

Front Elevation
As Existing with Demolitions

METERS

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architects/planners/designers

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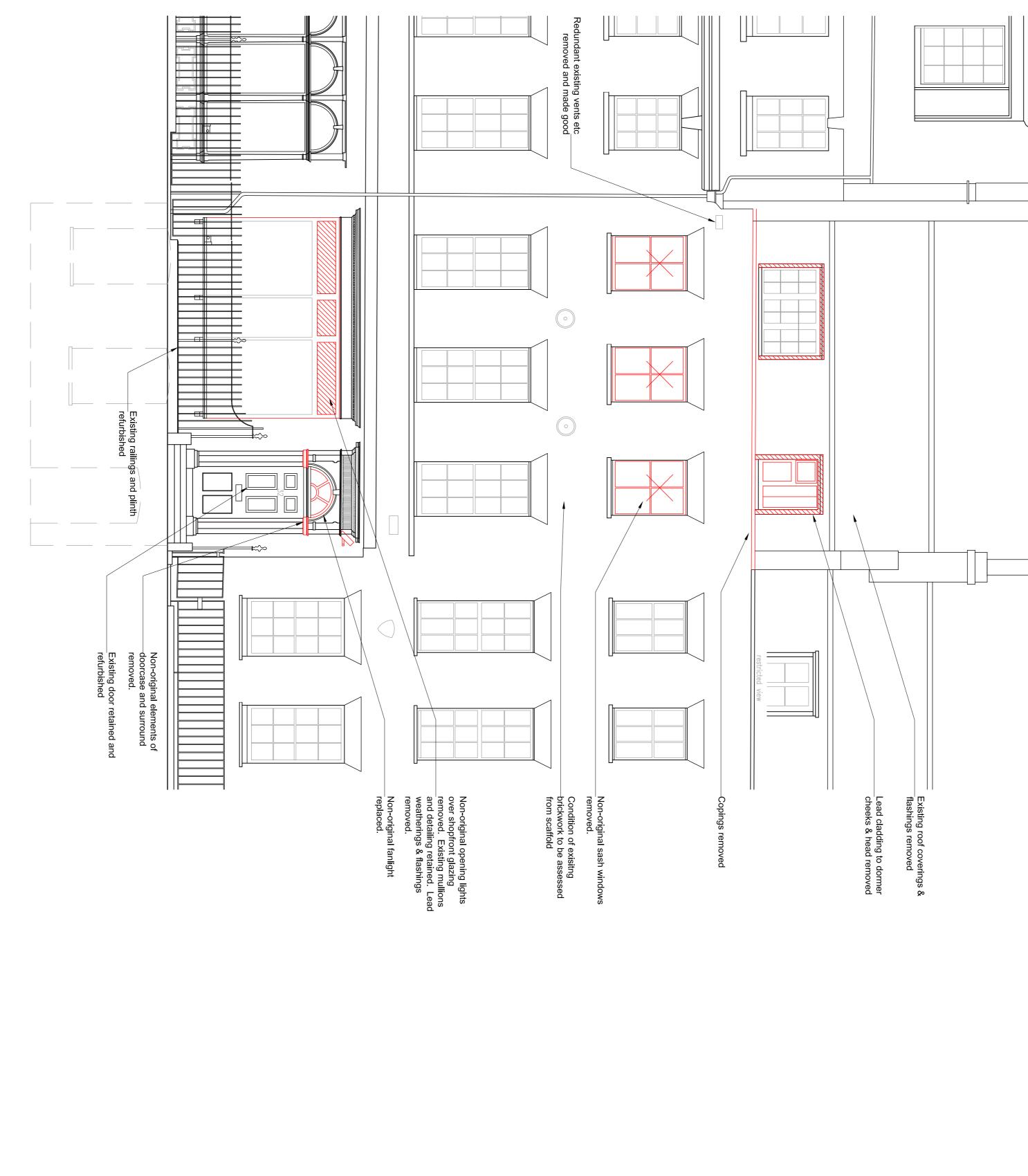
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DATE August 2015

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Do not scale. All written dimensions must be checked on site before work commences on site or in shop. Figured dimensions take preference over those scaled. Discrepancies, where identified, must be reported to the Architect immediately.

A 23.03.2016 Issued for Planning
- 11.11.2015 Issued for Planning
REV ISSUE DATE REVISION NOTES

All work must be carried out in accordance with and to the satisfaction of the Local Authority.

**PLANNING** 

Garnett+Partners LLP Holborn Hall 195 High Holborn London WC1V 7BD

Any areas indicated on this drawing are for guresponsibility is taken for their accuracy.



YEY





Notes

Existing lath & plaster ceilings/wall linings will be retained where existing and repaired where damaged with materials to match existing.
 Plaster will be removed to the basement walls to enable dampproofing work to be carried out.
 Where ceilings/wall linings are found to be plaster board & skim if removed for services or structural works etc.
 Existing decorative plasterwork will be retained and refurbished throughout. Heavy build up of paint is to be removed by a specialist using poultices.
 Wherever possible original skirtings, architraves, shutters, dado panelling and other decorative joinery will be retained, stripped of paint, repaired and redecorated.
 The existing basement floor slab will be replaced throughout.
 Where floors are found to be out of level these will be levelled by removing the existing floorboards, firring the joists and relaying the original boards.
 Services will be run within floor voids and use existing notches wherever possible to avoid damage to the historic fabric.
 Existing sashes will be draft proofed where retained.

DEMOLITION

# EXISTING FABRIC