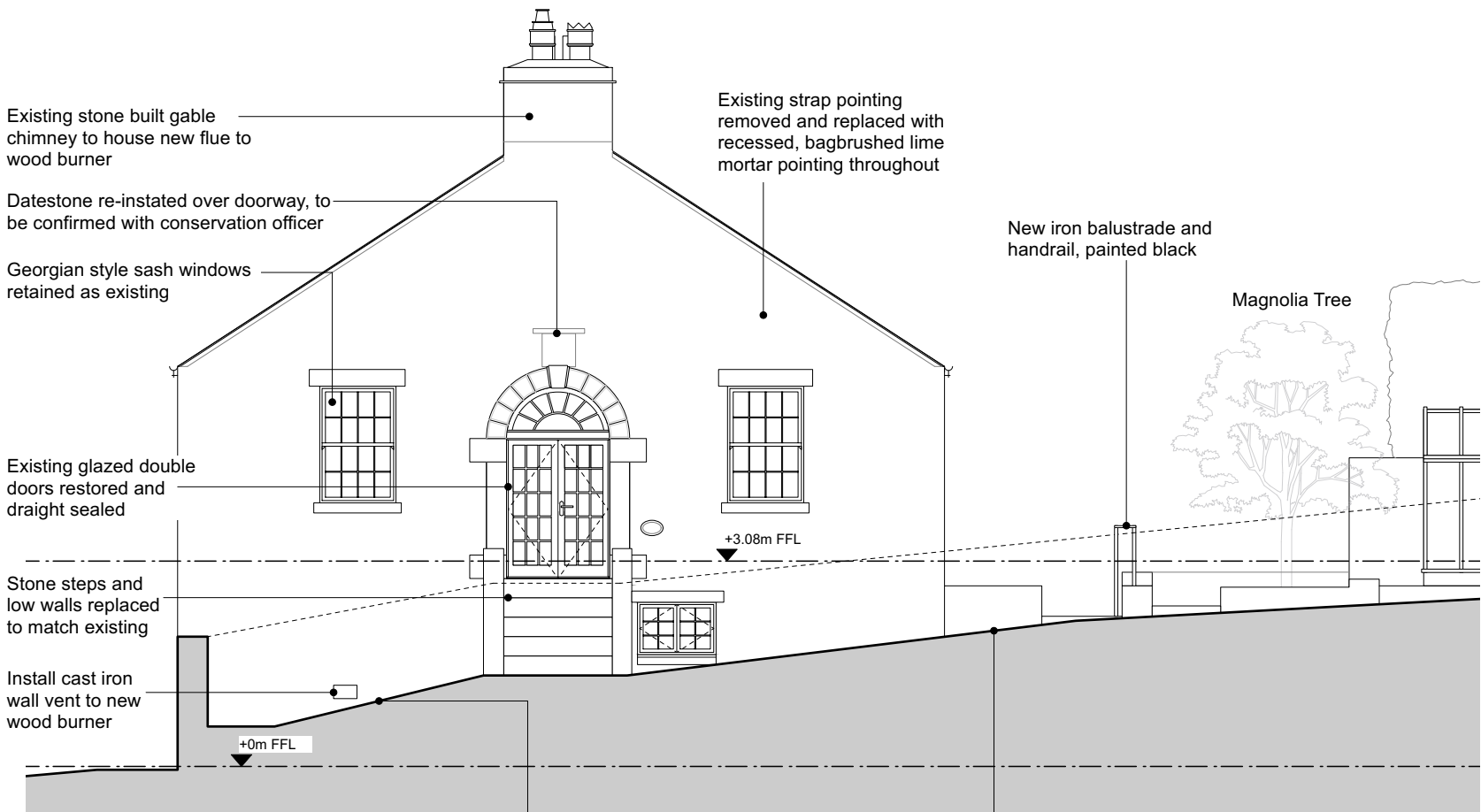
