

- 
- Following the recent planning consent for the 19 unit scheme, the current application consist of 23 units in total distributed in the front and rear block with 2 additional units inserted between; above the podium level.
  - The street facing block is ground+four floors with a substantially setback fourth floor as consented.
  - The rear block facing the railway tracks is increased by one floor, taking the top of the block to a similar height to the rear wing of the consent 163 Iverson Road scheme.
  - The ground coverage of the proposed footprint has not changed from the consented scheme.
  - All design principles with regard to overlooking, openness that were supported in the previous scheme are retained.
  - The B1 Unit and its associated features have also been retained.
  - All external cladding finishes are the same as the consented scheme.
  - All biodiversity features; green walls and living roof will be retained as consented.
  - The current scheme provides a higher level of accommodation without any increase in footprint or any significant increase in scale or massing.

## 09 design proposals layout

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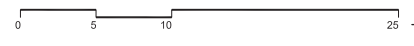
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**NOTES**

- - - Application Site Boundary
- - - 163 Iverson Rd Consented scheme boundary



**Proposed Site Plan**  
 Scale 1:500 @ A3  
 1:250 @ A1



|                        |          |    |
|------------------------|----------|----|
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| rev amendments         | date     | by |

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**architecture**

project  
 159-161 Iverson Rd.

client  
 McGregor Homes Ltd.

