

1735 - Colindale | Revised Stage 1 Planning Drawings - Schedule of Changes | FCBS Block Q
 1735/C/029 - Block Q V1 - 08/05/2015

Plot Q										
Drawing Number(s)	Original Drawing Rev	Revised Drawing Rev	Drawing Type	Unit / Elevation Reference	Summary of changes	Residential Quality Assessment	Light-Within Assessment	LBB Architectural Comments	Privacy Review	Design Development
1735-FCB-Plot Q - 0200/201	P1/P1	P2/P2	Plan	Duplex 01	Entrance lobby rearranged to aid circulation Front door relocated to face the street to aid legibility of entrances, and avoid access to dwelling through front garden amenity. Window added adjacent to front door to aid dwelling street legibility Storage increased North building line recessed to articulate externally the 2 floor duplex band as elsewhere. Minor amendment to partition positions to achieve SPG room areas Secondary entrance door to the west elevation has reduced recess. [SBD review]	●			●	
				Duplex 02	L0 entrance recess reduced in depth [SBD review] Front door relocated to face the street to aid legibility of entrances, avoid access to dwelling through front garden amenity, and alleviate overlooking concern into bedroom when entering dwelling North building line recessed to articulate externally the 2 floor duplex band as elsewhere. Storage increased Minor amendment to partition positions to achieve SPG room areas	●			●	●
				Duplex 03	Entrance lobby rearranged to aid circulation Front door relocated to face the street to aid legibility of entrances, and avoid access to dwelling through front garden amenity. Window added adjacent to front door to aid dwelling street legibility L0 party wall adjusted to enable additional storage and improved circulation L2 bathroom and En-suites re arranges to enable additional storage provision on L2 Minor amendment to partition positions to maintain SPG room areas	●			●	
				Duplex 04	L0 entrance recess reduced in depth [SBD review] Front door relocated to face the street to aid legibility of entrances, avoid access to dwelling through front garden amenity, and alleviate overlooking concern into bedroom when entering dwelling Storage increased Minor amendment to partition positions to maintain SPG room areas	●			●	●
				Duplex 05	L0 entrance recess reduced in depth [SBD review] Layout handed to locate entrance to the west and aid architectural elevation development to reduce the overall visual mass of the northern elevation. Front door relocated to face the street to aid legibility of entrances, avoid access to dwelling through front garden amenity, and alleviate overlooking concern into bedroom when entering dwelling Storage increased Minor amendment to partition positions to maintain SPG room areas	●			●	●
				Duplex 06	L0 entrance recess reduced in depth [SBD review] Entrance lobby rearranged to aid circulation Storage increased Minor amendment to partition positions to aid layout	●				
				Duplex 07	L0 entrance recess reduced in depth [SBD review] Entrance lobby omitted to make open plan layout (level 2 exit provided) to aid overall layout and achieve SPG room areas	●				
				Duplex 08	Entrance lobby rearranged to aid circulation Window added adjacent to front door to aid dwelling street legibility	●				
				Duplex 09 Duplex 12	Entrance lobby rearranged to aid circulation and storage provision Window added adjacent to front door to aid dwelling street legibility	●				
				Duplex 10 Duplex 11	Entrance lobby rearranged to aid circulation and storage provision Window added adjacent to front door to aid dwelling street legibility Minor amendment to partition positions to achieve SPG room areas	●				
				Duplex 13	L0 WC increased in size to achieve LTH criteria Stair moved towards back of unit to improve the proportion and areas of bedrooms. En-suite located to external wall to proved window and natural vent	●				●
				House 01 House 03 House 04 House 05	Minor amendments to L0 partitions to be consistent with House 02 set out					●
				House 06 House 08	Window added adjacent to front door to aid dwelling street legibility Minor amendments to L0 partitions to be consistent with House 07 set out	●				●
				House 07	Window added adjacent to front door to aid dwelling street legibility	●				
				House 01 House 02 House 03 House 04 Duplex 03 Duplex 13	External glazing increased to aid internal daylight levels - This change has been made to units above and below as necessary to maintain a consistent elevation appearance. The units references on the left are highlighted within the original Anstey Horne Internal Daylight review of Blocks P & Q		●			
