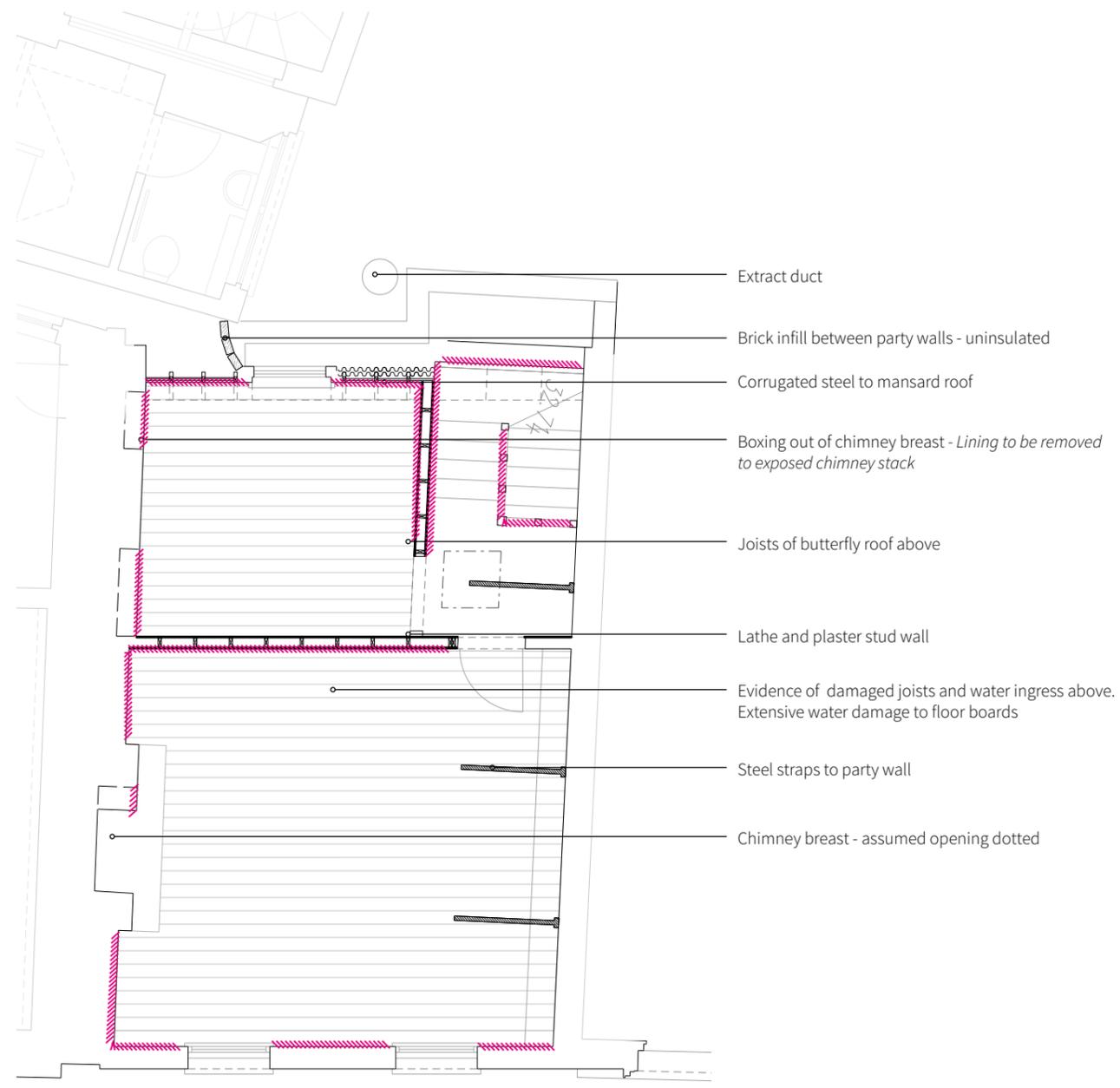
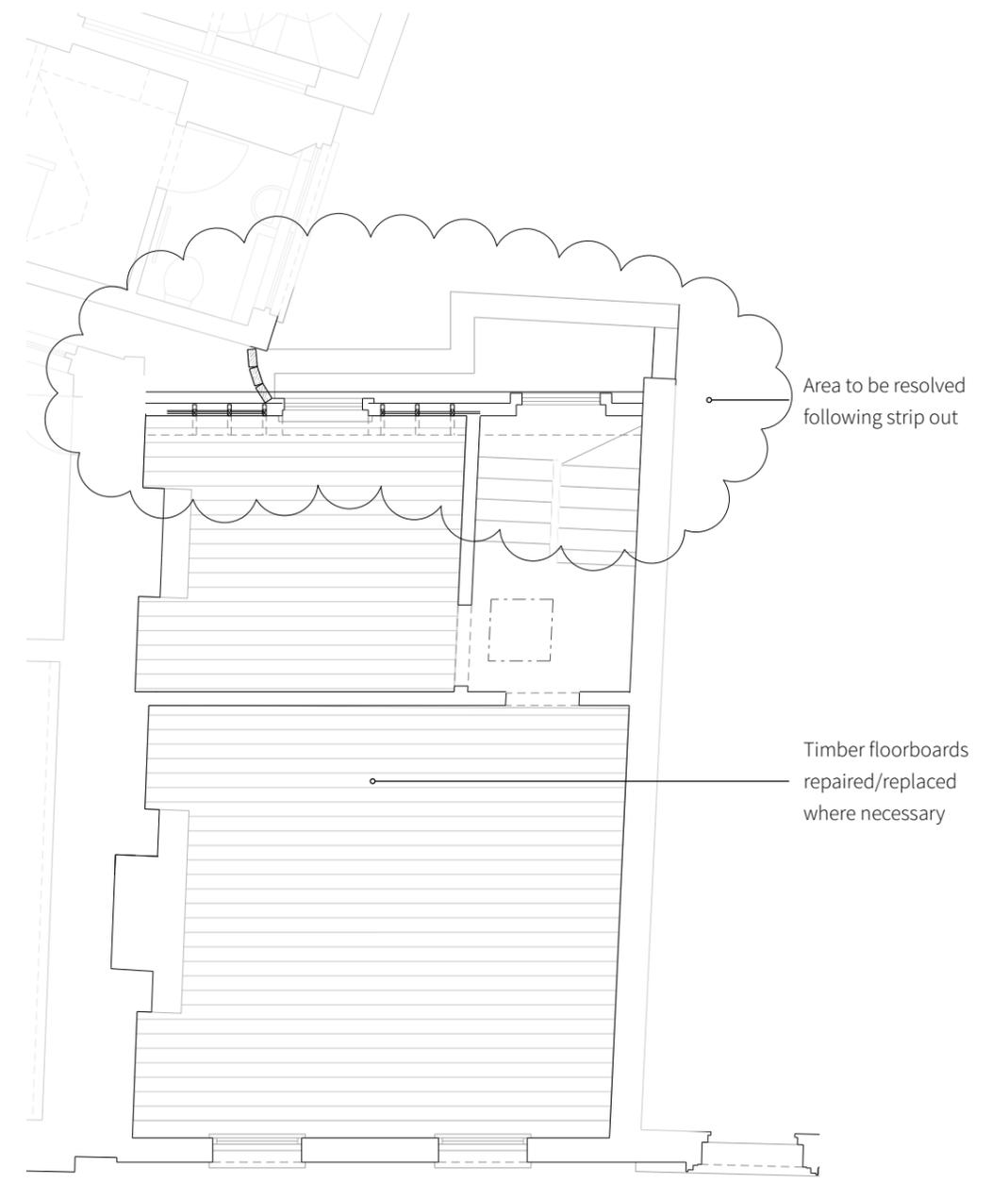


