



CONTEXT VIEW ANALYSIS
1NQ, MANCHESTER

8198-LRW-XX-XX-PP-A-00-130_P03
APRIL 2023
PREPARED BY
LeachRhodesWalker
Architects
FOR





Context View Analysis - Viewpoints





Addendum Note

We have annotated in red the reduced heights of both Block 1 and 2 on the previous submitted images for ease of reference and comparison. This document should be read in conjunction with the Design and Access Statement - Addendum.



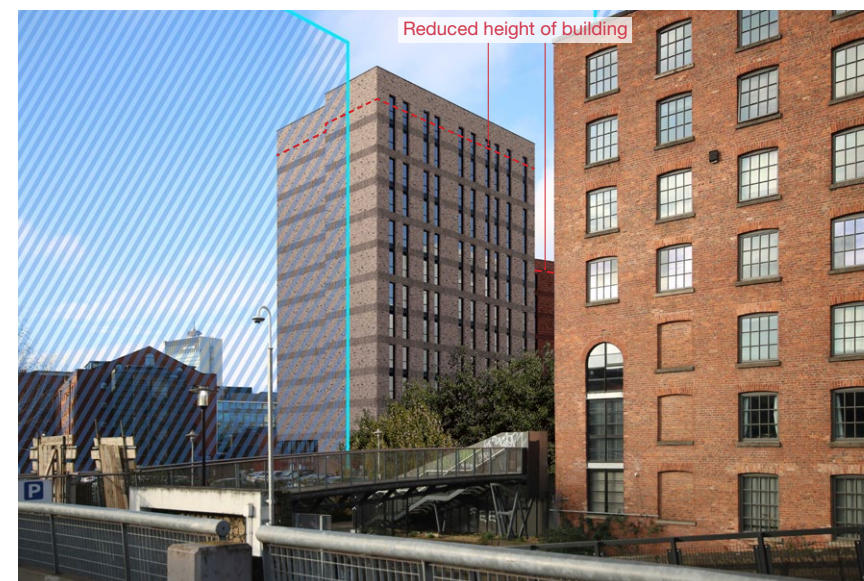
Context View Analysis - Views

Overview

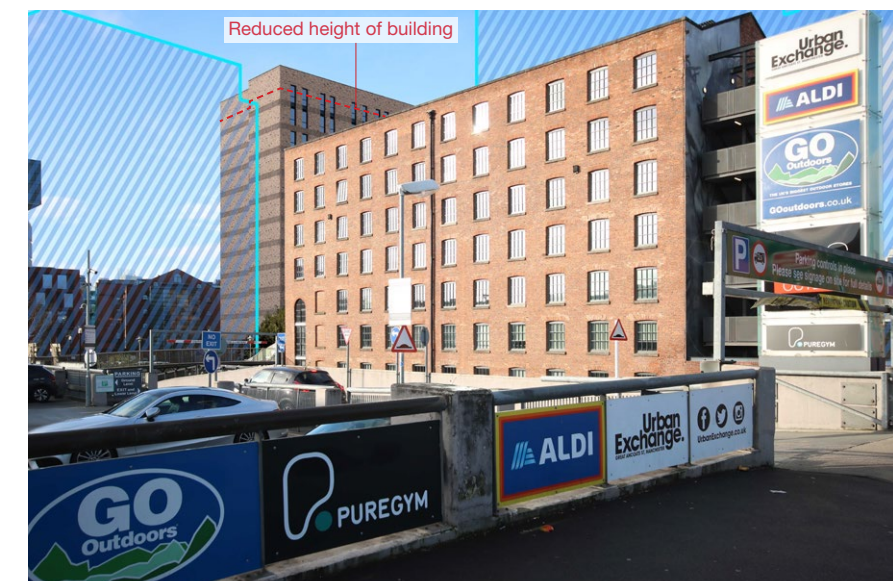
Our proposal carefully considers the views towards the site from all directions with particular attention to the listed buildings to the east and south. It considers (and has tested through the long range massing views shown on the following pages) the approaches to the site from the city centre from the west and Ancoats to the east of the site.

