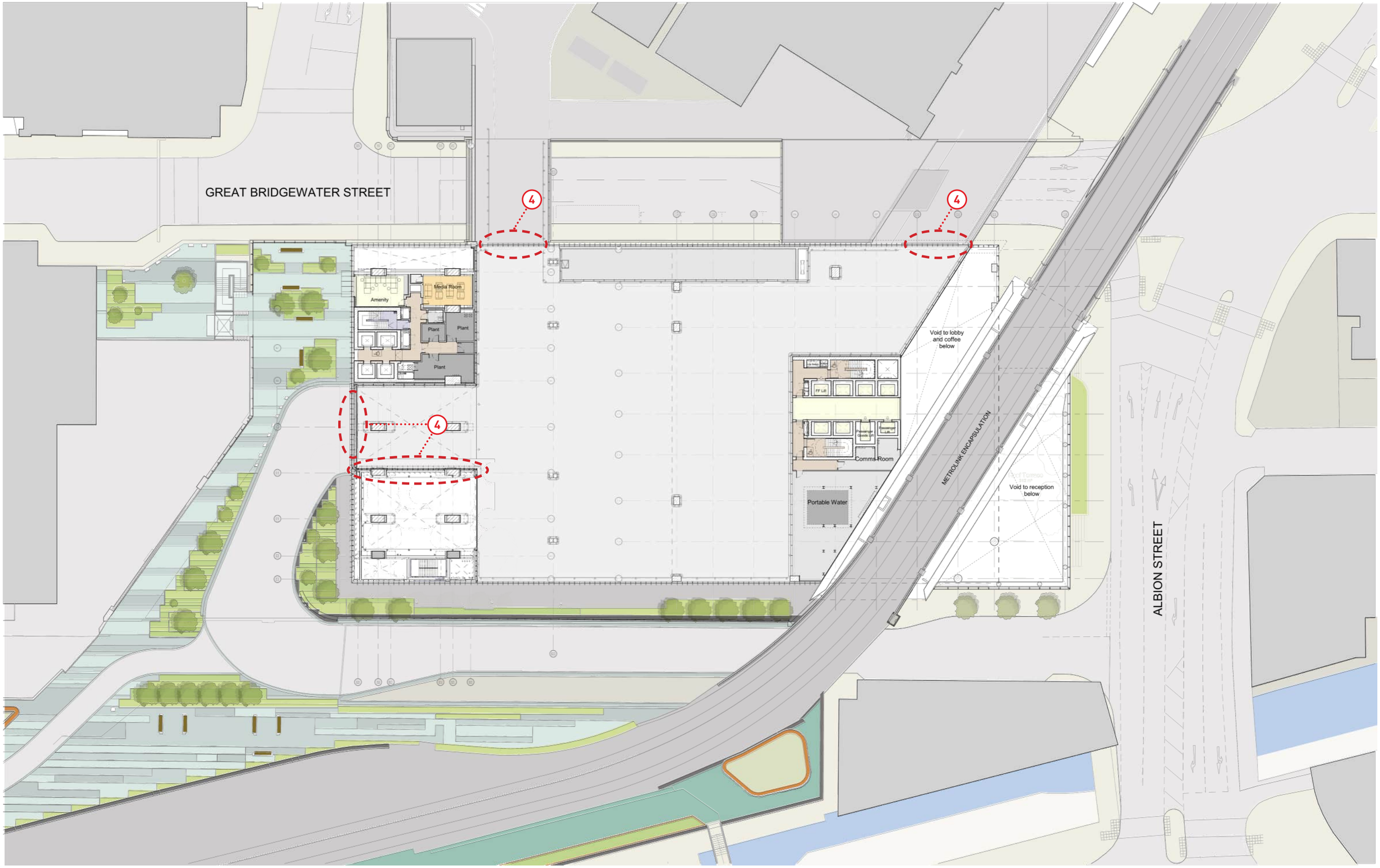
Drawing No: 10053-MP-B5D9-A-G100-P-01M-001

Revision: 06

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03	29-05-2020	Minor Material Amendment Application						
04	15-12-2020	Non-Material Amendment Application						
05	19-02-2021	Non-Material Amendment Application						

North

Project Title
Former Bauer Millet Site
MARKED UP DRAWING

Drawing Title
Masterplan- Proposed Plan- Service Yard 01 Mezzanine

Status
Planning

Scale
1:500 @ A3 / 1:250@ A1

Date
March 2017

Job No
10053

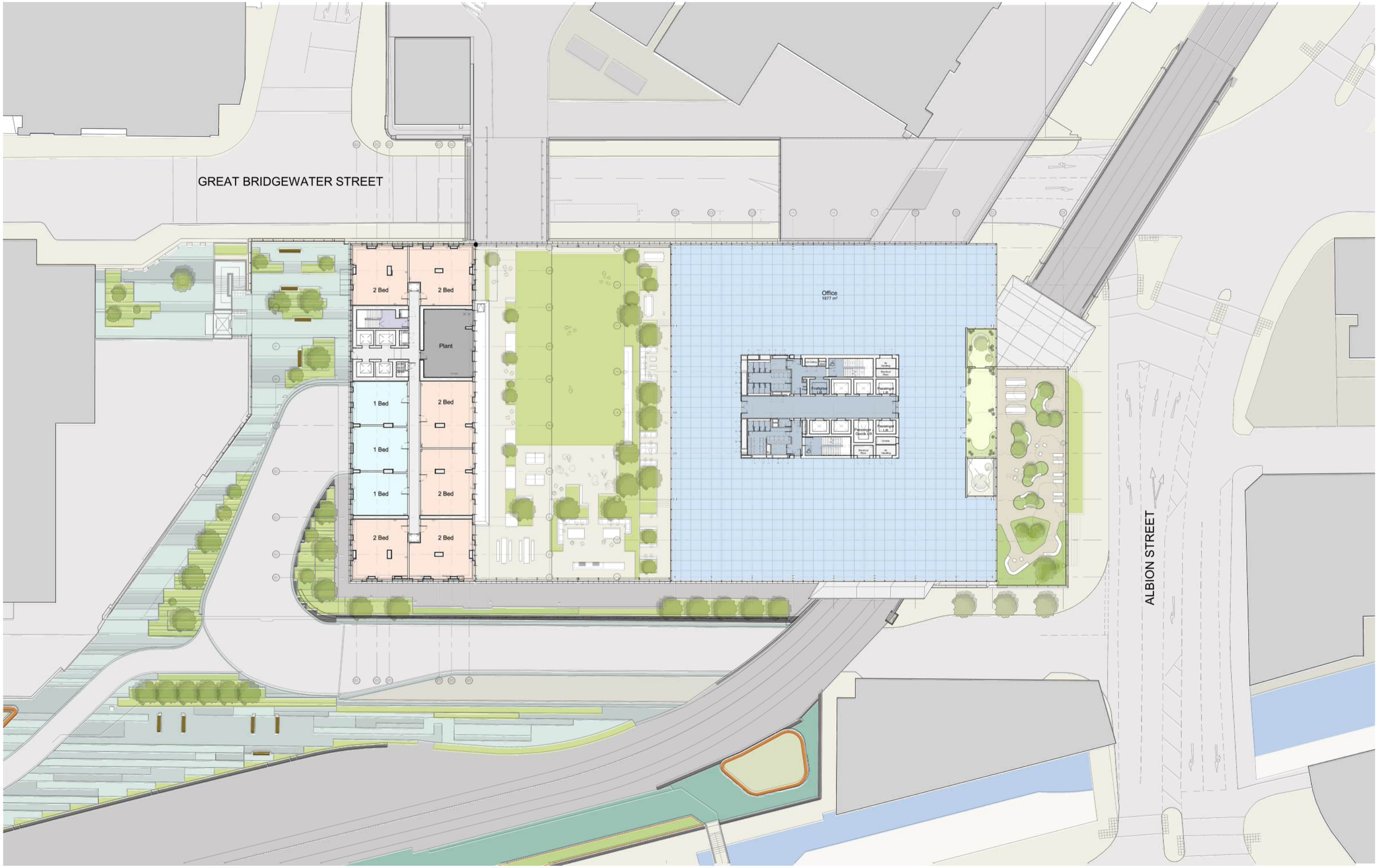
Drawing No
10053-MP-B5D9-A-G100-P-01M-001

Revision
07

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North

Project Title: Former Bauer Millet Site

Drawing Title: Masterplan- Proposed Plan- Office Level 14 Intermediate Residential Plant Level

Status: Planning

Scale: 1:500 @ A3 / 1:250@ A1

Date: March 2017

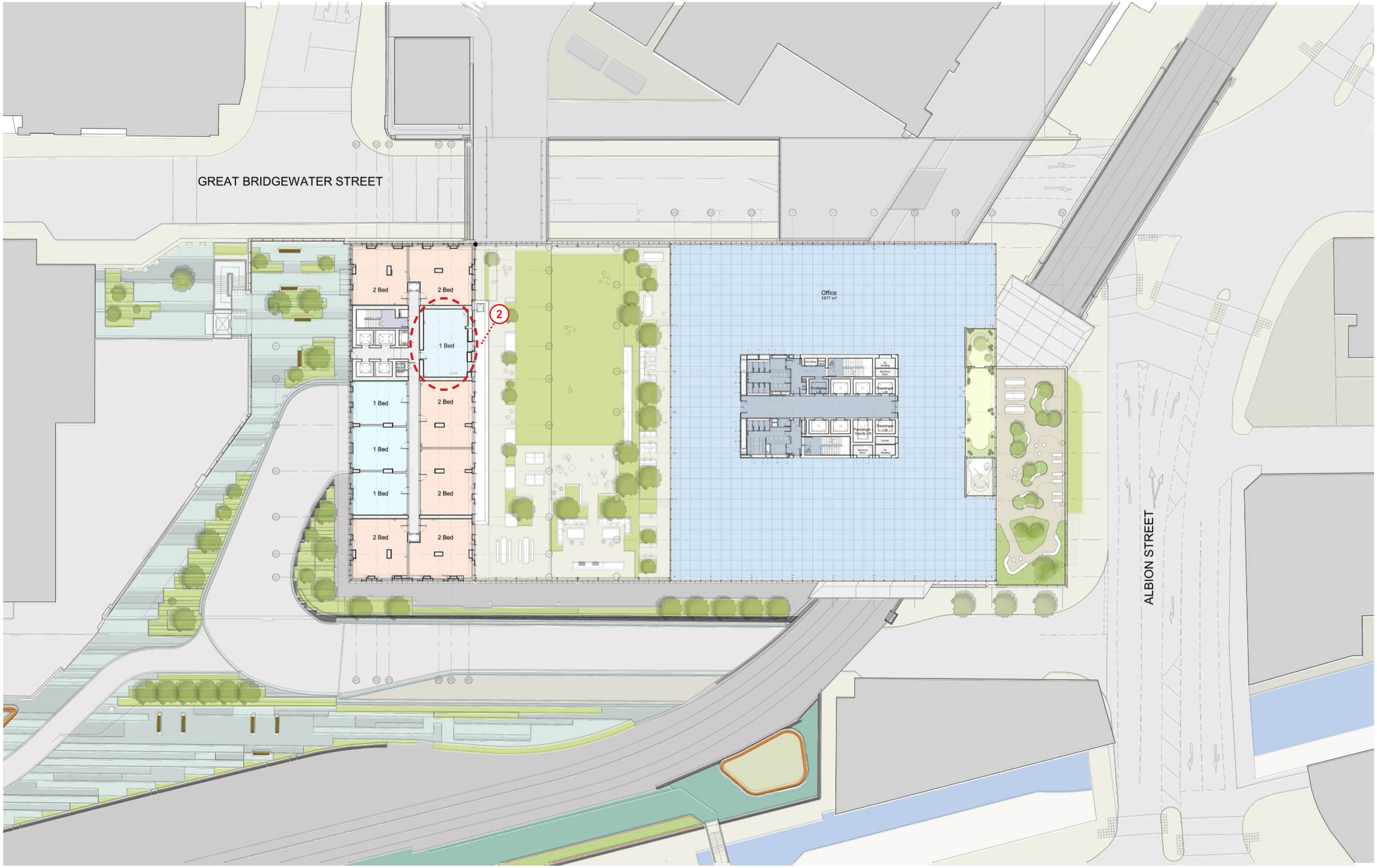
Job No: 10053

Drawing No: 10053-MP-B5D9-A-G100-P-14-001

Revision: 05

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MARKED UP DRAWING

Drawing Title: Masterplan- Proposed Plan- Office Level 14 Intermediate Residential Level 19

Status: Planning

Scale: 1:500 @ A3 / 1:250 @ A1

Date: March 2017

Job No: 10053

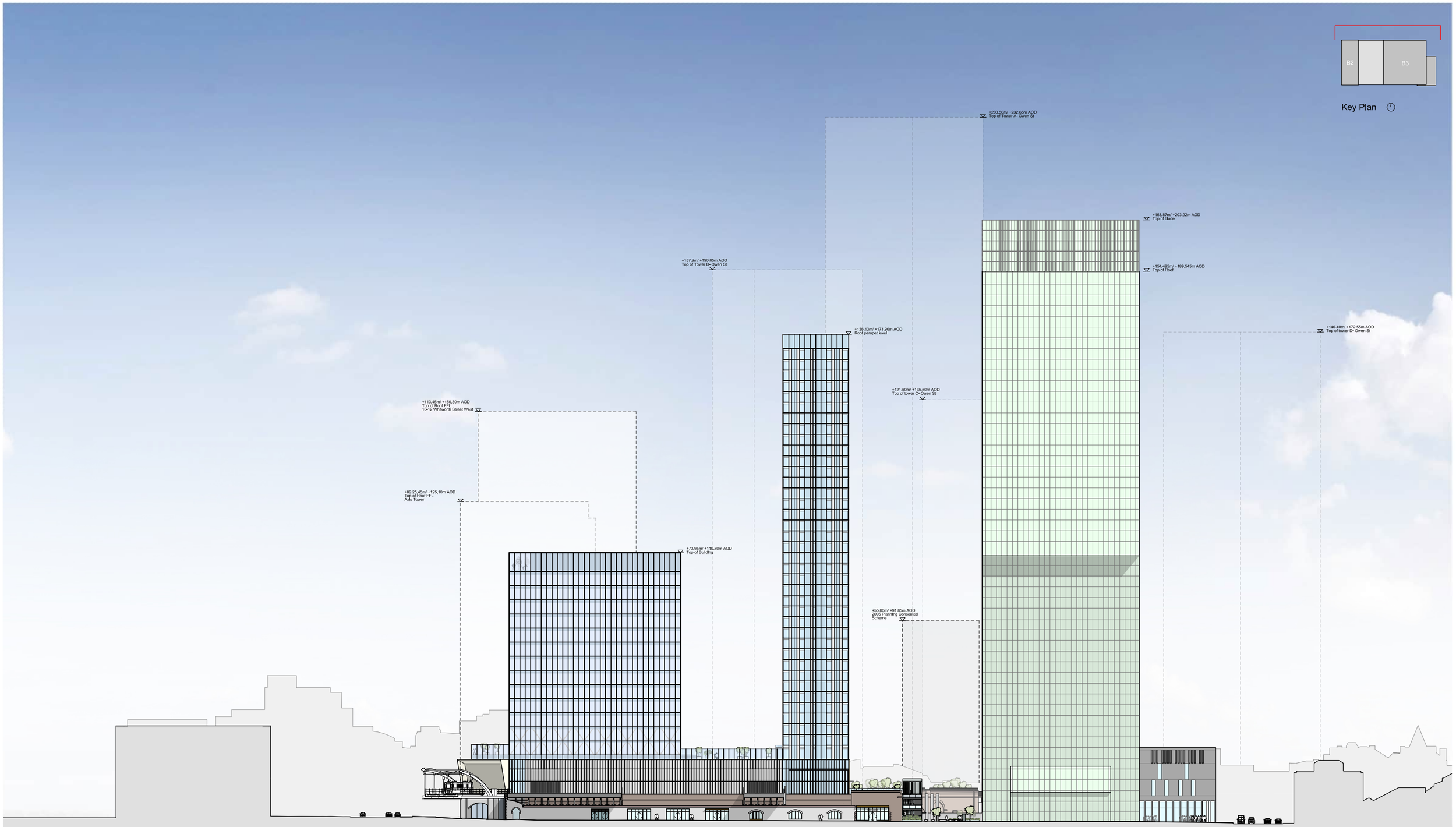
Drawing No: 10053-MP-B5D9-A-G100-P-14-001

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North Elevation

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06	04-04-2022	Minor Material Amendment Application

North

Project Title: Former Bauer Millet Site

Status: Planning

Scale: 1:1000 @ A3 1:500 @ A1

Date: March 2017

Drawing Title: Masterplan - Proposed North Elevation

Job No: 10053

Drawing No: 10053-MP-A-B5D9-G200-E-N-001

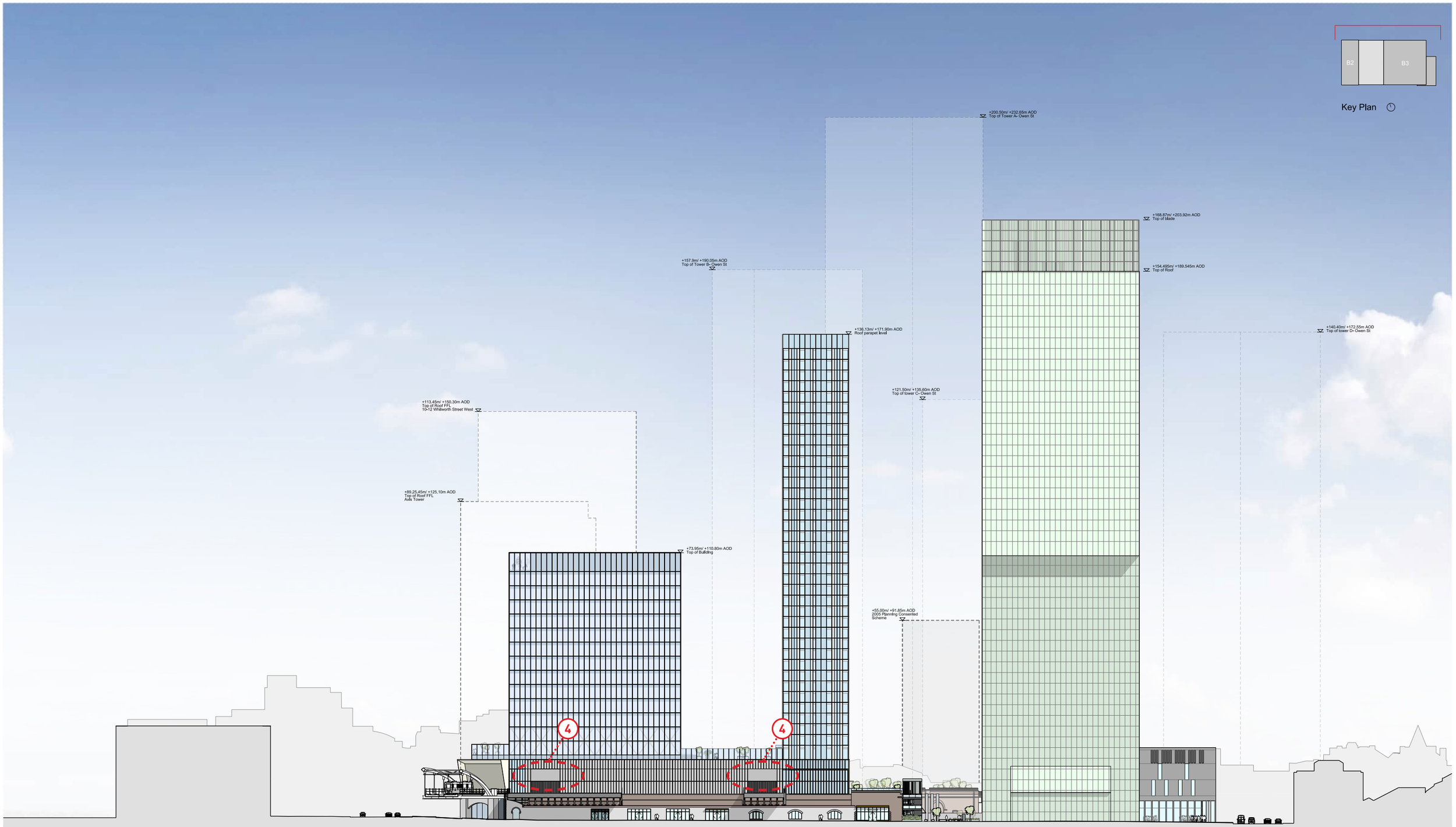
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North Elevation

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	19-02-2021	Non-Material Amendment Application
06	04-04-2022	Minor Material Amendment Application
07	08-01-2024	Non-Material Amendment Application

North

Project Title
Former Bauer Millet Site
MARKED UP DRAWING

Drawing Title
Masterplan - Proposed North Elevation

Status
Planning

Scale
1:1000 @ A3 1:500 @ A1

Date
March 2017

Job No
10053

Drawing No
10053-MP-A-B5D9-G200-E-N-001

Revision
07

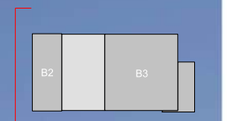
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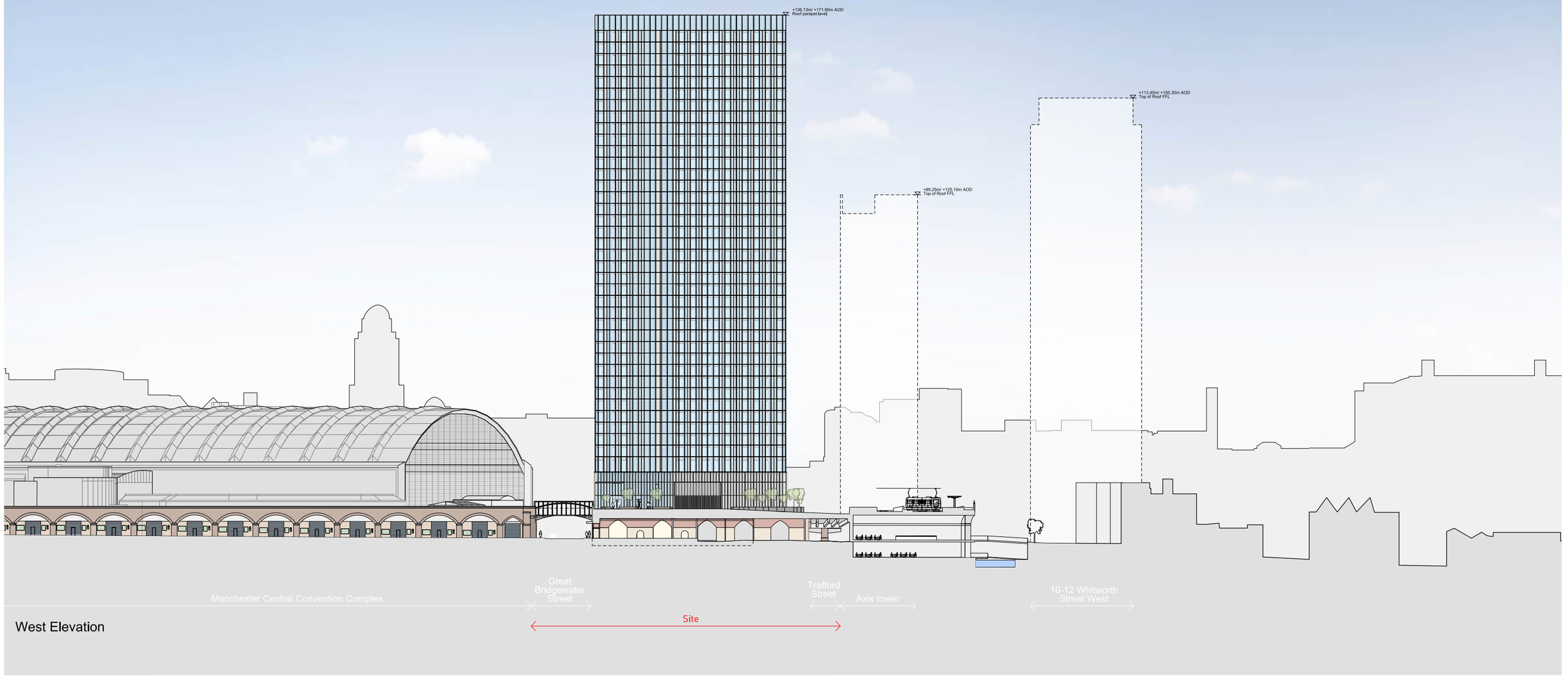
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Key Plan



West Elevation

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	15-12-2020	Non-Material Amendment Application
04	04-04-2022	Minor Material Amendment Application

North

Project Title: Former Bauer Millet Site

Status: Planning

Scale: 1:1000 @ A3 1:500 @ A1

Date: March 2017

Drawing Title: Masterplan - Proposed West Elevation

Job No: 10053

Drawing No: 10053-MP-A-B5D9-G200-E-W-001

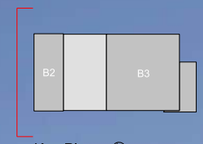
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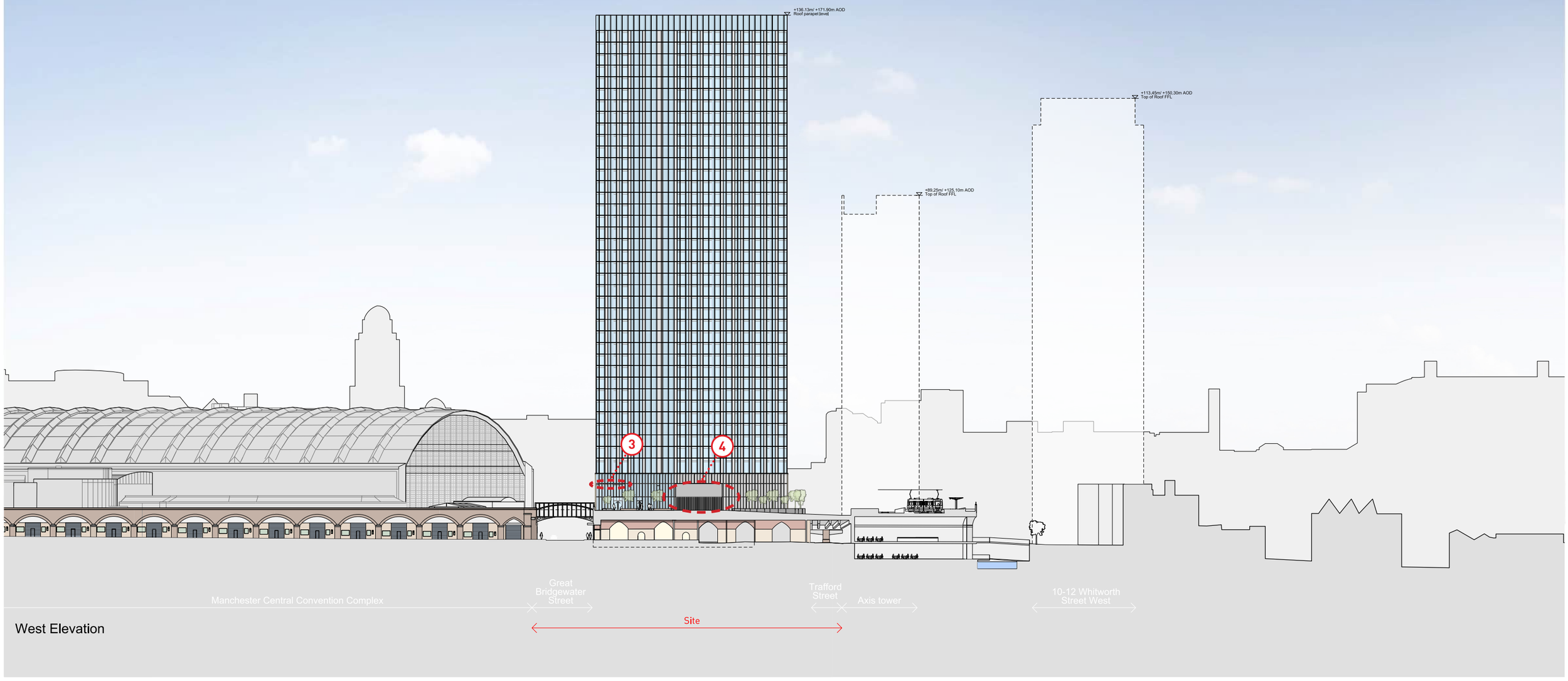
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Key Plan



West Elevation

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03	15-12-2020	Non-Material Amendment Application
04	04-04-2022	Minor Material Amendment Application
05	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site
MARKED UP DRAWING

Drawing Title: Masterplan - Proposed West Elevation

Status: Planning

Scale: 1:1000 @ A3 1:500 @ A1

Date: March 2017

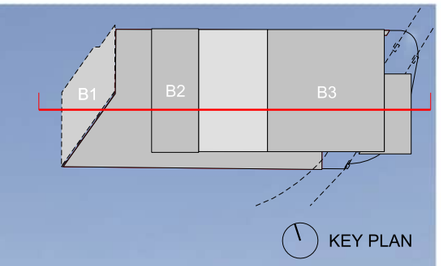
Job No: 10053

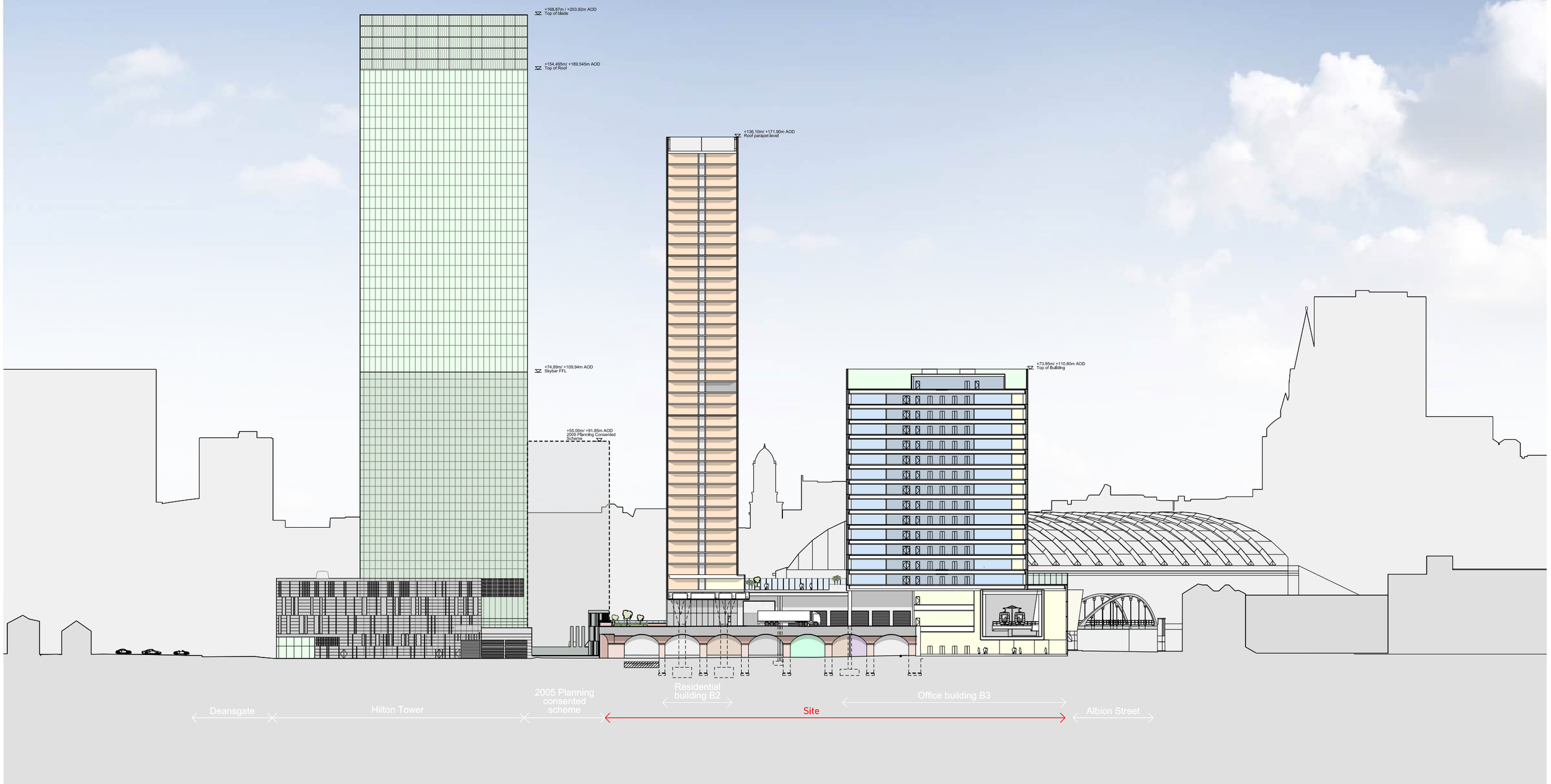
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06	04-04-2022	Minor Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Masterplan - Long Section AA

