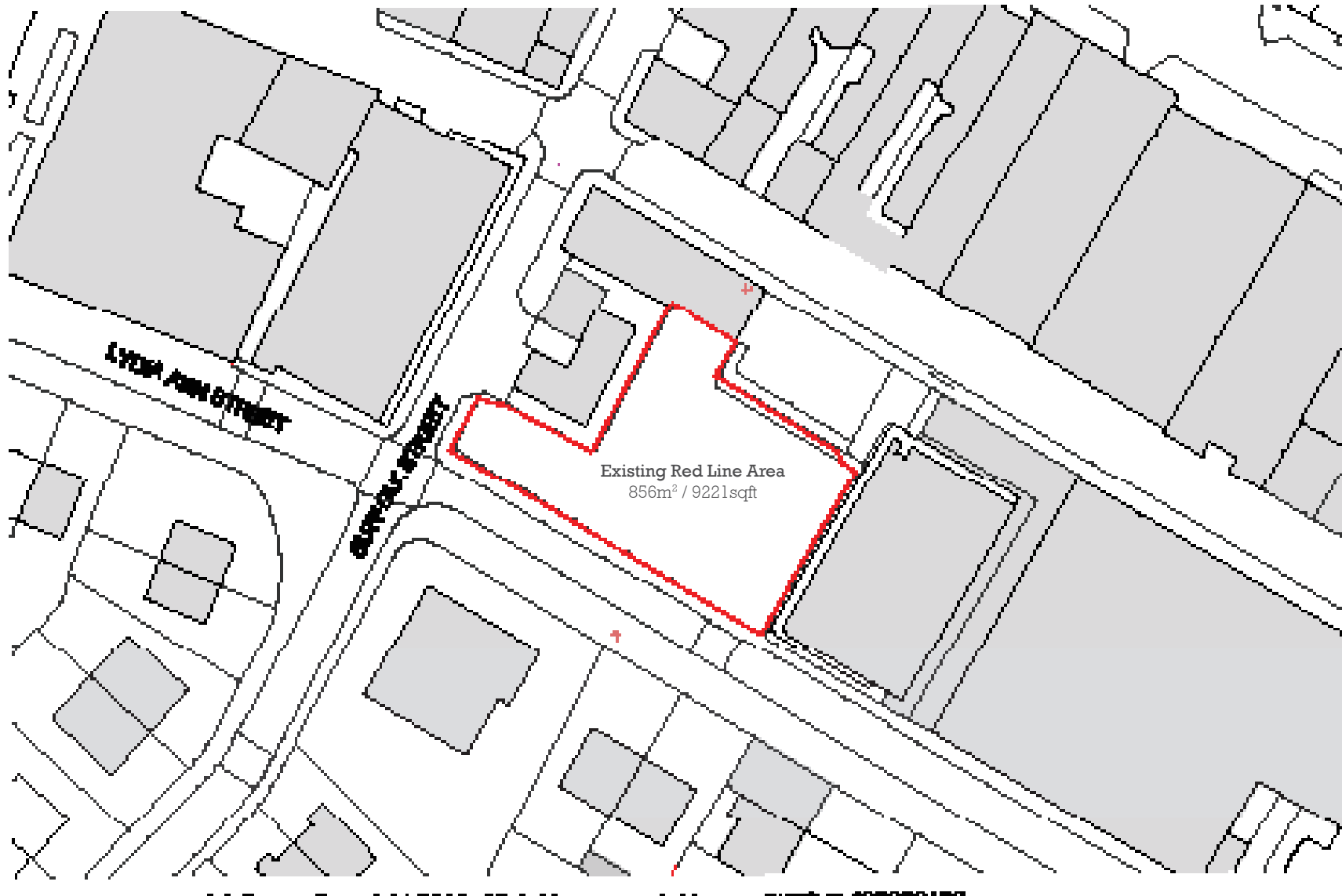
