

\* This drawing is copyright and must not be reproduced, altered or used by third parties without written consent.

\* Do not scale this drawing. Dimensions to be checked on site, any discrepancies to be reported to the architect.

\* This drawing is to be used in conjunction with all other project information from consultants, specialists and subcontractors.

\* Risk Assessments to be carried out by contractor. Drawing to be read in conjunction with safety plan and documents regarding CDM Regulations.

\* External wall materials to comply in all aspects of the relevant British Standards and latest Building Regulations Approved Document B, including recent DCLG recommendations, in particular Appendix A of ADB, limited combustibility class A2 standard or better.

\* This drawing shows the design intent of the external materials and elevations as agreed with the local planning authority. It is the responsibility of the specialists and subcontractors to develop these and provide detailed working drawings and specifications for client approval.

| REVISIONS |             |                                                                                                                                                                   |
|-----------|-------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| No        | Date        | Description                                                                                                                                                       |
| A         | HM 29.01.20 | Core Height reduction / layout amended - windows added<br>Section indication Line C-C added on the line of neighbouring<br>adjacent windows.<br>Sight line added. |

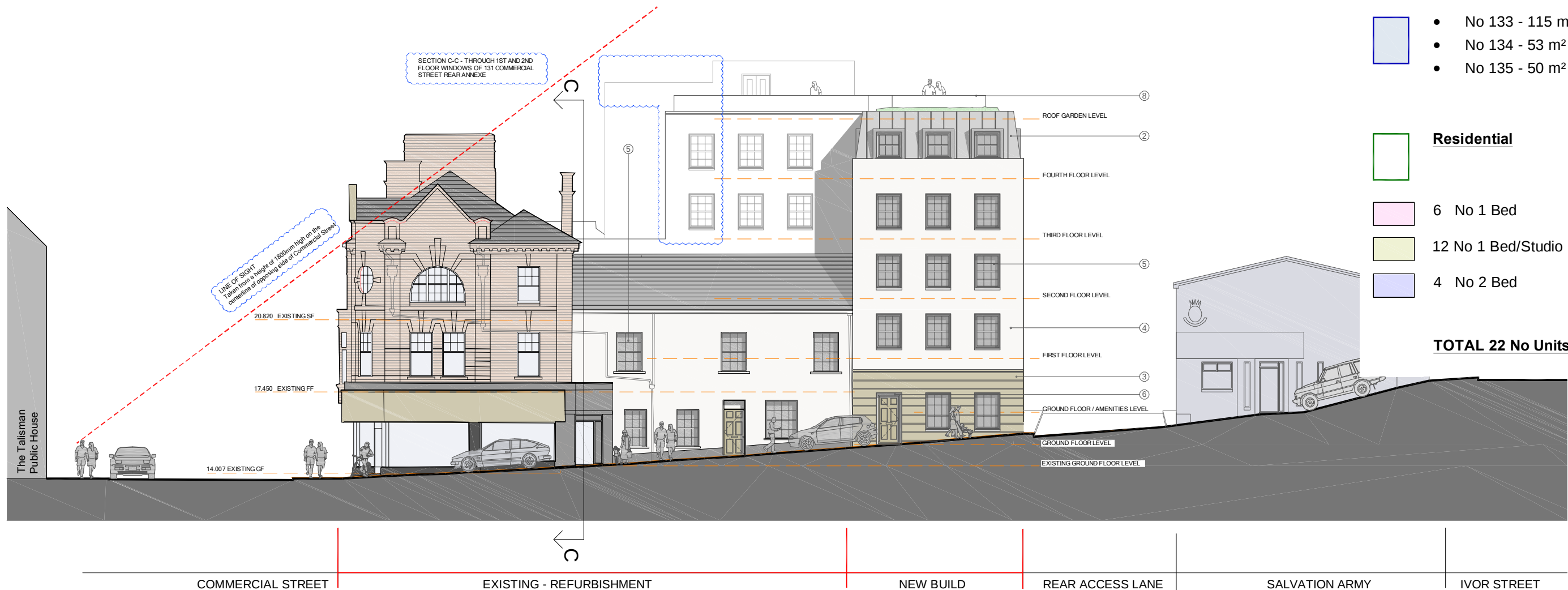
### 3 No Retail units

- No 133 - 115 m<sup>2</sup> / 1238 ft<sup>2</sup>
- No 134 - 53 m<sup>2</sup> / 570 ft<sup>2</sup>
- No 135 - 50 m<sup>2</sup> / 540 ft<sup>2</sup>

## Residential

- |    |                 |                                   |
|----|-----------------|-----------------------------------|
| 6  | No 1 Bed        | (average 46 - 60 m <sup>2</sup> ) |
| 12 | No 1 Bed/Studio | (average 36 m <sup>2</sup> )      |
| 4  | No 2 Bed        | (average 65 m <sup>2</sup> )      |

**TOTAL 22 No Units**



## PROPOSED MATERIALS AND FINISHES

### SCHEDULE OF EXTERNAL FINISHES

Samples and colours of all materials shall be submitted to and approved in writing by the Planning Authority prior to the commencement of the work stage on site.

- |                                                                                                                                                                                     |                                                                                                                                                                                                                                                                        |                                                                                                                                                                                                                |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p>① <b>Roof</b><br/>Single ply membrane or asphalt and rigid insulation inverted roof system, laid to fall. (downslope positions to be agreed)</p>                                 | <p>④ <b>External Wall</b><br/>Smooth Render to match existing Hill Street Elevation<br/>Colour: Painted white to match existing</p>                                                                                                                                    | <p>⑦ <b>Plant room &amp; Bin Store kluve doors</b><br/>PPC aluminium door &amp; frame, balcony trims, flashings and drips by curtain walling / window specialist to match<br/>Colour: Dark grey (Matt) TBC</p> |
| <p>② <b>Roof</b><br/>Metal standing seam mansard roof with preformed mansard dormers.<br/>Colour: Charcoal Grey (Matt) TBC</p>                                                      | <p>⑤ <b>Windows</b><br/>Double Glazing - PPC aluminium frame - full details TBC by window specialist<br/>Style as shown - to match existing Hill Street elevation Georgian Style. Windows that are to be replaced are to match new as above.<br/>Colour: White TBC</p> | <p>⑧ <b>External Rooftop</b> Composite timber effect decked surface<br/>Glass balustrade with potted Box hedge soft landscaping</p>                                                                            |
| <p>③ <b>External Wall</b><br/>Ground Floor - Stucco render with scored/Banded to replicate Ashlar stone work (as Victoria Place)<br/>Colour: Light Buff TBC (as Victoria Place)</p> | <p>⑥ <b>External Doors</b><br/>Georgian style 6 panel entrance doors.<br/>Colour: TBC</p>                                                                                                                                                                              |                                                                                                                                                                                                                |

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Project  
134 - 135 Commercial Street, Newport  
Client

Property Index Ltd  
Drawing Title  
Proposed North West - Hill Street Elevation

# Proposed North West - Hill Street Elevation

|             |                      |          |          |                    |
|-------------|----------------------|----------|----------|--------------------|
| Drawn       | Checked              | Scale    | Original | Date               |
| HJM         | ARM                  | 1:200    | A3       | <b>August 2019</b> |
| Job Number  | Drawing Number       | Revision | Status   |                    |
| <b>3076</b> | PL 0 00 / <b>300</b> | A        | PLANNING |                    |