

DO NOT SCALE FROM THIS DRAWING.
ALL DIMENSIONS TO BE CHECKED ON SITE.
(DRAWINGS MAYBE SCALED FOR LOCAL AUTHORITY & PLANNING PURPOSE ONLY)
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FOR PLANNING
DO NOT USE FOR CONSTRUCTION

GENERAL PLANNING NOTES:

ALL DIMENSIONS TO BE CHECKED ON SITE PRIOR TO ANY MANUFACTURE OR CONSTRUCTION OF EQUIPMENT, FINISH, SIGNAGE ETC.

- DRAWINGS TO BE READ IN CONJUNCTION WITH THE FOLLOWING STAGE 3 INFORMATION:
- STRUCTURAL ENGINEER'S DESIGN & RECOMMENDATIONS (DWLP)
 - HERITAGE REPORT (PAUL BUTLER ASSOCIATES)
 - M&E AND FIRE STRATEGY (HILSON MORAN)

EXISTING STONE PLINTH TO BE REMOVED LOCAL TO GLAZED DOOR AND RETAINED TO EXISTING HEIGHT AT WINDOWS

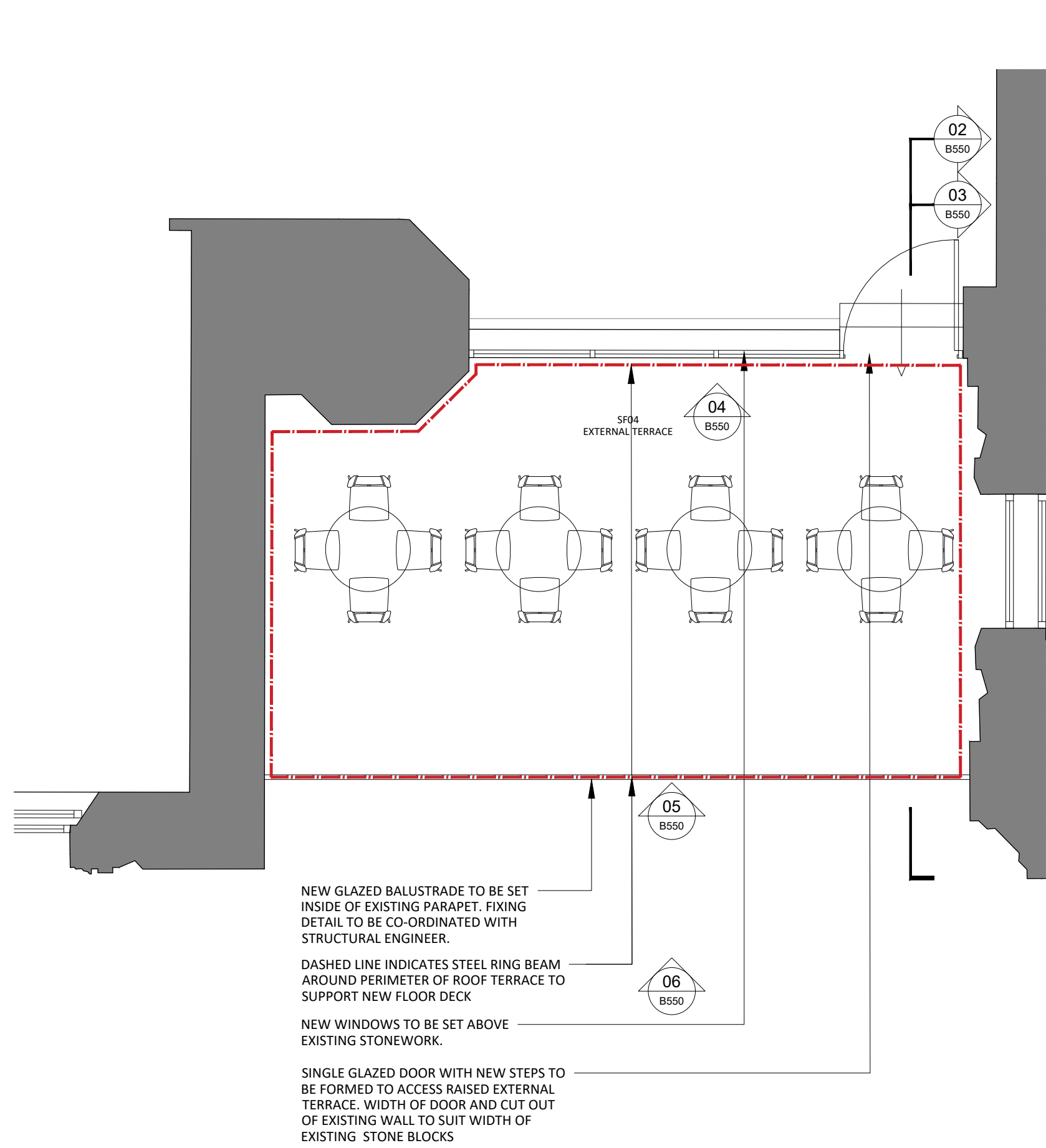
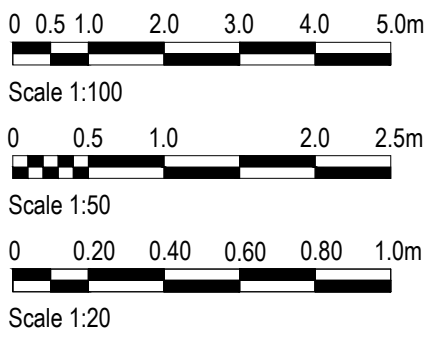
TERRACE DECK TO BE SET BACK FROM WALLS WITH PROJECTING CILL TO BE INCLUDED AS PART OF DOOR INSTALLATION

