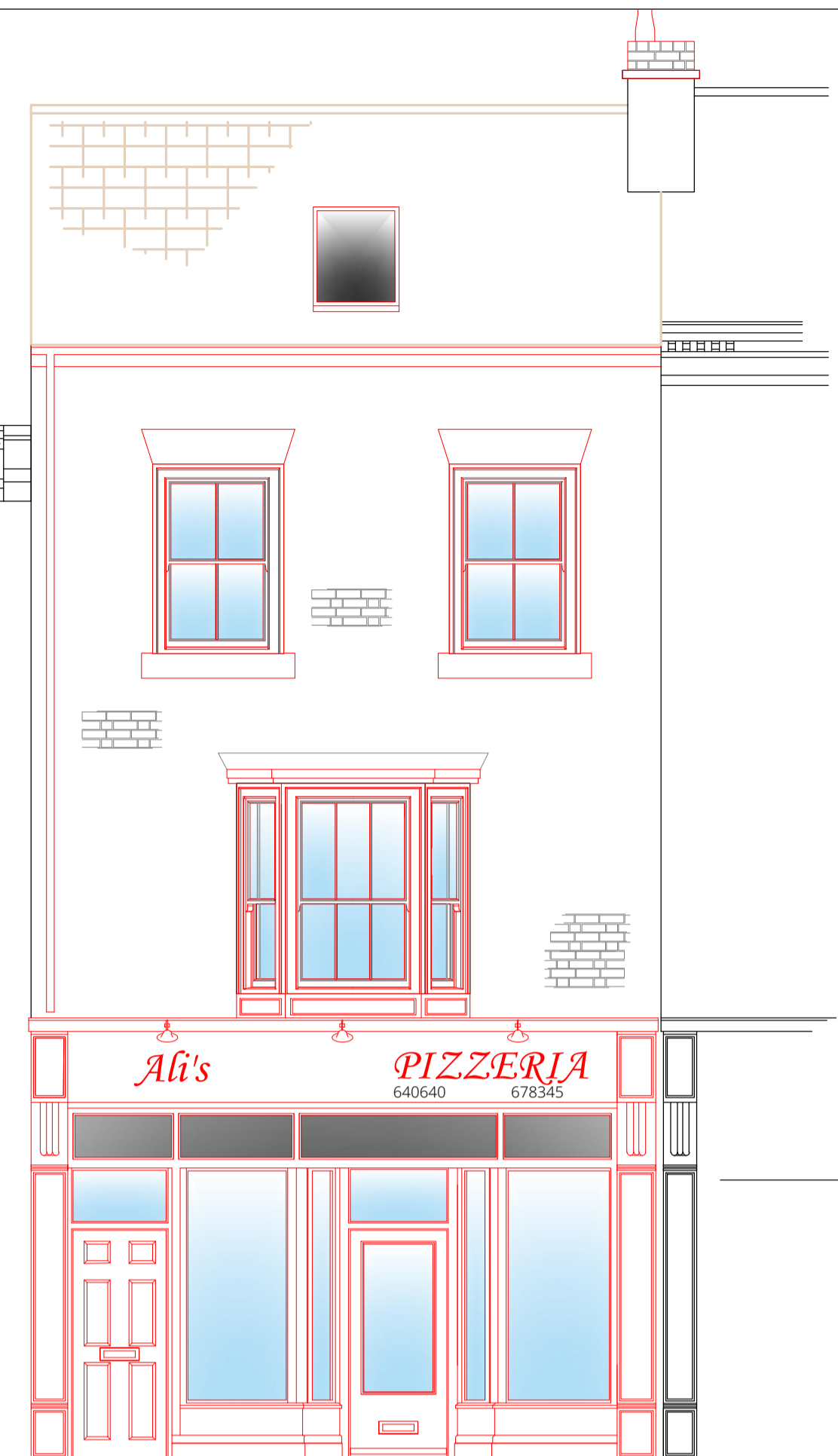


Strip off existing slate tiles (set aside all good quality slate to be re-used)
 Dispose all damaged slate, battens, ridge tiles and felt.
 Re-roof with new matching Welsh slate tiles and ridge tiles.
 Inspect all existing roof timbers, repair/replace all damaged timbers with treated softwood approved timbers.
 Treat all timber within the roof void including ceiling joists with insecticide to eradicate the possibility of wood worm infestation.
 Supply and install new breathable roofing felt.
 Supply and install new cast-iron gutters, brackets and downpipes to comply with Local Authority building regulations.
 Supply and install new code 4 lead flashing to chimney breast and all roof abutments.