THIRD FLOOR - EXISTING, STRIP OUT & PROPOSED

- Key**
- Element of original fabric to be retained
 - Element to be removed
 - Linings/paneling to be removed
 - Linings/paneling to be retained
 - General note



Existing Third Floor | Plan | not to scale

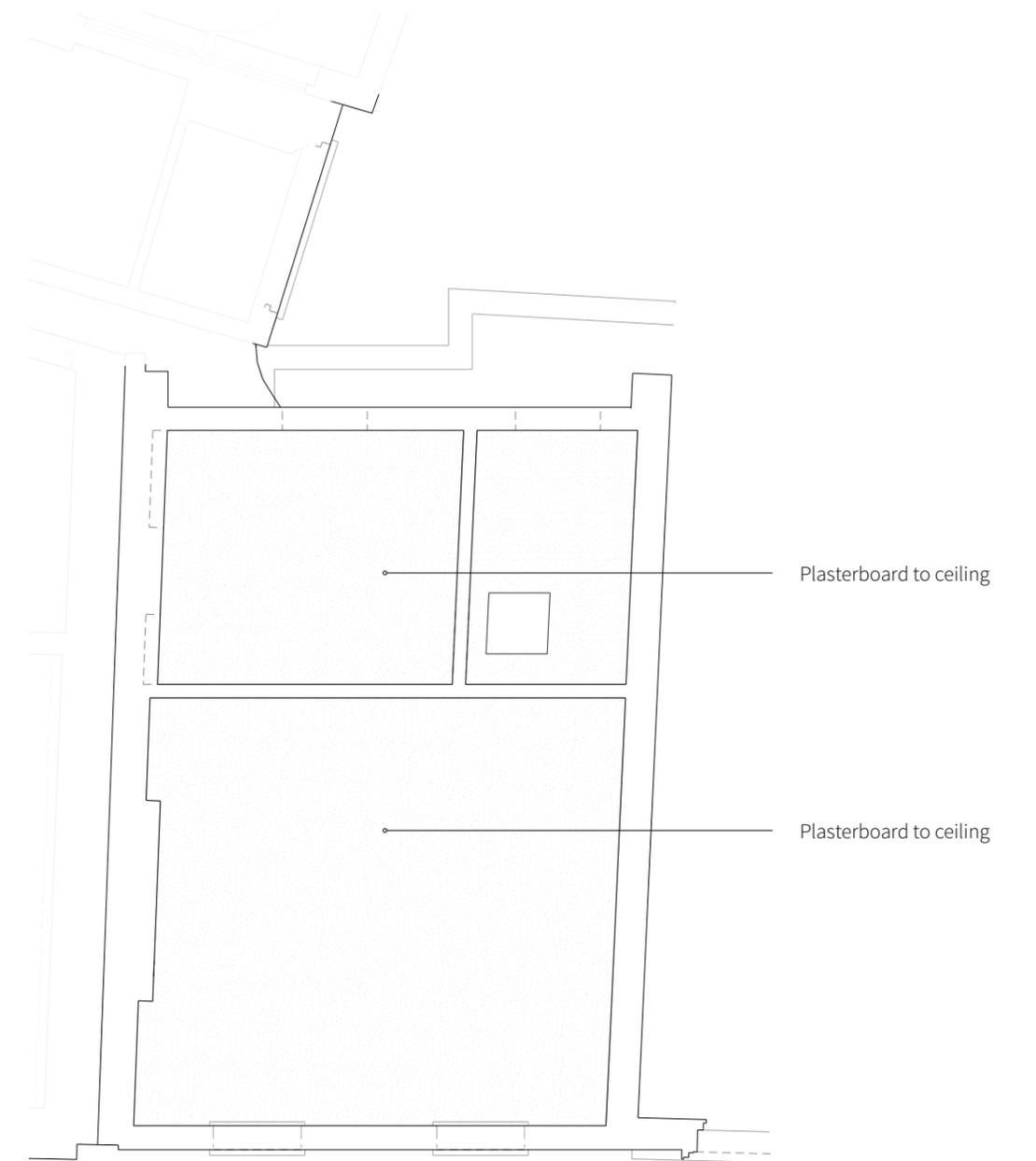


Proposed Third Floor | Plan | not to scale

- Key**
- Element of original fabric to be retained
 - Element to be removed
 - Linings/paneling to be removed
 - Linings/paneling to be retained
 - General note



Existing Third Floor | Reflected Ceiling Plan | not to scale



Proposed Third Floor | Reflected Ceiling Plan | not to scale

THIRD FLOOR PHOTO RECORD

Key

- Element of original fabric to be retained
- Element to be removed
- Linings/paneling to be removed
- Linings/paneling to be retained
- General note



37 - Original three over six sash window with original architrave

Proposed Note:

- Existing sash box surrounds carefully repaired and refurbished where possible. New sash boxes to match existing where necessary. Sash casements repaired where possible. New casements to match where necessary



38 - Chimney breast with unoriginal fireplace. Assumed larger opening behind

Strip-Out Note:

- Wall linings to be stripped back to line of masonry



39 - Original architraves on door opening between stair and primary room. Evidence of structural failures in original partition resulting in roof subsidence, and water ingress causing rotting beams in roof structure.

Strip-Out Note:

- Wall linings to be stripped back to line of lathe

THIRD FLOOR PHOTO RECORD

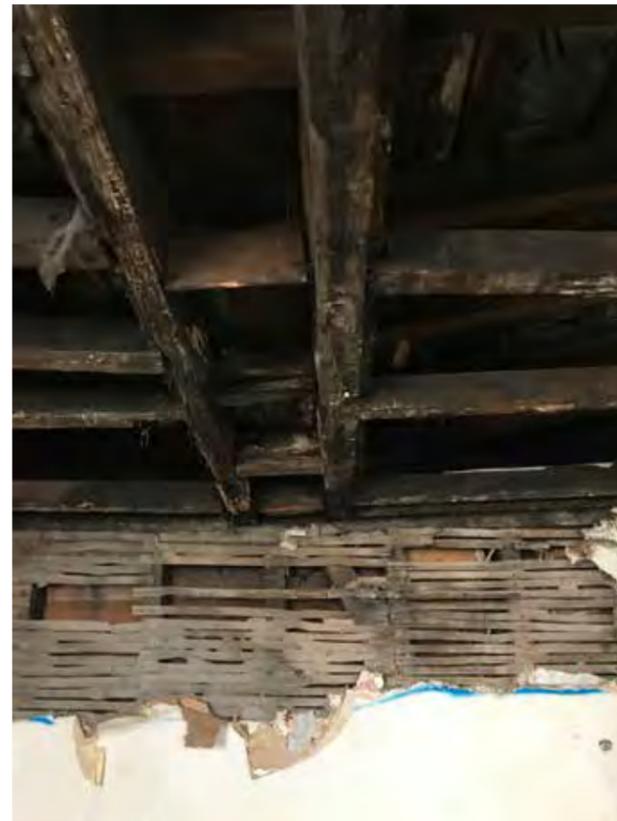
Key

- Element of original fabric to be retained
- Element to be removed
- Linings/paneling to be removed
- Linings/paneling to be retained
- General note

