Allotment Gardens

Fitzwilliam Lodge

Milton Arms (PH)

72 to 76

Market Place

Milton Barn

New Vicarage

Works

Pumping Station

Shaft

Milton Hall

Jacmarr

PO

The Market (PH)

Car Park

Car Park

Shaft

Path

ELSECAR HERITAGE CENTRE

BUILDING 10

BARNSLEY

Property & Procurement

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PROJECT
BUILDING 10
ELSECAR HERITAGE CENTRE

DRAWING
ELSECAR HERITAGE CENTRE
PROPOSED SITE PLAN

Drawn		Revision
CAL		

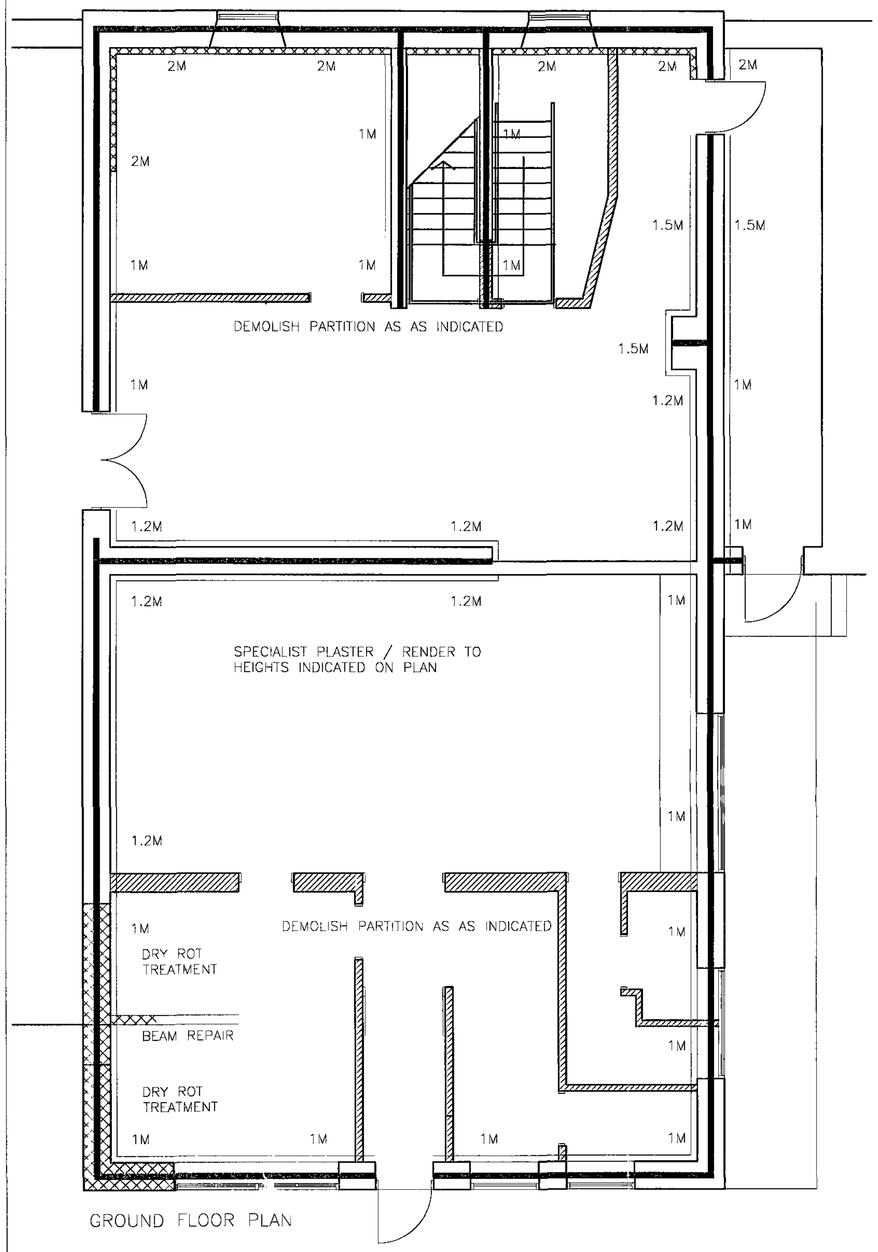
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Project Code	Drawing No.
CST 233	2