Remove existing gutter boxes, gutters and downpipes and dispose.
 Expose existing fascia corbeling if any.
 Carefully clean and repair corbeling to match original slate.
 Supply and install new matching cast-iron guttering, brackets and downpipes to closely match original style and colour.

Remove existing shop front timber fascia, first floor entrance doors and surrounding timbers.
 Prepare opening to receive new bespoke treated first floor glazed entrance door to match style and colour of the main shopfront door.
 Construct bespoke fascia and pilasters to closely match original and adjacent shopfront style.

Supply and install agreed internal shopfront security shutter.
 Style and shutter to be agreed.



Remove chimney capping stone.
 Re-build chimney stack to it's original height using closely matched facing brick with lime-based mortar.
 Supply and install new (matching closely) chimney pots.
 NB: Local Authority is to approve colour and style of all matching materials.

Remove existing roof windows.
 Prepare opening to receive new Vela rooflights size to match existing.
 NB: Local Authority is to approve colour and style of all matching materials.

Remove existing guttering and downpipes and dispose.
 Supply and install new cast-iron gutters, brackets and downpipes to closely match original style and colour.

Remove existing second floor timber windows and dispose.
 Prepare opening to receive new treated s/w timber single glazed sliding sash windows to match original style as closely as possible.
 Carefully remove existing soldier header coarse lintels and replace with new stone lintels to match original style.
 Remove existing external brick sills and replace with approved stone sills, bed in with agreed lime-based mortar to match the style as closely as possible.

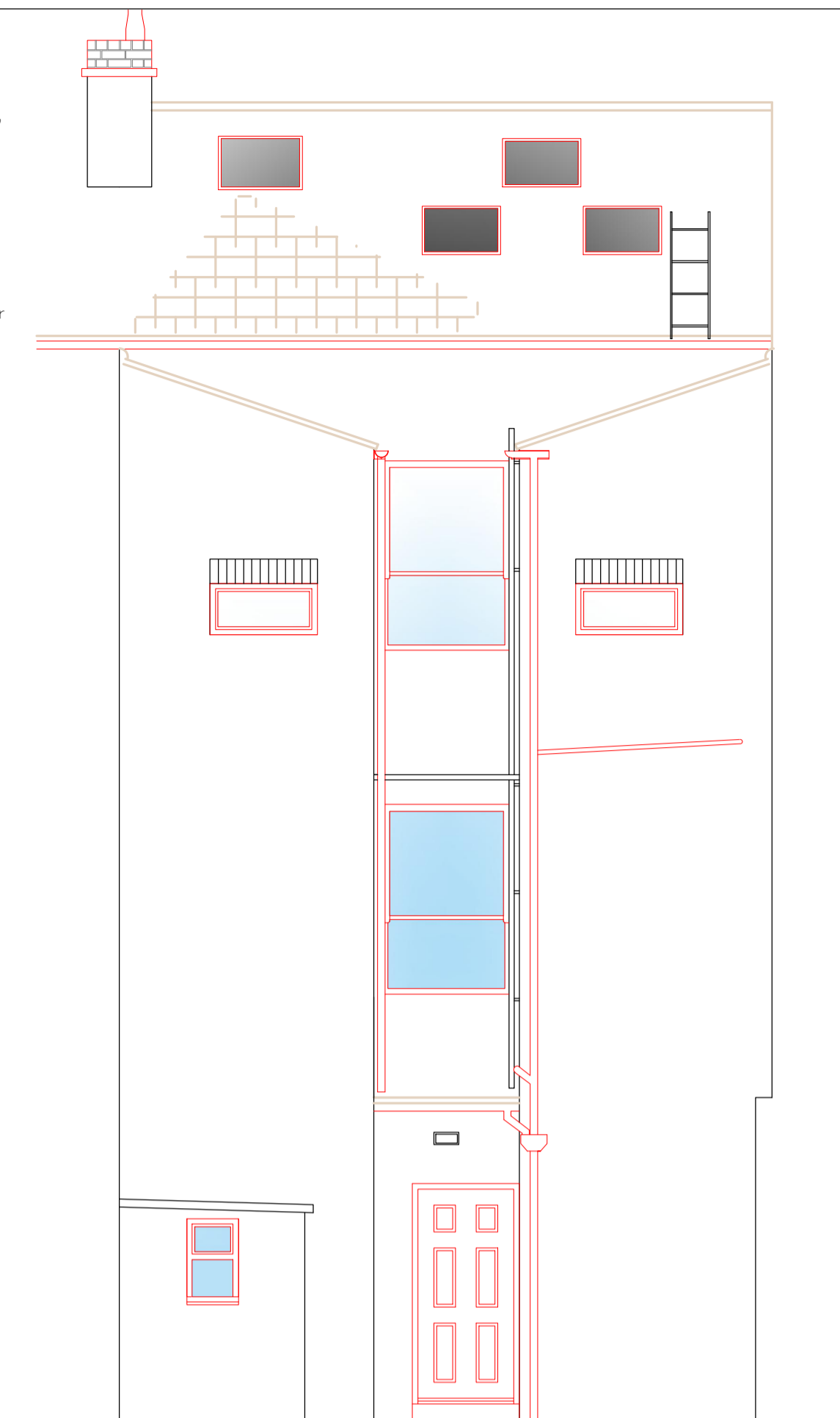
Remove existing first floor window.
 Enlarge existing opening to it's original size.
 Prepare opening to receive bespoke treated timber sliding sash single glazed bay window with heading and sill frame to closely match original style.

