

9.0 PROPOSED RELATIONSHIP TO NEIGHBOURING SITES

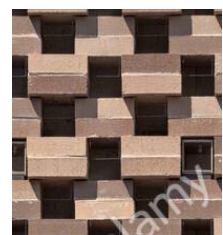
9.1 RELATIONSHIP BETWEEN OMEGA A AND CRUSADER ESTATE

The boundary conditions have been carefully considered.

The bulk of the massing facing Crusader Estate has been set back by 1.5m from the boundary line, with the exception of the south-west block which sits on the boundary line beside an existing warehouse on Crusader Estate. These blocks have been designed with upper level setbacks to ensure an appropriate scale of elevation.

The boundary line to Crusader Estate is demarcated with a low perforated brick wall which creates a strong buffer between the Warehouse Living and the industrial estate, whilst still offering a degree of transparency and lightness. This is 2m tall.

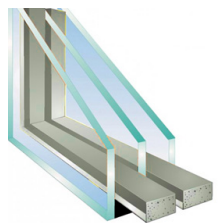
The proposed facades facing Crusader Estate are treated with triple glazing to mitigate noise pollution.



Perforated low brick walls at 2m



Decorated pedestrian or/and vehicular metal gate



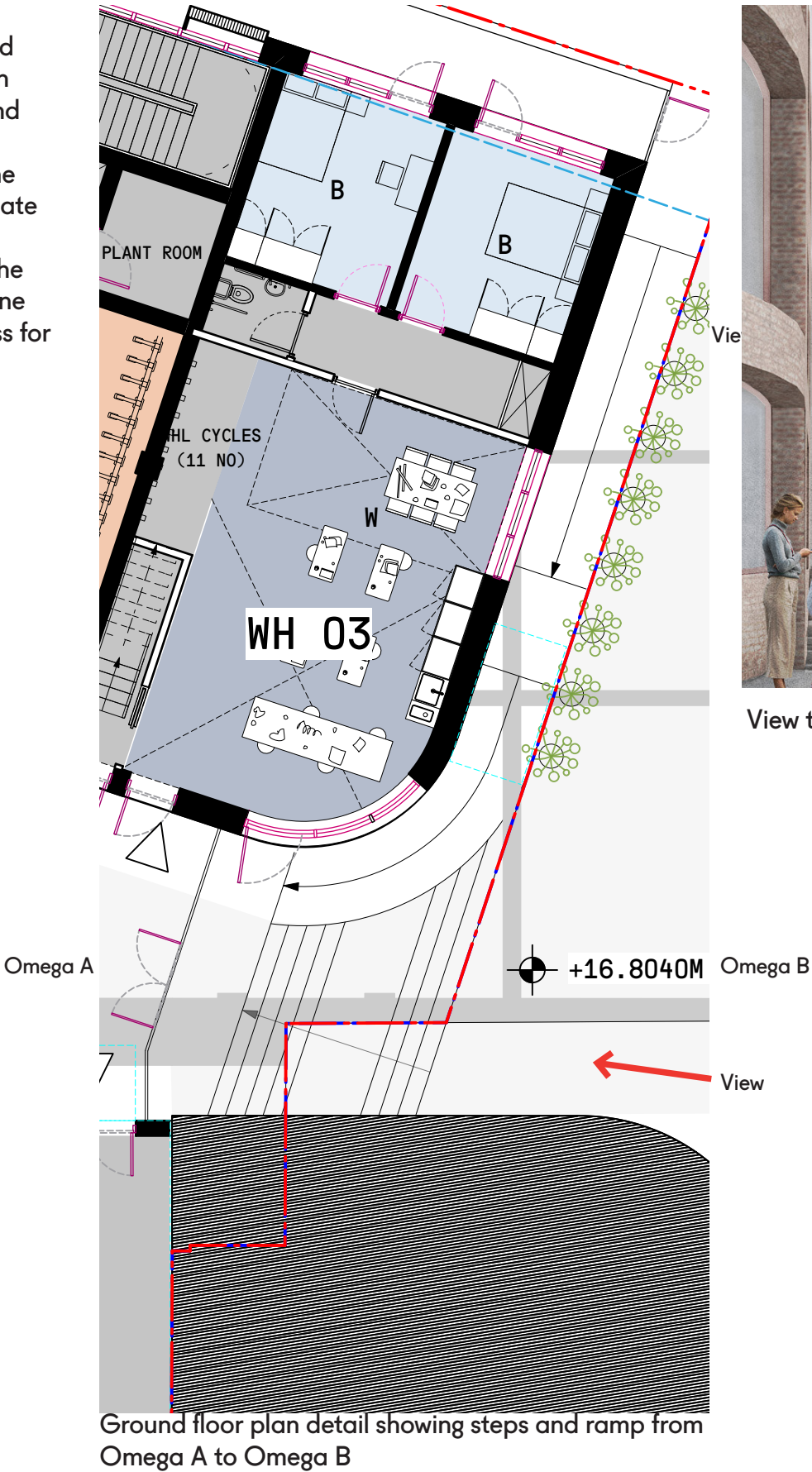
Triple glazing facing Crusader Estate



Site plan diagram

9.2 RELATIONSHIP BETWEEN OMEGA A AND B

Steps and a wheelchair accessible ramp connect the sites of Omega A and Omega B, working with the difference in height between sites, creating a fluid and welcoming interface. Generous curved building edges draw people between the courtyards of Omega A and B, and create a strong visual connection. There is a pedestrian security gate at the top of the steps/ramp that marks the boundary line between the two sites and allows access for occupants of Omega A.



View towards Omega A from Omega B

9.3 RELATIONSHIP BETWEEN OMEGA A AND EMBANKMENT

The proposal sits on the boundary line with the Embankment, on the same footprint as the existing warehouses. Due to the steep incline of the Embankment, the massing appears lower than its actual height and is framed by greenery at its base.

The upper levels of the proposed block are set back to minimise the impact of the massing as viewed from the Embankment.



View from Embankment

9.4 OMEGA WORKS C

In order to future proof the adjacent site of Omega C, which forms part of SA32, an indicative elevation has been prepared to illustrate how a set back two-storey rooftop addition on Hermitage Road would appear inkeeping with the proposed development and massing.



Hermitage Road Elevation showing indicative two-storey rooftop massing on Omega C