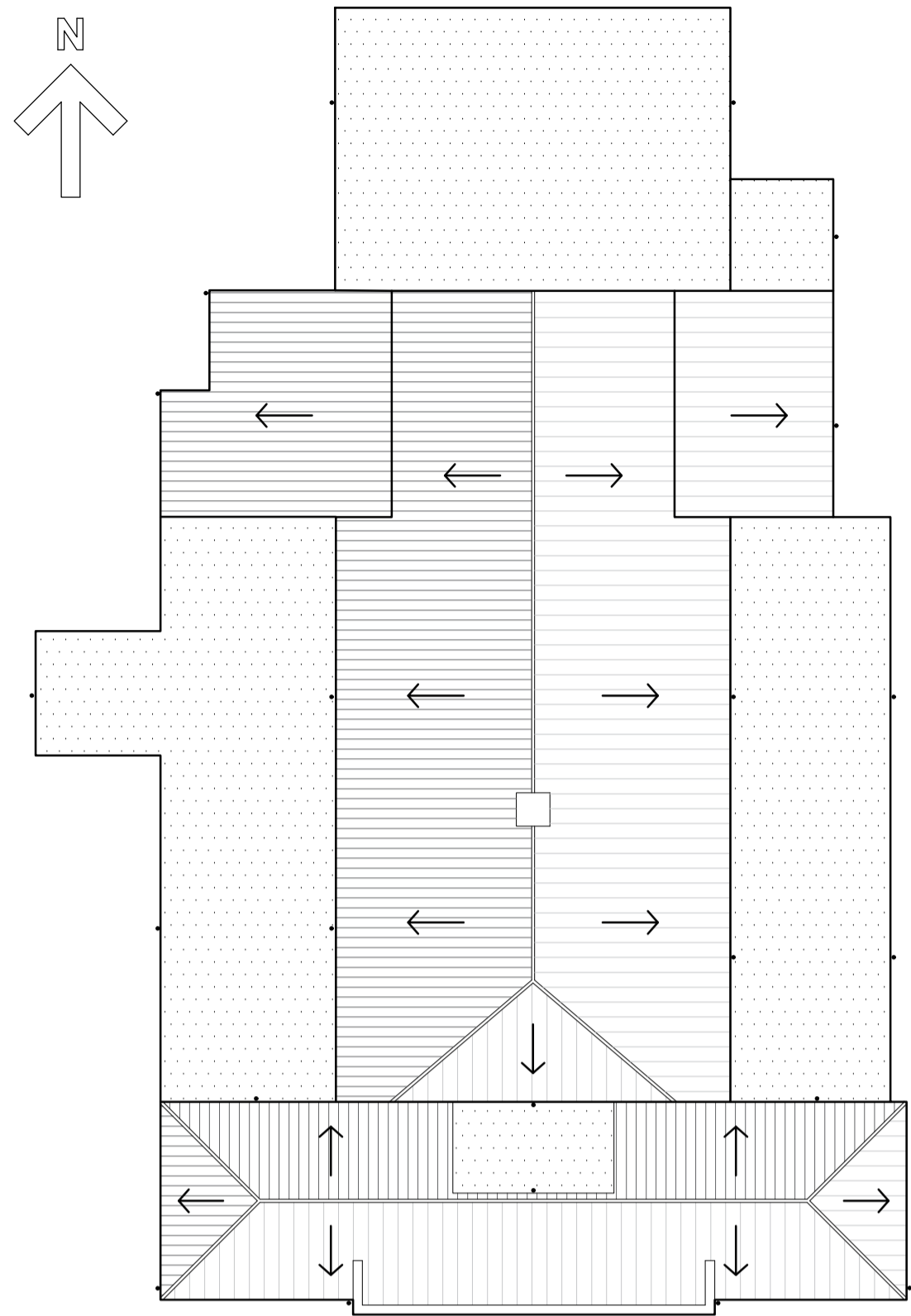


Notes

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Enabling Works:

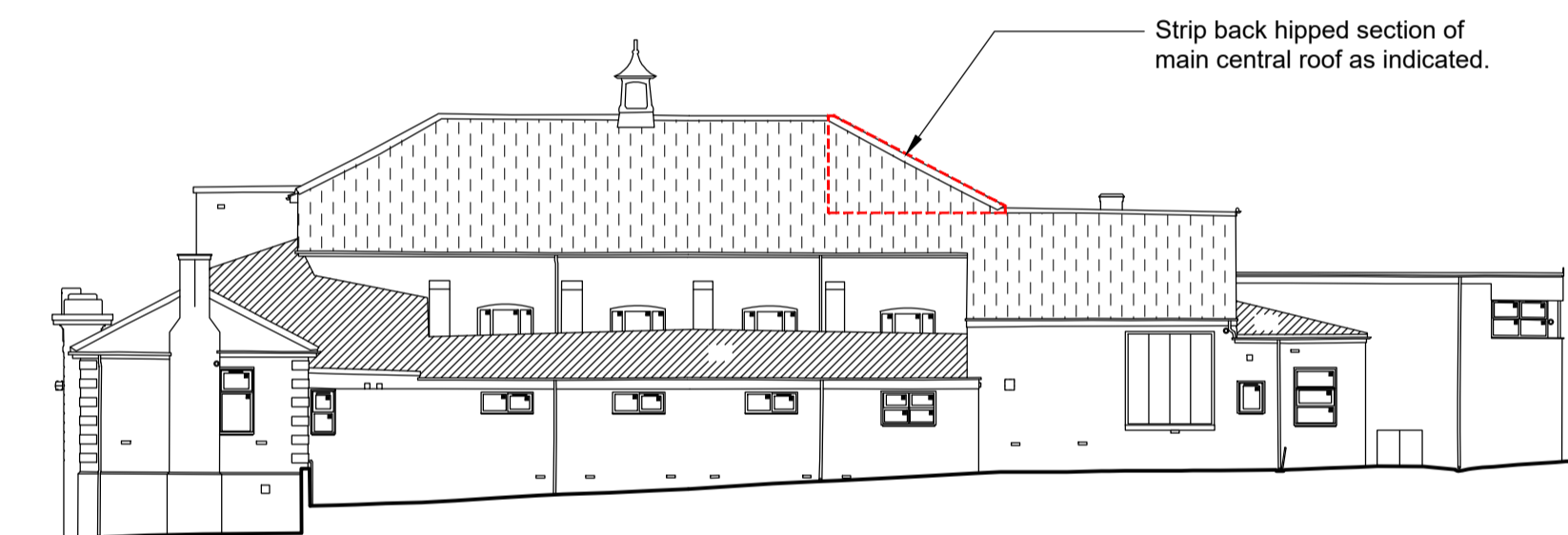
1. Remove all existing natural slate roof coverings, approx 600m² and dispose off site.
2. Remove all existing hip and ridge tiles and dispose off site.
3. Remove all existing felt flat roof coverings and flashing details, approx 450m² and dispose off site.
4. Remove all timber fascia boards, approx 150m and dispose off site. Remove all timber soffits approx 150m and dispose off site.
5. Remove all guttering and downpipes comprising a mixture of metal and PVCU.
6. Strip existing lead work (aprons, cover flashing's and slate soakers etc. from all duo pitched roofs. Check condition, clean and carefully store for re-use. Provisional sum will be allowed for providing % new code 4 lead flashing.
7. Remove existing slate battens, felt or torching and dispose off site.
8. Strip back hipped section of main central roof as indicated, allow for taking out hip and extending ridge line to meet new metal trusses as required. Include for any temporary support and bracing as required.

Proposed Works:

1. Extend duo pitched roof slope to the main roof area as indicated and detailed above, include for extending gable masonry cavity wall as required.
2. Install 'Kingspan Nilvent' or equal and approved breathable membrane to all pitched roof areas throughout fixed above existing/new rafters. All to be in accordance with manufacturers recommendations.
3. Install new treated timber battens / counter battens as existing at centers to suit slate coursing.
4. Install new natural slate roof covering throughout including new hip and ridge tiles to match existing.
5. Install new 3no. layer felt roof system, timber deck areas to be primed as required. Allow for all perimeter flashing and around any existing penetrations. All to be in accordance with manufacturers recommendations. Roof system to be provided with a 20 year warranty.
6. Install new PVC fascias and soffits throughout to match existing style/profile.
7. Reinstate lead work to aprons, cover flashing's and slate soakers. Allow for replacing 50% of lead subject to condition / damage. All new lead work as per BS EN12588. All lead work to be installed as per the Lead Sheet Association details, code 4 lead. This item will only be expended upon, upon receipt from the contractor that the existing lead is defective.
8. Install new uPVC Ogee gutters and downpipes as shown on the proposed roof plan.