Status: Planning

Scale: 1:1000 @ A3 1:500 @ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-MP-A-B5D9-G100-S-AA-001

Revision: 06

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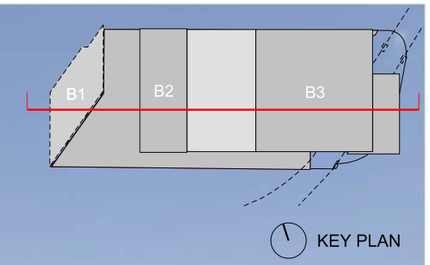
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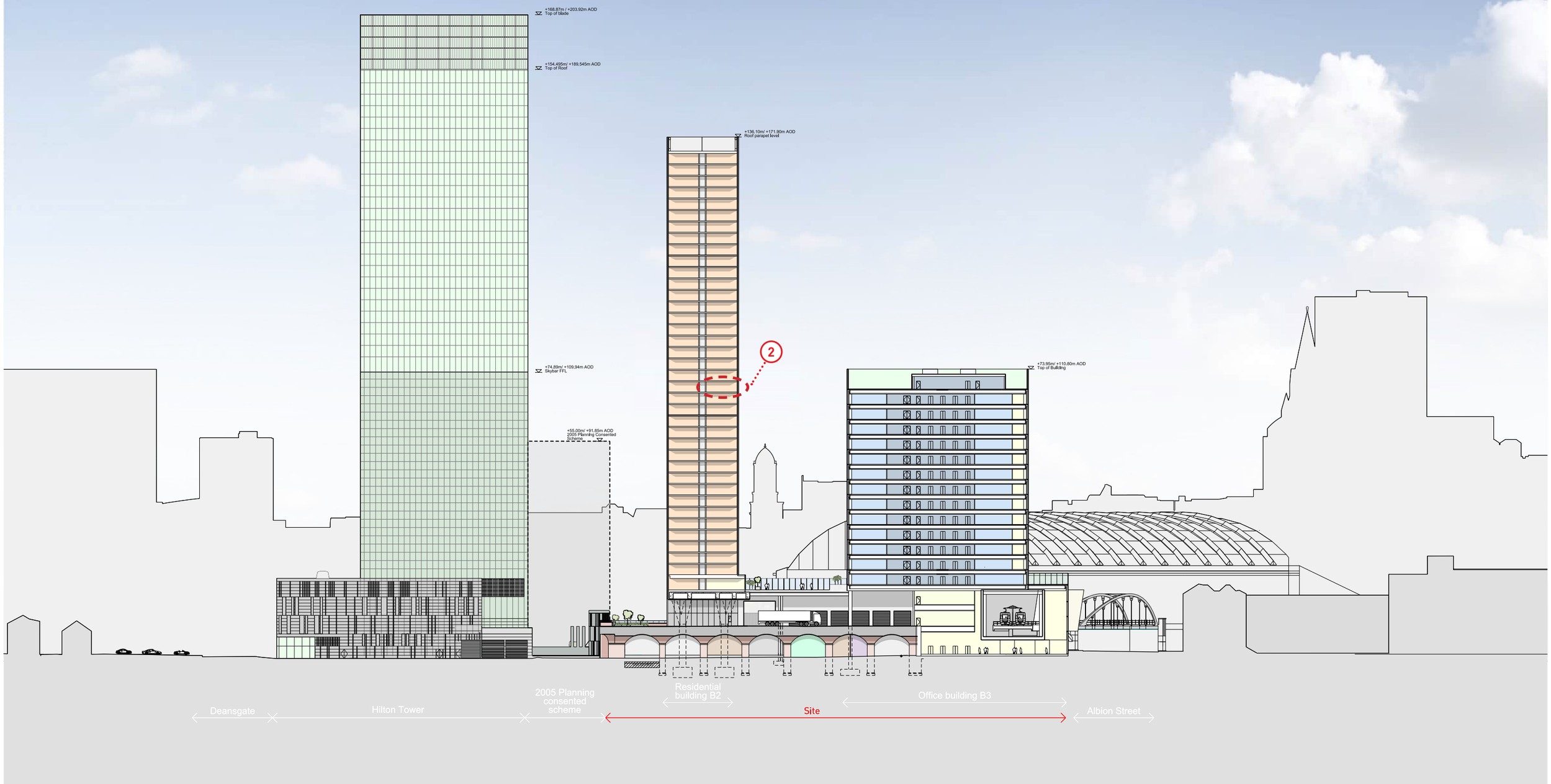
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05	19-02-2021	Non-Material Amendment Application
06	04-04-2022	Minor Material Amendment Application
07	08-01-2024	Non-Material Amendment Application

North

Project Title
Former Bauer Millet Site
MARKED UP DRAWING

Drawing Title
Masterplan - Long Section AA

Status
Planning

Scale
1:1000 @ A3 1:500 @ A1

Date
March 2017

Job No
10053

Drawing No
10053-MP-A-B5D9-G100-S-AA-001

Revision
07

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04	04-04-2022	Minor Material Amendment Application

North

Project Title
Former Bauer Millet Site

Drawing Title
Masterplan - Indicative CGI 05
View East down Great Bridgewater Street

Status
Planning

Scale
NTS @ A3 NTS @ A1

Date
March 2017

Job No
10053

Drawing No
10053-MP-A-B5D9-Z200-3-AL-005

Revision
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04	04-04-2022	Minor Material Amendment Application						
05	08-01-2024	Non-Material Amendment Application						

North

Project Title
Former Bauer Millet Site
MARKED UP DRAWING

Drawing Title
Masterplan - Indicative CGI 05
View East down Great Bridgewater Street

Status
Planning

Scale
NTS @ A3 NTS @ A1

Date
March 2017

Job No
10053

Drawing No
10053-MP-A-B5D9-Z200-3-AL-005

Revision
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Area Schedule

Program	GIA		GEA		Units	Cycles
	(sq ft)	(sq m)	(sq ft)	(sq m)		
Residential*	381,096	35,405	410,148	38,104	**375**	**375**
Office**	366,920	34,088	380,138	35,316		
Retail*	8,342	775	10,129	941		

*Figures for the Residential areas have decreased and the Retail areas have increased because the Lounge/ Bar residential amenity space has been combined with Retail Unit 2.
**Figures for the Commercial areas have changed due to the additional floor added to Building 3 and the reconfiguration of the Ground Floor.

All areas are approximate. The scheme illustrated is indicative only and has not been subject of a detailed design or co-ordinated exercise. The areas should therefore not be relied upon for the basis of a development appraisal.

MARKED UP SCHEDULE

Area Schedule

Program	GIA		GEA		Units	Cycles
	(sq ft)	(sq m)	(sq ft)	(sq m)		
Residential*	381,096	35,405	410,148	38,104	**362**	**362**
Office**	366,920	34,088	380,138	35,316		
Retail*	8,342	775	10,129	941		

1&2

*Figures for the Residential areas have decreased and the Retail areas have increased because the Lounge/ Bar residential amenity space has been combined with Retail Unit 2.
**Figures for the Commercial areas have changed due to the additional floor added to Building 3 and the reconfiguration of the Ground Floor.

All areas are approximate. The scheme illustrated is indicative only and has not been subject of a detailed design or co-ordinated exercise. The areas should therefore not be relied upon for the basis of a development appraisal.



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04	19-02-2021	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 2 - First Floor Plan

Status: Planning

Scale: 1:200 @ A3 1:100 @ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-B2-A-B5D9-G200-P-01-001

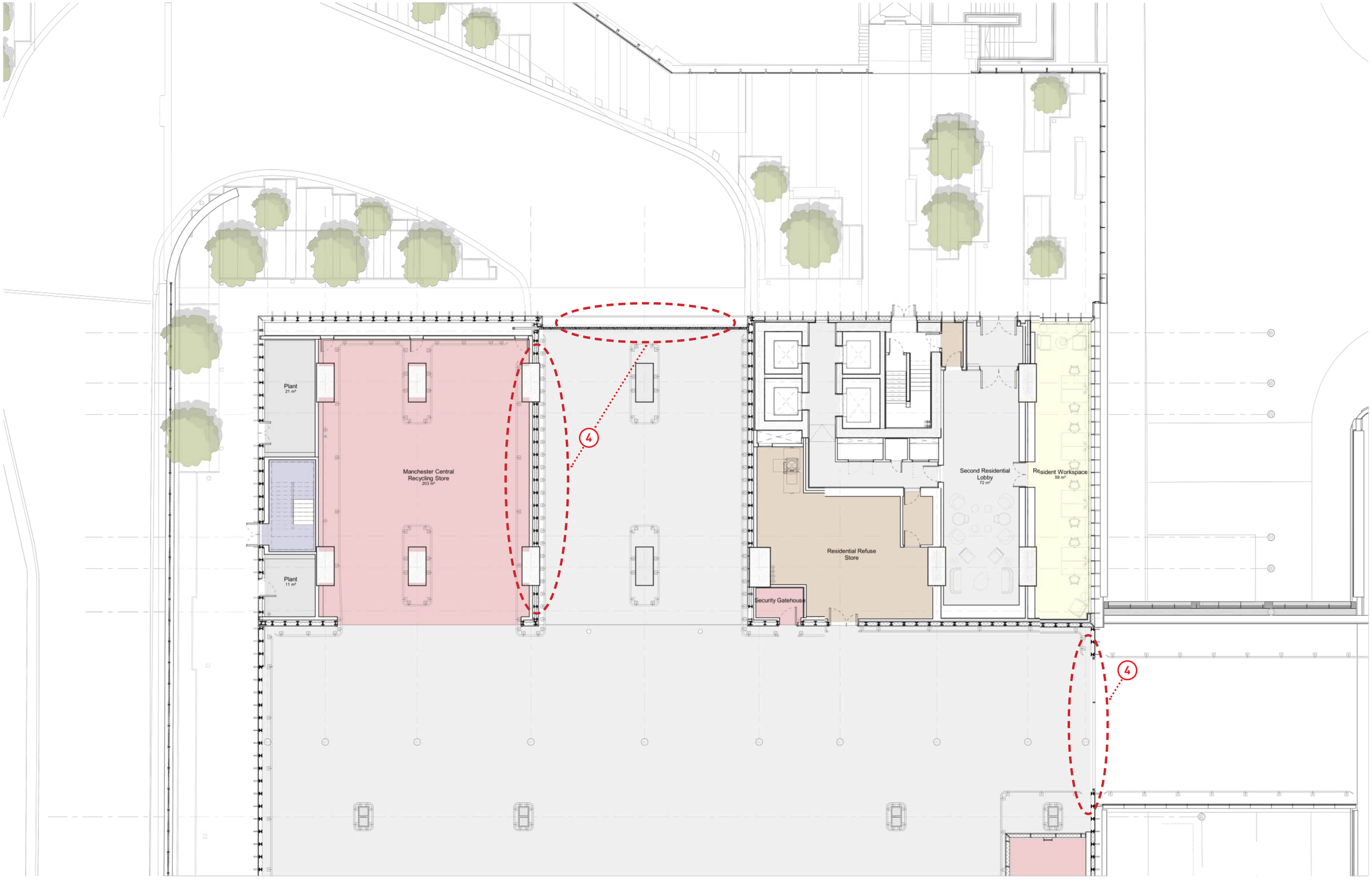
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04	19-02-2021	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application
06	08-01-2024	Non-Material Amendment Application

North

Project Title
Former Bauer Millet Site
MARKED UP DRAWING

Drawing Title
Building 2 - First Floor Plan

Status
Planning

Scale
1:200 @ A3 1:100 @ A1

Date
March 2017

Job No
10053

Drawing No
10053-B2-A-B5D9-G200-P-01-001

Revision
06

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00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	15-12-2020	Non-Material Amendment Application
04	19-02-2021	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 2 - First Floor - Mezzanine Plan

Status: Planning

Scale: 1:200 @ A3 1:100 @ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-B2-A-B5D9-G200-P-01M-001

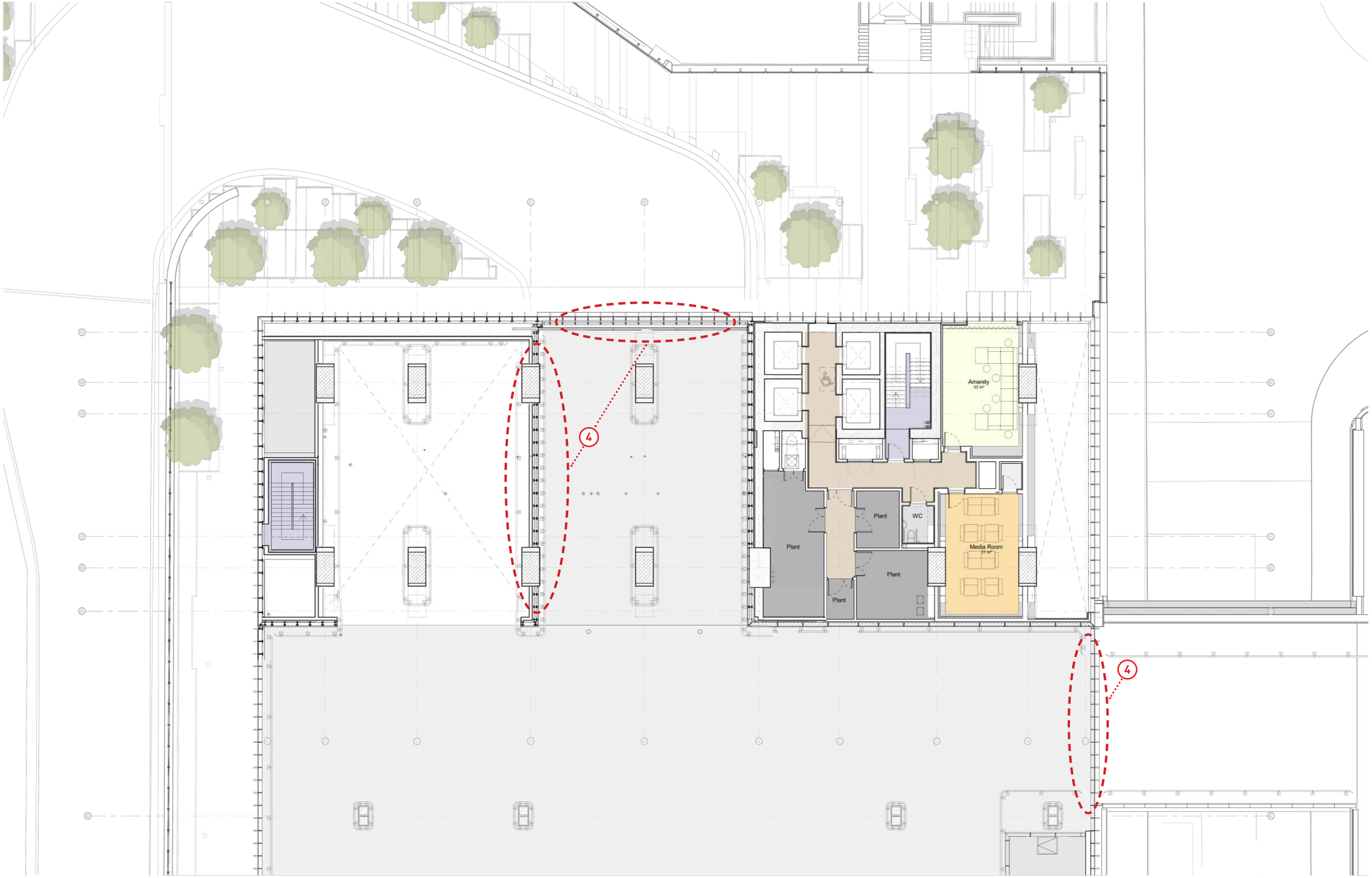
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03	15-12-2020	Non-Material Amendment Application
04	19-02-2021	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application
06	08-01-2024	Non-Material Amendment Application

North

Project Title
Former Bauer Millet Site
MARKED UP DRAWING

Drawing Title
Building 2 - First Floor - Mezzanine Plan

Status
Planning

Scale
1:200 @ A3 1:100 @ A1

Date
March 2017

Job No
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Drawing No
10053-B2-A-B5D9-G200-P-01M-001

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Intermediate plant level plan

Building 2

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	10-05-2017	Façade setting out updated
02	30-04-2020	Minor Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 2 - Intermediate plant level plan

Status: Planning

Scale: 1:200 @ A3 1:100 @ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-B2-A-B5D9-G200-P-19-001

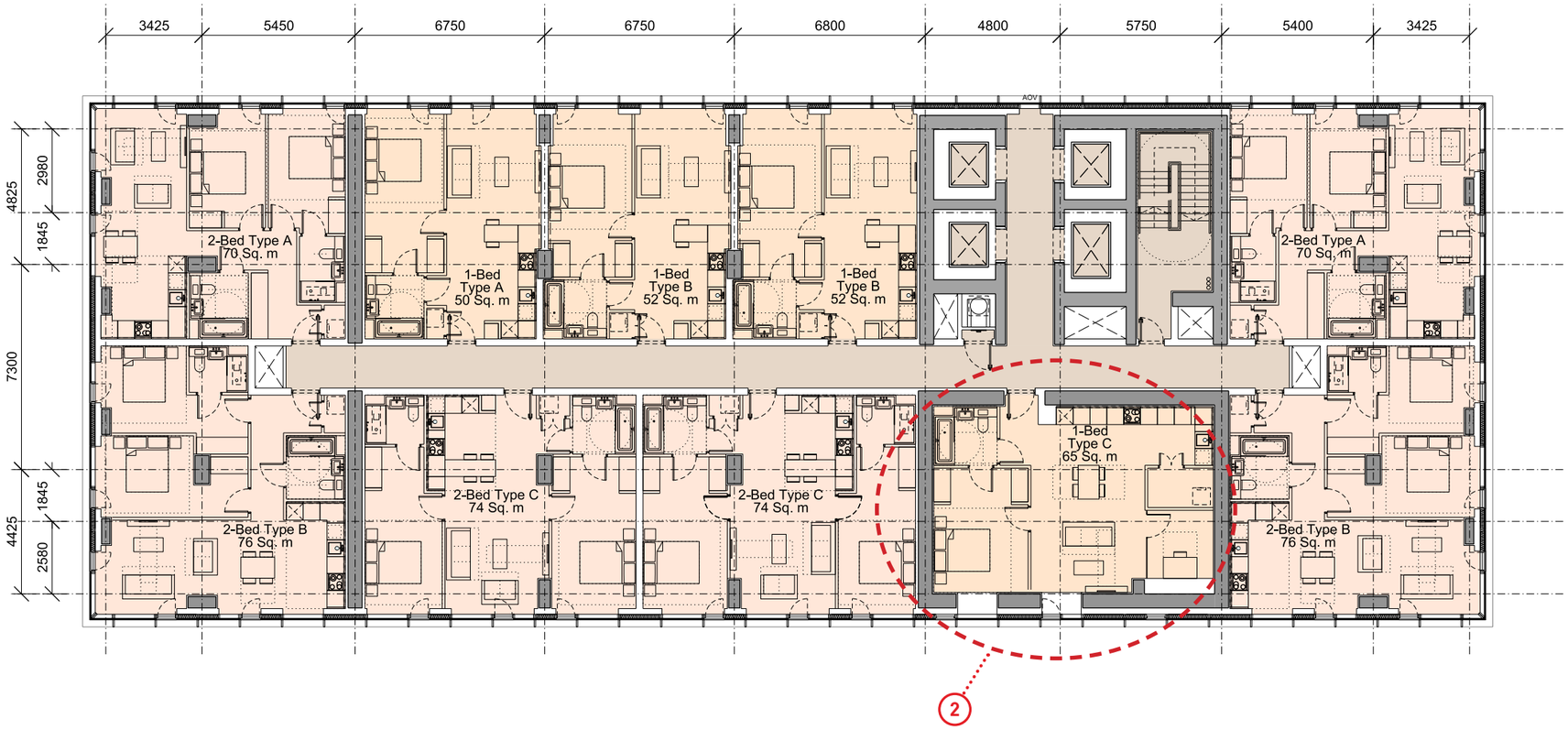
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Rev	Date	Description
00	17-03-2017	Planning Issue
01	10-05-2017	Façade setting out updated
02	30-04-2020	Minor Material Amendment Application
03	08-01-2024	Non-Material Amendment Application

North

Project Title
Former Bauer Millet Site
MARKED UP DRAWING

Drawing Title
Building 2 - Intermediate residential level plan

Status
Planning

Scale
1:200 @ A3 1:100 @ A1

Date
March 2017

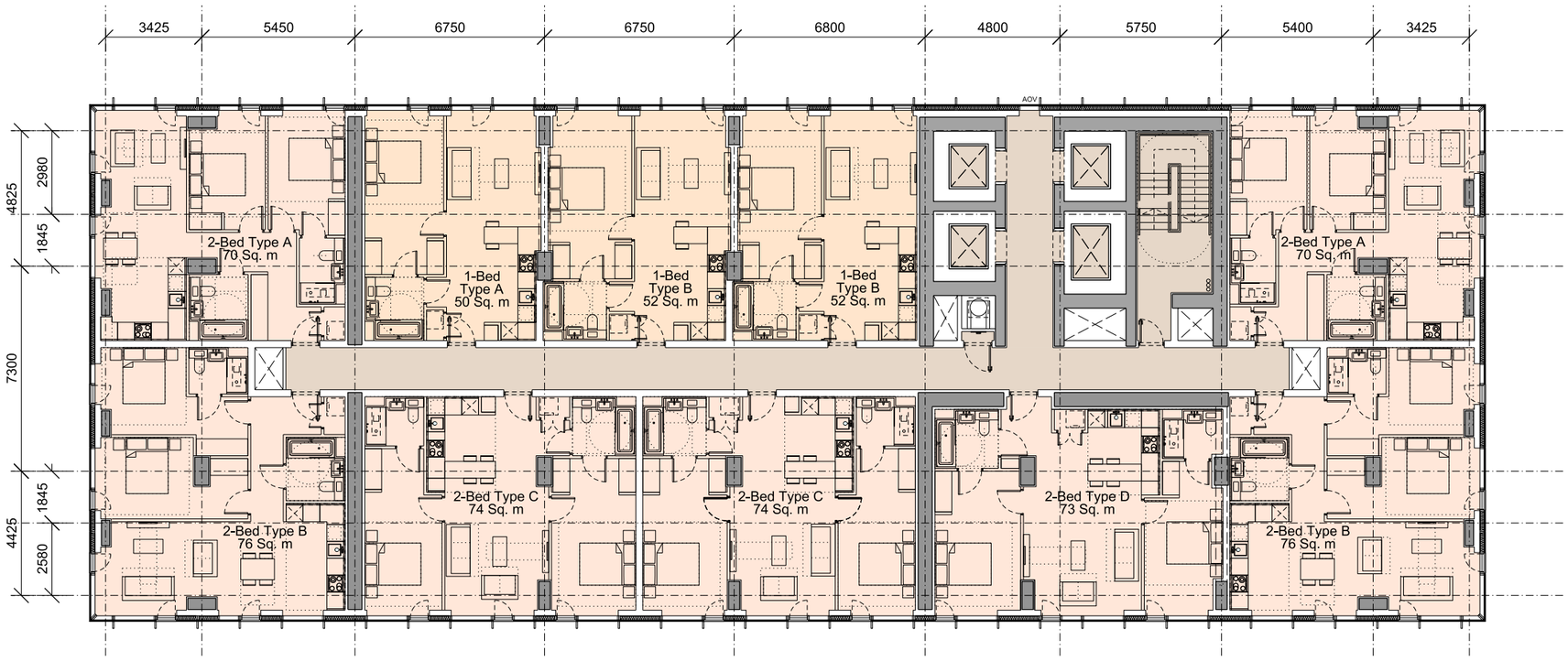
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10053-B2-A-B5D9-G200-P-19-001

Revision
03

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Typical plan 2 TY2

Building 2

GIA	NIA
876 m2	667 m2

Net to Gross
78%

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00	17-03-2017	Planning Issue
01	10-05-2017	Façade setting out updated
02	30-04-2020	Minor Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 2 - Typical upper level floor - Floors 20 - 39

Status: Planning

Scale: 1:200 @ A3 1:100 @ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-B2-A-B5D9-G200-P-20-001

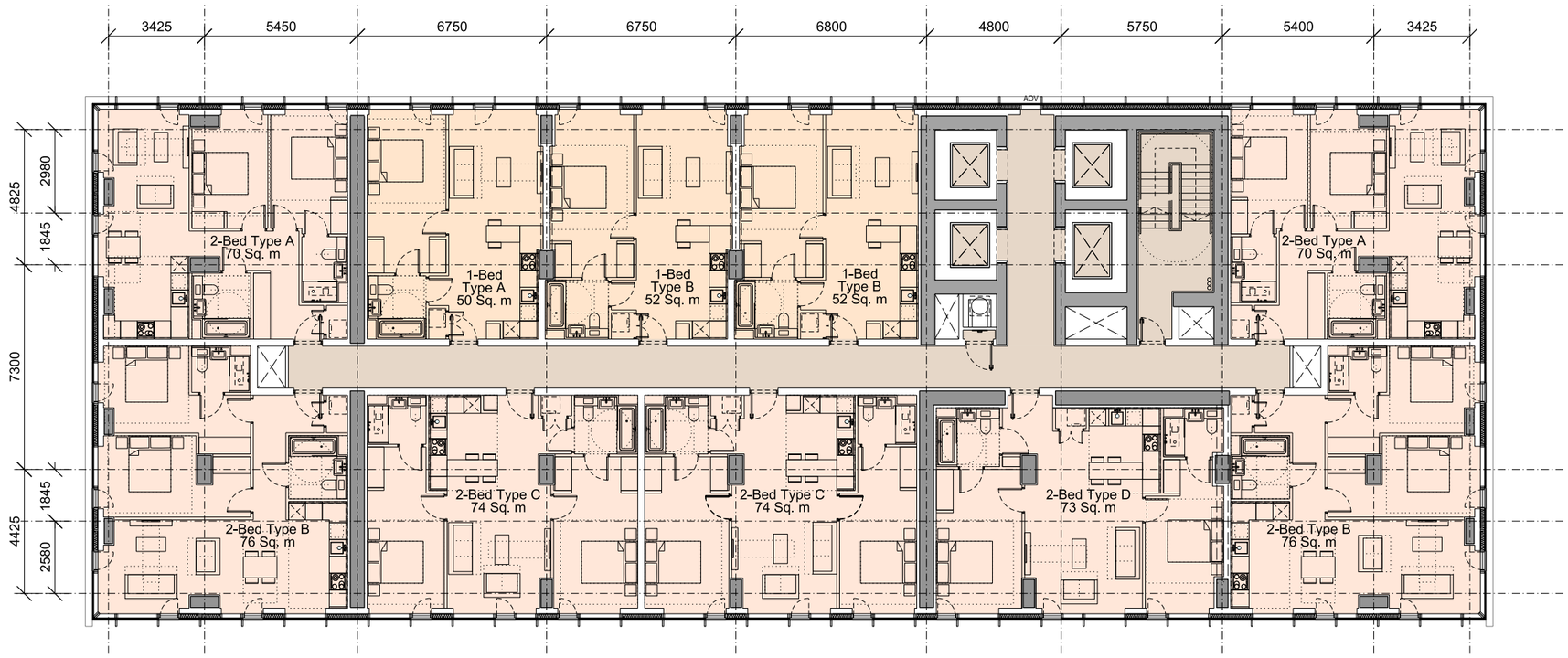
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02	30-04-2020	Minor Material Amendment Application
03	08-01-2024	Non-Material Amendment Application

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Project Title
Former Bauer Millet Site
MARKED UP DRAWING

Drawing Title
Building 2 - Typical upper level floor - Floors 20 - 37

Status
Planning

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1:200 @ A3 1:100 @ A1

Date
March 2017

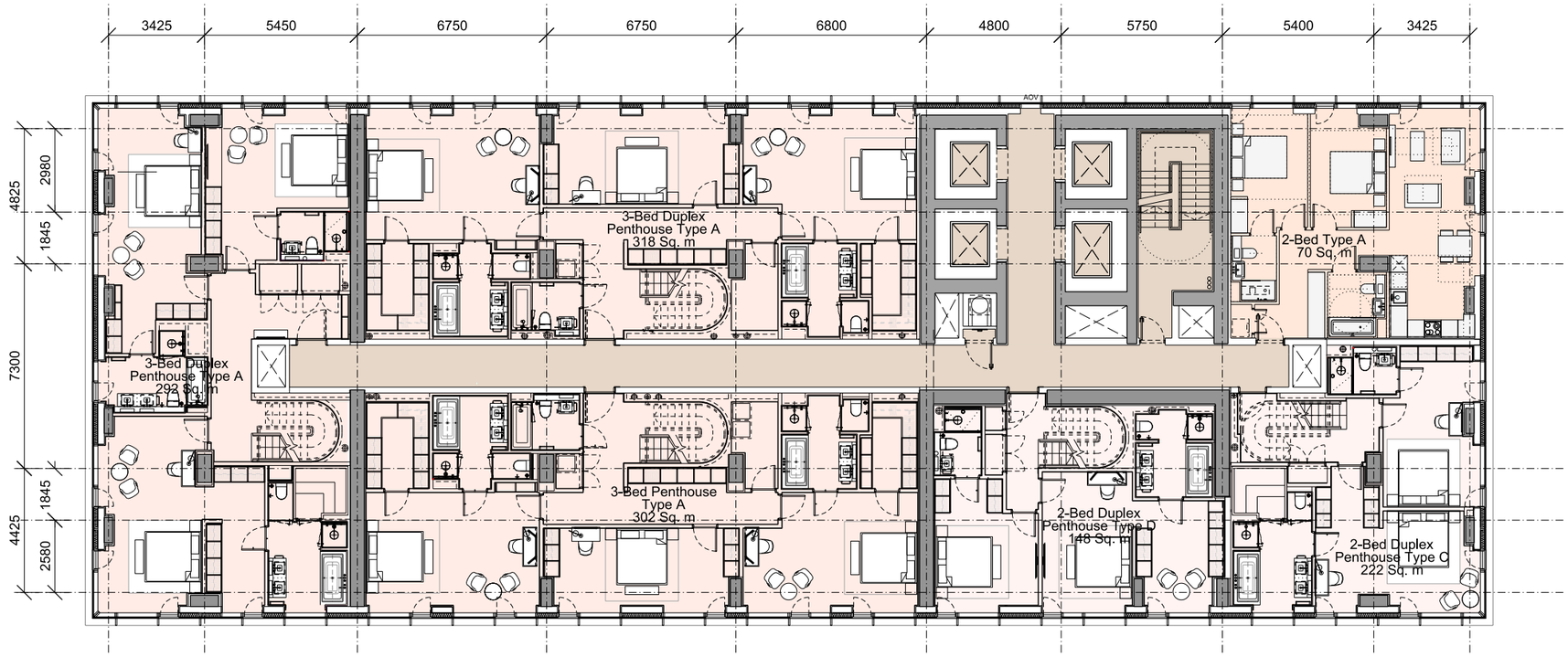
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Revision
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Rev	Date	Description
00	08-01-2024	Non-Material Amendment Application