drawing title  
 Proposed Site Plan

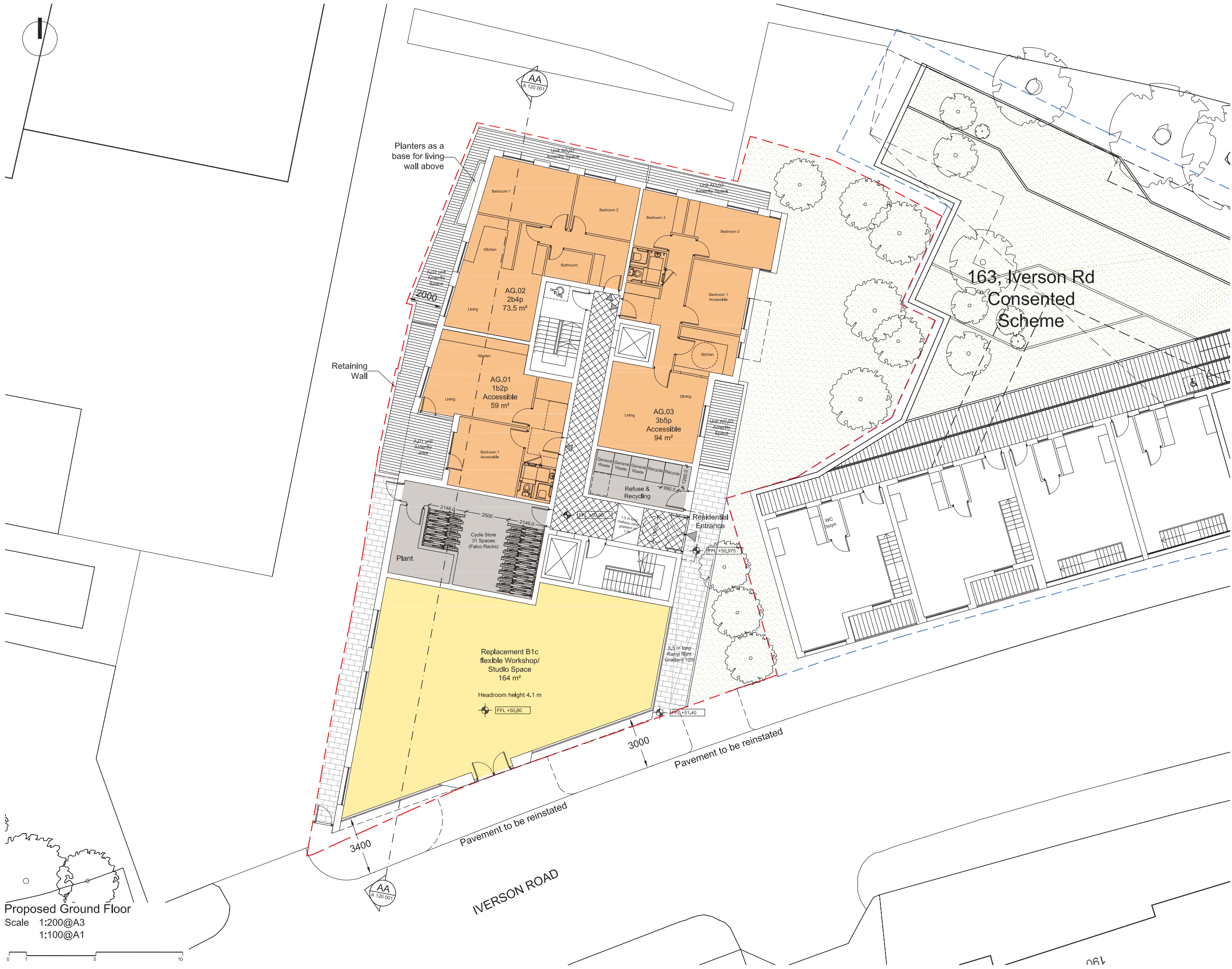
drawing status  
**Planning**

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| scale      | date        | drawn by  | checked by |
| 1:500 @ A3 | 09.07.14    | JB        | HL         |
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| job no.    | drawing no. | revision  |            |
| 0974       | A-000-003   | <b>P7</b> |            |

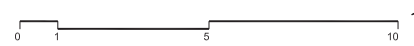
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**NOTES**

- - - Application Site Boundary
- - - 163 Iverson Rd Consented scheme boundary
- B1 Replacement
- Affordable Units (Social Rented)



Proposed Ground Floor  
 Scale 1:200@A3  
 1:100@A1



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drawing title  
 Ground Floor

drawing status  
 Planning

| scale      | date     | drawn by | checked by |
|------------|----------|----------|------------|
| 1:100 @ A1 | 09.07.14 | JB       | HL         |
| 1:200 @ A3 |          |          |            |

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163



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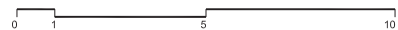
**NOTES**

--- Application Site Boundary

■ Affordable Unit (Intermediate)



First Floor  
 Scale 1:200@A3  
 1:100@A1



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drawing title  
 First Floor

drawing status  
 Planning

| scale      | date     | drawn by | checked by |
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| 1:100 @ A1 | 09.07.14 | JB       | HL         |
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| 0974    | A-100-002   | P7       |



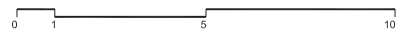
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**NOTES**

--- Application Site Boundary



Second Floor  
 Scale 1:200@A3  
 1:100@A1



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drawing title  
 Second Floor

drawing status  
 Planning

| scale      | date     | drawn by | checked by |
|------------|----------|----------|------------|
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| job no. | drawing no. | revision |
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| 0974    | A-100-003   | P7       |

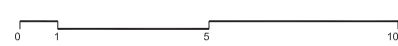


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**NOTES**

--- Application Site Boundary

Third Floor  
 Scale 1:200@A3  
 1:100@A1



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client  
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drawing title  
 Third Floor

drawing status  
 Planning

| scale      | date     | drawn by | checked by |
|------------|----------|----------|------------|
| 1:100 @ A1 | 09.07.14 | JB       | HL         |
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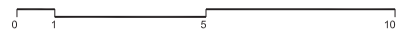
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**NOTES**

--- Application Site Boundary



Fourth Floor  
 Scale 1:200@A3  
 1:100@A1



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client  
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drawing title  
 Fourth Floor

drawing status  
 Planning

| scale      | date     | drawn by | checked by |
|------------|----------|----------|------------|
| 1:100 @ A1 | 09.07.14 | JB       | HL         |
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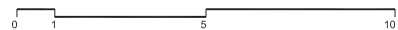
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**NOTES**