COMPOSITE DECK WITH PERMIABLE FLOOR, FINISH TO BE AGREED, ON PLYWOOD DECK FIXED TO TIMBERS SET ON JOIST HANGERS WITHIN WEB OF STEEL RING BEAM FRAMING. RECESSED UPLIGHTS TO BE SET WITHIN PLYWOOD DECKING.

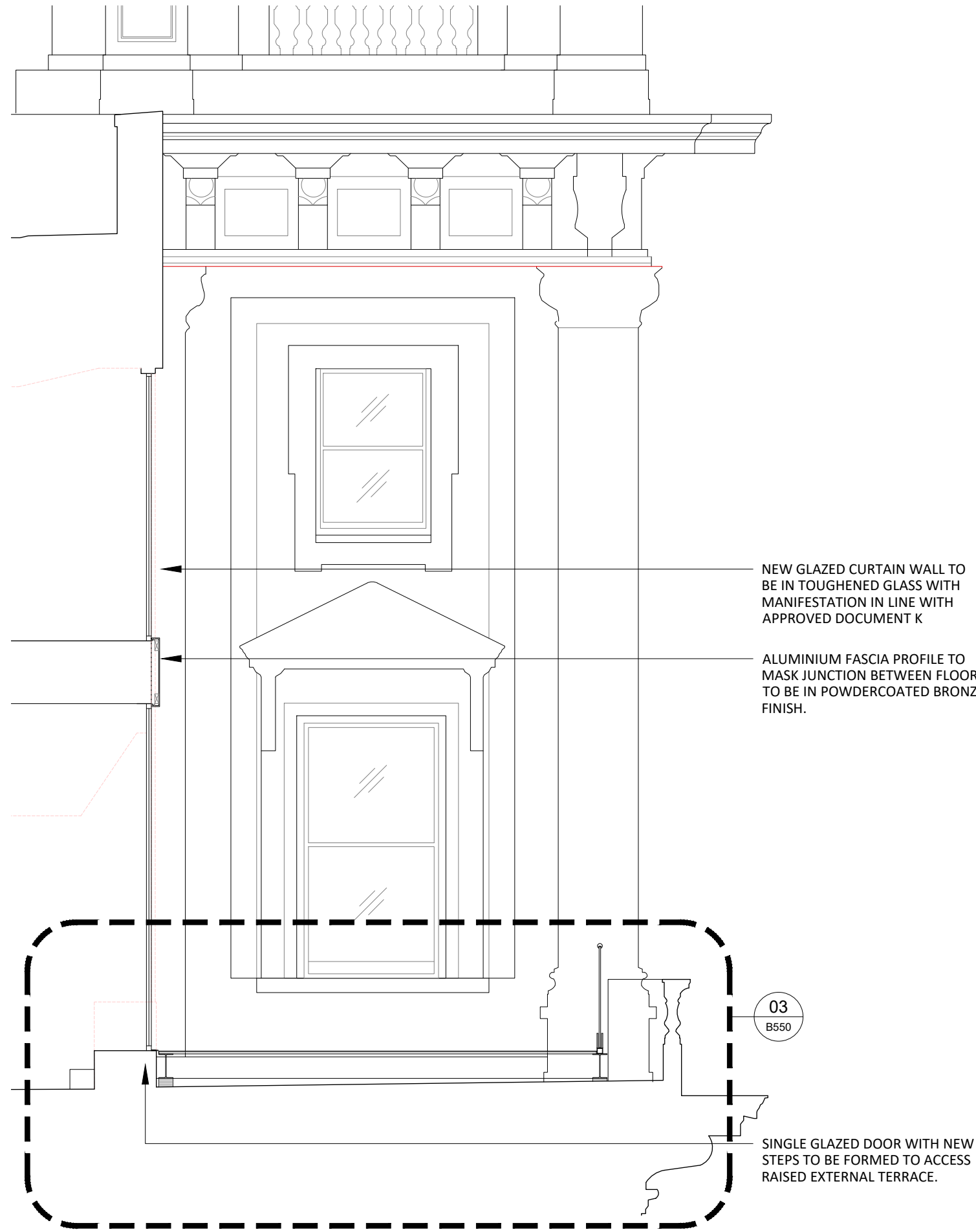
SUSPENDED STEEL RING BEAM TO FORM NEW TERRACE DECK. SUBJECT TO STRUCTURAL ENGINEER'S REVIEW & SPECIFICATION.

