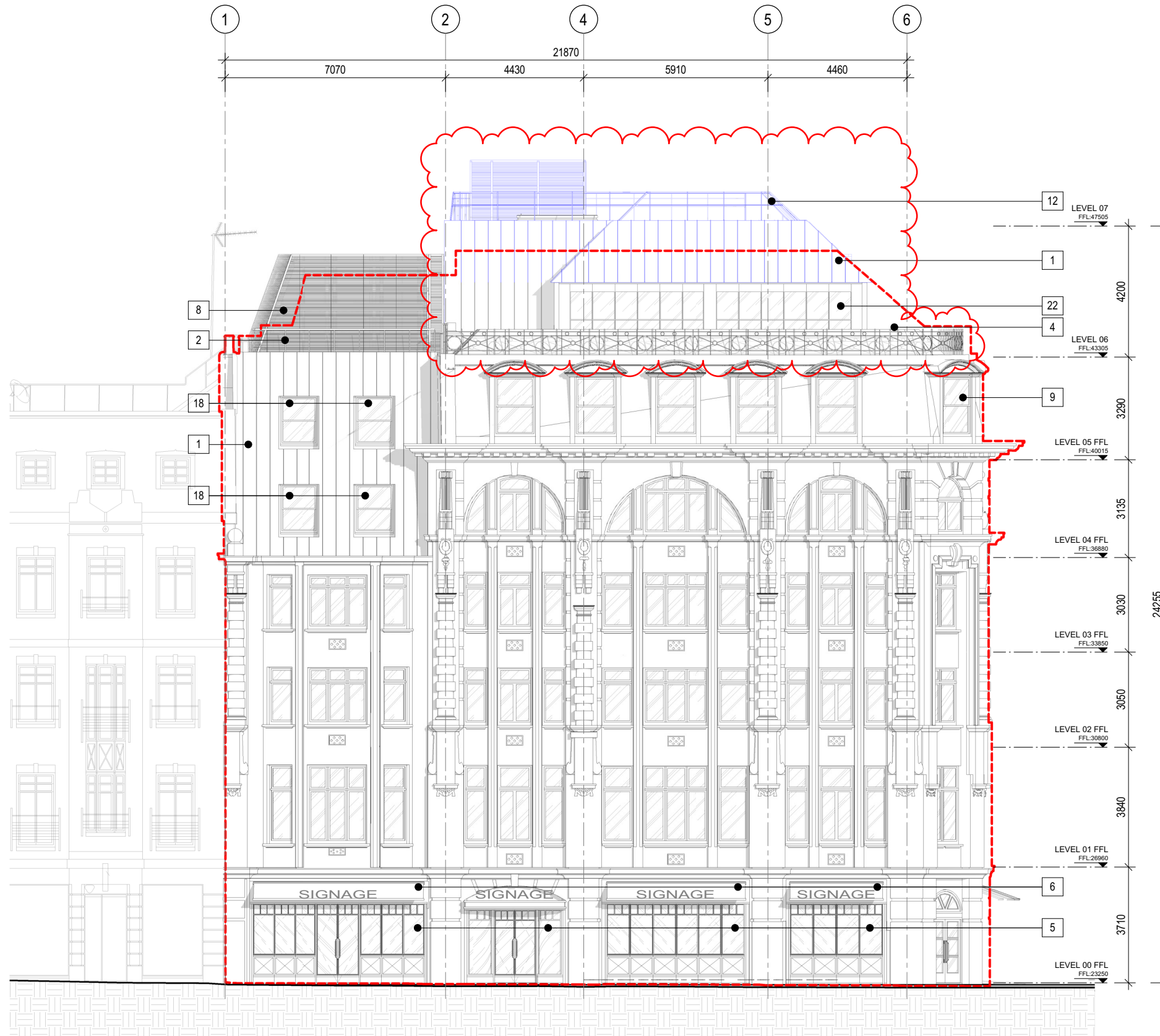


KEY PLAN ①



① Proposed Planning MMA Elevation (SOUTH WEST)
ELEVATION 1:75

General Notes
Do not scale from drawing. Use marked dimensions.
To be read in conjunction with all other Consultant's drawings.
The Architect to be immediately notified of any discrepancies.
Copyright on this drawing retained by the Architect.

