

# Planning Design Changes

## Ancoats Mobility Hub

| Ref. | Design Change                                                                                                     | Reason for Change                                                                                                                               |
|------|-------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------|
| 1    | 2no. trees moved from west of car park entrance to south side of shared route and species updated.                | Tree pits clashed with utilities. Species changes to cherry blossom for consistency with other trees on the route.                              |
| 2    | Drainage channel added along adoption boundary.                                                                   | To prevent surface runoff draining onto highway land.                                                                                           |
| 3    | Planting strip to northern boundary changed to tarmac.                                                            | Insufficient width and access for maintenance would be challenging.                                                                             |
| 4    | ST3 sett paving changed from reclaimed setts to new granite setts. Finish changed from ground top to fine picked. | Insufficient stock. Finish is not achievable next to buildings / steel edging due to the nature of the grinding process.                        |
| 5    | Double row of setts added where tarmac interfaces with the building façade.                                       | To enable tarmac to be laid without risking damage to the façade.                                                                               |
| 6    | Paving to entrance / area for future TFGM cycles updated.                                                         | To provide consistent material to both entrance spaces.                                                                                         |
| 7    | Colour of kerbs and granite setts to layby updated.                                                               | To provide consistency with the Ancoats Implementation Strategy.                                                                                |
| 8    | Upstand kerb and gravel strip added to north elevation.                                                           | To help prevent vehicles from hitting the building cladding.                                                                                    |
| 9    | Central handrail added to 2 sets of steps on south elevation.                                                     | To meet Part M / DFA2 compliance.                                                                                                               |
| 10   | Layout of graphic line markings updated on southern route.                                                        | Design development.                                                                                                                             |
| 11   | Fence / gate to service area reduced in height from 3m to 2.4m                                                    | For consistency with front gate to service yard.                                                                                                |
| 12   | Steps to east elevation moved slightly.                                                                           | Following detailed survey of existing tree roots in Ancoats Green – steps moved to avoid root protection area.                                  |
| 13   | Additional step added to southern set of steps on east elevation.                                                 | Following detailed levels survey along site boundary.                                                                                           |
| 14   | Gabion wall detail updated to be two-tiered.                                                                      | Following detailed levels survey along site boundary. Fall height from top of gabion would have been greater than 600mm.                        |
| 15   | SF5 bollard specification updated.                                                                                | For consistency with Ancoats Green.                                                                                                             |
| 16   | RAL colour of furniture items changed from Anodic bronze to RAL 8014.                                             | For consistency with Ancoats Green.                                                                                                             |
| 17   | Bib taps added.                                                                                                   | For ongoing maintenance of planting.                                                                                                            |
| 18   | Drainage channels and kerb added to eastern boundary.                                                             | To prevent surface runoff from draining onto adjacent land.                                                                                     |
| 19   | ST6 reclaimed paving reference amended from quartzite to gneiss and paving pattern updated.                       | Paving reference was incorrect. Paving pattern changed following confirmation of unit sizes and quantities.                                     |
| 20   | South elevation fence to be made good and painted black.                                                          | Some sections of fence are in poor condition. Painting the fence black will be consistent with other fences on the scheme and in Ancoats Green. |