

University of Manchester The Manchester Academy 1, Oxford Road, M13 9PR – New external flue to facilitate installation of new boilers

Design and Access Statement

Ref: PN9226.01

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1. Project Details

The property, known as Academy 1, a Manchester Academy concert venue, is located on Oxford Road. The elevation affected by this proposal is the Blyton Street elevation which is to the rear of building. The works comprise the installation of a new flue to the external façade to facilitate the installation of new boilers in the ground floor plant room. The plant room can be accessed by external doors on Blyton Street elevation.

2. Design Statement

1.1 Introduction

The Academy 1 has been reliant on temporary boilers to heat the building during the cold season for over a year as the existing permanent boilers in the building's ground floor plant room are inoperative. Due to design guidance recommendations, the introduction of an external flue is required to meet current standards when the new boilers are installed.

1.2 Proposals and technical note

The proposed works within Academy 1 comprise the supply and installation of 1 number 300mm diameter flue within the plantroom which will then route through an existing louvre opening to tee off and then rise to termination above the roof. The flue will project by 1000mm from the finished roof level.

A structural survey has been undertaken and has verified that the flue can be fixed to the masonry of the building.

1.3 Siting & Scale

Blyton Street elevation is to the rear of the building. The new external flue will be 300mm in diameter and will penetrate through the existing louvre opening and rise vertically to terminate 1000mm above the finished roof level. It has been carefully positioned in an unobtrusively location to the corner of the building next to the steel mesh staircase to blend in with the immediate vertical components to the external staircase.

1.4 External Treatment and materials

The Academy 1 comprises of brick to the ground floor external façade and grey cladding to the first floor. Doors and windows are also grey.

The flue and brackets will be stove enamelled light grey to match the first-floor cladding which has been carefully selected to discreetly blend in with the building's existing materials and colours.

The choice in finish has been carefully selected to be neutral in the setting. This will therefore reduce the impact when stood externally.

1.5 Landscaping

The existing landscaped areas shall not be affected or modified and shall remain in their original condition. No storage is required externally to hard and soft landscaping to facilitate these works.

1.6 Approach Route

The existing approach to the building and existing accessible entrances shall remain unaffected and remain in use throughout the installation and after completion.

2 Summary

The choice of material, colour and siting are considered to have a neutral effect on the Blyton Street elevation.