- KEY:**
- CONSENTED STRUCTURE
 - AMENDED STRUCTURE
 - OUTLINE OF PREVIOUSLY CONSENTED SCHEME [190715FULL]

- NOTE:**
- 1 EXTERNAL CLADDING ZINC OR SIMILAR COLOUR TO MATCH SURROUNDING CONTEXT GREY
 - 2 NEW PROTECT HANDRAIL & BALUSTRADE MATCHING THE EXISTING
 - 3 NEW ZINC CANOPY
 - 4 NEW ZINC BALUSTRADE
 - 5 NEW SHOPFRONT ON PLINTH TO MATCH EXISTING STONE WORK
 - 6 NEW AWNINGS TO REPLACE EXISTING
 - 7 NEW ENTRANCE CANOPY
 - 8 NEW ACOUSTIC PLANT SCREEN ENCLOSURE
 - 9 ALL EXISTING WINDOWS FROM LEVEL 00 TO LEVEL 05 TO BE REPLACED BY DOUBLE GLAZED WINDOW
 - 10 NEW BIFOLD DOORS TO ROOF TERRACE
 - 11 NEW DOUBLE GLAZED FIXED WINDOWS
 - 12 NEW METAL BALUSTRADE
 - 13 NEW BRICK WALL TO MATCH EXISTING FACADE
 - 14 NEW TIMBER DOUBLE GLAZED DOOR
 - 15 NEW BOILER FLUE
 - 16 EXISTING KITCHEN EXTRACT DUCT TO BE RETAINED
 - 17 EXISTING BALUSTRADE TO BE RETAINED
 - 18 NEW DOUBLE GLAZED SASH WINDOW
 - 19 NEW BRICK WALL TO MATCH EXISTING
 - 20 NEW TRESPA PANNELLING TO ENCASE FLUE
 - 21 NEW PARAPET WALL
 - 22 NEW CRITTALL WINDOW
 - 23 NEW CRITTALL DOUBLE GLAZED DOOR
 - 24 NEW METAL EXTERNAL ESCAPE STAIR
 - 25 NEW EXTERNAL FIRE DOOR

A 05.03.2021 EC BR JR ISSUED FOR PLANNING
No. Date Dwn Ctk App Revision or reason for issue

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Project Title
MASLOW'S SOHO

Scale / North Point
1:75 @ A1 0 0.75 1.5 2.25 3.75M
1:150 @ A3



Drawing Title
**PROPOSED ELEVATION FOR
MMA (SOUTH WEST)**

Drawing Number
MS-DCM-XX-DW-EL-412SW A

Drawing Status
PLANNING

General Notes
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 All dimensions and levels are subject to site measurements; the dimensions shown are indicative only and will require site measurement.

KEY:
 CONSENTED STRUCTURES
 AMENDED STRUCTURES

A 05.03.2021 EC BR JR ISSUED FOR PLANNING
 No. Date Dwn Ck App Revision or reason for issue