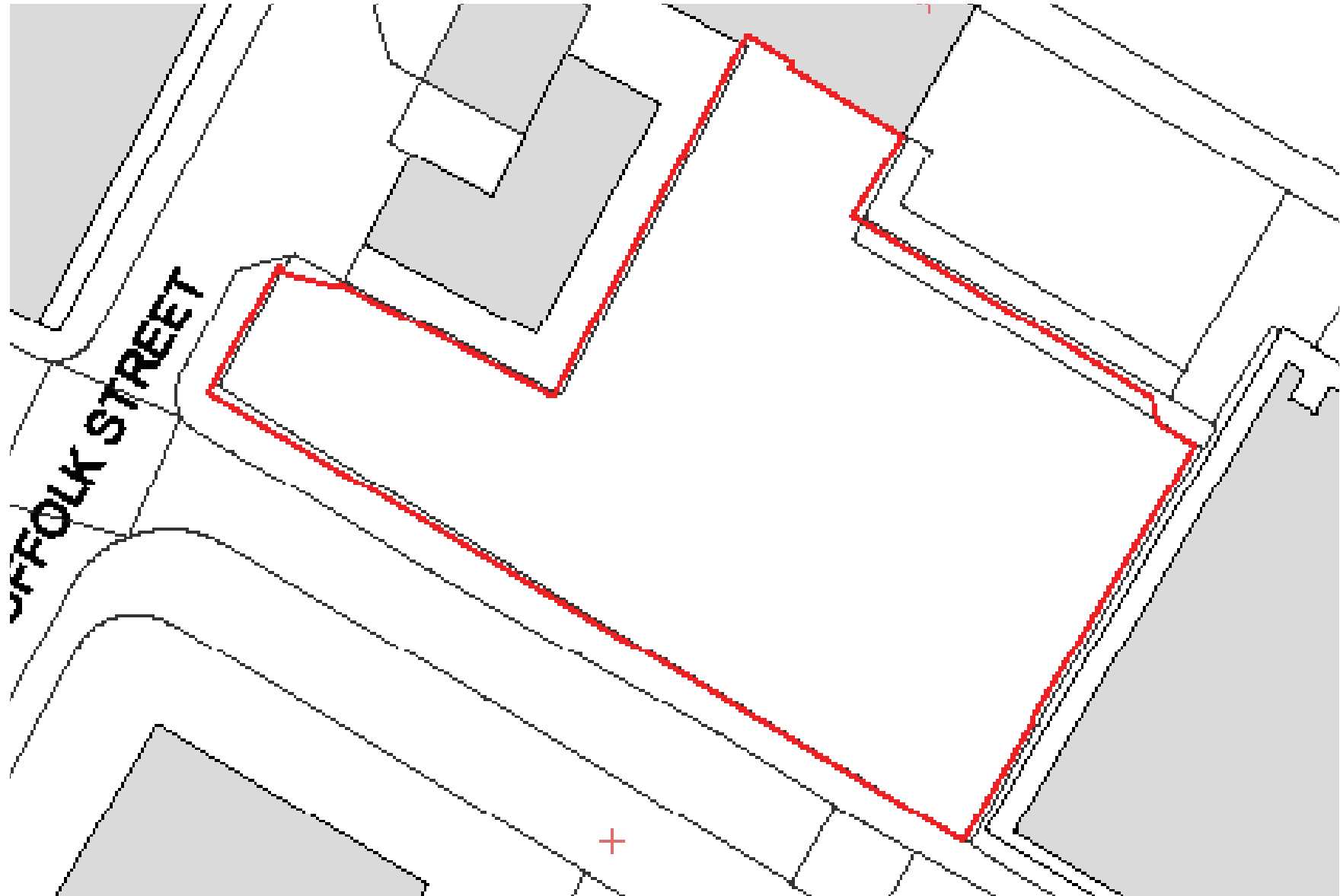


