

# Bold Street, Morecambe Stage 02

January 2019

placefirst

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Architecture & Urbanism



**Proposed Site Plan (Ground Floor)**

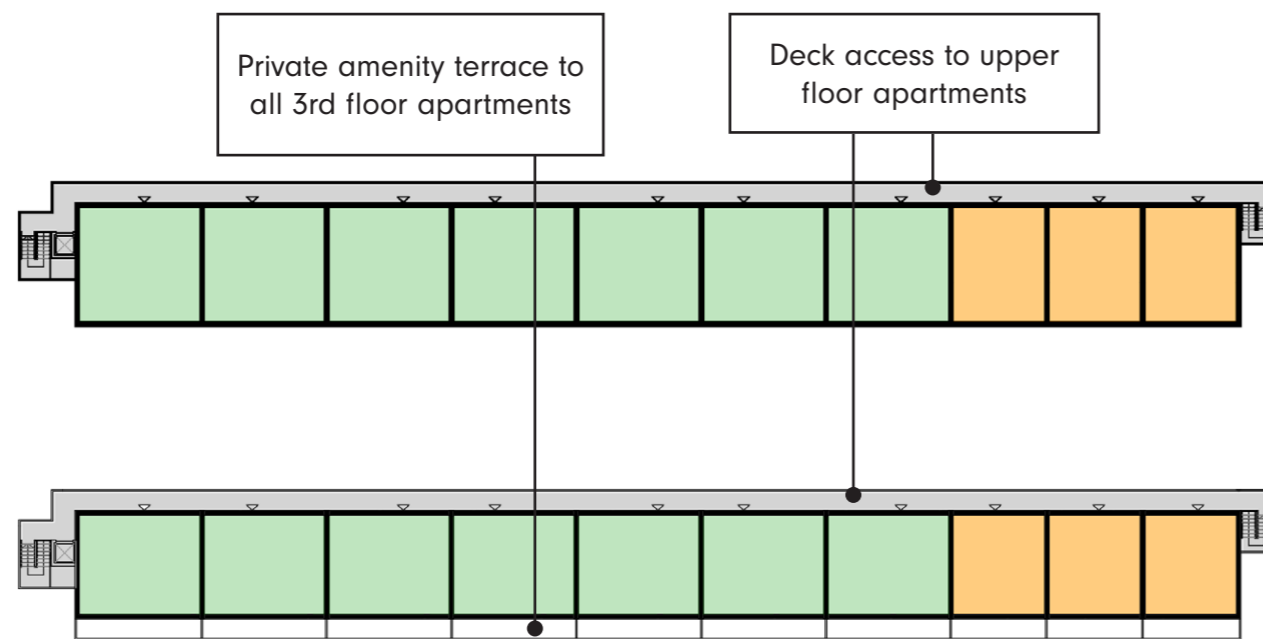
**Total = 35 Units**

4 Bed House = 15

2 Bed Apt = 14

1 Bed Apt = 6