The photomontages were generated by massing the proposed scheme along with the surveyed site as a 3d model. Using the 3d model, we have marked out a set of perspective views leading into the site. These views were chosen based on the primary public access routes towards the development. These views were then overlayed with site photos taken at street level to simulate a real life perspective of the scheme to the public. The combination of a computer-generated model and site photos provide a realistic view of the development in relation to the existing site. We believe the design sits sympathetically with the current and future context and creates a dynamic building form on arrival into and out of the city centre.

The following views show the various viewpoints with the locations to illustrate how the scale and masking and architectural envelope will appear in context. Buildings in blue are proposed SRF buildings / consented schemes that are not yet built, existing buildings are fully taken from the photos and the proposed buildings are seen in colour. A wireline outline of the proposed scheme is shown in green where the scheme is not visible in the views.



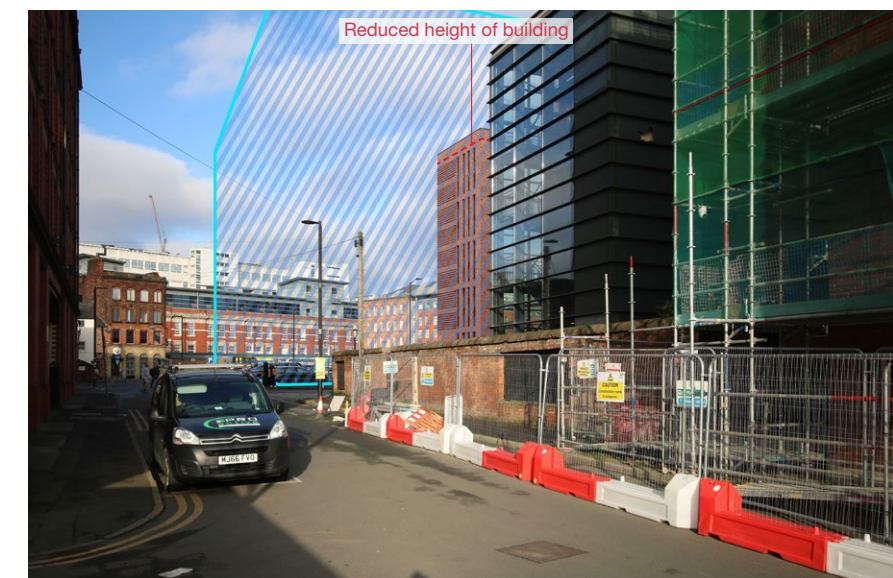
View 1 - Aldi Car Park



View 2 - Aldi Car Park Entrance



View 3 - Brewer Street (South)



View 4 - Brewer Street (South)