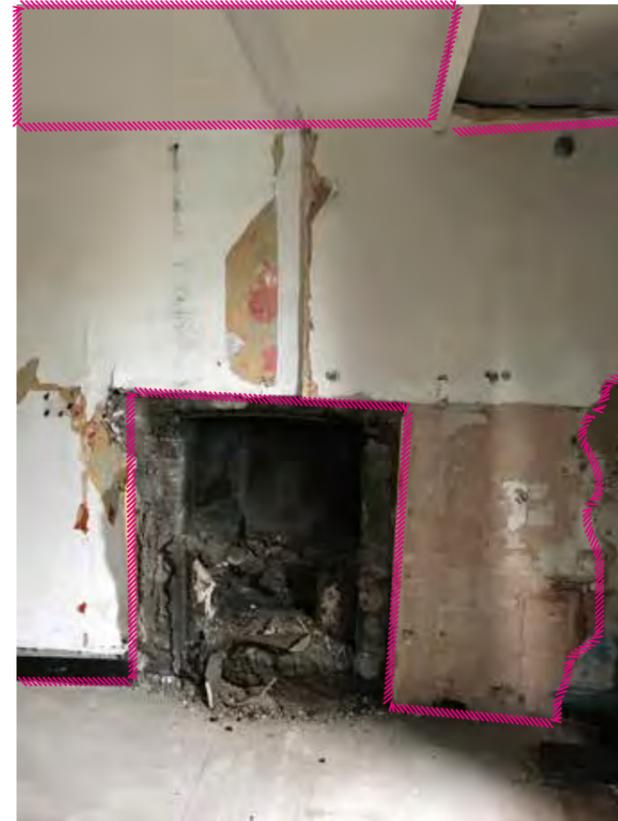


40 - joists of butterfly roof and central partition. Structural failure of partition clearly visible

