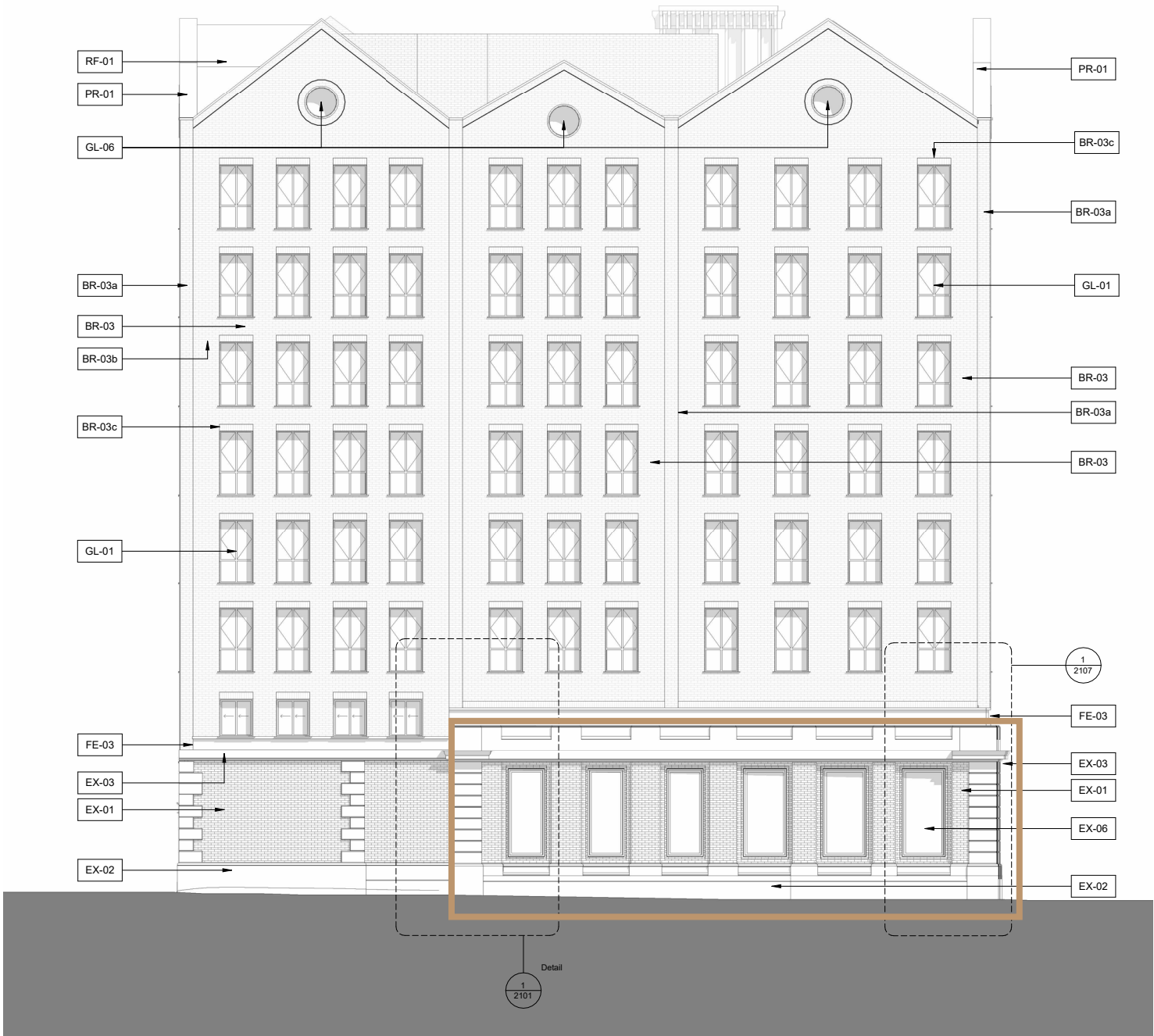


PROPOSED CROSS KEYS STREET ELEVATION

Amendments have been made to the elevation along cross keys street to suit the proposed apartments. The changes also more closely replicates the original facade along cross keys street with the openings being uniform across the facade.

