Proposed CB, NHG & WPB3 North Elevation

1 : 100

0 2.5 5 10m

Building & Site References:

CB	Corner Building : Central Form & East Form
NHG	Notting Hill Gate Building
KCS1	Kensington Church Street Building 1
KCS2	Kensington Church Street Building 2
WPB1	West Perimeter Building 1
WPB2	West Perimeter Building 2 - Cube
WPB3	West Perimeter Building 3
New Public Square - New Publicly Accessible Open Space	

Facade Elements

Corner Building - Central Form & East Form

CB.W.1
Floor to ceiling recessed openings with horizontal dark metal spandrels - expressing rhythm of light infills within stone grid
Deep stone reveal with shadow gap detail to perimeter.
Dark metal frame to triple glazing, with inward opening top tilt and turn.
Glass balustrade with concealed fixing integrated into shadow gap detail.

CB.W.2
Floor to ceiling recessed openings with horizontal dark metal spandrels - expressing rhythm of light infills within stone grid
Deep stone reveal with shadow gap detail to perimeter.
Dark metal frame to triple glazing, with inward opening top tilt only.

CB.W.3
Floor to ceiling recessed openings with horizontal dark metal spandrels - expressing rhythm of light infills within stone grid.
Deep stone reveal with shadow gap detail to perimeter.
Dark metal frame to fixed triple glazing.

CB.W.4
Floor to ceiling recessed openings with horizontal dark metal spandrels - expressing rhythm of light infills within stone grid.
Deep stone reveal with shadow gap detail to perimeter.
Dark metal frame to fixed triple glazing and glass to glass joint to open corner.

CB.W.5
Floor to ceiling recessed openings with horizontal dark metal spandrels - expressing rhythm of light infills within stone grid.
Deep stone reveal with shadow gap detail to perimeter.
Dark metal frame to double glazing, with inward opening top tilt only.
Deep stone reveal with shadow gap detail to perimeter.
Perforated dark metal screens with laser cut profiles, concealed fixing integrated into shadow gap detail and vertical metal frames.

CB.W.6
Floor to ceiling recessed openings with horizontal dark metal spandrels - expressing rhythm of light infills within stone grid.
Deep stone reveal with shadow gap detail to perimeter.
Dark metal frame to fixed double glazing.
Shadow gap detail to stone reveal perimeter.
Perforated dark metal screens with laser cut profiles, concealed fixing integrated into shadow gap detail and vertical metal frames.

CB.WG.1 Single Height - within the building form
Permanently naturally ventilated Winter Garden.
Outer skin to WG - fixed glazed panels with continuous vertical ventilation gaps between panels.
Deep stone reveal with shadow gap detail to perimeter.
Horizontal set back dark metal spandrels to floors
Inner skin to WG - Dark metal frame to triple glazed sliding doors.

CB.WG.2 Single Height - Corner
Permanently naturally ventilated Winter Garden.
Outer skin to WG - fixed glazed panels with continuous vertical ventilation gaps between panels
and closed glass to glass joint to corner.
Deep stone reveal with shadow gap detail to perimeter.
Horizontal set back dark metal spandrels to floors
Inner skin to WG - triple glazed sliding doors with dark metal frame.

CB.WG.3 Double Height - Corner
Permanently naturally ventilated Winter Garden.
Outer skin to WG - fixed glazed panels with glass to glass corner joints.
Continuous ventilation gaps to lower part.
Glazing framework supported off a secondary steel frame set back from the outer glass front and with unobstructed glass to glass corners.
Deep stone reveal with shadow gap detail to perimeter.
Planter with trees and seating integrated.
Inner skin to WG - triple glazed sliding doors with dark metal frame.

CB.WG.4 Double Height - Top Corner
Permanently naturally ventilated Winter Garden.
Outer skin to WG - fixed glazed panels with glass to glass corner joints.
Continuous ventilation gaps to lower part.
Glass roof with glass to glass joint with facade.
Glazing framework supported off a secondary steel frame set back from the outer glass front and with unobstructed glass to glass corners.
Ventilating panels to discreet positions at roof level activated by temperature sensors.
Deep stone reveal with shadow gap detail to perimeter.
Planter with trees and seating integrated.
Inner skin to WG - triple glazed sliding doors with dark metal frame.

CB.LT.1
Floor to ceiling recessed openings with horizontal dark metal spandrels - expressing rhythm of cuts to building form.
Deep stone reveal with shadow gap detail to perimeter.
Dark metal frame to triple glazing with inward opening top tilt and turn, and fixed glass to glass joint to top corner.

CB.LT.2
Floor to ceiling recessed openings with horizontal dark metal spandrels - expressing rhythm of cuts to building form.
Deep stone reveal with shadow gap detail to perimeter.
Dark metal frame to triple glazing, with inward opening top tilt only and fixed glass to glass joint to top corner.