Strip-Out Note:
 - Wall linings to be stripped back to line of lathe

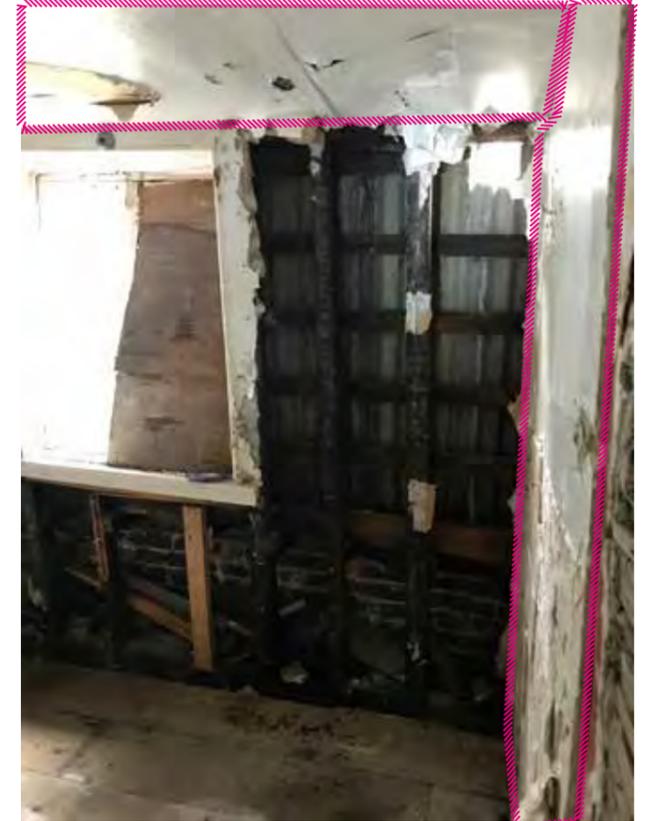


41 - Central joists of butterfly roof. Extensive water damage



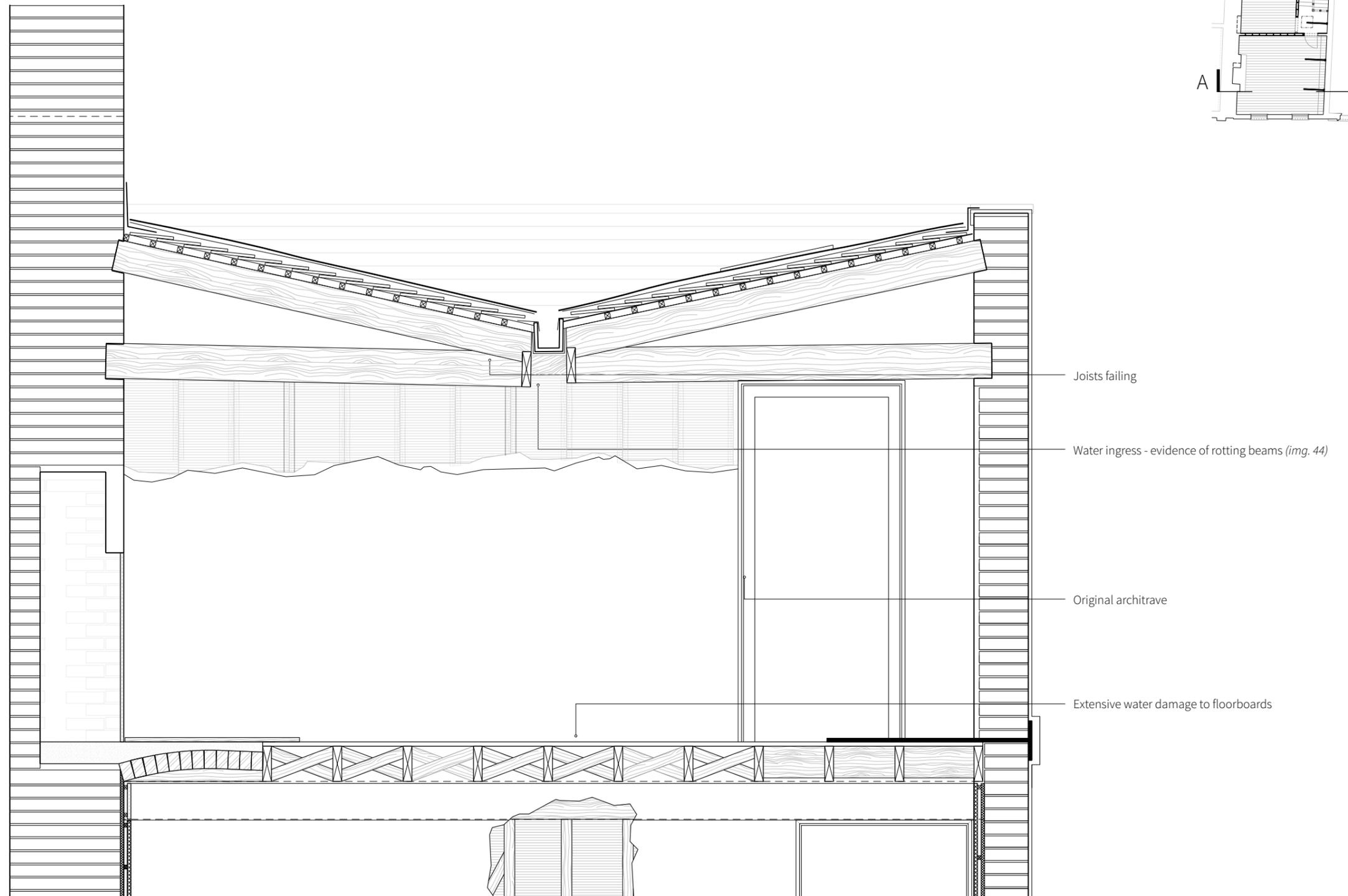
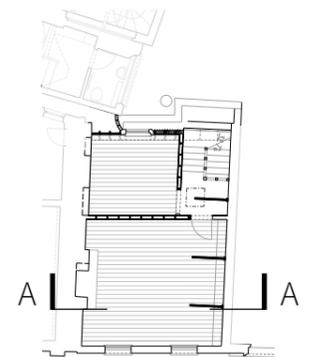
42 - Chimney breast boxed out in secondary room

Strip-Out Note:
 - Wall linings to be removed to exposed chimney stack boxing out
 - Lining to ceiling to be removed to show extent of damage to rafters above



43 - Corrugated metal mansard roof in secondary room. External brick wall, external brick wall / parapet visible behind timber joists.

