INTERNAL ALTERATIONS METHOD STATEMENT



The property is located at:

359 Wilmslow Road
Manchester
M14 6XU

11th May 2017

ARCHITECTS

1.0 **INTRODUCTION**

The property is located at number 359, Wilmslow road, Fallowfield, Manchester M14 6XU.
The property is grade II listed from Mid-19th century period. Currently the building is being used as a HMO residential dwelling. The aim of this statement is to clarify the internal works being carried out as part of an extension to a rear ancillary part of the building.

The existing building is a load-bearing traditional masonry construction with suspended timber floors.
The surrounding context largely comprises residential properties to the rear and office use to the left at number 361.

The proposed development comprises of rear extension and internal alterations with light refurbishment of the existing building including new paint works and general repairs.

The strategy adopted aims to:

- Working within the confines of the site boundary
-
- Ensuring that a good neighbour policy is in place
- Retain as much of the existing construction as possible to limit the amount of demolition and disposal of materials.

2.0 **DEMOLITION**

2.1 Demolish existing internal wall and chimney breast, currently between bedroom 01 and the existing kitchen and replace the load-bearing element with steel to support retained structure above.

2.2 All of the demolition to be carried out under strict controlled conditions.

3.0 **INTERNAL ALTERATIONS**

3.1 All of the internal alterations will be using a light weight stud wall partition method, which a typical detail can be found on the drawing 496.06

3.2 The proposed layout has been designed in a way which utilises the existing incoming services and existing drains for discharge of foul and surface water.