

King's Cross Gas Holders Triplets

Date: 12/02/2016

To: Camden Regeneration and Planning Development Management

Application Ref: **2014/6386/P**

Regarding: King's Cross Gas Holders Triplets

Kings Cross Central
Gas Holder Triplets
York Way
N1C

Report prepared by: Jeffrey Lee

Submission for Conditions 4a) Materials & 4b) Glazed roof lights

This document forms the formal response to the release of Condition 4 of the Approval of Reserved Matters Granted on 22/12/2014 for the Gas Holder Triplets, a residential led development contained within relocated and re-erected Grade II listed guide frames and including associated public realm. The Gas Holder Triplets are to be located in Development Zone N within the northern area of the mixed use King's Cross Central (KXC) development scheme granted outline planning permission in December 2006 (Ref: 2004/2307/P – the 'Outline Planning Permission').

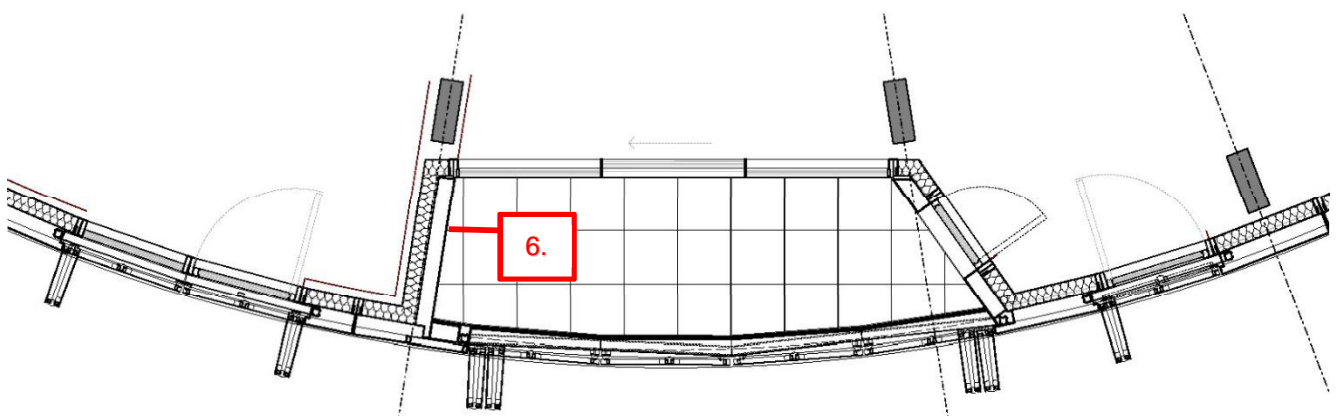
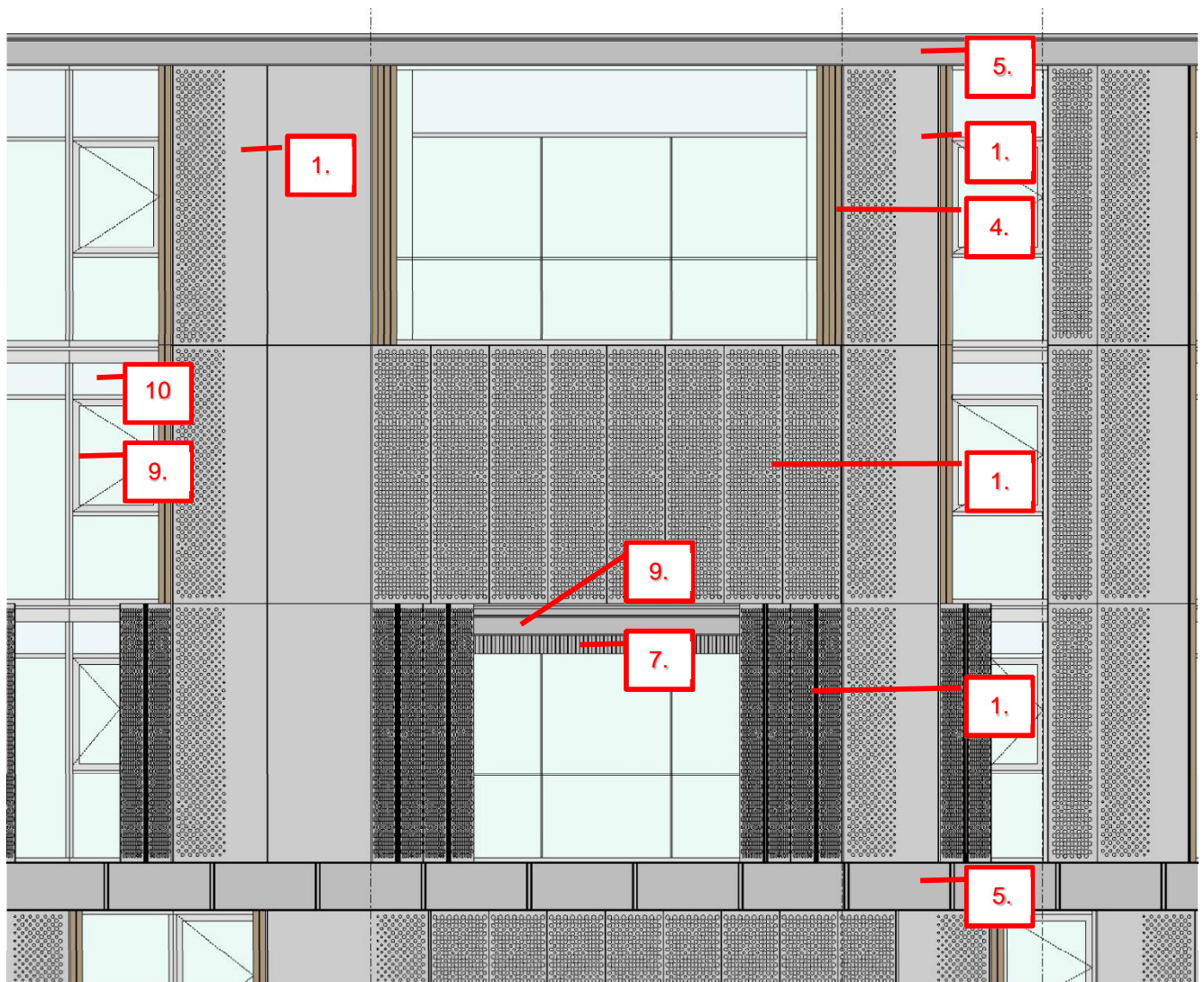
On the 22nd January 2016, Argent (King's Cross) Limited, Carillion PLC, Wilkinson Eyre Architects and Camden viewed the external façade of the Gas Holders Marketing Suite at Goods Way, London, N1C 4UR. The Marketing Suite, is intended as a full scale mock up to discharge Condition 4, samples of all external materials and finishes, which reads:

4. *Prior to commencement on the relevant part of the development hereby approved the following details shall be submitted to and approved in writing by the local planning authority:*
 - a) *Detailed drawings and/or samples as appropriate of all external materials and finishes. The material under this condition shall be displayed in the form of a samples board to be retained on site for the duration of the relevant works.*
 - b) *Detailed drawings and setting out of the glazing to the roof of the atriums, including the smoke ventilation locations.*

The following is a list of materials to the external façade for the King's Cross Gas Holders Triplets, typical façade plan and elevation of the facade, photographs of the sample panels viewed at the site visit. Followed by drawings illustrating general arrangement elevations highlighting colour references and glazed roof light drawings showing details and smoke ventilation locations.



1.	Gas Holder 10 Rainscreen panels & Marketing Suite: perforate, half perforate, solid, support frames	PPC aluminium BISMUTH (sample 201424-9037)
2.	Gas Holder 11 Rainscreen panels: perforate, half perforate, solid, support frames	PPC aluminium TIGER 29/70271 (sample 201424-9042)
3.	Gas Holder 12 Rainscreen panels: perforate, half perforate, solid, support frames	PPC aluminium TIGER 29/82110 (sample 201424-9040)
4.	Feature strip to external movable blinds along hinge	Anodised aluminium AB-ARS Dark (sample 201424-9019)
5.	Feature 'Tripartite' channels Channel to balcony edge to conceal external blind mechanisms	PPC aluminium SABLE NOIR100 (sample 201424-9036)
6.	Rainscreen panels to balcony insets	PPC aluminium RAL 7040 (sample 201424-9035)
7.	Balcony Soffit Slats	PPC aluminium RAL 7040 (sample 201424-9035)
8.	Unitised panel behind rainscreen	Anodised aluminium NECE 5A-ARC (sample 201424-9026)
9.	Top and bottom rails for the external movable blinds to windows. Frames to windows including mullions & transoms to unitised facade	Anodised aluminium NECE 5A-ARC (sample 201424-9026)
10.	Frit to spandrel	Enamel frit back glass RAL 7043



Plan and elevation of typical external façade bay

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Via Alfred Ammon Straße 31
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Italy

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201424 KX Gas Holders
Sample: 201424-9037
color sample rainscreen
Bismuth

Date: 17.03.2015

GH 10
RAWSCREEN
SHUTTERS

1. Gas Holder 10 (and Gas Holder Marketing Suite) Rainscreen Panel Colour:
perforate, half perforate, solid (support frames in same colour)

