

New Crittall windows and double doors by Light Foot Windows Ltd. in Elegant slim Corporate W20 steel profiles;
- Hot dipped galvanised to prevent corrosion;
- Duralife polyester powder coated frames finished in RAL 8080 (dark bronze)
- New windows and doors to receive the same powder coated finish internally;
- New windows and doors to receive 16mm Krypton Gas filled doubleglazed units with Low E glass - centre pane U-Value 1.2W/m2

External walls consist of:
- 102.5mm reclaimed mixed colour brickwork, 'Hamsey Mixed Stock' by lbstock facing brickwork laid in Flemish bond. Brickwork mortar mix - Traditional cement, lime and sand mix, with a 'bucket handle' mortar joint.
- 150mm cavity width with 150mm Knauf DriTherm Ultimate 32 cavity insulation batts
- 100mm blockwork

Rediscovered well shaft and groundwater storage chamber re-lined in handmade brick

Historic staircase reinstated as an outline on the walls, existing stair timber elements and stringer to be used for re-installation

Existing opening blocked up internally, existing timber window frame retained and exposed externally

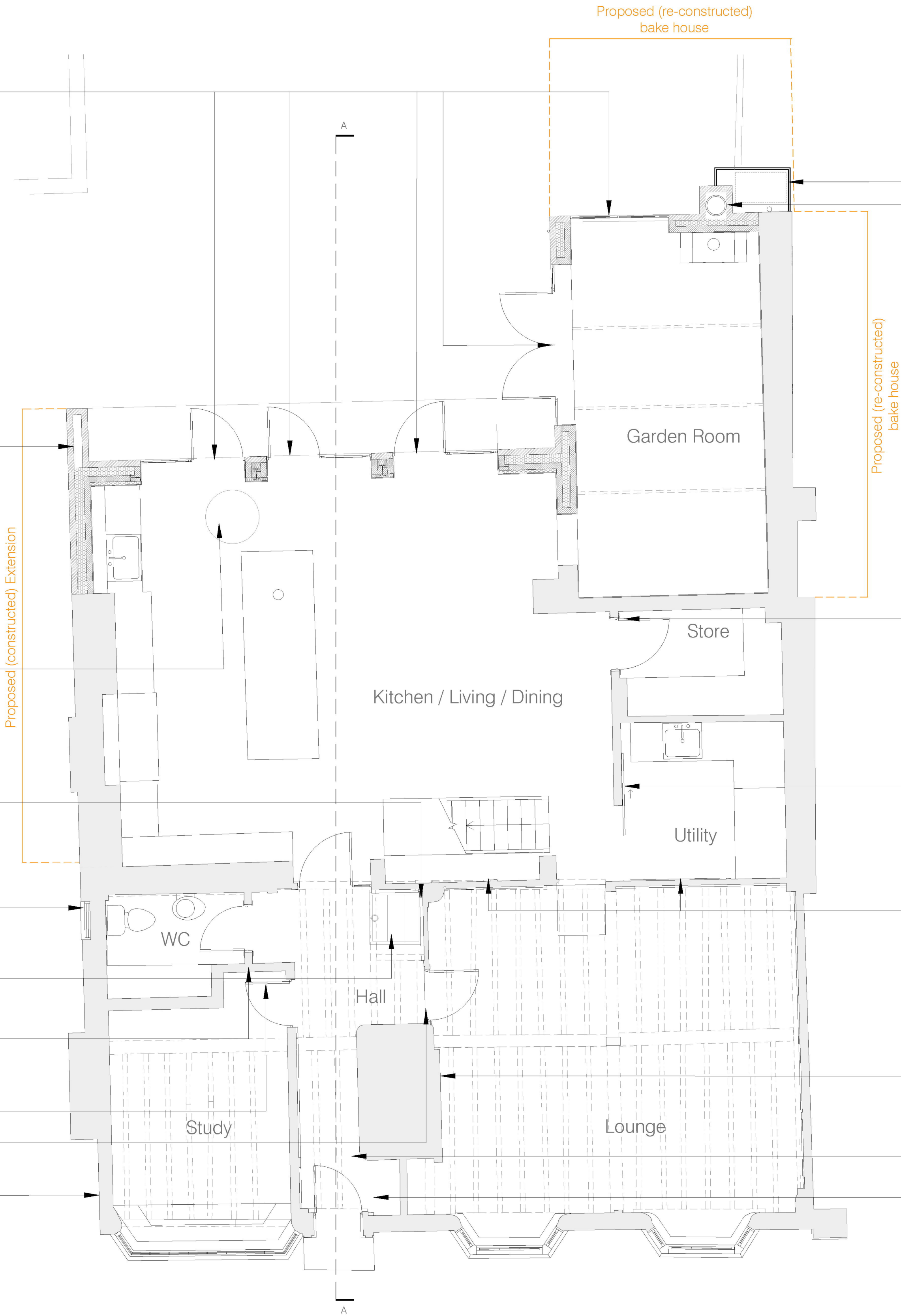
Timber trap door for basement access made from repurposed floor boards

New lath and plaster partition wall and timber door (made from repurposed floor boards) to WC

New crittle style door by Light Foot Windows

New timber plank door made from repurposed floor boards

Timber weatherboarding retained as existing



GROUND FLOOR PLAN
Scale 1:50@A1
1:100@A3

AC AHU louvered timber enclosure
New brickwork chimney stack with clay pot, 'Hamsey Mixed Stock' by lbstock facing brickwork laid in Flemish bond