North

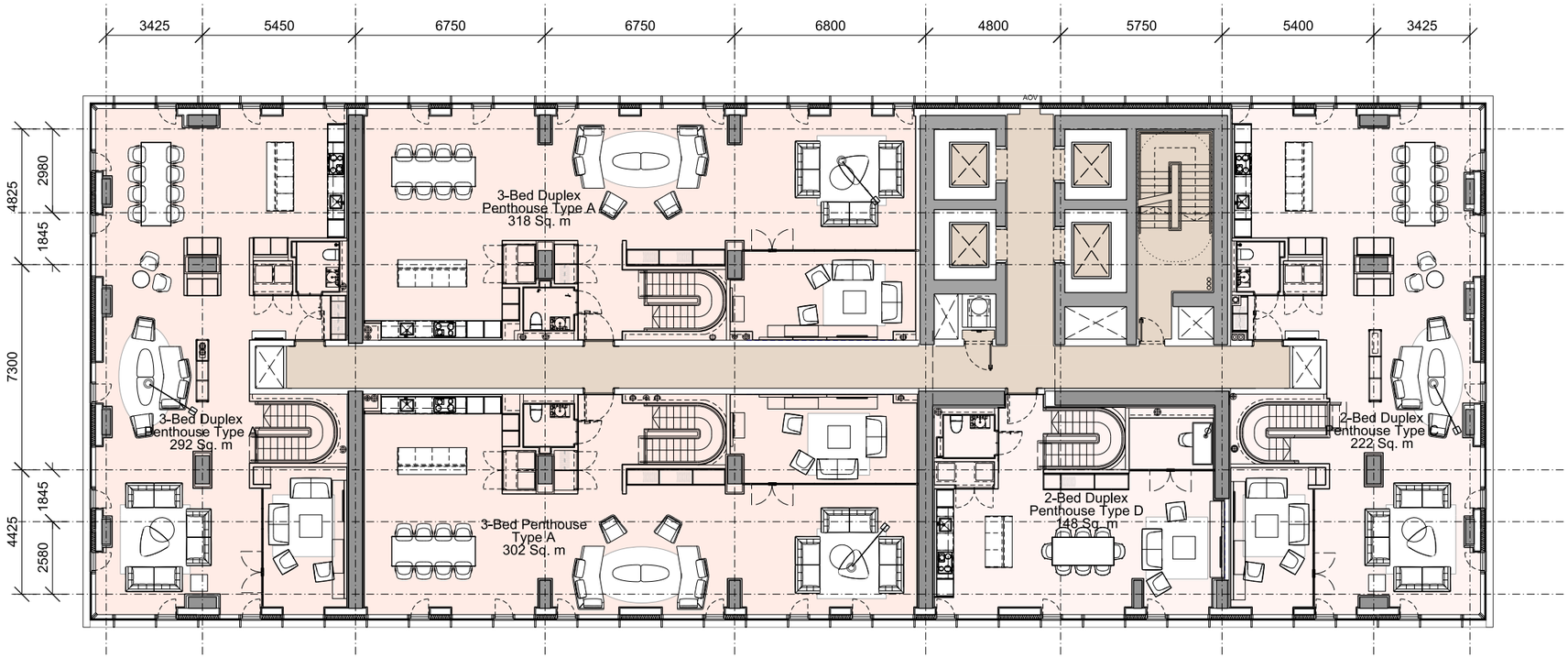
Project Title: Former Bauer Millet Site
NEW DRAWING

Drawing Title: Building 2 - Duplex Penthouses - Floor 38

Status: Planning
Scale: 1:200 @ A3 1:100 @ A1
Date: January 2024
Job No: 10053
Drawing No: 10053-B2-A-B5D9-G200-P-38-001
Revision: 00

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0m 2.5m 5m 10m

Rev	Date	Description
00	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

NEW DRAWING

Drawing Title: Building 2 - Duplex Penthouses - Floor 39

Status: Planning

Scale: 1:200 @ A3 1:100 @ A1

Date: January 2024

Job No: 10053

Drawing No: 10053-B2-A-B5D9-G200-P-39-001

Revision: 00

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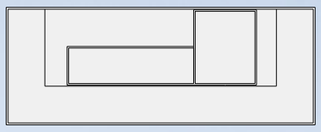
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MATERIALS KEY

- A — Projecting curtain wall vertical mullion. 1500mm centres.
- B — Full height clear double glazed units (unitised). Silicone jointing between glass to glass interfaces.
- C — Glass fronted solid panel. 100% Enamelled frit spandrel glass
- D — Perforated metal screen in plane of facade to conceal pivoting solid ventilator
- E — Perforated metal screen to level 01 service yard



Key Plan

North Elevation

Building 2

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NOTE:

NORTH

Rev	Date	Description
00	17-03-2017	Planning Issue
01	10-05-2017	Revised façade setting out
02	30-04-2020	Minor Material Amendment Application
03	29-05-2020	Minor Material Amendment Application
04	12-06-2020	Minor Material Amendment Application
05	15-12-2020	Non- Material Amendment Application
06	19-02-2021	Non- Material Amendment Application
07	04-04-2022	Minor Material Amendment Application

Project Title: Former Bauer Millett Site

Drawing Title: Building 2 - North Elevation

Job No: 10053

Scale: 1:250 @ A1, 1:500 @ A3

Date: March 2017

Status: Planning

Drawing No: 10053-B2-A-B5D9-G200-E-N-001

Revision: 07

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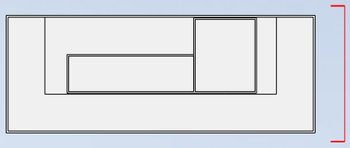
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MATERIALS KEY

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- B — Full height clear double glazed units (unitised). Silicone jointing between glass to glass interfaces.
- C — Glass fronted solid panel, 100% Enamelled frit spandrel glass
- D — Perforated metal screen in plane of facade to conceal pivoting solid ventilator
- E — Perforated metal screen to level 01 service yard



Key Plan

North Elevation

Building 2

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Rev	Date	Description
01	10-05-2017	Revised façade setting out
02	30-04-2020	Minor Material Amendment Application
03	29-05-2020	Minor Material Amendment Application
04	12-06-2020	Minor Material Amendment Application
05	15-12-2020	Non- Material Amendment Application
06	19-02-2021	Non- Material Amendment Application
07	04-04-2022	Minor Material Amendment Application
08	08-01-2024	Non-Material Amendment Application

Project Title: Former Bauer Millett Site

MARKED UP DRAWING

Status: Planning

Drawing Title: Building 2 - North Elevation

Job No	Scale	Date
10053	1:250 @ A1 1:500 @ A3	March 2017

Drawing No: 10053-B2-A-B5D9-G200-E-N-001

Revision: 08

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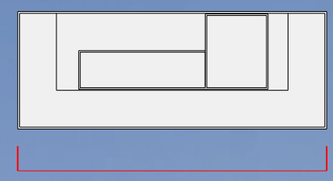
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- E — Perforated metal screen to level 01 service yard



Key Plan

East Elevation

Building 2

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NOTE:

NORTH

Rev	Date	Description
00	17-03-2017	Planning Issue
01	10-05-2017	Revised façade setting out
02	30-04-2020	Minor Material Amendment Application
03	29-05-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application

Project Title: Former Bauer Millett Site

Drawing Title: Building 2 - East Elevation

Job No: 10053

Scale: 1:250 @ A1, 1:500 @ A3

Date: March 2017

Status: Planning

Drawing No: 10053-B2-A-B5D9-G200-E-E-001

Revision: 05

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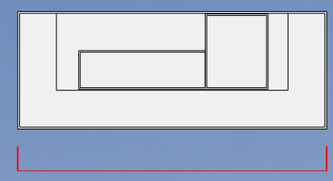
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MATERIALS KEY

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- D — Perforated metal screen in plane of facade to conceal pivoting solid ventilator
- E — Perforated metal screen to level 01 service yard



Key Plan

East Elevation

Building 2

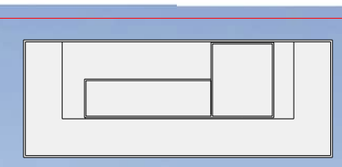
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			01	10-05-2017	Revised façade setting out		
			02	30-04-2020	Minor Material Amendment Application		
			03	29-05-2020	Minor Material Amendment Application		
			04	15-12-2020	Non-Material Amendment Application		
			05	04-04-2022	Minor Material Amendment Application		
			06	08-01-2024	Non-Material Amendment Application		

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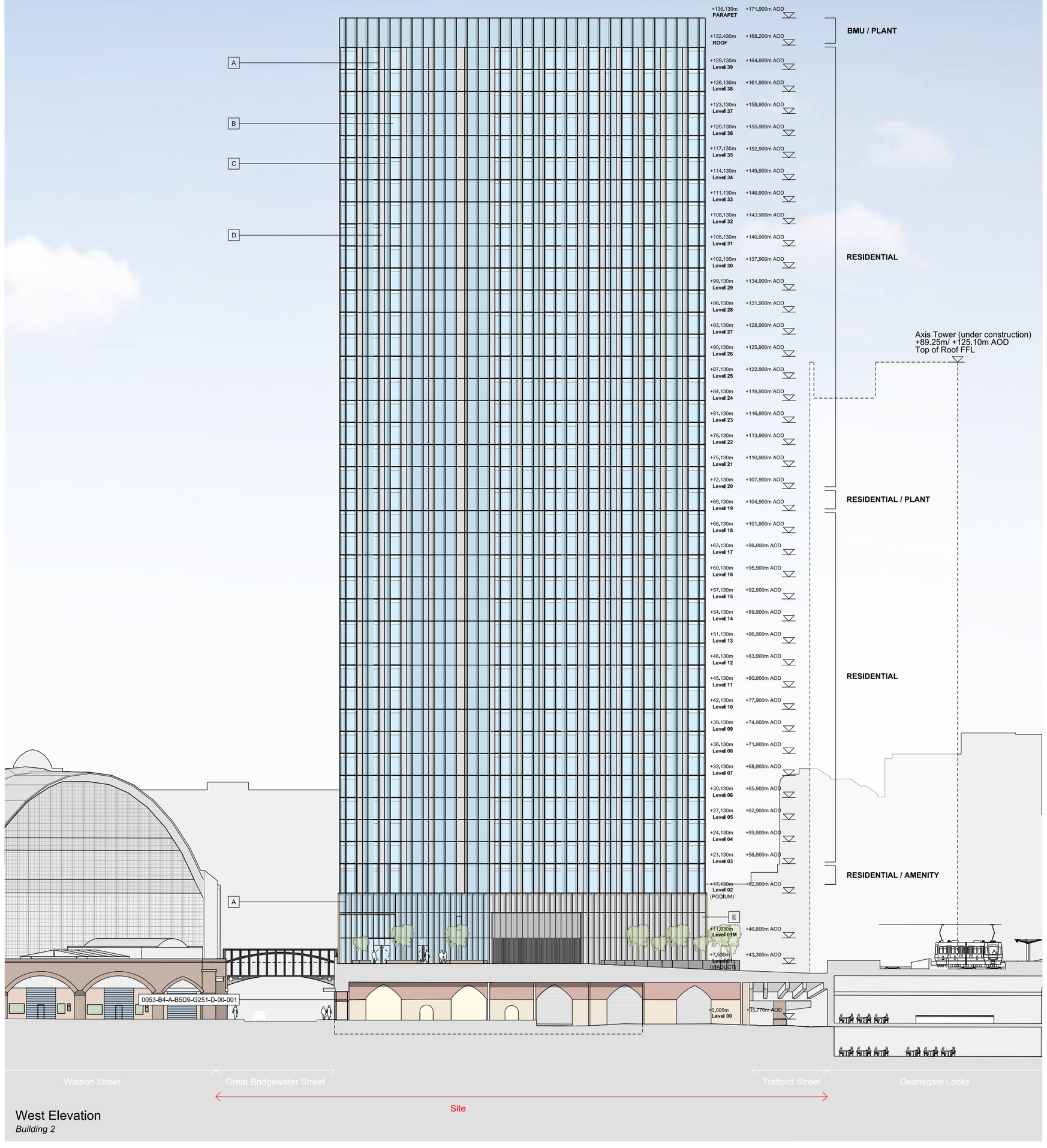
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- D — Perforated metal screen in plane of facade to conceal pivoting solid ventilator
- E — Perforated metal screen to level 01 service yard



Key Plan



West Elevation

Building 2

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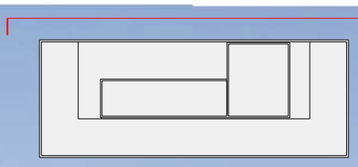
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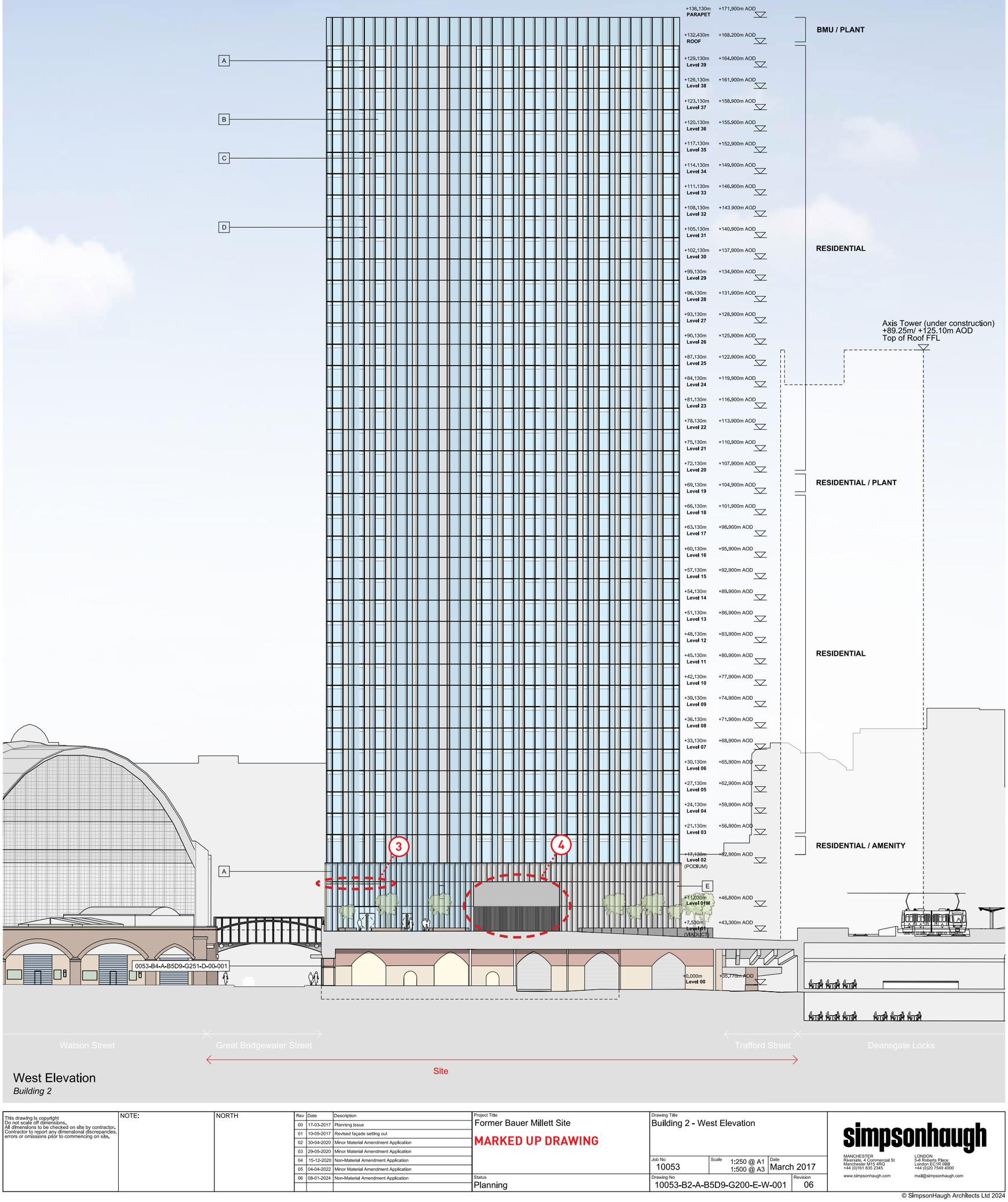
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MATERIALS KEY

- A — Projecting curtain wall vertical mullion. 1500mm centres.
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- D — Perforated metal screen in plane of facade to conceal pivoting solid ventilator
- E — Perforated metal screen to level 01 service yard



Key Plan



West Elevation

Building 2

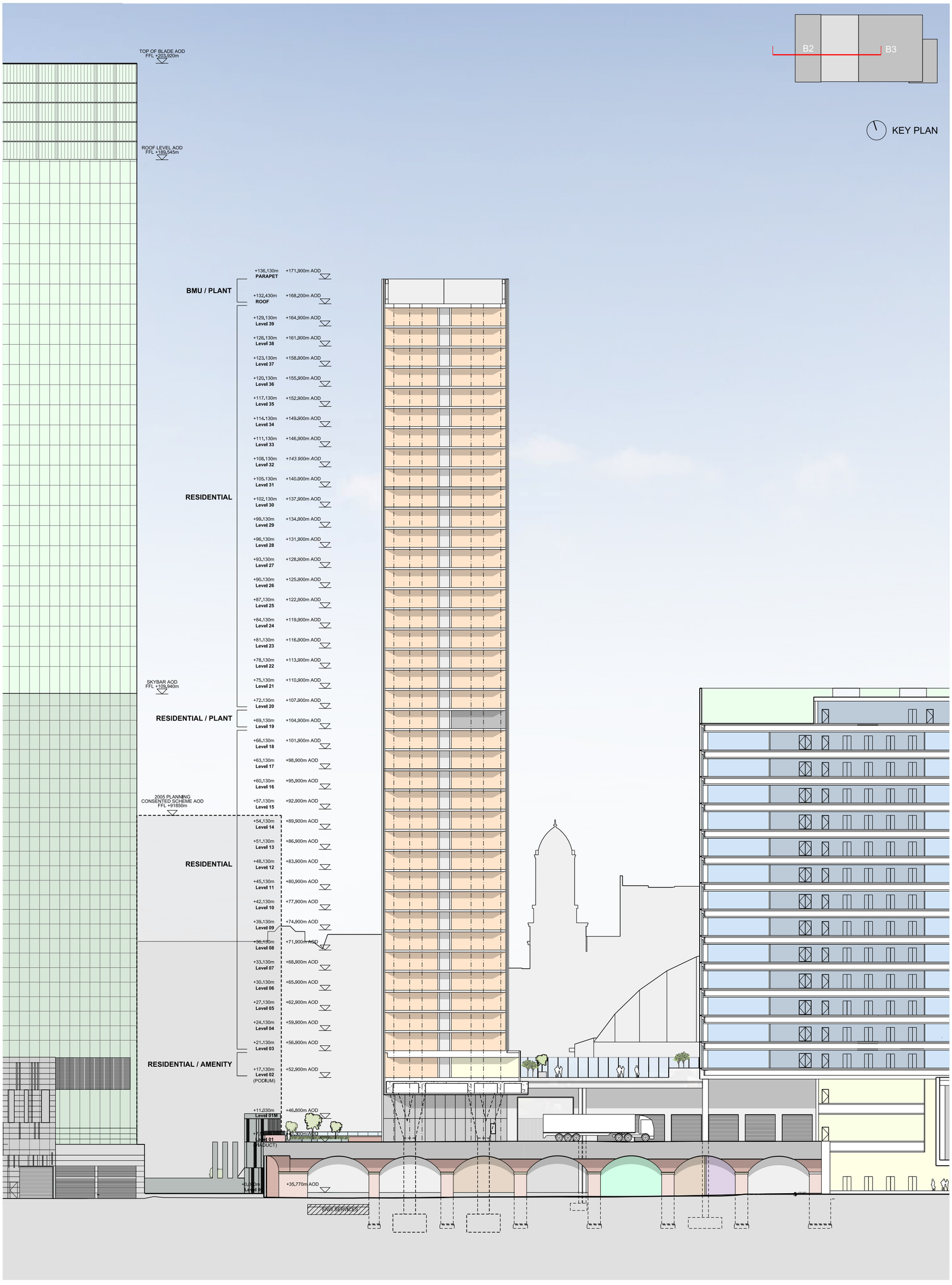
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			00	17-03-2017	Planning Issue		
			01	10-05-2017	Revised façade setting out		
			02	30-04-2020	Minor Material Amendment Application		
			03	29-05-2020	Minor Material Amendment Application		
			04	15-12-2020	Non-Material Amendment Application		
			05	04-04-2022	Minor Material Amendment Application		
			06	08-01-2024	Non-Material Amendment Application		

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NOTE:

NORTH

Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	19-02-2021	Non-Material Amendment Application
06	04-04-2022	Minor Material Amendment Application

Project Title: Former Bauer Millett Site

Drawing Title: Building 2 - Section AA

Job No: 10053

Scale: 1:250 @ A1, 1:500 @ A3

Date: March 2017

Status: Planning

Drawing No: 10053-B2-A-B5D9-G200-S-AA-001

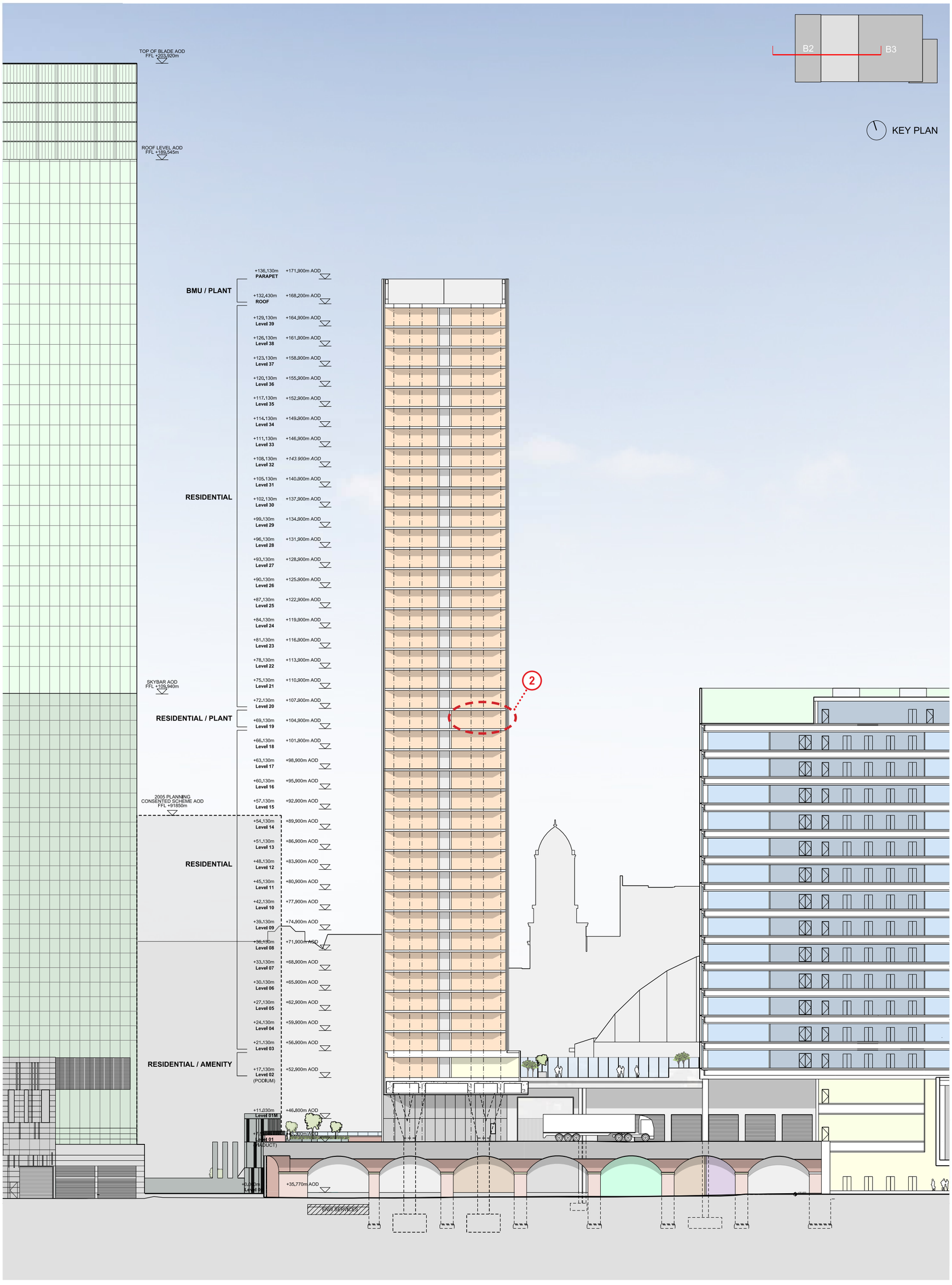
Revision: 06

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NOTE:

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	19-02-2021	Non-Material Amendment Application
06	04-04-2022	Minor Material Amendment Application
07	08-01-2024	Non-Material Amendment Application

Project Title
Former Bauer Millett Site

MARKED UP DRAWING

Status
Planning

Drawing Title
Building 2 - Section AA

Job No
10053

Scale
1:250 @ A1
1:500 @ A3

Date
March 2017

Drawing No
10053-B2-A-B5D9-G200-S-AA-001

Revision
07

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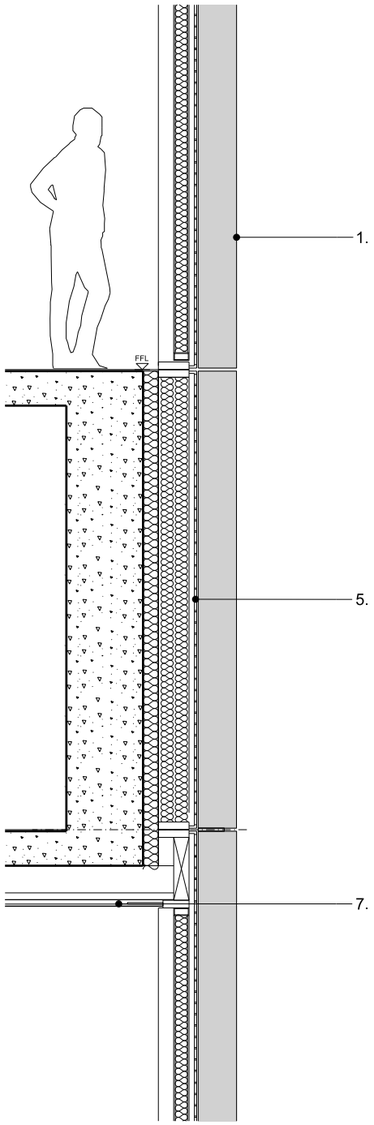
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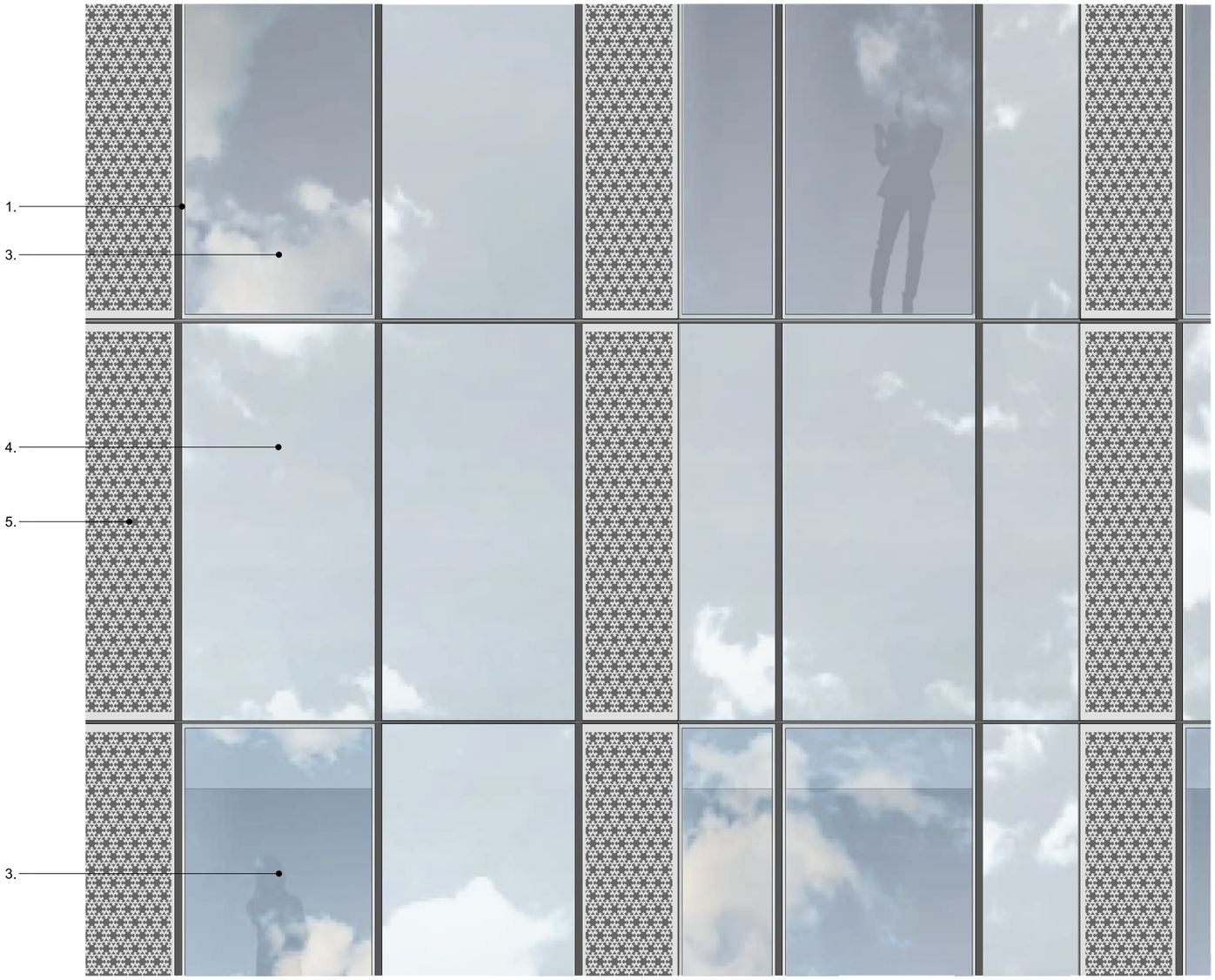
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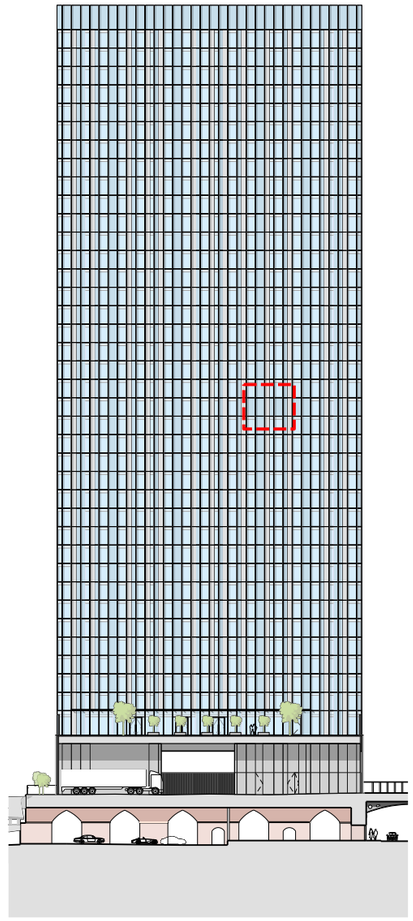
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Detail Section | 1:20