--- Application Site Boundary



**Fifth Floor**  
 Scale 1:200@A3  
 1:100@A1



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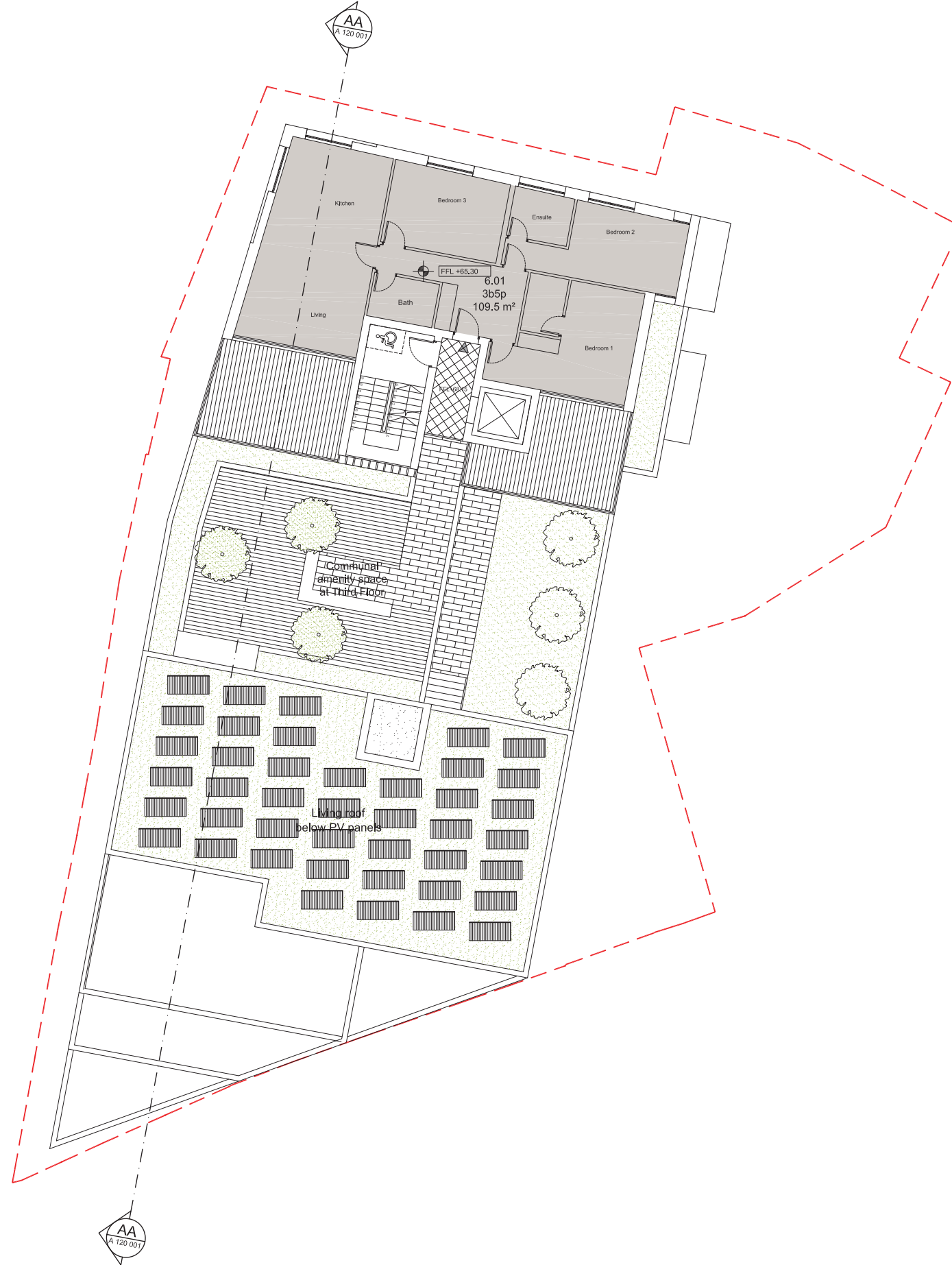
drawing title  
 Fifth Floor

drawing status  
 Planning

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| 0974    | A-100-006   | P7       |



