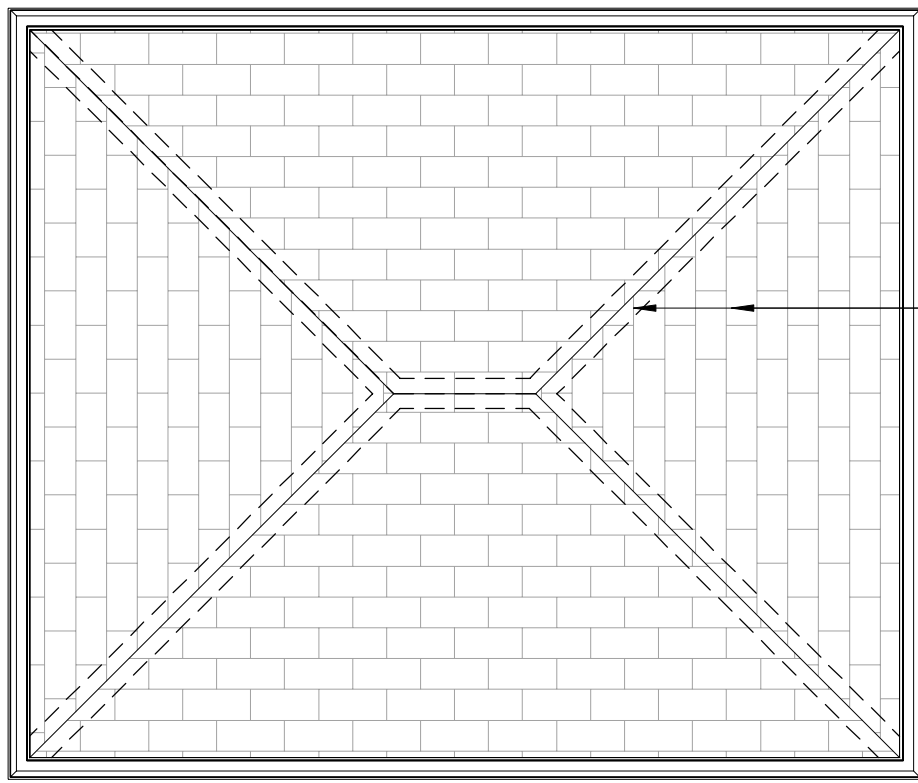




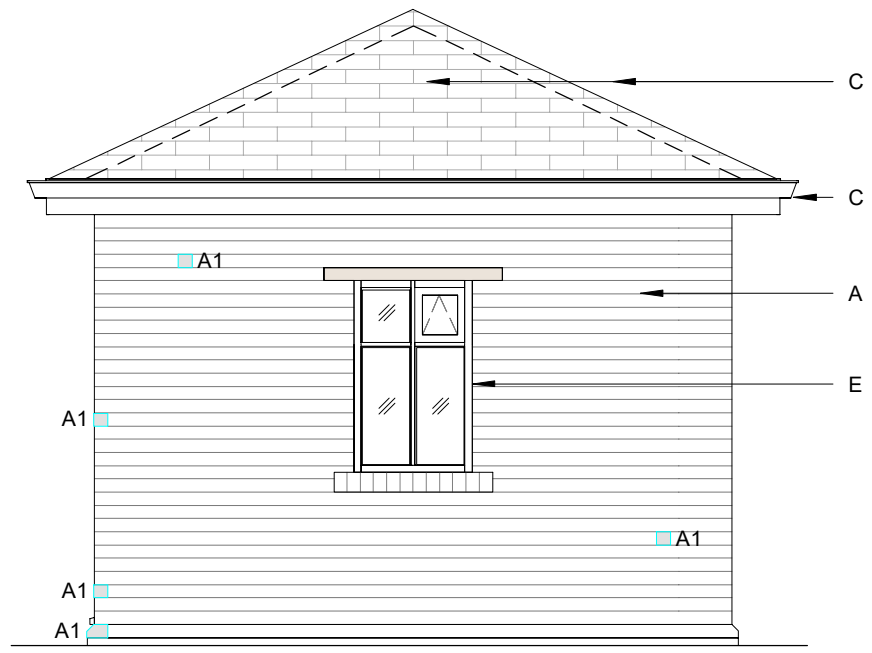
Level A1

1 : 50



1) Front elevation- As Proposed

1 : 50



2) Side elevation A - As Proposed

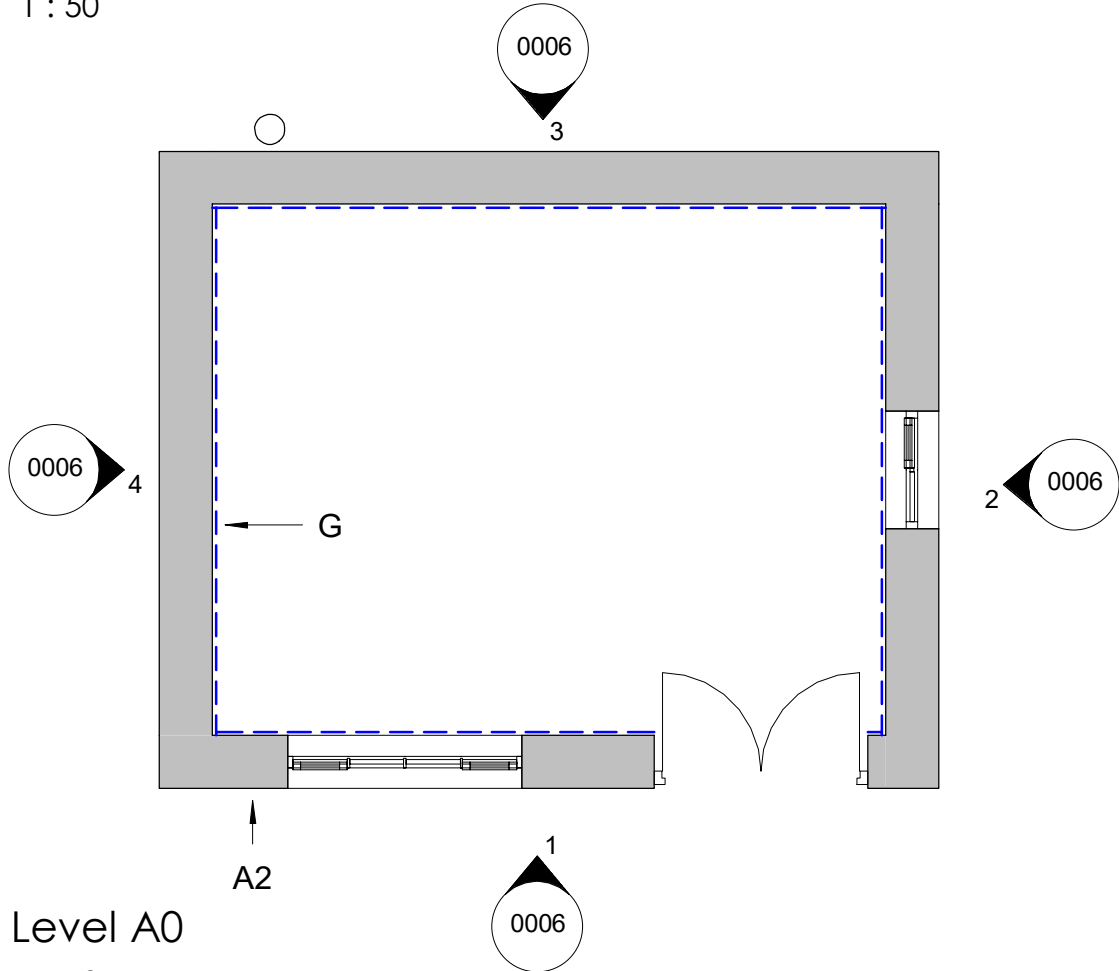
1 : 50



1) Front elevation - Existing

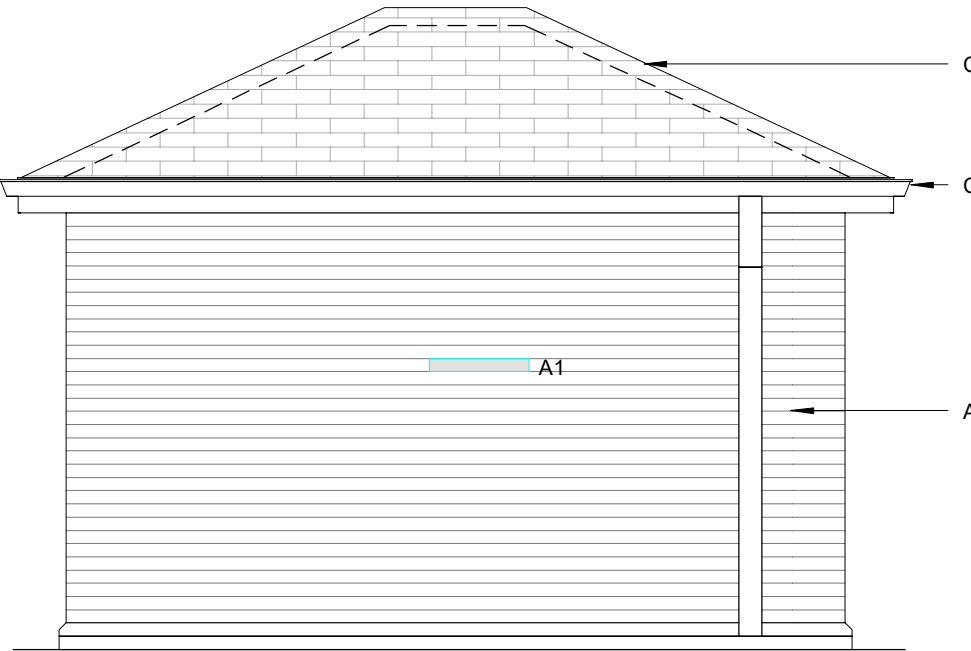


2) Side elevation A - Existing



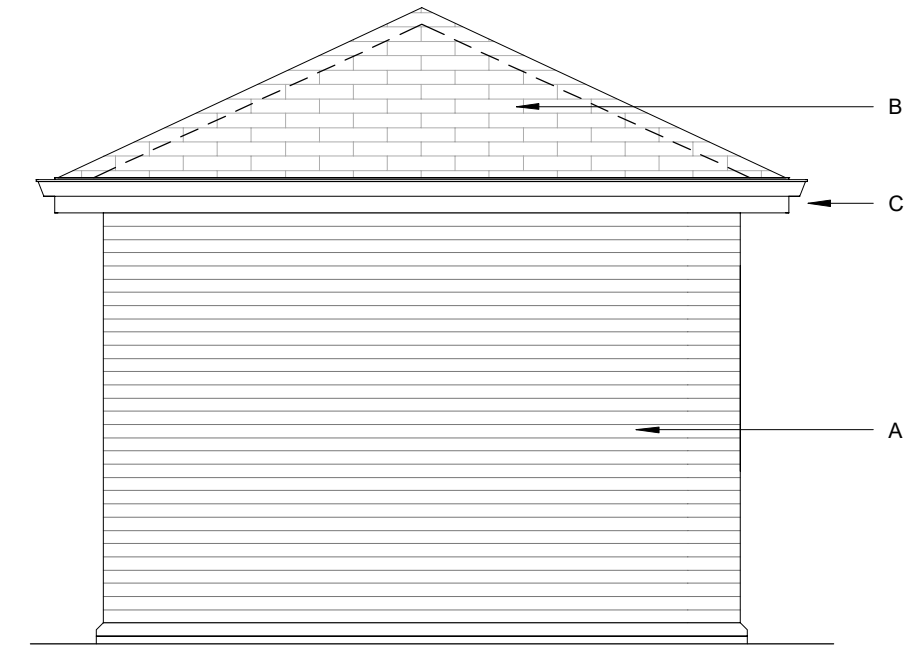
Level A0

1 : 50



3) Rear elevation - As Proposed

1 : 50



4) Side elevation B - As Proposed

1 : 50



3) Rear elevation - Existing



4) Side elevation B - Existing

SCHEDULE OF EXTERNAL WORKS:

-Surrounding foliage and planting to be removed carefully to not incur further damage to the building.
-All existing electrical fixtures and fittings to be carefully removed from building including lighting, alarms, nails and debris. Allow for appropriate making good to brickwork and surrounding areas.
-Cabin and metal container to rear to be removed following clearance of surrounding foliage.

A. WALL(S)

Description: Double skin brickwork with external red brick face. Mortar appears to be a Pulverised Fuel Ash (PFA) based mix.

Condition: Overall satisfactory, discolouration with age and minor cracking. Some sections of brick(s) absent with damage occurred due to alterations such as the sill &/or general wear and tear. Mortar condition is weathered extensively in areas with a large number of open joints especially to front elevation.

