



KEY

- 1** Rake brick joints and flush repoint in NHL3.5 lime & sand mortar. Lithomex repairs to localised spalled brick. Remove vegetation from chimneypots. Provide galvanised cowls. Repair any cracks to concrete coping. New mortar flashing. Survey lead flashing, repair or renew with Code 4 lead sheet.
- 2** Strip, clean and store ridge & hip tiles. Strip slates and check if sound. Remove exiting felt and provide breathable membrane on new treated battens. Re-slate with sound existing slates to east hip. Provide new natural slate to make up deficit. Use copper nails. Provide slate vents to rear. Re-bed ridge and hip tiles in lime mortar. Localised timber repairs if necessary. Refurbish historic RWG to west. Replace non-original RWG at front, east and rear with cast-iron units to match profile of original RWG
- 3** Remove cementitious render but leave decorative string-courses, opening surrounds and eaves corbels in situ. Provide lime render (Otterbein) to a ruled-and-lined finish. Scored lines to be refined. Make good any damaged string-courses or other decorative render elements. Like-for-like repairs to decorative render. Repaint surrounds.
- 4** Repair any cracking to cement-rendered surrounds. Renew surrounds where boast. Retain and refurbish timber sash windows. Retain glass. Provide new sash cords if required.
- 5** Granite tracery to be raked and repointed. Joints must not be widened. Stained glass specialist to replace broken or missing panes. Wrought-iron bars to be cleaned, treated and painted. Repair lead comes if needed.
- 6** Refurbish niche and statue.

NOTES:
ALL DIMENSIONS TO BE CHECKED ON SITE.

DO NOT SCALE FROM DRAWING.

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