NB - Shopfront, window and door replacement will be purpose made and detailed by S. Taylor & Son Ltd est 1850 & 9th generation family joiners - Pickering North Yorkshire (or equal approved)

Riposte Plasterers Ltd (Northallerton North Yorkshire (or equal approved) would be enlisted to sample removing the existing render.
 Should the render be fully removed and the existing brickwork cleaned and repaired or a new render be installed they will provide all relevant method statements using lime-based Render / mortar.

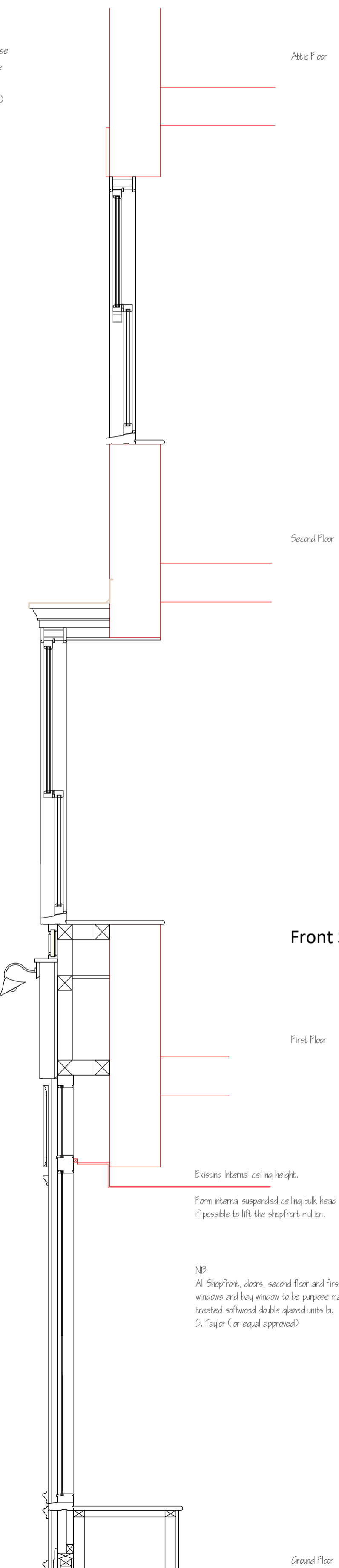
Remove existing shop front flat roof and dispose.
 Construct new treated timber flat roof system above shop front to approved local authority building control regulations. Falls to internal outlet and downpipe concealed within timber palister.

Remove existing shop front and signage and dispose.
 Prepare the existing opening to receive new bespoke treated shop front, fascia, entrance door and hand written signage.
 Purpose made masonry to closely match original style.
 Local Authority to agree double glazing.

