



- key**
- Hatch denotes proposed new partition for Nr.32
 - Hatch denotes proposed historical areas to be repair / make good / refurbish

All the original lath and plaster ceilings, cornices, decorative plasterwork and ceiling roses that may have survived to be retained and made good. Conservation paint solvent would be used to peel away historic paint build up to re-expose cornice detailing.

Careful raising of the floorboards, documenting the location and type of fixing of each when removed. Ends not to be broken or cut. To be refixed in place using reclaimed or original iron nails, not screws or stainless steel nails. Note if boards are board end nailed when lifted.

Historic doors in good condition to be refurbished to original state. Removal of MDF later panels to 4-panelled historic doors. Historical door timber frames to be repaired with spliced in timber, repairs where needed and repainted. New ironmongery to match original.

Historic external sash windows and original timber shutter boxes and timber architrave surrounding to be refurbished: clean and paint to match original. New ironmongery to match original. Broken glass panes to be replaced. Care to be taken not to damage existing windows.

Historic skirting to be refurbished. Clean and paint to match original

Lintel above window, where cracks have been observed repair work of masonry or replacement of lintel may be necessary. New lintels to match historic using lime mortar

Balcony balustrade to be refurbished. Clean and painted to match existing

Historic external sash windows and original timber shutter boxes and timber architrave surrounding to be refurbished: clean and paint to match original. New ironmongery to match original. Broken glass panes to be replaced. Care to be taken not to damage existing windows. New heat reflective roller blinds internally

Existing down pipe to be retained



Subsidiary	Revision	Date	Comments
S0	P2	23/11/17	OVERALL AREA REDUCTION
S0	P3	05/12/17	WINDOW FRAME MATERIAL CHANGED FURTHER TO COMMENTS FROM PLANNERS

A1

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Notes

No dimensions are to be scaled from this drawing. The contractor / manufacturer is responsible for checking all dimensions and querying any discrepancies.

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Project: **CBCD Toddler Laboratory**

Key: **32 Torrington Square
Bloomsbury
London
WC1E7HX
Birkbeck University of London**

Information Title: **Proposed - First Floor Plan**

Date: **17.01.17** Drawn: **RP** Checked: **IJ** Scale: **1:50**

Project No.	Originator	Zone	Level	Type	Role	Number	Suitability	Revision
BB029	BA	Z0	01	DR	A	1203	S0	P3

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