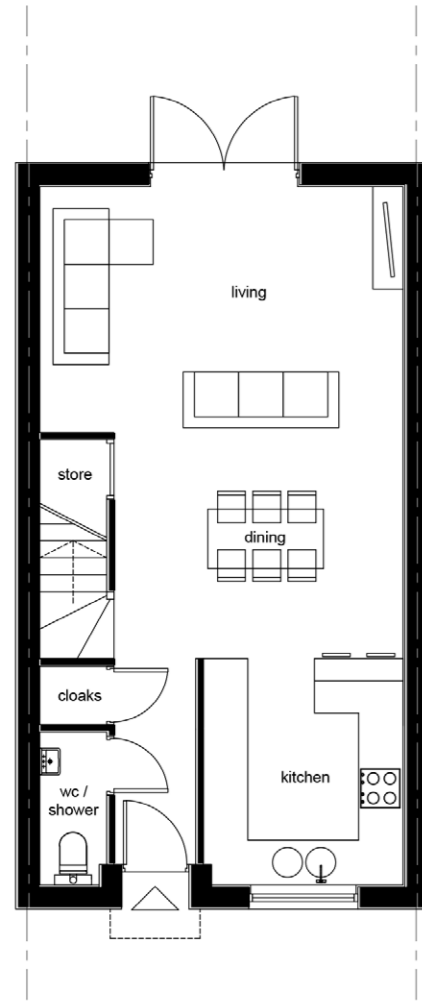
Parking = 24 Spaces



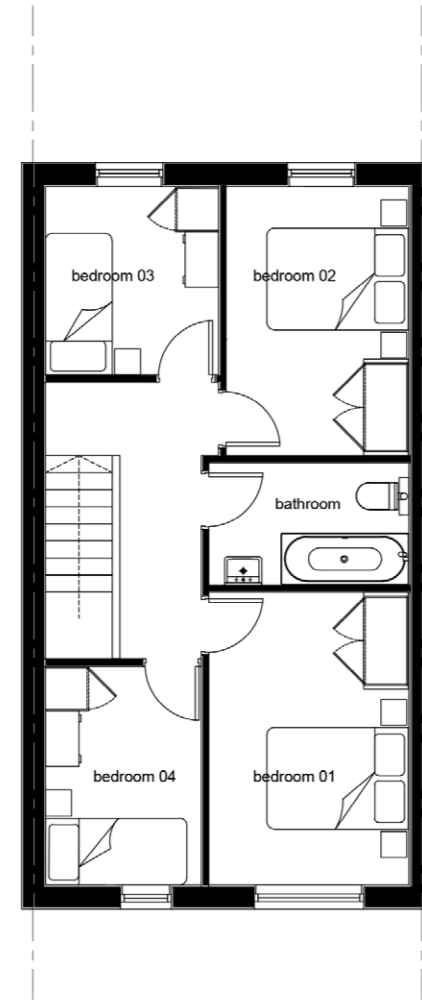
**Proposed 2nd Floor Plan**  
(larger unit sizes)

**Proposed 3rd Floor Plan**

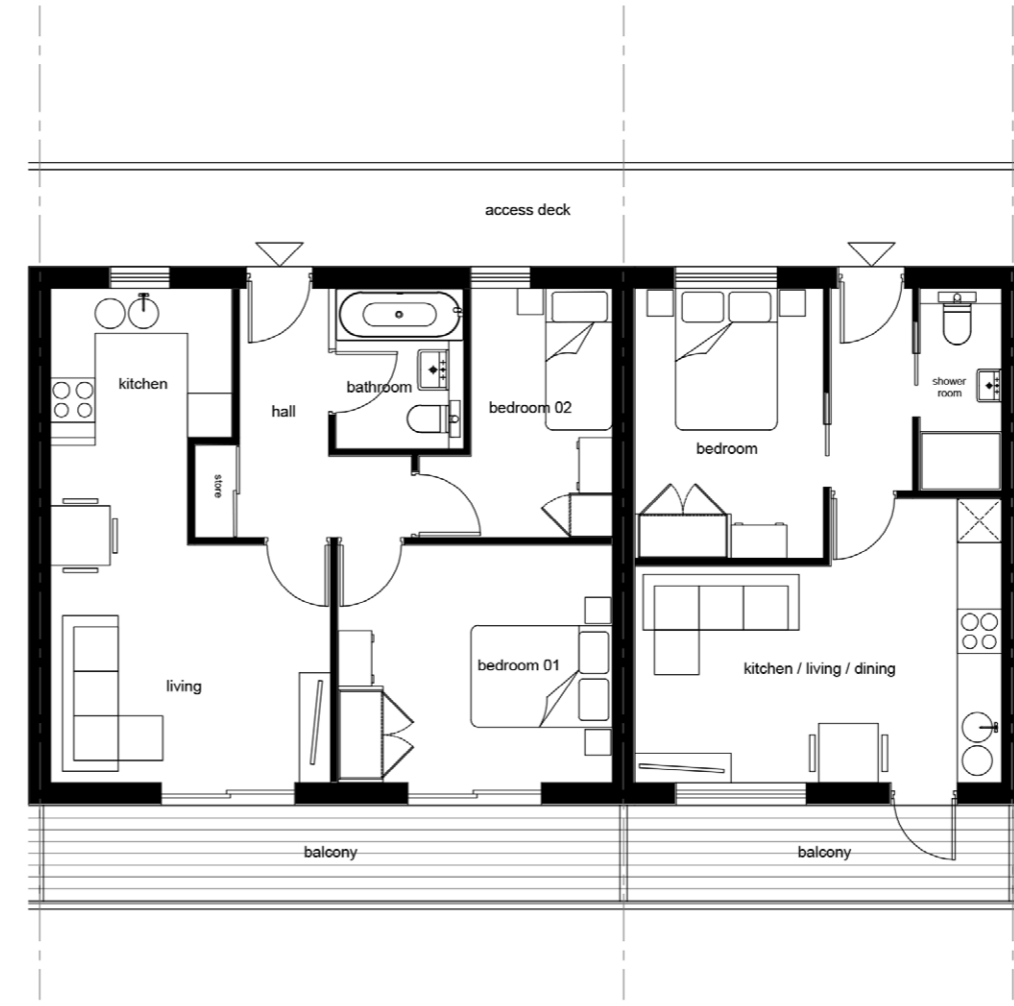
Rev	Description	By	Date
P01	Initial Issue	MC	11/01/19