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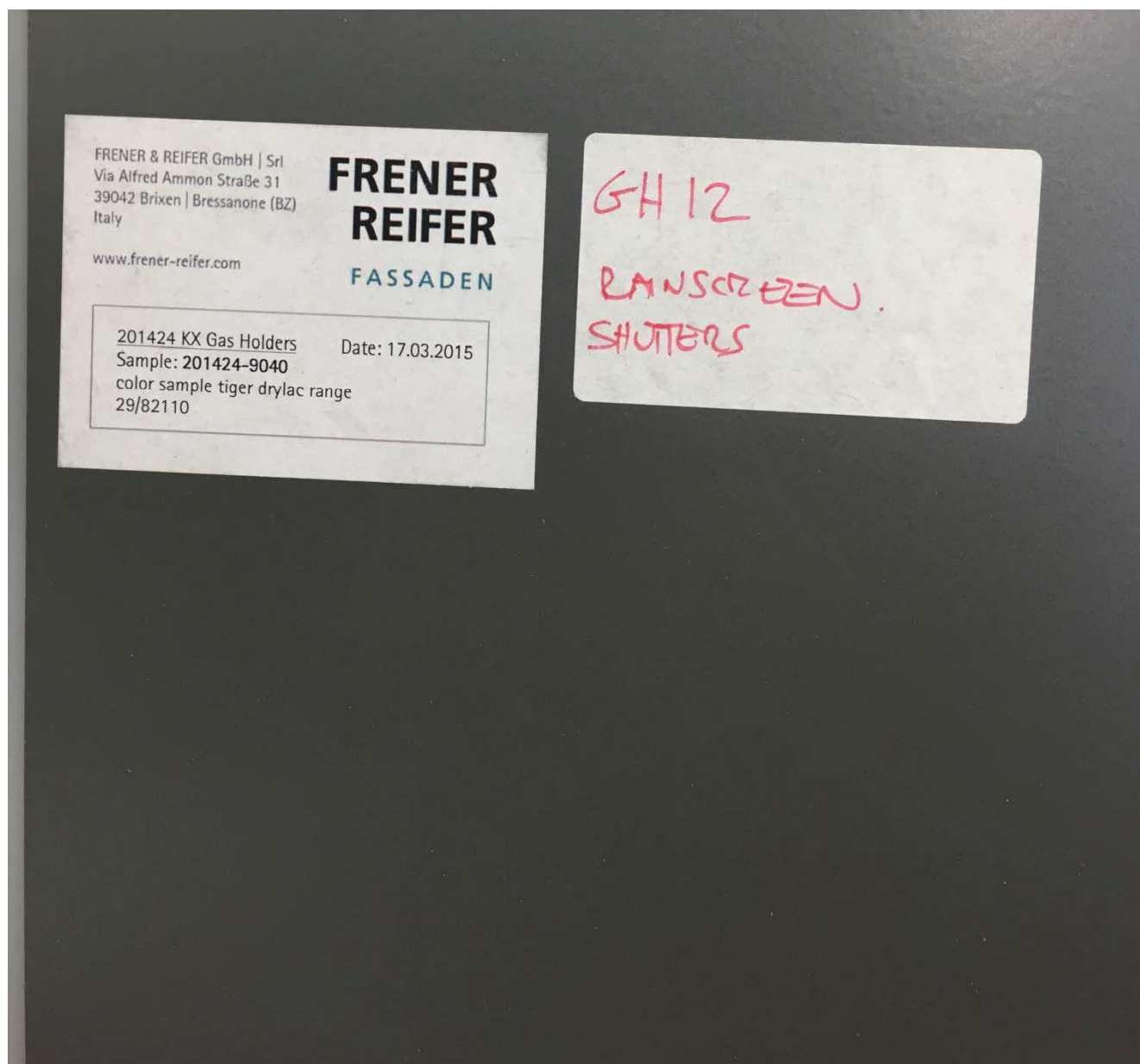
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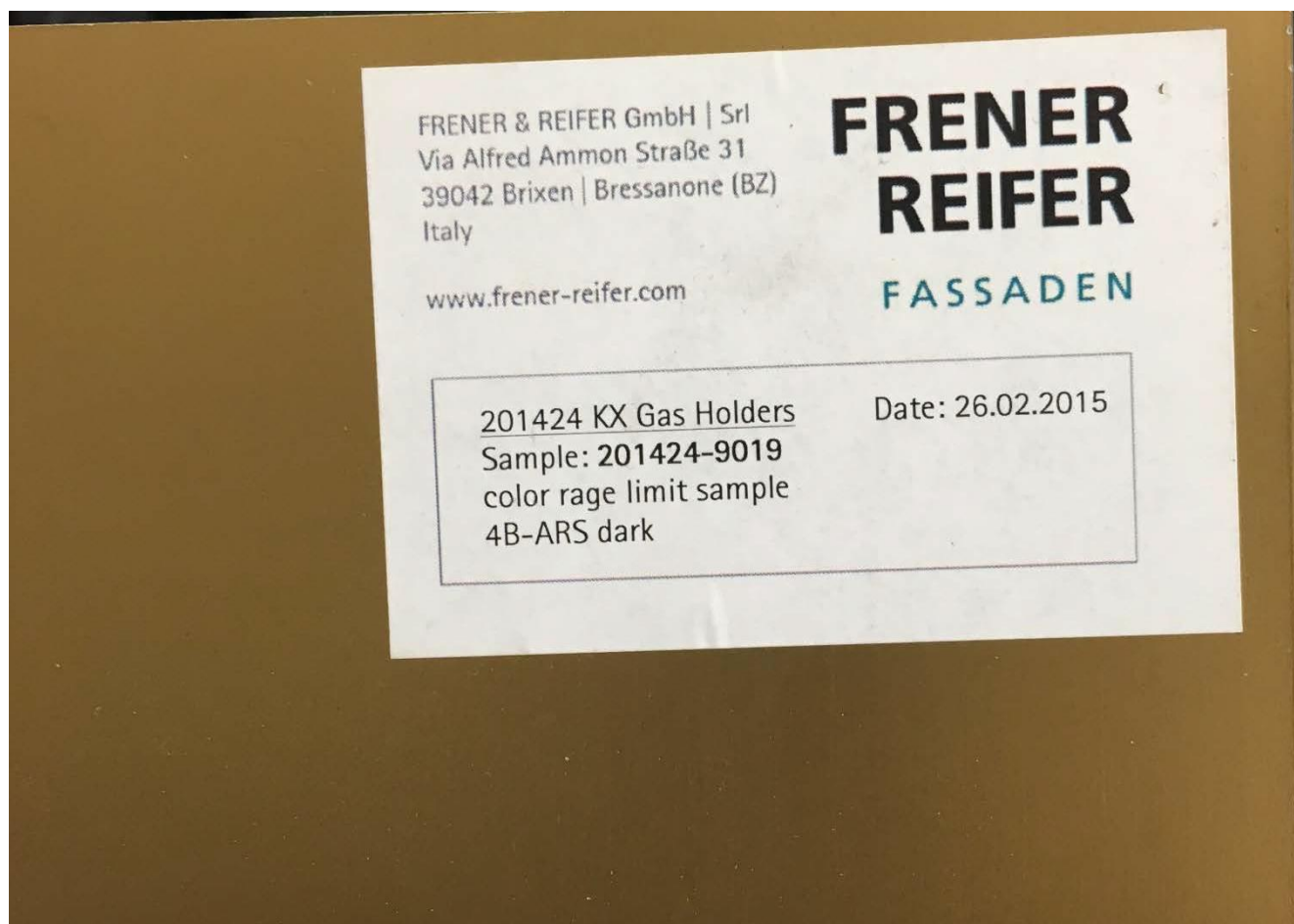
201424 KX Gas Holders Date: 17.03.2015
Sample: 201424-9042
color sample tiger drylac range
29/70271

