ARUN DISTRICT COUNCIL AW/122/19/L

= repointing of brickwork and flintwork

= rebuilding of brickwork

General Note

Allow to rub down and redecorate timber frames of 9 number windows and redecorate metal casements

Allow to restore lead came and refix glass to lead light windows as required including installing vertical metal saddle bar.

Allow to inspect cills of all window to ensure adequate seal against wall and seal as required.

Remove all existing guttering and downpipes and replace with larger diameter metal guttering as per specification

Remove cement render around central chimney stack and existing lead flashing. Replace with code 4 lead flashing to lead association details

Rake out mortar to brickwork on central chimney and repoint with lime mortar as per specification

Remove cement flaunching to chimney pot on central stack and replace with lime mortar flauncing as per specification.

Generally replace loose / slipped / broken tiles as required (allow provisional sum)

Rake out cement mortar from brickwork to chimney and re point and reflauncing plinth stepping with lime mortar as per specification

Rake out cement mortar from flint infill between timber frame and re point with lime mortar as per specification

Remove cement fill to two number bay post and remove all decayed surrounding timber. Install air dried oak face patch and redecorate with Stockholm tar

Temporary prop south east corner of building. Take down existing brick pier down to plinth level as required and rebuild using new bricks and mortar as per specification, allowing to retain flint work to south elevation and quoins to return.

Allow to carry out patch repairs to timber rail above windows if required due to decay from existing hood flaunching.

Remove cement and cobble upstand along edge of building, reduce level to form trench 450mm wide filled with minimum 200mm pea shingle to be filled no higher than 75mm below internal floor level. Allow to construct retaining brick edge to patio along edge of gravel drain, relay patio slabs as required.

Remove existing tile hoods above windows. Replace tilt fillet with oak and re tile using salvaged tiles from site. Reflaunch with lime mortar as per specification

Allow to carry out patch repairs to timber rail above windows if required due to decay from existing hood flaunching.

Allow for isolated repairs / repointing to ground floor brickwork including removal of cement mortar, vents and holes,

Remove existing timber frame porch and dispose.

Construct new timber frame porch as per detailed plans including brick and flint infill constructed in lime mortar as per specification.

Tile roof of porch and gable end with handmade plain clay tiles as per specification. Verges and abutments in lime mortar as per specification

Remove existing tile hoods above windows. Replace tilt fillet with oak and re tile using salvaged tiles from site. Reflaunch with lime mortar as per specification

Allow to carry out patch repairs to timber rail above windows if required due to decay from existing hood flaunching.

Remove redundant hopper and downpipe

Allow for isolated repairs / repointing to ground floor brickwork including removal of cement mortar, vents and holes,

Damaged air brick to be replaced

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Do not scale from this drawing except for Local Authority planning purposes

All dimensions must be checked on site prior to commencement of works

Address

7 Old Place, Bognor Regis, W. Sussex, PO21 3AU

Drawing

Front Elevation (East)

Job No.	Drawing No.
1901LO	101
Drawn Date	Issue Date
17.04.2019	17.04.2019
Drawn By	Checked By
MD	BK
Scale @ A3	Revision
1:50	###

Revision Details

Status

FOR COMMENT

1m @ 1:

50
100
200
500
1250

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building on tradition

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