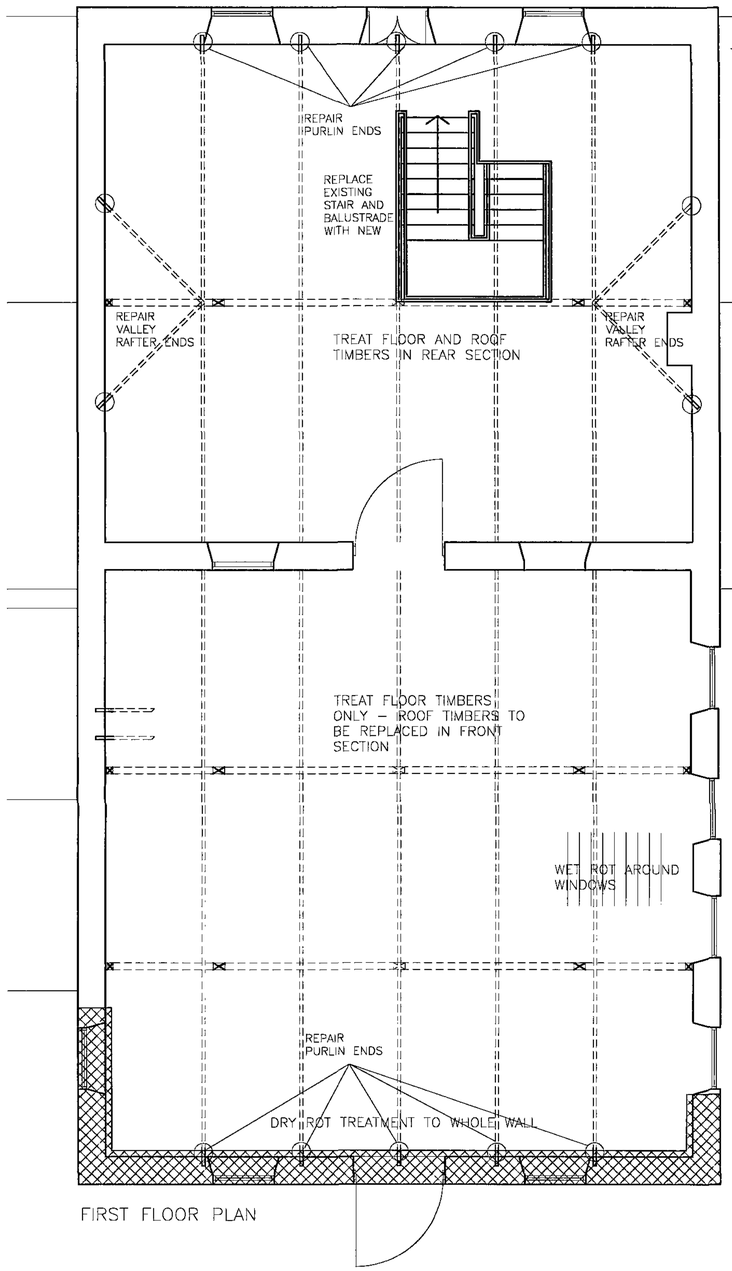
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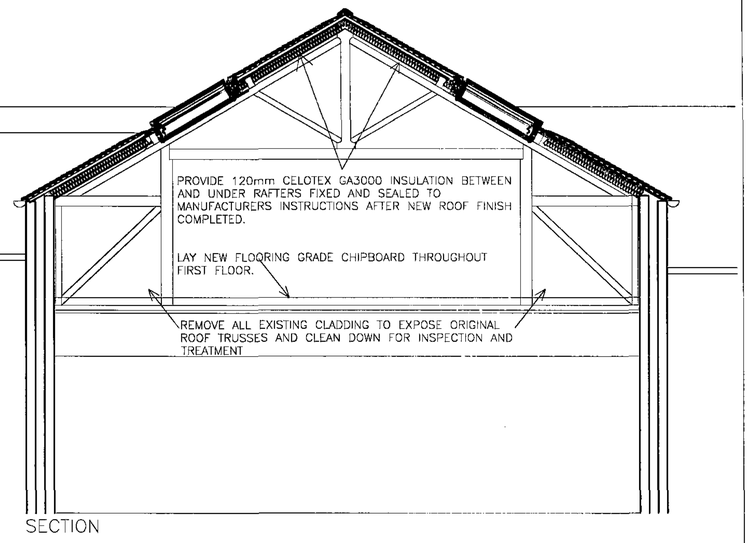
HIGH GROUND LEVEL