**Ground Floor**



**First Floor**



**Upper Floor (Balconies to 3rd Floor Apts Only)**

**4 Bed 6 Person House**

**92 sq.m / 990 sq.ft (Ground - First Floor)**

**2 Bed 3 Person Apt**

**54 sq.m / 581 sq.ft (3rd Floor)**

**65.4 sq.m / 704 sq.ft (2nd Floor)**

**1 Bed 2 Person Apt**

**41 sq.m / 441 sq.ft (3rd Floor)**

**49.7 sq.m / 535 sq.ft (2nd Floor)**

**MC AU** Modern City Architecture & Urbanism

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Client  
**PlaceFirst**

Project  
**Bold Street, Morecambe**

Description  
**Proposed Unit Types**

Status  
**Preliminary**

Scale	Drawn	Date
1:100 @ A3	MM	March 18
Job number	Drawing number	Revision
1077	03-001	P01

## Accommodation Schedule

Project: **Bold Street, Morecambe**  
 Client: **PlaceFirst**  
 Job Number: **1077-1807-002**  
 Revision: **P4**

Floor Level	1 Bed Apt (m2) *	2 Bed Apt (m2) *	4 Bed House (m2)	Balconies (m2)		NIA (m2) / Sales**	GIA (m2)***	Circulation
				1 Bed	2 Bed			GIA (m2)
	41.4	54	92	7	11			
Ground	0	0	15	0	0	690.0	740	25
First	0	0		0	0	690.0	740	25
Second*	3	7	0	0	0	607.0	630	130
Third	3	7	0	3	7	502.0	520	130
<b>Total</b>	<b>6</b>	<b>14</b>	<b>15</b>	<b>3</b>	<b>7</b>	<b>2,489.0</b>	<b>2,630.0</b>	<b>310</b>
<b>Total No. Units</b>	<b>35</b>							