1735-FCB-Plot Q - 0201	P1	P2	Plan	Q2-01-F01	Front door moved Storage added	●				
				Common circulation	Minor amendments to align with elevation development			●		●
1735-FCB-Plot Q - 0202	P1	P3	Plan	Q1-02-F01	Northern external envelope amended to aligned with elevation development and Level 5 F01 privacy concern. 2nd double bedroom increased in size and gains direct access to amenity Storage added Increased sized of main bathroom Minor amendment to partition positions to achieve SPG room areas	●			●	●
				Q1-02-F02	Unit handed to omit privacy/proximity concern of projecting balcony Storage added Made open plan studio to achieve SPG room areas	●			●	
				Q1-02-F04 Q1-02-F06	Minor amendment to partition and party wall positions to achieve SPG room areas	●				
				Q1-02-F05	Circulation amended to enable additional storage provision Minor amendment to external wall due to elevation development	●				
				Q2-02-F01	Minor amendment to twin bedroom portion to align with fenestration development					●
				Q2-02-F04	Unit now laid out as adaptable to accessible unit Bathroom increased in size to accommodate accessible circulation Increase circulation areas to accommodate wheelchair charging zone Storage increased	●				●
				Q2-02-F05	Unit now laid out as adaptable to accessible unit Bathroom increased in size to accommodate accessible circulation Increase circulation areas to accommodate wheelchair charging zone	●				●
				Q2-02-F06	Northern external envelope amended to aligned with elevation development					●
				Q3-02-F01	Minor amendments to partitions to omit window clash in error. This required a number of partitions to slightly move to maintain SPG room areas Master bedroom en-suite location amended to improve bedroom circulation and enable additional storage area	●				●
				Q3-02-F02	Circulation amended to enable additional storage provision. Required slight amendment to bedroom partitions to accommodate circulation change	●				
				Q3-02-F03	Storage increased	●				
				Q1-02-F01 Q1-02-F02 Q1-02-F03 Q1-02-F06 Q2-02-F02 Q2-02-F03 Q2-02-F04 Q2-02-F05 Q2-02-F06 Q3-02-F03 Q3-02-F04	External glazing increased to aid internal daylight levels - This change has been made to units above and below as necessary to maintain a consistent elevation appearance. The units references on the left are highlighted within the original Anstey Horne Internal Daylight review of Blocks P & Q		●			

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				House 01 Q1-02-F01 Q1-02-F02 Q1-02-F03 Q1-02-F04 Q2-02-F04 Q2-02-F05 Q2-02-F06 Q3-02-F03 Q3-02-F04	Privacy screening added to balconies	●			●				
1735-FCB-Plot Q - 0203	P1	P3	Plan	Q1-03-F01	Northern external envelope amended to aligned with elevation development and Level 5 F01 privacy concern. 2nd double bedroom increased in size and gains direct access to amenity Storage added Increased sized of main bathroom Minor amendment to partition positions to achieve SPG room areas	●			●	●			
				Q1-03-F02	Unit handed to omit privacy/proximity concern of projecting balcony Storage added Made open plan studio to achieve SPG room areas	●			●				
				Q1-03-F04 Q1-03-F06	Minor amendment to partition and party wall positions to achieve SPG room areas	●							
				Q1-03-F05	Circulation amended to enable additional storage provision Minor amendment to external wall due to elevation development	●							
				Q2-03-F01	Minor amendments to twin bedroom portion to align with fenestration development					●			
				Q2-03-F02	Minor amendment to position of external wall of sliding door, previously position in error, now aligns with floors above and below.					●			
				Q2-03-F04	Unit now laid out as adaptable to accessible unit Bathroom increased in size to accommodate accessible circulation Increase circulation areas to accommodate wheelchair charging zone Storage increased	●				●			
				Q2-03-F05	Unit now laid out as adaptable to accessible unit Bathroom increased in size to accommodate accessible circulation Increase circulation areas to accommodate wheelchair charging zone	●				●			
				Q2-03-F06	Northern external envelope amended to aligned with elevation development					●			