GLAZED BALUSTRADE TO BE SET INSIDE OF EXISTING PARAPET. FIXING DETAIL (E.G. PREFORMED CHANNEL OR FIXING TO TIMBERS SET WITHIN I-BEAM) TO BE CO-ORDINATED WITH STRUCTURAL ENGINEER.

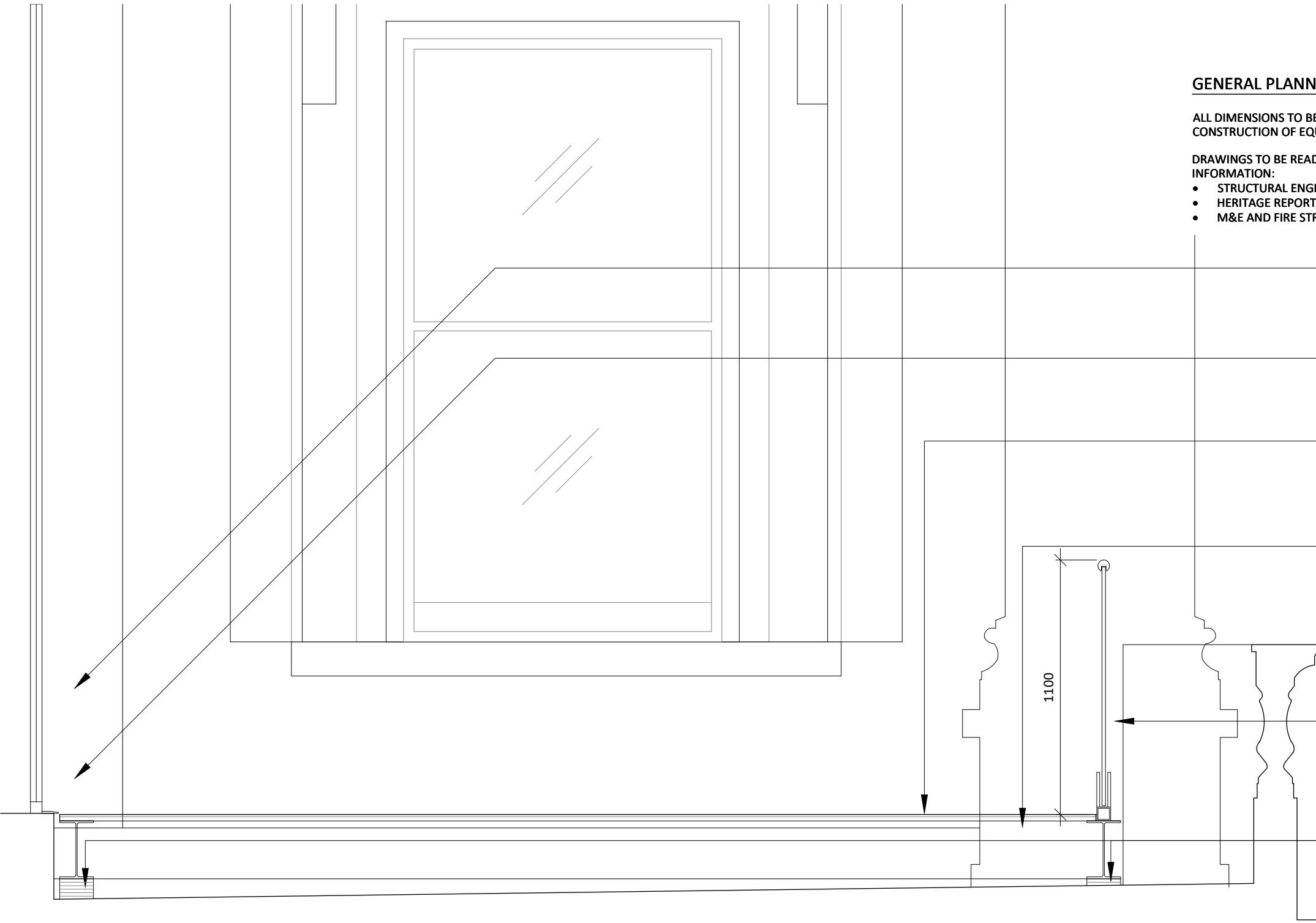
STEEL SUPPORTING DECK TO BE RAISED TO ENABLE EXISTING DRAINAGE STRATEGY TO BE RETAINED. SPLASHBACK TO WALL TO BE REVIEWED TO SATISFACTION OF BUILDING INSPECTOR