Strip-Out Note:
 - Lining to ceiling to be removed to show extent of damage to rafters above



Existing Fourth Floor | Detail Section A-A | 1:20

THIRD FLOOR PHOTO RECORD

CONTINUED

Key

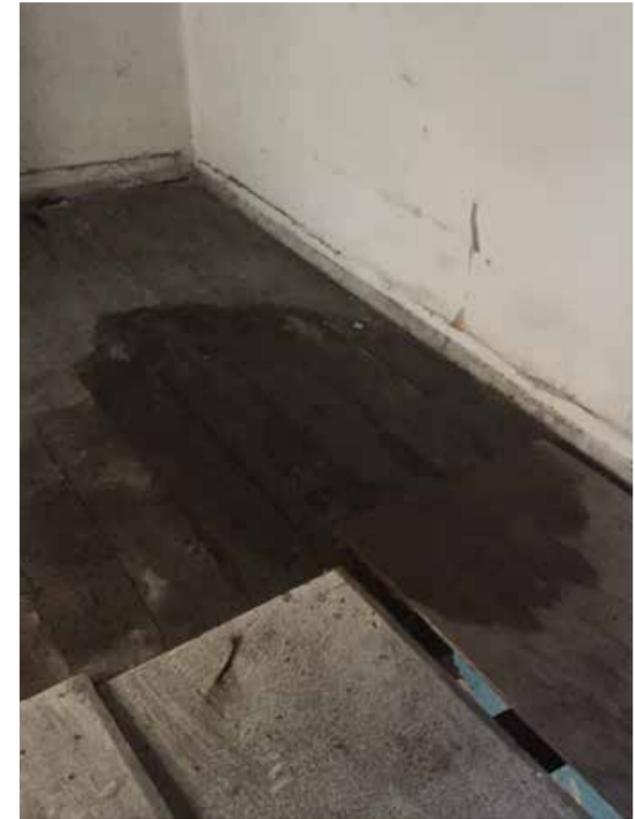
-  Element of original fabric to be retained
-  Element to be removed
-  Linings/paneling to be removed
-  Linings/paneling to be retained
-  General note



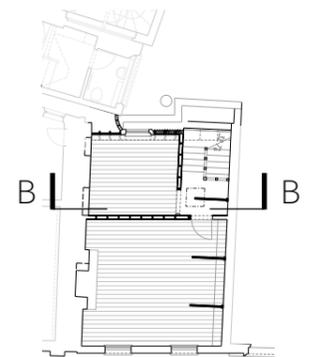
44 - Extensive and continuing water damage to central beams & joists. Roof visibly sagging. Underside of roof slates visible.



