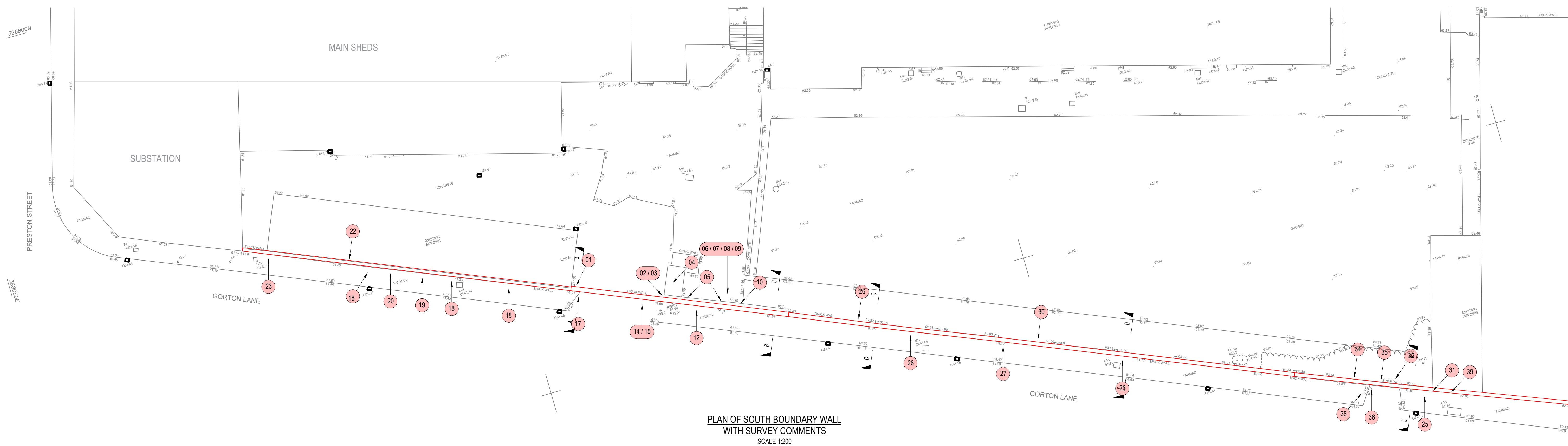




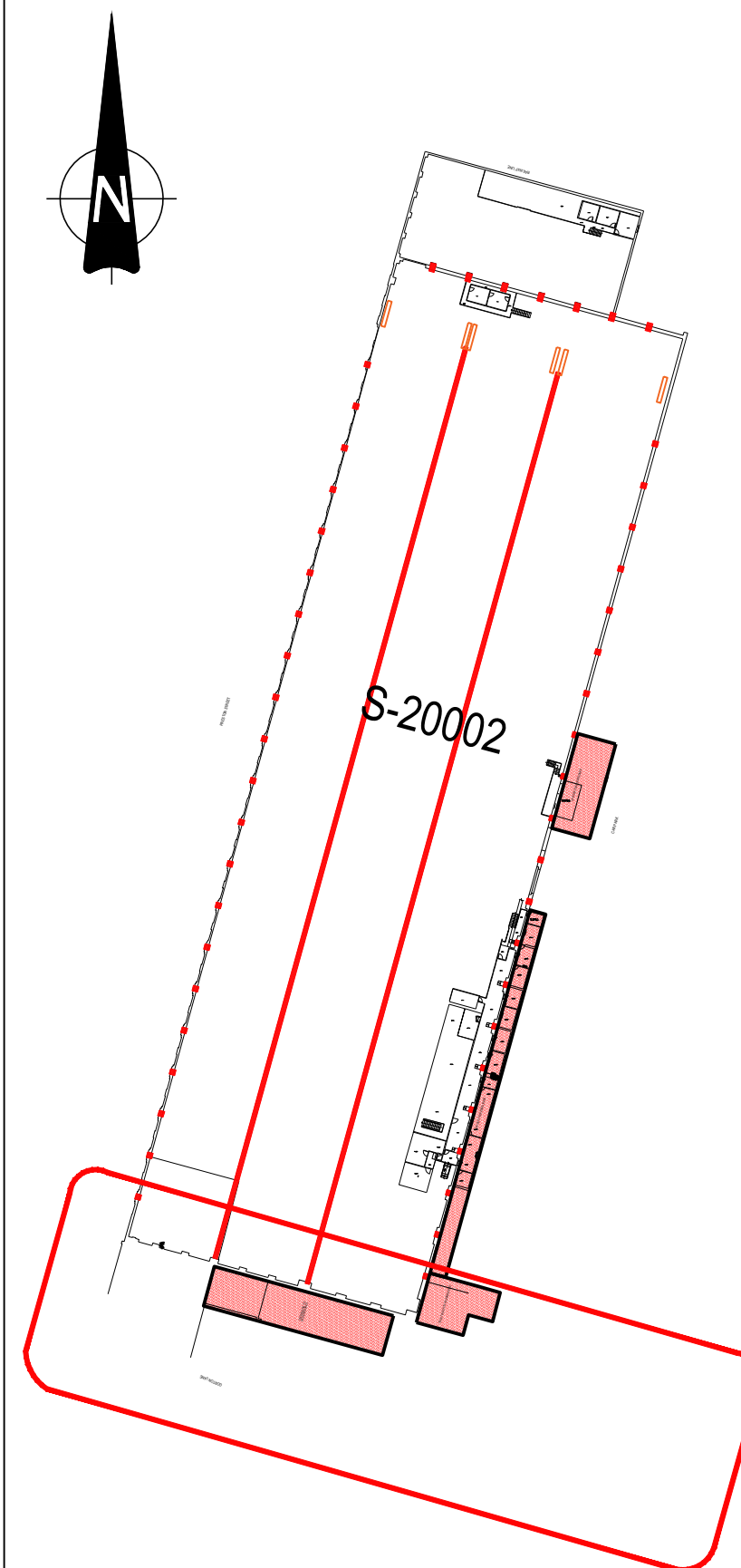
EXTERNAL SOUTH BOUNDARY WALL	
01	INFILLED OPENING PARTLY BONDED ON WEST SIDE.
02	SMALLER INFILLED DOW OPENING WITH REINFORCED CONCRETE LINTEL ABOVE.
03	CONCRETE SPALLED FIN WEST FACE. REINFORCEMENT HEAVILY CORRODED.
04	DIAGONAL CRACKING STARTING AT MID HEIGHT CIRCA 5mm DEEP DOWN TO HURLING UP TO ASK (1 METRE LONG).
05	EMBEDDED STEEL REMAINS OF I BEAM BEARING, JACKING UP SURROUNDING MASONRY.
06	LOOSE MASONRY UNITS AT TOP OF LEDGE BELOW WALL HEAD.
07	VEGETATION GROWTH.
08	SIGN SEPARATION BETWEEN LEDGE AND PRINCIPAL WALL HEAD. STRETCHER COURSE, LAST 4 COURSES, NOT BONDED.
09	LOSS OF MORTAR TO WALL HEAD. HEAVILY DECAYED.
10	MISSING AND LOOSE MASONRY UNITS, RAMSHACKLE REPAIRS, SEVERED CROSS BONDS AT HEADER COURSE. TAKE DOWN, REMOVE STEELWORK AND RE-BUILD.