Detail Elevation | 1:20



Key Elevation | NTS

Key

1. Projecting curtain wall vertical mullion. Colour - Grey.

~~2. Projecting curtain wall horizontal transom. Colour - Grey.~~

3. Full height clear double glazed units (unitised). Silicone jointing between glass to glass interfaces.

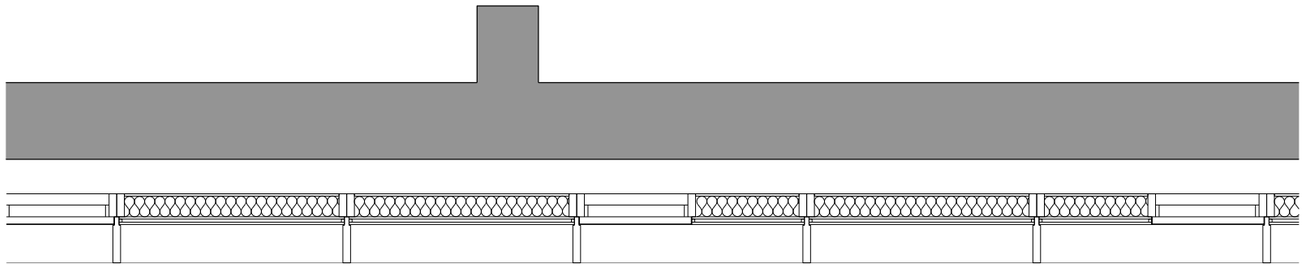
4. Glass fronted insulated solid panel. 100% Enamelled frit spandrel glass

5. Perforated metal screen in plane of facade to conceal pivotting solid ventillator

~~6. Glass louvred panels~~

7. Ceiling

~~8. Openable doors with bird protection for maintenance of louvers~~



Detail Plan | 1:20

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 2 - External wall detail - Plant level

Status: Planning

Scale: 1:20 @ A1

Date: March 2017

Job No: 10053

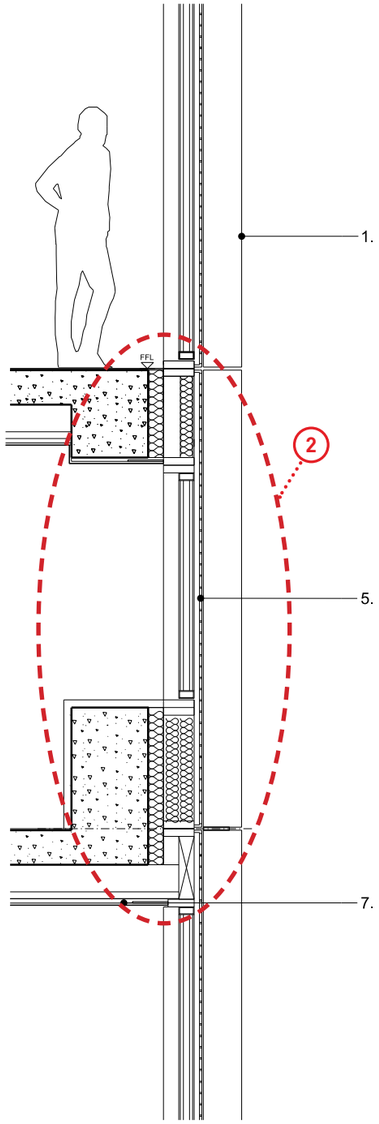
Drawing No: 10053-B2-A-B5D9-G251-D-19-001

Revision: 01

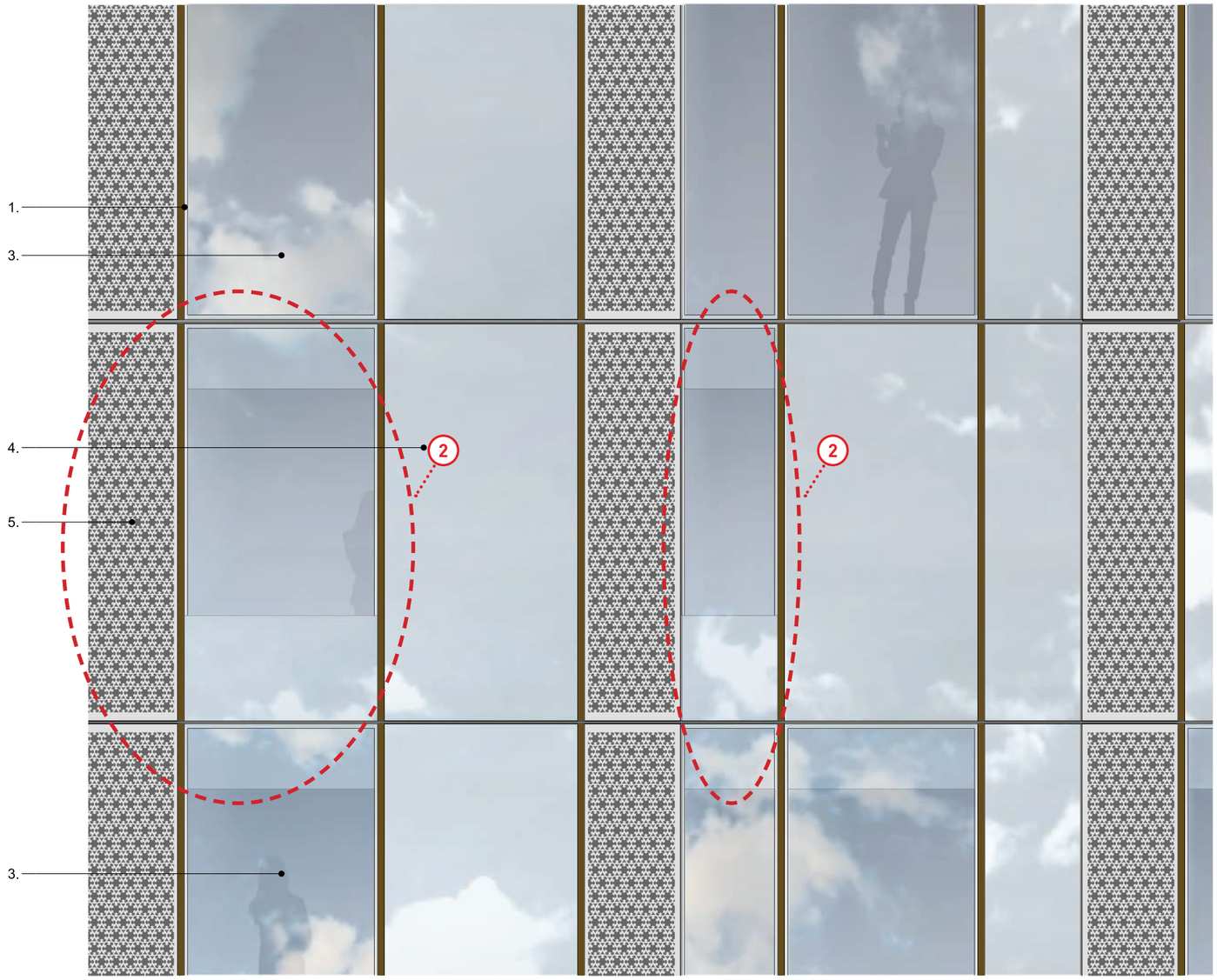
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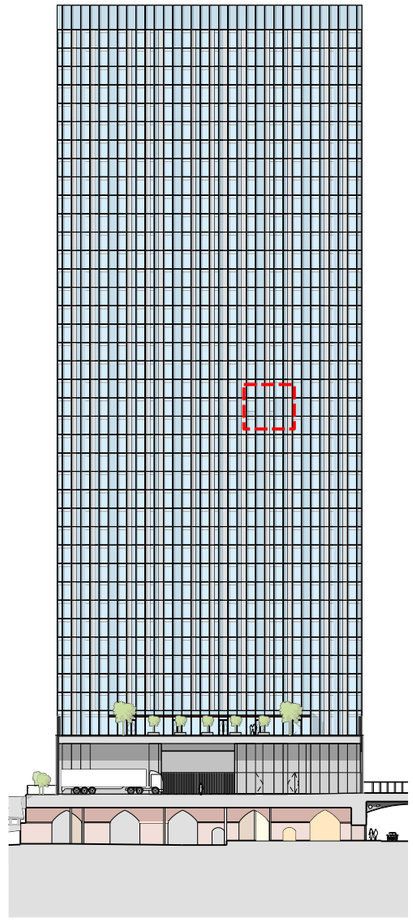
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Detail Section | 1:20



Detail Elevation | 1:20



Key Elevation | NTS

Key

1. Projecting curtain wall vertical mullion. Colour - Grey.

~~2. Projecting curtain wall horizontal transom. Colour - Grey.~~

3. Full height clear double glazed units (unitised). Silicone jointing between glass to glass interfaces.

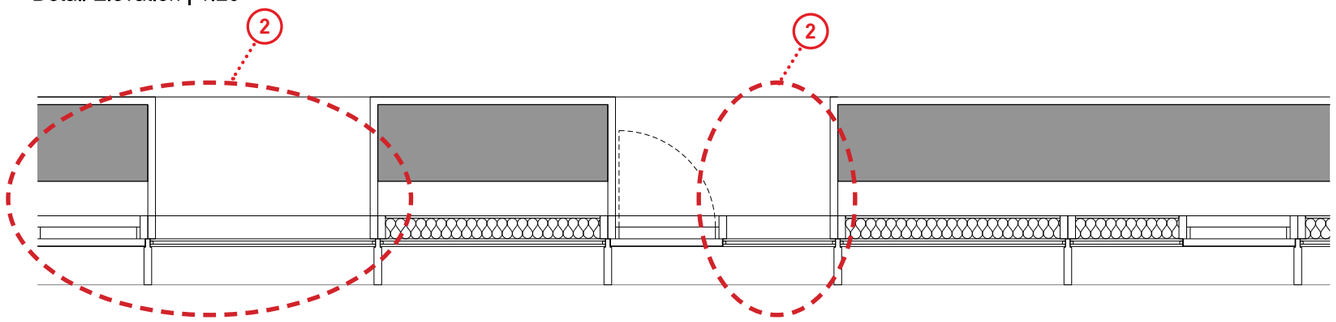
4. Glass fronted insulated solid panel. 100% Enamelled frit spandrel glass

5. Perforated metal screen (rapid vent) in plane of facade to conceal glazed inward opening door

~~6. Glass louvred panels~~

7. Ceiling

~~8. Openable doors with bird protection for maintenance of louvers~~



Detail Plan | 1:20

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site
MARKED UP DRAWING

Drawing Title: Building 2 - External wall detail - Level 19

Status: Planning
Scale: 1:20 @ A1
Date: March 2017
Job No: 10053
Drawing No: 10053-B2-A-B5D9-G251-D-19-001
Revision: 02

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Height (m)	AOD (m)	Level	Program	GIA (sq ft)	GIA (sq m)	GEA (sq ft)	GEA (sq m)	NIA (sqft)	NIA (m2)	1B		2B		TOTAL
				Total		Total		Total						
0	35.77	0	Ent. / Amenity	24,004	2,230	26,458	2,458							
7.53	43.3	1	Ent. / Amenity	4,045	376	4,603	428							
11.03	46.8	1-M	Plant / Amenity	3,251	302	3,574	332							
17.03	52.9	2	Resi. / Amenity	10,140	942	10,554	981	3,983	370		3		3	6
21.13	56.9	3	Residential	9,443	877	9,843	914	7,180	667		3		7	10
24.13	59.9	4	Residential	9,443	877	9,843	914	7,180	667		3		7	10
27.13	62.9	5	Residential	9,443	877	9,843	914	7,180	667		3		7	10
30.13	65.9	6	Residential	9,443	877	9,843	914	7,180	667		3		7	10
33.13	68.9	7	Residential	9,443	877	9,843	914	7,180	667		3		7	10
36.13	71.9	8	Residential	9,443	877	9,843	914	7,180	667		3		7	10
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45.13	80.9	11	Residential	9,443	877	9,843	914	7,180	667		3		7	10
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54.13	89.9	14	Residential	9,443	877	9,843	914	7,180	667		3		7	10
57.13	92.9	15	Residential	9,443	877	9,843	914	7,180	667		3		7	10
60.13	95.9	16	Residential	9,443	877	9,843	914	7,180	667		3		7	10
63.13	98.9	17	Residential	9,443	877	9,843	914	7,180	667		3		7	10
66.13	101.9	18	Residential	9,443	877	9,843	914	7,180	667		3		7	10
69.13	104.9	19	Resi / Plant	9,443	877	9,843	914	6,394	594		3		6	9
72.13	107.9	20	Residential	9,443	877	9,843	914	7,180	667		3		7	10
75.13	110.9	21	Residential	9,443	877	9,843	914	7,180	667		3		7	10
78.13	113.9	22	Residential	9,443	877	9,843	914	7,180	667		3		7	10
81.13	116.9	23	Residential	9,443	877	9,843	914	7,180	667		3		7	10
84.13	119.9	24	Residential	9,443	877	9,843	914	7,180	667		3		7	10
87.13	122.9	25	Residential	9,443	877	9,843	914	7,180	667		3		7	10
90.13	125.9	26	Residential	9,443	877	9,843	914	7,180	667		3		7	10
93.13	128.9	27	Residential	9,443	877	9,843	914	7,180	667		3		7	10
96.13	131.9	28	Residential	9,443	877	9,843	914	7,180	667		3		7	10
99.13	134.9	29	Residential	9,443	877	9,843	914	7,180	667		3		7	10
102.13	137.9	30	Residential	9,443	877	9,843	914	7,180	667		3		7	10
105.13	140.9	31	Residential	9,443	877	9,843	914	7,180	667		3		7	10
108.13	143.9	32	Residential	9,443	877	9,843	914	7,180	667		3		7	10
111.13	146.9	33	Residential	9,443	877	9,843	914	7,180	667		3		7	10
114.13	149.9	34	Residential	9,443	877	9,843	914	7,180	667		3		7	10
117.13	152.9	35	Residential	9,443	877	9,843	914	7,180	667		3		7	10
120.13	155.9	36	Residential	9,443	877	9,843	914	7,180	667		3		7	10
123.13	158.9	37	Residential	9,443	877	9,843	914	7,180	667		3		7	10
126.13	161.9	38	Residential	9,443	877	9,843	914	7,180	667		3		7	10
129.13	164.9	39	Residential	9,443	877	9,843	914	7,180	667		3		7	10
132.13	167.9	Roof		1,023	95	1,138	106							
136.13	171.9	Parapet												
		40		**391,859**	**36,405**	**410,532**	**38,140**	**268,839**	**24,976**	0	114	0	261	**375**
										114		261		
										30.4%		**70%**		

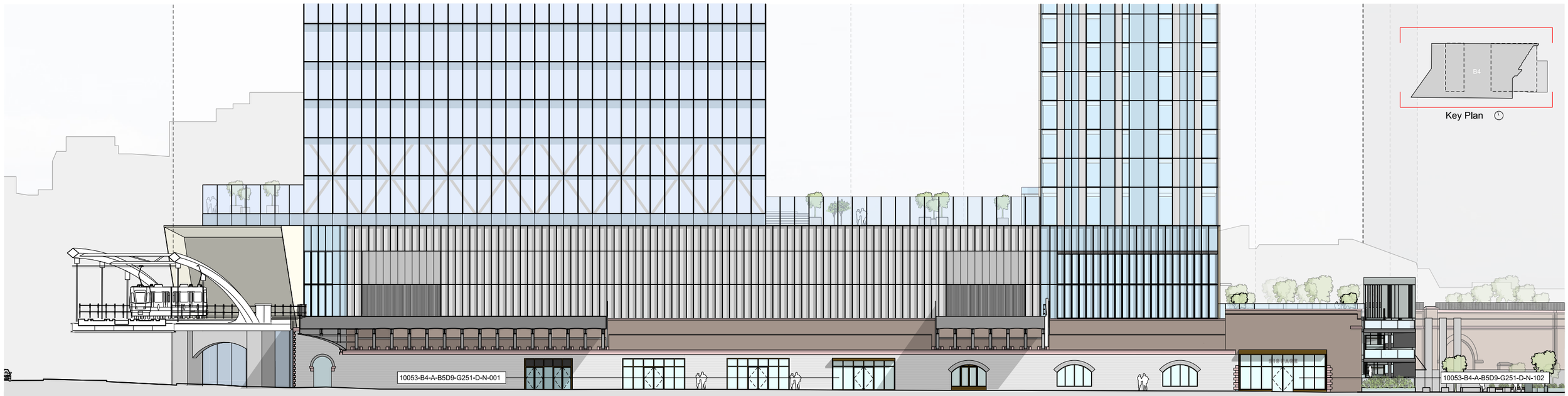
Residential Cycle Store - 375 spaces
375 spaces
1:1 provision

NOTE Resi. cycle store, plant and BOH included in ground floor GIA
*Figures for the Level 0 Entrance/ Amenity areas have decreased as the Lounge/Bar has been combined with Retail Unit 2.

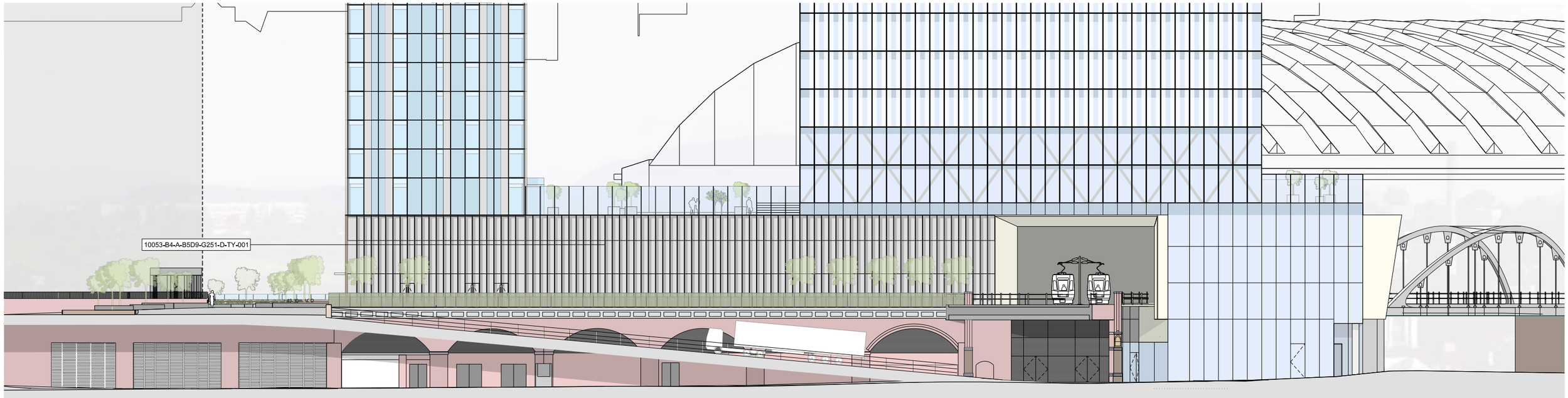
Height (m)	AOD (m)	Level	Program	GIA (sq ft)	GIA (sq m)	GEA (sq ft)	GEA (sq m)	NIA (sqft)	NIA (m2)	Apartments 1B	Apartments 2B	Penthouse 2B	Penthouse 3B	TOTAL
				Total		Total		Total						
0	35.62	0	Ent. / Amenity	24,004	2,230	26,458	2,458							
7.53	43.3	1	Ent. / Amenity	4,047	376	4,607	428							
11.03	46.8	1M	Plant / Amenity	3,251	302	3,595	334							
17.03	52.9	2	Resi. / Amenity	10,118	940	10,554	981	4,090	380	3	3			6
21.13	56.9	3	Residential	9,408	874	9,849	915	7,180	667	3	7			10
24.13	59.9	4	Residential	9,408	874	9,849	915	7,180	667	3	7			10
27.13	62.9	5	Residential	9,408	874	9,849	915	7,180	667	3	7			10
30.13	65.9	6	Residential	9,408	874	9,849	915	7,180	667	3	7			10
33.13	68.9	7	Residential	9,408	874	9,849	915	7,180	667	3	7			10
36.13	71.9	8	Residential	9,408	874	9,849	915	7,180	667	3	7			10
39.13	74.9	9	Residential	9,408	874	9,849	915	7,180	667	3	7			10
42.13	77.9	10	Residential	9,408	874	9,849	915	7,180	667	3	7			10
45.13	80.9	11	Residential	9,408	874	9,849	915	7,180	667	3	7			10
48.13	83.9	12	Residential	9,408	874	9,849	915	7,180	667	3	7			10
51.13	86.9	13	Residential	9,408	874	9,849	915	7,180	667	3	7			10
54.13	89.9	14	Residential	9,408	874	9,849	915	7,180	667	3	7			10
57.13	92.9	15	Residential	9,408	874	9,849	915	7,180	667	3	7			10
60.13	95.9	16	Residential	9,408	874	9,849	915	7,180	667	3	7			10
63.13	98.9	17	Residential	9,408	874	9,849	915	7,180	667	3	7			10
66.13	101.9	18	Residential	9,408	874	9,849	915	7,180	667	3	7			10
69.13	104.9	19	Residential	9,408	874	9,849	915	7,083	658	4	6			10
72.13	107.9	20	Residential	9,408	874	9,849	915	7,180	667	3	7			10
75.13	110.9	21	Residential	9,408	874	9,849	915	7,180	667	3	7			10
78.13	113.9	22	Residential	9,408	874	9,849	915	7,180	667	3	7			10
81.13	116.9	23	Residential	9,408	874	9,849	915	7,180	667	3	7			10
84.13	119.9	24	Residential	9,408	874	9,849	915	7,180	667	3	7			10
87.13	122.9	25	Residential	9,408	874	9,849	915	7,180	667	3	7			10
90.13	125.9	26	Residential	9,408	874	9,849	915	7,180	667	3	7			10
93.13	128.9	27	Residential	9,408	874	9,849	915	7,180	667	3	7			10
96.13	131.9	28	Residential	9,408	874	9,849	915	7,180	667	3	7			10
99.13	134.9	29	Residential	9,408	874	9,849	915	7,180	667	3	7			10
102.13	137.9	30	Residential	9,408	874	9,849	915	7,180	667	3	7			10
105.13	140.9	31	Residential	9,408	874	9,849	915	7,180	667	3	7			10
108.13	143.9	32	Residential	9,408	874	9,849	915	7,180	667	3	7			10
111.13	146.9	33	Residential	9,408	874	9,849	915	7,180	667	3	7			10
114.13	149.9	34	Residential	9,408	874	9,849	915	7,180	667	3	7			10
117.13	152.9	35	Residential	9,408	874	9,849	915	7,180	667	3	7			10
120.13	155.9	36	Residential	9,408	874	9,849	915	7,180	667	3	7			10
123.13	158.9	37	Residential	9,408	874	9,849	915	7,180	667	3	7			10
126.13	161.9	38	Residential	9,408	874	9,849	915	7,233	672		1	2	3	6
129.13	164.9	39	Residential	9,408	874	9,849	915	6,889	640					
132.13	167.9	Roof		678	63	797	74							
136.13	171.9	Parapet												
		40		**390,181**	**36,249**	**410,423**	**38,130**	**269,399**	**25,028**	109	248	2	3	**362**
										30.1%	**68.5%**	**0.6%**	**0.8%**	

Residential Cycle Store - 362 spaces
362 spaces 1:1 provision

All areas are approximate. The scheme illustrated is indicative only and has not been subject of a detailed design or co-ordinated exercise. The areas should therefore not be relied upon for the basis of a development appraisal.



North Elevation



South Elevation

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Do not scale off dimensions.
All dimensions to be checked on site by contractor.
Contractor to report any dimensional discrepancies, errors or omissions prior to commencing on site.

Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	19-02-2021	Non-Material Amendment Application
06	04-04-2022	Minor Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 4- Proposed North Elevation, Proposed South Elevation

Status: Planning

Scale: 1:400@ A3 / 1:200@ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-B4-A-B5D9-G200-E-NS-001

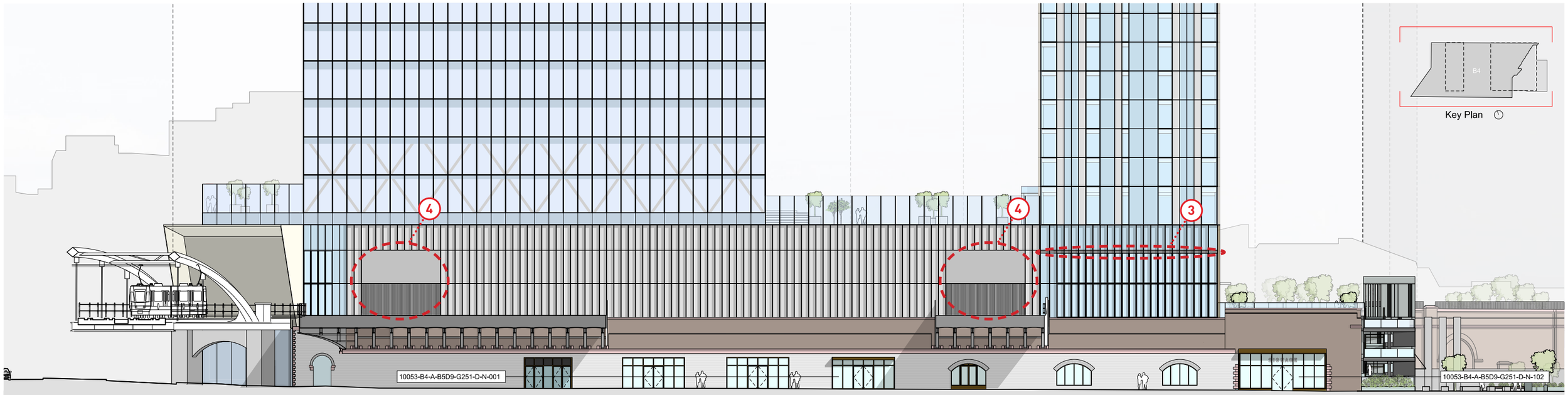
Revision: 06

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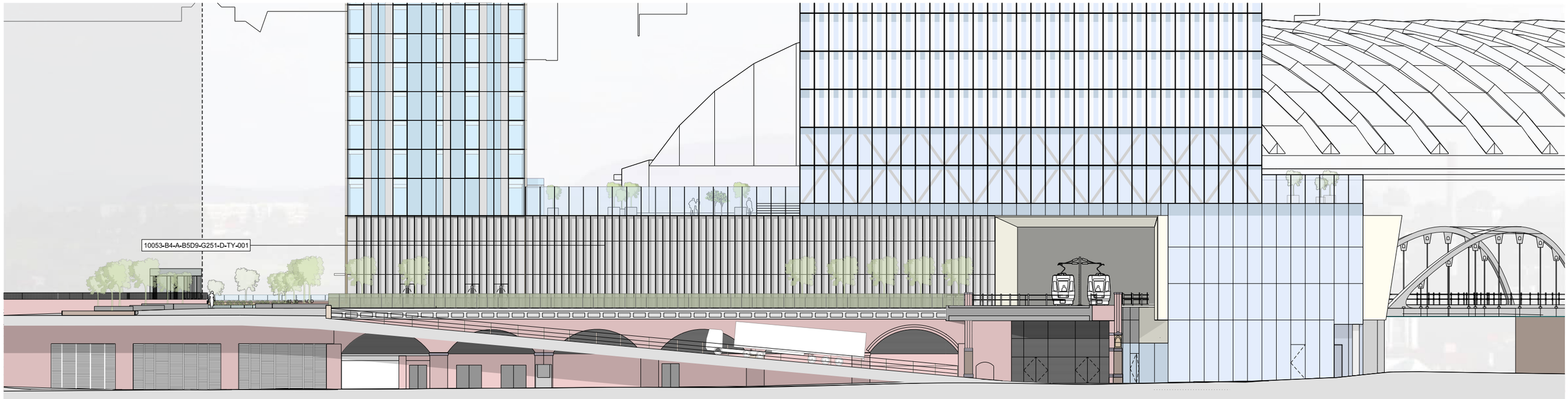
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North Elevation



South Elevation

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03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	19-02-2021	Non-Material Amendment Application
06	04-04-2022	Minor Material Amendment Application
07	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

MARKED UP DRAWING

Drawing Title: Building 4- Proposed North Elevation, Proposed South Elevation

Status: Planning

Scale: 1:400@ A3 / 1:200@ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-B4-A-B5D9-G200-E-NS-001

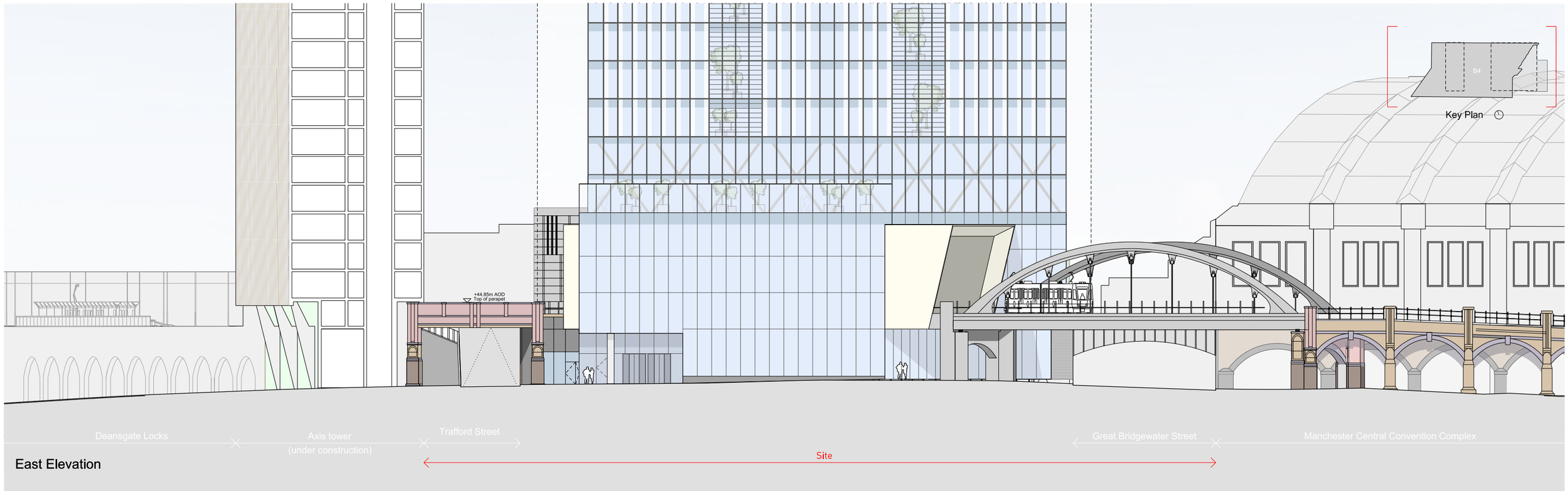
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East Elevation