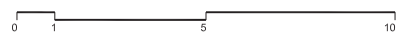


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**NOTES**

--- Application Site Boundary

Sixth Floor  
 Scale 1:200@A3  
 1:100@A1



|     |                     |          |    |
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client  
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drawing title  
 Sixth Floor

drawing status  
 Planning

|            |          |          |            |
|------------|----------|----------|------------|
| scale      | date     | drawn by | checked by |
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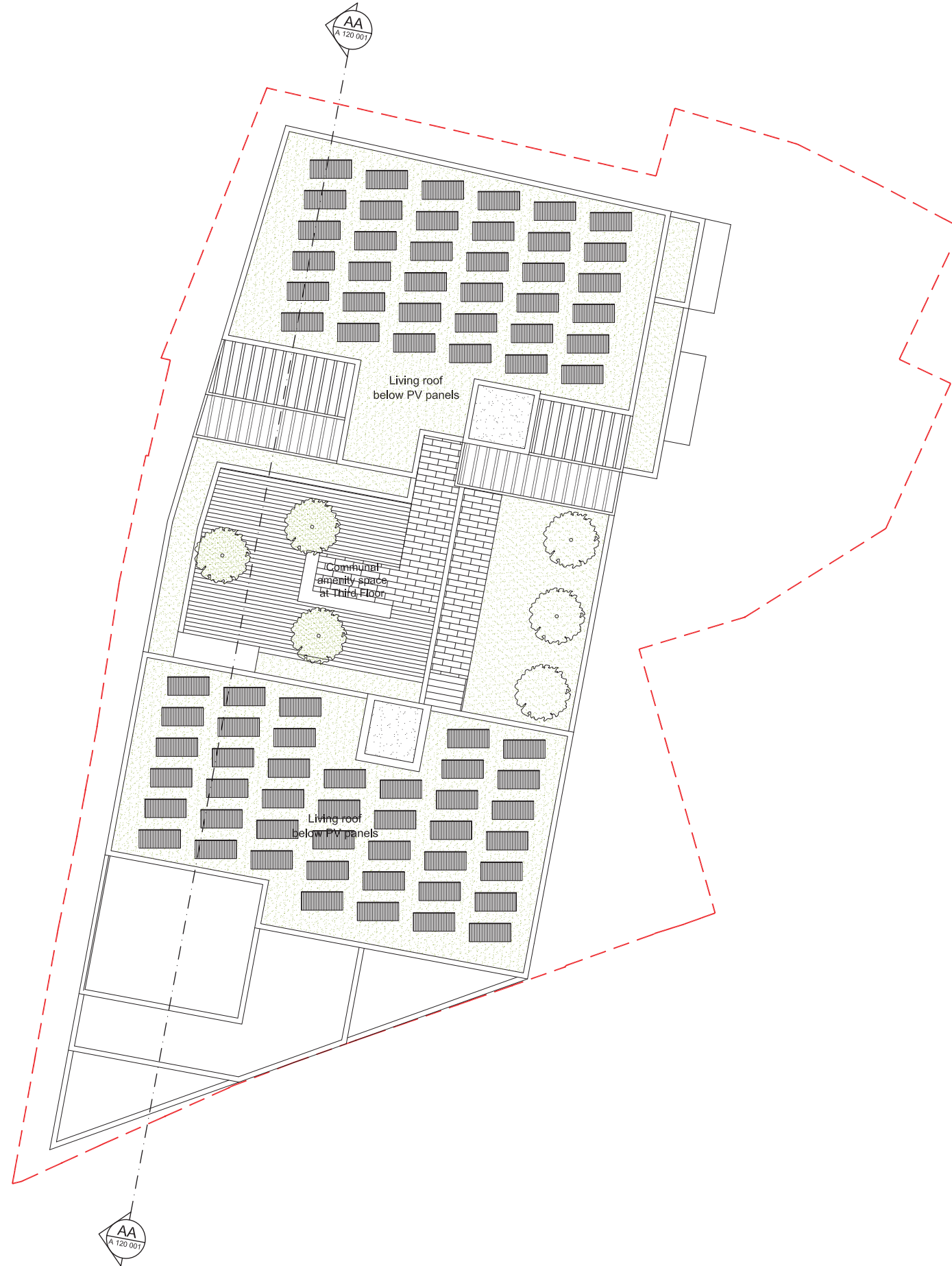
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| 0974    | A-100-007   | P7       |



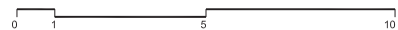
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**NOTES**