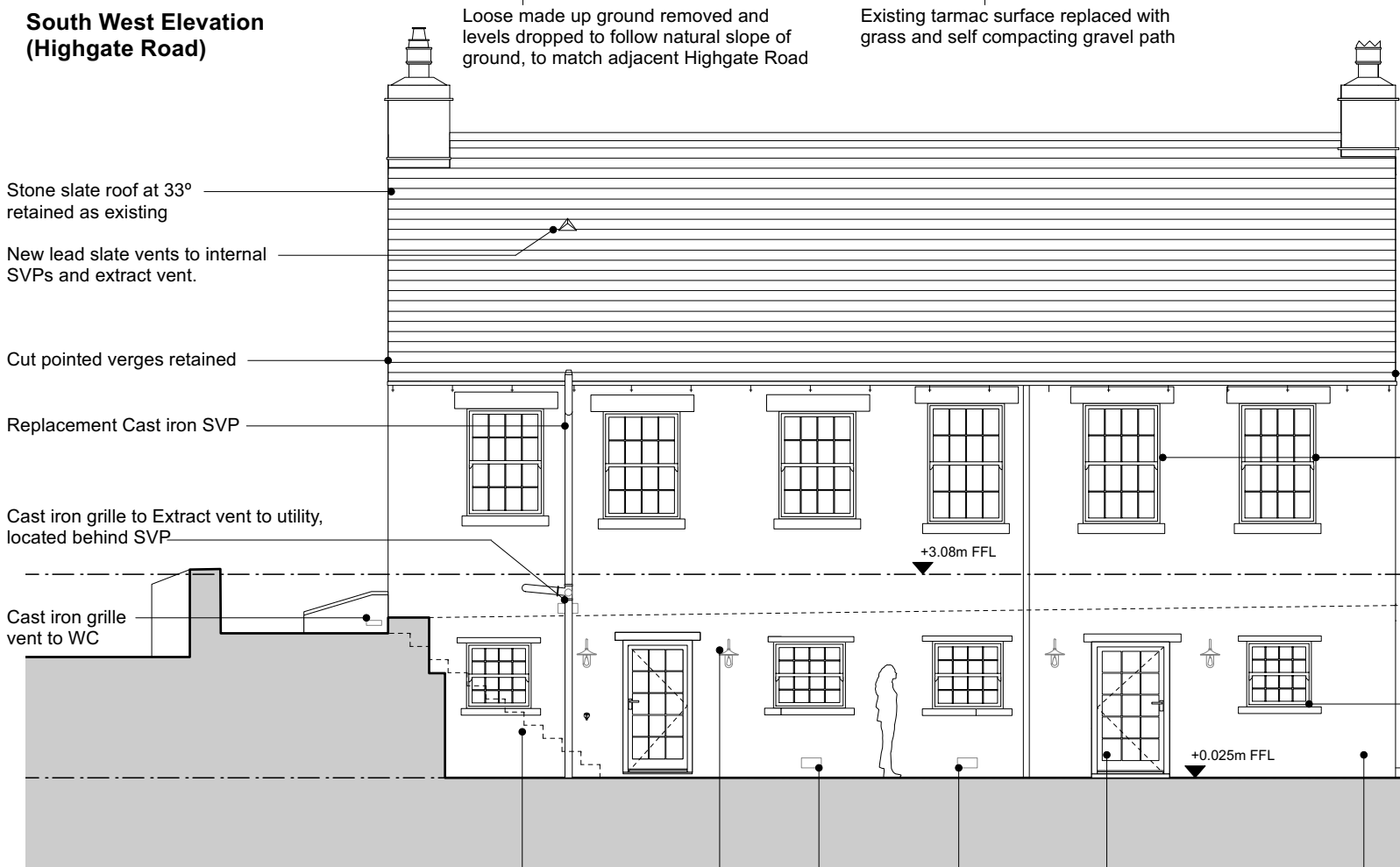