West Elevation

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 4- Proposed East Elevation, Proposed West Elevation

Status: Planning

Scale: 1:400 @ A3 / 1:200 @ A1

Date: March 2017

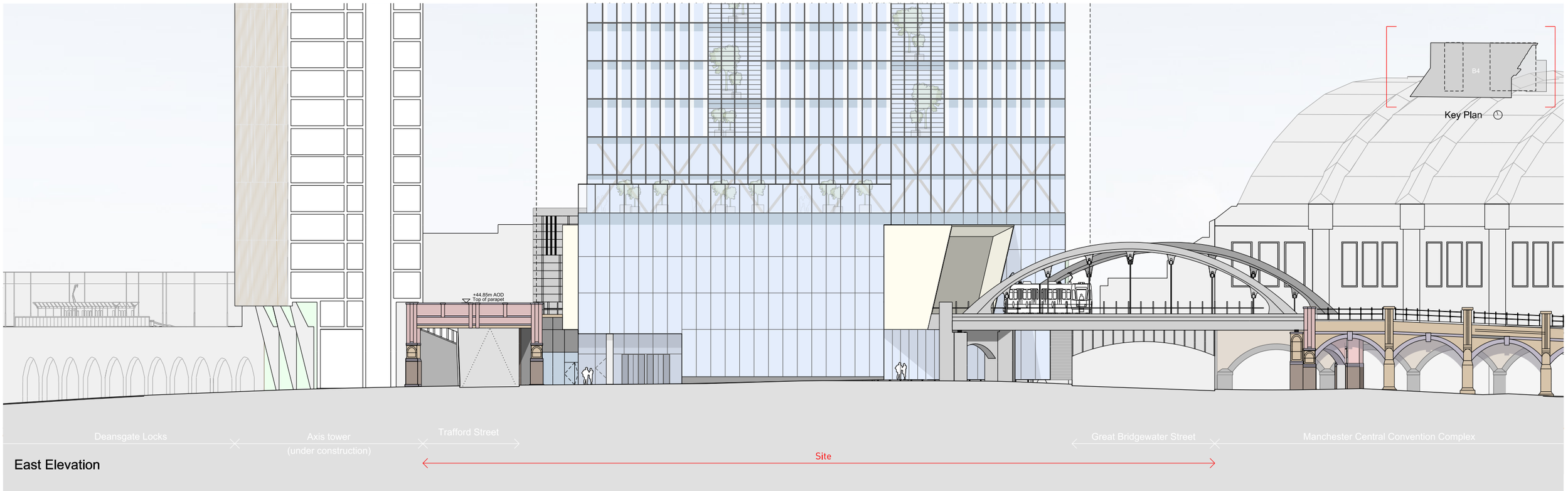
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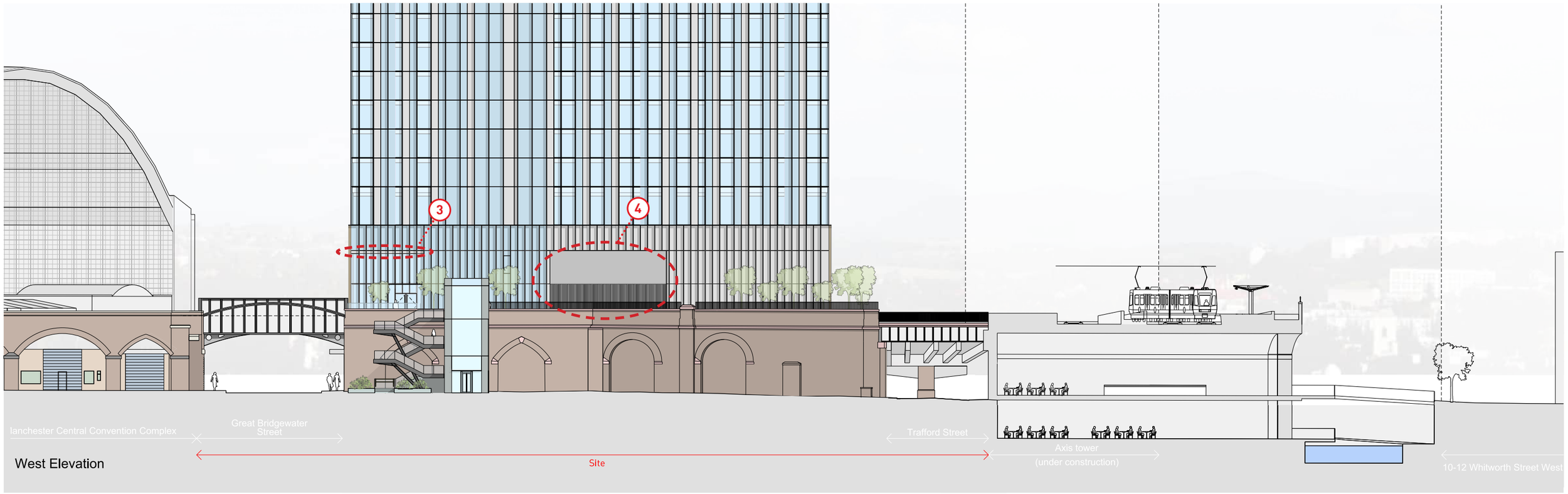
Revision: 05

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East Elevation



West Elevation

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00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application
06	08-01-2024	Non-Material Amendment Application

North

Project Title
Former Bauer Millet Site
MARKED UP DRAWING

Drawing Title
Building 4- Proposed East Elevation
Proposed West Elevation

Status
Planning

Scale
1:400 @ A3 / 1:200 @ A1

Date
March 2017

Job No
10053

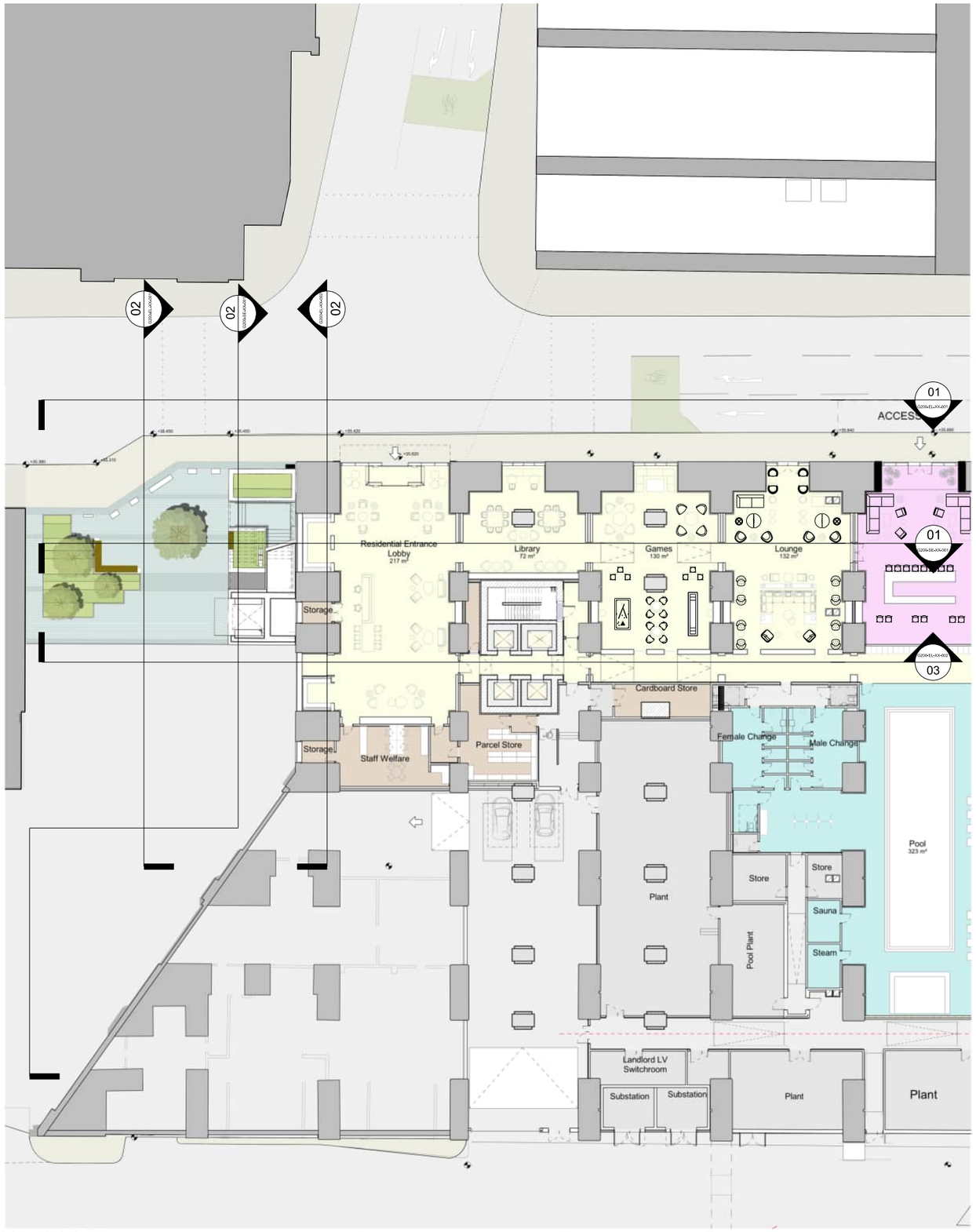
Drawing No
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Revision
06

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Level 00 Plan



Level 01 Plan

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NOTE:

0m 2.5m 5m 10m

NORTH

Rev	Date	Description
00	15-06-2020	Planning Issue
01	15-12-2020	Non-Material Amendment Application
02	16-12-2020	Non-Material Amendment Application
03	19-02-2021	Non-Material Amendment Application
04	12-07-2021	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application

Project Title
Viadux
Great Bridgewater Street Stair and Lift
Great Bridgewater Street
Manchester

Drawing Title
Proposed Level 00 and Level 01 (Viaduct Level) Plan

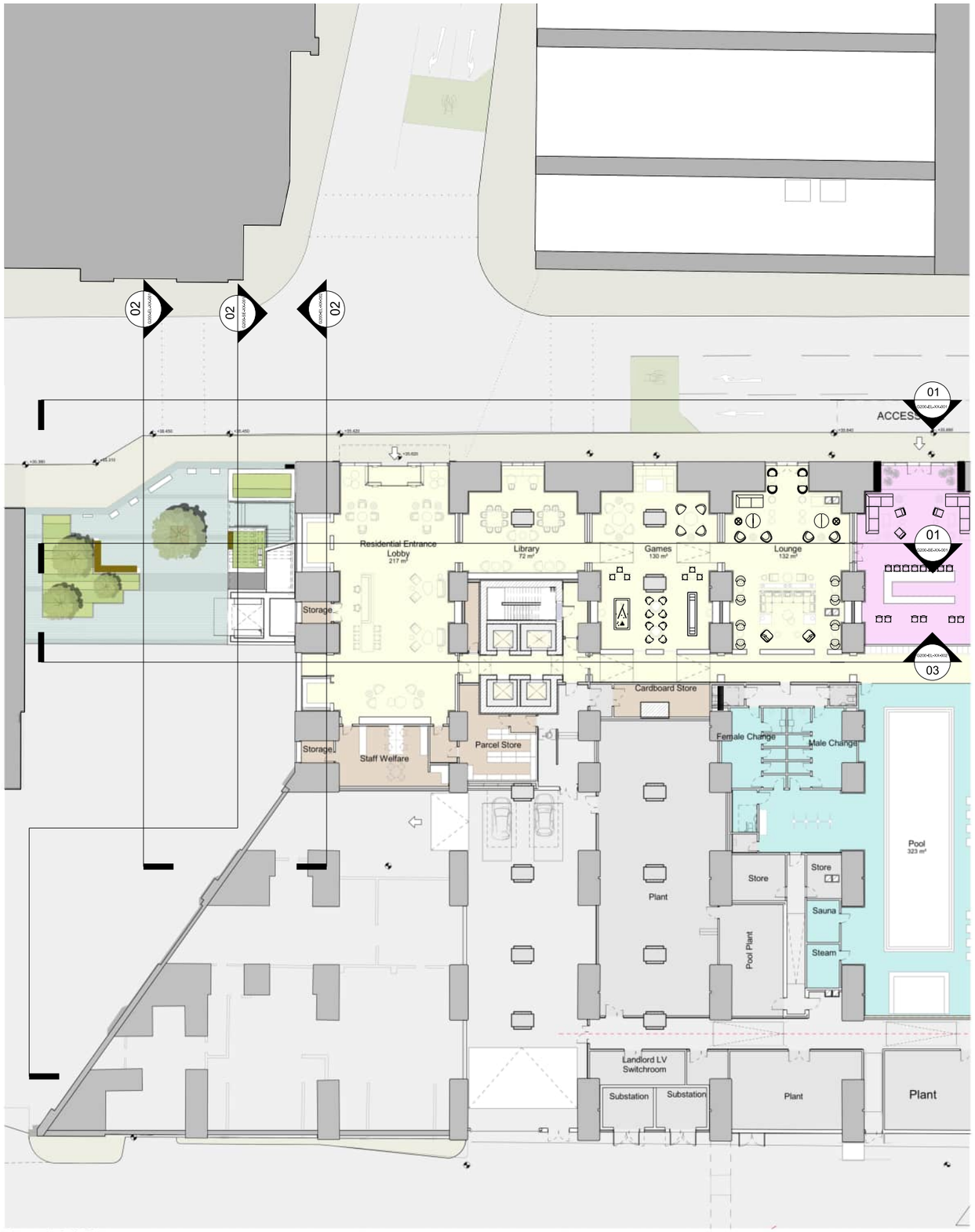
Job No 10337
Scale 1:400 @ A3 / 1:200 @ A1
Date 15 June 2020

Status
Planning

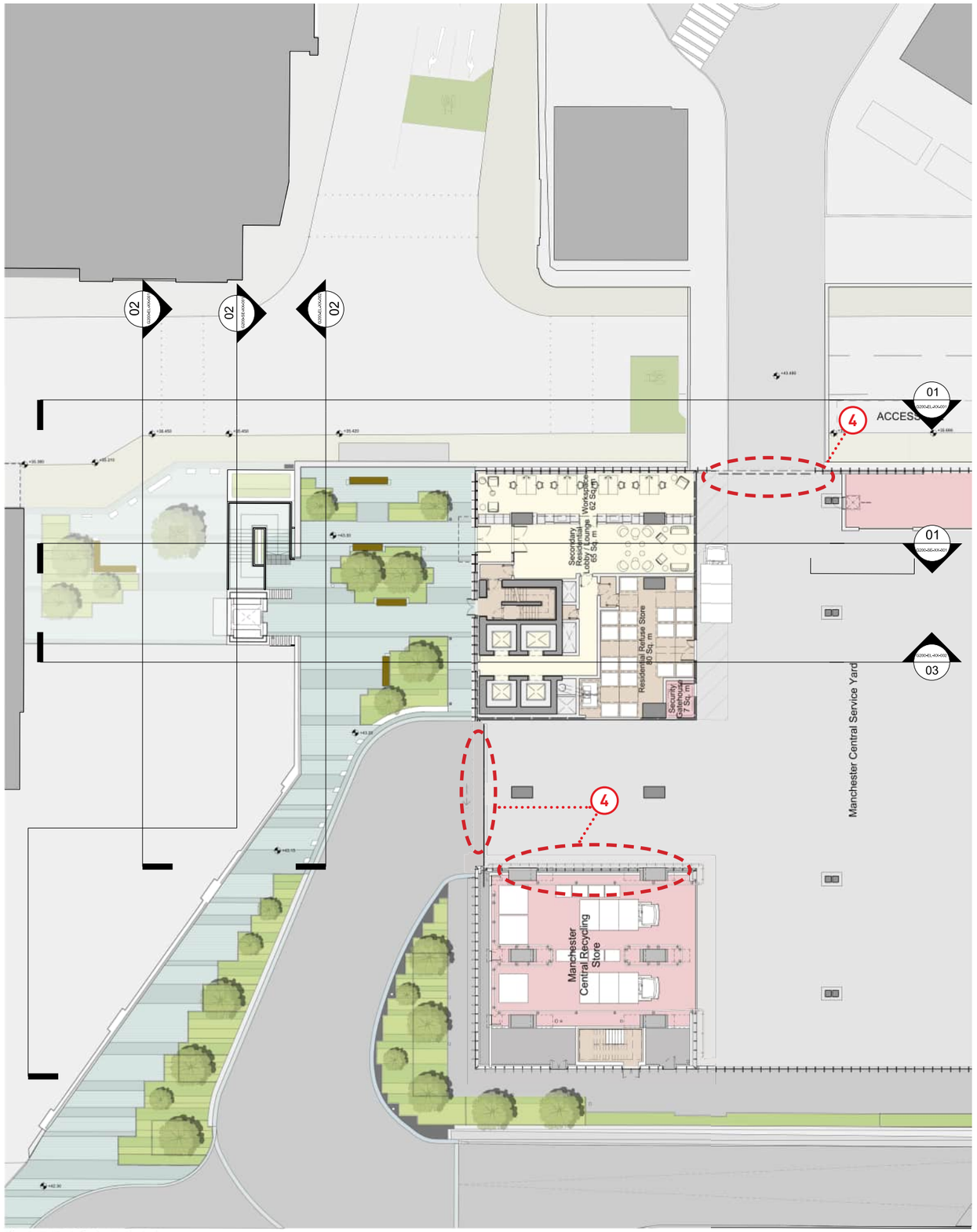
Drawing No 10337-Z1-A-B5D9-G200-PL-XX-001
Revision 05

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Level 00 Plan



Level 01 Plan

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NOTE:

0m 2.5m 5m 10m

NORTH

Rev	Date	Description
00	15-06-2020	Planning Issue
01	15-12-2020	Non-Material Amendment Application
02	16-12-2020	Non-Material Amendment Application
03	19-02-2021	Non-Material Amendment Application
04	12-07-2021	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application
06	08-01-2024	Non-Material Amendment Application

Project Title
Viadux
Great Bridgewater Street Stair and Lift
Great Bridgewater Street
Manchester

Drawing Title
Proposed Level 00 and Level 01 (Viaduct Level) Plan

MARKED UP DRAWING

Job No 10337
Scale 1:400 @ A3 / 1:200 @ A1
Date 15 June 2020
Status Planning
Drawing No 10337-Z1-A-B5D9-G200-PL-XX-001
Revision 06

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3.0 PROPOSED DRAWINGS

SIMPSONHAUGH AND PARTNERS

Viadux
(Former Bauer Millett Site)
Planning Applications Schedule

10053-MP-A-B5D9-Z100-SC-002

VIADUX PLANNING DRAWING SCHEDULE

Revision Notes

Revision	Date	Notes
06	08-01-2024	NMA Application

			DRAWINGS	ORIGINAL APPLICATION - 6th April 2017 Application number: 115871/FO/2017		MMA - March 2022 10053-MP-A-B5D9-RP-MMA-003 & 004		NMA - January 2024	
MP	MP	Plan	Masterplan - Site Location Plan - Ground (Level 00) [red line plan]	10053-MP-A-B5D9-G000-XP-00-001		10053-MP-A-B5D9-G000-XP-00-001	Rev 02	10053-MP-A-B5D9-G000-XP-00-001	Rev 02
	MP	Plan	Masterplan - Site Location Plan - Service Yard Level 01 [red line plan]	10053-MP-A-B5D9-G000-XP-01-001		10053-MP-A-B5D9-G000-XP-01-001	Rev 02	10053-MP-A-B5D9-G000-XP-01-001	Rev 02
	MP	Plan	Masterplan - Existing Site Plan Topography [red line plan]	10053-MP-A-B5D9-G100-XP-00-001		10053-MP-A-B5D9-G100-XP-00-001	Rev 02	10053-MP-A-B5D9-G100-XP-00-001	Rev 02
	MP	Plan	Masterplan - Proposed Phasing Plan	10053-MP-A-B5D9-F000-P-AL-001					
	MP	Plan	Masterplan - Proposed Phasing Plan - Level 00			10053-MP-A-B5D9-F000-P-00-001	Rev 02	10053-MP-A-B5D9-F000-P-00-001	Rev 02
	MP	Plan	Masterplan - Proposed Phasing Plan - Level 01			10053-MP-A-B5D9-F000-P-01-001	Rev 02	10053-MP-A-B5D9-F000-P-01-001	Rev 02
	MP	Plan	Masterplan - Zoning Diagram	10053-MP-A-B5D9-F900-P-AL-001		10053-MP-A-B5D9-F900-P-AL-001	Rev 01	10053-MP-A-B5D9-F900-P-AL-001	Rev 01
	MP	Elevation	Masterplan - Existing North Elevation	10053-MP-A-B5D9-G200-XE-N-001		10053-MP-A-B5D9-G200-XE-N-001		10053-MP-A-B5D9-G200-XE-N-001	
	MP	Elevation	Masterplan - Existing South Elevation	10053-MP-A-B5D9-G200-XE-S-001		10053-MP-A-B5D9-G200-XE-S-001		10053-MP-A-B5D9-G200-XE-S-001	
	MP	Elevation	Masterplan - Existing East Elevation	10053-MP-A-B5D9-G200-XE-E-001		10053-MP-A-B5D9-G200-XE-E-001		10053-MP-A-B5D9-G200-XE-E-001	
	MP	Elevation	Masterplan - Existing West Elevation	10053-MP-A-B5D9-G200-XE-W-001		10053-MP-A-B5D9-G200-XE-W-001	Rev 01	10053-MP-A-B5D9-G200-XE-W-001	Rev 01
MP	MP	Plan	Masterplan - Proposed Alterations to Listed Structure Plan - Ground	10053-MP-A-B5D9-JC20-P-00-001		10053-MP-A-B5D9-JC20-P-00-001	Rev 05	10053-MP-A-B5D9-JC20-P-00-001	Rev 05
	MP	Plan	Masterplan - Proposed Alterations to Listed Structure Plan - Service Yard Level 01	10053-MP-A-B5D9-JC20-P-01-001		10053-MP-A-B5D9-JC20-P-01-001	Rev 06	10053-MP-A-B5D9-JC20-P-01-001	Rev 06
	MP	Plan	Masterplan - Proposed Plan - Ground	10053-MP-A-B5D9-G100-P-00-001		10337-Z1-A-B5D9-G100-PL-00-001	Rev 04	10337-Z1-A-B5D9-G100-PL-00-001	Rev 04
	MP	Plan	Masterplan - Proposed Plan - Service Yard Level 01	10053-MP-A-B5D9-G100-P-01-001	Rev 01	10337-Z1-A-B5D9-G100-PL-01-001	Rev 04	10337-Z1-A-B5D9-G100-PL-01-001	Rev 05
	MP	Plan	Masterplan - Proposed Plan - Service Yard 01- Mezzanine	10053-MP-A-B5D9-G100-P-01M-001	Rev 01	10053-MP-A-B5D9-G100-P-01M-001	Rev 06	10053-MP-A-B5D9-G100-P-01M-001	Rev 07
	MP	Plan	Masterplan - Proposed Plan - Podium Level 02	10053-MP-A-B5D9-G100-P-02-001		10053-MP-A-B5D9-G100-P-02-001	Rev 05	10053-MP-A-B5D9-G100-P-02-001	Rev 05
	MP	Plan	Masterplan - Proposed Plan - Podium Level 03	10053-MP-A-B5D9-G100-P-03-001		10053-MP-A-B5D9-G100-P-03-001	Rev 05	10053-MP-A-B5D9-G100-P-03-001	Rev 05
	MP	Plan	Masterplan - Proposed Plan - Typical Upper Level TY1	10053-MP-A-B5D9-G100-P-04-001		10053-MP-A-B5D9-G100-P-04-001	Rev 05	10053-MP-A-B5D9-G100-P-04-001	Rev 05
	MP	Plan	Masterplan - Proposed Plan - Office Level 14, Intermediate Residential Plant Level	10053-MP-A-B5D9-G100-P-14-001		10053-MP-A-B5D9-G100-P-14-001	Rev 05	10053-MP-A-B5D9-G100-P-14-001	Rev 06
	MP	Plan	Masterplan - Proposed Plan - Upper Level Residential	10053-MP-A-B5D9-G100-P-20-001		10053-MP-A-B5D9-G100-P-20-001	Rev 05	10053-MP-A-B5D9-G100-P-20-001	Rev 05
	MP	Plan	Masterplan - Proposed Plan - Roof Plan	10053-MP-A-B5D9-G100-P-RF-001		10053-MP-A-B5D9-G100-P-RF-001	Rev 05	10053-MP-A-B5D9-G100-P-RF-001	Rev 05
	MP	Elevation	Masterplan - Proposed North Elevation	10053-MP-A-B5D9-G200-E-N-001		10053-MP-A-B5D9-G200-E-N-001	Rev 06	10053-MP-A-B5D9-G200-E-N-001	Rev 07
	MP	Elevation	Masterplan - Proposed South Elevation	10053-MP-A-B5D9-G200-E-S-001		10053-MP-A-B5D9-G200-E-S-001	Rev 06	10053-MP-A-B5D9-G200-E-S-001	Rev 06
	MP	Elevation	Masterplan - Proposed East Elevation	10053-MP-A-B5D9-G200-E-E-001		10053-MP-A-B5D9-G200-E-E-001	Rev 02	10053-MP-A-B5D9-G200-E-E-001	Rev 02
	MP	Elevation	Masterplan - Proposed West Elevation	10053-MP-A-B5D9-G200-E-W-001		10053-MP-A-B5D9-G200-E-W-001	Rev 04	10053-MP-A-B5D9-G200-E-W-001	Rev 05
	MP	Section	Masterplan - Long Section AA	10053-MP-A-B5D9-G100-S-AA-001		10053-MP-A-B5D9-G100-S-AA-001	Rev 06	10053-MP-A-B5D9-G100-S-AA-001	Rev 07
	MP	CGI	Masterplan - Indicative CGI 01 - View northeast from Metrolink Bridge	10053-MP-A-B5D9-Z200-3-AL-001		10053-MP-A-B5D9-Z200-3-AL-001	Rev 03	10053-MP-A-B5D9-Z200-3-AL-001	Rev 03
	MP	CGI	Masterplan - Indicative CGI 02 - View south down Lower Mosley Street	10053-MP-A-B5D9-Z200-3-AL-002		10053-MP-A-B5D9-Z200-3-AL-002	Rev 02	10053-MP-A-B5D9-Z200-3-AL-002	Rev 02
	MP	CGI	Masterplan - Indicative CGI 03 - View southwest down Albion Street	10053-MP-A-B5D9-Z200-3-AL-003		10053-MP-A-B5D9-Z200-3-AL-003	Rev 02	10053-MP-A-B5D9-Z200-3-AL-003	Rev 02
	MP	CGI	Masterplan - Indicative CGI 04 - View south down Watson Street	10053-MP-A-B5D9-Z200-3-AL-004		10053-MP-A-B5D9-Z200-3-AL-004	Rev 04	10053-MP-A-B5D9-Z200-3-AL-004	Rev 04
	MP	CGI	Masterplan - Indicative CGI 05 - View east down Great Bridgewater Street	10053-MP-A-B5D9-Z200-3-AL-005		10053-MP-A-B5D9-Z200-3-AL-005	Rev 04	10053-MP-A-B5D9-Z200-3-AL-005	Rev 04
	MP	Schedule	Masterplan - Area Schedule	10053-MP-A-B5D9-Z100-AS-002	Rev 01	10053-MP-A-B5D9-Z100-AS-002	Rev 05	10053-MP-A-B5D9-Z100-AS-002	Rev 06
	MP	Document	Design & Access Statement	10053-MP-A-B5D9-RP-DAS-001		10053-MP-A-B5D9-RP-DAS-001		10053-MP-A-B5D9-RP-DAS-001	
B2	B2	Plan	Building 2 - Ground Floor Plan	10053-B2-A-B5D9-G200-P-00-001		10053-B2-A-B5D9-G200-P-00-001	Rev 05	10053-B2-A-B5D9-G200-P-00-001	Rev 05
	B2	Plan	Building 2 - First Floor Plan	10053-B2-A-B5D9-G200-P-01-001		10053-B2-A-B5D9-G200-P-01-001	Rev 05	10053-B2-A-B5D9-G200-P-01-001	Rev 06
	B2	Plan	Building 2 - First Floor - Mezzanine Plan	10053-B2-A-B5D9-G200-P-01M-001		10053-B2-A-B5D9-G200-P-01M-001	Rev 05	10053-B2-A-B5D9-G200-P-01M-001	Rev 06
	B2	Plan	Building 2 - Second Floor Plan	10053-B2-A-B5D9-G200-P-02-001	Rev 01	10053-B2-A-B5D9-G200-P-02-001	Rev 06	10053-B2-A-B5D9-G200-P-02-001	Rev 06
	B2	Plan	Building 2 - Third Floor Plan	10053-B2-A-B5D9-G200-P-03-001	Rev 01	10053-B2-A-B5D9-G200-P-03-001	Rev 03	10053-B2-A-B5D9-G200-P-03-001	Rev 03
	B2	Plan	Building 2 - Typical lower level plan 04-18	10053-B2-A-B5D9-G200-P-04-001	Rev 01	10053-B2-A-B5D9-G200-P-04-001	Rev 02	10053-B2-A-B5D9-G200-P-04-001	Rev 02
	B2	Plan	Building 2 - Intermediate plant level plan	10053-B2-A-B5D9-G200-P-19-001	Rev 01	10053-B2-A-B5D9-G200-P-19-001	Rev 02	10053-B2-A-B5D9-G200-P-19-001	Rev 03
	B2	Plan	Building 2 - Typical upper level plan - Floors 20-39	10053-B2-A-B5D9-G200-P-20-001	Rev 01	10053-B2-A-B5D9-G200-P-20-001	Rev 02	10053-B2-A-B5D9-G200-P-20-001	Rev 03
	B2	Plan	Building 2 - Duplex Penthouse Level 38					10053-B2-A-B5D9-G200-P-38-001	
	B2	Plan	Building 2 - Duplex Penthouse Level 39					10053-B2-A-B5D9-G200-P-39-001	
	B2	Plan	Building 2 - BMU level plan 40	10053-B2-A-B5D9-G200-P-40-001		10053-B2-A-B5D9-G200-P-40-001	Rev 01	10053-B2-A-B5D9-G200-P-40-001	Rev 01
	B2	Plan	Building 2 - Roof level plan	10053-B2-A-B5D9-G200-P-RF-001		10053-B2-A-B5D9-G200-P-RF-001	Rev 01	10053-B2-A-B5D9-G200-P-RF-001	Rev 01
	B2	Elevation	Building 2 - North Elevation	10053-B2-A-B5D9-G200-E-N-001	Rev 01	10053-B2-A-B5D9-G200-E-N-001	Rev 07	10053-B2-A-B5D9-G200-E-N-001	Rev 08
	B2	Elevation	Building 2 - South Elevation	10053-B2-A-B5D9-G200-E-S-001		10053-B2-A-B5D9-G200-E-S-001	Rev 06	10053-B2-A-B5D9-G200-E-S-001	Rev 06
	B2	Elevation	Building 2 - East Elevation	10053-B2-A-B5D9-G200-E-E-001	Rev 01	10053-B2-A-B5D9-G200-E-E-001	Rev 05	10053-B2-A-B5D9-G200-E-E-001	Rev 06
	B2	Elevation	Building 2 - West Elevation	10053-B2-A-B5D9-G200-E-W-001	Rev 01	10053-B2-A-B5D9-G200-E-W-001	Rev 05	10053-B2-A-B5D9-G200-E-W-001	Rev 06
	B2	Section	Building 2 - Section AA	10053-B2-A-B5D9-G200-S-AA-001		10053-B2-A-B5D9-G200-S-AA-001	Rev 06	10053-B2-A-B5D9-G200-S-AA-001	Rev 07
	B2	Detail	Building 2 - External wall detail - Amenity level	10053-B2-A-B5D9-G251-D-02-001		10053-B2-A-B5D9-G251-D-02-001	Rev 02	10053-B2-A-B5D9-G251-D-02-001	Rev 02
	B2	Detail	Building 2 - External wall detail - Plant level	10053-B2-A-B5D9-G251-D-19-001		10053-B2-A-B5D9-G251-D-19-001	Rev 01	10053-B2-A-B5D9-G251-D-19-001	Rev 02
	B2	Detail	Building 2 - External wall detail - Parapet	10053-B2-A-B5D9-G251-D-40-001		10053-B2-A-B5D9-G251-D-40-001	Rev 01	10053-B2-A-B5D9-G251-D-40-001	Rev 01
	B2	Detail	Building 2 - Typical Panel Vent Detail	10053-B2-A-B5D9-G251-D-TY-001		10053-B2-A-B5D9-G251-D-TY-001	Rev 01	10053-B2-A-B5D9-G251-D-TY-001	Rev 02
	B2	Detail	Building 2 - Typical lower Level external wall detail	10053-B2-A-B5D9-G251-D-TY1-001		10053-B2-A-B5D9-G251-D-TY1-001	Rev 01	10053-B2-A-B5D9-G251-D-TY1-001	Rev 01
	B2	Detail	Building 2 - Typical Upper Level external wall detail	10053-B2-A-B5D9-G251-D-TY2-001		10053-B2-A-B5D9-G251-D-TY2-001	Rev 01	10053-B2-A-B5D9-G251-D-TY2-001	Rev 01
	B2	Schedule	Building 2 - Residential Area Schedule	10053-B2-A-BD59-Z100-AS-001	Rev 02	10053-B2-A-BD59-Z100-AS-001	Rev 05	10053-B2-A-BD59-Z100-AS-001	Rev 06
B3	B3	Existing Section	Building 3 - Existing Section EE	10053-B3-A-B5D9-G200-XS-EE-001		10053-B3-A-B5D9-G200-XS-EE-001		10053-B3-A-B5D9-G200-XS-EE-001	
	B3	Existing Section	Building 3 - Existing Section FF	10053-B3-A-B5D9-G200-XS-FF-001		10053-B3-A-B5D9-G200-XS-FF-001		10053-B3-A-B5D9-G200-XS-FF-001	
	B3	Existing Section	Building 3 - Existing Section HH	10053-B3-A-B5D9-G200-XS-HH-001		10053-B3-A-B5D9-G200-XS-HH-001		10053-B3-A-B5D9-G200-XS-HH-001	
	B3	Existing Section	Building 3 - Existing Section PP	10053-B3-A-B5D9-G200-XS-PP-001		10053-B3-A-B5D9-G200-XS-PP-001		10053-B3-A-B5D9-G200-XS-PP-001	
	B3	Existing Section	Building 3 - Existing Section QQ	10053-B3-A-B5D9-G200-XS-QQ-001		10053-B3-A-B5D9-G200-XS-QQ-001		10053-B3-A-B5D9-G200-XS-QQ-001	
	B3	Plan	Building 3 - Ground Floor Plan	10053-B3-A-B5D9-G200-P-00-001		10053-B3-A-B5D9-G200-P-00-001	Rev 05	10053-B3-A-B5D9-G200-P-00-001	Rev 05
	B3	Plan	Building 3 - First Floor Plan	10053-B3-A-B5D9-G200-P-01-001	Rev 01	10053-B3-A-B5D9-G200-P-01-001	Rev 05	10053-B3-A-B5D9-G200-P-01-001	Rev 05
	B3	Plan	Building 3 - First Floor Mezzanine Plan	10053-B3-A-B5D9-G200-P-01M-001	Rev 01	10053-B3-A-B5D9-G200-P-01M-001	Rev 05	10053-B3-A-B5D9-G200-P-01M-001	Rev 05
	B3	Plan	Building 3 - Second Floor Plan	10053-B3-A-B5D9-G200-P-02-001		10053-B3-A-B5D9-G200-P-02-001	Rev 03	10053-B3-A-B5D9-G200-P-02-001	Rev 03
	B3	Plan	Building 3 - Third Floor Plan	10053-B3-A-B5D9-G200-P-03-001		10053-B3-A-B5D9-G200-P-03-001	Rev 01	10053-B3-A-B5D9-G200-P-03-001	Rev 01
						10053-B3-A-B5D9-G200-P-04-001		10053-B3-A-B5D9-G200-P-04-001	

