



View from west

9.4 Façade Type 3: Artificial stone

The external elevations of building BE follows a similar approach to Façade Type 2 but using a different material and colour shade.

The building is broken down into bands grouping two to three floors and step back towards the top.

The façades are formed using a combination of vertically configured artificial stone rainscreen panels and glazed aluminium framed window units.

The artificial rainscreen system incorporates a variety of different surface finishes and is composed using a combination of smooth and textured tiles in dark grey shades to create visual interest and a sense of movement across the façades of the buildings.

The offset vertical banding of the composition helps to break down the scale of the elevations, whilst maintaining a consistent and minimal approach to surface treatment, and introduces an additional layer of visual activity across the folded elevations.

Amenity spaces are recessed and provided with either a glass balustrade or single glazed partially openable screen where wintergardens are indicated.

The façades of the two storey townhouses on ground floor are composed of alternating vertical bands of artificial stone and glazed aluminium framed window units.



Artificial stone panel reference images.



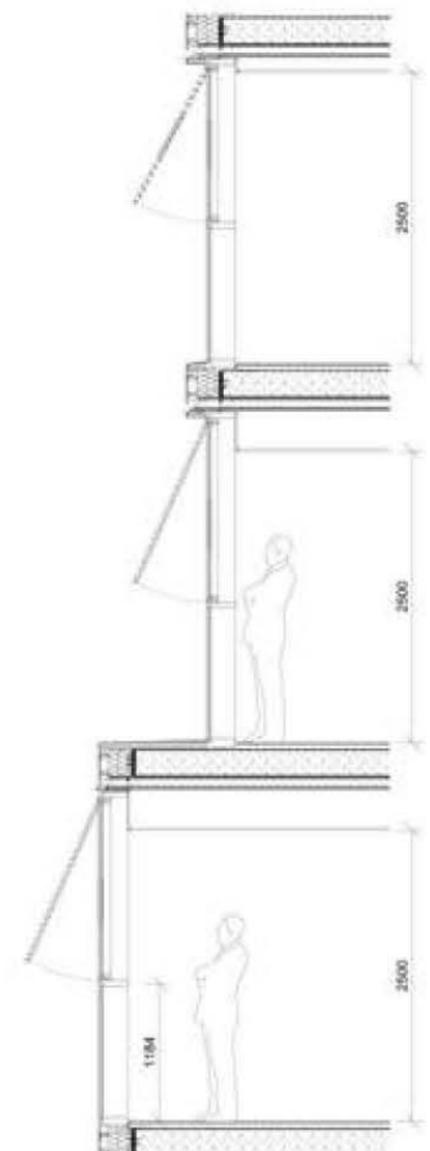
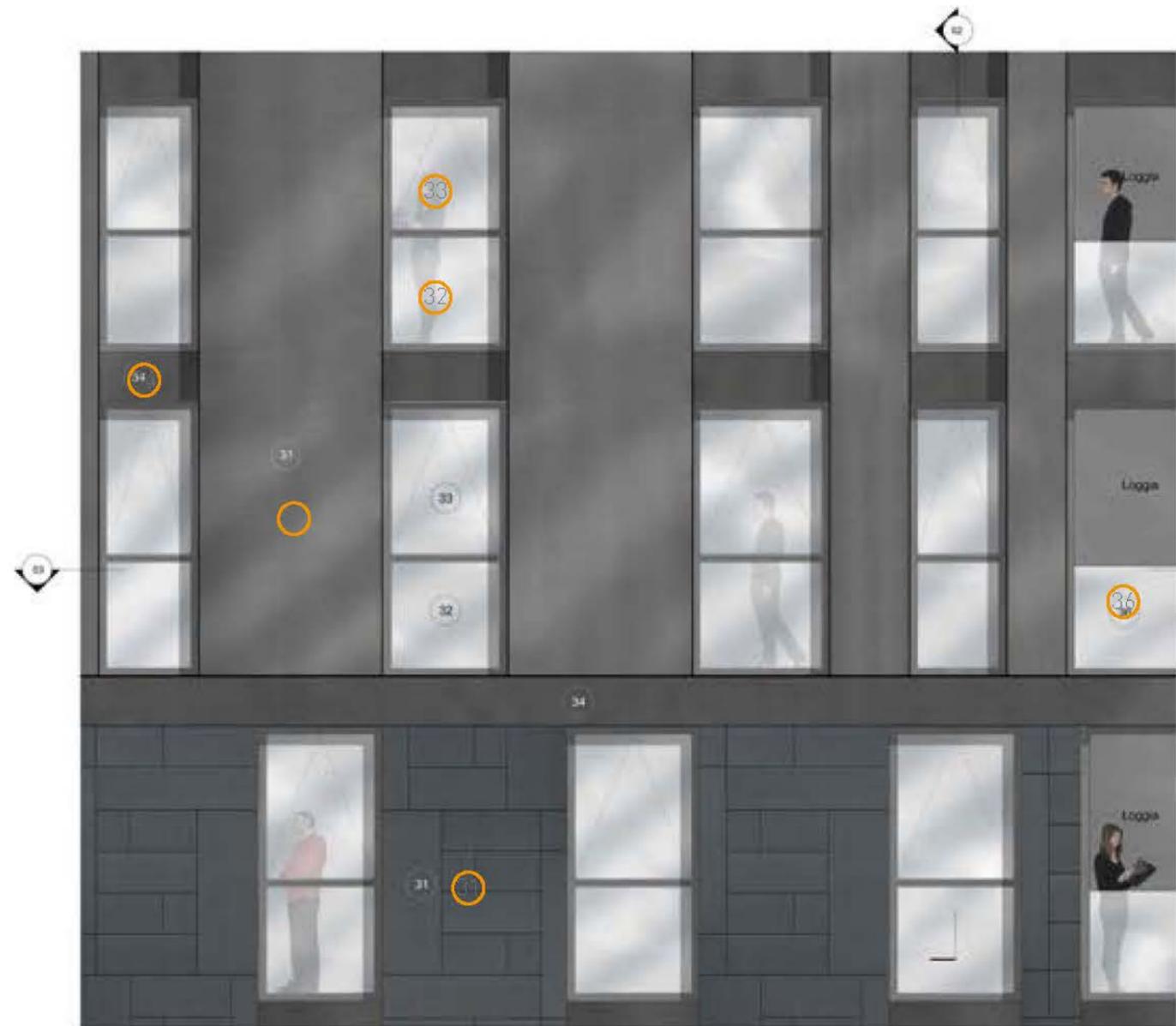
Metal panel