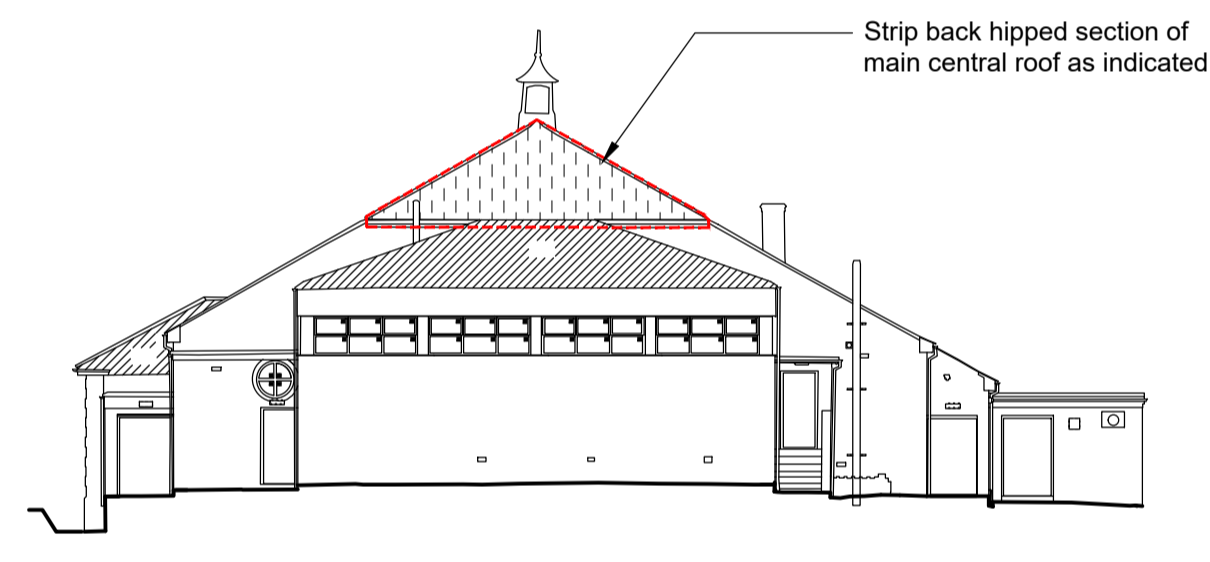
Reference Roof Plan (Proposed)

