



General awareness of potential for lead paint to remain under modern finishes

Replacement of window to bathroom presents risk at height - ensure removal and fitting of new sash window facilitated from inside with precautions against falling objects/debris

removal of modern cement render at plinth level prior to fitting of EWI to ensure vapour permeability

GF extension asphalt roll roof covering adjusted to extend gutter over woodfibre EWI and lime render
Refer to detail drawing SPA 321

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Requirement to adjust external services pipework to allow fitting of EWI - PVC pipework renewed reconnected into existing stacks
Refer to detail drawing SPA 321

intake and extract vents to be let into rear elevation for heat recovery ventilation system - 2x per flat - grille to be cast iron square grid to suit vet pipe diameter

adjustment required for existing cills retained in-situ and overlaid with aerogel and woodfibre to prevent cold bridging
Refer to detail drawing SPA 321

existing low cupboards within alcoves removed, IWI fitted and cupboards reinstated

remove paint and paper finishes to interior face of external walls prior to fitting woodfibre IWI - note if plaster is lime based to be retained as vapour permeable - if gypsum plaster (unoriginal) to be removed back to masonry with a levelling coat of Baumit lime plaster prior to woodfibre and lime plaster finish - redecoration using vapour open paint

existing skirting boards to be removed and refixed after insulating

note remove timber panel below sash windows - add woodfibre IWI and reinstate timber panel. Refer to detail drawing SPA 321

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all original ceilings previously replaced with plasterboard following dangerous collapse - only entrance hallways retain original cornice which is unaffected by proposed works.

where replacement cornice runs across walls fitted with IWI the cornice will be matched

heat recovery units and pipework runs to be located within attic space - openings for ducts let into existing plasterboard ceiling - original lime plaster ceilings were replaced previously - intumescent collars to secure fire compartmentation

fitting of underfloor heating overlay system on existing timber floor requires lower edge of internal doors to be raised - all internal doors are contemporary FD30 doorsets so no loss of original fabric occurs