GH11
RAWSCREEN
SHUTTERS

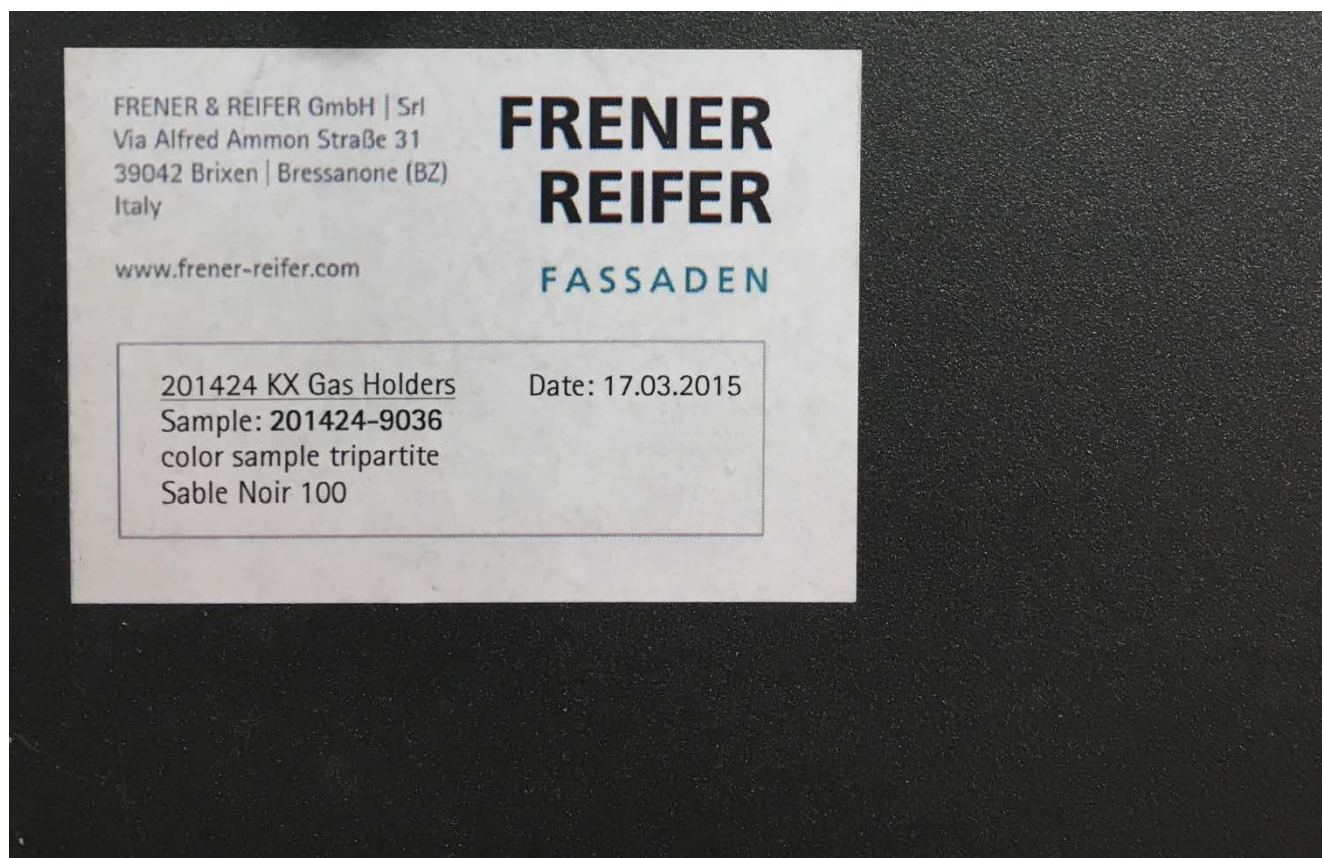
2. Gas Holder 11 Rainscreen Panel Colour:
perforate, half perforate, solid (support frames in same colour)



3. Gas Holder 12 Rainscreen Panel Colour:
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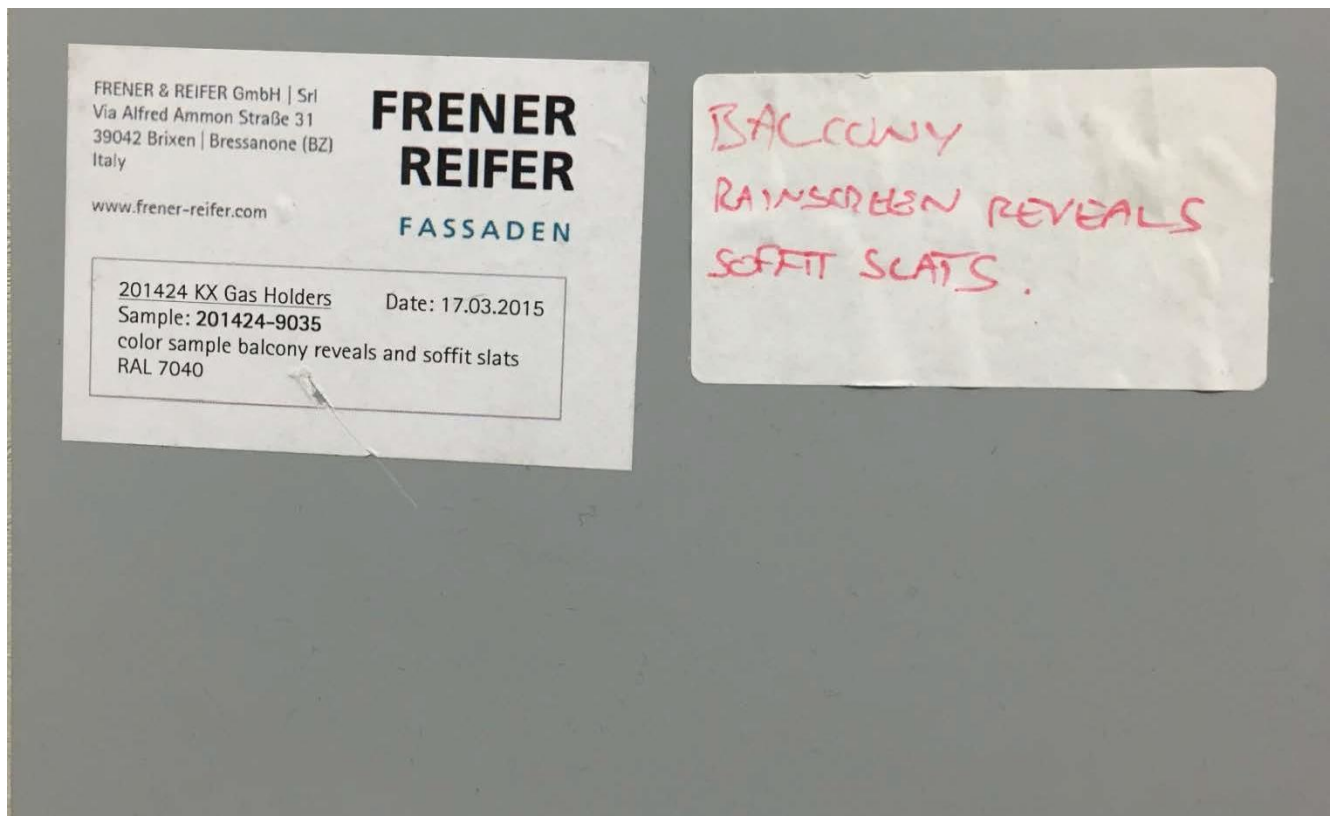


**4. Gas Holder 10, 11 & 12 Feature strip:
to external movable blinds along hinge**



5. Gas Holder 10, 11 & 12 Feature 'Tripartite' channel

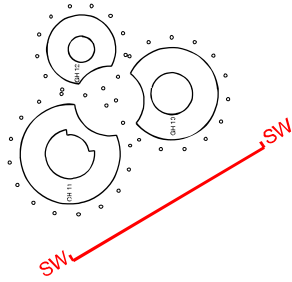
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**6. & 7. Gas Holder 10, 11 & 12 Rainscreen panels to balcony insets
Gas Holder 10, 11 & 12 Balcony soffit slats**



