



hazard: outline method statement

Facade

Full scaffolding (guarding, netting, toe-boards erected and certified by competent installer required for all access above 2 metres. Lifts to provide ready access to all surfaces without the use of stepped access on the scaffold. A scaffold to both chimneypieces will be required.

Ensure operations such as iron pipework have at least two operatives attending the work at any time, with no-one working on the lifts directly below. Lead should not be used to seal the iron pipework joints for health and safety reasons.

Balustrading to gutter and all projecting mouldings to be stress tested prior to works commencing to ensure loose debris unable to fall in an uncontrolled way.

Minimal original material to be removed back to sound surface when making crack repair. Any areas of blown render to be identified to the Architect prior to removal to confirm extent of repair - cutting discs may be used to minimise impact vibration, depth must not exceed the render thickness to preserve the masonry, all operatives must use full and appropriate PPE as identified in the relevant Risk Assessment and have undertaken certified abrasive wheel safety training.

Roofing

Slating works to be scheduled with no workers on scaffold below, undertaken by operatives experienced in traditional roofing, works covered by site specific risk assessments. Note slates removed for re-use, ensure nail holes are not enlarged during removal. Refer to Dwg. GC 106A.

Hall roof to require breathing apparatus if cutting into or abrading existing fibreglass reinforced resin finish.

Modern sarking felt visible under slates indicating recent removal/replacement - battens therefore to be replaced - fixings and nails to be treated steel or non-ferrous for longevity. Ensure each existing slated pitch photographed prior to removal and pattern of slates followed when reinstating.

Doorway

Existing concrete beam to be utilised so removal of existing blockwork to create new doorway will not require an Engineering method statement. PPE as identified in the relevant Risk Assessment is required.

Crosswall

Removal of arched crosswall - engineer-led method statement for propping and reinstatement of loadbearing wall to ensure minimal/no settlement for floor joists over - note existing rusted RSJ to be retained in situ and wire brushed and etch-primed prior to plaster reinstatement.

opening up blocked hearth

retain/clean existing shelving and radiator cabinets utilising original fixings

remove fibreglassed flat roof with previous failed waterproof layers replacing water affected timber substrate

remove PVC guttering

inspect and if necessary replace valley gutter using code 5 lead as per LSA details to existing outlet

maintenance access between existing rafters

remove timber structure to existing flat roof/terrace

remove 1969 door infill

retain and repair dado panelling from 1969 reinstate missing sections retain bath and surround - ref dwg GC 112

remove render - reopen 1968 doorway

remove arched cross wall, replace with square headed opening

lower external ground level

remove tiles floor finish back to slab prepare for minimal insulation and re-tiling

Note: all original / existing fabric retained in-situ unless indicated red for removal

removal and replacement of cabinets and carcassing, appliances to be replaced along with extraction equipment marble and mahogany worktops to be retained and re-used

plasterboard ceilings to be renewed throughout

wall finishes to be renewed for water ingress management refer to GC 302A