Site Analysis
Existing Site Location Plan
OS 1:500



Site Analysis
Existing Site Plan
OS 1:200



Existing Site Topography

OS 1:200



Site Analysis

Existing Site Character



Site Image : Corner between Lydia Ann Street and Suffolk Street.



Site Image : Car Park located at corner of Henry Street and Kent Street.

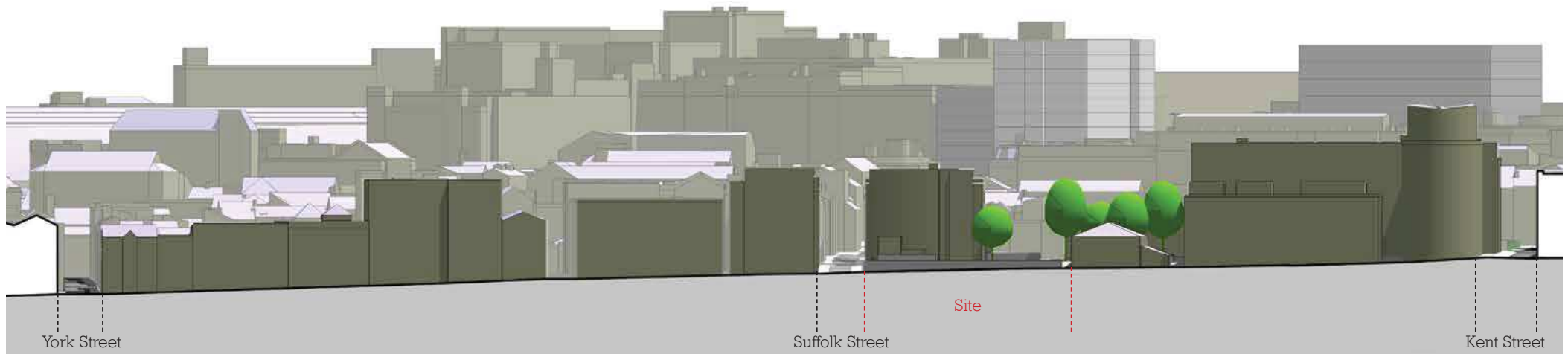


Site Image: Mixture of materiality providing variation to the Street Elevation.



Site Image: Corner between Henry Street and Suffolk Street.

Site Analysis
Existing Street Scenes
Surrounding massing



Site Analysis
Existing Context Massing



Site Analysis

Existing Site Materiality



Connection between Stone and Brick



Timber Cladding and Metal Frame



Copper Cladding



Brass Cladding



Timber Cladding and Brick



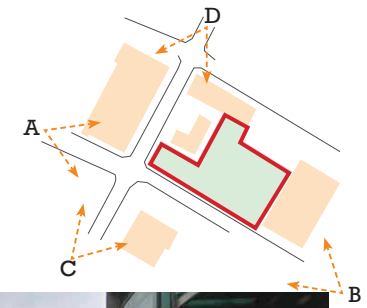
Panoramic Site Image, Duke Street



Metal Cladding and Render

Site Analysis

Views onto Site



A Lydia Ann Street (West)



B Lydia Ann Street (East)



C Suffolk Street (South)



D Suffolk Street (North)



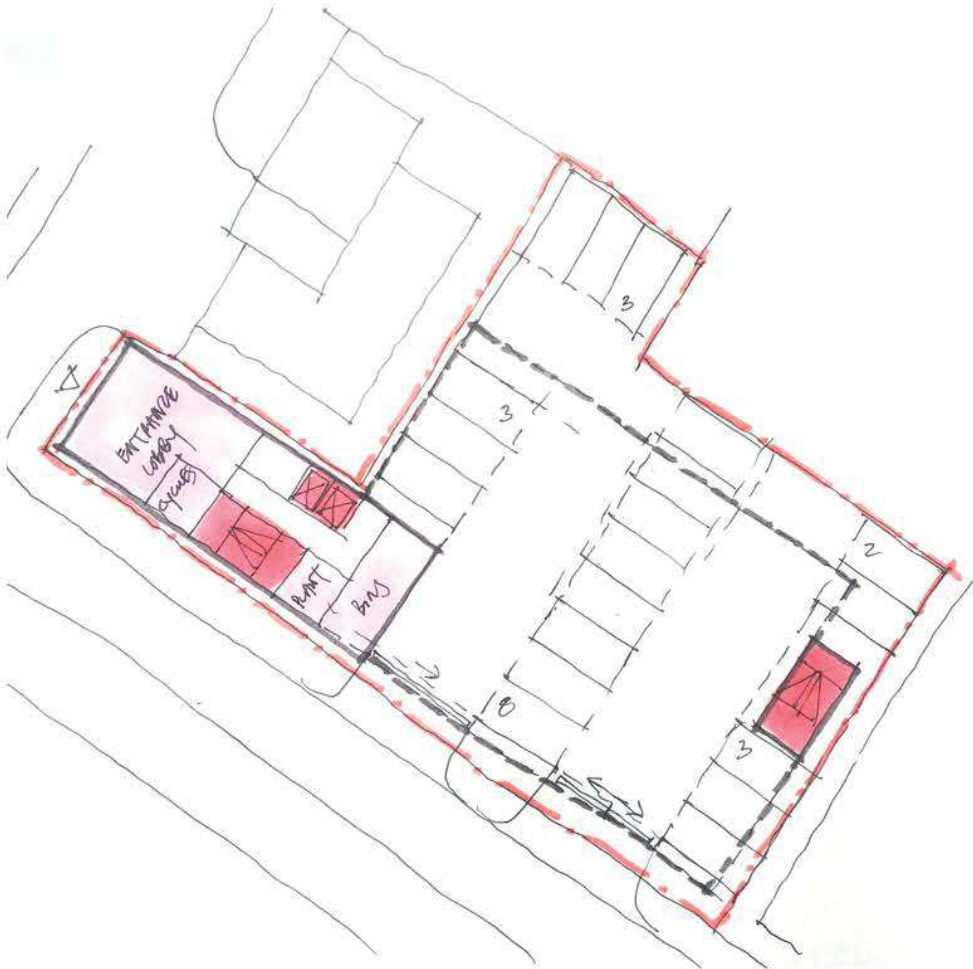
3.