**8. & 9. Gas Holder 10, 11 & 12 Frames to windows:
including mullions & transoms to unitised façade**



PENTHOUSE GARDEN METAL PRIVACY SCREEN

FULL HEIGHT INWARD OPENING INSULATED GLAZING CASSEMENT WINDOWS
CONTINUOUS STEEL CHANNEL

GAS HOLDER GUIDE FRAME

GH 10 GLASS BALUSTRADE HEIGHT +56.11M

GH 11 GLASS BALUSTRADE HEIGHT +56.770M

FULL HEIGHT METAL RAINSCREEN CLADDING

BALCONY GLASS BALUSTRADE

FULL HEIGHT SLIDING INSULATED GLAZING BALCONY DOORS TO MATCH CASSEMENT WINDOWS
CONTINUOUS TRIPARTITE FEATURE CHANNEL TO CONCEAL FLOOR BUILD UP

GH 11 +56.000M



1. PPC aluminium
BISMUTH (sample 201424-9037)

2. PPC aluminium
TIGER 29/70271 (sample 201424-9042)

01 SOUTH WEST ELEVATION

COMMERCIAL GLASS FACADE

BOH LOUVERED CLADDING

COMMERCIAL ENTRANCE

COMMERCIAL SIGNAGE ZONE - REFER TO FACADE DETAIL DRAWINGS FOR LOCATION

FULL HEIGHT METAL PERFORATE PANEL MOVABLE CONCERTINA BLINDS (BALCONY) - MOTORISED
GH FRAMES BASE PLATE

FULL HEIGHT METAL PERFORATE PANEL MOVABLE CONCERTINA BLINDS (WINDOWS) - MOTORISED

SIGNAGE ZONE

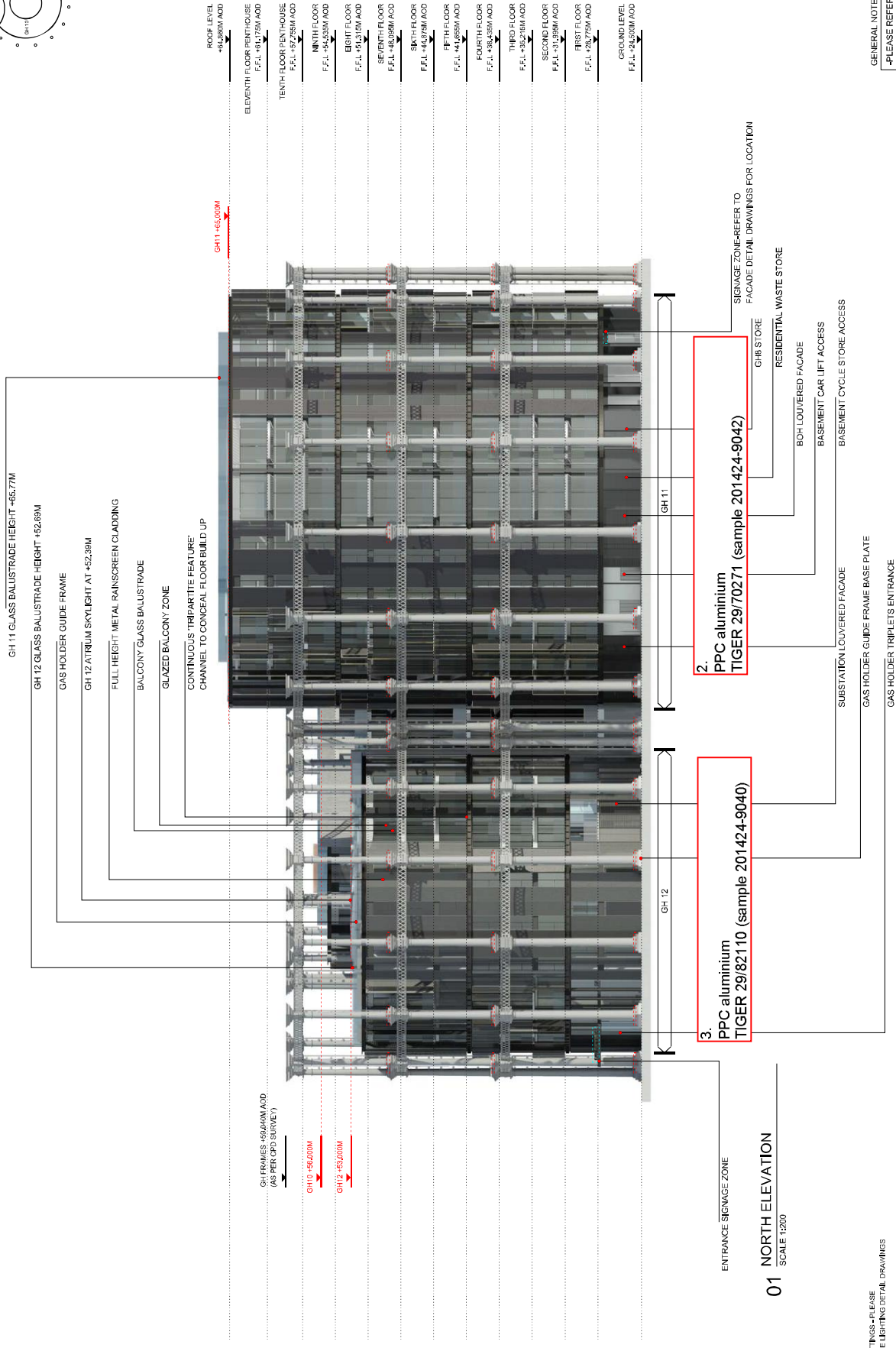
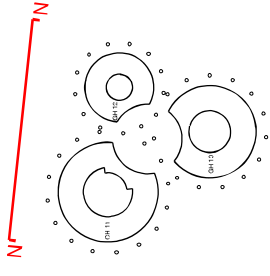
LOCATION OF LIGHT FITTINGS
COLOUR MATCHED TO GUIDE
FRAMES TO BE VISUALLY DISCRETE

GENERAL NOTES:

-PLEASE REFER TO THE FACADE DETAIL DRAWINGS FOR INFORMATION ON MATERIALS

-COLOURS SHOWN FOR ILLUSTRATIVE PURPOSES





LOCATION OF LIGHT FITTINGS - PLEASE
REFER TO GUIDE FRAME LIGHTING DETAIL DRAWINGS

-PLEASE REFER TO THE FACADE DETAIL
DRAWINGS FOR INFORMATION ON MATERIALS
-COLOURS SHOWN FOR ILLUSTRATIVE PURPOSES

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FOR PLANNING PURPOSES ONLY



FOR APPROVAL

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Project: KING'S CROSS

Project# KING'S CROSS GAS HOLDER TRIPLETS

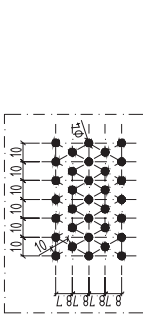
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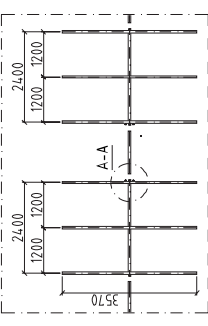
© 2000 Blackwell Science Ltd, *Journal of Internal Medicine* 247: 111–117

Glass type:
GL91
GL92

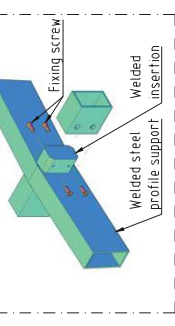
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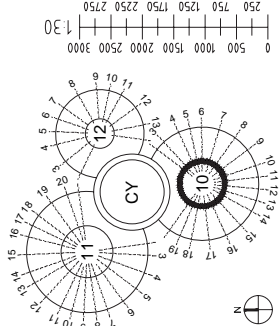
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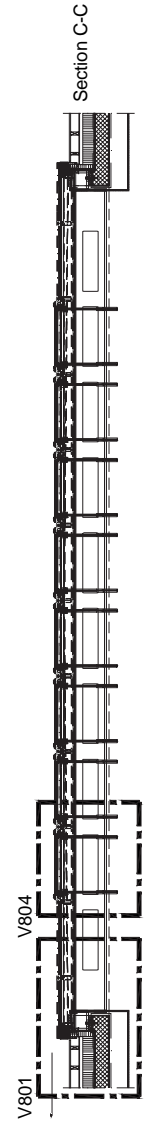
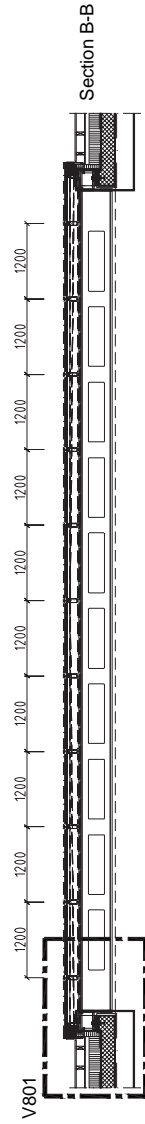
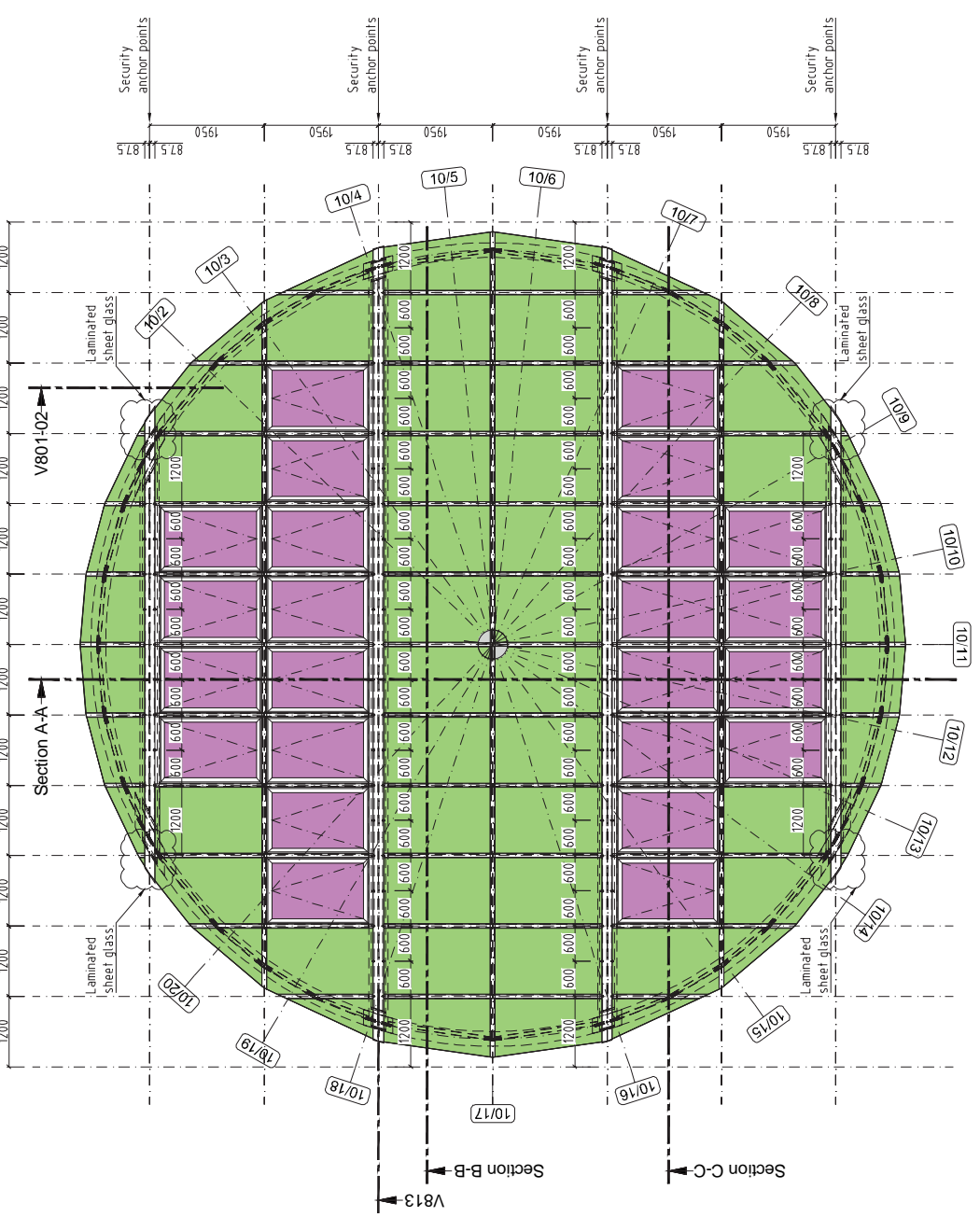
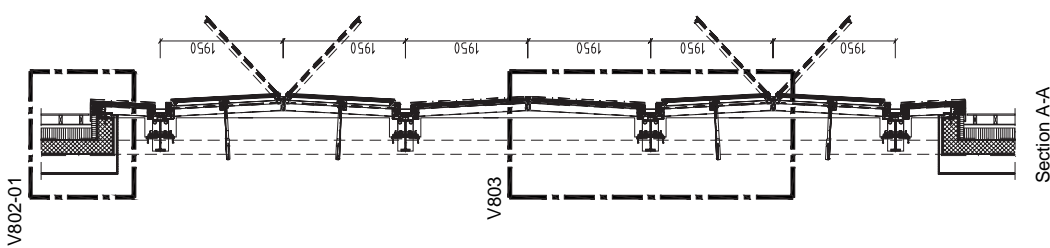
Detail A-A:



For approval Status B



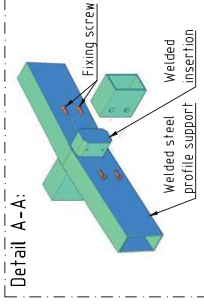
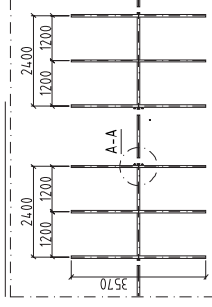
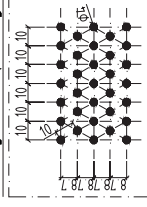
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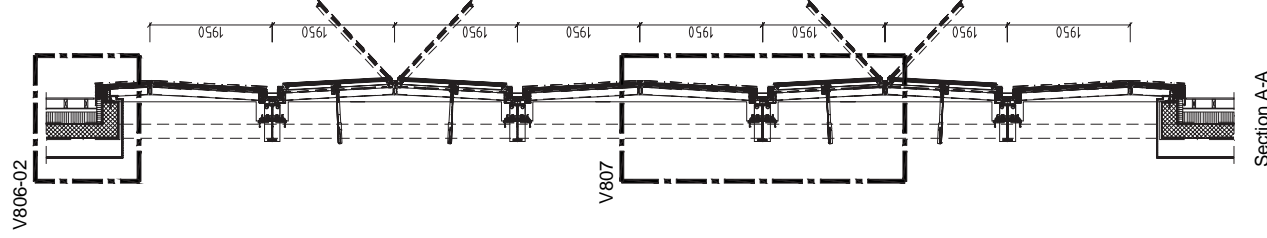
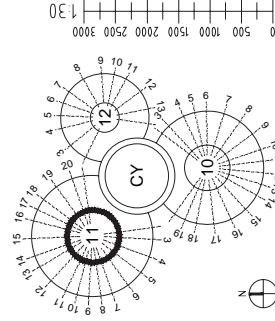


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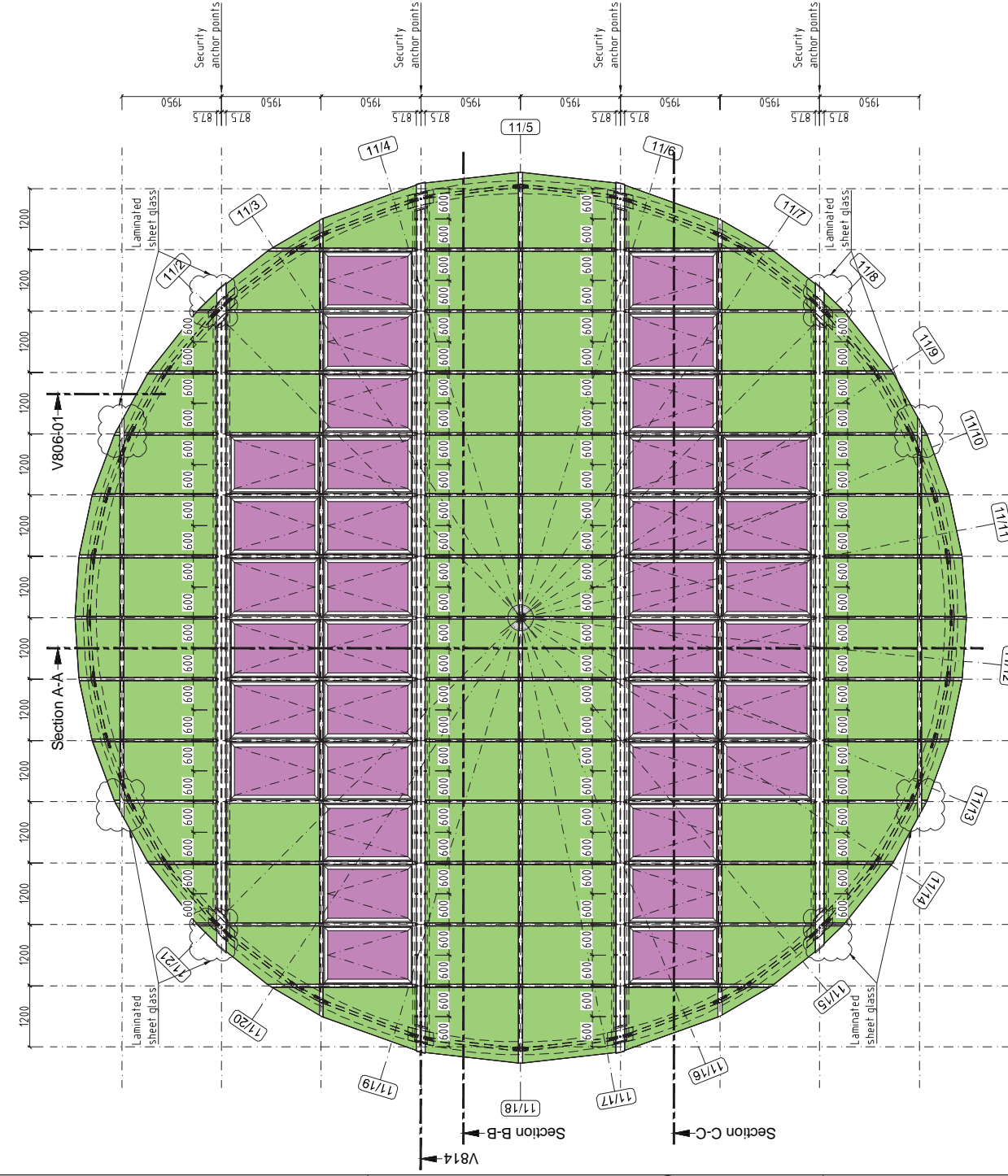