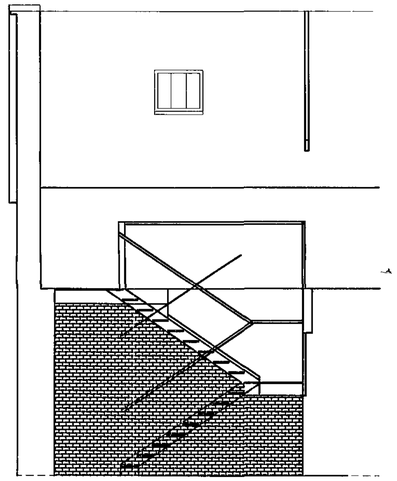
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECTION



NEW STAIRCASE SECTION

Max 170mm rise and min 250mm goings. Min headroom 2100. handrail 900 above string. spec ref L30/210
Extent of retained wall shown hatched

KEY

Partitions to be demolished

Chemical DPC and Hygroscopic salt resistant replastering

Chemical DPC and specialist rendering

Area of dry rot treatment

REV:–C STAIRCASE PLAN AMENDED, SECTION ADDED. PLASTERBOARD SOFFIT REMOVED – 10 JULY 09

REV:–B ROOF INSULATION INCREASED TO 120mm. NEW STAIR SHOWN ON FIRST FLOOR PLAN– 10 JULY 09

REV:–A NOTE RE REPLACEMENT JOISTS, ROOF INSULATION AND REPLACEMENT LINTELS ADDED – JULY 09

NOTES:

REPAIR WORK TO GROUND FLOOR INTERNALLY

FULLY STRIP OUT AND REMOVE ALL SERVICES, PIPEWORK, CABLES, REDUNDANT FITTINGS, CONDUITS ETC. CAP OFF DRAINS AT FLOOR LEVEL

DEMOLISH INTERNAL PARTITIONS AS INDICATED, ENSURING NO LOADBEARING ELEMENTS ARE REMOVED. HACK OFF ALL PLASTER / RENDER FINISH TO REMAINING GROUND FLOOR WALLS. TAKE UP FLOOR FINISH TO BASE OF ALL WALLS TO BE TREATED WITH CHEMICAL DPC.

PROVIDE DRY ROT TREATMENT TO AREA INDICATED. PROVIDE RATE FOR TREATING ANY ADDITIONAL AREAS FOUND DURING EXPOSURE.

TREAT END OF ONE BEAM FOR DRY ROT AS INDICATED ON DRAWING.

PROVIDE CHEMICAL DPC TO GROUND FLOOR WALLS AS INDICATED.

PROVIDE SPECIALIST RENDER TO AREA INDICATED (AND HEIGHTS INDICATED). PROVIDE HYGROSCOPIC SALT RESISTING PLASTER TO WALL FACES AND TO HEIGHTS AS INDICATED ON DRAWING AND

NOTES:

REPAIR WORK TO FIRST FLOOR INTERNALLY

FULLY STRIP OUT AND REMOVE ALL SERVICES, PIPEWORK, CABLES, REDUNDANT FITTINGS, REMOVE ALL AREAS OF CLADDING TO ROOF TRUSSES AND REMOVE ALL FLOOR BOARDING / PANELS. REMOVE EXISTING STAIRCASE.

HACK OFF ALL PLASTER / RENDER FINISH TO FIRST FLOOR WALLS WHERE DRY ROT INDICATED.
PROVIDE DRY ROT TREATMENT TO AREA INDICATED, FULL HEIGHT OF WALL.
PROVIDE RATE FOR TREATING ANY ADDITIONAL AREAS FOUND DURING EXPOSURE.