Scale 1:200



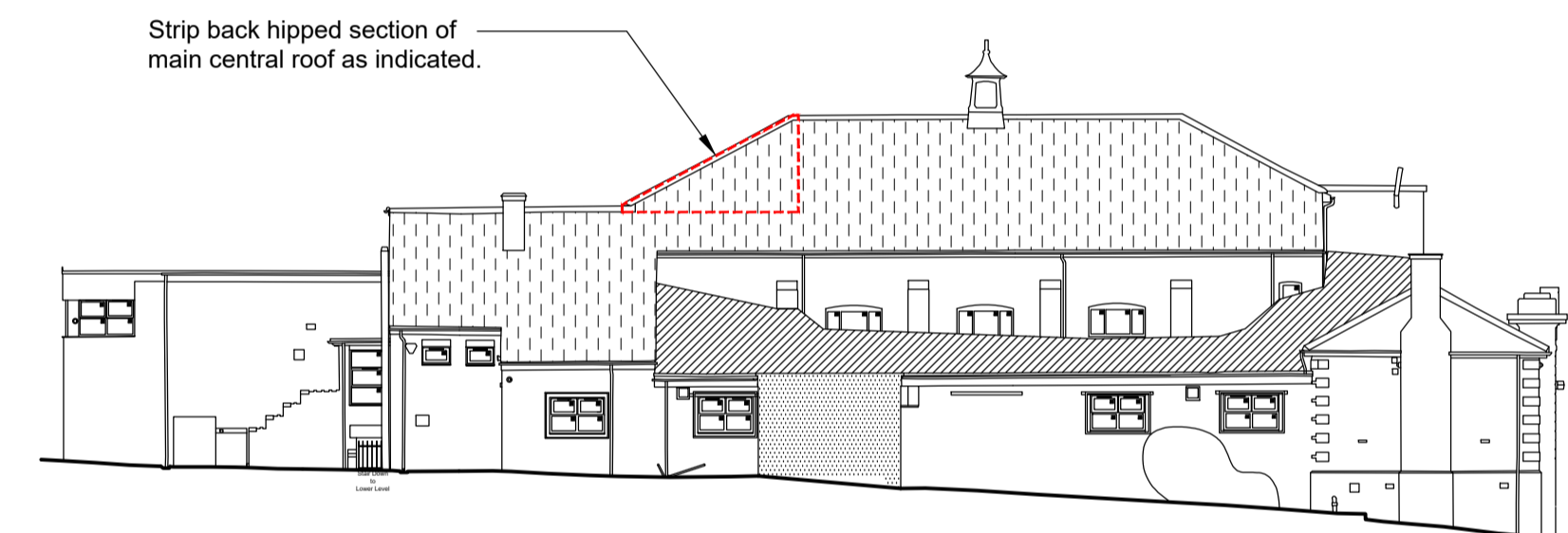
Existing East Elevation

Scale 1:200



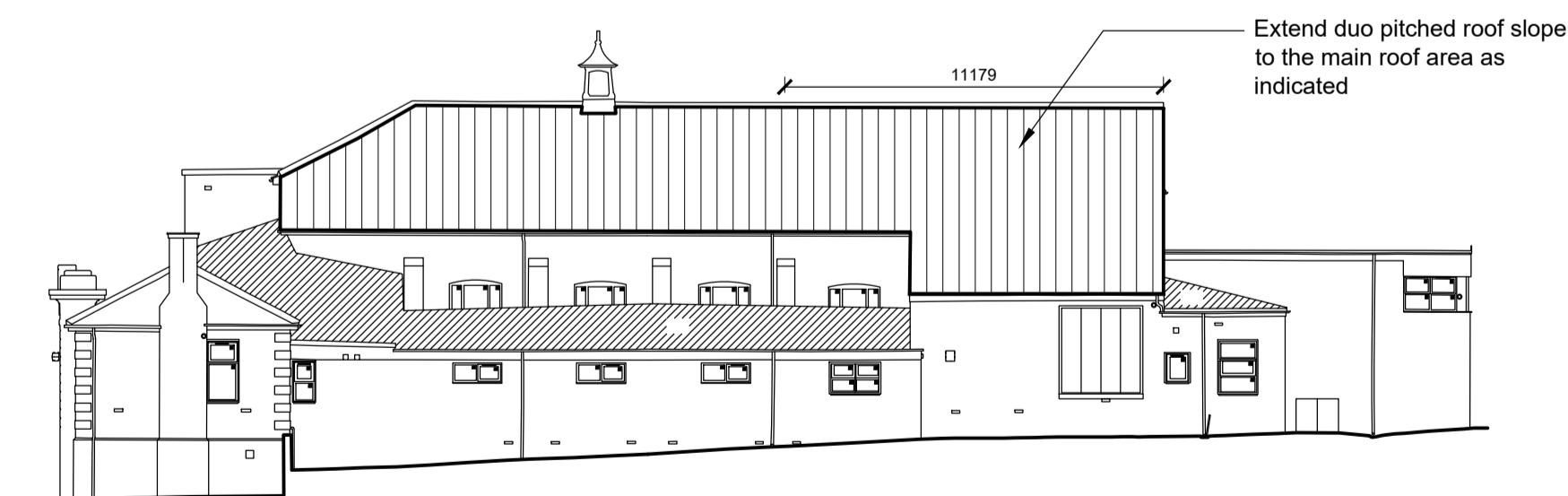
Existing North Elevation

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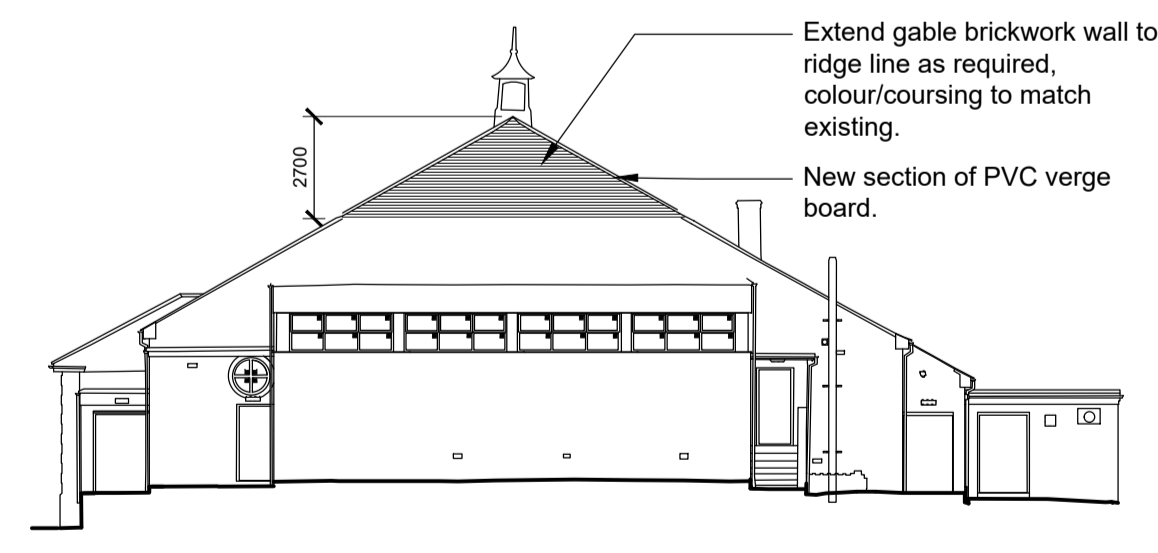
Existing West Elevation