B3	Plan	Building 3 - Typical office level plan 04-13	10053-B3-A-B5D9-G200-P-TYP-001		10053-B3-A-B5D9-G200-P-TYP-001	Rev 01	10053-B3-A-B5D9-G200-P-TYP-001	Rev 01
					10053-B3-A-B5D9-G200-P-TYP-002		10053-B3-A-B5D9-G200-P-TYP-002	
B3	Plan	Building 3 - Roof terrace level plan	10053-B3-A-B5D9-G200-P-14-001		10053-B3-A-B5D9-G200-P-14-001	Rev 01	10053-B3-A-B5D9-G200-P-14-001	Rev 01
					10053-B3-A-B5D9-G200-P-15-001		10053-B3-A-B5D9-G200-P-15-001	
B3	Plan	Building 3 - Roof plan	10053-B3-A-B5D9-G200-P-RF-001		10053-B3-A-B5D9-G200-P-RF-001	Rev 01	10053-B3-A-B5D9-G200-P-RF-001	Rev 01
B3	Elevation	Building 3 - North Elevation	10053-B3-A-B5D9-G200-E-N-001		10053-B3-A-B5D9-G200-E-N-001	Rev 06	10053-B3-A-B5D9-G200-E-N-001	Rev 06
B3	Elevation	Building 3 - South Elevation	10053-B3-A-B5D9-G200-E-S-001		10053-B3-A-B5D9-G200-E-S-001	Rev 05	10053-B3-A-B5D9-G200-E-S-001	Rev 05
B3	Elevation	Building 3 - East Elevation	10053-B3-A-B5D9-G200-E-E-001		10053-B3-A-B5D9-G200-E-E-001	Rev 02	10053-B3-A-B5D9-G200-E-E-001	Rev 02
B3	Elevation	Building 3 - West Elevation	10053-B3-A-B5D9-G200-E-W-001		10053-B3-A-B5D9-G200-E-W-001	Rev 02	10053-B3-A-B5D9-G200-E-W-001	Rev 02
B3	Elevation	Building 3 - Unfolded Façade Elevations	10053-B3-A-B5D9-G200-E-AL-001		10053-B3-A-B5D9-G200-E-AL-001	Rev 01	10053-B3-A-B5D9-G200-E-AL-001	Rev 01
B3	Section	Building 3 - Section AA	10053-B3-A-B5D9-G200-S-AA-001	Rev 01	10053-B3-A-B5D9-G200-S-AA-001	Rev 05	10053-B3-A-B5D9-G200-S-AA-001	Rev 05
B3	Section	Building 3 - Section EE	10053-B3-A-B5D9-G200-S-EE-001		10053-B3-A-B5D9-G200-S-EE-001	Rev 02	10053-B3-A-B5D9-G200-S-EE-001	Rev 02
B3	Section	Building 3 - Section FF	10053-B3-A-B5D9-G200-S-FF-001		10053-B3-A-B5D9-G200-S-FF-001	Rev 02	10053-B3-A-B5D9-G200-S-FF-001	Rev 02
B3	Section	Building 3 - Section HH	10053-B3-A-B5D9-G200-S-HH-001		10053-B3-A-B5D9-G200-S-HH-001	Rev 01	10053-B3-A-B5D9-G200-S-HH-001	Rev 01
B3	Section	Building 3 - Section PP	10053-B3-A-B5D9-G200-S-PP-001		~~10052-B3-A-B5D9-G200-S-PP-001~~	~~Rev 01~~	~~10052-B3-A-B5D9-G200-S-PP-001~~	~~Rev 01~~
B3	Section	Building 3 - Section QQ	10053-B3-A-B5D9-G200-S-QQ-001		10053-B3-A-B5D9-G200-S-QQ-001	Rev 01	10053-B3-A-B5D9-G200-S-QQ-001	Rev 01
B3	Section	Building 3 - Section RR and office entrance elevation	10053-B3-A-B5D9-G200-S-RR-001		~~10053-B3-A-B5D9-G200-S-RR-001~~		~~10053-B3-A-B5D9-G200-S-RR-001~~	
B3								
B3	Detail	Building 3 - Façade interface detail - Typical	10053-B3-A-B5D9-G251-D-T1-001		10053-B3-A-B5D9-G251-D-T1-001	Rev 01	10053-B3-A-B5D9-G251-D-T1-001	Rev 01
B3	Detail	Building 3 - Façade interface detail - Corner	10053-B3-A-B5D9-G251-D-T2-001		10053-B3-A-B5D9-G251-D-T2-001	Rev 01	10053-B3-A-B5D9-G251-D-T2-001	Rev 01
B3	Detail	Building 3 - Façade interface detail - Entrance	10053-B3-A-B5D9-G251-D-T3-001		10053-B3-A-B5D9-G251-D-T3-001	Rev 01	10053-B3-A-B5D9-G251-D-T3-001	Rev 01
B3	Detail	Building 3 - Façade interface detail - Amenity level	10053-B3-A-B5D9-G251-D-T4-001		10053-B3-A-B5D9-G251-D-T4-001	Rev 01	10053-B3-A-B5D9-G251-D-T4-001	Rev 01
B3	Detail	Building 3 - Façade interface detail - Typical roof level parapet	10053-B3-A-B5D9-G251-D-T5-001		10053-B3-A-B5D9-G251-D-T5-001	Rev 01	10053-B3-A-B5D9-G251-D-T5-001	Rev 01
B3	Detail	Building 3 - Façade interface detail - Terrace roof level parapet	10053-B3-A-B5D9-G251-D-T6-001		10053-B3-A-B5D9-G251-D-T6-001	Rev 01	10053-B3-A-B5D9-G251-D-T6-001	Rev 01
					10053-B3-A-B5D9-G251-D-T7-001		10053-B3-A-B5D9-G251-D-T7-001	
B3	Schedule	Building 3 - Office Area Schedule	10053-B3-A-B5D9-Z100-AS-001		10053-B3-A-B5D9-Z100-AS-001	Rev 04	10053-B3-A-B5D9-Z100-AS-001	Rev 04

B4	B4	Elevation	Building 4 - Existing North Elevation and Existing South Elevation	10053-B4-A-B5D9-G200-XE-NS-001		10053-B4-A-B5D9-G200-XE-NS-001		10053-B4-A-B5D9-G200-XE-NS-001	
	B4	Elevation	Building 4 - Existing East Elevevation and Existing West Elevation	10053-B4-A-B5D9-G200-XE-EW-001		10053-B4-A-B5D9-G200-XE-EW-001		10053-B4-A-B5D9-G200-XE-EW-001	
	B4	Elevation	Building 4 - Proposed North Elevation and Proposed South Elevation	10053-B4-A-B5D9-G200-E-NS-001		10053-B4-A-B5D9-G200-E-NS-001	Rev 06	10053-B4-A-B5D9-G200-E-NS-001	Rev 07
	B4	Elevation	Building 4 - Proposed East Elevation and Proposed West Elevation	10053-B4-A-B5D9-G200-E-EW-001		10053-B4-A-B5D9-G200-E-EW-001	Rev 05	10053-B4-A-B5D9-G200-E-EW-001	Rev 06
	B4	Detail	Building 4 - Existing North Elevation	10053-B4-A-B5D9-G251-D-XE-001		10053-B4-A-B5D9-G251-D-XE-001		10053-B4-A-B5D9-G251-D-XE-001	
	B4	Detail	Building 4 - Indicative North Elevation	10053-B4-A-B5D9-G251-D-N-001		10053-B4-A-B5D9-G251-D-N-001	Rev 03	10053-B4-A-B5D9-G251-D-N-001	Rev 03
	B4	Detail	Building 4 - Indicative North Elevation	10053-B4-A-B5D9-G251-D-N-002		10053-B4-A-B5D9-G251-D-N-102	Rev 01	10053-B4-A-B5D9-G251-D-N-102	Rev 02
	B4	Section	Building 4 - Indicative Residential and arch structure interface	10053-B4-A-B5D9-G200-S-KK-001		10053-B4-A-B5D9-G200-S-KK-001	Rev 01	10053-B4-A-B5D9-G200-S-KK-001	Rev 01
	B4	Section	Building 4 - Indicative Office and arch structure interface	10053-B4-A-B5D9-G200-S-LL-001		10053-B4-A-B5D9-G200-S-LL-001	Rev 01	10053-B4-A-B5D9-G200-S-LL-001	Rev 01
	B4	Section	Building 4 - Indicative Office and arch structure interface	10053-B4-A-B5D9-G200-S-MM-001		10053-B4-A-B5D9-G200-S-MM-001	Rev 02	10053-B4-A-B5D9-G200-S-MM-001	Rev 02
	B4	Detail	Building 4 - Indicative Podium Living Wall Detail	10053-B4-A-B5D9-G251-D-TY-001		10053-B4-A-B5D9-G251-D-TY-001	Rev 03	10053-B4-A-B5D9-G251-D-TY-001	Rev 03
	B4	Schedule	Building 4 - Podium / Arches Area Schedule	10053-B4-A-B5D9-Z100-AS-001		10053-B4-A-B5D9-Z100-AS-001	Rev 03	10053-B4-A-B5D9-Z100-AS-001	Rev 03
B5	B5	Elevation	Building 5 - Existing South Elevation and Proposed South Elevation	10053-B5-A-B5D9-G200-E-S-001		10053-B5-A-B5D9-G200-E-S-001	Rev 02	10053-B5-A-B5D9-G200-E-S-001	Rev 02
	B5	Plan	Building 5 - Existing Reflected Plan & Proposed Refelected Plan	10053-B5-A-B5D9-G310-XRCP-00-001		10053-B5-A-B5D9-G310-XRCP-00-001	Rev 01	10053-B5-A-B5D9-G310-XRCP-00-001	Rev 01
	B5	Section	Building 5 - Indicative Office and Arch Structure Interface	10053-B5-A-B5D9-G200-S-MM-001		10053-B5-A-B5D9-G200-S-MM-001	Rev 01	10053-B5-A-B5D9-G200-S-MM-001	Rev 01

G000	Existing Plan	Existing Site Location Plan - Level 00			10337-Z1-A-B5D9-G000-XP-00-001		10337-Z1-A-B5D9-G000-XP-00-001	
G000	Existing Plan	Existing Site Location Plan - Level 01			10337-Z1-A-B5D9-G000-XP-01-001		10337-Z1-A-B5D9-G000-XP-01-001	
G100	Plan	Masterplan - Proposed Plan - Level 00						
G100	Plan	Masterplan - Proposed Plan - Level 01						
G200	Existing Elevation	Existing Gt Bridgewater Street Elevation			10337-Z1-A-B5D9-G200-XE-EN-001		10337-Z1-A-B5D9-G200-XE-EN-001	
G200	Existing Elevation	Existing West Elevation (Part of 10337-Z1-A-B5D9-G200-XS-XX-001) below						
G200	Elevation	Proposed Great Bridgewater Street and West Elevation			10337-Z1-A-B5D9-G200-EL-XX-001	Rev 04	10337-Z1-A-B5D9-G200-EL-XX-001	Rev 05
G200	Elevation	Proposed Staircase and Lift Detailed Elevations			10337 Z1-A-B5D9-G200-EL-XX-002	Rev 04	10337 Z1-A-B5D9-G200-EL-XX-002	Rev 04
G200	Plan	Proposed Level 00 and 01 (Viaduct Level) Plan			10337-Z1-A-B5D9-G200-PL-XX-001	Rev 05	10337-Z1-A-B5D9-G200-PL-XX-001	Rev 06
G200	Plan	Proposed Level 02 (Roof Level) Plan			10337-Z1-A-B5D9-G200-PL-02-001	Rev 04	10337-Z1-A-B5D9-G200-PL-02-001	Rev 04
G200	Existing Section	Existing Section AA and BB (West elevation)			10337-Z1-A-B5D9-G200-XS-XX-001		10337-Z1-A-B5D9-G200-XS-XX-001	
G200	Section	Proposed Section AA and BB			10337-Z1-A-B5D9-G200-SE-XX-001	Rev 04	10337-Z1-A-B5D9-G200-SE-XX-001	Rev 04
G200	Section	Proposed Staircase and Lift Detailed Sections			10337-Z1-A-B5D9-G200-SE-XX-002	Rev 03	10337-Z1-A-B5D9-G200-SE-XX-002	Rev 03
JC20	Existing Elevation	Alterations - Existing Gt Bridgewater St and West Elevation			10337- Z1- A- B5D9- JC20- XE- XX- 001	Rev 04	10337- Z1- A- B5D9- JC20- XE- XX- 001	Rev 04
JC20	Existing Plan	Alterations - Existing Level 00 and 01 (Viaduct Level Plan)			10337- Z1- A- B5D9- JC20- XP- XX- 001	Rev 03	10337- Z1- A- B5D9- JC20- XP- XX- 001	Rev 03



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NOTE:

0m 2.5m 5m 10m

NORTH

Rev	Date	Description
00	15-06-2020	Planning Issue
01	15-12-2020	Non-Material Amendment Application
02	16-12-2020	Non-Material Amendment Application
03	19-02-2021	Non-Material Amendment Application
04	04-04-2022	Minor Material Amendment Application
05	08-01-2024	Non-Material Amendment Application

Project Title
Viadux
Great Bridgewater Street Stair and Lift
Great Bridgewater Street
Manchester

Status
Planning

Drawing Title
Masterplan - Proposed Plan
Level 01

Job No 10337
Scale 1:500 @ A3 / 1:250 @ A1
Date 15 June 2020
Drawing No 10337-Z1-A-B5D9-G100-PL-01-001
Revision 05

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Rev	Date	Description	Rev	Date	Description	Rev	Date	Description
00	17-03-2017	Planning Issue	06	04-04-2022	Minor Material Amendment Application			
01	13-07-2017	Change of Use	07	08-01-2024	Non-Material Amendment Application			
02	30-04-2020	Minor Material Amendment Application						
03	29-05-2020	Minor Material Amendment Application						
04	15-12-2020	Non-Material Amendment Application						
05	19-02-2021	Non-Material Amendment Application						

North

Project Title: Former Bauer Millet Site

Drawing Title: Masterplan- Proposed Plan- Service Yard 01 Mezzanine

Status: Planning

Scale: 1:500 @ A3 / 1:250 @ A1

Date: March 2017

Job No: 10053

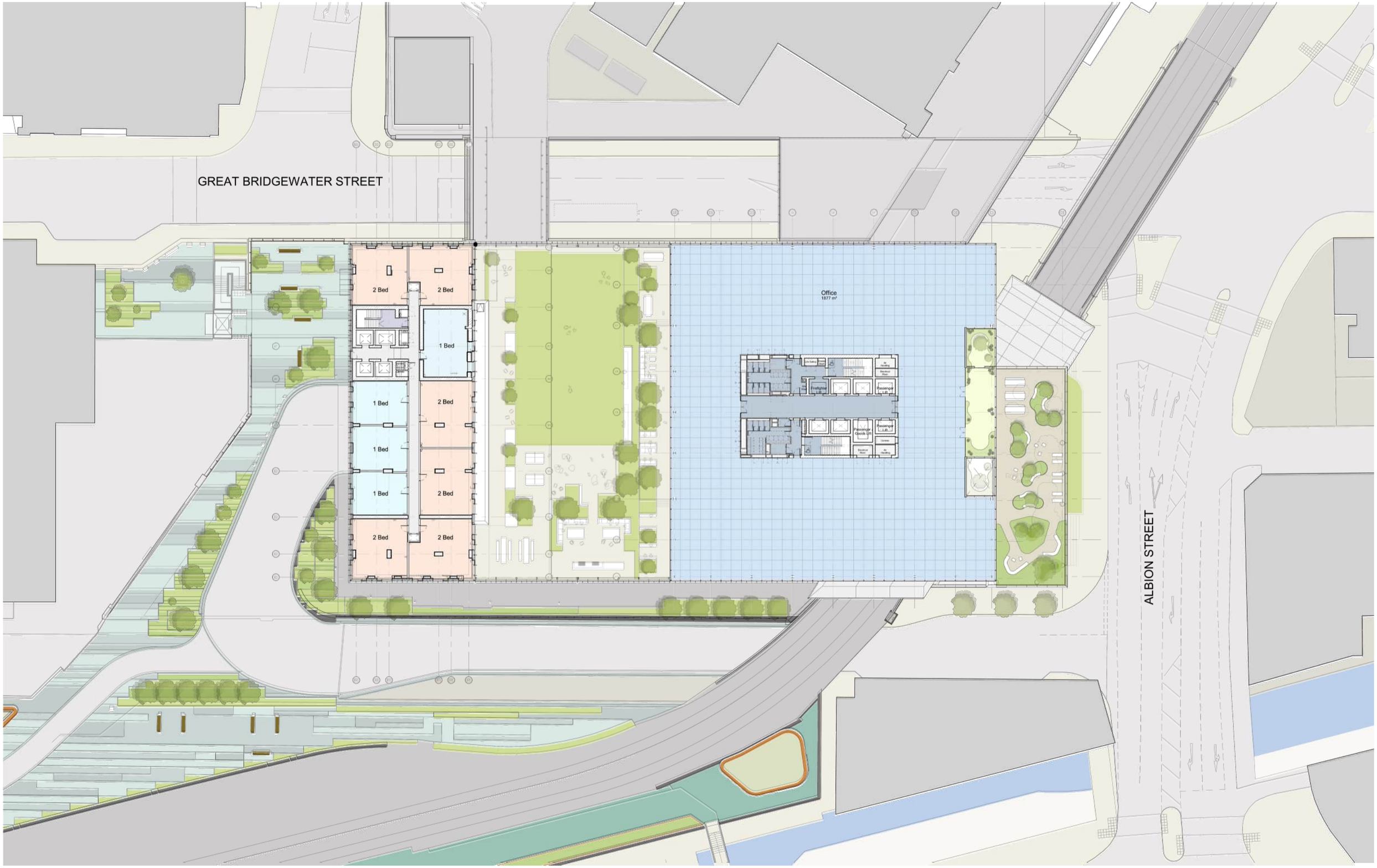
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Revision: 07

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Rev	Date	Description	Rev	Date	Description	Rev	Date	Description
00	17-03-2017	Planning Issue	06	08-01-2024	Non-Material Amendment Application			
01	30-04-2020	Minor Material Amendment Application						
02	29-05-2020	Minor Material Amendment Application						
03	15-12-2020	Non-Material Amendment Application						
04	19-02-2021	Non-Material Amendment Application						
05	04-04-2022	Minor Material Amendment Application						

North

Project Title: Former Bauer Millet Site

Drawing Title: Masterplan- Proposed Plan- Office Level 14 Intermediate Residential Level 19

Status: Planning

Scale: 1:500 @ A3 / 1:250 @ A1

Date: March 2017

Job No: 10053

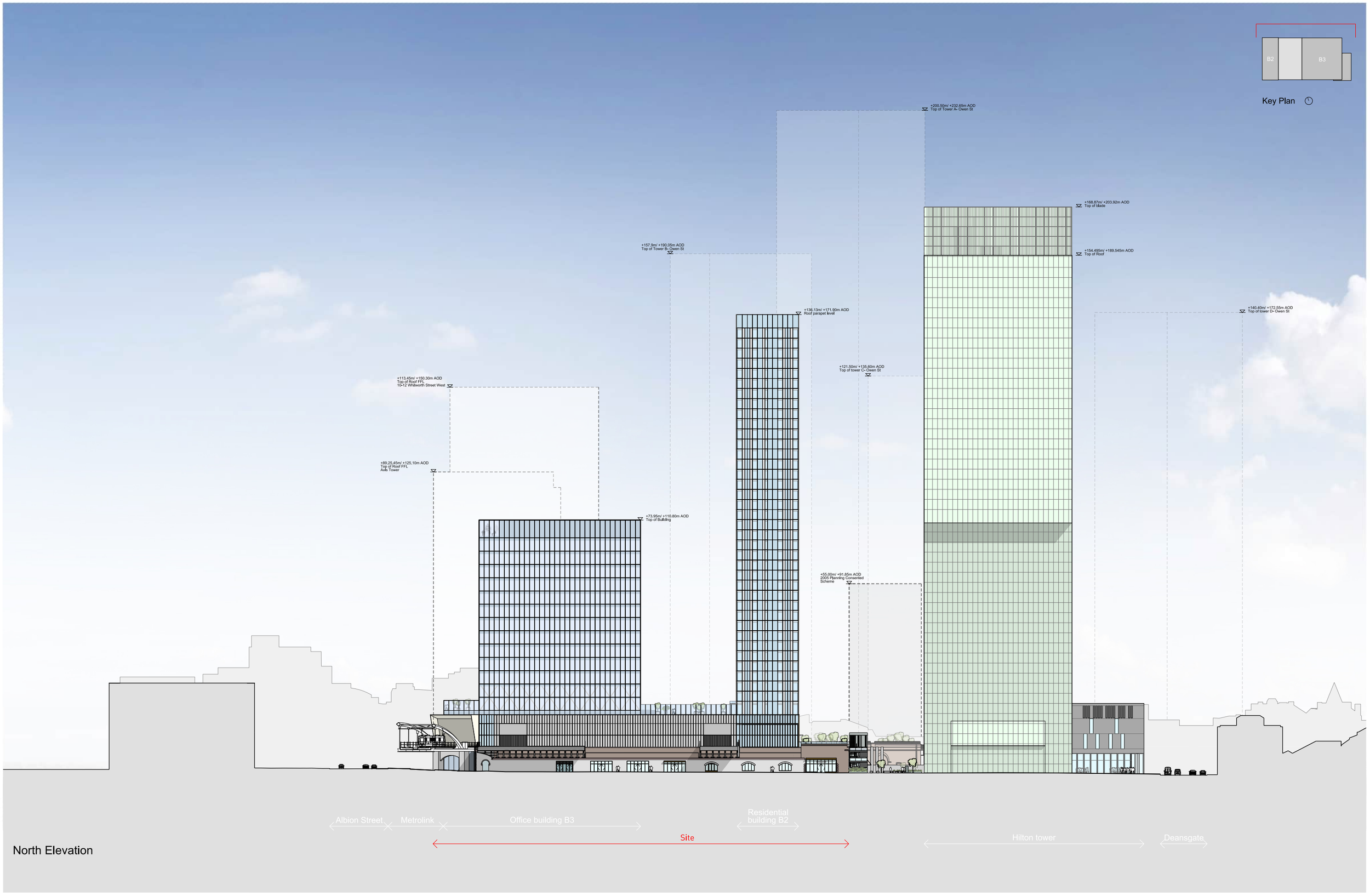
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North Elevation

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	19-02-2021	Non-Material Amendment Application
06	04-04-2022	Minor Material Amendment Application
07	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Status: Planning

Scale: 1:1000 @ A3 1:500 @ A1

Date: March 2017

Drawing Title: Masterplan - Proposed North Elevation

Job No: 10053

Drawing No: 10053-MP-A-B5D9-G200-E-N-001

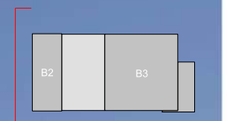
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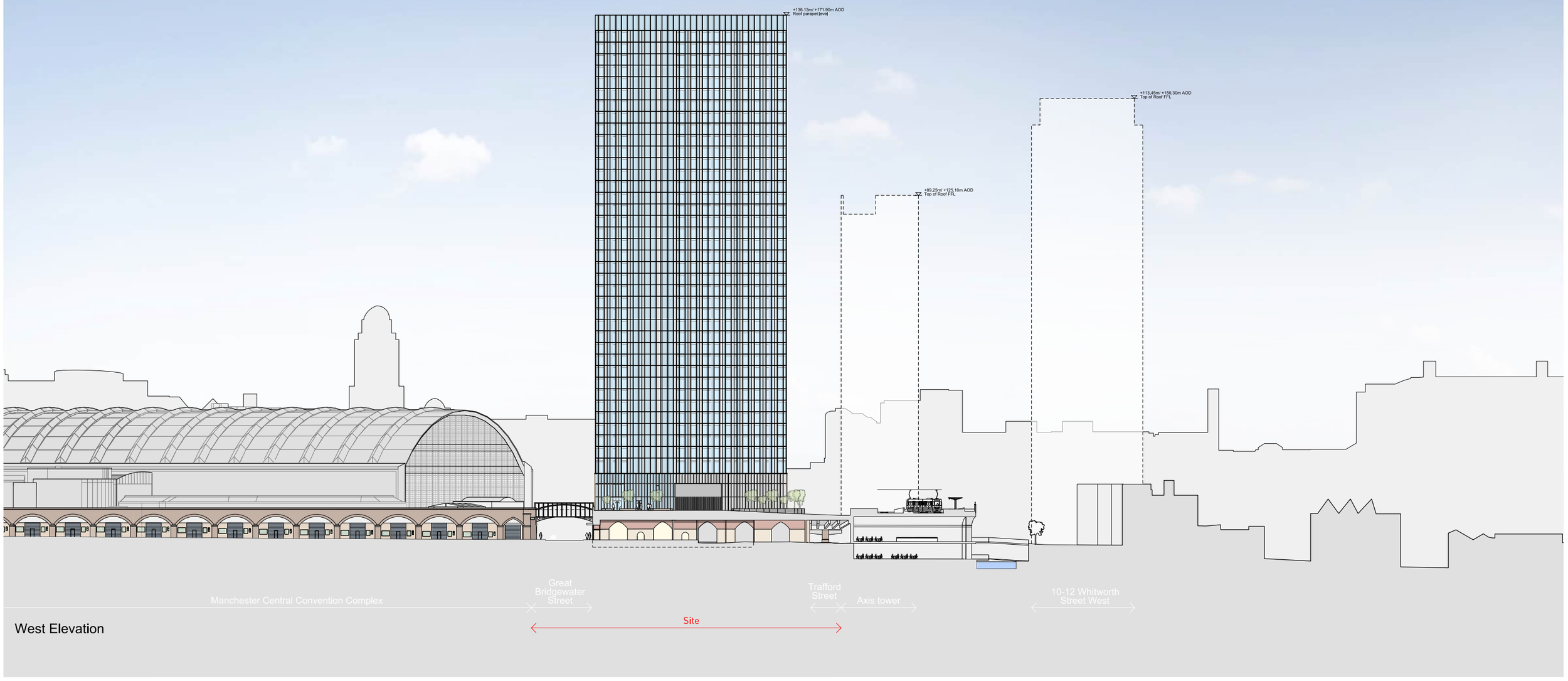
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Key Plan



West Elevation

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	15-12-2020	Non-Material Amendment Application
04	04-04-2022	Minor Material Amendment Application
05	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Status: Planning