For approval

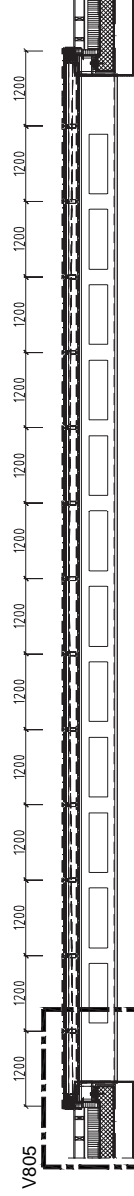
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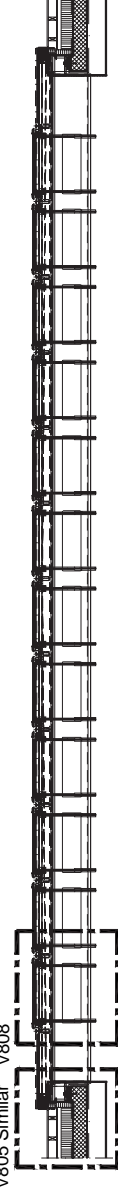
Section A-A



Section B-B



Section C-C

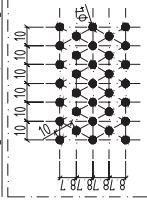


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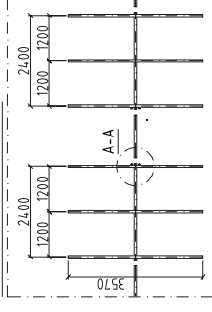
GL91

GL92

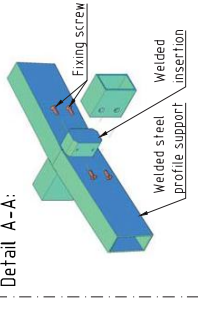
Coating anti slip for glass:



Steel connection detail:

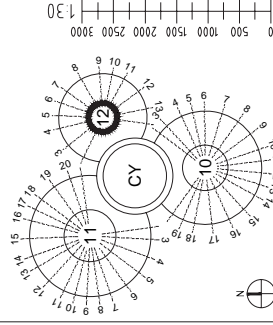
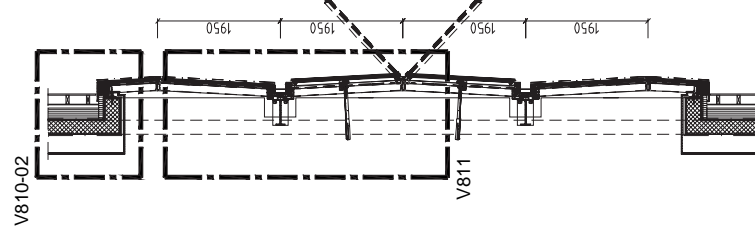


Detail A-A:

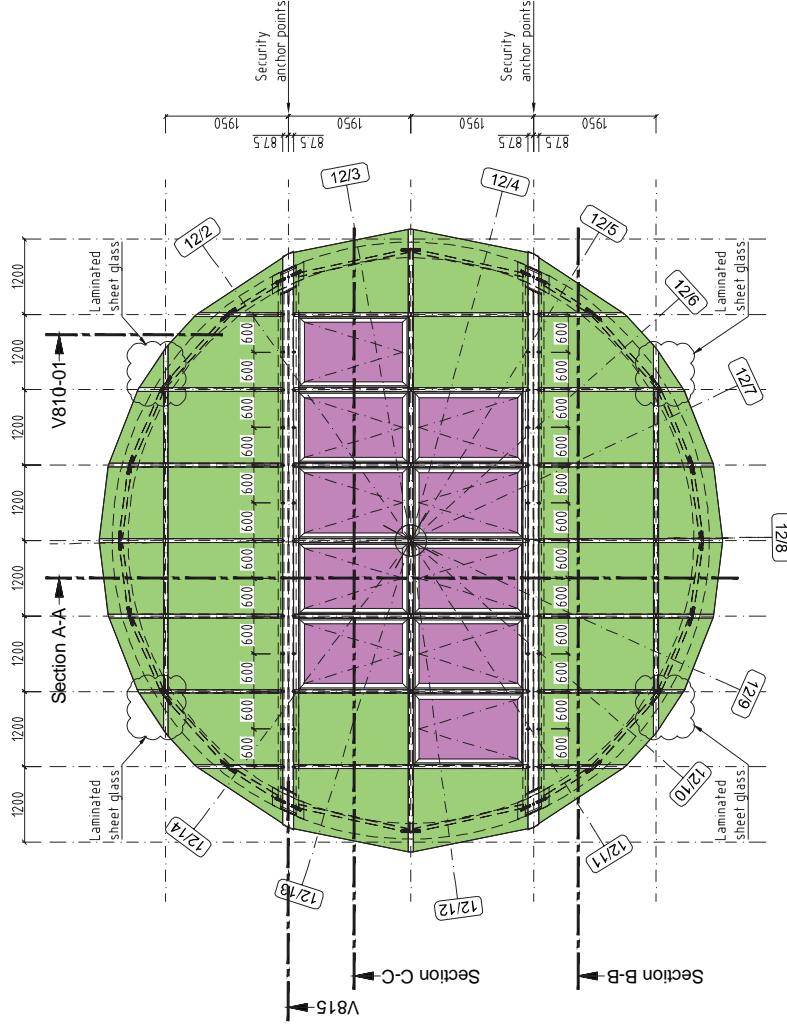


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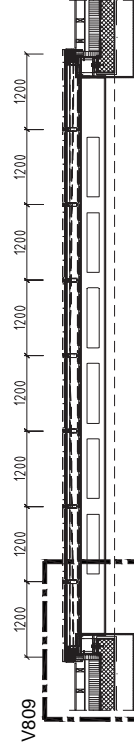
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Section A-A



Section B-B



Section C-C

