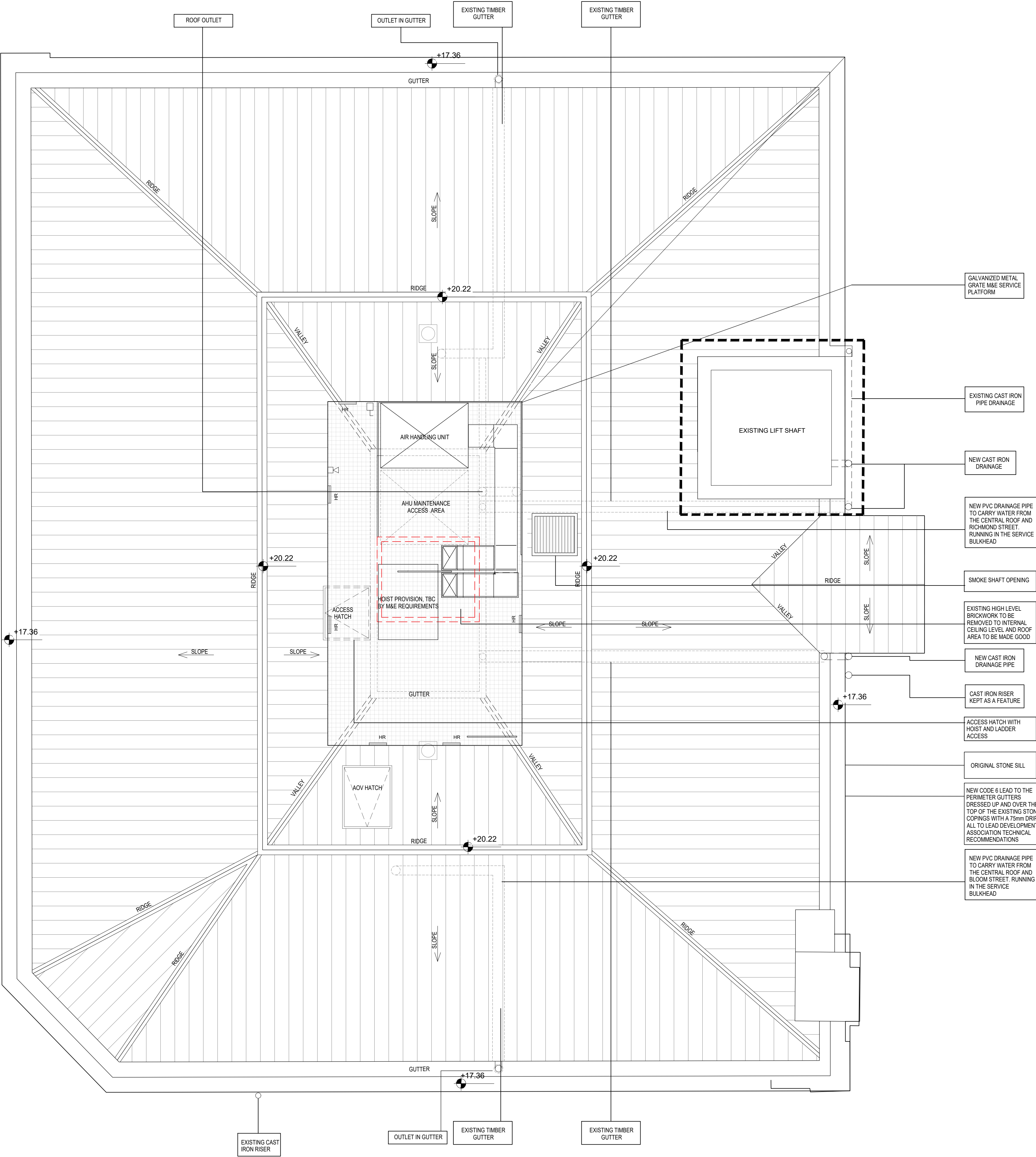




SLATE PITCHED ROOFS

GENERAL NOTES

Pitched re-roofing works to be undertaken in accordance with the following:

- BS 5534:2014 + A2:2018 - Slating and Tiling for Pitched Roofs and Vertical Cladding - Code of Practice
- BS EN 12326-1:2014 - Slate and stone for discontinuous roofing and external cladding
- BS 8000-6:2013 - Workmanship on Building Sites - Code of Practice for Slating and Tiling of Roofs and Walls
- BS 7913: 2013 - Guide to the conservation of historic buildings
- BS EN 13707 - Flexible Sheets for Waterproofing and Water Vapour Control
- Historic England Guidance - Energy Efficiency and Historic Buildings Insulating Pitched Roofs at Ceiling Level
- BS EN 12588: 2006 and BS6915 Code of Practice - Lead Sheet Roofing

ROOF STRUCTURE GENERAL

The existing timber roof structure is to be repaired in-situ. The full scope of structural timber repairs is to be confirmed on site by the structural engineer. Final re-roofing details subject to structural timber repairs.

EXISTING ROOFING SLATE

Existing roofing slate sample has been sent for petrographic test analysis. Replacement slates to be sourced from Welsh Slate / Penrhyn Quarry (unless test results confirm otherwise).

STRIPPING OUT/DEMOLITION WORKS

Existing slates and ridge and hip tiles to be carefully removed and stacked and sorted with defective tiles and slates discarded. Nails to be carefully removed to protect existing slates taking care to minimise splitting or enlarging nail holes. Carefully remove all lead flashings, valley gutters, battens and existing underlay sarking felts etc from all pitched roof areas. Carry out work carefully to minimise damage and loss of existing materials to be reused and ensure adjoining / abutting roof structures are not disturbed. Carefully sort and set aside all existing materials for inspection and re-use.

ROOF REINSTATEMENT

To all pitched roofs supply and lay new flexible vapour permeable membrane suitable for use with an open rafter arrangement directly over the rafters to the minimum horizontal lap as per the manufacturer's recommendations (e.g. Dupont Tyvek Supro / Permavent Apex). To all pitched roofs re-slate using existing previously removed re-salvaged slates (to the outer roof pitches where possible) and or with new Welsh Slate to match existing fixed onto new 50 x 25mm tanalised factory graded softwood battens double nailed with approved copper nails. Slates to be laid to gauges, laps etc as existing. Replacement new roof slate samples to be provided for approval by the Contract Administrator prior to installation.

RIDGES/HIPS

Re-bed blue clay ridge and hip tiles to match existing with carefully mitred joints. Existing tiles to be re-used where feasible.

INSULATION

Breathable insulation (e.g. Thermafleece) to be installed at ceiling level to comply with current Building Regulations 0.16 W/m<sup>2</sup> K.

FLASHINGS/VALLEYS/GUTTERS

The contractor is to allow to replace and reinstate all abutment flashings, valley boards and to re-line valley gutters with new Code 5 lead. Perimeter gutters to be re-lined with Code 6 lead in-conjunction with re-roofing works. Existing parapet stone copings (presently capped with felt) to be encapsulated with Code 6 lead in-conjunction with re-lining perimeter gutters. All lead works to comply with Lead Development Association technical recommendations.