--- Application Site Boundary



Roof Plan  
 Scale 1:200@A3  
 1:100@A1



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drawing title  
 Roof Plan

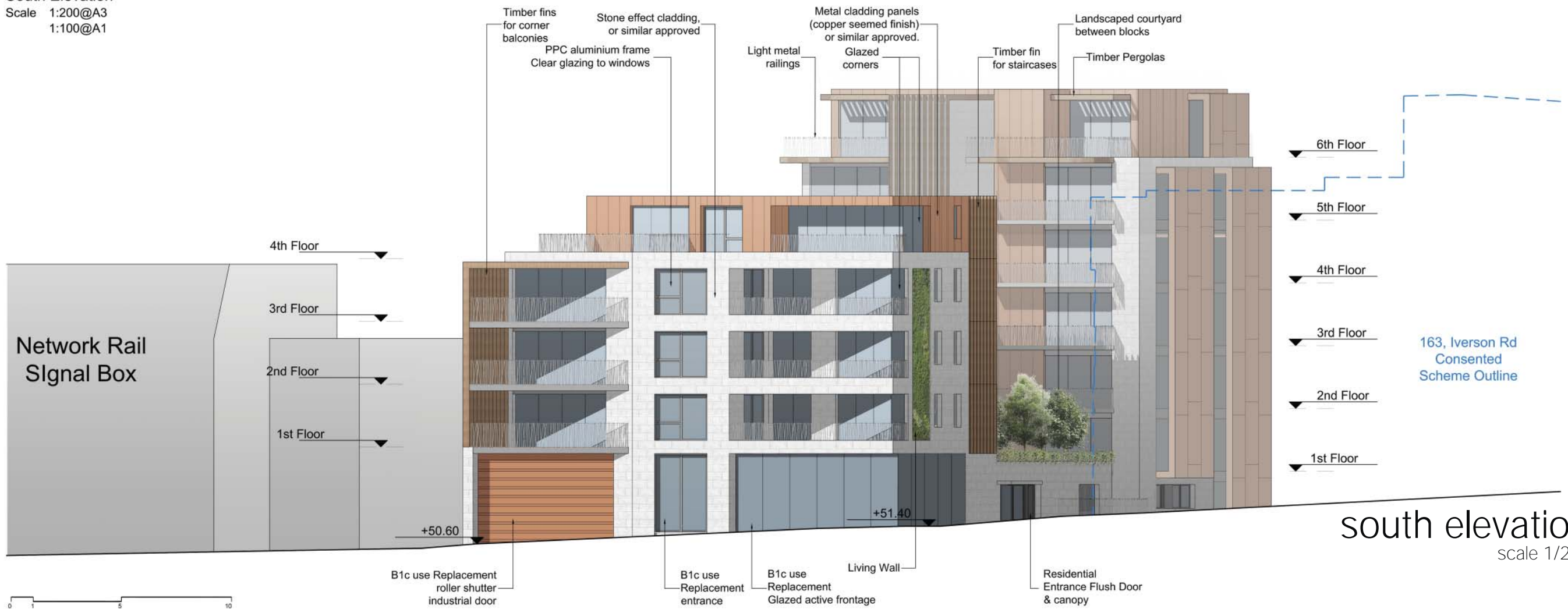
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| 0974    | A-100-008   | P7       |



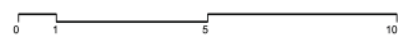
South Elevation  
 Scale 1:200@A3  
 1:100@A1