Proposal:

-Brickwork to be retained unless stated, such as individual bricks.
-Brickwork to be cleaned, including extensive graffiti removal, and joint brushed to remove debris and review condition.
-Mortar to be carefully raked out by hand and repointed with a lime mortar, allow for a raked or recessed joint, depth to match joint to clear brick edge shape. Colour to match existing (dark grey).

Repair / Replace brickwork: Carefully remove bricks in location indicated.

A1 Sections &/or individual brickwork to be replaced.
A2 Gas valves to be carefully disconnected, capped and removed. Once removed, wall to rear made good.

New brickwork: Brickwork coarsing and mortar to match existing. New brick to match existing size, colour and variation.

SCHEDULE OF EXTERNAL WORKS (continued):

B. EXISTING DOOR, THRESHOLD & LINTEL

Description:

-Existing temporary timber double doors with metal facing panel.
-Timber painted door frame and lintel, both with chamfered lip.

Proposal:

-Existing doors and door frame to be removed and replaced.
-Allow for surrounding area to be made good.
-New double painted timber panel double glazed doors.
-Allow for door threshold to be added into existing floor.
-Stepped concrete threshold externally to be replaced.

C. ROOF, BARGEBOARD & RAINWATER GOODS

Description: Slate roof with terracotta ridge tiles sat on horizontal battens over rafters. Slate size unknown with metal hangers. Painted timber barge board with chamfered lip. Solid gutter to perimeter of roof with downpipe to rear.

Condition: Slate roof in good condition. Roof ridge tile has deteriorate.

Proposal:

-Roof to be retained in general with minor repair where required.
-Gutters to be removed and replaced.
-Slate to be assessed, replaced where applicable. Allow for 25%. Size, profile, material and type to match.
-Ridge tiles to be assessed, replaced where applicable. Allow for 50%. Size, profile, material and type to match.

F. INTERNAL WALLS & CEILING

Description: (ASSUMPTION) Single ply plasterboard adhesive / dot and dab wall lining to entire room, walls and ceiling, plaster finish and decorated

Condition: unknown

Proposal:

Remove all wall mounted fixtures and fittings
Local repair where required and redecorated.
Replacement or upgraded lighting and wall mounted sockets

SCHEDULE OF WORKS :

D. EXISTING WINDOW, CILL & LINTEL

Description: Four light timber window with slim glazing bars and single glazing panels. Opening vents removed with later glass repair. Mastic or putty seal. Frame sat on brick external sill, timber or plasterboard internal sill.

Condition: Glass smashed in a number of panels, timber deteriorated and subject to further investigations.

Proposal:

D1 Existing timber lintel to be repaired locally or replaced entirely subject to condition, any significant repair to be done with matching timber. Lintel prepared for decoration and then decorated with appropriate paint.
D2 Existing window to be removed. Window to be replaced in similar arrangement to existing with painted timber double glazed unit.
D3 Existing brick sill to be retained and brick special to be replaced to match the existing.

