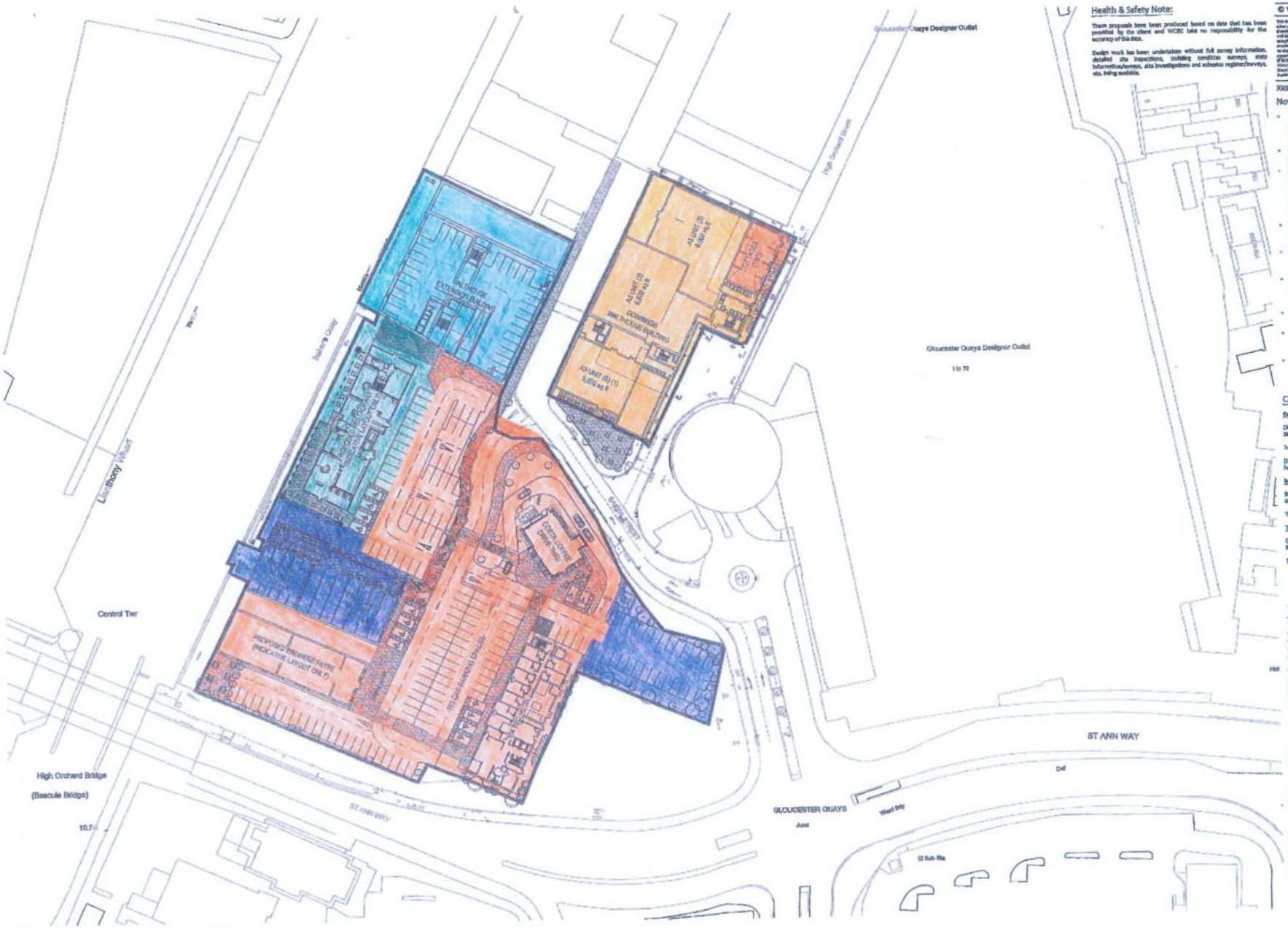

1 Proposed Site Layout Plan
1:500 @ A1

Health & Safety Note:

These proposals have been produced based on data that has been provided by the client and WCEC take no responsibility for the accuracy of this data.

Design work has been undertaken without full survey information, detailed site inspections, building condition surveys, asbestos information/surveys, site investigations and asbestos register/surveys, etc. being available.

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KEEPS IN THIS DRAWING

Notes:

- The survey information for the Malthouse Building is incomplete and as such the details shown have been based partly on OS data and should not be relied upon. This missing information is to be confirmed in due course.
- The extent of the demolition shall be reviewed on advice of specialist designers and relevant bodies.
- Existing window locations have been received in plan however they may need to be realigned in height and/or width to suit floor levels, etc. The extent of windows should also be reviewed and considered in line with minimum lux levels for residential use. The introduction of new windows may also be required within the existing facade.
- Whilst the listed proposals show an intention to retain the main building envelope, English Heritage and relevant bodies may object or recommend further changes.
- Collective operator requirements will have to be reviewed and amended accordingly. Operator requirements will be implemented where possible.
- The extent of the existing structure and roof removals required as part of this scheme are to be agreed and confirmed in due course. Further discussion with the structural engineer is required.
- The proposed floor levels shown currently are indicative only and require further input from other consultants.
- The external surface finishes and landscaping will need to be subject to further detailed design which will need to be agreed with the local authority and English Heritage.
- The legal requirements for the overlap of the proposed site and the adjacent canal trust to retention, to access and surface finishes, etc. needs to be identified and agreed with the canal trust.

Car Parking Schedule:

External car parking:

Disabled spaces	-	14
Standard spaces	-	149
Total external	-	163

(Of which 70 spaces are reserved for the proposed hotel patrons).

Malthouse extension car parking:

Basement level	-	37
Ground floor level	-	37
Total m.s. spaces	-	74

Total development spaces:

Disabled spaces	-	14
Standard spaces	-	223
Total spaces	-	237

CLIENT	Raleigh Developments
PROJECT	Baliers Quay Gloucester
TITLE	Proposed Masterplan
DRAWING STATUS	Sketch
DRAWN	PA
CHECKED	AJD
SCALE	1:500 @ A1
DATE	12/11/14
JOB NO.	10-305
DRAWING NO.	SK-MP-01
REV	H

wcec architects