

NOTES

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EXTEND EXISTING SECTION OF STONE WALL UPWARDS TO OUTSIDE OF ALCOVE IN RUBBLE STONE TO MATCH EXISTING. DRESS STONE INTO EXISTING STONE MASONRY AND CAP WITH CODE 5 LEAD FLASHING CHASED INTO EXISTING WALL ABOVE TOP OF ALCOVE OPENING. FINISH INTERNALLY AND MAKE GOOD PLASTER WHERE DISTURBED USING IZONIL WATERPROOF AND BREATHABLE PLASTER.

NEW CAST IRON RAINWATER GOODS TO MATCH EXISTING.

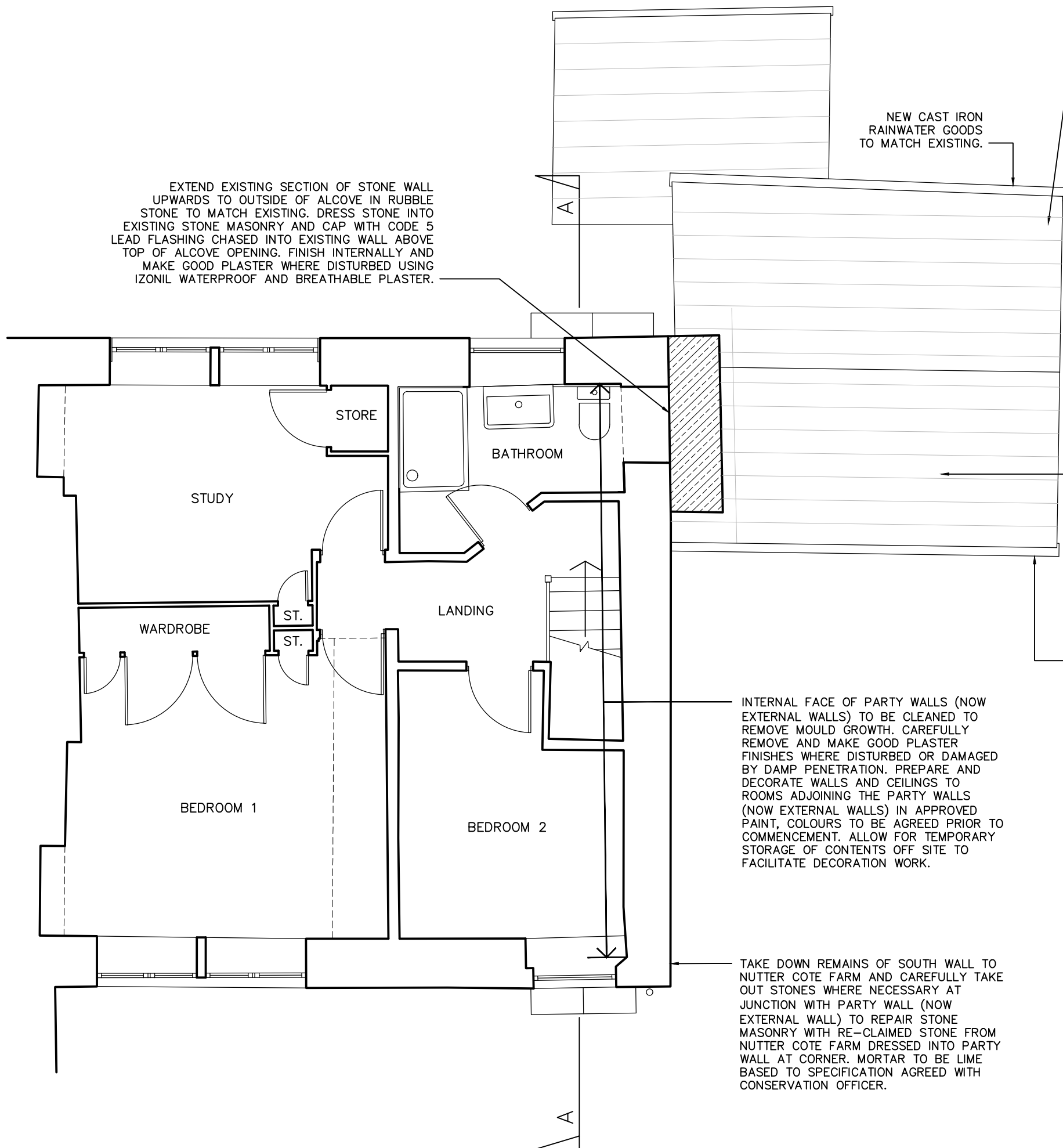
NEW PITCHED ROOF COMPRISING NATURAL STONE SLATES TO MATCH NUTTER COTE COTTAGE AND SUITABLE FOR MIN. 25° PITCH LAID ON 50x25mm TSW BATTENS AT GAUGE TO SUIT ON GLIDEVALE VP400 PROTECT UNDERLAY ON 50x50mm COUNTER BATTENS SCREW FIXED THROUGH 50mm KINGSPAN KOOLTHERM K107 INSULATION BOARD TO 47x125mm C24 TSW RAFTERS AT 400mm CENTRES WITH 50mm KINGSPAN KOOLTHERM K107 INSULATION BOARD FRICTION FIT BETWEEN RAFTERS WITH 25x25mm TSW BATTENS FIXED TO SIDES OF RAFTERS TO SUPPORT INSULATION BOARDS SO THAT TOP OF LOWER LAYER OF INSULATION IS IN LINE WITH TOP OF RAFTERS. ROOF STRUCTURE TO BE SUPPORTED ON 100x75mm WALL PLATES BEDDED ON WALL TOPS, STRAPPED DOWN TO STRUCTURE WITH 1200x6mm GALVANISED MS STRAPS AT 2m MAX. CENTRES, AND 150x300mm TSW RIDGE BEAM SUPPORTED ON PRE-CAST CONCRETE PADSTONES BUILT INTO NEW MASONRY. GABLE WALL PARALLEL TO RAFTERS TO BE RESTRAINED WITH 1200x6mm GALVANISED MS STRAPS BUILT INTO WALL AT 2m MAX. CTRS AND FIXED TO 3NO. (MIN) RAFTERS. INCLUDE ADDITIONAL UNDERLYING SLATES TO VERGE AS PER GOOD PRACTICE; TO MATCH EXISTING ROOF COVERING AND TO ALLOW A UNIFORM OVERHANG TO THE PARTY WALL (MINIMUM 50mm). POINT VERGE WITH APPROPRIATE LIME BASED MORTAR TO SPECIFICATION AGREED WITH CONSERVATION OFFICER.