CB.LT.3
Floor to ceiling recessed openings with horizontal dark metal spandrels - expressing rhythm of cuts to building form.
Deep stone reveal with shadow gap detail to perimeter.
Dark metal frame to fixed triple glazing and fixed glass to glass joint to top corner.

CB.LT.4
Floor to ceiling recessed openings with horizontal dark metal spandrels - expressing rhythm of cuts to building form.
Deep stone reveal with shadow gap detail to perimeter.
Dark metal frame to fixed triple glazing and fixed glass to glass joint to top corner.
Glass to Glass joint to open corner.

CB.WR.1
Deep reveal to opening.
Dark metal upstand with shadow gap detail, fixed double glazing and openable double glazed entrance door with metal handle detail.
Retail signage with discretely integrated vents.

CB.D.1
Sliding double glazed door.
Perforated dark metal screen and dark metal handle detail.

CB.D.2
Inward openable double glazed door.
Perforated dark metal screen and dark metal handle detail.

CB.C.1
Two layers of translucent material form top canopy layer and soffit layer,allowing natural light to penetrate whilst obscuring visibility through.
Concealed canopy structure is integrated between layers.
Concealed gutter is integrated into adjacent stone cladding system.
Dark metalwork defines vertical face of canopy and forms edges leading to main residential entrances and aligned with shadow gaps within stonework.

CB.P (projected stair well)
Triple glazed projection to stair well with horizontal and vertical dark metal spandrels.
Glass to glass joint to top corners.
Glass to Glass joint to open corners.
Integrated automatic openable vents.

Notting Hill Gate Building

NHG.1
Large glass panels (double glazed) supported off a steel framed suspension systems with horizontal dark metal spandrels.
Perforated dark metal panel to horizontal strips fixed back to structure by discreet bracketry.

NHG.2
Large glass panels (double glazed) supported off a steel framed suspension systems with horizontal dark metal spandrels.
Perforated dark metal panel to horizontal strips fixed back to structure by discreet bracketry. Glass to glass corner.

NHG.3
Large glass panels (double glazed) supported off a steel framed suspension systems with horizontal dark metal spandrels.
Perforated dark metal panel to horizontal strips and to vertical feature panels fixed back to structure by discreet bracketry.

NHG.RW.1
Dark metal upstand with shadow gap detail, fixed double glazing and openable double glazed entrance door with metal handle detail.
Perforated dark metal panel to vertical feature panels with integrated signage and fixed back to structure by discreet bracketry.

NHG.B
Glass balustrade with concealed fixing to stone cladding parapet with integrated concealed gutter to form light top to building.

Glass Link

CB.GL
Double glazed facade and roof supported by light structure set back from facade to minimise visual impact.
Glass to glass joint to top corners. Glass to Glass joint to open corners.
Dark metalwork defines recessed junction with adjacent building forms whilst discreetly integrating technical requirements for gutters to the glass roof.

GL.C
Two layers of translucent material form top canopy layer and soffit layer, allowing natural light to penetrate whilst obscuring visibility through.
Concealed canopy structure is integrated between layers.
Concealed gutter is integrated into adjacent metal cladding system.
Dark metalwork defines vertical face of canopy.

West Perimeter Building 3

W3.W.1 Slot - Floor to ceiling recessed openings expressing vertical slots in building form strategically located responsive to internal layouts.
Deep reveal to slot opening.
Dark metal frame to double glazed inward opening top tilt.

W3.W.2 Corner - Recessed openings expressing corners of building form.
Deep reveal to strip opening.
Dark metal frame to fixed double glazing and glass to glass joint to open corner.

W3.W.3 Strip - Recessed opening (with upstand) expressing strips in building form. Deep reveal to strip opening.
Dark metal frame to fixed, inward opening top tilt double glazing and integrated solid metal panels.

W3.W.4 Strip - Privacy - High level recessed openings expressing strips in building form positioned to create privacy - with visibility out towards sky when seated and visibility towards sky and streetscape when standing. Deep reveal to strip opening.
Dark metal frame to fixed, inward opening top tilt double glazing and integrated solid metal panels.

W3.W.5 Opaque Metal - Deep reveal to opening.
Dark metal frame to solid metal panel.

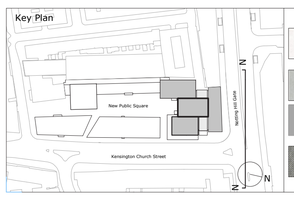
W3.W.6 Opaque Glazing - Deep reveal to opening.
Dark metal frame to opaque glazing.

W3.WR.1 Retail - Deep reveal to opening.
Brick upstand with shadow gap detail, fixed double glazing and openable double glazed entrance doors with metal handle detail.
Retail signage with discretely integrated vents.

W3.B Glass balustrade with concealed fixing to brick parapet to form light top to building.