Design
Development

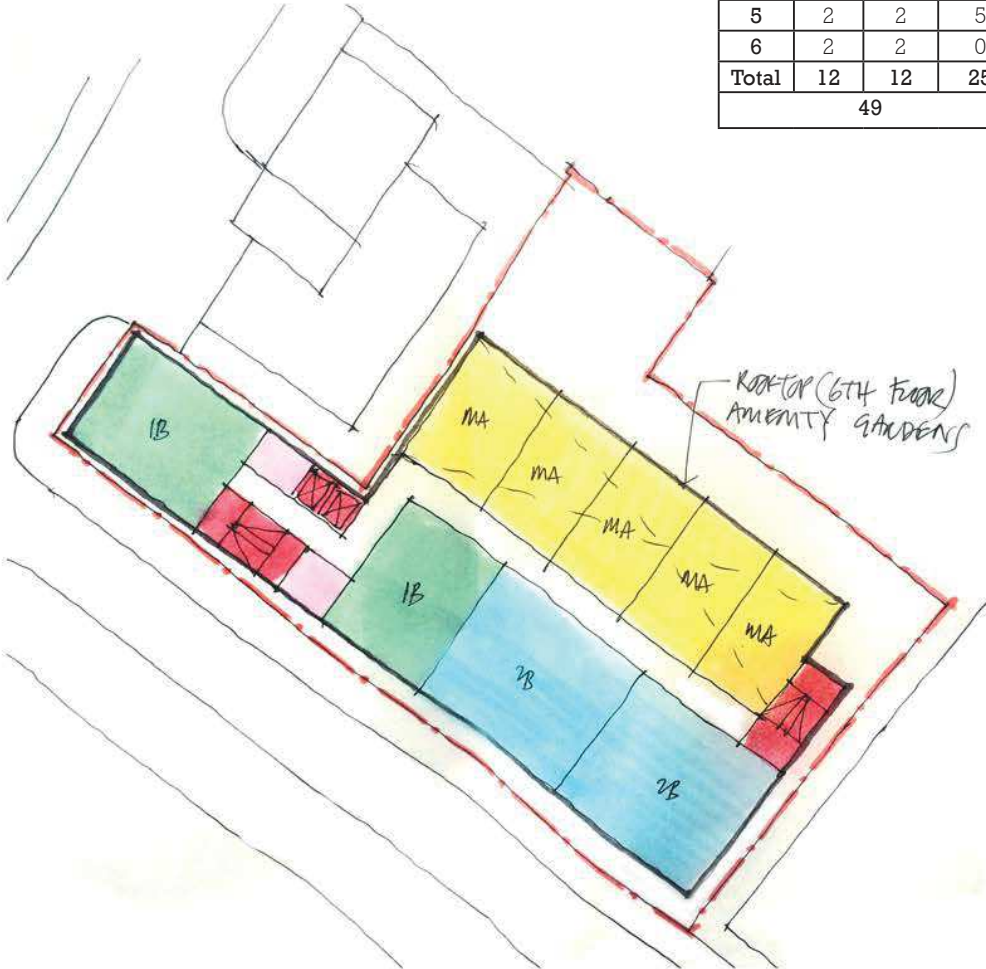
Design Proposal
 Proposed Plans
 Ground & Typical inc. Schedule



