



External escape stairs from 7th floor re-configured to suit new escape layout.

Stair enclosure re-configured to better suit direction of escape and internal stair arrangements.

Roof level raised by 100m to accommodate transfer structure. Windows raised to also.

Gable end chimney retained.

Mansard changed from angled to vertical on the gable end wall.

2.4m high metal mesh screen to roof plant.  
 New steel emergency stair.

Emergency stair and lift overrun. Emergency enclosure to be clad in grey zinc, to match mansard roof.

Proposed mansard roof extension to sit behind existing parapet wall. Mansard to be clad in grey zinc. Colour to match tile colour of adjacent property, 322-326 Grays Inn Road.

8no. dormer windows centralised on existing windows below. Dormer zinc clad to match mansard.  
 Existing chimney stacks re-constructed to original line, level and detail.

Existing parapet retained and protected throughout construction.

New black aluminium RWP to drain parapet gutter.

Existing RWP to be retained.

New aluminium window frames colour RAL 7016, with 500mm stall riser below.  
 Commercial aluminium framed door and frame, PPC, RAL 7016 and double glazed as others generally. Automatic operation.

Existing feature timber doors retained and fixed open.

100mm scribing panel to either side of all window openings.

Existing framed screens and cill wall retained and painted to match new.

Window and cill wall to be retained due to the disruption that this change will cause internally.

B	Dark grey paint colour and references to ground floor omitted from drawing.	20.04.18
A	Explanatory notes added to drawing.	13.07.17
Revision	Description	Date



**MORRISON DESIGN**  
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Job Title  
 Proposed Extension, Point a Hotel, Kings Cross

Queensway Hospitality  
 Drawing Title  
 Proposed Swinton Street Elevation

File Ref:  
 Plotter Settings:

Scale @ A1: As indicated	Drawn: Author	CFI <input type="checkbox"/>	Date: 06/13/17
Job No. 3949	Drawing No. P05	Revision B	

**FINAL DESIGN**

**1 Swinton Street Elevation**  
 1:100