This would require the base of the ashlar wall being in-filled with the base from another part of the wall being demolished. Further reparation work may also be required where previous changes have been made.



APPROVED GOULDEN STREET ELEVATION



PROPOSED GOULDEN STREET ELEVATION

Minor changes have been made to the proposed Goulden Street Elevation with the proposed apartments located behind one side of the entrance. The changes made protect the ground floor apartment given the heavy footfall expected at the entrance.

The signage for the building has also been amended to suit the new design of the curtain walling.

We experimented with opening the decorative elements in the ashlar wall similar to on Cross Keys street. However, we felt this compromised the solidity of the entrance and found that these had not historically been open.



APPROVED BENDIX STREET ELEVATION



PROPOSED BENDIX STREET ELEVATION

Slight change to the ambulance door openings is made along bendix street to suit the new arrangement of services and entrance along the building. The strategy to replicate the existing ambulance doors remains the same with the infill panels being different depending on the purpose.



PROPOSED COURTYARD ELEVATION

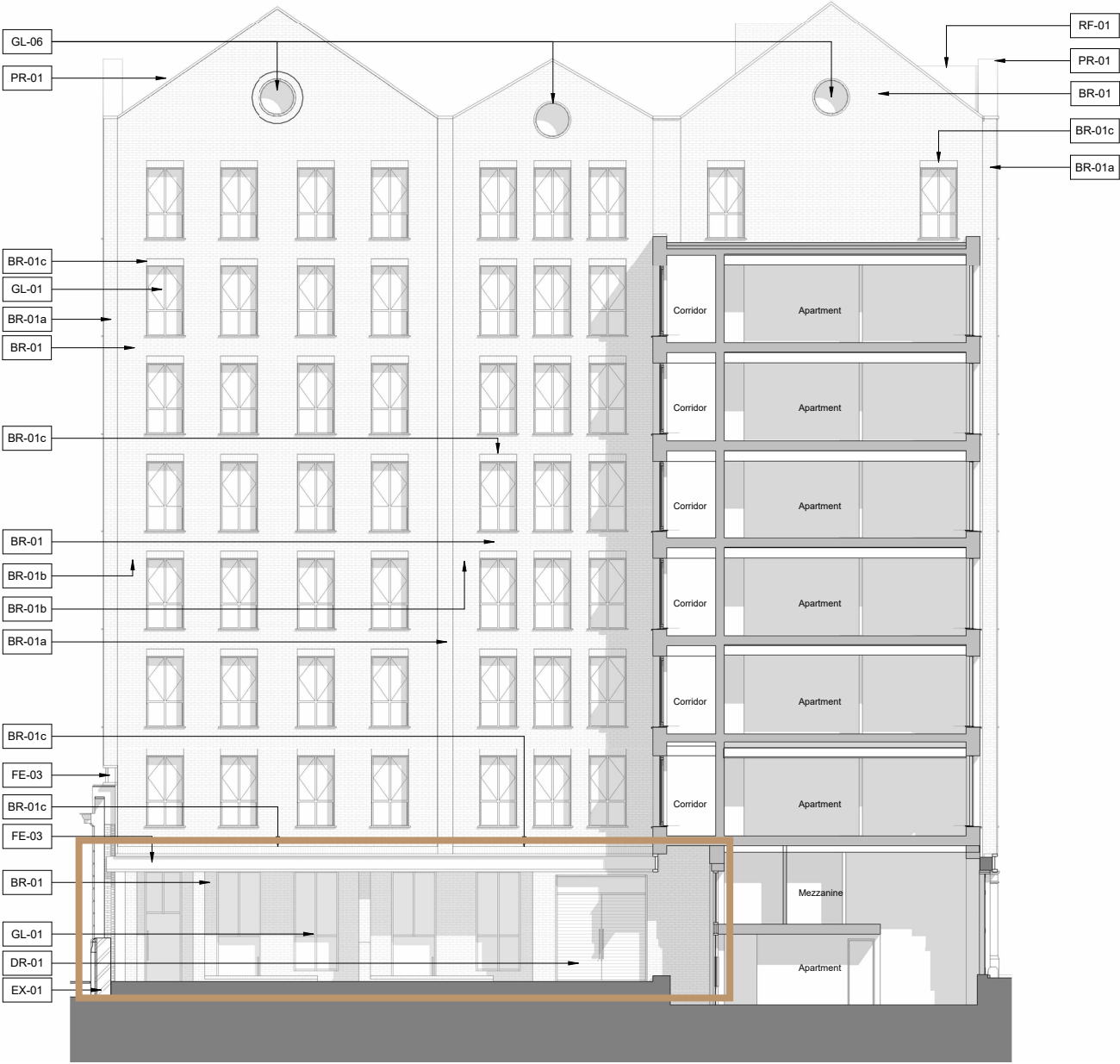
The introduction of apartments at ground level have led to changes in the facade treatment facing into the courtyard. The lower portion of the facade will be set back to allow the sunken access into the apartments and allow greater privacy from the courtyard.