\* (Second Floor Apartments Only) = 1 Bed - 49.7m2 / 2 Bed - 65.4m2

**NOTE:**  
 \*\*Excludes balcony areas.  
 \*\*\* Excludes external circulation, balconies and stair cores.

# Option 03



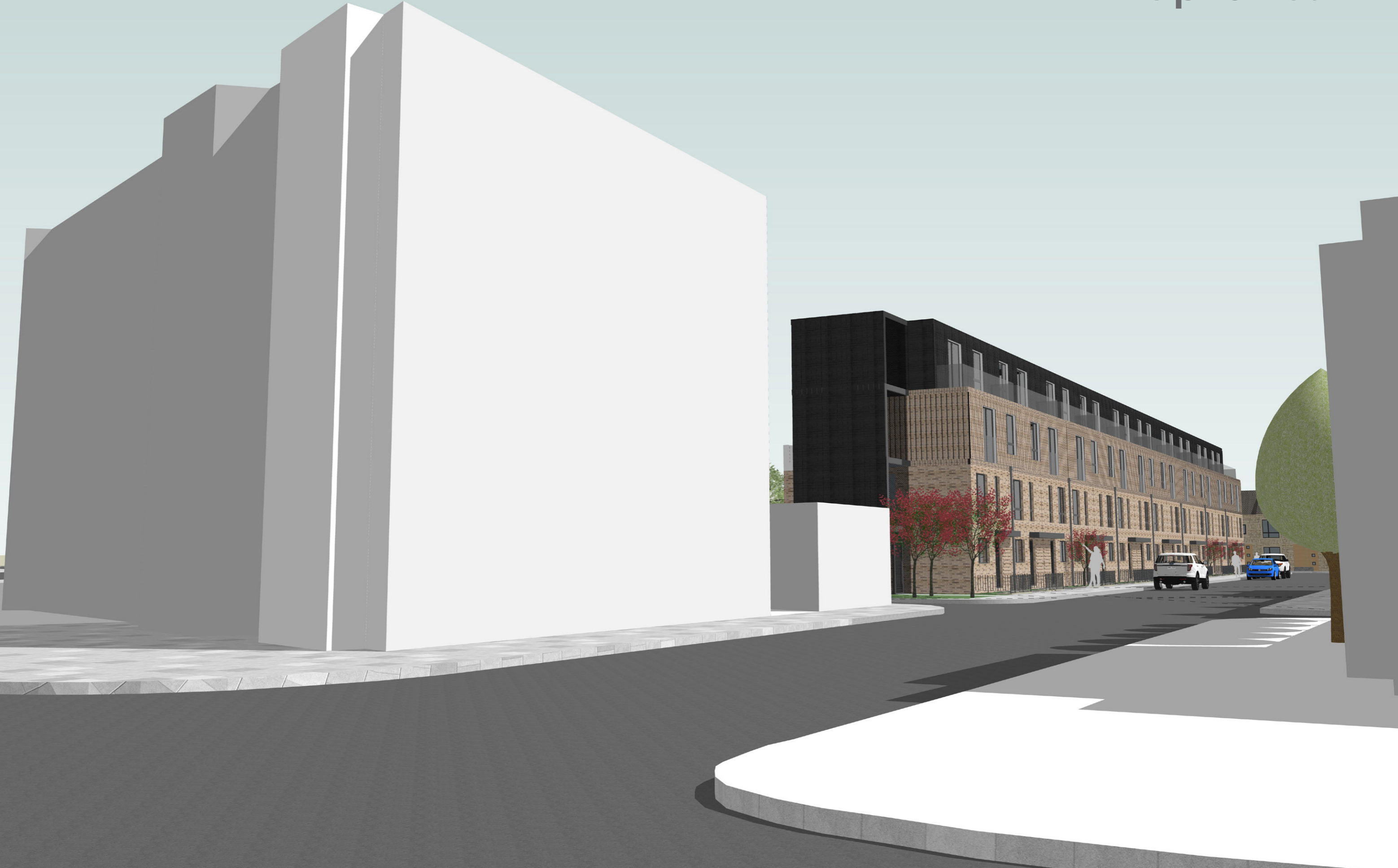
# Option 03





Option 03

Option 03





# Materiality

Materiality is critical to the overall quality of the scheme and to reinforce the exciting contemporary design we are proposing a high quality palette of materials that respond well and compliment the local vernacular.



1. Regular rhythm of doors and windows. Expressed window surrounds
2. Recessed entrances and planting buffer to front elevations
3. Set back roof & contrasting materials helps break down the mass
4. Contemporary canopies add articulation, hit and miss detailing



# Modern City Architecture & Urbanism

[www.mcau.co.uk](http://www.mcau.co.uk)

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