TREAT BUILT IN ENDS OF PURLINS / ETC FOR DRY ROT AS INDICATED ON DRAWING.

PROVIDE TREATMENT FOR WET ROT TO FLOOR IN APPROXIMATE AREA SHOWN ON PLAN

TREAT ALL FLOOR JOISTS FOR WOODWORM INFESTATION IF JOISTS ARE SOUND. REPLACE JOISTS THAT ARE UNSOUND WITH 67 x 175 C16 NEW JOISTS. AT CURRENT SPACING.

TREAT ALL ROOF TRUSS, PURLINS FOR WOODWORM INFESTATION. TREAT ROOF RAFTERS (TO REAR HALF OF ROOF ONLY) FOR WOODWORM INFESTATION. RAFTERS TO FRONT HALF OF BUILDING WILL BE REPLACED.

REPAIR PURLIN OR VALLEY RAFTER ENDS USING PRE–FORMED RESIN REPAIR.

REPLACE ALL TIMBER LINTOLS WITH CONCRETE

REMOVE ALL MISCELLANEOUS TIMBERS BUILT INTO WALLING AND BRICK UP.

PROVIDE NEW BASIC (BUILDING REGS COMPLIANT) ACCESS STAIR TO FIRST FLOOR. LAY NEW FLOORING GRADE CHIPBOARD THROUGHOUT FIRST FLOOR.

NOTES:

ADDITIONAL WORK INTERNALLY:

PROVIDE NEW BASIC (BUILDING REGS COMPLIANT) ACCESS STAIR TO FIRST FLOOR.
LAY NEW FLOORING GRADE CHIPBOARD THROUGHOUT FIRST FLOOR.
PROVIDE INSULATION TO NEW ROOF INTERNALLY BETWEEN AND UNDER RAFTERS WITHIN PURLIN ZONE USING CELOTEX GA000 AFTER NEW ROOF FINISH COMPLETED.

22 APR 2010

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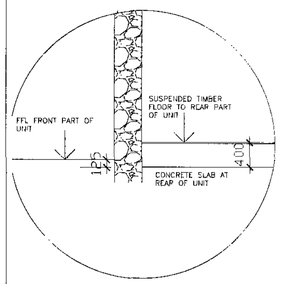
PROJECT
BUILDING 10
ELSECAR HERITAGE CENTRE