The facade facing onto Goulden street will use a similar window type to the windows above with an openable window panel and metal grill providing ventilation. These align with the openings above to maintain a consistent pattern on the facade.



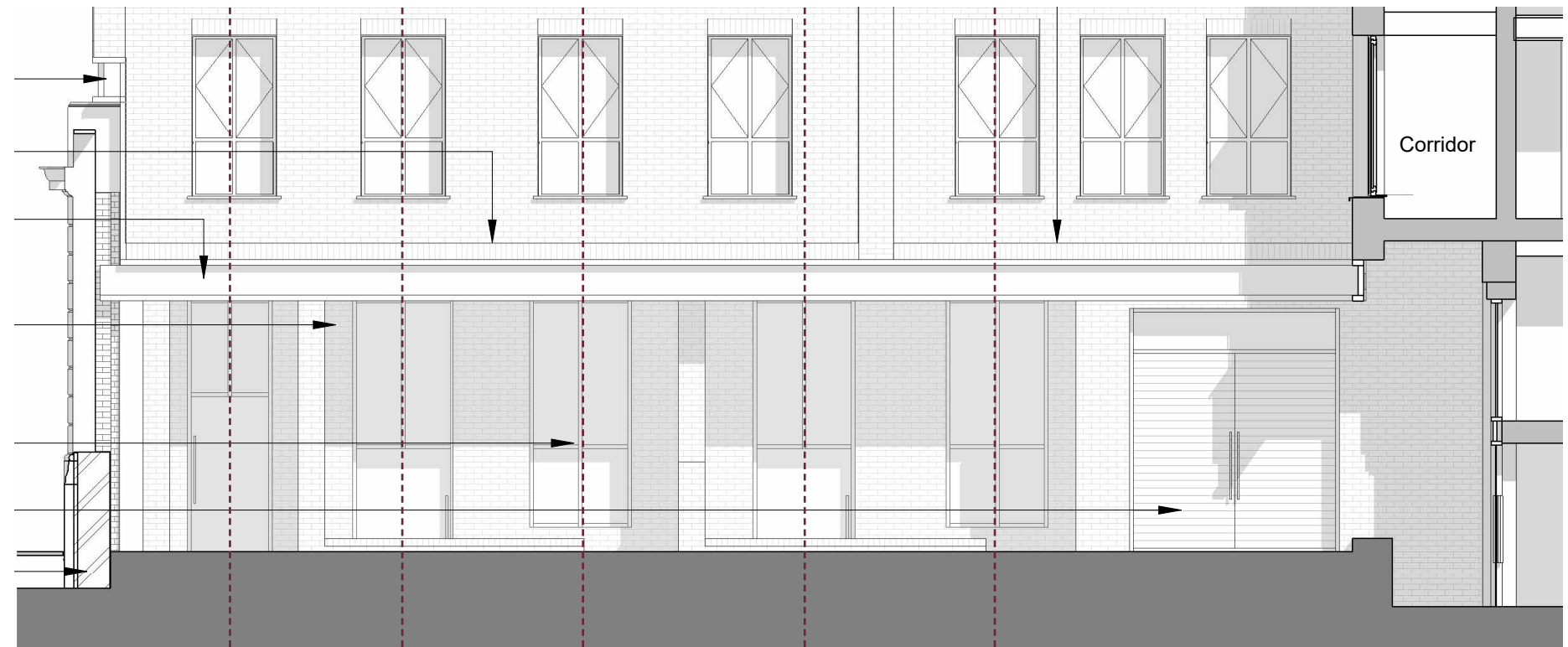
PROPOSED COURTYARD ELEVATION

The courtyard facade facing onto Chadderton street has similar changes made with the addition of the ground floor apartments. The alignment of the openings differ slightly from the openings above but have the same layout of mullions and transoms for the window frame.

