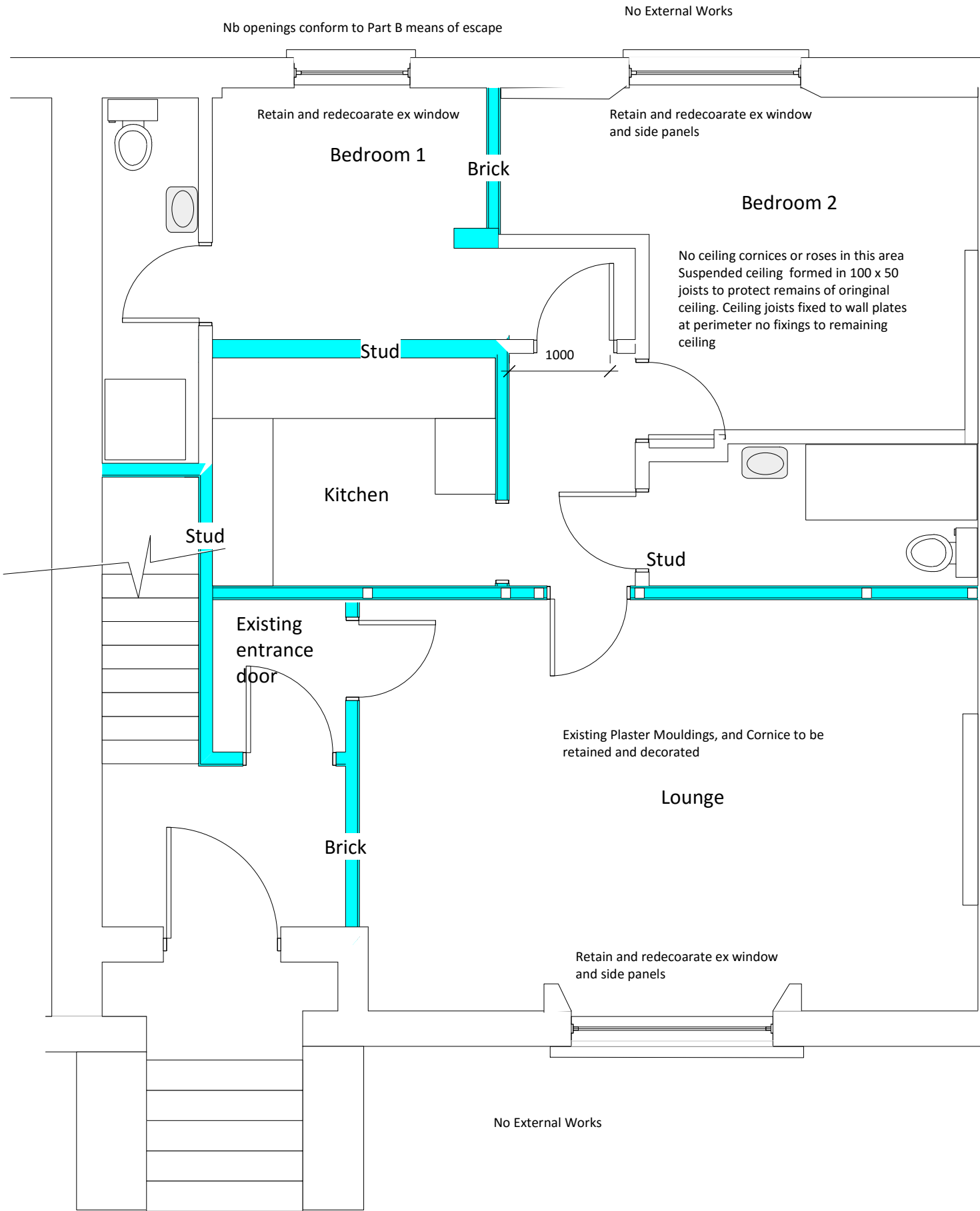


I would remind you that no further works should be undertaken to the grade II listed building in the absence of the necessary listed building consent, as it is a criminal offence to commission or undertake unauthorised works to a listed building (under the Planning (Listed Buildings and Conservation Areas) Act 1990.

I trust that a solution can be reached which is both satisfactory in listed building terms and in line with your clients requirements. If you have any questions, please do not hesitate to contact me.