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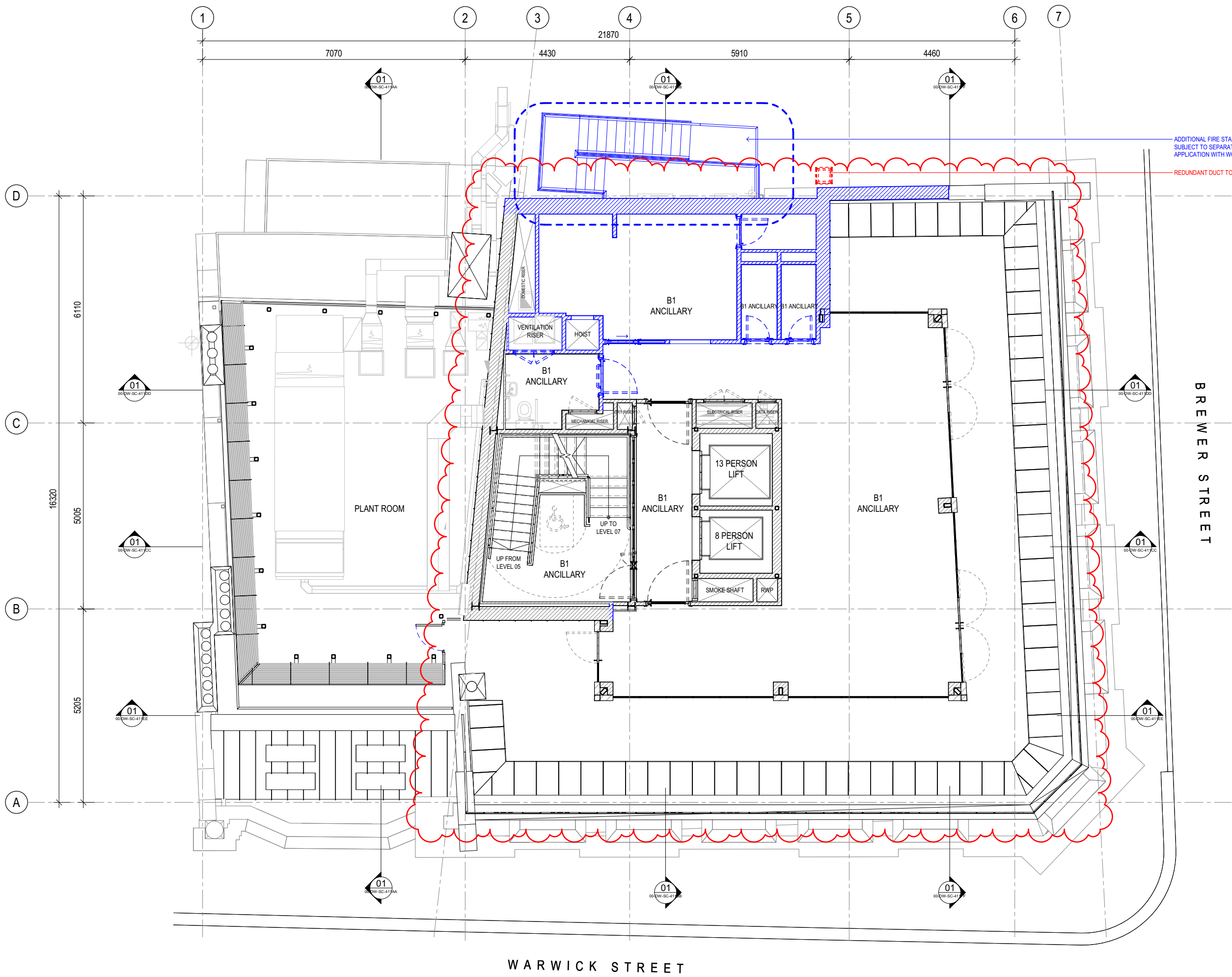
Project Title
MASLOW'S SOHO

Scale / North Point
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Drawing Title
LEVEL 06 PLANNING GA PLAN FOR MMA



Drawing Number
MS-DCM-06-DW-PL-41206
 Drawing Status
PLANNING

Revision
A



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KEY:
 CONSENTED STRUCTURES
 AMENDED STRUCTURES

A 05.03.2021 EC BR JR ISSUED FOR PLANNING
 No. Date Dwn Ck App Revision or reason for issue