Scale: 1:1000 @ A3 1:500 @ A1

Date: March 2017

Drawing Title: Masterplan - Proposed West Elevation

Job No: 10053

Drawing No: 10053-MP-A-B5D9-G200-E-W-001

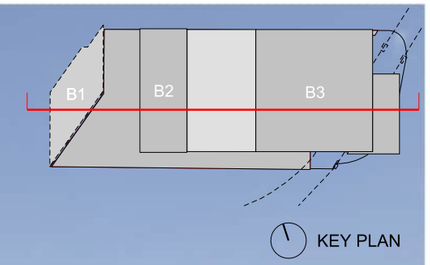
Revision: 05

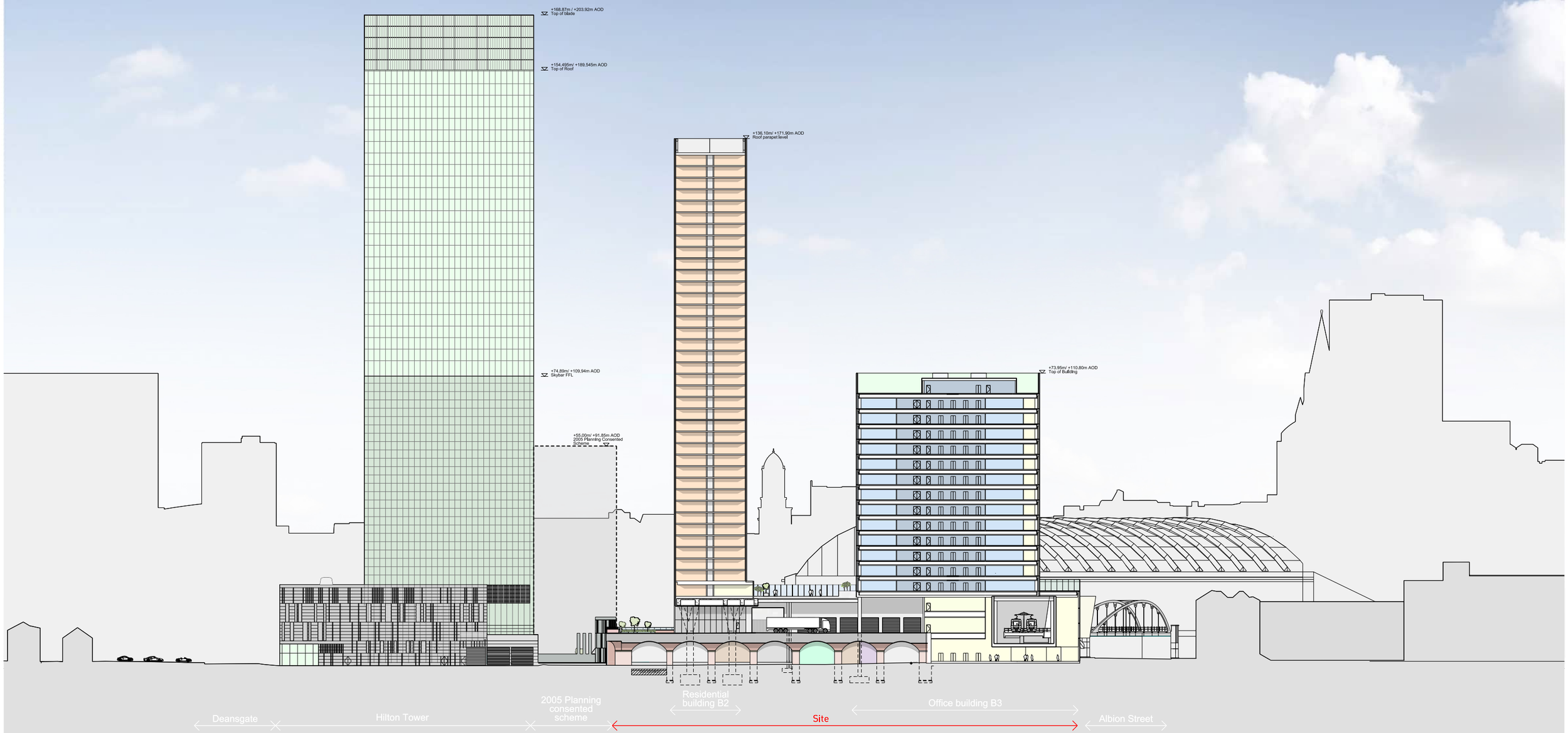
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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	19-02-2021	Non-Material Amendment Application
06	04-04-2022	Minor Material Amendment Application
07	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Status: Planning

Scale: 1:1000 @ A3 1:500 @ A1

Date: March 2017

Drawing Title: Masterplan - Long Section AA

Job No: 10053

Drawing No: 10053-MP-A-B5D9-G100-S-AA-001

Revision: 07

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	15-12-2020	Non-Material Amendment Application
04	04-04-2022	Minor Material Amendment Application
05	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Masterplan - Indicative CGI 05
View East down Great Bridgewater Street

Status: Planning

Scale: NTS @ A3 NTS @ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-MP-A-B5D9-Z200-3-AL-005

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Area Schedule

Program	GIA		GEA		Units	Cycles
	(sq ft)	(sq m)	(sq ft)	(sq m)		
Residential*	381,096	35,405	410,148	38,104	**362**	**362**
Office**	366,920	34,088	380,138	35,316		
Retail*	8,342	775	10,129	941		

*Figures for the Residential areas have decreased and the Retail areas have increased because the Lounge/ Bar residential amenity space has been combined with Retail Unit 2.
**Figures for the Commercial areas have changed due to the additional floor added to Building 3 and the reconfiguration of the Ground Floor.

All areas are approximate. The scheme illustrated is indicative only and has not been subject of a detailed design or co-ordinated exercise. The areas should therefore not be relied upon for the basis of a development appraisal.



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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	15-12-2020	Non-Material Amendment Application
04	19-02-2021	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application
06	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 2 - First Floor Plan

Status: Planning

Scale: 1:200 @ A3 1:100 @ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-B2-A-B5D9-G200-P-01-001

Revision: 06

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Rev	Date	Description	Rev	Date	Description	Rev	Date	Description
00	17-03-2017	Planning Issue	06	08-01-2024	Non-Material Amendment Application			
01	30-04-2020	Minor Material Amendment Application						
02	29-05-2020	Minor Material Amendment Application						
03	15-12-2020	Non-Material Amendment Application						
04	19-02-2021	Non-Material Amendment Application						
05	04-04-2022	Minor Material Amendment Application						

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 2 - First Floor - Mezzanine Plan

Status: Planning

Scale: 1:200 @ A3 1:100 @ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-B2-A-B5D9-G200-P-01M-001

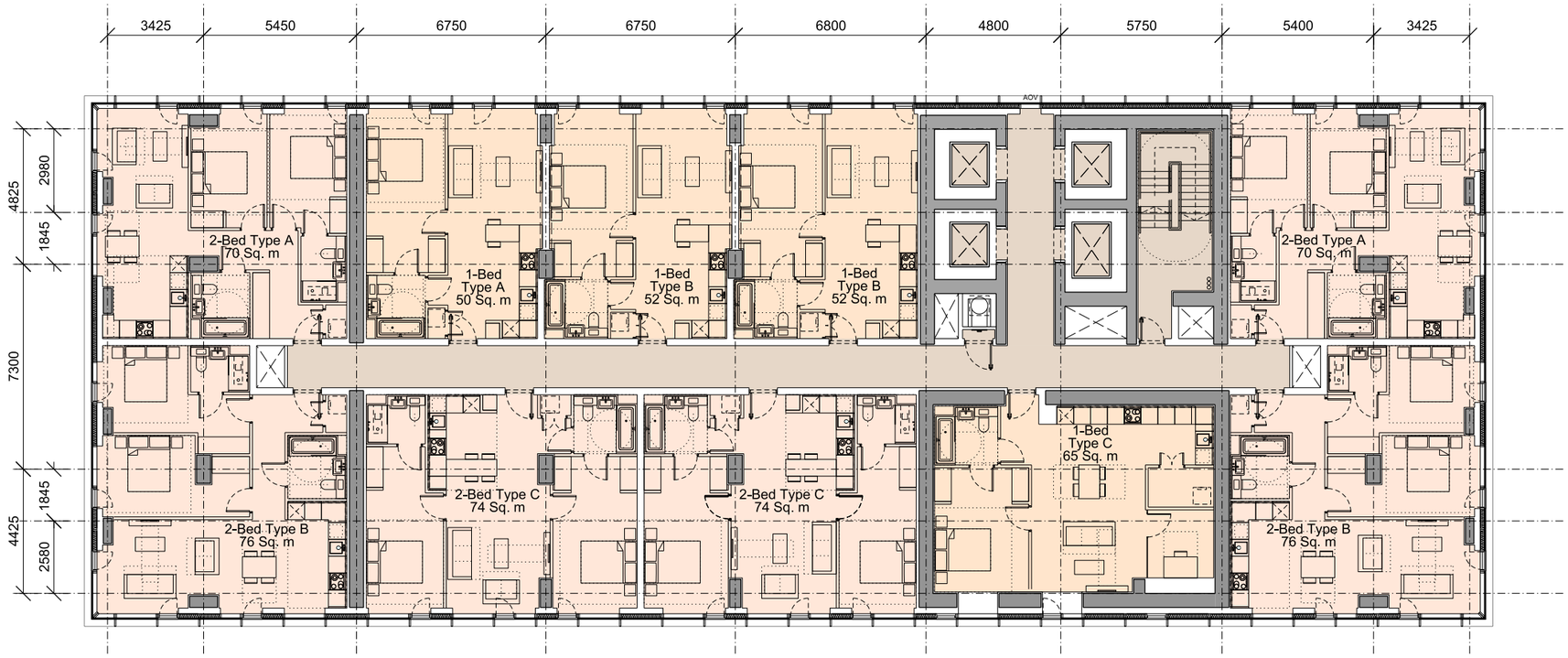
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Rev	Date	Description
00	17-03-2017	Planning Issue
01	10-05-2017	Façade setting out updated
02	30-04-2020	Minor Material Amendment Application
03	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 2 - Intermediate residential level plan

Status: Planning

Scale: 1:200 @ A3 1:100 @ A1

Date: March 2017

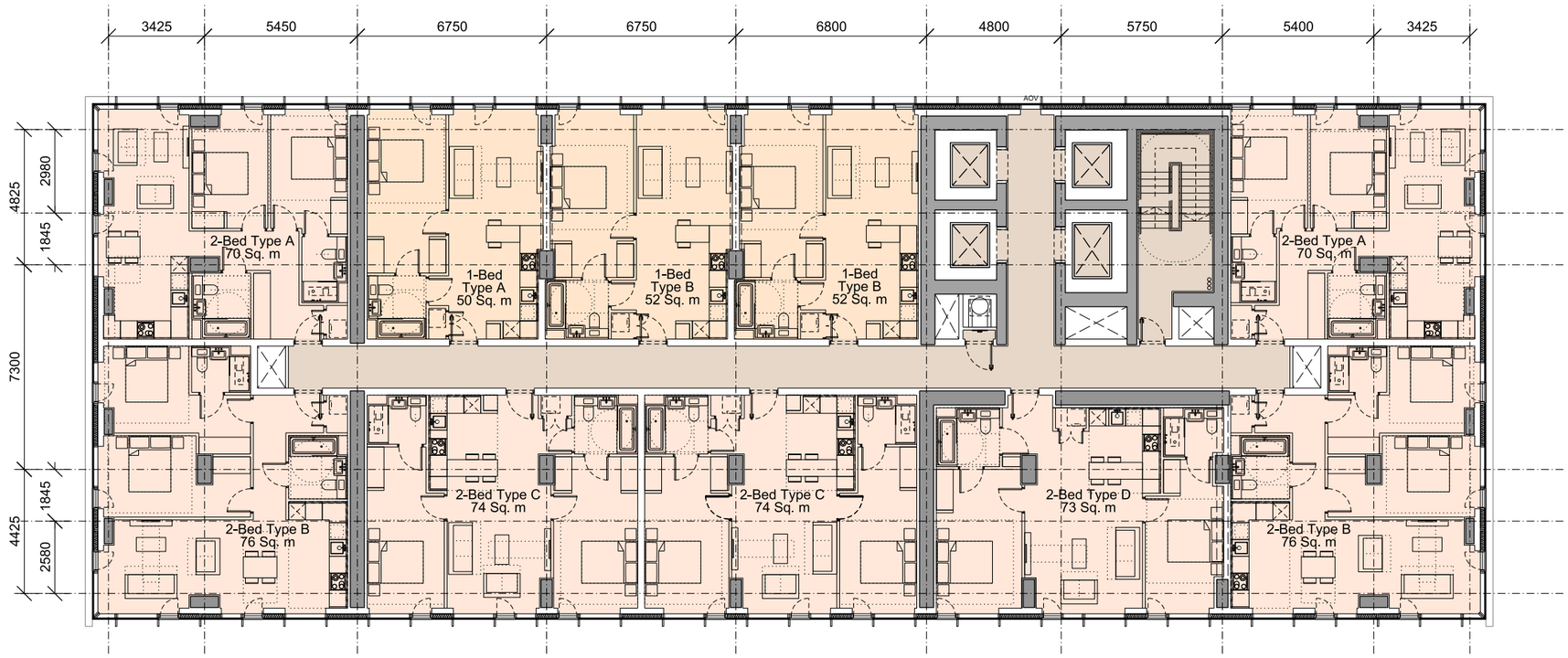
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Drawing No: 10053-B2-A-B5D9-G200-P-19-001

Revision: 03

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	10-05-2017	Façade setting out updated
02	30-04-2020	Minor Material Amendment Application
03	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 2 - Typical upper level floor - Floors 20 - 37

Status: Planning

Scale: 1:200 @ A3 1:100 @ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-B2-A-B5D9-G200-P-20-001

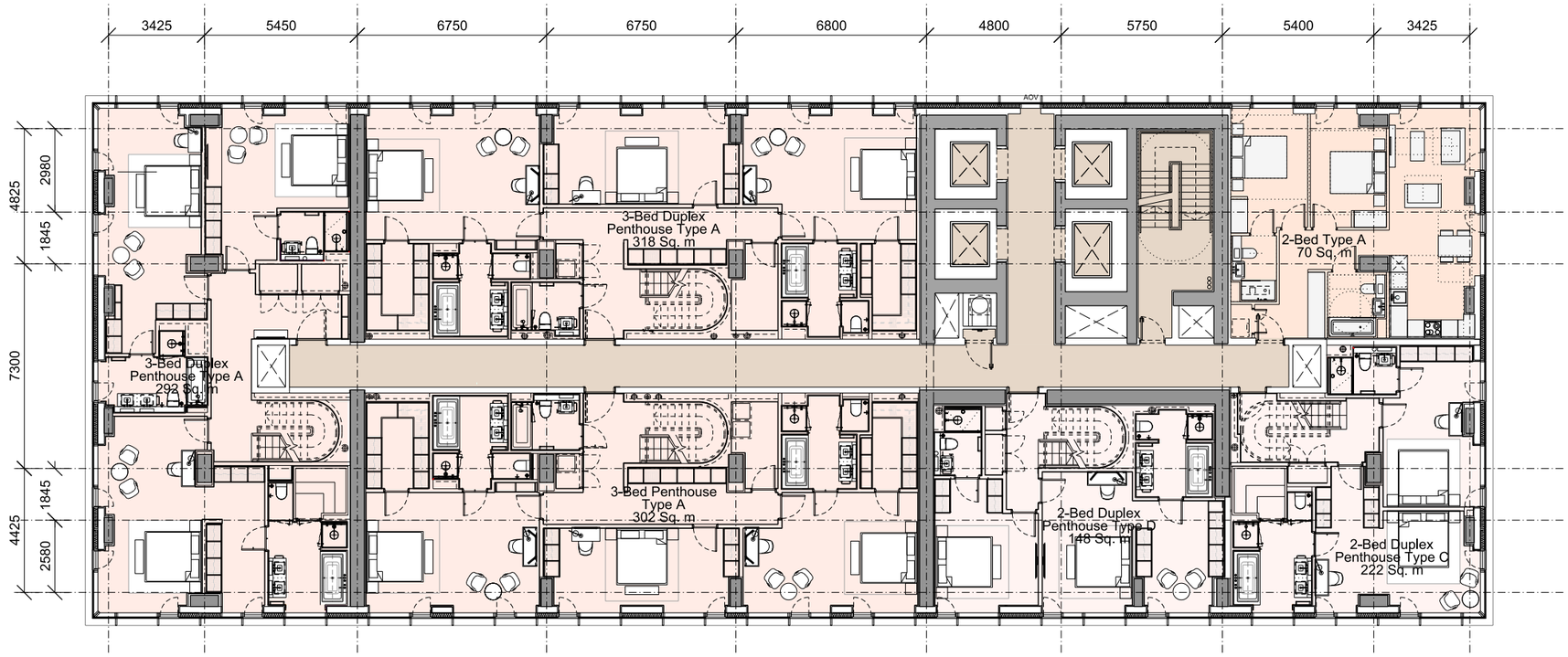
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Rev	Date	Description
00	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 2 - Duplex Penthouses - Floor 38

Status: Planning

Scale: 1:200 @ A3 1:100 @ A1

Date: January 2024

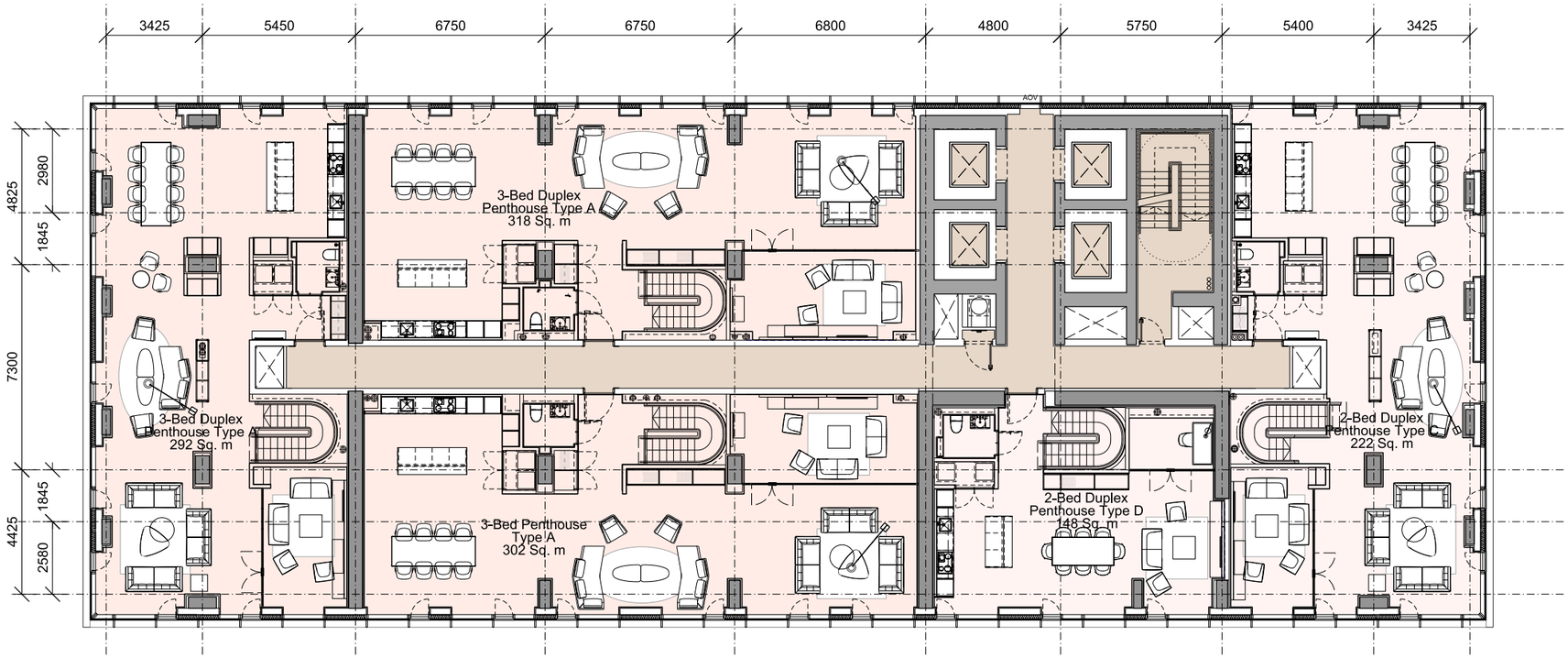
Job No: 10053

Drawing No: 10053-B2-A-B5D9-G200-P-38-001

Revision: 00

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Rev	Date	Description
00	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Status: Planning

Scale: 1:200 @ A3 1:100 @ A1

Date: January 2024

Drawing Title: Building 2 - Duplex Penthouses - Floor 39

Job No: 10053

Drawing No: 10053-B2-A-B5D9-G200-P-39-001

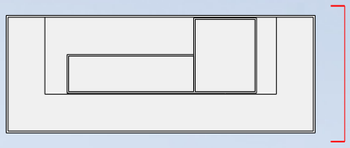
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MATERIALS KEY

- A — Projecting curtain wall vertical mullion, 1500mm centres.
- B — Full height clear double glazed units (unitised). Silicone jointing between glass to glass interfaces.
- C — Glass fronted solid panel, 100% Enamelled frit spandrel glass
- D — Perforated metal screen in plane of facade to conceal pivoting solid ventilator
- E — Perforated metal screen to level 01 service yard



Key Plan

North Elevation

Building 2

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NOTE:

NORTH

Rev	Date	Description
01	10-05-2017	Revised façade setting out
02	30-04-2020	Minor Material Amendment Application
03	29-05-2020	Minor Material Amendment Application
04	12-06-2020	Minor Material Amendment Application
05	15-12-2020	Non- Material Amendment Application
06	19-02-2021	Non- Material Amendment Application
07	04-04-2022	Minor Material Amendment Application
08	08-01-2024	Non-Material Amendment Application

Project Title: Former Bauer Millett Site

Drawing Title: Building 2 - North Elevation

Job No: 10053

Scale: 1:250 @ A1, 1:500 @ A3

Date: March 2017

Status: Planning

Drawing No: 10053-B2-A-B5D9-G200-E-N-001

Revision: 08

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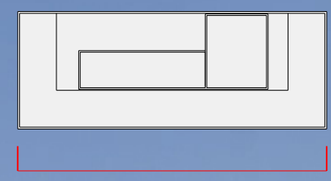
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- D — Perforated metal screen in plane of facade to conceal pivoting solid ventilator
- E — Perforated metal screen to level 01 service yard



Key Plan

East Elevation

Building 2

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Do not scale off dimensions.
All dimensions to be checked on site by contractor.
Contractor to report any dimensional discrepancies, errors or omissions prior to commencing on site.

NOTE:

NORTH

Rev	Date	Description
00	17-03-2017	Planning Issue
01	10-05-2017	Revised façade setting out
02	30-04-2020	Minor Material Amendment Application
03	29-05-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application
06	08-01-2024	Non-Material Amendment Application

Project Title: Former Bauer Millett Site

Status: Planning

Drawing Title: Building 2 - East Elevation

Job No: 10053

Scale: 1:250 @ A1, 1:500 @ A3

Date: March 2017

Drawing No: 10053-B2-A-B5D9-G200-E-E-001

Revision: 06

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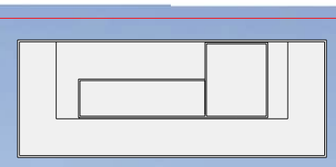
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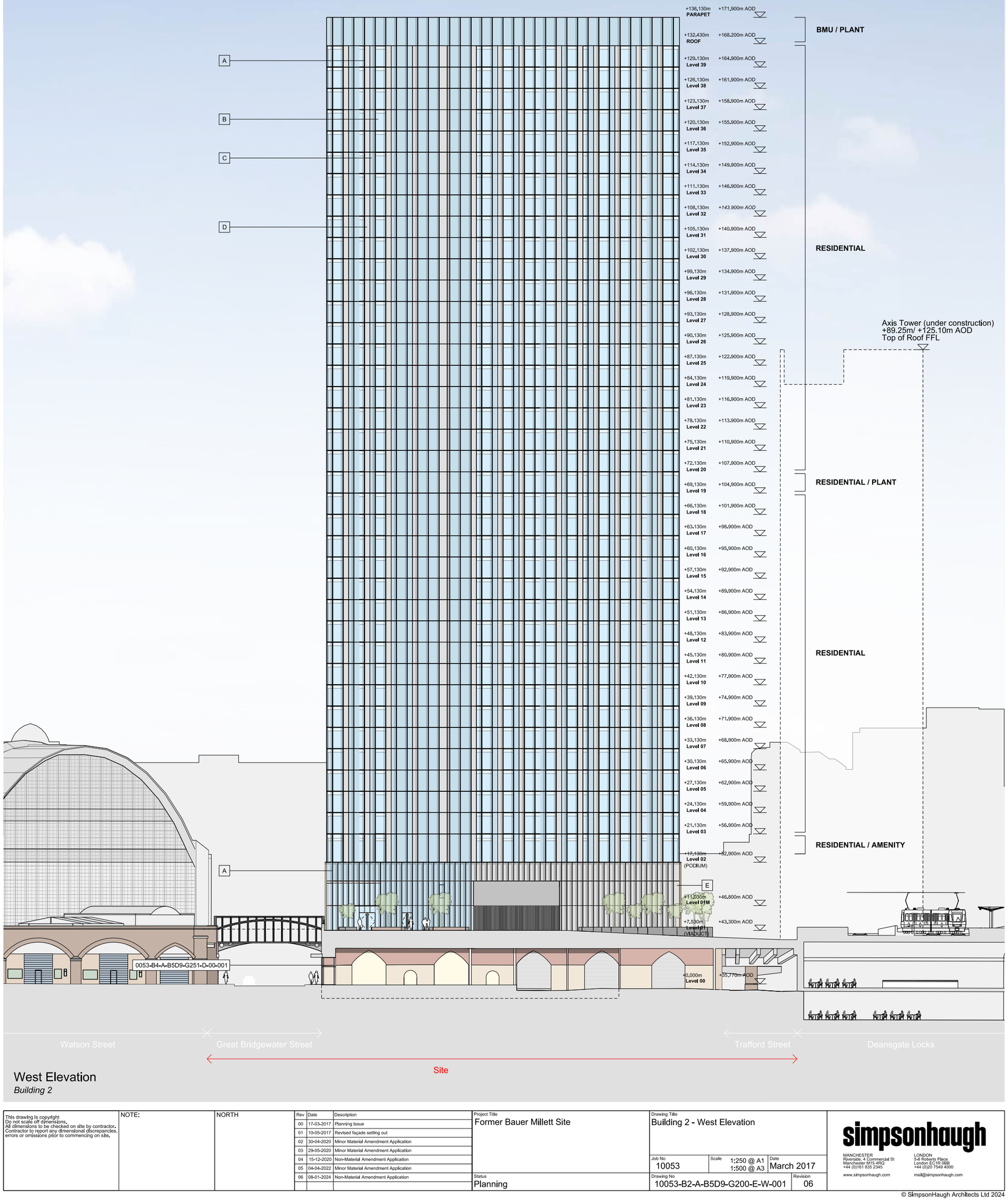
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MATERIALS KEY

- A — Projecting curtain wall vertical mullion. 1500mm centres.
- B — Full height clear double glazed units (unitised). Silicone jointing between glass to glass interfaces.
- C — Glass fronted solid panel. 100% Enamelled frit spandrel glass
- D — Perforated metal screen in plane of facade to conceal pivoting solid ventilator
- E — Perforated metal screen to level 01 service yard



Key Plan



West Elevation

Building 2

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NOTE:

NORTH

Rev	Date	Description
00	17-03-2017	Planning Issue
01	10-05-2017	Revised façade setting out
02	30-04-2020	Minor Material Amendment Application
03	29-05-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application
06	08-01-2024	Non-Material Amendment Application

Project Title: Former Bauer Millett Site

Status: Planning

Drawing Title: Building 2 - West Elevation

Job No: 10053

Scale: 1:250 @ A1, 1:500 @ A3

Date: March 2017

Drawing No: 10053-B2-A-B5D9-G200-E-W-001

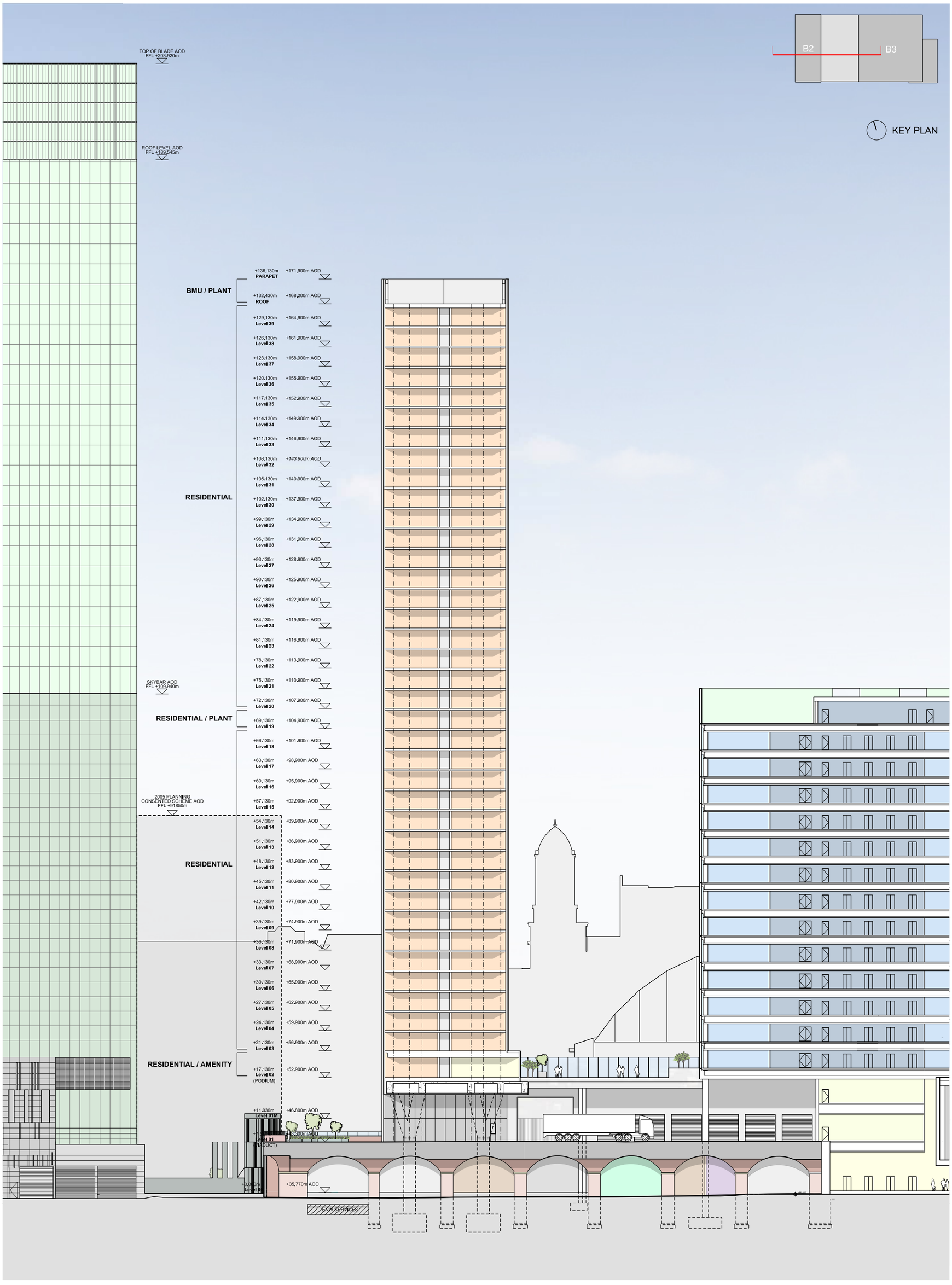
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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
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03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	19-02-2021	Non-Material Amendment Application
06	04-04-2022	Minor Material Amendment Application
07	08-01-2024	Non-Material Amendment Application