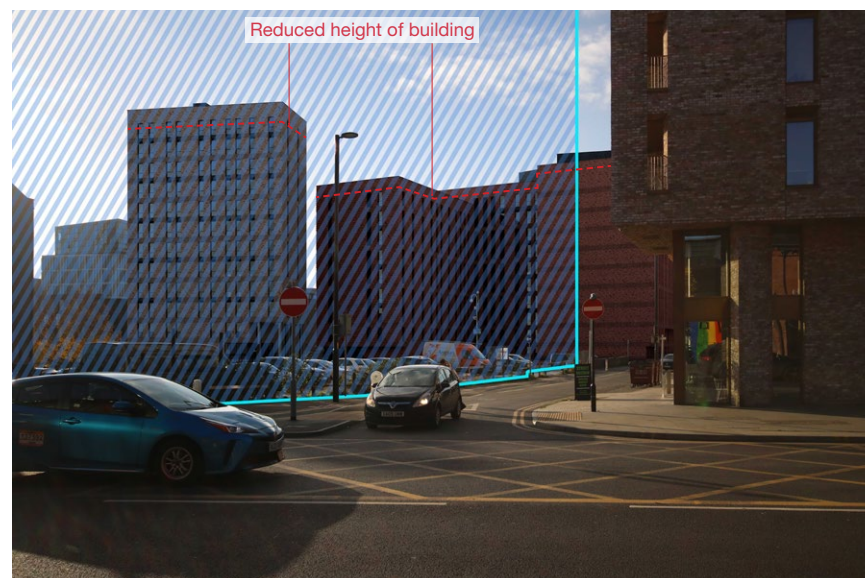
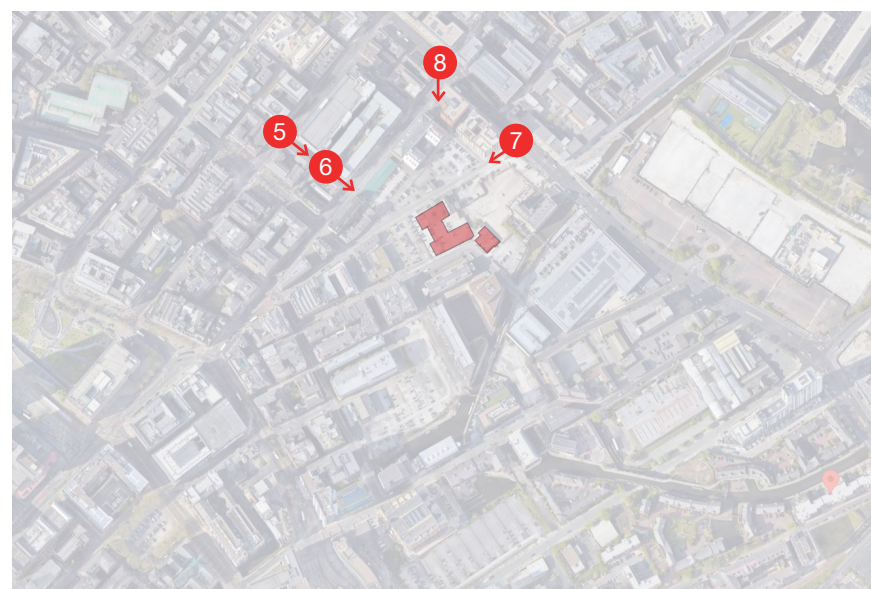
Context View Analysis - Views



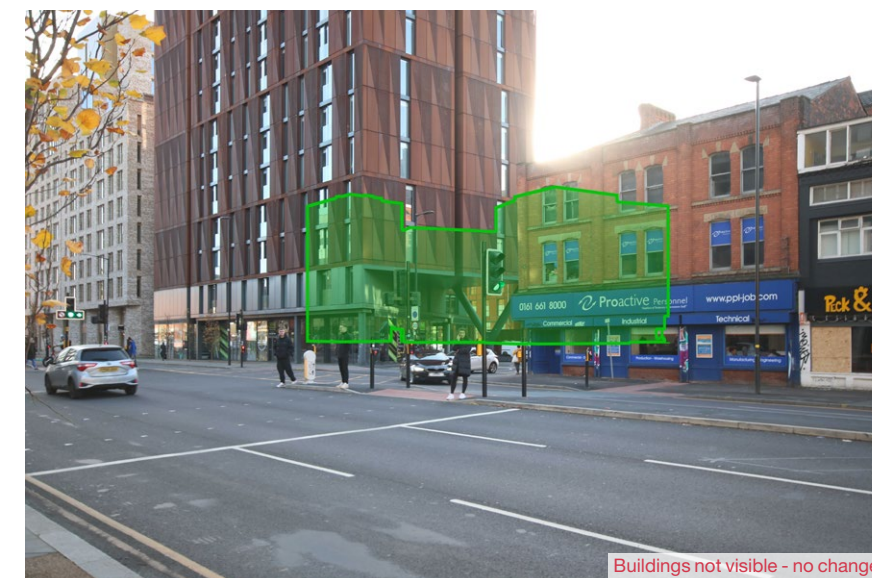
View 5 - Faraday Street (North)