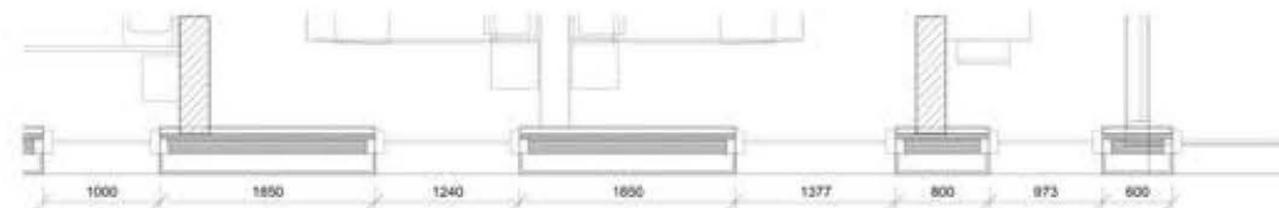
Artificial stone panel

Key:

- 31 Artificial stone panel
- 32 Double glazed unit
- 33 Double glazed unit with operable window
- 34 Metal Facia panel
- 35 Single glazed operable screen
- 36 Balustrade



01 Elevation - Typical Bay



03 Top floor plan

02 Vertical Section - Typical Bay

- KEY
- 31 - Composite stone panel
 - 32 - Double glazed unit
 - 33 - Double glazed unit with operable window
 - 34 - Metal facia panel
 - 35 - Single glazed operable screen
 - 36 - Balustrade



East elevation Plot B



View from west_Sketch

9.5 Façade Type 4: Glass

The elevations of the hexagonal buildings within the park and at the southern of the site [A1/A2/B3] are composed using a combination of coloured glass rainscreen panels and glazed aluminium framed window units.

The proposed glass rainscreen system incorporates a safety glass laminated cladding panel. These 'fully glazed', folded, elevations will create a dynamic animated façade which will respond to shifting viewpoints and changing environmental conditions.

The short end of the hexagonal building shapes accommodates wintergardens which are enclosed with a horizontal openable louvre panel.

All windows across the internal elevations are in plane with the glass rainscreen and the façade will be detailed to achieve a flush appearance. The colour of aluminium window frames to the internal courtyard elevations will be grey to match the frit on the solid panels.