Client
MASLOW'S

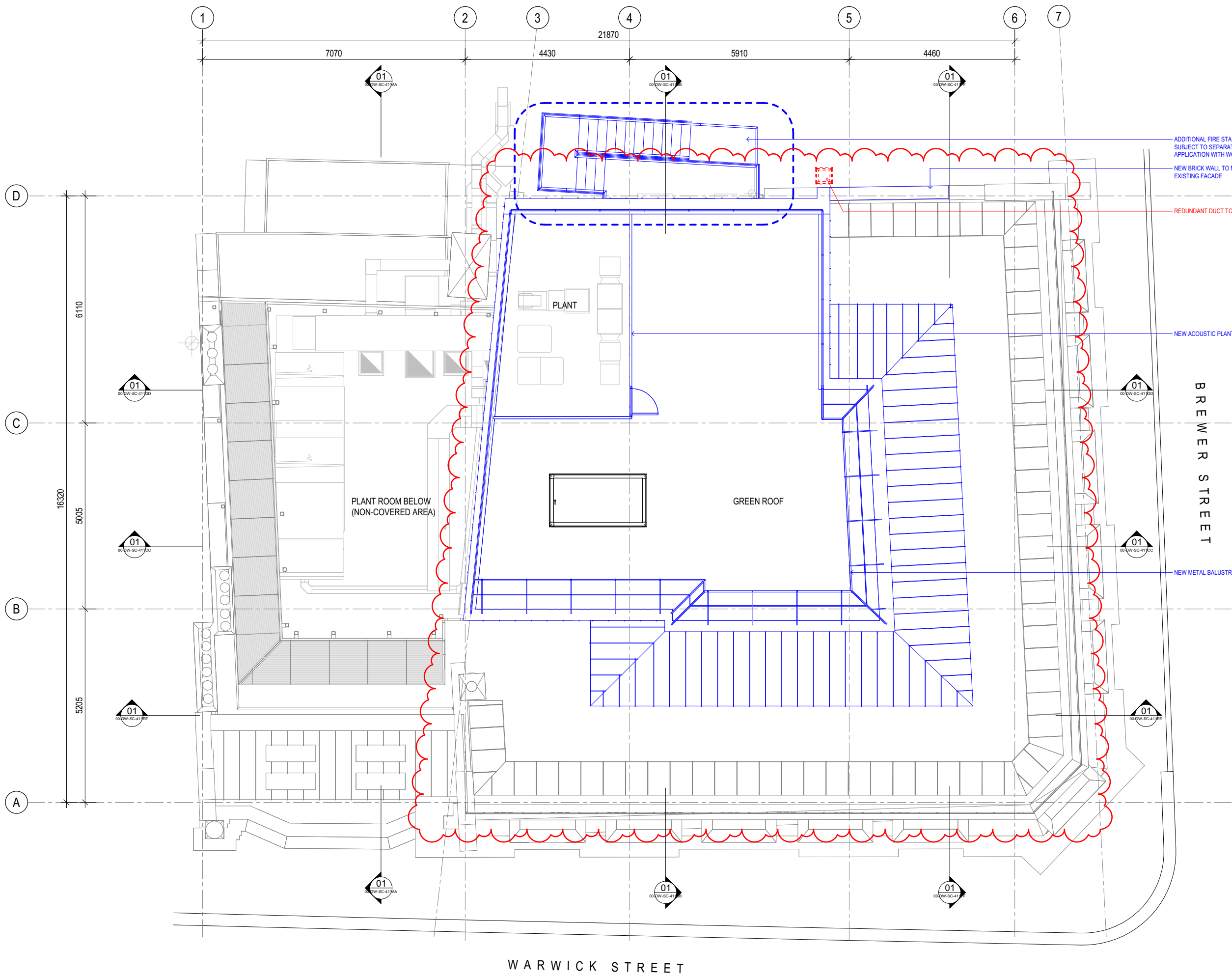
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Project Title
MASLOW'S SOHO

Scale / North Point
 1:50 @ A1 0 0.5 1 1.5 2.5M
 1:100 @ A3

Drawing Title
**LEVEL 07 PLANNING GA PLAN
 FOR MMA**

Drawing Number
MS-DCM-07-DW-PL-41207
 Drawing Status
PLANNING
 Revison
A



1 Level 07 GA Plan (MMA)
 PLAN 1:50



General Notes
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 Copyright on this drawing retained by the Architect.