11	WALL BULGES OUT ON PLAN AND RETURNS AT WALL HEAD. MAXIMUM DISPLACEMENT CIRCA 25mm AT CIRCA 500mm FROM CORNER. CONSTANT ALONG THE BULGE.
12	WALL HEAD BULGES IN ON PLAN CIRCA 20mm. COPES DISPLACED.
13	MASONRY INFILL PARTLY BONDED UP TO EXISTING AT INTERFACE. DIFFERENCE OF VERTICALLY AT WALL HEAD DECREASING TOWARDS ROOF LEVEL.
14	INFILL IN DOOR OPENING IN MASONRY WALL, BUT JOINT UNBONDED TO SURROUNDING STRUCTURE.
15	REINFORCED CONCRETE LINTEL, CORRODED AND SPALLING.
16	HEAVILY DECAYED MASONRY FABRIC TOP 1m.
17	MASONRY WALL BULGES OUTWARDS CIRCA 30 - 40mm. MAXIMUM DISPLACEMENT AT MID HEIGHT. BULGE STARTS AT INTERFACE AND COMES BACK INTO LINE WHERE INDICATED INTERNALLY.
18	VEGETATION GROWTH CIRCA PRINCIPAL TRUSS BEARING INTERNALLY.
19	MASONRY ARCH APPEARS DECAYED ALTHOUGH BED JOINT MASONRY ARCHES ABOVE CROWN.
20	CRACKING CIRCA 5 - 10mm DISPLACEMENT UP FROM PRINCIPAL POINT TO WALL HEAD.