**South West Elevation
(Highgate Road)**



South East Elevation (Rear)

Existing stone steps widened to suit building regulations.

New external wall lights

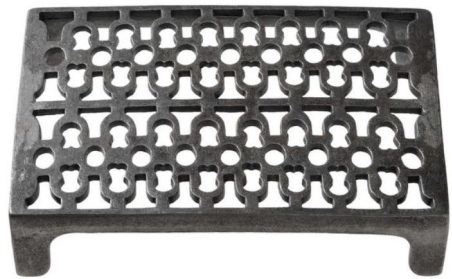
Install 2no. cast iron floor vents

New timber framed glazed door to existing door opening, in style to match neighbouring door

Existing interior lining removed and original gritstone external walls repointed in lime mortar. Refer to method statement above.



Example image of lead vent to pitched roof.
N.B. Image not to scale.

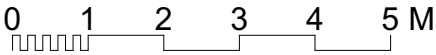


Example image of cast iron air brick available at Vintage Door Knob Centre. 230 x 155 x 50mm dimensions (WxHxD)
N.B. Image not to scale.



Example image of proposed lighting fixture.
Granary Light in Antiqued Brass available at Jim Lawrence Lighting. 250 x 470 x 470mm dimensions (WxHxD)
N.B. Image not to scale.

© Darwent Architecture Ltd. This drawing must not be copied or reproduced without consent. Unless marked as such, this drawing should not be used for Tender or Construction purposes. Figured dimensions only are to be taken from this drawing.
Contractor to check all dimensions and levels on site prior to commencement and inform architect in writing of any inaccuracies to drawings. All contractors are to be responsible for taking and checking all dimensions relative to their work. All noted dimensions are in millimetres unless stated otherwise. To be read in conjunction with all other consultants' drawings, specifications and schedules. In the event of uncertainty, please consult the Architect.



Method Statements

Removal of Conservatory and Wash House extension

Remove conservatory, glass windows, timber frame and polycarbonate roof. Carefully remove stone gable wall, stone dwarf walls and conservatory patio and retain stone for re-use elsewhere. Carefully lift up solid floor, ensuring original stone walls to property are undisturbed. Remove North and South walls to wash house and ground floor slab, retain stone for re-use.

Remove all gypsum plaster off walls and door reveals and remove wall tiles to wash room back to stone. Rake out existing mortar and clean stone with wire brush. Make good any stonework to exposed walls in coursing to match existing. Repoint stonework with lime mortar as per notes on PL019.

Installation of Wall Vents

Carefully remove stone at areas noted on drawings to form ventilation routes, ensure opening is not loose. Install duct through wall and fill gaps with insulating material and foam filler as required. Install cast iron vent painted black to new opening in wall, seal with suitable waterproof sealant and point externally to match elsewhere.

For ventilation to suspended floor, form telescopic vent opening in stone walls to allow new duct from suspended floor void level to min. 150mm above external ground level, to ensure sufficient ventilation to all areas of existing suspended floor.

Installation of Roof Vents

Carefully remove stone slates and form opening in battens and cross battens to suit size of extract vent. Feed duct through loft space and into new opening in roof. Install new lead vents where noted on drawings and code 4 lead flash as required. Fit insect mesh behind face of vent. Make good any stone slates to match existing. NOTE: Wet room extract can not duct through existing chimneys due to high risk of condensation.

darwent architecture Ltd ©

Trafalgar House, 5-7 High Lane, Chorlton-Cum-Hardy, Manchester, M21 9DJ
The Island, Castleton, Hope Valley, Derbyshire, S33 8WN
info@darwentarchitecture.co.uk
Company number: 8246259

t (0161) 8813031
t (01433) 695560

PROJECT The Old School, Highgate Road, Hayfield, SK22 2JL			
CLIENT Louisa Booth & Chris Pearson			
DWG. NO. 431_ PL012	Proposed Elevations (Sheet 2 of 2)	REVISION -	DRAWN BY STS
DATE March 2024		SCALE 1:100@A3	