

Scale Bars		TO BE USED ONLY AS GUIDANCE			
1:100	mm	0	1000	2000	3000
1:200	mm	0	500	1000	1500
1:500	M	0	5	10	15
1:1250	M	0	10	20	30

NOTES

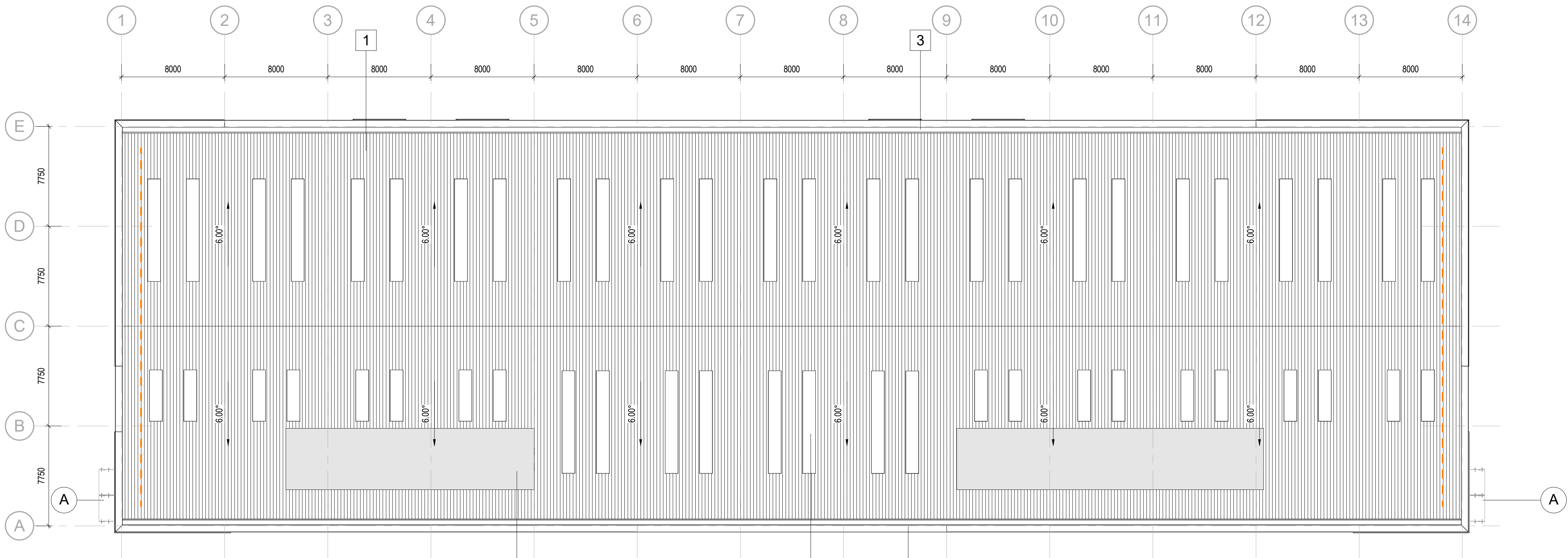
- All dimensions and levels are to be checked on site.
- Any discrepancies are to be reported to the architect before any work commences.
- Whilst information on this sheet is issued to scale, scaling directly from this drawing may result in inaccuracies. For precise measurements, refer to the stated dimensions or contact the Architect.
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- 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: -

13502-AEW-B1-ZZ-M3-A-01100

Key:

- Indicative PV zone subject to M&E design and detail.
100% of roof available for future PV if required.
- Indicative mansafe system to be applied to the roof for access and maintenance of PV's and gutters.
Subject to specialist detail design to provide access to all areas of the roof.



1 Unit 1 Proposed GA Roof Plan
Scale @ 1 : 200

BUILDING FABRIC - MATERIAL SCHEDULE

- Roof Cladding**
Trapezoidal profile, insulated, built up system, min pitch 6° with Colourcoat HPS200 Ultra finish or similar in light grey
 - Photo Voltaic Panel area**
Refer to M&E details for specification and exact number / area
 - Rainwater Goods & Gutters**
Internal downpipes and insulated gutters in galvanised steel with membrane lining to gutters
 - Parapet and Cladding Flashings**
Plastisol coated pressed metal flashings in colour to match adjacent cladding
 - Rooflights**
GRP, in-plane, non-fragile, triple skinned translucent rooflights to approximately 15% of roof area
- A Office Entrance - Canopy**
Cantilevered glazed canopy with PPC steel arm supports in colour to match curtain walling

P03	24/11/25	Planning Issue	AW	AS
P02	XX/11/25	Revised planning Issue	AW	CF
P01	31/10/25	Initial Issue	AW	CF
Rev	Date	Description	Drawn by	Checked By

Status	Purpose of Issue
S2	For Information

drawing stage **Planning**

client

Ask Real Estate Ltd

project

Manchester Business Park

drawing title

Unit 1 Proposed GA Roof Plan

date Sept 2025 drawn AG
scale @ A1 As indicated checked AS

Rev P03

13502-AEW-B1-RF-DR-A-05122

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