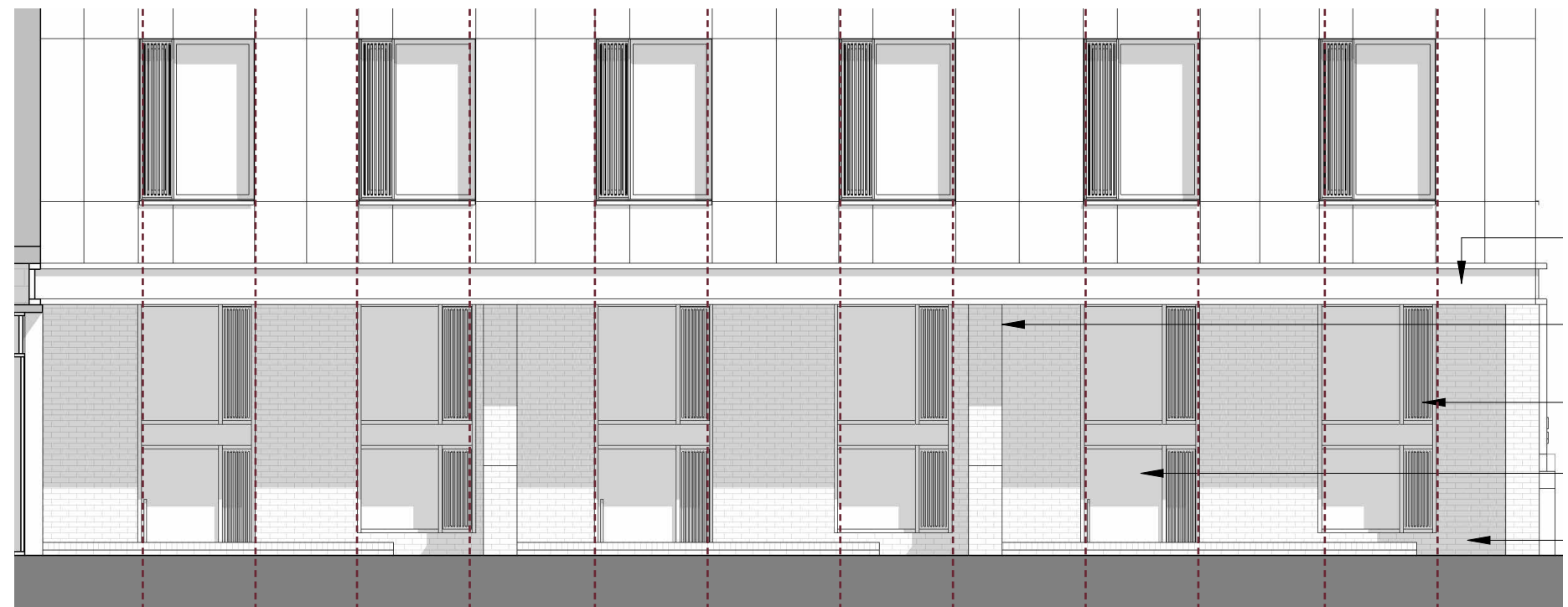


PROPOSED COURTYARD ELEVATION

To maintain consistency with the facade above, where possible, we have continued the alignment of openings and thresholds at the ground level apartments.



Proposed elevation - Facing Chadderton Street



Proposed elevation - Facing Goulden Street

PROPOSED COURTYARD ELEVATION

It is proposed that the materials for the ground floor units facing into the courtyard should mimic the colour of the material above. For the elevation facing Chadderton Street, this sees the White/Grey brick being carried down to floor level - matching the above.

The elevation facing Goulden Street is made from a black brick, matching the black metal panels above. All window openings and black spandrel panels will be of the same colour and material as elsewhere in the project.



Proposed elevation - Facing Chadderton Street



Proposed elevation - Facing Goulden Street