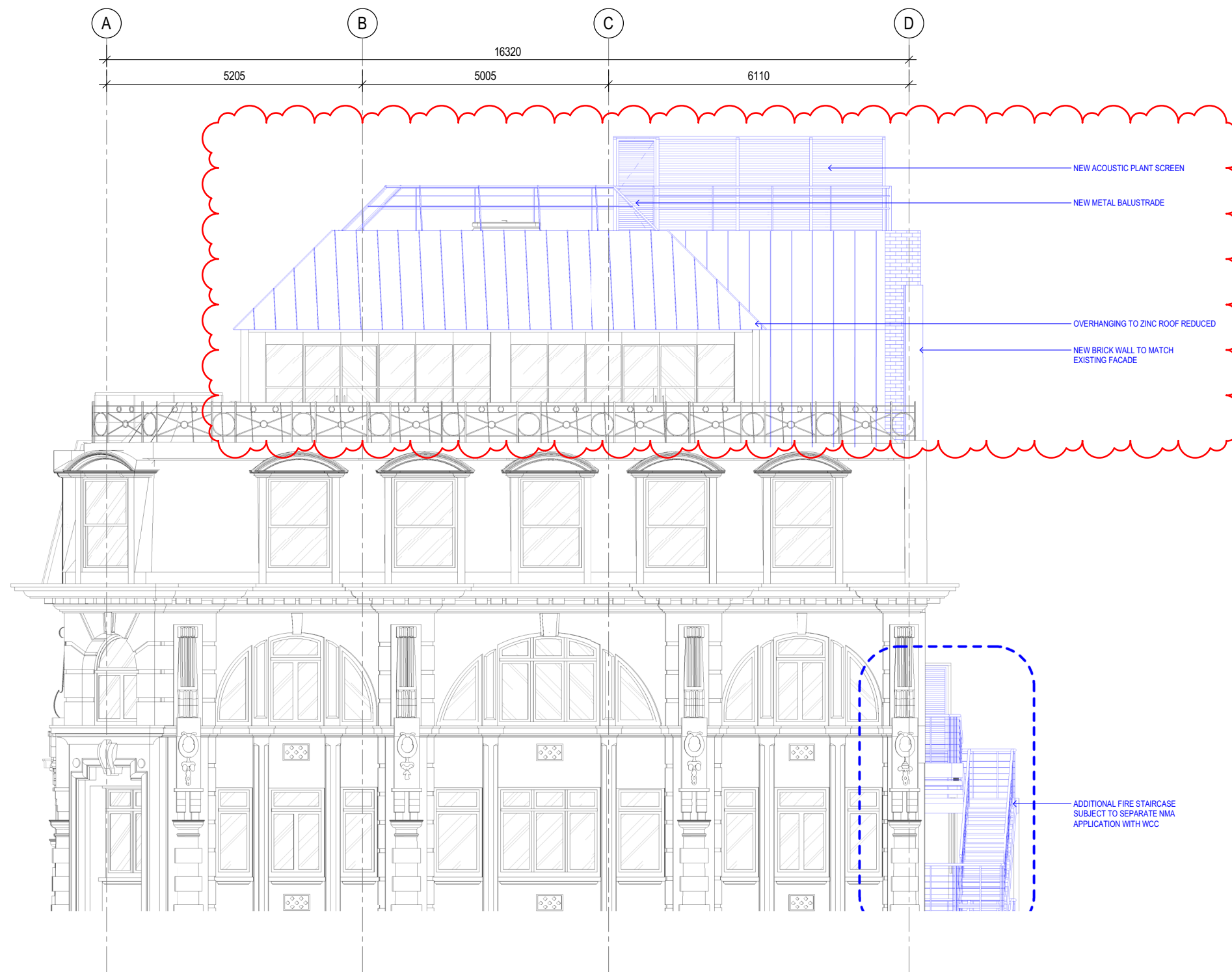
NOTE:

