DESIGNCOALITION
THE OLD MILL CASTLE STREET ONGAR ESSEX CM5 9JY

Miller & Carter, 53 King Street, Manchester, M2 4LQ
Architectural Method Statement
Date:- 14th March 2024

Our client Mitchells & Butlers plc propose to carry out a minor refurbishment of the property, generally the works are decorative but with alterations required to the glasswash and wine display areas

The scope of works is a follows:

Glasswash Area

1. Removal of existing wine display – existing unit will be carefully dismantled and removed from site. Walls will be made good to receive new decorative finishes using Gyproc Easifill or similar approved, the walls are a modern addition to the building.
2. New Gyproc partition walling is to form the new glasswash area, partitioning studwork will be fixed to the floor with 30mm long screws and rawlplug fixings to the existing screeded floor which is a modern addition to the building.
   The fixing points for the stud walling are to modern additions to the existing fabric of the building.
3. New waste pipe and hot & cold feeds to the glasswash area will be connected to the existing services supplying the existing bar backfitting which were a modern addition to the building

Wine display

4. The new wine display will be secured to the existing screeded floor which is a modern addition to the building.

Floor finishes

5. The existing floor makeup is a 80-100mm thk screed/insulation to ground floor areas over the existing floor construction.
6. New tiled and timber floor finishes will be applied to existing screeded floors, which are a modern addition to the existing fabric of the building.

Decorative Finishes

7. Redecoration of existing walls – walls will be prepared and cleaned in readiness for new painted finishes. Decorative finishes will be completed using Dulux Trade Diamond Matt and Dulux Trade Scuffshield
8. Redecoration of ceiling, raft ceilings and cornices – walls will be cleaned in readiness for new painted surfaces. Decorative finish will be completed using Dulux Trade Matt Emulsion

Light Fittings

9. Light fittings – a number of light fittings are to be replaced in like for like locations