INSPECT CEILING JOISTS/FORMER FLOOR JOISTS TO BATHROOM OF NUTTER COTE FARM AND LATH AND PLASTER CEILING TO DINING ROOM. REPLACE DAMAGED TIMBER WITH NEW TO APPROVAL OF CONSERVATION OFFICER AND TREAT ALL TIMBER WITH PRESERVATIVE. GABLE WALL PARALLEL TO CEILING JOISTS TO BE RESTRAINED WITH 1200x6mm GALVANISED MS STRAPS BUILT INTO WALL AT 2m MAX. CTRS AND FIXED TO 3NO. (MIN) JOISTS.

NEW CAST IRON RAINWATER GOODS TO MATCH EXISTING.

INTERNAL FACE OF PARTY WALLS (NOW EXTERNAL WALLS) TO BE CLEANED TO REMOVE MOULD GROWTH. CAREFULLY REMOVE AND MAKE GOOD PLASTER FINISHES WHERE DISTURBED OR DAMAGED BY DAMP PENETRATION. PREPARE AND DECORATE WALLS AND CEILINGS TO ROOMS ADJOINING THE PARTY WALLS (NOW EXTERNAL WALLS) IN APPROVED PAINT, COLOURS TO BE AGREED PRIOR TO COMMENCEMENT. ALLOW FOR TEMPORARY STORAGE OF CONTENTS OFF SITE TO FACILITATE DECORATION WORK.

TAKE DOWN REMAINS OF SOUTH WALL TO NUTTER COTE FARM AND CAREFULLY TAKE OUT STONES WHERE NECESSARY AT JUNCTION WITH PARTY WALL (NOW EXTERNAL WALL) TO REPAIR STONE MASONRY WITH RE-CLAIMED STONE FROM NUTTER COTE FARM DRESSED INTO PARTY WALL AT CORNER. MORTAR TO BE LIME BASED TO SPECIFICATION AGREED WITH CONSERVATION OFFICER.



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| B | PLAN UPDATED FOLLOWING FURTHER COMMENTS FROM EXPERT WITNESS. | 01/04/22 |
| A | PLAN UPDATED FOLLOWING COMMENTS FROM EXPERT WITNESS. | 25/05/22 |
| REV. | CHKD. | DATE |



Project:
Nutter Cote Cottage, Thornton In Craven, North Yorkshire
BD23 3TT

Drawing Title:
First Floor Plan As Proposed

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