EXTERNAL SOUTH BOUNDARY WALL	
21	SIGNIFICANTLY DETEIORATED MASONRY (LOCALISED).
22	MATURE VEGETATION JACKING UP WALL HEAD MASONRY CIRCA 30mm AT VALLEY GUTTER LOCATION (CIRCA 500mm DOWN FROM WALL HEAD, PRINCIPAL TRUSS LOCATION INTERNAL). PARAPET ABOVE UNSTABLE. TAKE DOWN AND REMEDIATE.
23	EMBEDDED STEELWORK.
24	AT BUTT JOINT WITH SUBSTATION, DIFFERENCE IN VERTICALITY OF CIRCA 10mm AT MID HEIGHT RETURNING TO GROUND AND WALL HEAD
25	OUTWARD LEAN CIRCA 30mm. RE-BUILD OPENINGS AND ABOVE NEW OPENING EMBEDDED STEEL AT ALL OPENING LINTELS.
26	VEGETATION GROWTH.
27	INFILL PANEL PARTLY BONDED. LACK OF MORTAR BEDDING.
28	POORLY RE-POINTED SECTION OF WALL. GROUND LEVEL UP TO 1.5m.
29	MISSED MASONRY UNITS.
30	OUTWARD LEAN CIRCA 20mm.
31	MATURE VEGETATION JACKING UP MASONRY AT WALL HEAD CIRCA 40mm.
32	DIAGONAL CRACKING FROM BEAM BEARING TO WALL HEAD BOTH SIDES CIRCA 15 - 20mm. BEAM SAGGING AT MID POINT. MASONRY AND BED JOINTS ABOVE BEAM SAGGING. CHECK T BEAM FOR ROT.
33	OUTWARD LEAN OF WHOLE WALL SECTION CIRCA 40mm OVER HEIGHT REDUCING TO NIL AT GROUND LEVEL.
34	WALL HEAD AND FREE STANDING WALL RE-BUILD.
35	EMBEDDED METAL SAGGING OVER T LINTEL.
36	SECTION OF OPENING OUTWARD LEAN 20mm AT WALL INTERFACE.
37	WALL HEAD LEANING OUT.
38	OPEN PERPEND. SECTION BETWEEN COPES NO COPES AT END OF FREE-STANDING WALL.
39	SERIOUSLY MASONRY FABRIC DETERIORATION. DEEP PACK POINTING AND INDENT REPAIR REQUIRED ALL EMBEDDED STEEL.

