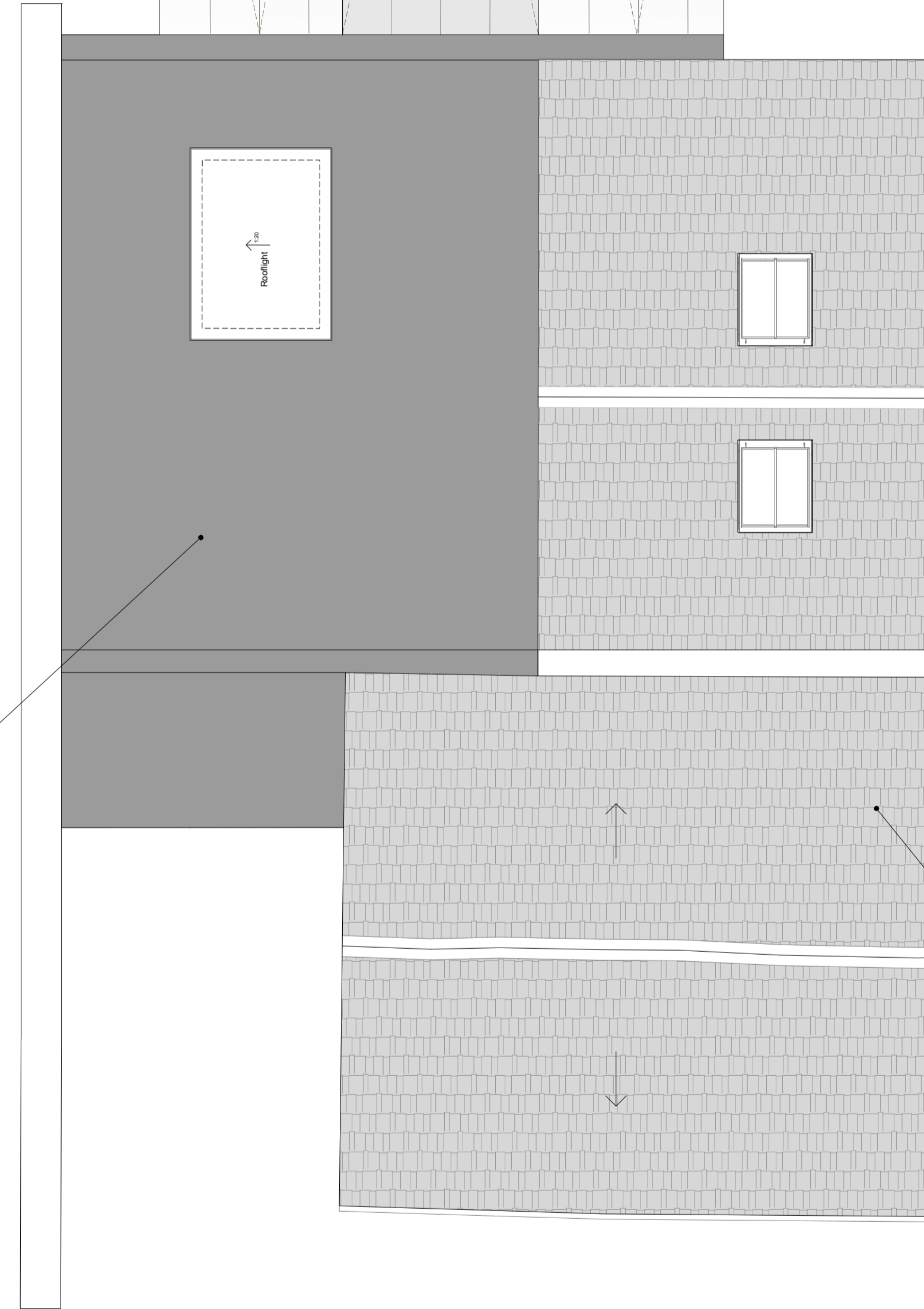


Refer to Second Floor Plan P-MH-112 for notes



Refer to First Floor Plan P-MH-111.1 for notes

Refer to First Floor Plan P-MH-111.1 for notes

New floor build consists of a new steel structure with timber joists spanning in-between, double acoustic plasterboard on resilient bars to the underside with acoustic mineral wool between joists. Externally, a new ply sub-floor will support rigid insulation, waterproof membrane and stone paving slabs on pedestals.

