



NOTES

- All dimensions and levels are to be checked on site.
- Any discrepancies are to be reported to the architect before any work commences
- This drawing shall not be scaled to ascertain any dimensions. Work to figured dimensions only.
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- Title overlay drawings and ownership boundaries are produced using all reasonable endeavors. AEW cannot be responsible for the accuracy or scale discrepancy of base plans supplied to them.
- All works are to be undertaken in accordance with Building Regulations and the latest British Standards.
- All proprietary materials and products are to be used strictly in accordance with the manufacturers recommendations.

This drawing contains the following model files: -

23C002-AEW-ZZ-XX-M3-A-0002
23C002-AEW-B3-XX-M3-A-0003-Coach House
23C002-WSL-B2-ZZ-M3-S-00003
23C002-HEC-ZZ-XX-M3-N-0002-Tower

CDM 2015

Client notified of duties: **31.10.22**
Principal Designer: **Safer Sphere**

Unless noted below, all known hazards have been highlighted on the drawing:

P01	09/02/24	Initial Issue	RB	BS
Rev	Date	Description	Drawn by	Checked By
Status	Purpose of Issue			
S2	For Information			
drawing stage	RIBA Stage 4			
client	McGoff Construction Limited			
project	Downtown Victoria North			
drawing title	Elevation DD Block 01 & 02 West			
date	31/01/24	drawn	RB	
scale @ A1	As indicated	checked	BS	

ELEVATION KEY

- 1

Horizontal precasts concrete band. Colour to be similar tone to brickwork.
- 2

Projecting balcony with set-back PPC aluminium window system and sliding door, 50mm frames. Metallic PPC metal Juliet balustrade fixed to frame.
- 3

Back painted glass spandrel panel in colour to match windows
- 4

Stretcher bond brickwork with monolithic appearance to be achieved by bag rubbed finish or colour matched mortar joint. TBA with LPA via mock-ups and sampling
- 5

Recessed glazed window with 50mm PPC aluminium frame. The window is divided into one full height fixed glazed panel and one floor-to ceiling height inward opening glazed window, with a fixed glazed panel above. The opening window sits behind fixed metallic PPC metal blades.
- 6

PPC aluminium window system and sliding door, 50mm frames. Metallic PPC metal Juliet balcony fixed to frame.
- 7

Curtain walling system with dark grey frames and clear glass.
- 8

Metallic PPC aluminium horizontal ventilation louvres, concealed fixings and flush to curtain walling system
- 9

Dark grey textured precast circular concrete columns
- 10

Dark grey metallic PPC vertical metal louvre rain defence system with integrated service doors as part of system
- 11

Recessed stretcher bond brickwork with integrated external bench fixed to brickwork
- 12

Sliding double doors at residential entrance, incorporated into curtain walling system
- 13

Indicative zone for building signage
- 14

Metallic PPC aluminium panel above door / window
- 15

Air bricks connected to MVHR system for ventilation