	1B	2B	MA
0	0	0	0
1	2	2	5
2	2	2	5
3	2	2	5
4	2	2	5
5	2	2	5
6	2	2	0
Total	12	12	25
49			



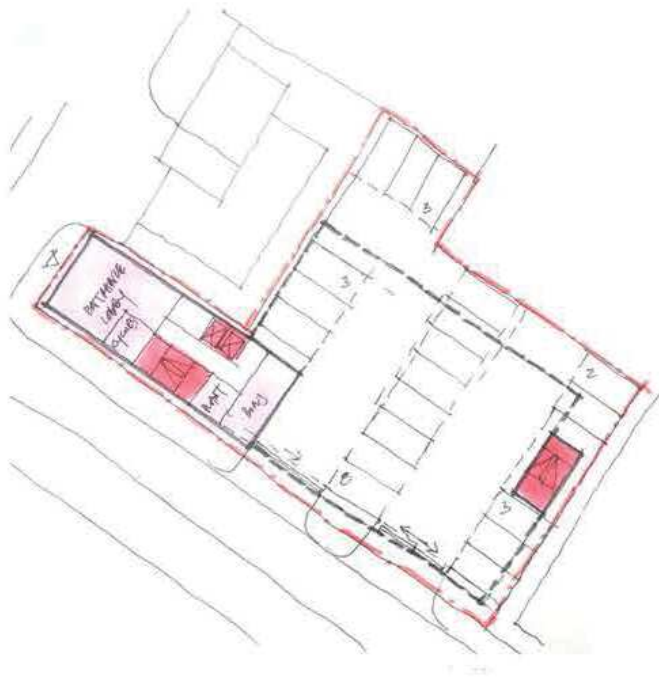
Ground Floor Layout inc. 19 Car Park Spaces