New lias stone chimney stacks

RWP

Roof terrace

New minimal frame sliding door to pavilion

RWP

Zinc clad pavilion

Pavilion

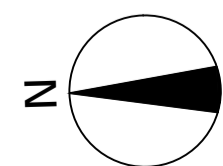
RWP

RWP

RWP

LEGEND

- Proposed Walls
- Existing Walls



01 Proposed Third Floor Plan
1:50@A1, 1:100@A3



This drawing is to be used for planning purposes only. Not for construction.

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Checked by
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Drawn by
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Date
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Description
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Rev
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Job No

315

Project

West Bradley House

Title

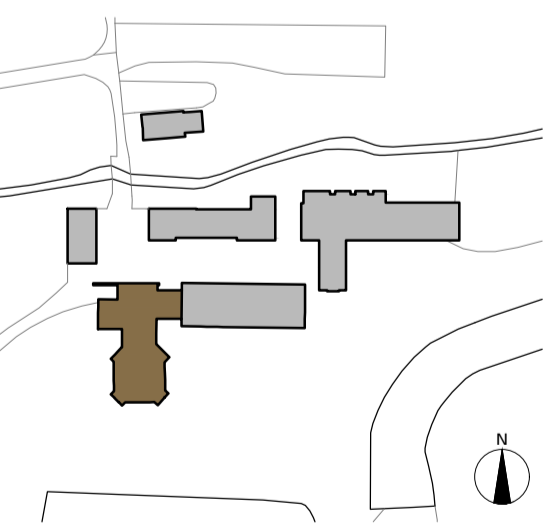
Proposed Third Floor Plan

Drig No 315-315-MH-00-113-P1

Scale 1:50@A1, 1:100@A3

Date of First Issue March 2024

Status Planning



RICHARD PARR ASSOCIATES

studio@richardparr.com
+44 (0)1453 860200
richardparr.com
@richardparrassociates

COUNTRY
The People's Hall
Nymptonfield, Stonehouse
Gloucestershire GL10 3UL

TOWN
The People's Hall
Studio 5, 2 Old Street
London W11 4BE

General Notes:

- Building to be subject to full service upgrade including electric, lighting, plumbing, drainage etc. New SVPs, mechanical and electrical services to be installed through existing walls, floors and ceilings where required using chases, penetrations and risers, made good to match existing finishes.
- Redundant surface mounted services and boxing to be removed.
- Repairs or alterations to windows and doors to be carried out as required to match existing where retained. All retained window and door sets, including shutters and shutter boxes to be inspected for defect and damage and refurbished accordingly. New panelled timber shutters to match extg to be reinstated where missing.
- All extg windows and external doors to be fully draught-proofed and thermally upgraded.
- Modern joinery and wall panelling to be removed in general.
- Localised repair works to be carried out as required on further inspection to match existing materials and details.
- Rain water goods replaced with heritage cast iron goods.
- All building materials to be locally sourced where possible. All removed stonework and bricks to be set aside to store for potential reuse.
- All new stone elements, including new stone steps, plinths and cornices to be made from salvaged stonework as far as reasonably practicable.
- Structural steel and timbers to be checked and replaced where necessary.
- Areas around demolition to be made good to match existing.
- All ground floor flagstones to be labeled, recorded and carefully lifted to allow installation of new insulated floor slab and waterproofing. Flagstones to be relayed in original location as per record survey.
- Original skirting's to be repaired and reinstated. In case of damage/defect, skirting's to be replaced to match extg.
- All chimney flues and draws to be inspected internally and externally for defects and damage and repaired accordingly. All chimney pieces, hearths, mantels and chimney breasts to be inspected for defects and damage, repaired accordingly and cleaned.
- All extg stone walls and all stone elements including sills, steps, plinths, cornices, decorations, mouldings, stone/concrete/timber lintels, etc. to be inspected for defects and damage, repaired accordingly and lightly steam cleaned taking care of retaining historic patina. All missing/damaged elements to be replaced with new stone sections to match extg. Any damaged or loose stone to be repointed with lime mortar to match extg.
- All floor structures to be inspected for damage and defect and structurally strengthened or replaced where necessary.
- All floors to be acoustically upgraded.