Scale 1:200



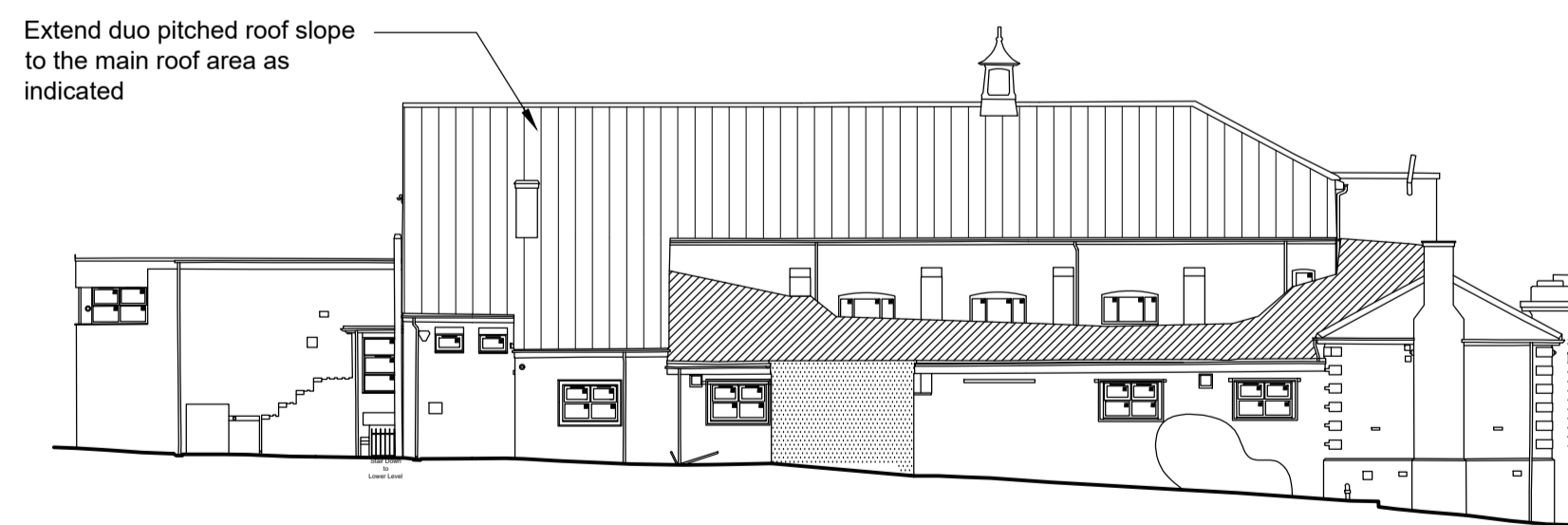
Proposed East Elevation

Scale 1:200



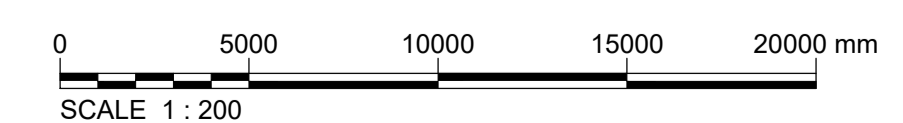
Proposed North Elevation

Scale 1:200



Proposed West Elevation

Scale 1:200



T1	Tender	B.J.L.	B.J.L.	S.A.S.
Ver.	Details	Author & Date	Checked & Date	Approved & Date
Client Mount View, Standard Way, Northallerton, North Yorkshire, DL6 2YD Tel: 01609 797373				
Project name Barnsley Metropolitan Borough Council				
Drawing Title Dearn Playhouse Roof Replacement				
Drawing Title Existing and Proposed Elevations				
Purpose Tender				
Scale	Drawn	Checked	Approved	
1:200	B.J.L.	B.J.L.	S.A.S.	
Original Size	Date	Date	Date	
A1	16.09.22	16.09.22	16.09.22	
Drawing Number	Version			
BC2147-APP-XX-XX-DR-B-000220	T1			