south elevation  
 scale 1/200

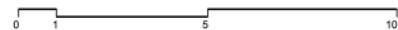


north elevation  
scale 1/200

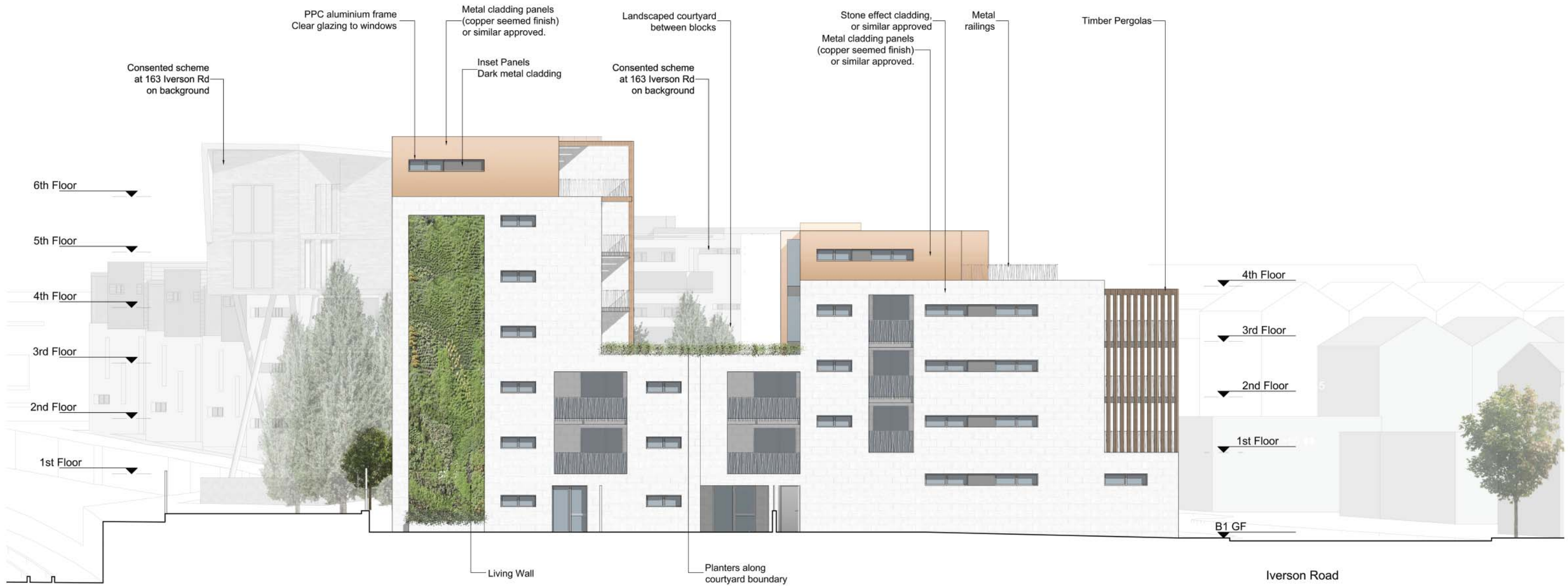




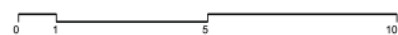
East Elevation  
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east elevation  
