

REVISIONS				
No.	Description	Date	By	CHK'd
A	Detail call out boxes added.	22-11-23	TOC	AW

KEY				
	Existing structures		New structures	
	Not part of planning application.		New cast iron rainwater goods with paint finish.	

SECOND FLOOR PLAN

Existing window openings reformed, brickwork made good, with sandstone lintels over to S.E design. New double glazed sliding sash windows (tripartite). Side lights to be fixed (no horns). Allow for removal of paint/finish to 2no cills at 2F. And allow for repair. If beyond repair allow for new sandstone replacements to be installed to match existing.

GROUND FLOOR PLAN

Existing shop front opening to be altered with new structural beam over to S.E design. New brickwork to match existing, to left hand side of opening, on new foundation to S.E design.

Existing rainwater goods (down pipes and gutters) on the rear of Eccleston Street to be replaced with cast iron with paint finish. Allow for the down pipes on the rear elevation to be installed at new locations, to allow for future extension.

PLANNING DRAWING
THIS DRAWING IS FOR PLANNING PURPOSES ONLY AND NOT TO BE USED FOR CONSTRUCTION.
BUILDING REGULATIONS DRAWING
THIS DRAWING IS FOR BUILDING REGULATIONS PURPOSES ONLY AND NOT TO BE USED FOR CONSTRUCTION.
DO NOT SCALE FROM THIS DRAWING
TENDER NOTE
DO NOT SCALE FROM THIS DRAWING
sash windows, with true glazing bars and to be traditionally pulley and weighted.
New sliding sash windows on 5 Eccleston Street to have horns.
New sliding sash windows on 7 Eccleston Street to have no horns.
All new timber windows to receive Simlite ultra clear - Self-cleaning Simlite double glazed units (4mm Low E4arm cavity, gas4mm clear, all to give a min. U-value of 1.9).
Cills and lintels:
New stone cills and lintels (to S.E design) are to be Red Hellington sandstone.
Existing sandstone cills and lintels, to be repaired with new sandstone and for repairs. If existing beyond repair replaced with new to match existing.

New window openings formed, with double glazed sliding sash windows, with sandstone cills & lintels.

New replacement double glazed sliding sash windows with horns.

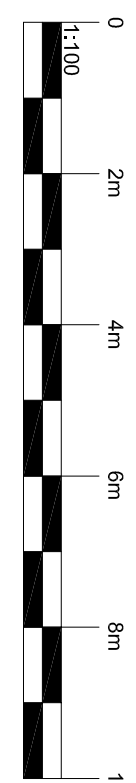
New replacement double glazed sliding sash windows (tripartite), with no horns. Side lights to be fixed.

Existing timber fascia and soffit, to be replaced with new painted to match existing.
Existing rainwater goods (down pipes and gutters) to be replaced with cast iron with paint finish. Allow for the down pipes on rear elevation to be installed at new locations, to allow for future extension.
Install 2no. conservation rooflights to rear elevation, area made good. With light wells formed within ceiling below.

Existing rainwater pipe out let for stone gutter to be removed and area made good.
Roof works relaying of ridge tiles, include addition of new ridge tiles where missing to match existing to be installed relaying of slates to 5 Eccleston Street, any new slates are to match existing.

Existing timber fascia and soffit, to be replaced with new painted to match existing.
Existing rainwater goods (down pipes and gutters) to be replaced with cast iron with paint finish. Allow for the down pipes on rear elevation to be installed at new locations, to allow for future extension.
Install 2no. conservation rooflights to rear elevation, area made good. With light wells formed within ceiling below.

Replace existing rainwater goods to No. 7 and 9 on rear elevation, with new cast iron with paint finish. Allow for 2 no. down pipes.
Allow for existing slate roof to No. 7 and 9 Eccleston Street (front & rear elevation), to be repaired with broken slates replaced and loose reinstalled, ridge tiles to be re-bedded as required. Any new slates / ridge tiles to match existing.
Removal of paint using DOFF or agreed alternative to stone gutters (on No. 7 and 9 Eccleston Street). Re-line gutters with min. code 6 lead, with the use of '1-Prep Plus' (movement joints) and associated Class A building paper. Gutter to be painted in Keim paint. Allow for any associated stone repairs, re-bed sections of stone gutters as required.
Cap rear of stone gutter with code 6 lead (vertical face).
New cast iron down pipe with paint finish below stone gutter, with gully.



CASS architectural interior design conservation sustainability Studio 204B The real factory Liverpool L1 1JQ T +44 (0)151 707 0710 W www.cass-design.co.uk	
KNOWSLEY MBC Project 5-7 ECCLESTON STREET, PRESCOT, L34 5QA	BUILDING CONTR./TENDER drawing title PLANS AS PROPOSED scale @ A1 1:100 date 25-09-2023 Project TOC tkh3 RR
	1682-005 A