This lighter 'softer' material treatment to the elevations has been developed to fit in with and compliment the design of the landscaped park space and to contrast with the visually heavier and more textured elevations of the perimeter buildings and in doing so emphasise the material qualities inherent to each façade treatment.



Glass cladding references



Backpainted glass panels



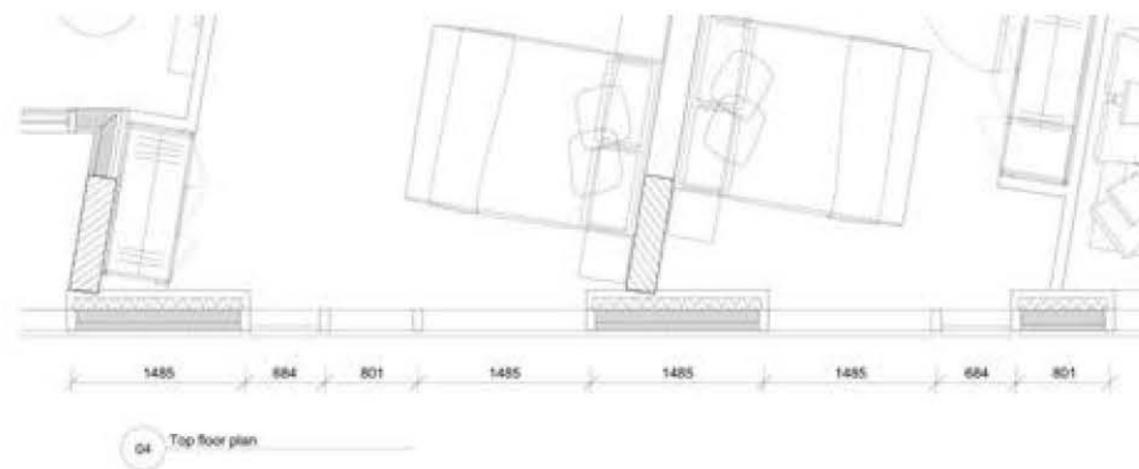
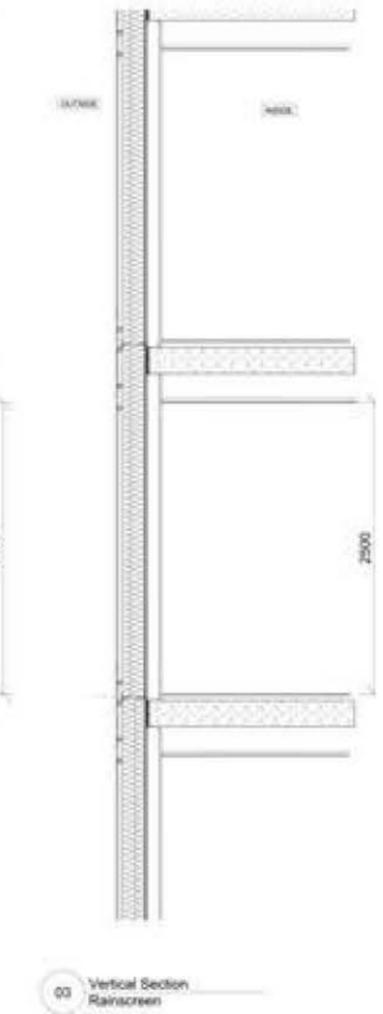
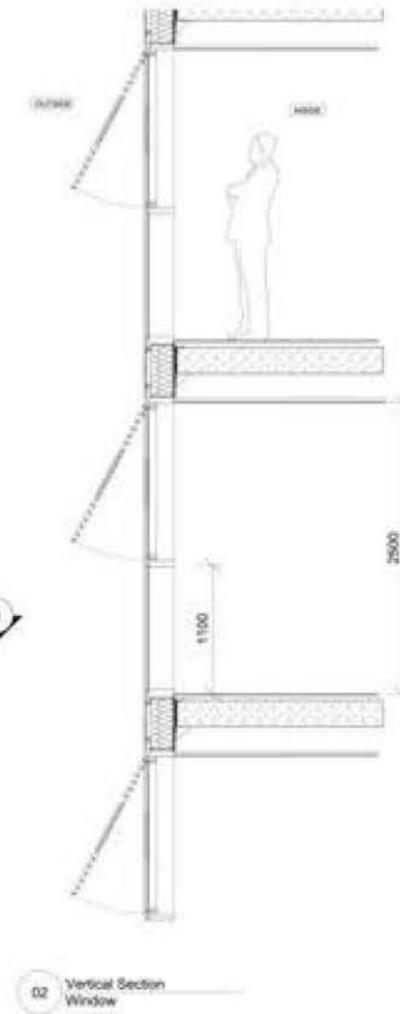
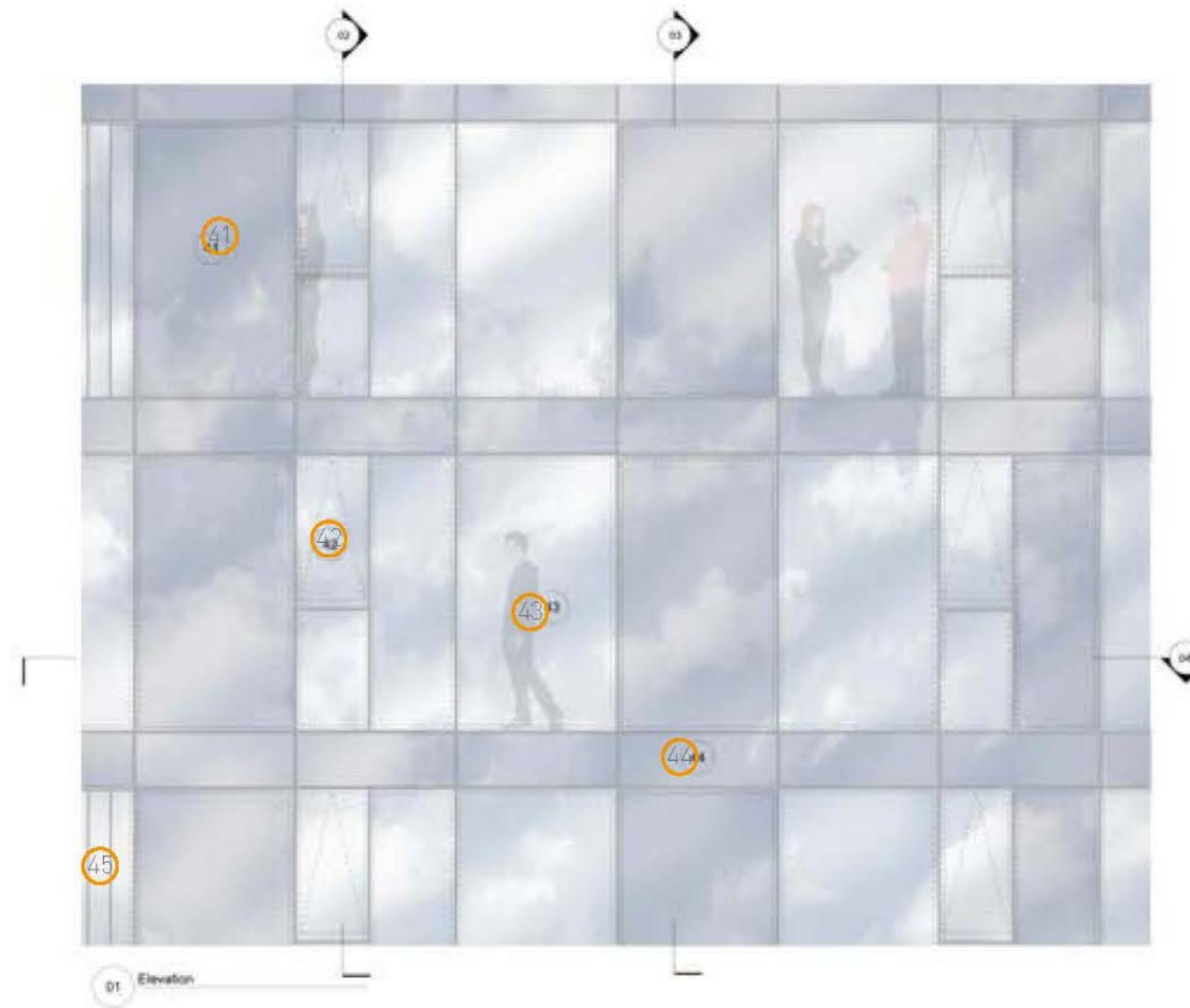
Metal panel



Glass

Key:

- 41 Fritted single glazed insulated panel
- 42 Double glazed panel with openable window
- 43 Double glazed vision panel
- 44 Glass Facia panel
- 45 Single glazed openable screen
- 46 Single glazed horizontal Louvres



- KEY
- 41 - Fritted single glazed insulated panel
 - 42 - Double glazed panel with openable window
 - 43 - Double glazed vision panel
 - 44 - Glass facia panel
 - 45 - Single glazed openable screen
 - 46 - Single glazed horizontal louvers



West elevation Plot A



View from offices

9.6 Ground floor facade

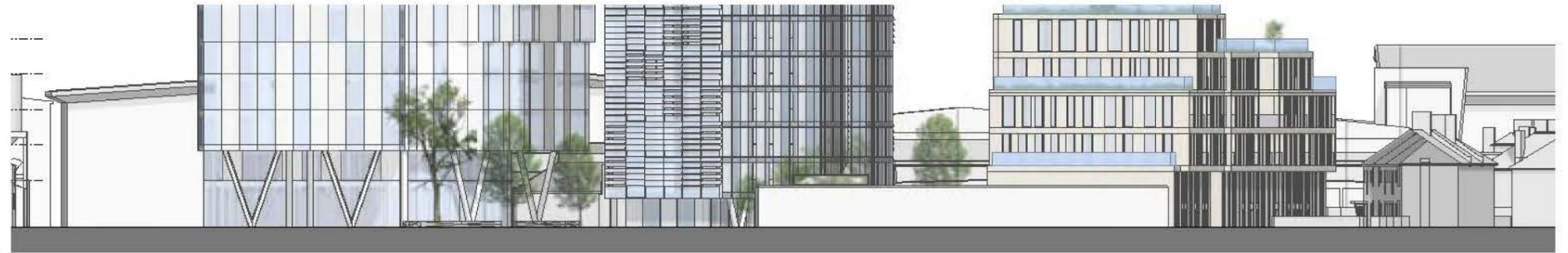
The facades on ground floor stretching over two levels are articulated with a set back. There are two general facade principles on ground floor, the townhouse facades and the shop front facade at areas of active frontage.

Large areas of clear glazing are incorporated within the set back areas across the ground floor to create active frontage adjacent to principle movement routes.

Across the set back areas at ground and first floor the external envelope is generally formed using a clear glazed aluminium curtain walling system.

Crèche, residents lounge, leisure entrance area, concierge and lobby spaces are fully glazed providing animated active frontage and allowing views into the landscaped areas within the proposed development.

Façade detailing across areas of active frontage is minimal, clean lines will be maintained throughout



Plot A - Site North Elevation



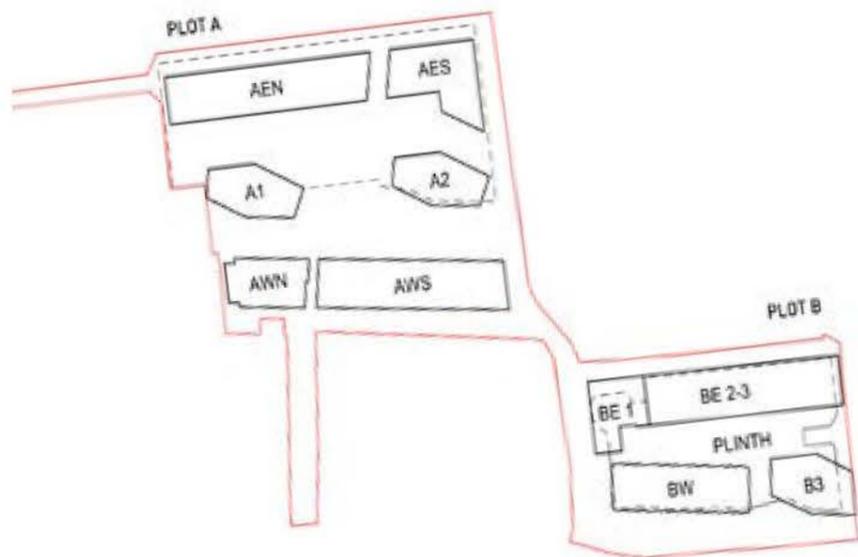
Plot A - Site South Elevation



Plot B - South Elevation



Plot B - North Elevation





Plot A - A-East East Elevation



Plot A - Pavilions West Elevation



Plot A - A-West West Elevation



Plot B - B-East Elevation



Plot B - B-West / Tower 3 West Elevation

