

Floor Finishes

Extract from SLHA Conservation Strategy for
the Viadux Site, Manchester

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- i) The floor to the viadux site is currently overlaid in concrete screed, which is of no heritage interest. There is, however, evidence of original cobbles below the concrete overlay which appear to be in good condition where visible. Sections of concrete will be removed as part of the proposed new reception space and retail units to the ground floor. The flooring required to be removed is to be carefully taken up, in whole sections wherever possible, minimizing damage to any cobbles below.
- ii) All excavation works should be undertaken in line with the Archaeologists watching brief and if deemed necessary with an archaeologist on site.
- iii) Where possible, the aim will be that the original cobbles which are to be removed to facilitate the scheme will be retained for reuse as an external finish on site. The retained cobbles will be recorded, clearly labelled and stored during the construction phase in a safe, dry, secure location to be agreed prior to the commencement of removal.
- iv) The removal of the concrete screed will be undertaken to minimize risk to the underlying fabric, using a mechanical pecker to break the concrete but stopping short of the underlying fabric. The concrete will then be scraped and lifted away. The contractor is to provide a method statement for the review and approval by the conservation consultant.
- v) On removal of the concrete screed, the floor will be subject to a re-inspection by the architect and conservation consultant alongside the contractor. This will assess the extent of damage from the removal of the concrete overlay and determine the extent and quality of the original fabric below.
- vi) Prior to removal all areas of cobbles and historic floor finishes will be recorded on a site plan and with a full photographic schedule.
- vii) A proposal and methodology will then be developed for agreement by the conservation officer, architect and conservation consultant for the careful removal of such materials and the potential to repurpose the cobbles.
- viii) Cobbles will be marked with chalk prior to being photographed and removed.
- ix) Any cement / mortar from between the cobbles will be removed with hand tools only.
- x) Cobbles will be loaded by hand onto pallets.
- xi) The cobbles may be cleaned with a churn brush and water to remove any earth / debris from the bedded surfaces, cobbles should be re-marked with chalk after cleaning.
- xii) The location of cobbles to be re-used will be agreed with the local planning authority as well as any details of the finish (e.g. bedding mortar).
- xiii) A plan and photographic record of the cobbles reinstatement will be produced on completion of this work.
- xiv) The details of the cobbles original locations and re-instatement will be submitted to the HER.