				Q3-03-F01	Minor amendments to partitions to omit window clash in error. This required a number of partitions to slightly move to maintain SPG room areas Master bedroom en-suite location amended to improve bedroom circulation and enable additional storage area	●				●			
				Q3-03-F02	Circulation amended to enable additional storage provision. Required slight amendment to bedroom partitions to accommodate circulation change	●							
				Q3-03-F03	Storage increased	●							
				Q1-03-F01 Q1-03-F02 Q1-03-F03 Q1-03-F04 Q2-03-F04 Q2-03-F05 Q2-03-F06 Q3-03-F03 Q3-03-F04				Privacy screening added to balconies	●			●	
1735-FCB-Plot Q - 0204	P1	P3	Plan	Q1-04-F01	Northern external envelope amended to aligned with elevation development and Level 5 F01 privacy concern. 2nd double bedroom increased in size and gains direct access to amenity Storage added Increased sized of main bathroom Minor amendment to partition positions to achieve SPG room areas	●			●	●			
				Q1-04-F02	Unit handed to omit privacy/proximity concern of projecting balcony Storage added Made open plan studio to achieve SPG room areas	●			●				
				Q1-04-F04 Q1-04-F06	Minor amendment to partition and party wall positions to achieve SPG room areas	●							
				Q1-04-F05	Circulation amended to enable additional storage provision Minor amendment to external wall due to elevation development	●							
				Q2-04-F01	Minor amendments to twin bedroom portion to align with fenestration development					●			
				Q2-04-F04	Unit now laid out as adaptable to accessible unit Bathroom increased in size to accommodate accessible circulation Increase circulation areas to accommodate wheelchair charging zone Storage increased	●				●			
				Q2-04-F05	Unit now laid out as adaptable to accessible unit Bathroom increased in size to accommodate accessible circulation Increase circulation areas to accommodate wheelchair charging zone	●				●			
				Q2-04-F06	Northern external envelope amended to aligned with elevation development					●			
				Q3-04-F01	Minor amendments to partitions to omit window clash in error. This required a number of partitions to slightly move to maintain SPG room areas Master bedroom en-suite location amended to improve bedroom circulation and enable additional storage area	●				●			
				Q3-04-F02	Circulation amended to enable additional storage provision. Required slight amendment to bedroom partitions to accommodate circulation change	●							
				Q3-04-F03	Storage increased	●							
				Q1-04-F01 Q1-04-F02 Q1-04-F03 Q2-04-F03 Q2-04-F04 Q2-04-F05 Q2-04-F06 Q3-04-F04				External glazing increased to aid internal daylight levels - This change has been made to units above and below as necessary to maintain a consistent elevation appearance. The units references on the left are highlighted within the original Anstey Horne Internal Daylight review of Blocks P & Q.		●			
				Q1-04-F01 Q1-04-F02 Q1-04-F03 Q1-04-F04 Q2-04-F04 Q2-04-F05 Q2-04-F06 Q3-04-F03 Q3-04-F04				Privacy screening added to balconies	●			●	
1735-FCB-Plot Q - 0205	P1	P3	Plan	Q1-05-F01	External envelope amended to align with elevation development and to enable all bedrooms to look towards The Avenue, previously one bedroom faced east onto shared amenity and opposite dwelling bedroom raising privacy concerns, bathroom window now faces away from opposite dwelling and has landscape screen for additional privacy Storage increased Dwelling increased in area	●				●			
				Q1-05-F04 Q1-05-F06 Q2-05-F01	Minor amendment to partition and party wall positions to achieve SPG room areas	●							
				Q1-05-F05	Circulation amended to enable additional storage provision Minor amendment to external wall due to elevation development	●							
				Q2-05-F04	Unit now laid out as adaptable to accessible unit Bathroom increased in size to accommodate accessible circulation Increase circulation areas to accommodate wheelchair charging zone Storage increased	●				●			
				Q2-05-F05	Unit now laid out as adaptable to accessible unit Bathroom increased in size to accommodate accessible circulation Increase circulation areas to accommodate wheelchair charging zone	●				●			

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				Q3-05-F01	Minor amendments to partitions to omit window clash in error. This required a number of partitions to slightly move to maintain SPG room areas Master bedroom en-suite location amended to improve bedroom circulation and enable additional storage area	●				●