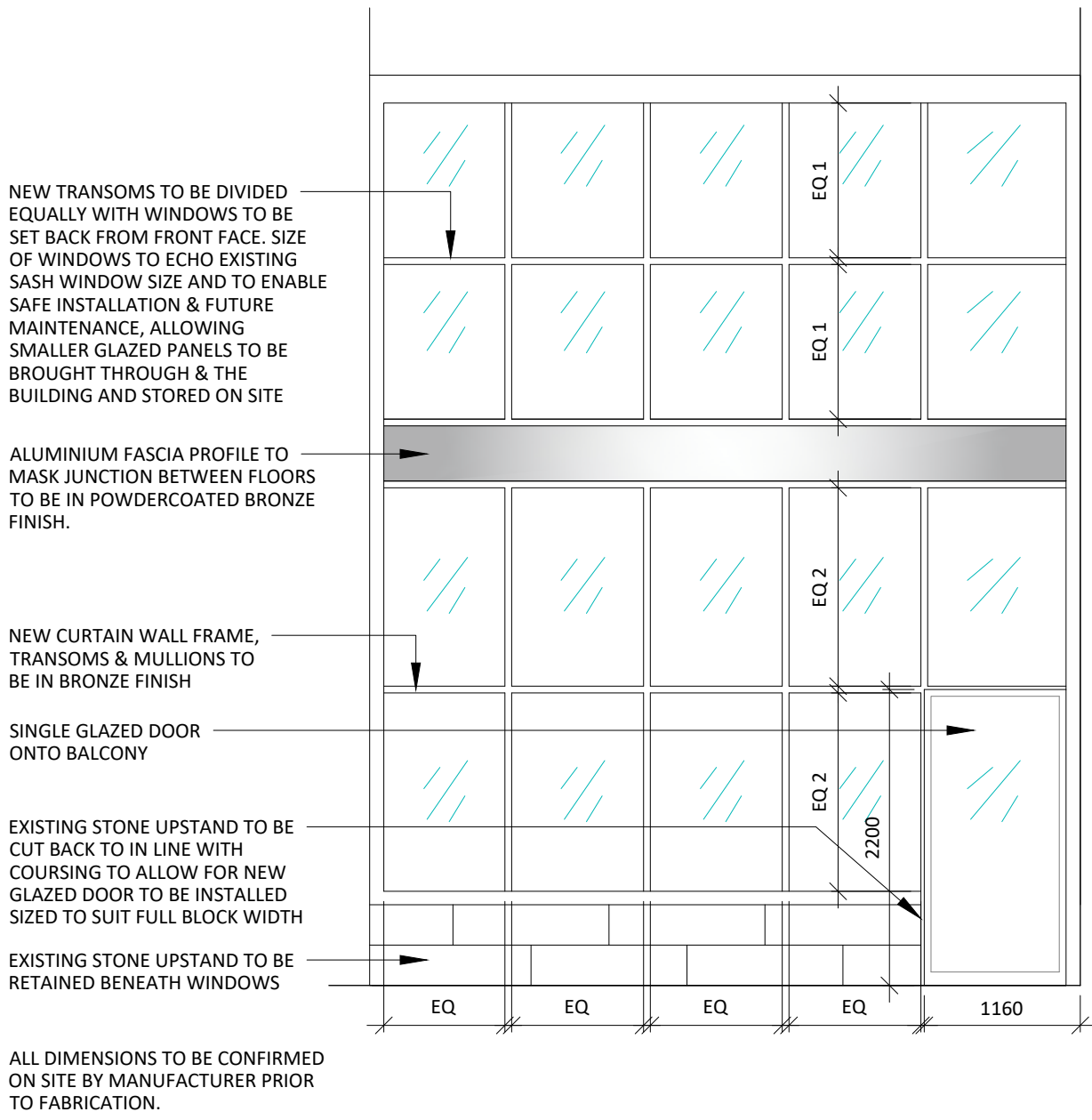
01 SECOND FLOOR TERRACE
SCALE - 1:50 @ A1
GENERAL ARRANGEMENT PLAN



02 SECOND FLOOR TERRACE
SCALE - 1:50 @ A1
SECTION



03 SECOND FLOOR TERRACE
SCALE - 1:20 @ A1
SECTION



NEW TRANSOMS TO BE DIVIDED EQUALLY WITH WINDOWS TO BE SET BACK FROM FRONT FACE. SIZE OF WINDOWS TO ECHO EXISTING SASH WINDOW SIZE AND TO ENABLE SAFE INSTALLATION & FUTURE MAINTENANCE, ALLOWING SMALLER GLAZED PANELS TO BE BROUGHT THROUGH & THE BUILDING AND STORED ON SITE

ALUMINIUM FASCIA PROFILE TO MASK JUNCTION BETWEEN FLOORS TO BE IN POWDERCOATED BRONZE FINISH.

NEW CURTAIN WALL FRAME, TRANSOMS & MULLIONS TO BE IN BRONZE FINISH

SINGLE GLAZED DOOR ONTO BALCONY

EXISTING STONE UPSTAND TO BE CUT BACK TO IN LINE WITH COURSING TO ALLOW FOR NEW GLAZED DOOR TO BE INSTALLED SIZED TO SUIT FULL BLOCK WIDTH

EXISTING STONE UPSTAND TO BE RETAINED BENEATH WINDOWS

ALL DIMENSIONS TO BE CONFIRMED ON SITE BY MANUFACTURER PRIOR TO FABRICATION.

NEW TRANSOMS TO BE DIVIDED EQUALLY WITH WINDOWS TO BE SET BACK FROM FRONT FACE. SIZE OF WINDOWS TO ECHO EXISTING SASH WINDOW SIZE AND TO ENABLE SAFE INSTALLATION & FUTURE MAINTENANCE, ALLOWING SMALLER GLAZED PANELS TO BE BROUGHT THROUGH & THE BUILDING AND STORED ON SITE

