

Condition 03

3. Notwithstanding the details shown in the approved drawings and documents, as set out in condition 2 above, before development commences final details (including where appropriate specification and method statement) of the following shall be submitted to and approved in writing by the City Council as Local Planning Authority:

- a. A specification and method statement for any works to windows including repair, draughtproofing, painting and reinstatement;
- Repair

Method stament has been provided within the Schedule of Works document, reference *'2. Window - Repair'*

- Draughtproofing

Method stament has been provided within the Schedule of Works document, reference *'4. Window - Draughtproofing'*

- Painting

Method stament has been provided within the Schedule of Works document, reference *'3. Window - Painting'*

- Reinstatement

No windows are being reinstated - all windows are currently in place or operational. The only windows which would be considered to be reinstated is:

- that dealt with the repair work to external elevation regarding the stone work whcih requires further dialogue & confirmation and,
- the window along Cavell St which is currently boarded over at the end of the shop front facade. This is to be reinstated in the same style and fashion to the adjoining window frame and glazing.

- b. Details including method statements of any repair work to external elevations, including samples of materials;

Method stament has been provided within the Schedule of Works document, reference *'18. Repair Work to External Elevation'*

- c. Details including method statement of cleaning of external elevations;

Method stament has been provided within the Schedule of Works document, reference *'17. Cleaning of External Elevation'*

- d. Details including method statements of any repair / making good works to the roof;

Method stament has been provided within the Schedule of Works document, reference *'19. Repair / Making good works to roof'*

- e. Colour of any external painting including rainwater goods, doors and window frames;

All colours are to match existing rainwater goods, doors and window frames:

Rainwater goods
Dulux Trade Metalshield Satin [Black]
Doors
Dulux Weathershield Exterior Gloss [Red]
Window frames
Ground floor: Dulux Weathershield Multisurface Quick Dry Satin [Dark/Anthracite Grey] to match completed unit / 1F-4F: Dulux Weathershield Exterior Gloss [White]

- f. Details of the design of a timber door to the ground floor loading slot on Cavell Street;

Drawing provided, reference *'263-Elevation - Cavell Street.pdf'* with timber door detail in ground floor loading slot on Cavell Street.

- g. Details of the proposed balconies to the former loading slots on Cavell Street;

Drawing provided, reference *'413-Airsource Heat Pump.pdf'* with proposed balcony details in former loading slots on Cavell St.

- h. Details including method statements of any repair work to historic cornicing;

Method stament has been provided within the Schedule of Works document, reference *'6. Cornicing Repairs'*.

- i. Details including method statements of any repair work to historic skirting boards;

Method stament has been provided within the Schedule of Works document, reference *'8. Skirting Repairs'*.

- j. Details including method statements of any repair work to floors;

Method stament has been provided within the Schedule of Works document, reference *'10. Floor Build-up Repair'*.

- k. Details including method statements of any repair work to ceilings;

Method stament has been provided within the Schedule of Works document, reference *'7. Ceiling Repairs'*.

- l. Details including method statements of any repair work to walls;

Method stament has been provided within the Schedule of Works document, reference *'11. Wall Repair'*.

- m. Details of the junctions of any metal studding or plasterboard partitions with historic fabric;

Method stament has been provided within the Schedule of Works document, reference *'14. Metal Studwork Partitions'*.

- n. Paint removal specification and methodology;

Method stament has been provided within the Schedule of Works document, reference *'13. Paint Removal'*.

- o. Locations and details (including any fixtures and fittings) of any external lighting, TV aerials and CCTV cameras, as well as any other fixtures or fittings required to implement the recommendations of the Crime Impact Assessment referred to in Condition 10;

CCTV camera specification and location are referenced within the document *'CCTV Camera Specification.pdf'*

- p. Works to repair / replace existing pavement lights including method statement;

Method stament has been provided within the Schedule of Works document, reference *'15. Pavement Lights'*.

Also reference seperate document *'NAG-P150-100.pdf'* for further detailed specification of pavement lights.

- q. Details of repairs or modifications to retained staircases;

Method stament has been provided within the Schedule of Works document, reference *'16. Stair Retention'*.

Also reference seperate document *'Stairs Structural Report.pdf'* for further investigation and proposal of stair retention.

- r. Details of power connections from the proposed cable trays to the desks in the upper floor offices.

It was discussed with MCC during a site visit that perimeter trunking was not preferred but cable trays were acceptable to allow for clutter free walls. This still requires a connection to desks which is discrete whilst functional.

Seperate document *'Ceiling to Desk Containment.pdf'* suggests 20mm galvanised steel conduit to provide power from containment trays to desks, sockets would be integrated within the desks to reduce the number of perimeter sockets required.