				Q3-05-F02	Circulation amended to enable additional storage provision. Required slight amendment to bedroom partitions to accommodate circulation change	●				
				Q3-05-F03	Storage increased	●				
				Q1-05-F01 Q1-05-F02 Q1-05-F03 Q2-05-F04 Q2-05-F05 Q3-05-F03 Q3-05-F04	Privacy screening added to balconies	●			●	
1735-FCB-Plot Q - 0206	P1	P2	Plan	Q2-06-F01	Minor amendment to partition and party wall positions to achieve SPG room areas	●				
				Q2-06-F02	Partitions amended to enable additional storage provision and improved KDL room proportion	●				
				Q2-06-F03	Layout completely rearrange to: - alleviate overlooking/proximity concerns of twin and double bedroom from adjacent unit amenity - to improve outlook for double bedroom, - Improved circulation and add storage	●			●	●
1735-FCB-Plot Q - 0207	P1	P2	Plan	Q2-07-F01	Minor amendment to partition and party wall positions to achieve SPG room areas	●				
				Q2-07-F02	Partitions amended to enable additional storage provision and improved KDL room proportion	●				
				Q2-07-F03	Layout completely rearrange to: - alleviate overlooking/proximity concerns of twin and double bedroom from adjacent unit amenity - to improve outlook for double bedroom, - Improved circulation and add storage	●			●	●
				Duplex 15 Duplex 16 Duplex 17	Minor amendment to partition and party wall positions to add storage and achieve SPG room areas	●				
				Q2-07-F03	Privacy screening added to balconies	●			●	
1735-FCB-Plot Q - 0600	P1	P3	Elevation	East Façade	Materials Key updated, materials and colours clarified, reference to indicative details made			●		
				Window fenestration/subdivision reviewed to enable operable windows where required	●		●			
				Articulation of front doors to duplexes made more prominent by: colour, consistent height, and addition of side panel window to vestibules.	●		●			
				Garden fences to duplexes now shown consistently, aiding legibility of entrances.	●					
				Articulated brick balustrade between floors 5 and 6 amended to strengthen 'middle' of elevation. Fenestration amendments made to strengthen north 'bookend' articulation; brick parapet continued between northern most bays at roof level, L6 brick balustrade above northern communal entrance changed to metal railing and L2-4 window fenestration changed to large curtain walling to emphasise and differentiate northern 'booked' from southern portion of elevation.					●	
				Brick balustrades lowered to 800mm above FFL with metal railing to 1100mm to ensure unobstructed views out of dwelling [LTH criteria]	●					
				To take benefit of the Peel Park views and aid internal daylight levels, window type to L2-5 changed to larger more generous window type with glazed balconette to one side of full height window.			●		●	
				Elements of brick parapet at roof level changed to painted metal railing to aid articulation of broken skyline					●	
External glazing increased to sliding doors of recessed balconies to aid internal daylight levels			●							
1735-FCB-Plot Q - 0601	P1	P3	Elevation	South Façade	Materials Key updated, materials and colours clarified, reference to indicative details made			●		
				Window fenestration/subdivision reviewed to enable operable windows where required	●		●			
				Articulation of front doors to duplexes made more prominent by: colour, consistent height, and addition of side panel window to vestibules.	●		●			
				Garden fences to duplexes now shown consistently, aiding legibility of entrances.	●					
				L0-1 recessed based material increased along to the entire elevation to strengthen the base datum Front doors now visible from street to aid articulation of dwelling access, where possible doors now have glazed side panel aiding activation of street frontage. Clarity of communal entrance emphasised by grouping in large recess bay and increased glazing	●				●	
				Break in massing between 8 storey and 6 storey elements reduced to omit overlooking/proximity issue between facing units; achieved by the additional building width enabling relocation of bedroom to face The Avenue rather than into the opposite dwelling. Additional building width also enabled consistent architectural rhythm of larger windows aiding internal light levels	●			●	●	
				To take benefit of the Garden Square Central views and aid internal daylight levels, narrow window types changed to larger more generous window type with glazed balconette to one side of full height window.			●		●	