DRAWING
FLOOR PLANS & SECTION
REMEDIAL WORKS

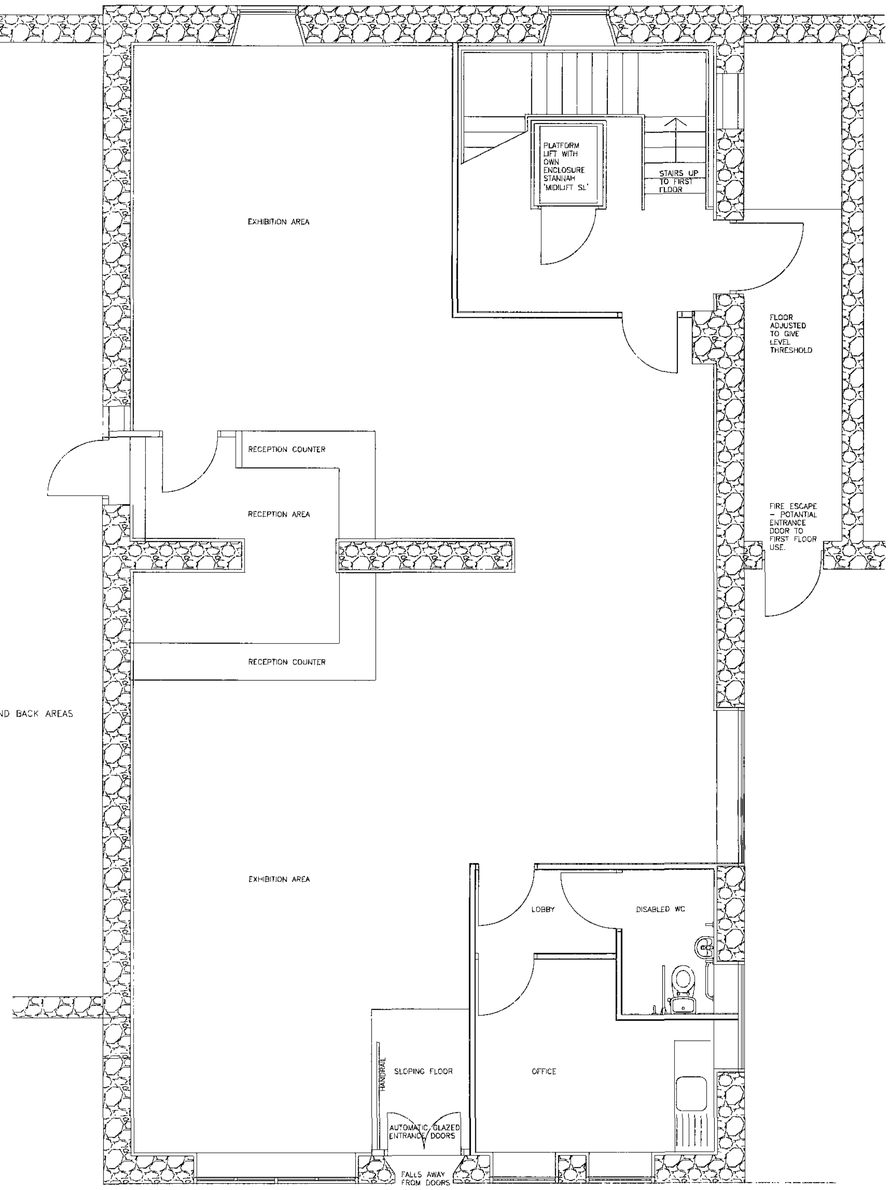
Drawn		Revision
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Scale	Date
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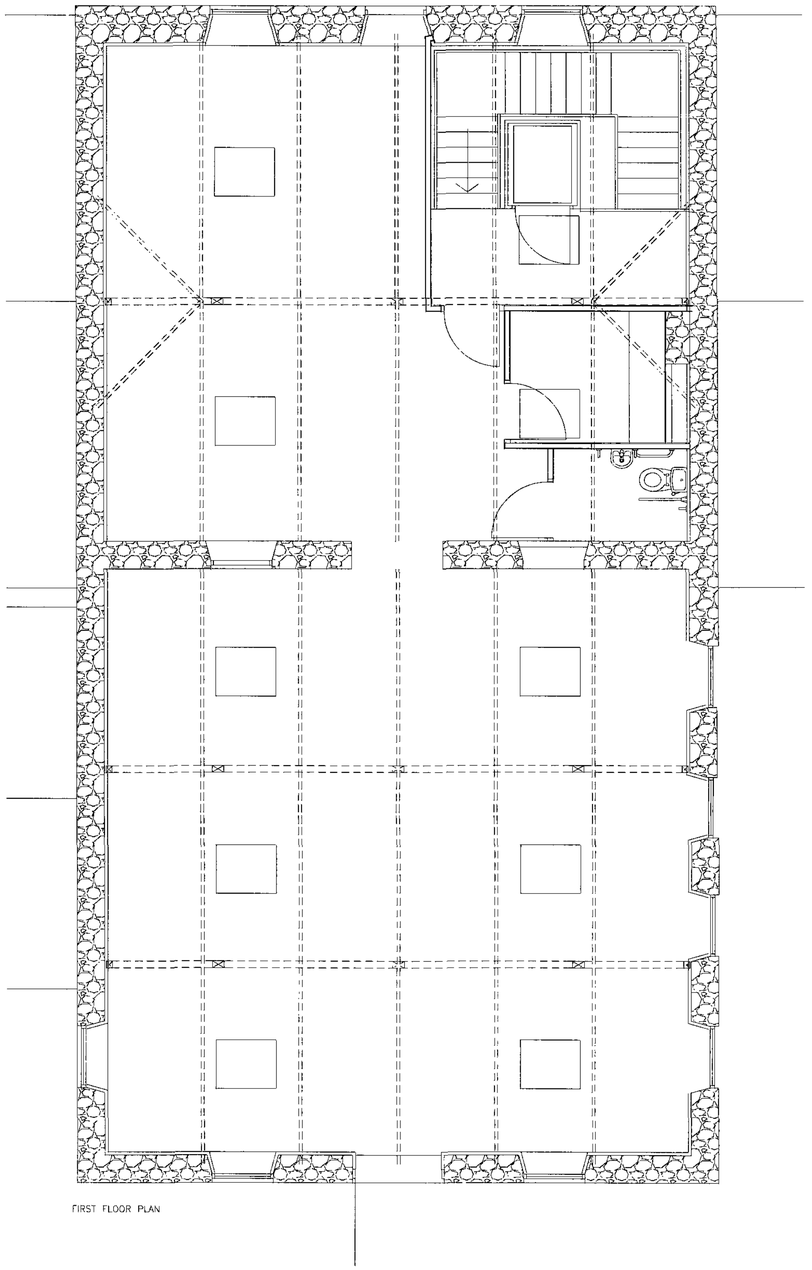
Project Code	Drawing No.
CST 233	11