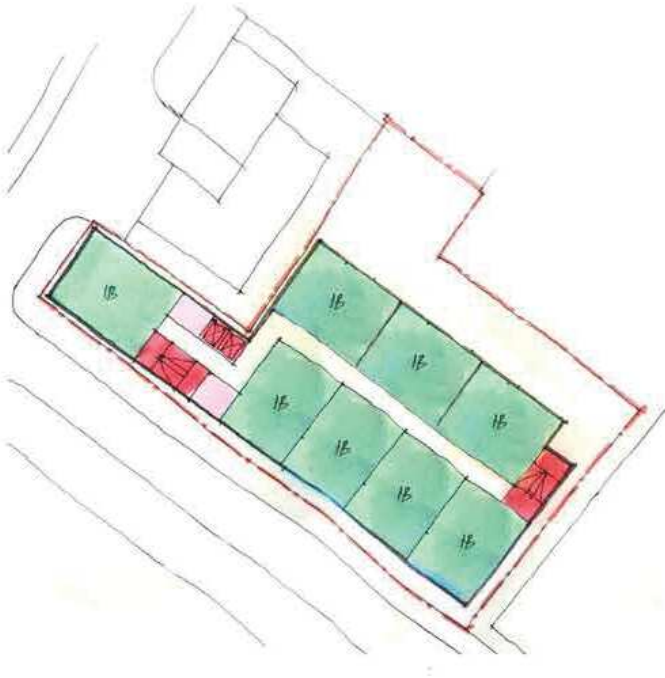
Typical Upper Floor Layout



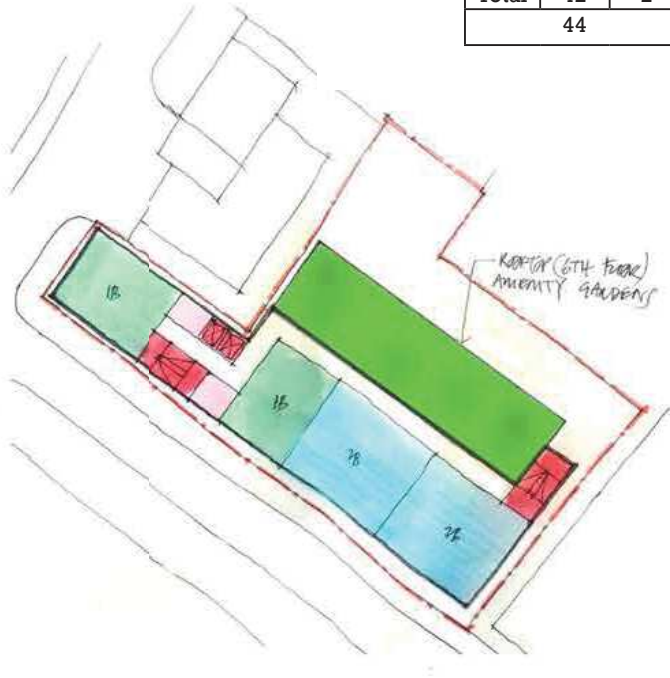
	1B	2B
0	0	0
1	8	0
2	8	0
3	8	0
4	8	0
5	8	0
6	2	2
Total	42	2
44		