LWA Louvred Wall
LWI Louvred Window

Key Plan



Material References:

Stone (Central Form & East Form):
Portland Stone, light coloured with a good balance between visual features and material consistency. Portland Stone variety to be selected following large sample review.

Stone (NHG Building)
Lightly textured stone. Colour to be a darker shade in comparison to Portland Stone selected for Corner building. Decision to be informed by large sample.

Metal:
Frames to be rich dark patinated aluminium bronze.
All visually exposed metal elements including frames to windows, doors, panels and cladding panels to match in colour.

Perforated Metal:
Perforated dark metal panels to horizontal strips and to vertical feature panels.
All visually exposed metal elements including frames to windows, doors, panels and cladding panels to match in colour.

Glass:
Low iron glass to maximised transparency.
The glass specification will vary according to the location and safety requirements.
Residential units: factory assembled hermetically sealed triple glazing units.
Office and retail: factory assembled hermetically sealed double glazing units.

Brick:
Long format clay brick.
Special brick formats in locations to deliver architectural details.
Colour: to be tested in range of warm greys, nearly white through to brown/ yellow gaunt.
Decision to be informed by large sample including mortar setting.

Key

AOV	Automatic Openable Vent
BA	Balcony
BMU	Building Maintenance Unit
C	Canopy at 1st floor
CB.A1-21	Residential Apartments
C.O	Cycle Storage - Office
C.R	Cycle Storage - Residential
C.RT	Cycle Storage - Retail
E	Existing Level
EE	Emergency Exit
EO	Entrance Office
EO-S	Entrance Office Service
ER	Entrance Residential
ERT	Entrance Retail
ERT-S	Entrance Retail Service
ES/O	Entrance Flexible Surgery/Office
ES/O-S	Entrance Flexible Surgery/Office Service
LL	Lower Level
NT	New Tree
P	Proposed Level
PFFL	Proposed Finish Floor Level
R.1-14	Retail Units
RF.O	Refuse - Office
RF.R	Refuse - Residential
RF.RT	Refuse - Retail
RF.S/O	Refuse - Flexible Surgery/Office
S	Services
SG	Shadow Gap Detail
SL	Soft Landscape
SFA	Zone within the proposed substructure that is safeguarded for potential future step free access to District & Circle Line (Eastern Platform)
SF-R	Service Flue discreetly located - set back away from roof edge
SF-W	Service Flue discreetly located - concealed behind screening wall
TP	Tree Pit
UL	Upper Level
VEH1-2	Vehicle Lifts
WA	M4(3) Wheelchair adaptable unit
WAC	M4(3) Wheelchair accessible unit
WRT	Water Retention Tank

General Notes:
- Do not scale from drawings.
- All omissions and discrepancies to be reported to the architect immediately.
- This drawing is to be read in conjunction with all relevant Architectural drawings and documents, and consultants' information.
- All structural information is to structural consultant design and information.
- All services and fire strategy information is to service and fire consultants' design and information.
- All dimensions must be verified on the site.
- The contents of the drawing are Urban Sense Consultant Architects Ltd copyright and shall not be re-used without their written permission.
- Information on existing buildings on the site and its immediate context along its boundary is as per survey information by Sterling Survey Ltd.
- All heights given are AOD.
- Information on the wider site context is as per OS map in plan and Z mapping for massing/3D information.
- LUL station is as per LUL survey of installations - ref. URS overlay of LUL survey info with Sterling Survey info. Where survey information was unavailable from LUL, station is illustrated indicatively based Arup modelling of historic archive info.
- 145 Kensington Church Street is illustrated as per approved planning drawings -indicative representation only.

Rev.	Date	Details	Drawn	Checked
A	09.07.18	GLA call in amendments	NV	VB/DL

project/client: NH&KCS — project no.: 1059
Notting Hill Gate KCS Ltd.
dwg. no.: P-CB-AA(0-)301 — rev.: A — scale: 1/100@A0
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issued for: Planning

Note:
- Ground floor external textures shown are illustrative only and are not submitted for approval;
- Retail signage shown is illustrative only and is not submitted for approval;
- Internal layouts shown are illustrative only and are not submitted for approval;
- References to "Retail" mean use for any purpose falling within any one or more of Use Classes A1, A2 and A3;
- The label WA or WAC indicates only that the unit concerned could meet the requirements of Approved Document M. The applicant expects the local planning authority to require approval of a plan showing layouts and location of wheelchair accessible and adaptable units by way of condition;
- Material textures are illustrated to indicate area of material only and sizes are illustrated indicatively and are not submitted for approval. The applicant expects the planning authority to require approval of external materials by way of condition;
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- Textures paled out to buildings in the background to indicate distance as appropriate.

urban sense
architecture
Urban Sense Consultant Architects Ltd.
89 Wardour Street, 4th floor
London W1F 0UB t:020 7436 9707
www.urbansense-architects.co.uk

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