

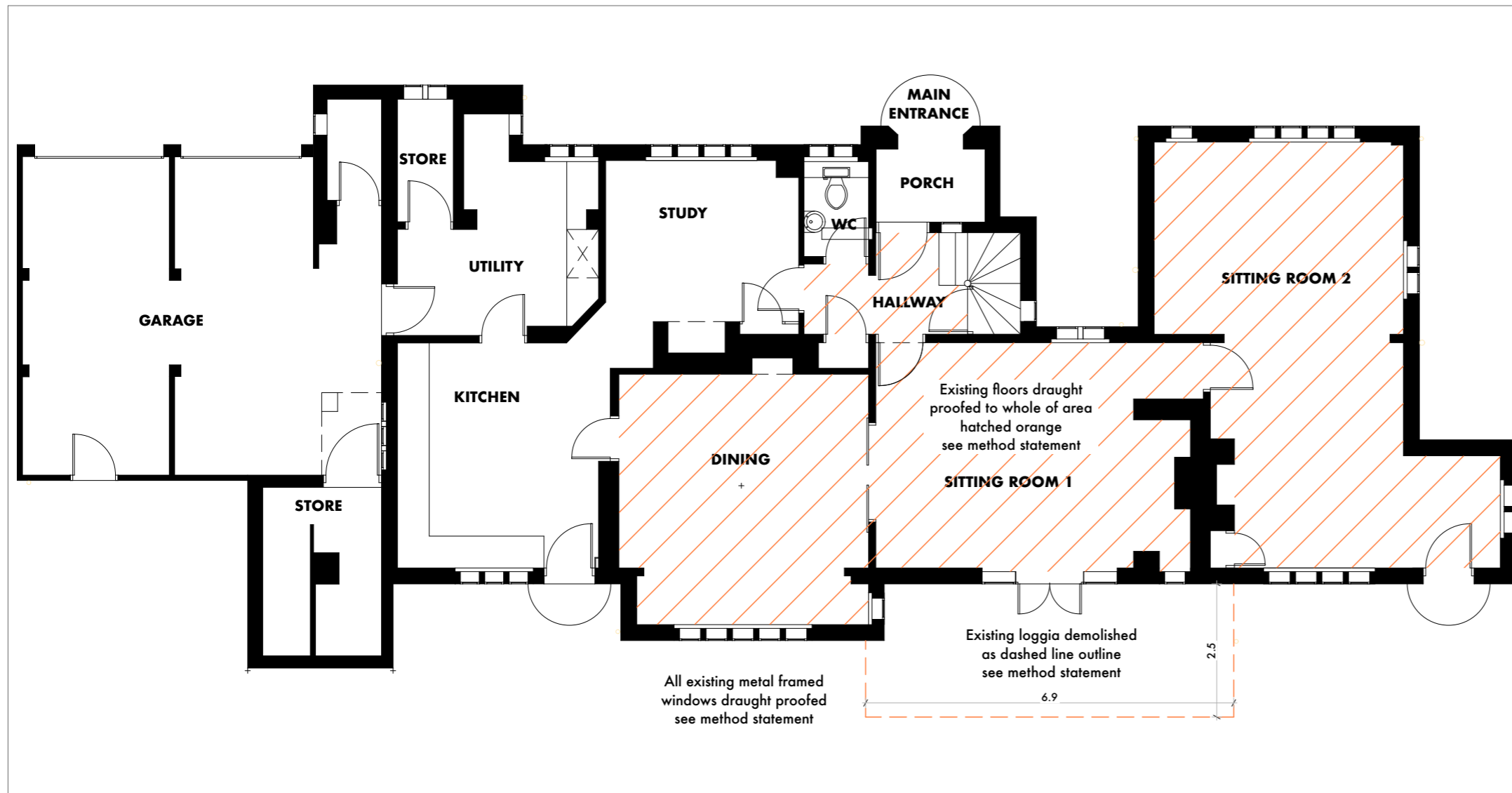
Summer Cottage Method Statements

Ground Floor - Floorboards Draught Proofing

- Find a loose floorboard and carefully remove. Use this to gain access to adjacent boards and carefully prise the boards off the joists
- Number each board as they are removed and make a plan showing how they fit together to enable accurate reinstatement
- Clean out void below and check that all areas are correctly ventilated with air bricks
- Check for rotten timbers in floor structure and repair as necessary
- Fix 38x25 battens to the underside of the joists fixed using skew screws from above
- Infill between the joists with 100mm rigid PUR insulation supported by the battens. Cut tightly between the joists to prevent draughts
- Replace boards and fix with 50mm traditional cut floor brads
- Replace damaged boards with reclaimed timber to match width and thickness

Window Refurbishment

- Existing windows are metal casements set into brick reveals. The single glazing has leaded lights
- Ease and adjust the existing windows so that they close in a tighter position
- Remove the paint at the meeting surfaces of the opening frames back to the original steel. Apply a rust inhibitor to any bare metal
- If possible take any twists out of the frames whilst avoiding the glass breaking
- Replace any broken glazing including lead comes
- Check existing ironmongery and repair where possible and replace if not
- Draught proof using either a polyurethane draught proof or a mastic tape backed neoprene/foam to minimise draught issues



Alterations