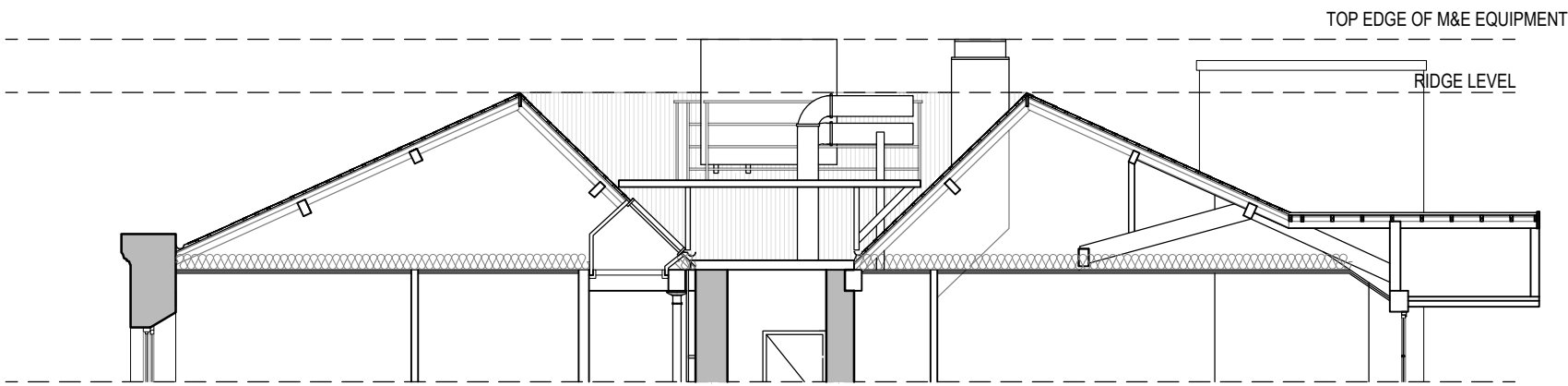
RAINWATER DRAINAGE

Existing heritage cast iron pipework to be retained. Otherwise all existing UPVC drainage pipework to be removed. Existing roof outlets to drain internally with new internal concealed pipework in-conjunction with new approved combined drainage system. Overflow chute outlets to be lined in Code 6 lead.

CENTRAL VALLEY / FLAT ROOFS

Existing felt waterproofing to flat roofs to be replaced with new three layer built up insulated high performance mineral surfaced elastomeric felt on new plywood structural deck with timber firrings (to replace existing defective flat timber decking) e.g. Bauder Total Roof System (colour: blue/grey as existing). All works to comply with BS EN 13707 - Reinforced Bitumen Membrane Sheets and BS8747:2007 UK guide for reinforced bitumen membranes.

Roof plant area  
Scale 1:100 @ A1



GENERAL NOTES

- ALL DIMENSIONS ARE IN MILLIMETRES UNLESS OTHERWISE STATED
- ALL LEVELS ARE IN METRES UNLESS OTHERWISE STATED
- DIMENSIONS ARE NOT TO BE SCALED FROM THE DRAWING
- ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE CURRENT EDITION OF THE BUILDING REGULATIONS 1991 (INCLUDING AMENDMENTS) AND ALL RELEVANT BRITISH STANDARDS/CODES OF PRACTICE
- CONTRACTOR IS RESPONSIBLE FOR THE CORRECT SETTING OUT OF THE WORKS ON SITE. ALL DIMENSIONS TO BE CHECKED PRIOR TO FABRICATION OF MATERIALS
- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL RELEVANT DRAWINGS AND SPECIFICATIONS

REFERENCE DRAWINGS

- 001 - SITE LOCATION PLAN
- 100 - EXISTING & PROPOSED PLANS
- 200 - EXISTING & PROPOSED SECTIONS & ELEVATIONS
- 300 - CEILING PLANS
- 400 - M&E PLANS
- 500 - DETAILS
- 600 - FIRE PLANS
- 700 - TYPES OF WALLS PLANS
- 800 - ACOUSTIC PLANS
- 900 - STRIP OUT PLANS

|     |                                 |          |    |     |      |
|-----|---------------------------------|----------|----|-----|------|
| G   | Issued for Section 73 Amendment | 18-06-21 | LD | NP  | NP   |
| F   | Issued for Section 73 Amendment | 09-06-21 | LD | NP  | NP   |
| E   | Issued for planning             | 08-11-19 | JK | SL  | PD   |
| D   | Issued for planning             | 16-01-19 | JK | AK  | IR   |
| C   | Issued for planning             | 13-10-18 | JK | AK  | IG   |
| B   | Issued for planning             | 17-01-18 | MB | MB  | IG   |
| A   | Revised following CIO comments  | 13-11-17 | JK | MB  | PD   |
| REV | DESCRIPTION                     | DATE     | BY | CHK | APRV |



BLOOM STREET PROJECT

MINDEL HOUSE  
PROPOSED PLANS  
ROOF

PLANNING

|                |    |         |        |  |
|----------------|----|---------|--------|--|
| DRAWING STATUS |    |         |        |  |
| DRAWN          | LD | CHECKED | NP     |  |
| APPROVED       | NP | DATE    | JUN 21 |  |