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KEY:

-  CONSENTED STRUCTURES
-  AMENDED STRUCTURES



1 Proposed Roof Extension Elevation (SOUTH EAST)
 ELEVATION 1:50

A 08.02.2021 EC BR JR ISSUED FOR MMA APPLICATION
 No. Date Dwn Ctk App Revision or reason for issue

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Project Title
MASLOW'S SOHO

Scale / North Point
 1:50 @ A1 0 0.5 1 1.5 2.5M
 1:100 @ A3

Drawing Title
**PROPOSED ROOF EXTENSION
 ELEVATION (SOUTH EAST)**

Drawing Number Revision
MS-DCM-06-DW-EL-411SE A
 Drawing Status
PLANNING



General Notes
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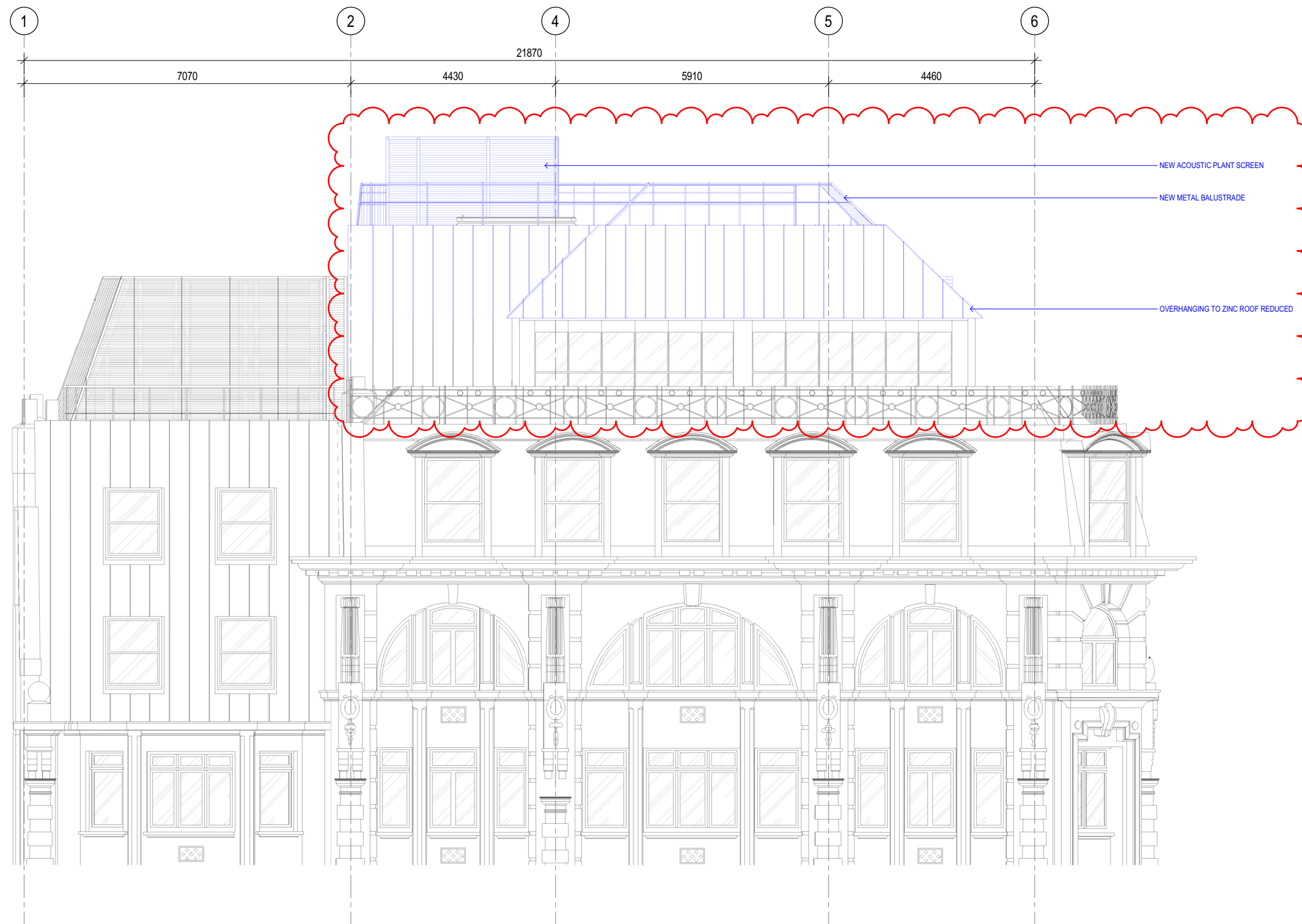
NOTE:

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KEY:

-  CONSENTED STRUCTURES
-  AMENDED STRUCTURES



No.	Date	Rev	By	App	Issue
A	08.02.2021	EC	BR	JR	ISSUED FOR MMA APPLICATION
		Dwn	Chk	App	Revision or reason for issue

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Project Title
MASLOW'S SOHO

Scale / North Point
 1:50 @ A1 0 0.5 1 1.5 2.5M
 1:100 @ A3

Drawing Title
**PROPOSED ROOF EXTENSION
 ELEVATION (SOUTH WEST)**

Drawing Number
MS-DCM-06-DW-EL-411SW A

Drawing Status
PLANNING

1 Proposed Roof Extension Elevation (SOUTH WEST)
 ELEVATION 1:50

4.0 MASSING COMPARISON STUDY

4.1 Consented and Proposed Scheme Massing Comparison

Several shortcomings in the consented scheme were regarding the height and lettable area available as part of the rooftop extension.

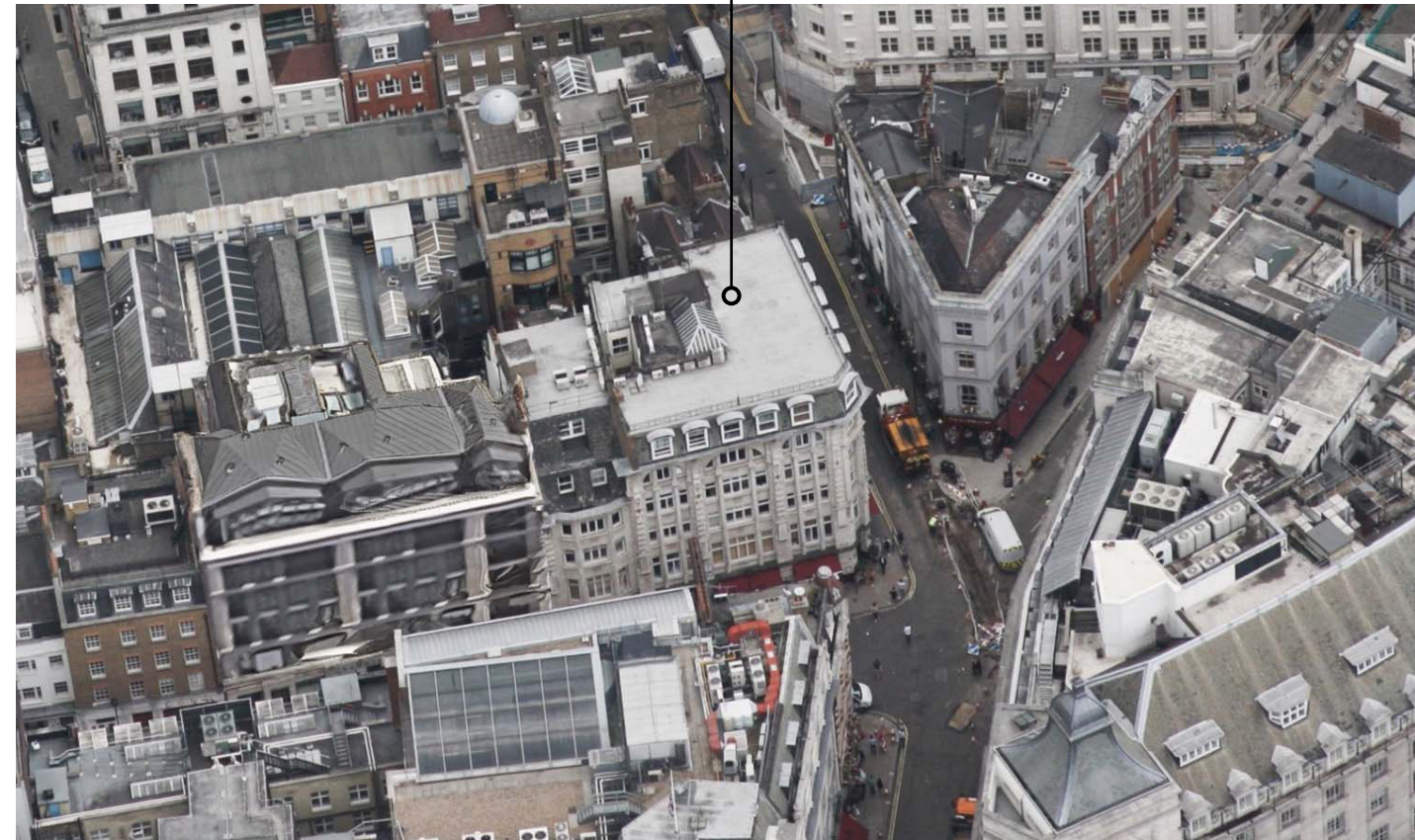
This includes;