View 6 - Faraday Street (North)



View 7 - Great Ancoats Street & Port Street



View 8 - Great Ancoats Street (North)



Context View Analysis - Views



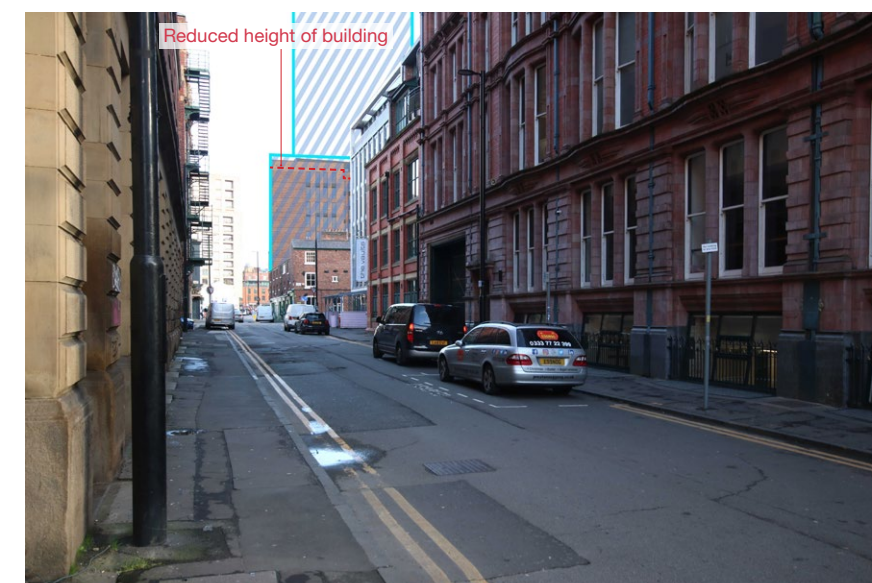
View 9 - Great Ancoats Street (South)



View 10 - Newton Street & Hilton Street



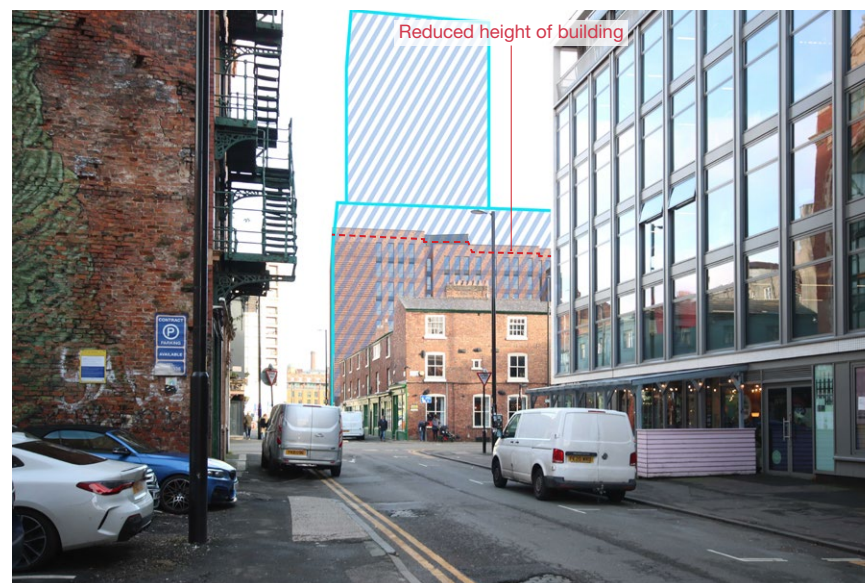
View 11 - Oxid House



View 12 - Port Street (West)