 scale 1/200



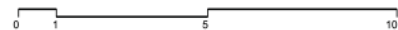
West Elevation  
 Scale 1:200@A3  
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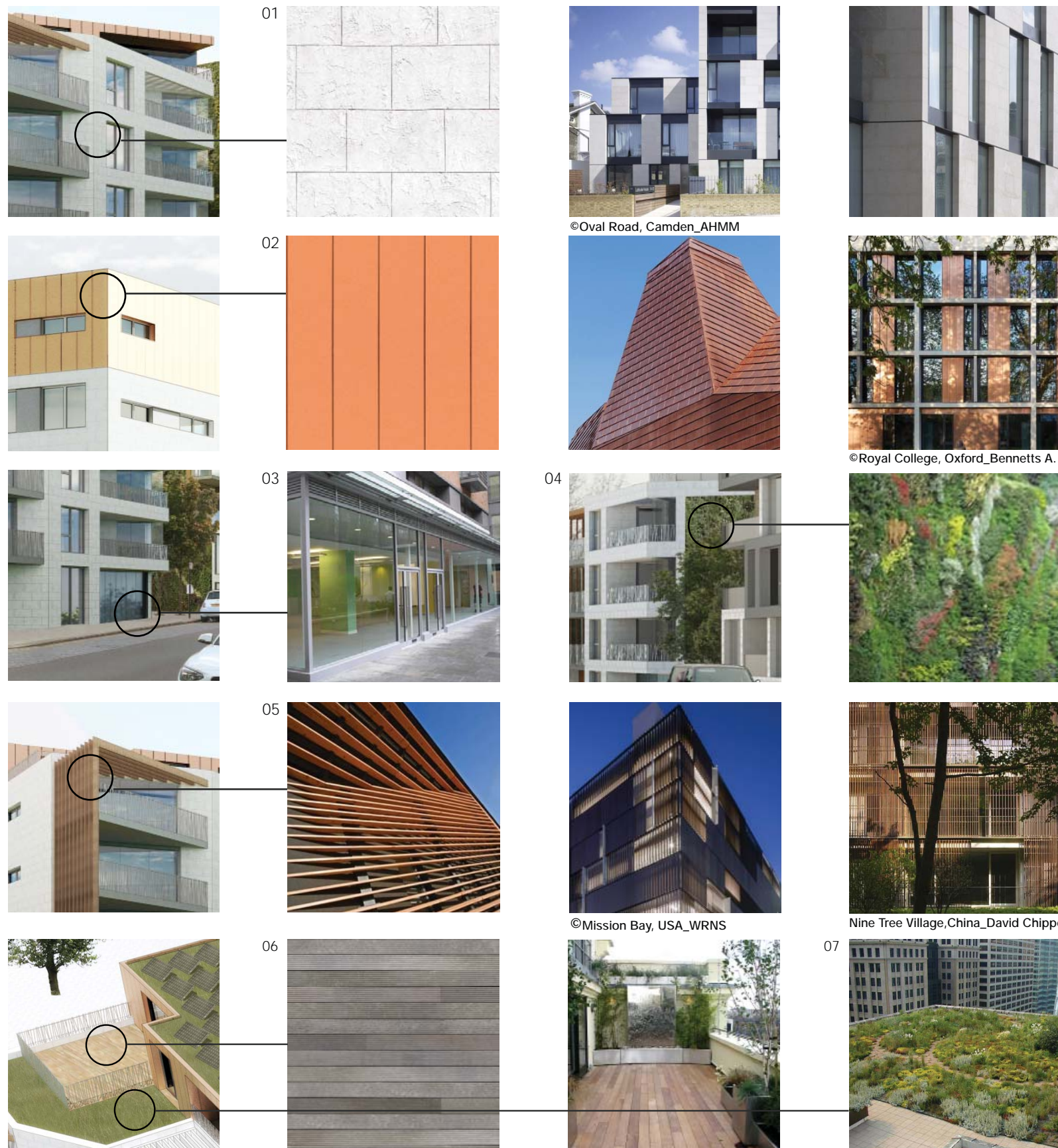
west elevation  
 scale 1/200