1. The sharp angular design to the mansard façade significantly reduces available, usable space within the rooftop extension.

As a result of this design oversight, the design team have worked to develop a proposal that is both sensitive to the conservation area while being considerate to the design requirements.

The following aerial view comparison studies set out to show that the proposed scheme makes little additional impact to its historic context.

Regency House
1-4 Warwick Street
Soho, London W1B 5LJ



Aerial View: Current Condition, Regency House 1-4 Warwick Street

Regency House
1-4 Warwick Street
Soho, London W1B 5LJ



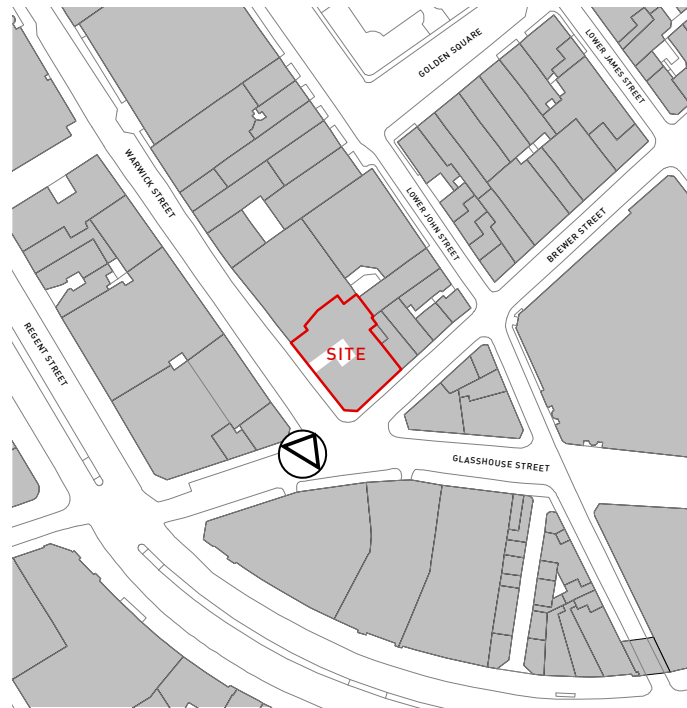
Aerial View: Consented Scheme, 2020 20/02247/FULL

Indicative colour of rooftop
extension

Regency House
1-4 Warwick Street
Soho, London W1B 5LJ



Aerial View: Proposed Scheme



Map: View location of consented scheme.