Ground Floor Layout inc. 19 Car Parking Spaces



Typical Upper Floor Layout



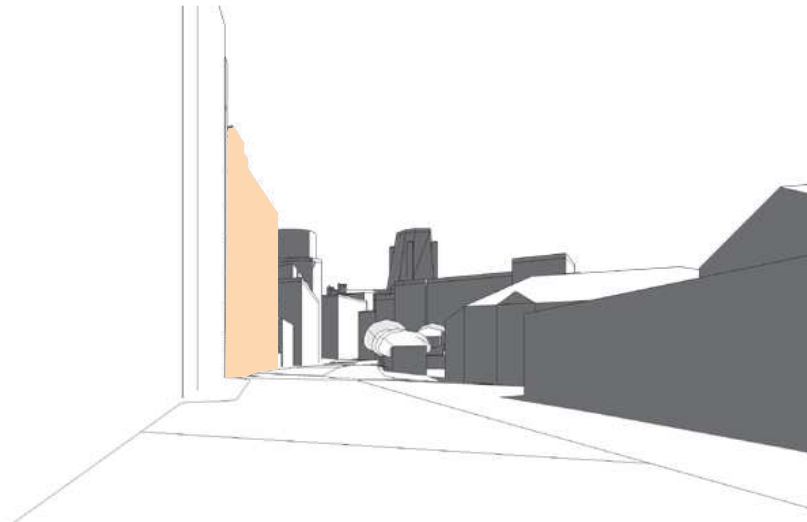
Sixth Floor Layout

Design Development
Proposed Massing in Context

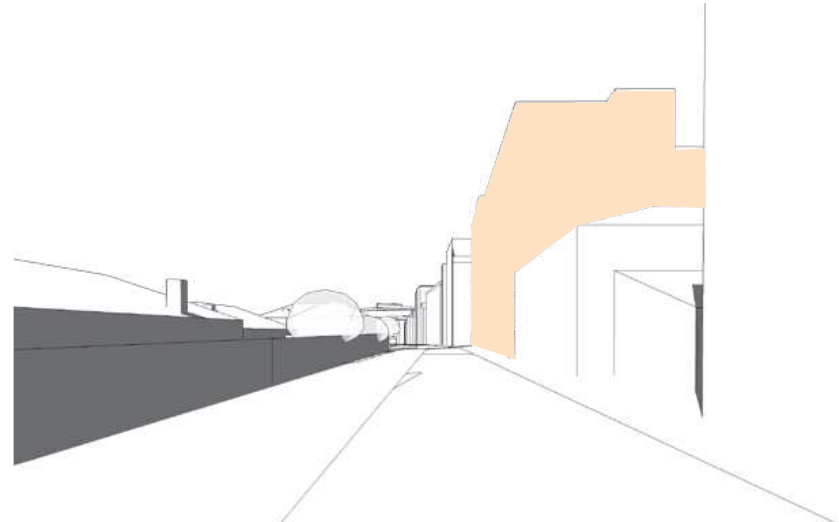


Site Analysis

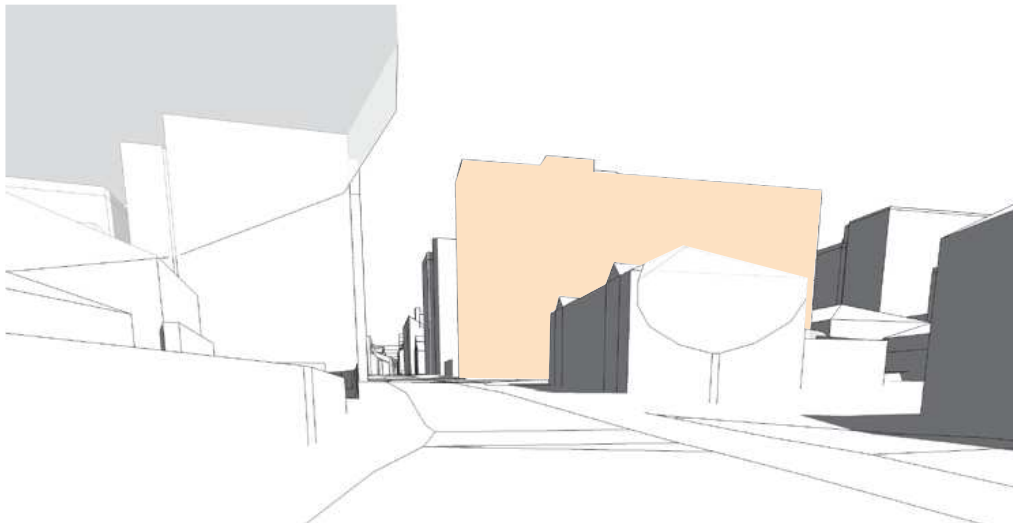
Serial Vision



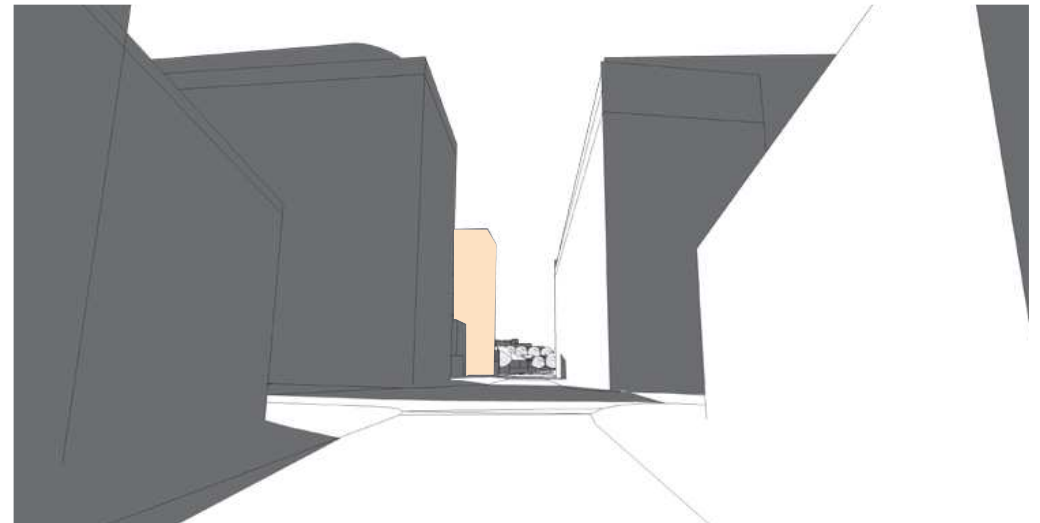
A Lydia Ann Street (west)



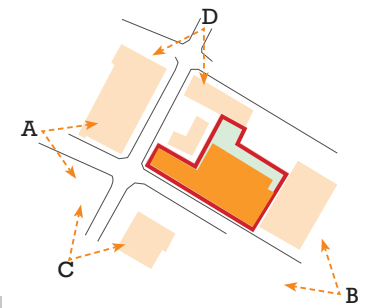
B Lydia Ann Street (east)



C Suffolk Street (south)



D Suffolk Street (north)



Site Analysis
Proposed Street Scenes
Surrounding massing