Section AA  
 Scale 1:200@A3  
 1:100@A1



section aa  
 scale 1/200



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Nine Tree Village, China\_David Chipperfield

The proposed buildings' material palette consists of a range of high quality and elegant choices, which are durable, easy to maintain and will not weather or deteriorate within a reasonable building lifespan.

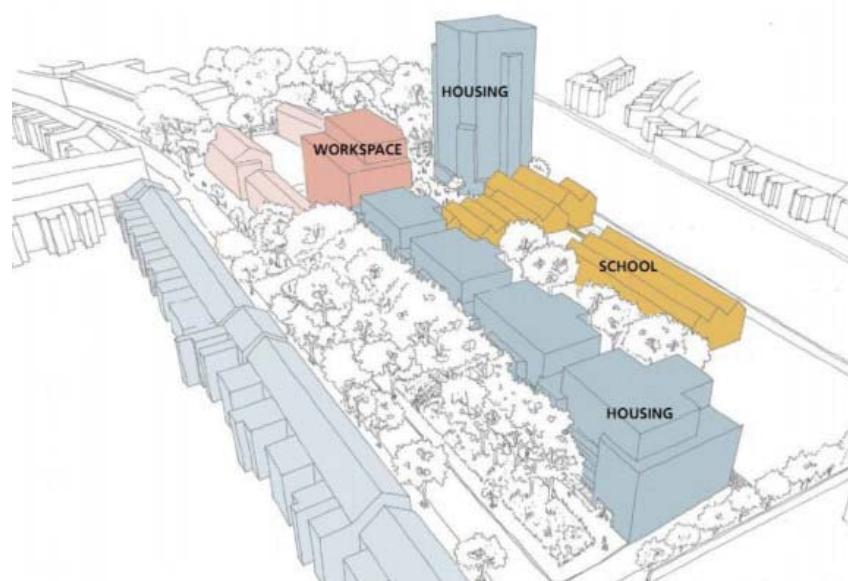
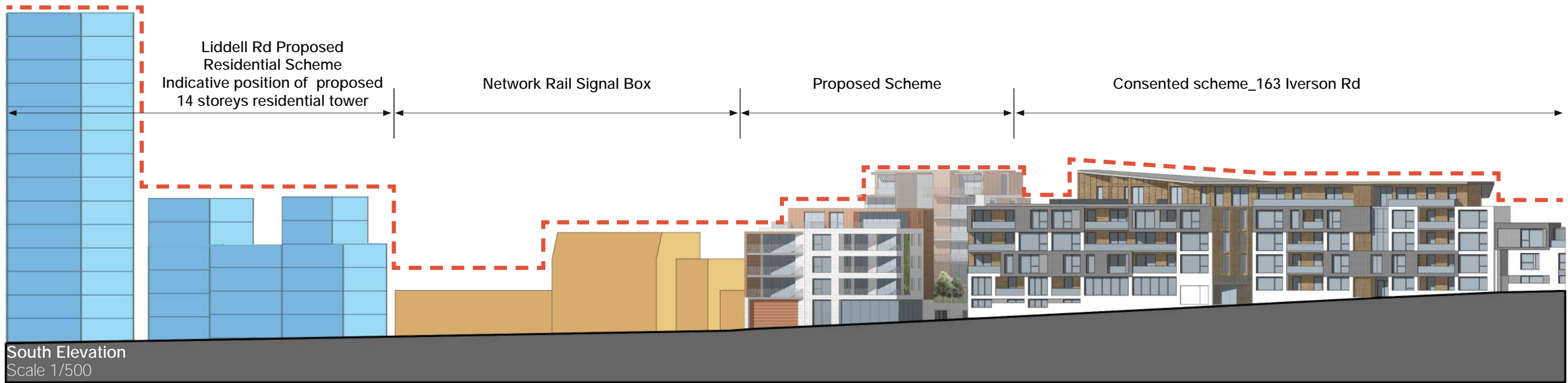
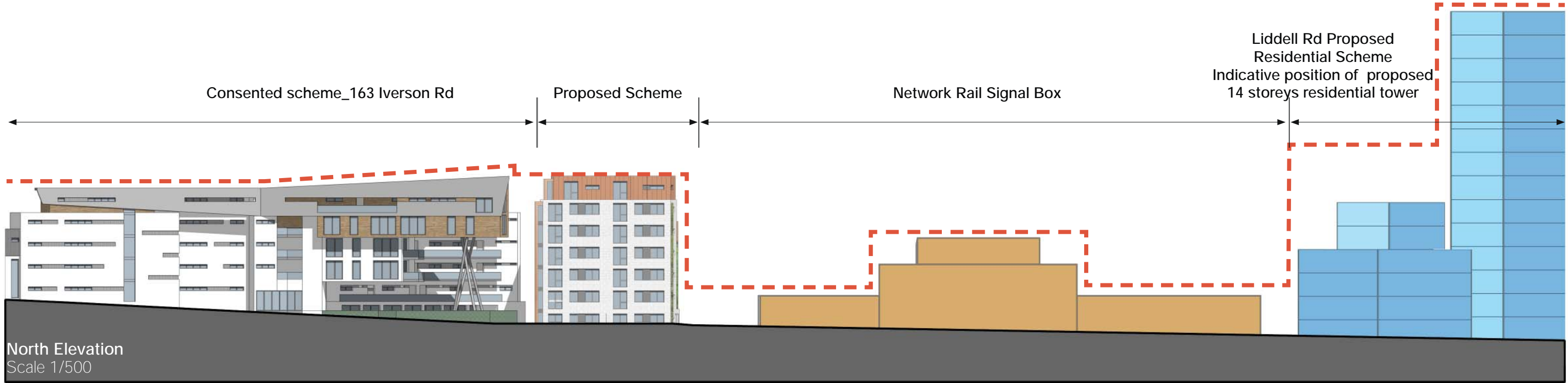
The basic makeup of the elevations consists of the following facing materials, which reflect the materials of neighbouring houses:

- 01 Stone cladding panels
- 02 Copper seamed metal rainscreen panel facade system
- 03 Glazed curtain walling to commercial frontages
- 04 Living wall system
- 05 Exterior timber fins for corners and pergoles
- 06 Exterior timber decks for residential amenity areas
- 07 Living roof (Green or brown).

In the design of the application scheme a range of high quality materials are being proposed to emphasise different aspects of the building in relation to its context and design concept.

# 09b design proposals materials & precedents





(left)  
 Massing proposed for Liddell Road  
 regeneration masterplan  
 Extract from the Public Consultation brochure.  
 Source: camden.gov.uk/

09c  
 elevation in context