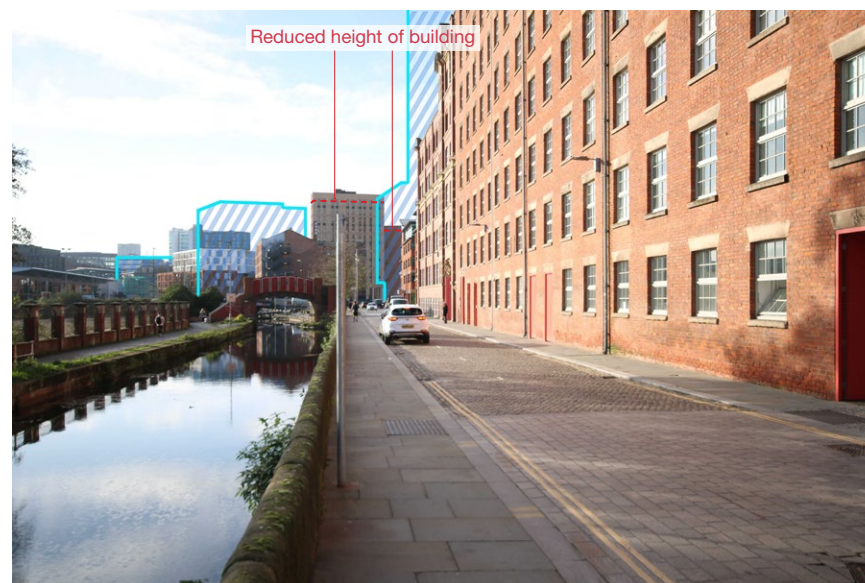
Context View Analysis - Views



View 13 - Port Street (West)



View 14 - Port Street (West)



View 15 - Redhill Street (East)



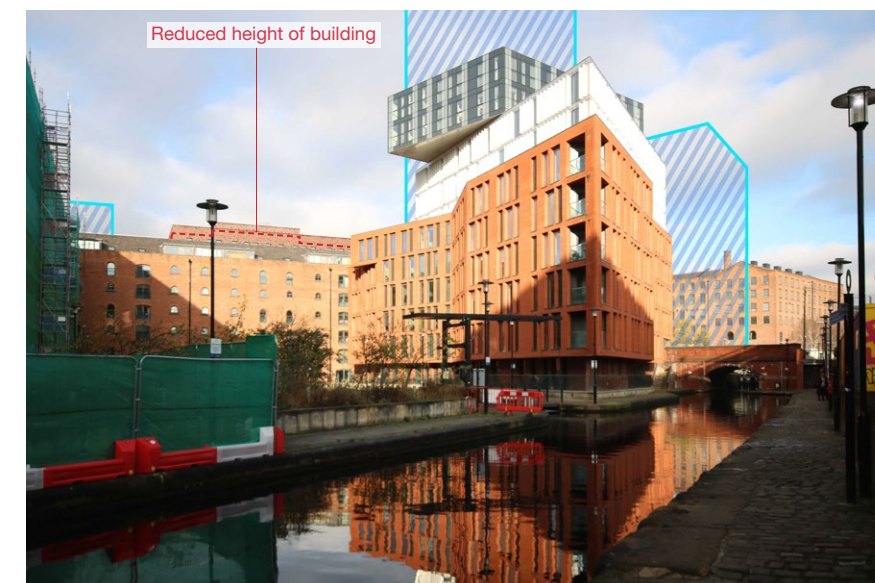
View 16 - Redhill Street (East)



Context View Analysis - Views



View 17 - Redhill Street (East)



View 18 - Rochdale Canal Towpath



View 19 - Stevenson Square



View 20 - Tariff Street (West)

LEACH RHODES WALKER CONTACT US

info@lrw.co.uk | www.lrw.co.uk



Ground Floor West
50 Dearmans Place
Manchester
M3 5LH
t: +44 (0)161 833 0211
e: manchester@lrw.co.uk

Morley House
6 Nottingham Street
London
W1U 5EJ
t: +44 (0)207 993 1363
e: london@lrw.co.uk