59.090 EX FLOOR LEVEL

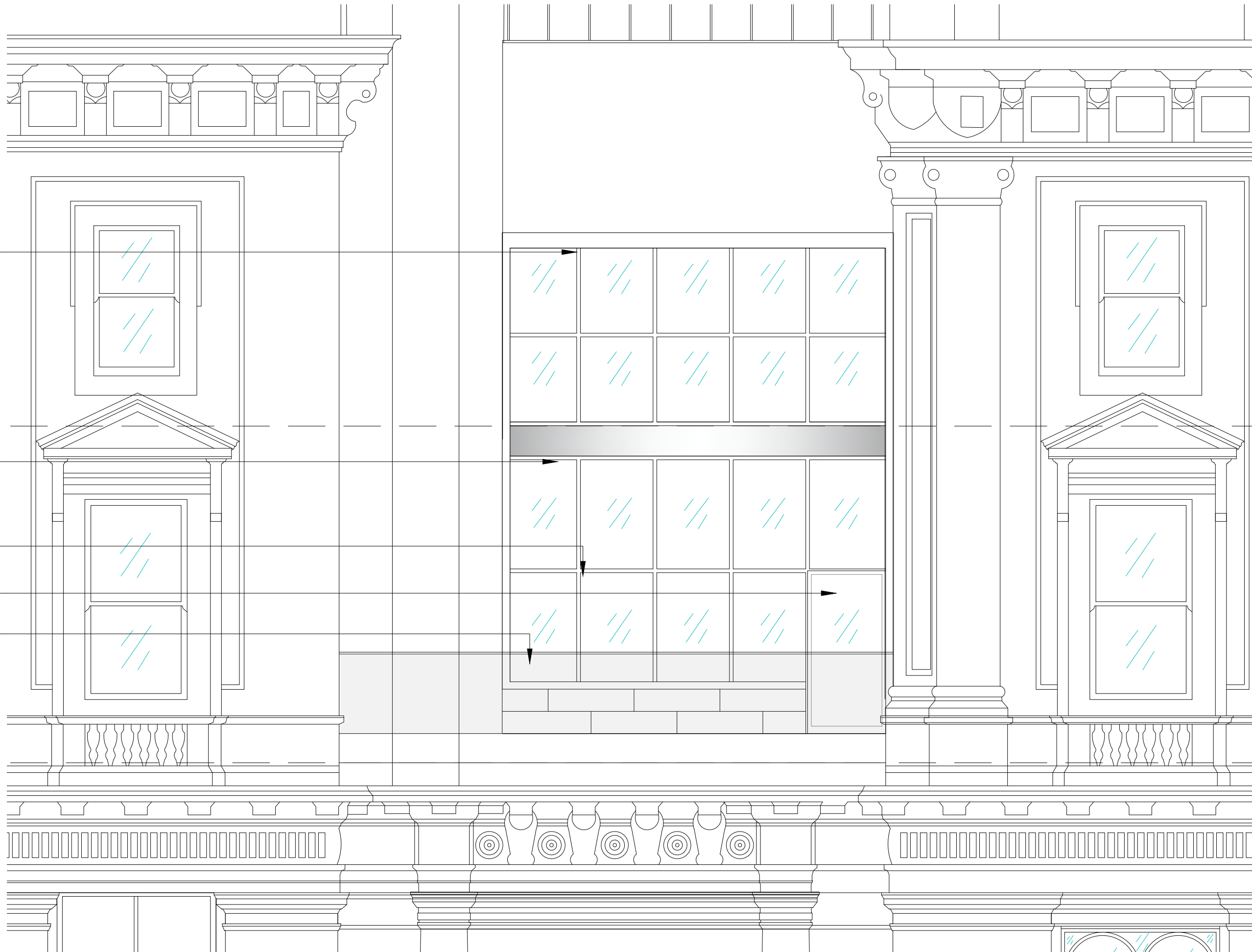
ALUMINIUM FASCIA PROFILE TO MASK JUNCTION BETWEEN FLOORS TO BE IN POWDERCOATED BRONZE FINISH.