45 - Underside of slates visible. Roof area completely uninsulated. Brick party wall between to nos 28 Denmark Street in background. Tile batten's very damaged.



46 - Continuing water damage to floorboards beneath central beams of butterfly roof - spongy underfoot.



Existing Fourth Floor | Detail Section B-B | 1:20

THIRD FLOOR PHOTO RECORD

CONTINUED

Key	
	Element of original fabric to be retained
	Element to be removed
	Linings/paneling to be removed
	Linings/paneling to be retained
	General note



47 - Dormer window set within corrugated metal mansard roof in secondary room. External brick wall, external brick wall / parapet visible behind timber joists. Party wall of 28 Denmark Street accessible behind roof structure to the left hand side of dormer window

Strip-Out Note:
- All linings to ceiling to be removed



48 - Stock brick infill between mansard roof of 59 St Giles High Street and 28 Denmark Street. Party wall of 28 Denmark Street built off parapet of 59 St Giles High Street

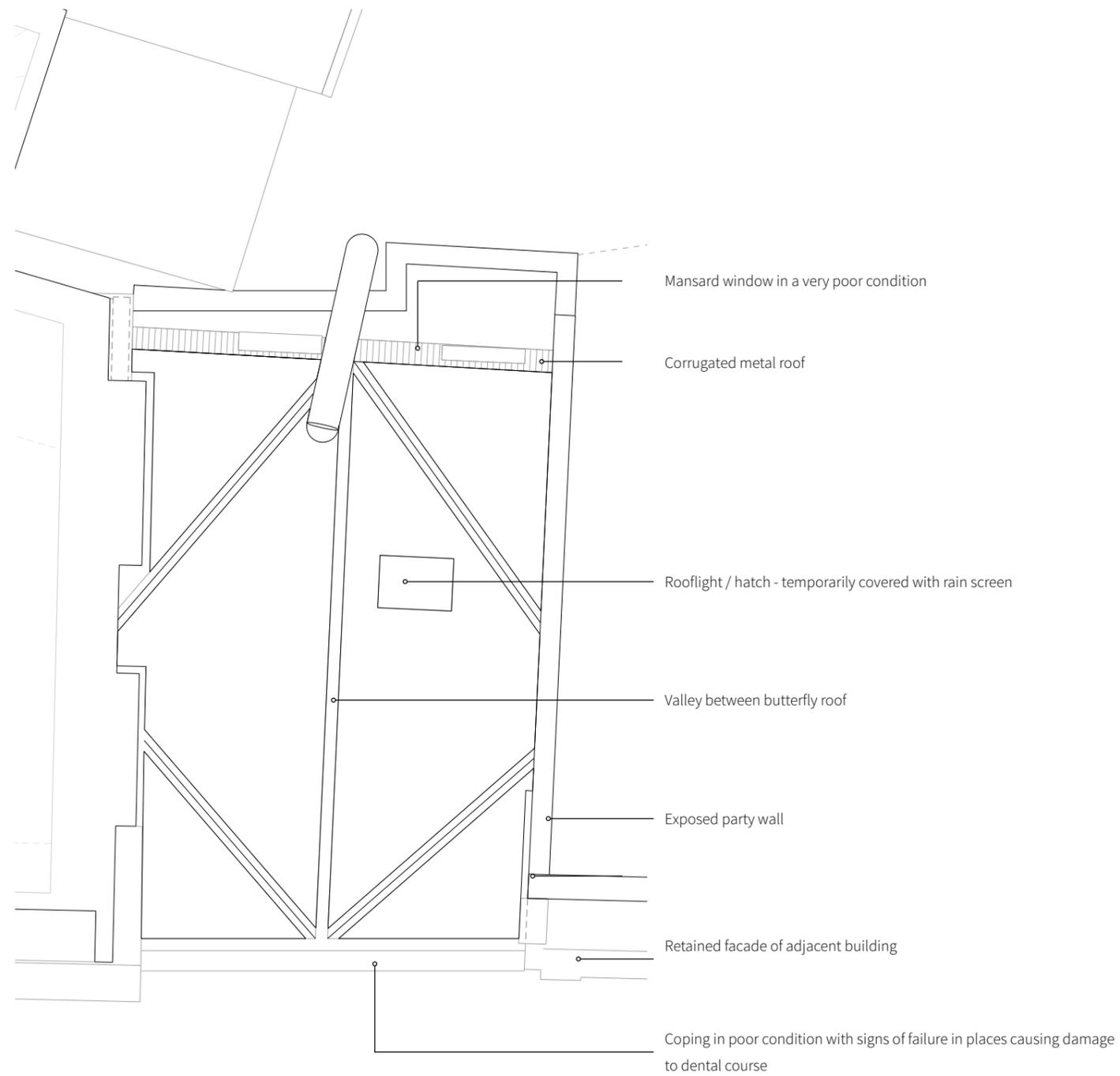


49 - Stair at third floor level. Truncated half landing within mansard roof in order to allow space for water tank behind.

