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METHOD STATEMENT
TO ACCOMPANY A LISTED BUILDING APPLICATION
FOR
THE REPLACEMENT OF EXISTING PLASTIC RAINWATER GOODS

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Sloane and Brown Ltd
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INTRODUCTION

The proposals comprise the replacement of existing white plastic rainwater goods including gutters, downpipes and all associated gutter brackets, shoes, clips and swan necks with powder coated cast aluminium in a traditional cast iron pattern.

METHOD STATEMENT

REMOVAL OF EXISTING

1. Erect suitable scaffolding to provide sufficient access to all high level roof areas where gutters and downpipes have been identified to be replaced.
2. Erect mobile tower scaffold or trestle working platforms to provide sufficient access to all low level roof areas where gutters and downpipes have been identified to be replaced.
3. Unclip all existing plastic gutter joining clips and carefully lift out existing half round plastic gutters and internal / external corners and remove from site.
4. Remove all existing plastic gutter brackets where mechanically fixed to existing brickwork eaves and remove from site.
Make good all existing fixing holes using mortar to match existing and decorate as existing.
5. Remove all existing plastic gutter brackets where mechanically fixed to existing timber (conservatory) and remove from site.
Make good all existing fixing holes and decorate to match existing.
6. Lift out plastic downpipes from retaining clips and brackets and remove all mechanically fixed clips and brackets and remove from site.
Make good all fixing holes to render using mortar to match existing render.
Make good all existing fixing holes to timber and decorate to match existing.

INSTALLATION OF NEW RAINWATER GOODS

7. Set out proposed gutter lengths and downpipes to minimise the number of cuts and joining clips required.
8. Identify all fixing locations to the brickwork eaves and timber eaves and mark up ready for the fixing of gutter brackets.
9. Identify all fixing locations to rendered walls and timber frames and mark up ready for the fixing of downpipes - downpipes are to be located over existing outlet locations at ground level.
10. Drill masonry and timber ready for the mechanical fixings to all gutter brackets and downpipes.
Insert necessary plugs to masonry.
All fixings to be in strict accordance with the manufacturer's requirements.

11. Fix gutter brackets using stainless steel fixings due to the marine environment.
Fixings to be sized to suit the individual brackets as per the manufacturer's recommendations.
Brackets to be set to allow for the minimum falls as required to discharge to the existing downpipe locations.
12. Fit cast aluminium moulded gutters complete with all corners, joining clips and outlets.
13. Fit cast aluminium circular downpipes complete with clips and brackets fixed using stainless steel fixings due to the marine environment.
Downpipes to be fitted to discharge into existing drains at ground floor level or onto existing roof finishes as per the existing. Where downpipes discharge onto plain tiled or felted flat roofs, a code 5 lead soaker is to be installed directly under the outlet.
14. Water test the entire installation to ensure all falls are achieved and rainwater discharges from the roofs without blockage and over spilling.
15. Take down all scaffold and access structures at high and low levels.

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