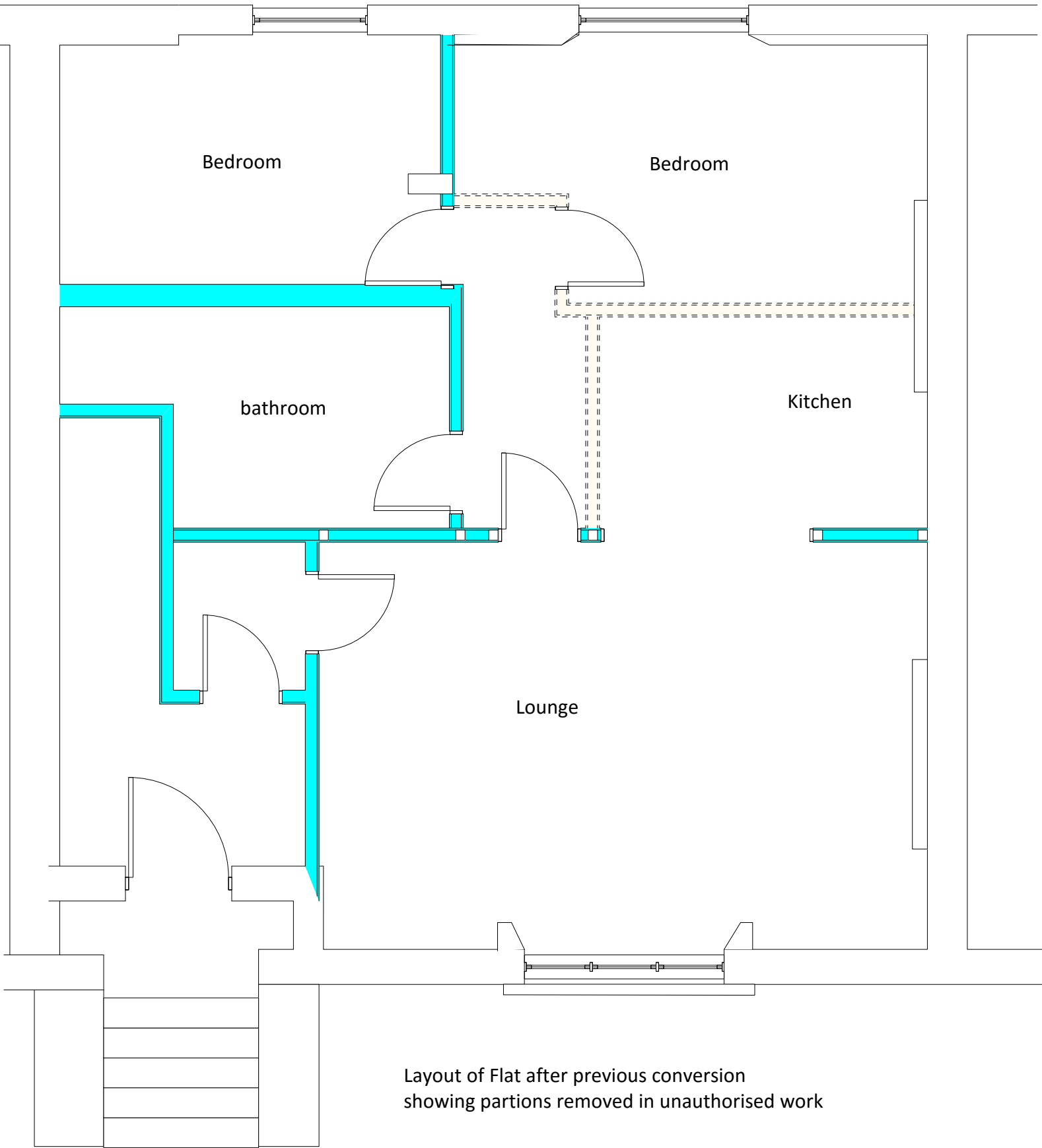
Proposed Layout At Completion



Specification
All new doors
6 panelled pine Georgian doors with mild steel but hinges and georgian brass Knob handles by Priors Bloxwich range.
All doors painted knotting, primer,u/c and gloss finishing coat.
Architraves 108 x 32mm moulded sw, by Woodworkers.co.uk georgian moulded architrave (4 1/2")
Skirtings to lounge 300 x 32 mm moulded sw to match existing pattern in hall way.
Skirtings in other room 150mm moulded sw.
Windows all retained decoration only.
Plasterwork; from the evidence the vast majority of the lath and plaster work had been removed and replaced with morden boarding prior to the current work. It is therefore prosed to form the new partitions in timber studwork with 100 x 50 sw frame at 400 vertical centres and 800 horizontal centres with plaster board and skim finish.
Existing studwork frames to be reboarded and have plaster skim applied.
Brick work partitions to have two coates lime render and lime plaster skim applied.
heating: Boiler existing radiators renewed to existing positions.
Kitchen to be fitted to former bathroom, existing draiange to be re-used.
Drainage available at both en-suite positions.

Remove 1980's fire place.
NB original Fire has been previously removed make good to wall and replaster.

Layout prior to work



- existing walls formed in last renovation and removed
- existing historical walls and partitions
- Proposed walls

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	SCALE 1:1:100 @ A2		
	DATE April 2016		