				Articulation of brick piers to 8 storey element amended in line with developed 1:20 details issued					●	
1735-FCB-Plot Q - 0602	P1	P3	Elevation	West Façade	Materials Key updated, materials and colours clarified, reference to indicative details made			●		
				Window fenestration/subdivision reviewed to enable operable windows where required	●		●			
				Garden fences to duplexes and houses now shown consistently, aiding legibility of entrances.	●					
				External glazing increased to L0 House windows to aid internal daylight levels			●			
				Subdivision of large windows to houses. Glazing head heights to houses made consistent					●	
				Balcony screening added, to podium facing balconies and house terraces/balconies Projecting balconies now visible to north side of tower levels 6-9 due to moving balconies away from the east elevation to omit overlooking/proximity concerns Carpark entrance and fancier above slightly setback from building line and now proposed in contracting metal cladding to create break between apartments and houses to transition between different brick tones proposed				●	●	
1735-FCB-Plot Q - 0603	P1	P3	Elevation	North Façade	Materials Key updated, materials and colours clarified, reference to indicative details made			●		
				Window fenestration/subdivision reviewed to enable operable windows where required	●		●			
				Articulation of front doors to duplexes made more prominent by: colour, consistent height, and addition of side panel window to vestibules.	●		●			
				Cycle Store entrance and fancier above slightly setback from building line and now proposed in contracting metal cladding to create break between apartments and houses to transition between different brick tones proposed			●		●	
				Garden fences to duplexes and houses now shown consistently, aiding legibility of entrances.	●					
				External glazing increased to L0 House windows to aid internal daylight levels			●			
				Subdivision of large windows to houses. Glazing head heights to houses made consistent					●	

Plot Q										
Drawing Number(s)	Original Drawing Rev	Revised Drawing Rev	Drawing Type	Unit / Elevation Reference	Summary of changes	Residential Quality Assessment	Light-Within Assessment	LBB Architectural Comments	Privacy Review	Design Development
					Brick balustrades to houses changes to metal railing (incorporating privacy detail) to aid views out	●				●
1735-FCB-Plot Q - 0604	P1	P3	Elevation	North Courtyard Façade	Materials Key updated, materials and colours clarified, reference to indicative details made			●		
					Full height (to one side) privacy screens added to projecting balconies. 1100mm high balustrade detail amended to all podium facing balconies to aid privacy while maintaining views above 800mm from F/F [LTH criteria]				●	
					External glazing increased to narrow windows and glazed balcony doors to aid internal daylight levels		●			
1735-FCB-Plot Q - 0605	P1	P3	Elevation	West Courtyard Façade (states East on dwg)	Materials Key updated, materials and colours clarified, reference to indicative details made			●		
					Full height (to one side) privacy screens added to projecting balconies. 1100mm high balustrade detail amended to all podium facing balconies to aid privacy while maintaining views above 800mm from F/F [LTH criteria]				●	
					External glazing increased to narrow windows and glazed balcony doors to aid internal daylight levels		●			
1735-FCB-Plot Q - 0606	P1	P3	Elevation	East Courtyard Façade (states West on dwg)	Materials Key updated, materials and colours clarified, reference to indicative details made			●		
					Full height (to one side) privacy screens added to projecting balconies. 1100mm high balustrade detail amended to all podium facing balconies to aid privacy while maintaining views above 800mm from F/F [LTH criteria]				●	
					Glass balustrades to houses changed to brick balustrades 800mm above FFL with metal railing to 1100mm to ensure unobstructed views out of dwelling [LTH criteria], while aiding privacy				●	
1735-FCB-Plot Q - 0607	P1	P3	Elevation	South Courtyard Façade	Materials Key updated, materials and colours clarified, reference to indicative details made			●		
					Full height privacy screens added to projecting balconies and side elevation of house terrace. 1100mm high balustrade detail amended to all podium facing balconies to aid privacy while maintaining views above 800mm from F/F [LTH criteria]				●	