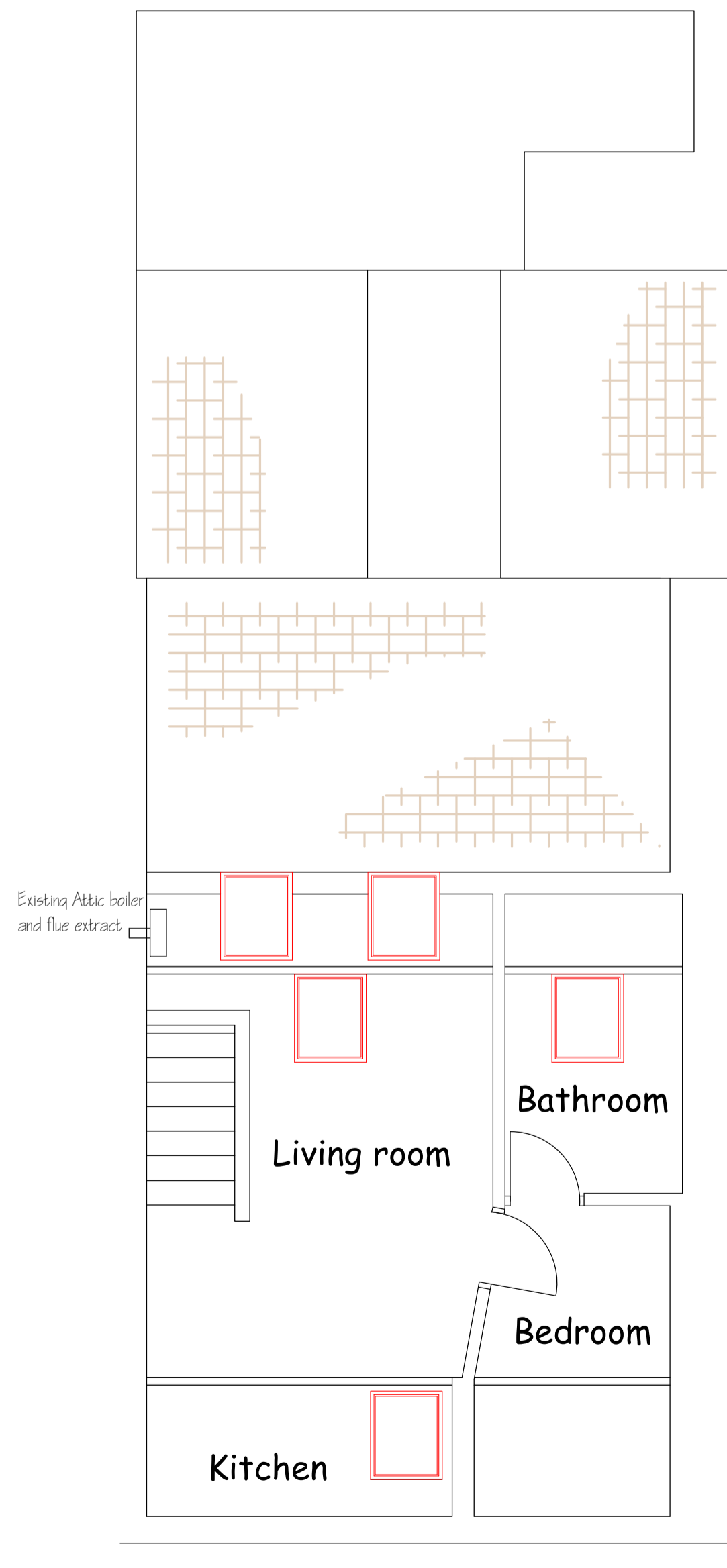
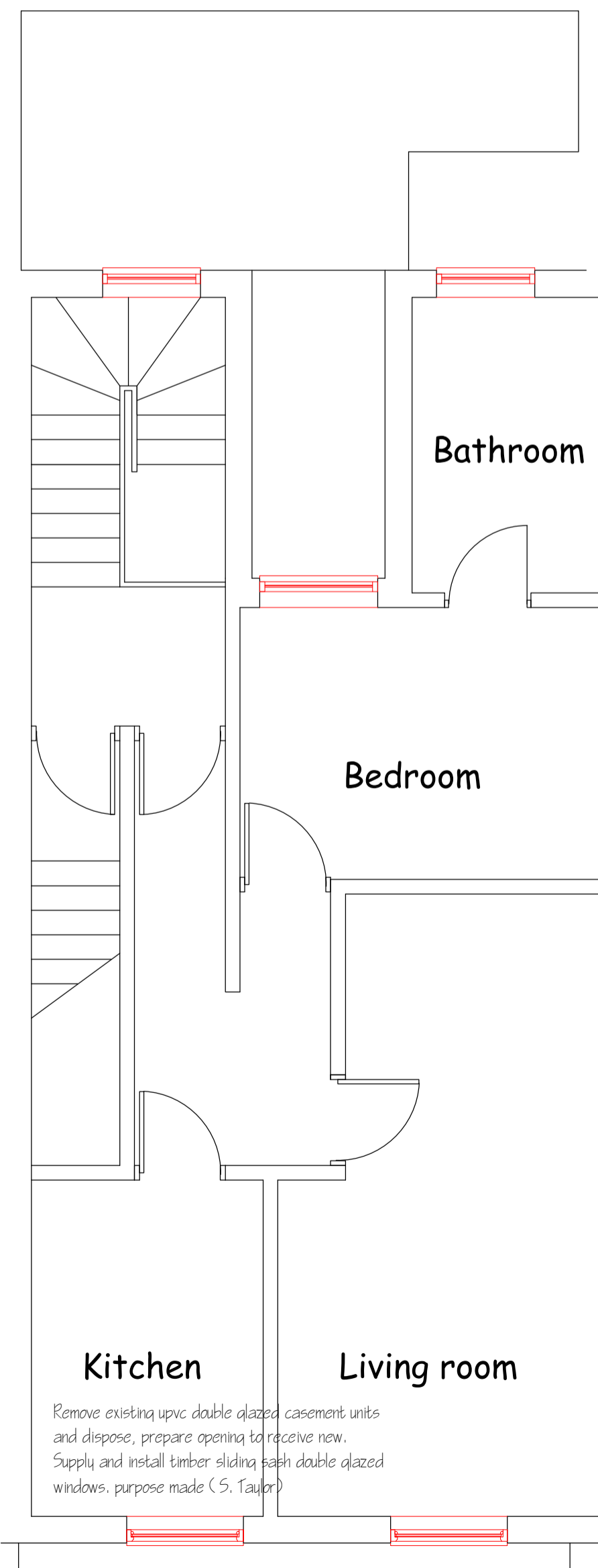
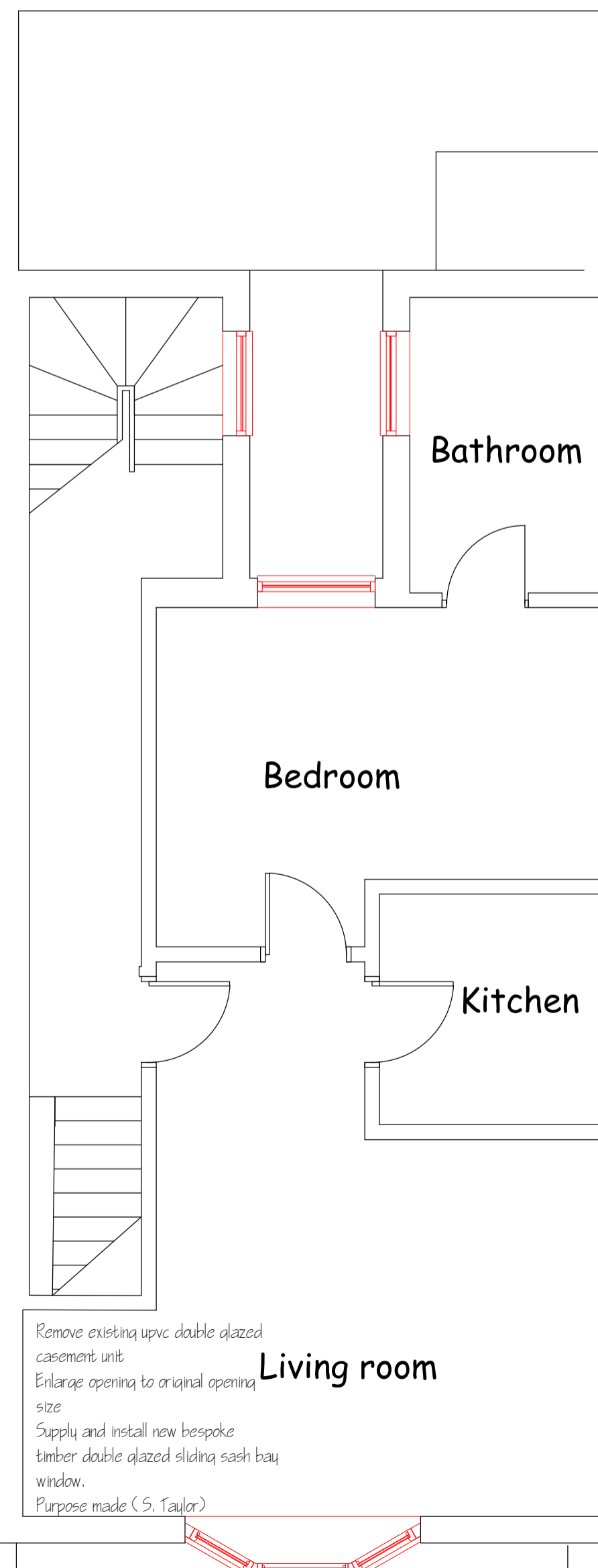
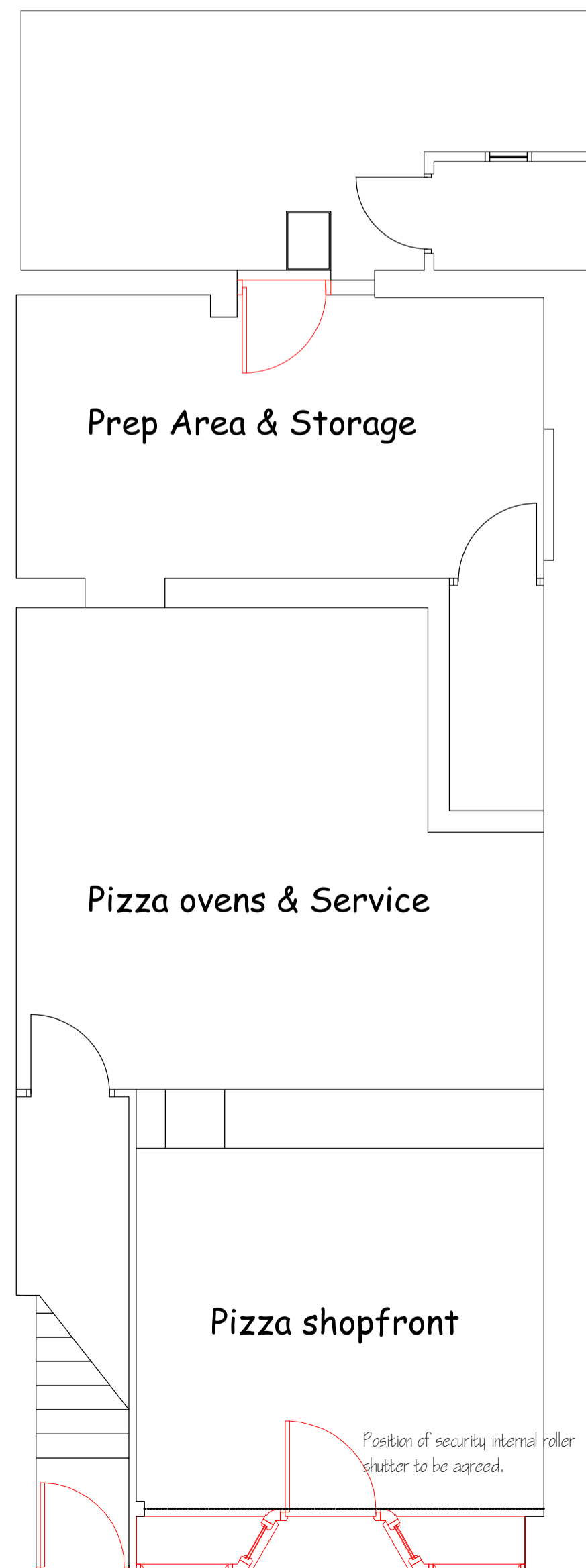


Make good any cracking/ spalling to the mortar joints on the chimney stack.
 Hack off defective flanching and form new flanching to the top of each chimney stack.
 Remove chimney capping stone.
 Renew all lead flashings, seekers, etc to chimney, cap and abutments with new code 4 for flashings & code 5 lead for seekers.
 Re-build chimney stack to it's original height using closely matched facing brick with lime-based mortar.
 Supply and install new (matching closely) chimney pots.
 NB: Local Authority is to approve colour and style of all matching materials.

Remove existing fire escape and dispose.
 Supply and install new means of escape.
 Access ladders: 208 Durham Road Stockton On Tees (or equal approved)



Front Section 1:20 A



Rev B May '21 Planning requirements	
Rev A April '21 Planning requirements	
 Email: paulkemp_hk@hotmail.com Tel: 07881382610	
Project PROPOSED HERITAGE REFURBISHMENT 6 HIGH STREET STOCKTON-ON-TEES TS18 1UB	
Client Mr Alfio Dellaquila	
Drawing Title Proposed Plans and Elevations Planning	
Scale	1:100 & 1:50
Date	Jan 2021
Drg. No.	AA.20.11.10
Drawn by	
Size	A1
Rev	B