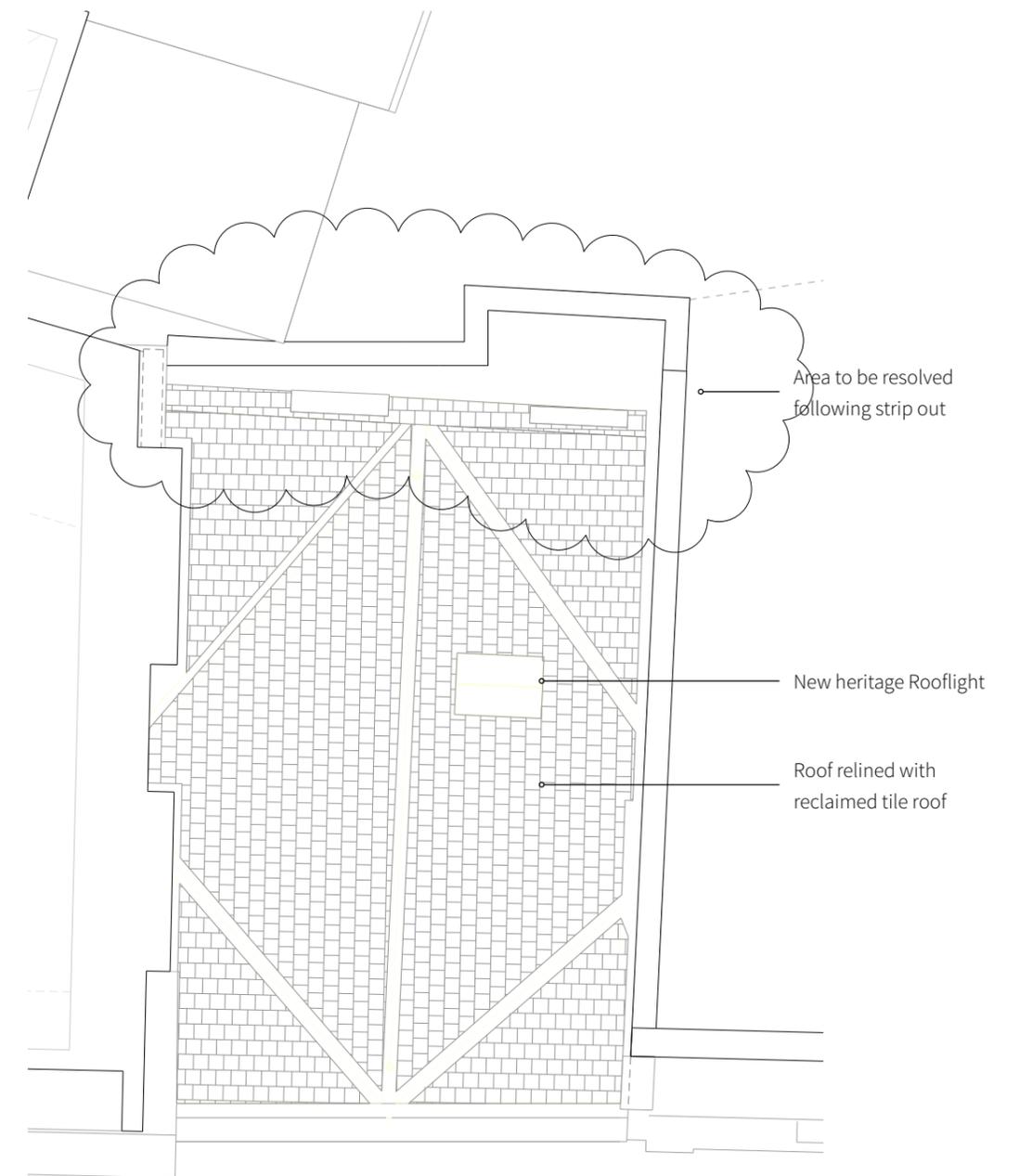
Strip-Out Note:
- Timber studs to be removed

ROOF - EXISTING, STRIP OUT & PROPOSED

- Key**
- Element of original fabric to be retained
 - Element to be removed
 - Linings/paneling to be removed
 - Linings/paneling to be retained
 - General note