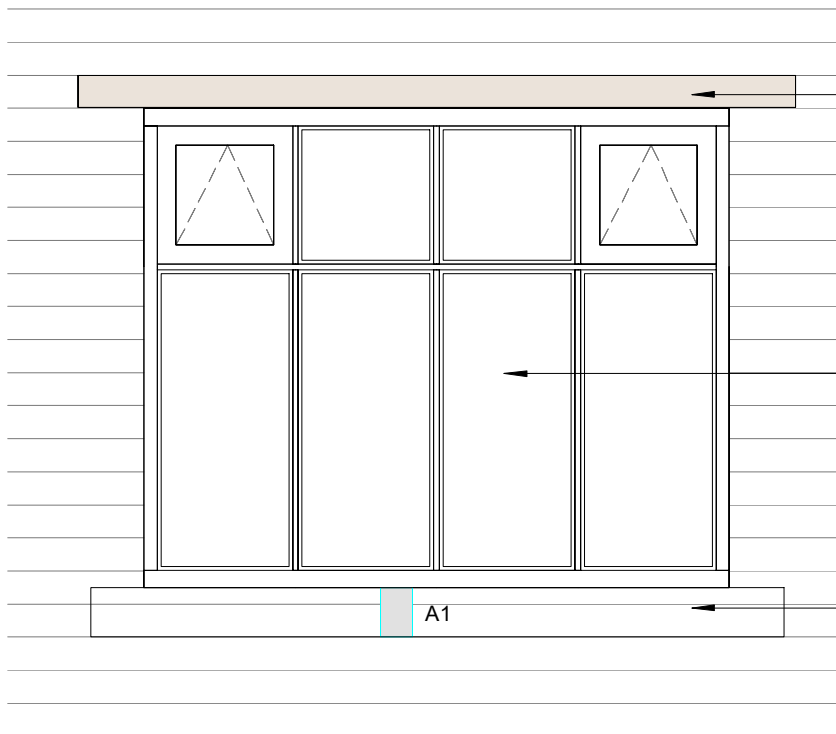
E. EXISTING INFILL, CILL & LINTEL

Description: Brick infill to former opening, probably a window, filled to face rather than recess

Condition: Poorly layed and surrounding brickwork adjusted to suit. Possibly not using brick dimensions to match.

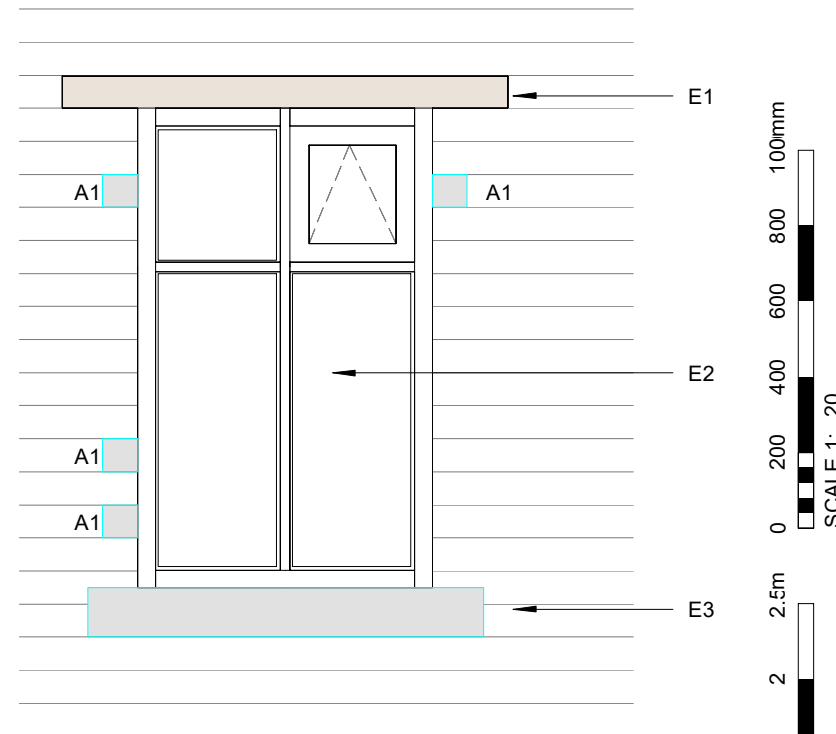
Proposal:

E1 Existing timber lintel to be repaired locally or replaced entirely subject to condition, any significant repair to be done with matching timber. Lintel prepared for decoration and then decorated with appropriate paint.
E2 Existing red brick infill to be carefully removed, surrounding brickwork to be retained and considered during removal. New window to replace infill to match Note D-2.
E3 Former brick sill previously removed and replaced with new brickwork to be reinstated with brick to match existing. Profile to be solder coarse with radius profile.



D Front elevation - Window Detail

1 : 20



E Side elevation A - Infill Detail

1 : 20

C2 Revisions in accordance with client review. 31/08/22 RAS HW

C1 Issued for client review. 01/06/22 RAS HW

Revision	Date	By	Chk

All dimensions to be verified on site, and the Architect informed of any discrepancy. All drawings and specifications should be read in conjunction with the Health and Safety Plan; all conflicts should be reported to the appointed Principal Designer.

Oak Tree Development
Wath Road, Elsecar
Project Address

Sheet Name: Ambulance Store Schedule

Purpose of issue: Planning Status: -

Date: May 2022 Checked by : HW

Drawn by: RAS Scale @ A2 : As indicated

Project No: H4005 Revision: C2

Drawing No: H4005-BOW-ZZ-ZZ-ZZ-A-0006

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