

remove modern lead valley

 carefully set aside slates for re-use
following mapping of location and pattern of tiles

reinstatement of valley will require tilting fillet and details as per LSA guidance

remove PVC guttering

remove redundant SVP

retain flaunching following confirmation of extent of cracking if substantial flaunching removed to be replaced with Roman cement

retain existing pots in situ

prepare for reinstatement of moulded projection under flaunching taking existing fragment as precedent

remove water tank and associated flashings and pipework

ensure ALL pitched roof timbers are retained in situ, full inspection of structural and moisture integrity

remove and replace parapet gutter - requiring the setting aside of lower courses of slates. check integrity of battens prior to reinstatement in their original location - open up access panel between existing rafters

remove PVC guttering for equivalent iron gutter reinstatement

hazard: outline method statement

Structure

proping of valley beam during securing works, engineer-led method statement for removal of inset terrace roof including propping arrangement and sequence of dis-assembly. Full scaffolding to secure opratives working at height, protect floor boards to second floor - ref Dwg. GC 105A-107A

Cutting into fibreglass waterproofing will require approriate breathing apparatus in addition to regular PPE - ensure waste mamagment policy in place for removal. Lead to be handles carefully and recycled

Inspect all rafters prior to operative stripping slates or renewing pareapet gutter to ensure ability to support operatives during roofing works - ensure appropriate storage spac for slate to allow their reinstatement in the original location

All battens and nails to be renewed using copper nails and preserved timber tile battens. Ridge tiles are ceramic and handling requires two operatives.

Remove portland cement render from chimneys and party wall using controlled use of cutting wheels by trained operatives ensuring no scoring of brick surfaces, use of hand held bolsters rather than mechanical breakers required to remove render.



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PROJECT 23 Gloucester crescent

SUBJECT Roof plan existing

NUMBER GC 106 REVISION A SCALE 1:50 @ A3

DATE 12/05/20

revisions A 06.09.20

9.20

scale 1:50

remove timber structure to existing flat roof/terrace, remove cut-in joists to the original valley beam piece in matching timber as directed by the structural engineer remove lead flashings to ridge remove cement render to party wall, retain concrete copings in situ
 investigate flaunching, if cracked remove and replace with Roman cement retaining pots in situ
 if an air vent is not present for the redundant flue an airbrick will be required

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

5.0m

