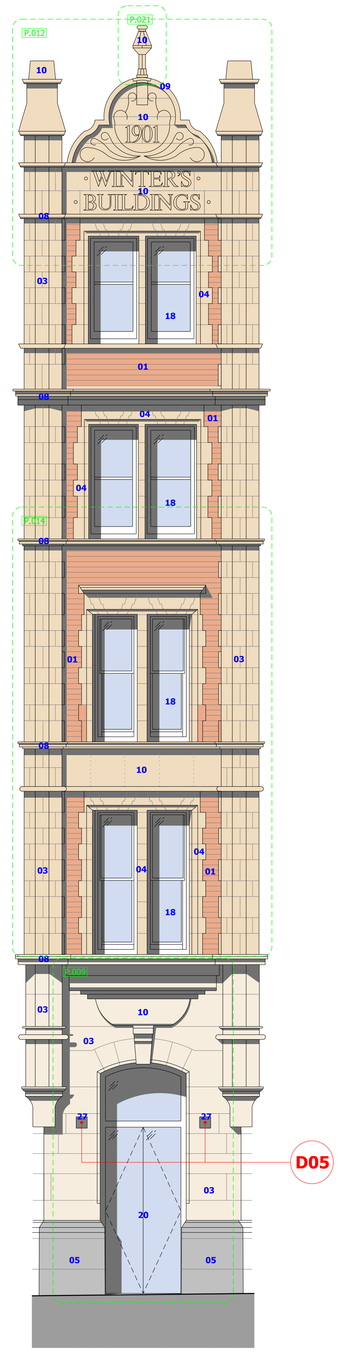


EXISTING ST ANN STREET ELEVATION

Scale 1:50

0 0.5m 1m 2.5m

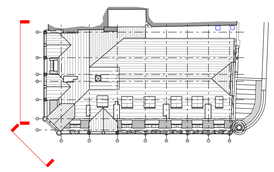
P.001 photograph of the existing historical building element refer to drawing al(05)040



EXISTING ST ANN STREET ELEVATION (TO CORNER)

Scale 1:50

0 0.5m 1m 2.5m



KEY PLAN (NTS)

MATERIAL KEY:

existing materials:

01 red brickwork
02 contemporary brickwork (off white/buff)
03 stone cladding
04 decorative buff terracotta surrounds to window opening
05 decorative stone base to columns (grey granite)
06 decorative stone cill to GF retail unit windows
07 stone stall riser below GF retail unit windows (black granite)
08 decorative stone cornice
09 decorative stone coping to parapet walls
10 decorative stonework (lintels, pinnacles, etc...)
11 mansard roof - slate tiles
12 flat roof - lead finish
13 lead flashing
14 rectangular aluminium gutter
15 black cast iron/ UPVC downpipes
16 UPVC downpipes
17 decorative ridge tile (clay,red)
18 timber sash window - painted white
19 windows to retail unit at GF:
timber frame painted off white
20 entrance double door with overhead glazed panel to retail unit at GF
- door installed within metal frame (painted off white)
- frameless glass door
21 fire escape door to stair cores:
- double leaf timber door painted off white/light grey
- overhead decorative timber panel
- plant on timber beads
22 metal windows to lightwell
23 UPVC access hatch (white) to lightwell
24 lead cladded dormer with louvres (black)
25 lead cladded dormer with timber windows (white)
26 timber lining to window and door openings at GF Retail oGong St. Ann Street (painted off white)
27 signage (projecting/plaque)
28 vent. brick
29 vent. metal grill
30 external light fitting
31 alarm
32 existing louvred panel (smoke extract from basement)
33 masonry coping
34 fascia board
35 timber casement window - painted white

DEMOLITIONS:

external envelope:

D01 clay ridge tile to be carefully removed and re-used
D02 louvres (dormers at level 04) to be removed
D03 existing roof to be partially removed
existing steelwork to be modified
in order to accommodate the proposed dormers
-all to Structural Details
D04 non-original flat roof to be removed
D05 signage to be removed
D06 fire escape (non-original) timber doors
with surrounding decorative paneling to be removed
D07 new opening to the existing stone stall riser
to accommodate dry riser inlet cupboard
D08 existing window openings to be enlarged
(exist. windows and external cavity wall
(blockwork and brickwork) to be removed)
D09 existing windows to the lightwell to be removed
D10 new openings for the vent. louvres
D11 new roof opening to the roof to accommodate
the A.O.V. rooflight
D12 existing gutter to be locally removed
D13 existing rainwater downpipes to be removed
D14 window to high level dormer to be removed

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revision notes
rev P01 - 2026-07-10 - Planning-First Issue.
rev P02 - 2026-07-22 - Demolition Key & Existing Materials Key amended.

project	Winter's Buildings, Manchester	**drawing title**	Existing St. Ann Street Elevations (Incl. Demolitions)
client	The Winters Building Freehold Ltd	**drawing scale**	1:50 @A1/ 1:100 @A3
job no.	0277	**drawing created**	June 2026
drawing no.	al(05)030	**drawing rev**	P02

PLANNING

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