GENERAL NOTES:

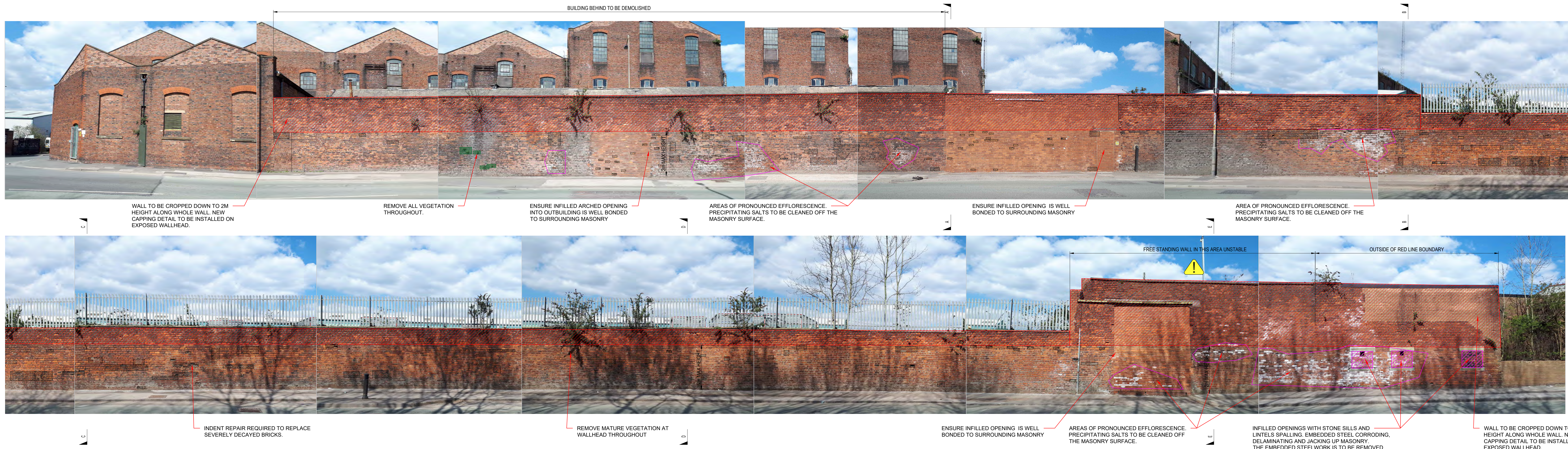
1. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECTS AND ENGINEERS DRAWINGS AND SPECIFICATIONS.
2. DO NOT SCALE THIS DRAWING. ANY AMBIGUITIES, OMISSIONS AND ERRORS ON DRAWINGS SHALL BE BROUGHT TO THE ENGINEERS ATTENTION IMMEDIATELY. ALL DIMENSIONS MUST BE CHECKED / VERIFIED ON SITE.
3. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS NOTED OTHERWISE.

KEY PLAN:



KEY

-  AREA OF MASONRY WALL TO BE CAREFULLY TAKEN DOWN TO MAX. 2m HEIGHT. REMAINING MASONRY TO BE REPOINTED AND INDENT REPAIR AS REQUIRED. REDUCED WALLHEAD TO BE COVERED WITH COPING STONES.
-  EXISTING LEVELS ON HAMMERSTONE SIDE
-  AREAS OF VEGETATION TO BE REMOVED (CA 10 BRICKS TOTAL)
-  AREAS REQUIRING BRICK INDENT REPAIR
-  AREAS OF PRONOUNCED EFFLORESCENCE.



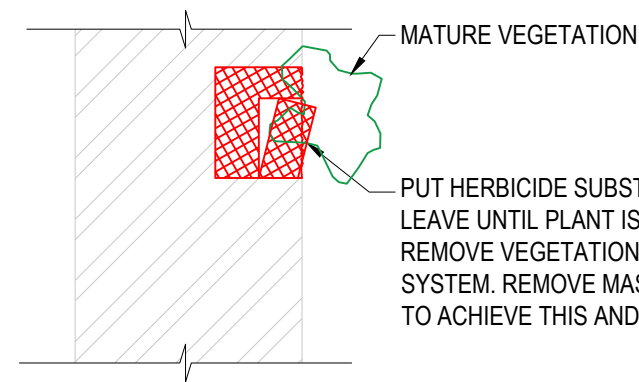
PHOTOGRAPHIC ELEVATION OF SOUTH
BOUNDARY WALL
NOT TO SCALE

REMEDIAL REQUIREMENTS TO BOUNDARY WALL:

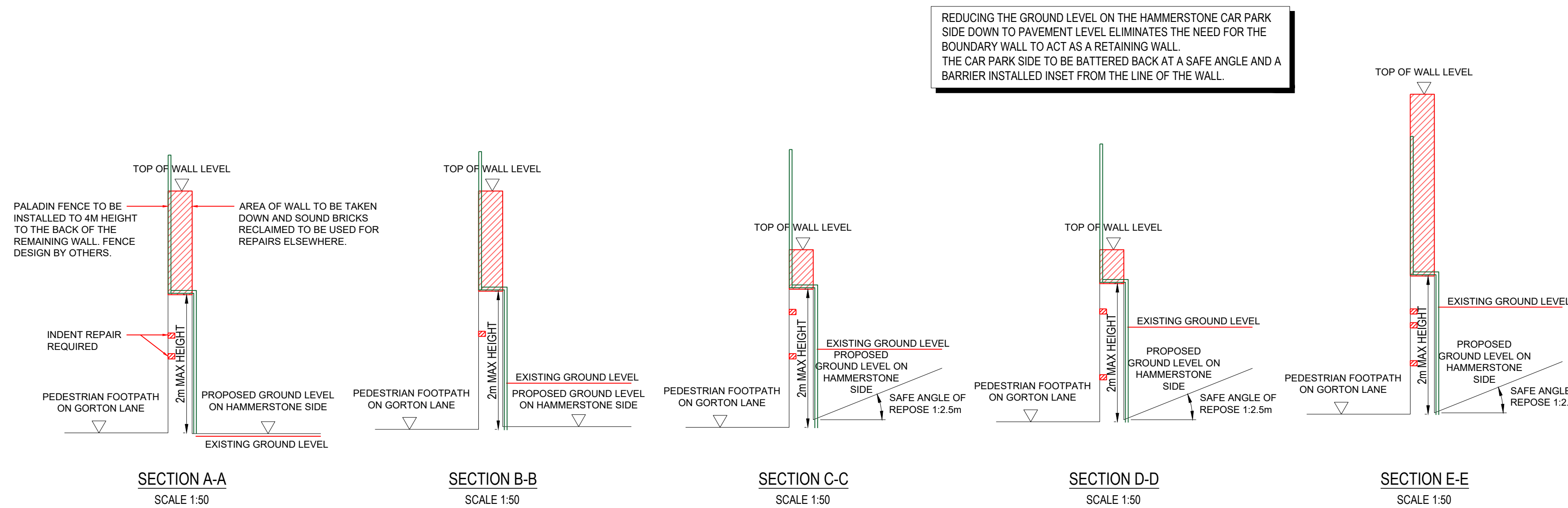
1. THE BOUNDARY WALL HAS BEEN IDENTIFIED AS UNSTABLE IN PLACES. IT HAS BEEN DETERMINED THAT IF THE WALL IS EXPOSED TO A MAXIMUM HEIGHT OF 2M ABOVE FINISH FLOOR FINISHNESS OF 50MM, IT WILL BE ABLE TO ACT AS A FREESTANDING MASONRY WALL WITHOUT THE NEED FOR FURTHER STRENGTHENING VOLUME OF MASONRY TO BE REMOVED AS 4m3
2. THE MASONRY FABRIC OF THE WALL IS IN POOR CONDITION IN PLACES. BRICK INDENT PATTERN (AS 353) LOCATIONS ACCORDING TO ELEVATION ABOVE AS WELL AS DEEP PACK REPAIRING WITH COMPATIBLE MORTAR ALONG ITS LENGTH WILL BE REQUIRED THROUGHOUT.
3. THE WALL IS ACTING AS A CONTAINMENT RETAINING WALL FOR THE HAMMERTONE SITE AT THE BOUNDARY WITH GORTON LAKE. THE REDUCTION IN LEVEL ON THE CAR PARK SIDE WILL REVEAL CURRENTLY BURIED MASONRY AND ALLOWANCE SHOULD BE MADE FOR WORKS TO THIS SITE. ALLOW FOR AN 100 INDENT REPAIRS AND THE WHOLE ELEVATION BOTH EXPOSED AND BURIED SHOULD BE CLEANED AND REPAIRED.
4. ALL VEGETATION SHOULD BE REMOVED FROM THE WALL AND THE IMMEDIATE SURROUNDING AREA.
5. ON THE EASTERN SECTION OF THE LENGTH OF WALL CONSIDERED, THERE ARE SOME NIPPLE OPENINGS THE EMBEDDED STEELWORK IS TO BE REMOVED AND THE INFLU MASONRY FULLY CROSS BONDED TO THE SURROUNDING MASONRY.
6. PALADIN FENCE IS TO BE INSTALLED TO 4m HEIGHT TO THE BACK OF THE REMAINING WALL. FENCE DESIGN BY OTHERS.