New store door made from repurposed floor finish

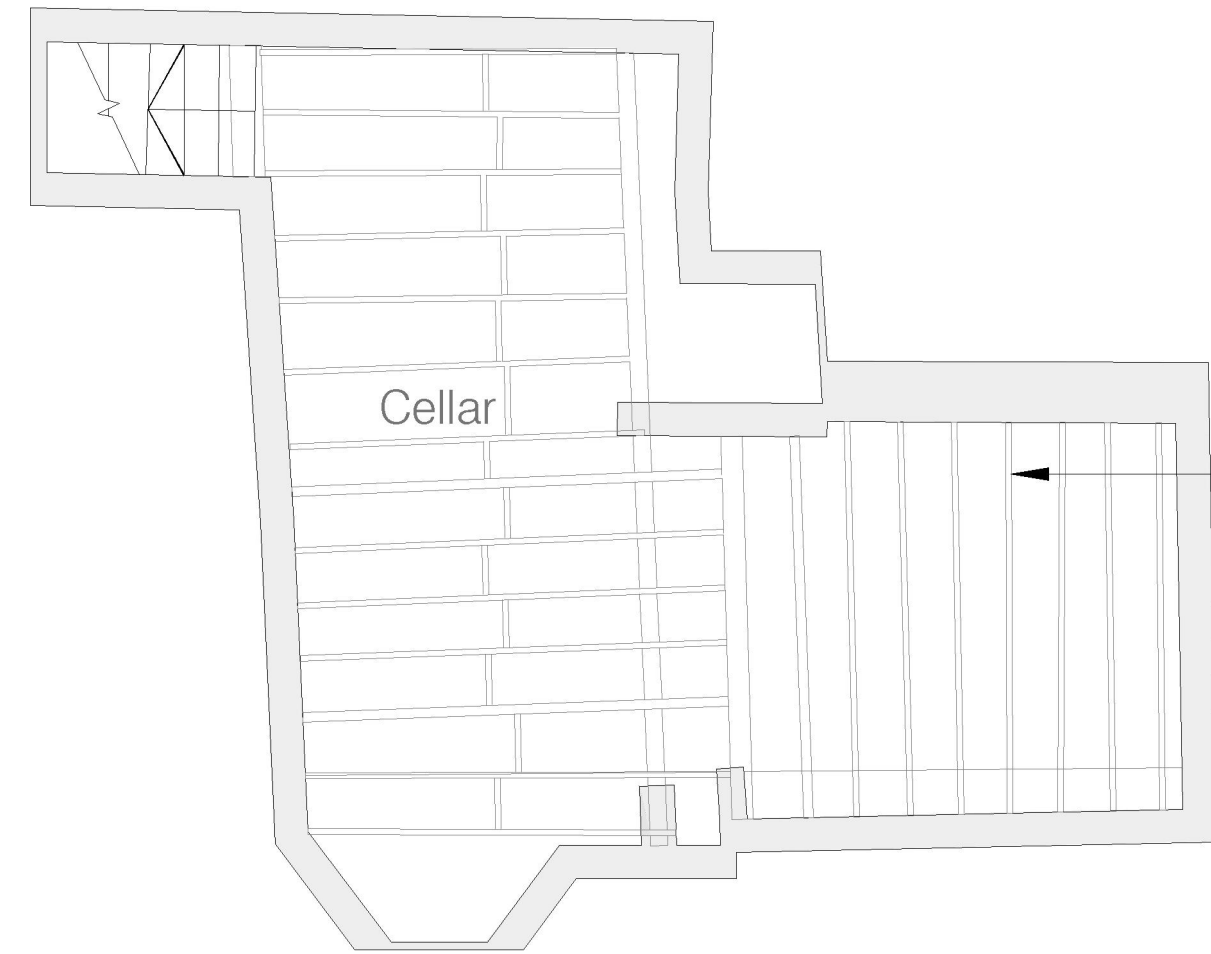
New sliding door to utility room made from repurposed floor boards

Poorly detailed modern softwood casement windows to c15 timber frame removed, filled in with timber stud framing, wood wool boards and traditional lime plastered

Fireplace/ chimney breast re-faced in reclaimed brick laid in hydraulic lime mortar

Existing door removed

Existing door removed

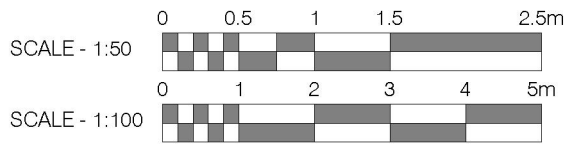


Ceiling joists replaced

BASEMENT PLAN
Scale 1:50@A1
1:100@A3

NOTE
DRAWINGS TO BE READ IN CONJUNCTION WITH SUBMITTED DESIGN&ACCESS STATEMENT AND HERITAGE STATEMENT MATERIALS INSTALLED IN ACCORDANCE WITH THOSE OUTLINED IN CONDITION #9 OF APPROVAL DM/23/1605.

REFER TO DRAWINGS 5000 SERIES FOR DETAILS.



Rev.	Comments	By:	Date:
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Do not scale this drawing. All dimensions must be checked on site.
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LISTED BUILDING CONSENT			
Client: Mr. Simon Dougall			
Project Title: Proposed GA Plans: Basement and Ground Floor			
Scale:	Date:	Drawn:	Checked:
1:50@A1 1:100@A3	Mar 25	KN	KW

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Project No.:	Drawing No.:	Revision:
900-25	2000	-