Project Title: Former Bauer Millett Site

Drawing Title: Building 2 - Section AA

Job No: 10053

Scale: 1:250 @ A1, 1:500 @ A3

Date: March 2017

Status: Planning

Drawing No: 10053-B2-A-B5D9-G200-S-AA-001

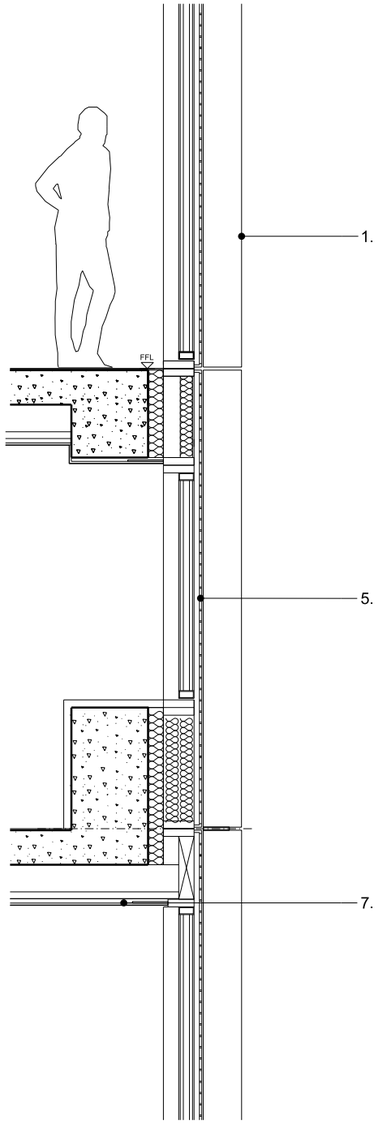
Revision: 07

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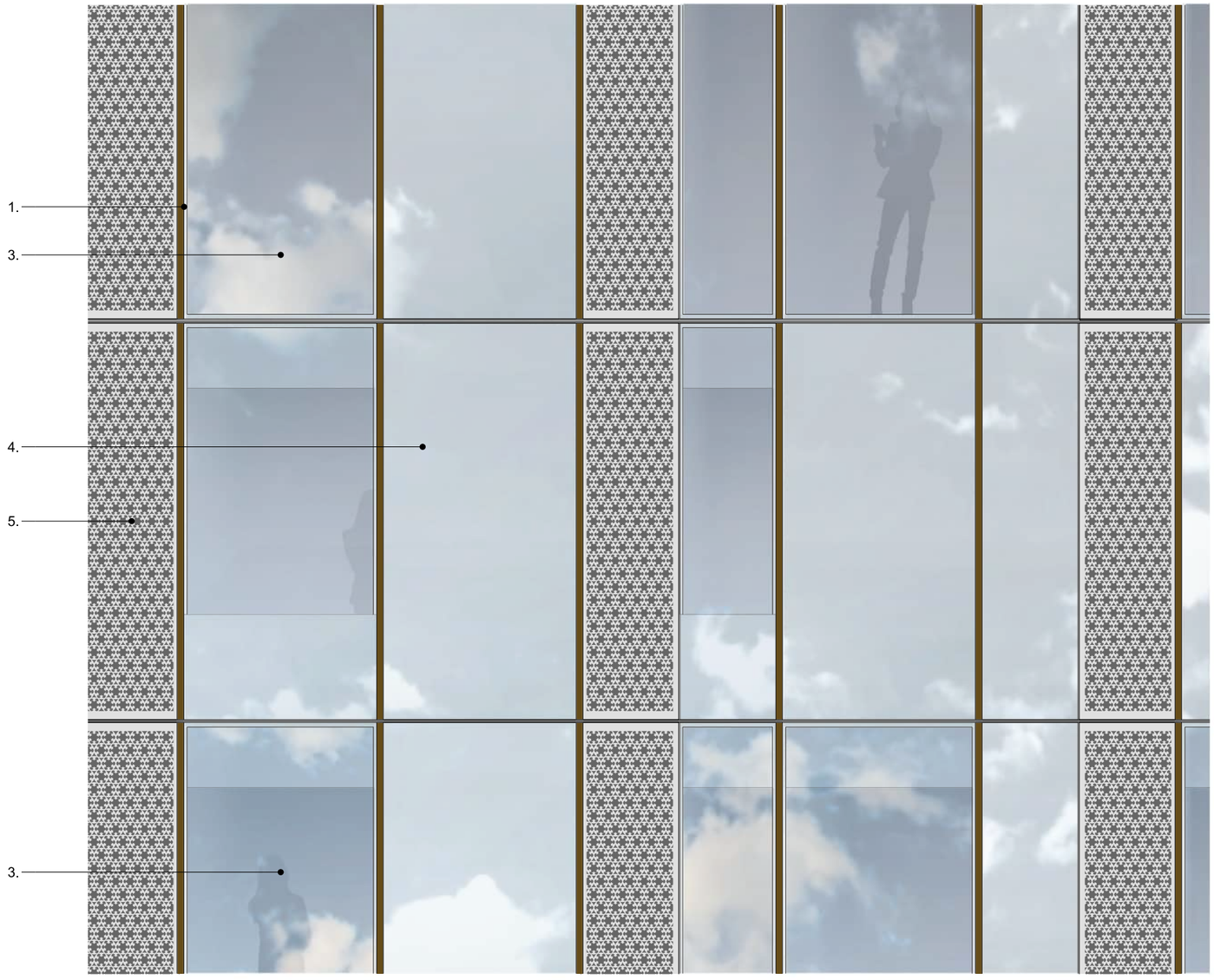
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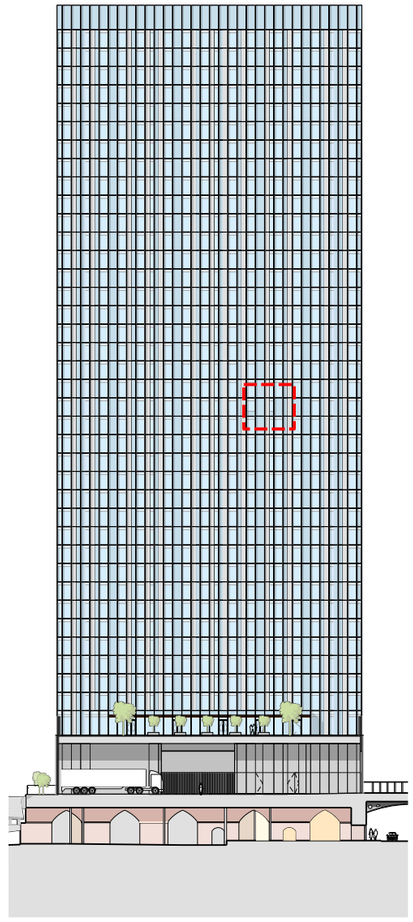
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Detail Section | 1:20



Detail Elevation | 1:20



Key Elevation | NTS

Key

1. Projecting curtain wall vertical mullion. Colour - Grey.

~~2. Projecting curtain wall horizontal transom. Colour - Grey.~~

3. Full height clear double glazed units (unitised). Silicone jointing between glass to glass interfaces.

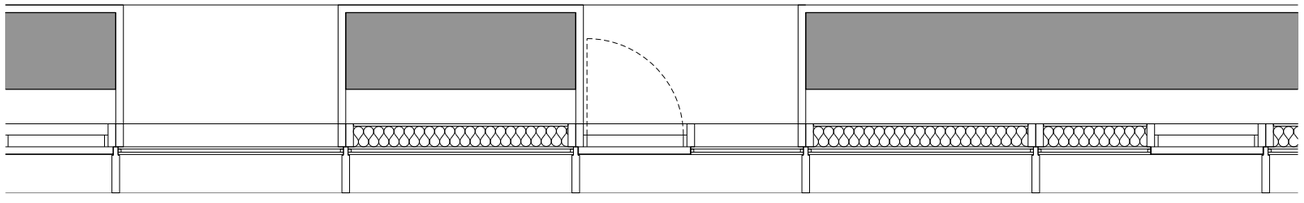
4. Glass fronted insulated solid panel. 100% Enamelled frit spandrel glass

5. Perforated metal screen (rapid vent) in plane of facade to conceal glazed inward opening door

~~6. Glass louvred panels~~

7. Ceiling

~~8. Openable doors with bird protection for maintenance of louvers~~



Detail Plan | 1:20

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 2 - External wall detail - Level 19

Status: Planning

Scale: 1:20 @ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-B2-A-B5D9-G251-D-19-001

Revision: 02

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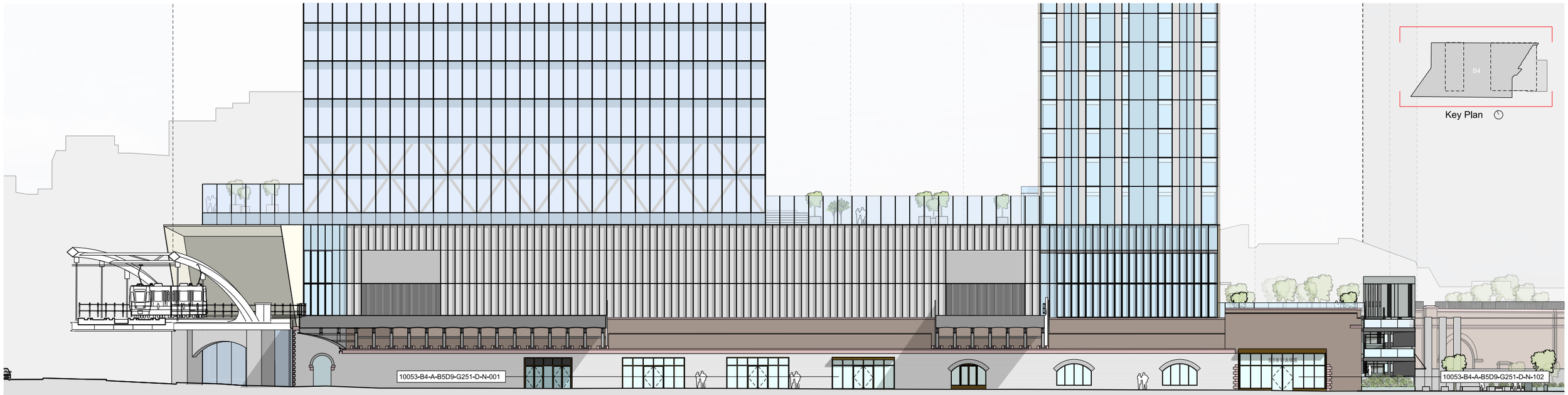
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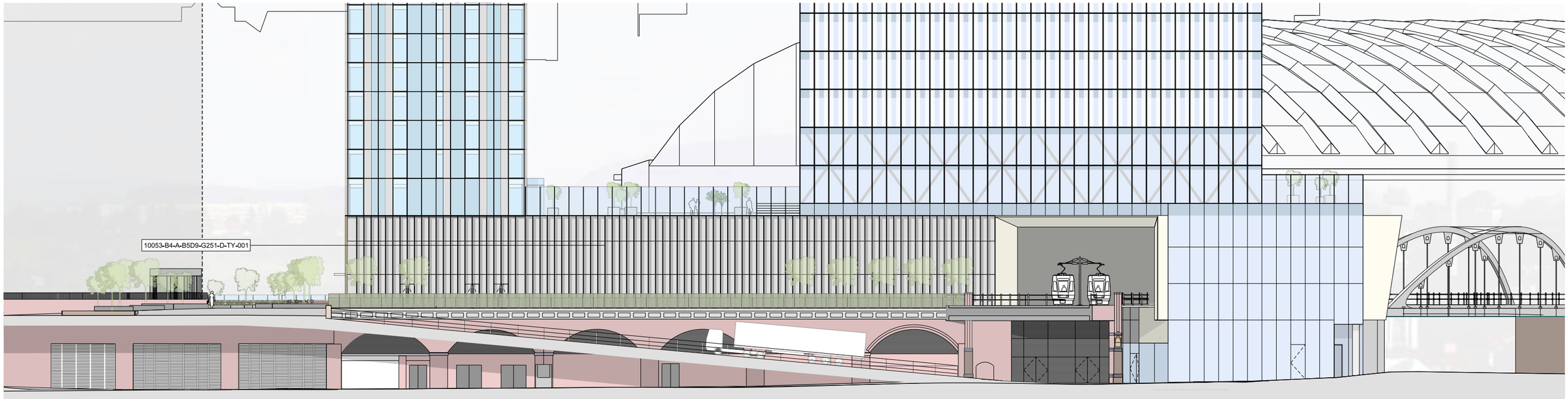
Height (m)	AOD (m)	Level	Program	GIA (sq ft)	GIA (sq m)	GEA (sq ft)	GEA (sq m)	NIA (sqft)	NIA (m2)	Apartments 1B	Apartments 2B	Penthouse 2B	Penthouse 3B	TOTAL
				Total		Total		Total						
0	35.62	0	Ent. / Amenity	24,004	2,230	26,458	2,458							
7.53	43.3	1	Ent. / Amenity	4,047	376	4,607	428							
11.03	46.8	1M	Plant / Amenity	3,251	302	3,595	334							
17.03	52.9	2	Resi. / Amenity	10,118	940	10,554	981	4,090	380	3	3			6
21.13	56.9	3	Residential	9,408	874	9,849	915	7,180	667	3	7			10
24.13	59.9	4	Residential	9,408	874	9,849	915	7,180	667	3	7			10
27.13	62.9	5	Residential	9,408	874	9,849	915	7,180	667	3	7			10
30.13	65.9	6	Residential	9,408	874	9,849	915	7,180	667	3	7			10
33.13	68.9	7	Residential	9,408	874	9,849	915	7,180	667	3	7			10
36.13	71.9	8	Residential	9,408	874	9,849	915	7,180	667	3	7			10
39.13	74.9	9	Residential	9,408	874	9,849	915	7,180	667	3	7			10
42.13	77.9	10	Residential	9,408	874	9,849	915	7,180	667	3	7			10
45.13	80.9	11	Residential	9,408	874	9,849	915	7,180	667	3	7			10
48.13	83.9	12	Residential	9,408	874	9,849	915	7,180	667	3	7			10
51.13	86.9	13	Residential	9,408	874	9,849	915	7,180	667	3	7			10
54.13	89.9	14	Residential	9,408	874	9,849	915	7,180	667	3	7			10
57.13	92.9	15	Residential	9,408	874	9,849	915	7,180	667	3	7			10
60.13	95.9	16	Residential	9,408	874	9,849	915	7,180	667	3	7			10
63.13	98.9	17	Residential	9,408	874	9,849	915	7,180	667	3	7			10
66.13	101.9	18	Residential	9,408	874	9,849	915	7,180	667	3	7			10
69.13	104.9	19	Residential	9,408	874	9,849	915	7,083	658	4	6			10
72.13	107.9	20	Residential	9,408	874	9,849	915	7,180	667	3	7			10
75.13	110.9	21	Residential	9,408	874	9,849	915	7,180	667	3	7			10
78.13	113.9	22	Residential	9,408	874	9,849	915	7,180	667	3	7			10
81.13	116.9	23	Residential	9,408	874	9,849	915	7,180	667	3	7			10
84.13	119.9	24	Residential	9,408	874	9,849	915	7,180	667	3	7			10
87.13	122.9	25	Residential	9,408	874	9,849	915	7,180	667	3	7			10
90.13	125.9	26	Residential	9,408	874	9,849	915	7,180	667	3	7			10
93.13	128.9	27	Residential	9,408	874	9,849	915	7,180	667	3	7			10
96.13	131.9	28	Residential	9,408	874	9,849	915	7,180	667	3	7			10
99.13	134.9	29	Residential	9,408	874	9,849	915	7,180	667	3	7			10
102.13	137.9	30	Residential	9,408	874	9,849	915	7,180	667	3	7			10
105.13	140.9	31	Residential	9,408	874	9,849	915	7,180	667	3	7			10
108.13	143.9	32	Residential	9,408	874	9,849	915	7,180	667	3	7			10
111.13	146.9	33	Residential	9,408	874	9,849	915	7,180	667	3	7			10
114.13	149.9	34	Residential	9,408	874	9,849	915	7,180	667	3	7			10
117.13	152.9	35	Residential	9,408	874	9,849	915	7,180	667	3	7			10
120.13	155.9	36	Residential	9,408	874	9,849	915	7,180	667	3	7			10
123.13	158.9	37	Residential	9,408	874	9,849	915	7,180	667	3	7			10
126.13	161.9	38	Residential	9,408	874	9,849	915	7,233	672		1	2	3	6
129.13	164.9	39	Residential	9,408	874	9,849	915	6,889	640					
132.13	167.9	Roof		678	63	797	74							
136.13	171.9	Parapet												
		40		**390,181**	**36,249**	**410,423**	**38,130**	**269,399**	**25,028**	109	248	2	3	**362**
										30.1%	**68.5%**	**0.6%**	**0.8%**	

Residential Cycle Store - 362 spaces
362 spaces
1:1 provision

All areas are approximate. The scheme illustrated is indicative only and has not been subject of a detailed design or co-ordinated exercise. The areas should therefore not be relied upon for the basis of a development appraisal.



North Elevation



South Elevation

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	19-02-2021	Non-Material Amendment Application
06	04-04-2022	Minor Material Amendment Application
07	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 4- Proposed North Elevation, Proposed South Elevation

Status: Planning

Scale: 1:400@ A3 / 1:200@ A1

Date: March 2017

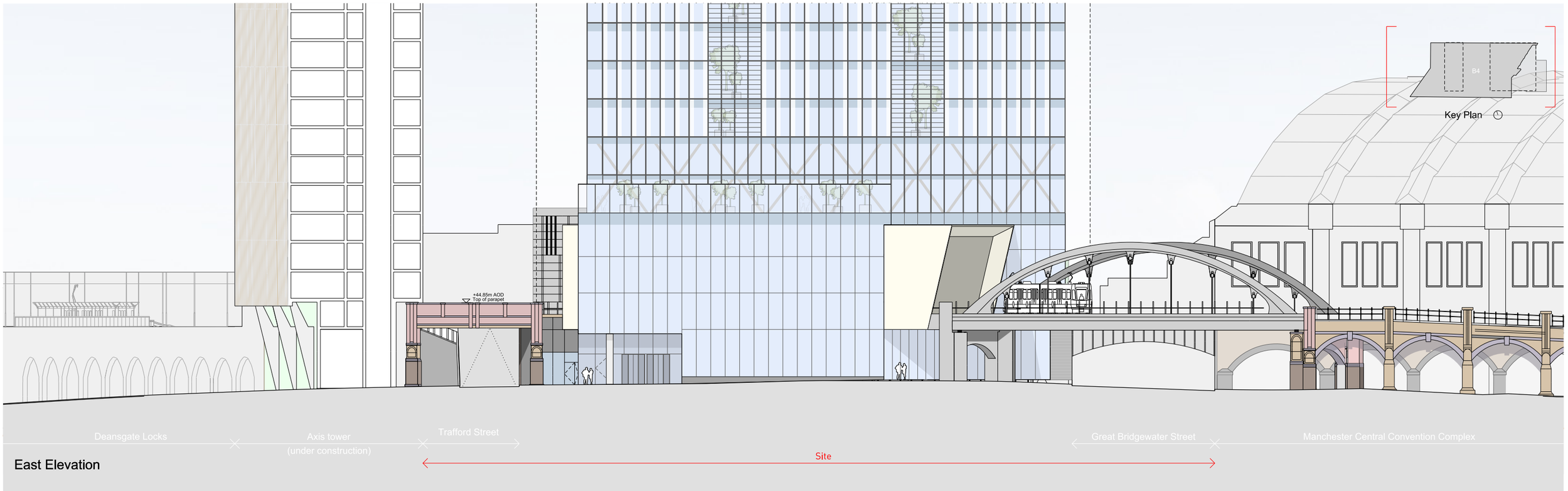
Job No: 10053

Drawing No: 10053-B4-A-B5D9-G200-E-NS-001

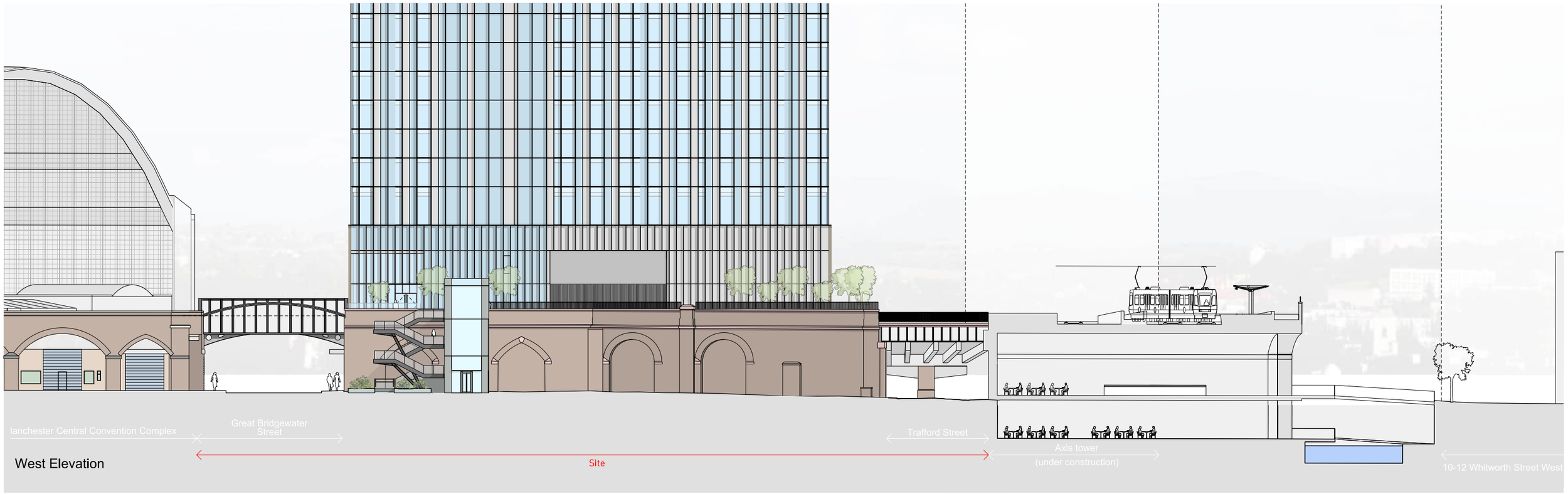
Revision: 07

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East Elevation



West Elevation

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Rev	Date	Description
00	17-03-2017	Planning Issue
01	30-04-2020	Minor Material Amendment Application
02	29-05-2020	Minor Material Amendment Application
03	12-06-2020	Minor Material Amendment Application
04	15-12-2020	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application
06	08-01-2024	Non-Material Amendment Application

North

Project Title: Former Bauer Millet Site

Drawing Title: Building 4- Proposed East Elevation
Proposed West Elevation

Status: Planning

Scale: 1:400 @ A3 / 1:200 @ A1

Date: March 2017

Job No: 10053

Drawing No: 10053-B4-A-B5D9-G200-E-EW-001

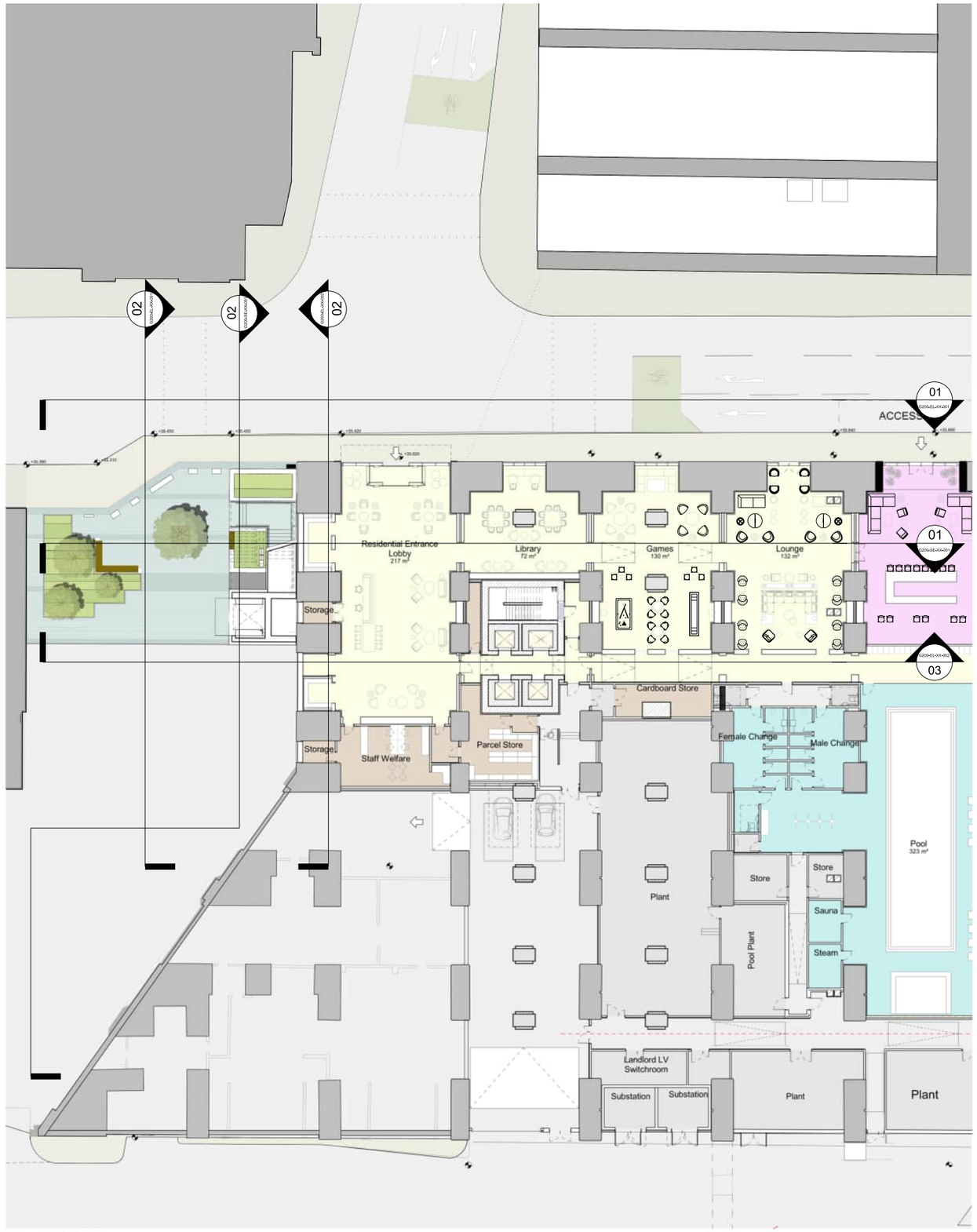
Revision: 06

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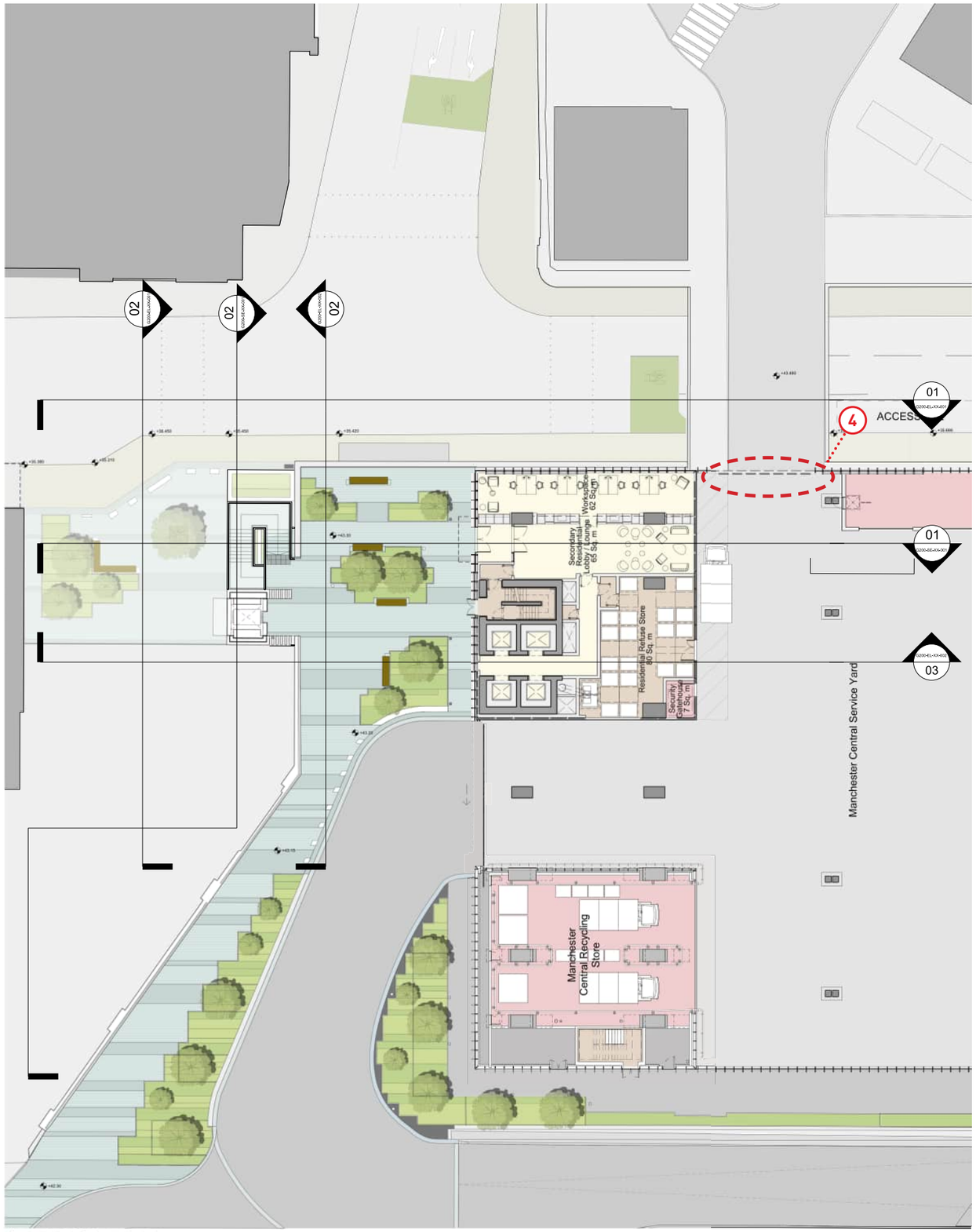
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Level 00 Plan



Level 01 Plan

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NOTE:

0m 2.5m 5m 10m

NORTH

Rev	Date	Description
00	15-06-2020	Planning Issue
01	15-12-2020	Non-Material Amendment Application
02	16-12-2020	Non-Material Amendment Application
03	19-02-2021	Non-Material Amendment Application
04	12-07-2021	Non-Material Amendment Application
05	04-04-2022	Minor Material Amendment Application
06	08-01-2024	Non-Material Amendment Application

Project Title
Viadux
Great Bridgewater Street Stair and Lift
Great Bridgewater Street
Manchester

Drawing Title
Proposed Level 00 and Level 01 (Viaduct Level) Plan

Job No 10337
Scale 1:400 @ A3 / 1:200 @ A1
Date 15 June 2020

Status Planning
Drawing No 10337-Z1-A-B5D9-G200-PL-XX-001
Revision 06

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