SECTION THROUGH DIVISION WALL BETWEEN FRONT AND BACK AREAS AS ESTABLISHED BY EXPLORATION.



GROUND FLOOR PLAN



FIRST FLOOR PLAN

Strip out partitions as original scheme.
Open up openings between front and rear of unit under existing lintels.
Strip out suspended timber floor and sleeper walls from rear section of unit.
Strip out remaining non loadbearing partitions in rear part of unit and original staircase.
Form new doorway between rear part of unit and current escape corridor and adjust level in corridor to provide accessible level to outside door.
strip out existing ceiling.
Carry out damp and infestation treatments as originally priced.
Scabble concrete floor to front part of unit and lay 50mm screed.
Lay screed over rear part of unit to match level of front part, with shallow pit for future lift installation.
Take up paving flags to footpath outside and relay with slope less than 1 in 21 to door entrance. Lay yorkstone in entrance opening and form flush threshold. Install new glazed automatic front door as indicated. Marry up threshold level to new internal floor level with slope of less that 1 in 21 in screed.
Remove existing timber windows and replace with timber windows to take double glazing, to match existing.
Line underside of first floor joists with fire protection board to form a one hour fire compartmentation to upper floor.
Line walls with insulated plasterboard. Construct new partitions of timber and plasterboard with smooth finish, skirtings and architrave and paint and fit out disabled toilet and install kitchen units as previous quote, including extract ventilation.
Provide new combi boiler and new radiators to ground floor and first floor.
Block up two existing openings as indicated.
Build new reception desk with access door and steps to mall and door to rear part of unit.
Install new stairs and lift as shown.
Provide new suspended ceiling with light fittings and provide floor finishes as previous quote to front section. Provide same to rear section.
Provide dado trunking with sockets (number to be confirmed) plus IT links, fire alarm connection to existing, security detectors and alarm call points.

Carry out shell works as agreed tender with one roof light relocated to miss proposed lift position.
Open up area of floor and build new stair and lift in locations indicated. Provide all necessary handrail protection to disabled refuge area.
Build one hour compartment wall around stairs / lift with half hour self closing fire door.
Build new partitions to form disabled toilet and separate kitchen with all necessary plumbing connected to new drainage on ground floor. Fit out toilet and kitchen as quoted for on ground floor.
Line all external walls with insulated plasterboard, including window reveals. Provide new window cill boards.
Provide capped off power supply for first floor lights and sockets and extend IT, fire alarm and security feeds for later connection. Provide basic switched lighting for temporary use.
Replace existing loading bay door to upper front of unit with new to match with all necessary security and ironmongery.

12 APR 2010

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PROJECT
BUILDING 10

ELSECAR HERITAGE CENTRE

DRAWING
VISITOR CENTRE FIT OUT
DEVELOPED WORKS

Drawn		Revision
CAL		

Scale	Date
1:50	MARCH 2010

Project Code	Drawing No.
CST 233	17