

METHOD STATEMENT:

Location: Outbuilding 11 Newby Road, Farnhill, BD20 9AT

Proposal: Change of Use and Alterations to Outbuilding to New one Bedroomed Residential Dwelling

Scope of Works:

Removal of existing roof, extending walls in stone to match existing to create first floor accommodation. Providing first floor construction and replacing windows and doors in same locations with new upvc windows and doors however with upgraded thermal properties. New insulated roof construction to be blue slate. All gutters and rain waterpipes to be new in upvc. Car Parking space at the side of the property to remain as existing to allow off street parking.

Method statement for underpinning the walls.

The level of the new ground floor slab is such that together with new insulation it is likely to undermine the existing wall footings and so the intention is to underpin the walls. In addition extending the walls will also impact the wall construction.

The potential hazards have been identified and if the construction is carried out in accordance with the method statement, the risk assessment is low.

Method statement – please see diagram below.

Contractor is to inform Building Inspector to ensure he visits to inspect in accordance with building regulations.

Underpinning

The underpinning is to be carried out in alternate segments (exact segment width to be agreed with engineer in a chequer board fashion. The excavation for each segment should be taken down to suitable firm ground. Initial inspections have revealed that the ground immediately under the existing wall footings will be acceptable. The proposed new footings will be cast as 150 mm deep insitu concrete footings for approx. half the width of the wall as the sketch. Also allow for reinforcement as sketch.

The sides of the excavation should be firm, vertical and parallel. If there is a possibility that the loose material will fall into the excavation and contaminate the concrete, visqueen, sheeting or similar more permanent lining will be required. The bottom of the excavations should be cleaned prior to concreting.

If side shutters are to be used for the edge of the footings, erect formwork and strutting. Ensure that the formwork has been well oiled.

The excavation for its full plan area and the make up of concrete under the existing wall should be filled with concrete. Grade to be agreed with engineer.

All concrete should be well vibrated into place, and it is recommended that a poker vibrator is used.

Any gaps between the underside of the existing stone masonry wall and the new footing are to be made up with block masonry and dry pak filling.

