

Rev	Date	By	Amendments
A	05/07	aj	Notes added, drawing updated to WD

Lower roof to be thoroughly overhauled and reinstated using existing roof tiles, all defective battens to be replaced and new sarking felt to be provided, all rainwater goods to be replaced in accordance with the specification using up PVC gutters, brackets downpipes and accessories.

Internal roof soffit: Insulation to upper and lower roofs shall comprise new 60mm thick Celotex tuff-R GA3000 thermal insulation board between purlins allowing 50mm ventilated airspace above the insulation boards, fix a batten frame between the purlins so that the bottom of the frame is 50mm below the sarking felt, secure a second layer of 45mm thick Celotex tuff-R GA 3000 thermal insulation board to the underside of the timber batten frame with broad headed clout nails, joints between boards must be tightly butted, seal all board joints with a self-adhesive foil tape and vapour seal all abutments using sealant.

Nail or screw 12.5mm thick plasterboard through the insulation to the timber batten framing, ensuring that the length of the fasteners is adequate to secure the plasterboard lining.

Infill between head of window and eaves using 100mm x 50mm s/w studwork clad externally with 21mm x 142mm tapered timber cladding (cover 132mm) European Larch (heartwood only) boards centre fixed to 50 x 50 vertical timber battens on 50 x 25 horizontal timber counter battens with breather membrane behind, no coatings to be applied to allow weathering to silver grey.

Insulation to comprise 100mm cavity batts between studwork overboarded internally with Kingspan Kooltherm K18 Insulated Dry-Lining Board comprising a 12.5mm plasterboard facing bonded to 25mm thick CFC/HCFC-free rigid phenolic insulation fixed to the inside face of the studwork in accordance with the manufacturers instructions.

new glazed and timber boarded panels to infill existing openings between vertical timber posts, posts to be replaced with new timber bolted down to saddle stones set onto new concrete pad footings.

dotted lines indicate new foundations detailed on the foundation details drawing number 06.126.B3-003 and the Structural Engineers drawing number X-206164-30

Front Elevation as Proposed (North East)

existing high level roof to be removed to allow exterior walls to be rebuilt, new roof to be constructed using materials salvaged from the existing structure, roof tiles to be used to repair existing lower roof, using new matching clay roof tiles on upper roof to make up quantity shortfall.

For dimensions and details of steps up from car parking at rear of building refer to drawing number 06.126 - 304

line of top of screed level within the building

new glazed windows in existing rebuilt openings in new and existing walls.

all defective stone walls to be carefully taken down and rebuilt using existing stones to match original style and profile, existing blockwork buttresses to be removed and walls underpinned in accordance with structural details prepared by Hannah Reed Associates, Consultant Structural Engineers.

dotted lines indicate new foundations detailed on the foundation details drawing number 06.126.B3-003 and the Structural Engineers drawing number X-206164-30

Rear Elevation as Proposed (South West)

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Client
Blenheim Estate Properties Limited

Job Title
Sawmills Development at Combe

Drawing Title
Building 3
Front & Rear Elevations as Proposed

Scale 1:50 Date Oct 2006 Drawn by AJ

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