Existing Roof | Plan | not to scale

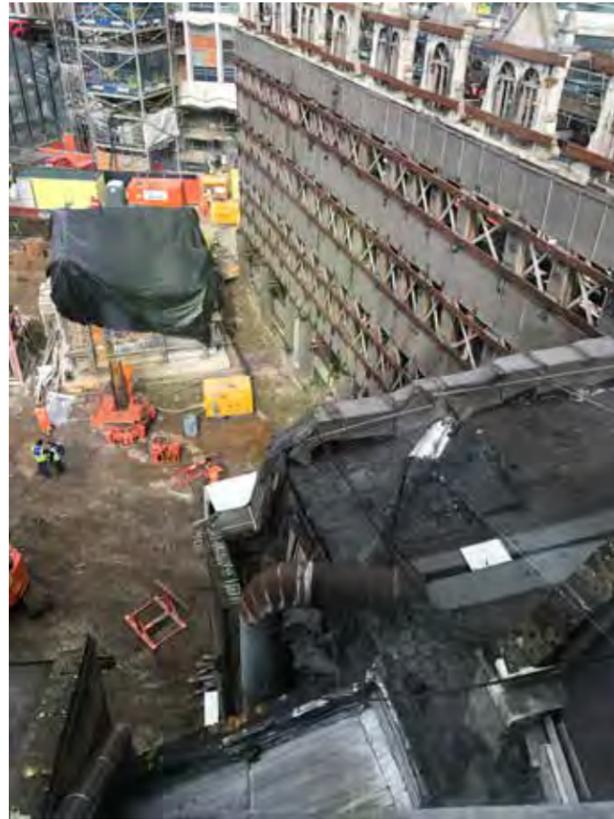


Proposed Roof | Plan | not to scale

ROOF PHOTO RECORD

Key

- Element of original fabric to be retained
- Element to be removed
- Linings/paneling to be removed
- Linings/paneling to be retained
- General note



50 - Roof of 59 St Giles High Street from 28 Denmark Street stairwell. Corrugated steel mansard and dormer visible

Proposed Note:

- Existing dormers replaced with new timber dormer windows with lead copings. Extract duct to be removed.



51 - Roof of 59 St Giles High Street from 28 Denmark Street roof

Proposed Note:

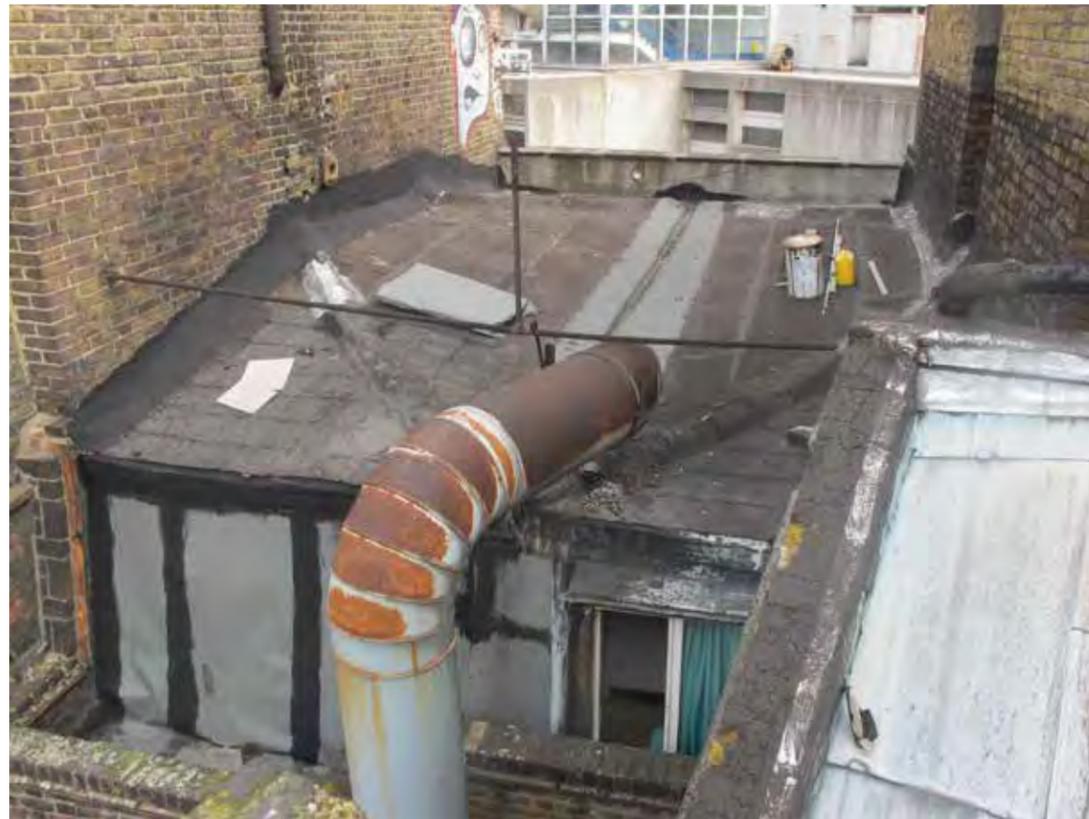
- New roof-light to replace existing hatch above staircase. All materials to roof carefully removed, trusses repaired and strengthened, and roof relined with reclaimed tiles, new lead ridge and flashings.

- Copings and parapet carefully cleaned and repaired, and replaced to match where necessary. New concealed box gutter behind.

ROOF PHOTO RECORD

CONTINUED

- Key**
- Element of original fabric to be retained
 - Element to be removed
 - Linings/paneling to be removed
 - Linings/paneling to be retained
 - General note



52 - Roof of 59 St Giles High Street from 27 Denmark Street. *Photo taken in 2014*



53 - Roof of 59 St Giles High Street from 28 Denmark Street roof. *Photo taken in 2014*