WALL HEIGHT TO BE CAREFULLY REDUCED AND ALL SOUND BRICKS TO BE CLEANED, RECLAIMED AND USED AS PART OF REPAIR WORKS.

ENTIRE LENGTH OF REMAINING WALL TO BE CLEANED OF POLLUTION AND SALTS, AND DEEP PACK REPOINTED ON BOTH SIDES. WHERE EXISTING CEMENT MORTAR REMAINS, RAKE OUT TO A DEPTH 3x THICKNESS OF JOINT OR 30mm, AND CLEAN BEFORE NEW APPROVED MORTAR IS APPLIED ACCORDING TO CURTINS MORTAR SPEC.



DETAIL 29 - REMEDIAL DETAIL FOR
VEGETATION REMOVAL
SCALE 1:20



REDUCING THE GROUND LEVEL ON THE HAMMERSTONE CAR PARK SIDE DOWN TO PAVEMENT LEVEL ELIMINATES THE NEED FOR THE BOUNDARY WALL TO ACT AS A RETAINING WALL. THE CAR PARK SIDE TO BE BATTERED BACK AT A SAFE ANGLE AND A BARRIER INSTALLED INSET FROM THE LINE OF THE WALL.

Diagram illustrating the proposed ground level on the hammerstone side. The diagram shows a vertical wall structure on the left, with a hatched section at the top. The existing ground level is indicated by a horizontal line, and the proposed ground level on the hammerstone side is shown as a sloped line. The vertical distance from the top of the wall to the existing ground level is labeled "2m MAX H.E. 26H". The slope is labeled "SAFE ANGLE REPOSE 1:2". The vertical line on the far left is labeled "TOPPATH PLANE".

P04	DRAWING No. UPDATED	24.09.21	AX	SJ
P03	CROP TO MAX 2M HEIGHT, BATTERED SLOPE	2021	SJ	SS
P02	REPLACE WITH RETAINING WALL	2021	SJ	SS
P01	FOR INFORMATION	2021	SJ	SS
Rev:	Description:	Date:	By:	Chkd:



Units 24 & 25, Riverside Place, K-Village, Lound Road, Kendal, Cumbria, LA9
01539 724823
kendal@curtins.com
www.curtins.com

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RIBA STAGE 4 ISSUE

HAMMERSTONE ROAD DEPO

PERMANENT REPAIR WORKS

SOUTHERN BOUNDARY WAL

Date:	Drawn By:	Designed By:	C
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	MAY 2021		
STATED		SJ	SJ

Originator:	Volume:	Level:	Type:	Role:	Category / Number
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