NEW CURTAIN WALL FRAME, TRANSOMS & MULLIONS TO BE IN BRONZE FINISH

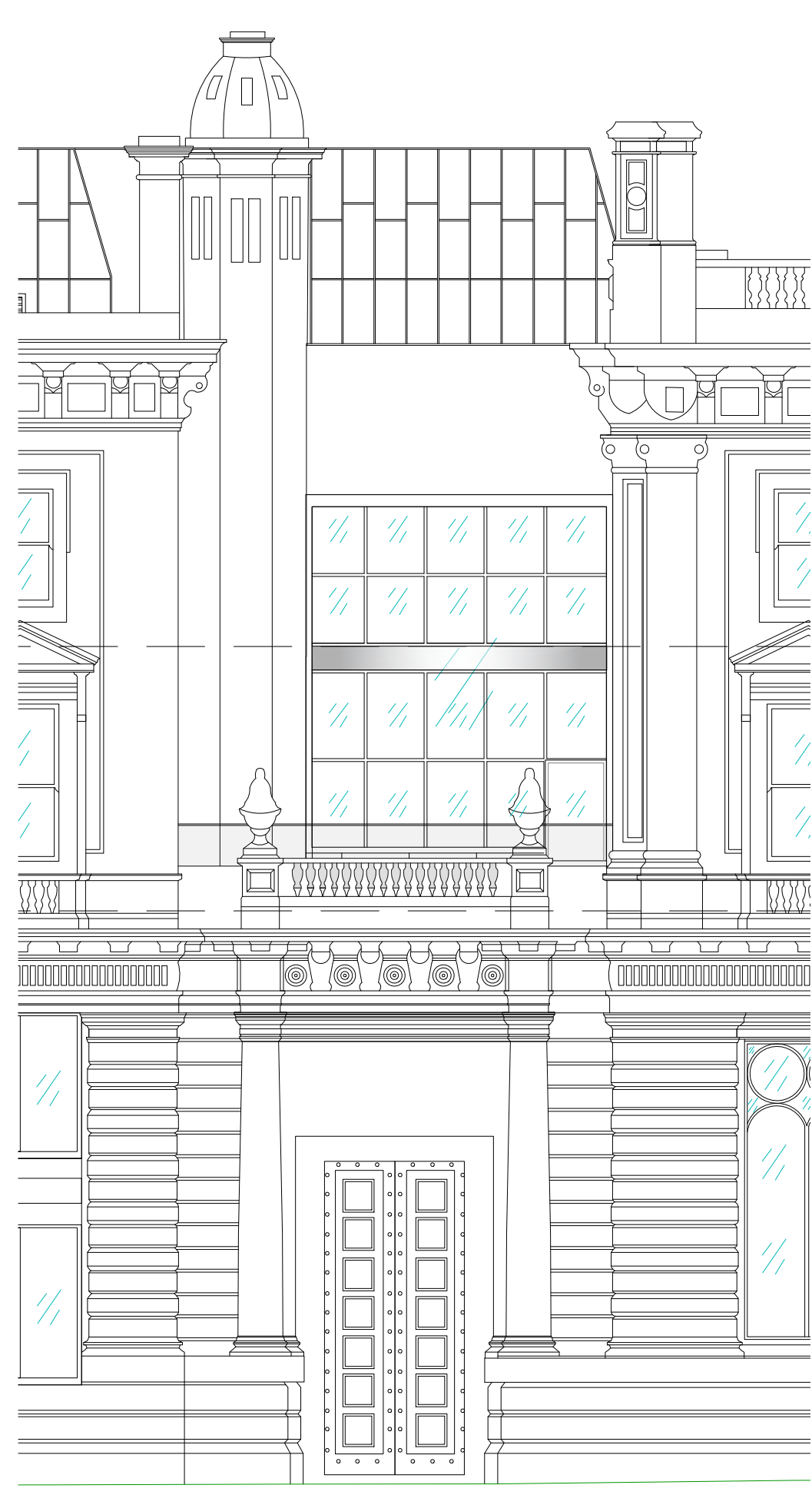
SINGLE GLAZED DOOR ONTO BALCONY

NEW GLAZED BALUSTRADE INSET FROM EXISTING PARAPET

54.540 EX FLOOR LEVEL



05 SECOND FLOOR TERRACE
SCALE - 1:50 @ A1
ELEVATION



06 MOSLEY STREET ELEVATION
SCALE - 1:100 @ A1

3.00	15.09.22	ISSUED FOR PLANNING	SO	ARB
REV	DATE	DESCRIPTION	DRAWN	CHECKED

A X I

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COMPANY No : 11847325

CLIENT

bruntwood

PROJECT

BRUNTWOOD
38 MOSLEY STREET
MANCHESTER M2 3AZ

DRAWING REFERENCE

PROPOSED SECOND FLOOR
TERRACE DETAILS

JOB REFERENCE	DRAWING SCALE	DATE	DRAWN	CHECKED
20 - 059	varies@A1	14.01.22	SO	ARB
DRAWING No	STAGE	REV		
AXI - B550	3	00		