

GENERAL NOTES

1. Buildings to be subject to services upgrade including electric, lighting, plumbing, drainage, heating etc.
2. All farmyard building roofs to be carefully refurbished, insulated, and re-tiled in accordance with the proposed specifications. Existing clay and stone tiles, as well as other original roofing materials, are to be salvaged and re-used where viable. Replacement materials to match existing in type, texture, and appearance and be locally sourced where possible.
3. All internal floors to be levelled and new insulated concrete slabs installed throughout, providing consistent finished floor levels (datums) as indicated in the proposed drawings.
4. All existing primary timber frames, structural elements, and original trusses to be protected during works, sensitively refurbished, and retained or reinstated in their original locations to preserve the appearance and character of the historic agricultural buildings.
5. Redundant surface mounted services and boxing to be removed.
6. Replacement rainwater pipes and hopper heads to areas of proposed works. All rainwater goods to be replaced with Alumasc Heritage Cast Aluminium range.
7. Modern central heating radiators replaced. Existing pipework to be reused where possible. Any new runs to utilise the void between floor and ceiling joists.
8. Repairs, alterations of windows and doors to be carried out as required or to match existing.
9. Structural steel and timbers to be inspected for damage and defect and replaced where necessary.
10. Localised repair works to be carried out as required on further inspection to match existing materials and details as specified.
11. Areas around demolition to be made good to match existing.
12. Modern joinery to be removed in areas of proposed works.
13. Chimney stacks, flues and draws to be inspected internally and externally for defects and damage and repaired accordingly.
14. All building materials to be locally sourced where possible.
15. Refer to Structural information alongside RPA drawings.

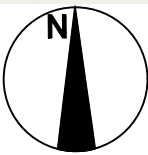


01 Farmyard Proposed Ground Floor Plan
1:50 @ A1; 1:100 @ A3



BL Beam Level
CL Ceiling Level
FL Floor Level
DP Down Pipe
HWC Hot Water Cylinder
SVP Soil Vent Pipe
RWP Rain Water Pipe
RWO Rain Water Outlet

Proposed Walls
Existing Walls
Demolition



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Job No

335

Project

Sunte House

Title

Farmyard Proposed Ground Floor Plan

Drg No

335_FA_DR_00_100

Scale

1:50 @ A1 ; 1:100 @ A3

Date of First Issue

18.06.25

Rev

P01

Status

Planning

Proposed new timber barn doors to access G18 and G19 (Garden and Equipment Store).

Proposed new partitions and doors to subdivide byre into Bays G02, G03, G18, and G19. Construction to be sympathetic to the existing byre fabric, with existing trusses and structural frame remaining exposed.

Proposed hit and miss timber cladding to plant room bay.

Proposed wall to separate Cottage from Cowshed: rooms G14 and G01 (refer to proposed plan 335-FA-DR-00-100).

Proposed windows to follow existing cowshed fenestration pattern. Shutters and louvres designed to reflect the building's agricultural and vernacular character. Vertical timber louvres to be applied over openable glazing; openable timber shutters over fixed glazing.

Proposed windows to follow existing stables fenestration pattern. Shutters and louvres designed to reflect the building's agricultural and vernacular character. Vertical timber louvres to be applied over openable glazing; openable timber shutters over fixed glazing.

Proposed opening to be formed within existing cottage wall, with new steps linking Room G05 (Cottage) to Room G14 (Cowshed). Wall to be made good using materials and detailing to match existing.

Proposed steps to access stables.

Proposed steps to garden.

Existing non-historic partitions and doors to be removed. New wall section to be constructed to form opening into Room G09 (Dining).

Existing timber louvred openings in the stables to be infilled with brickwork to match the existing wall.

Existing stable walls to be internally insulated and re-lined. Original timber frame and roof trusses to remain exposed internally.

This drawing is to be used for planning purposes only. Not for construction.

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Checked by

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Date

Description

Rev