

EXISTING PLASTERED CEILINGS BEAMS AND CORNICE IN BACK OF HOUSE AREAS ABOVE THE PROPOSED LAY IN GRID CEILING TO BE BRUSHED TO REMOVE ALL FLAKING PAINT AND LOOSE PLASTER. AREAS WHERE EXISTING CEILINGS ARE TO REMAIN EXPOSED ARE TO BE MADE GOOD WITH LOCALISED REPAIRS USING APPROPRIATE LIME RENOVATION PLASTER

HANGERS TO NEW SUSPENDED CEILINGS BE FITTED USING PIVOTING HOLES FROM EXISTING SUSPENDED CEILINGS

PLASTERBOARD SUSPENDED CEILING IN GUEST TOILETS

EXISTING PLASTERED CEILINGS BEAMS AND CORNICE TO FRONT OF HOUSE AREAS TO BE FULLY REPAIRED IN PREPARATION FOR PAINT FINISHES. SURFACES TO BE BRUSHED TO REMOVE ALL FLAKING PAINT AND LOOSE PLASTER. ALL HOLES TO BE FILLED AND DAMAGED SURFACES MADE GOOD USING APPROPRIATE LIME RENOVATION PLASTER

SQUARE HATCH DENOTES WATER DAMAGED AREAS OF EXISTING PLASTERED CEILINGS BEAMS AND CORNICE WHICH REQUIRE EXTENSIVE REPAIR USING APPROPRIATE LIME RENOVATION PLASTER. SECTIONS OF CORNICE BEYOND REPAIR TO BE REPLACED WITH NEW TO MATCH EXISTING CORNICE TO BE TEMPLATED AND REPLICATED USING TRADITIONAL FIBRE REINFORCED PLASTER

HEAVY DASHED LINES DENOTE EXISTING ORIGINAL BEAMS

BH 2060

HEAVY DASHED LINES DENOTE EXISTING ORIGINAL BEAMS

CABLE TRAY

DASHED LINES DENOTE EXISTING PLASTER CORNICE

DASHED LINES DENOTE EXISTING PLASTER CORNICE

DAMAGED CORBELS TO BE REGENERATED DESIGN TO MATCH EXISTING

CABLE TRAY

SUSPENDED 600 X 600 TILE LAY IN GRID SUSPENDED CEILING

(2500)

EXISTING ORIGINAL BEAMS AND DECORATIVE PLASTER CORNICE

BLUE LINES DENOTE ARRANGEMENT OF EXPOSED SUSPENDED CABLE TRAIL PROVIDING CONTAINMENT FOR WIRING AND SPACES FOR LIGHT FITTINGS

BH 2087

BH 2102

BH 2105

BH 2087

BH 2085

BH 3080

4 PETS 148

BH 3154

BH 2101

BH 2080

BH 2085

BH 2101

BH 2103

BH 2085

BH 3200

REV	DATE	REASON
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REV	DATE	REASON
A	07.08.23	Ductwork layout amended
B	27.10.23	Amendments following strip out and layout changes
C	20.11.23	Opening amended from 3m to 2.5m / Electrical service details added

NOTES

Do not scale from this drawing. All dimensions to be checked on site prior to any manufacture and construction.

Macaulay Sinclair

PROJECT Flat Iron, Manchester
TITLE Proposed Basement Floor Plan - RCP
SCALE @ A1 1:50
DATE 05.04.23
DRAWN BY JM
STATUS PLANNING

PROJ NO. 3809
DWG NO. 03(10)
REV C

GENERAL NOTES:

BASED ON EVIDENCE OF EXISTING HISTORIC DECORATIVE BUILDING FABRIC IN OTHER PREMISES IN THE BUILDING SUCH AS MANAHATTA AND PIEMINISTER, WE HAVE PRESUMED A SIMILAR ARRANGEMENT. WE INTEND TO EXPOSE ANY HISTORIC BUILDING FABRIC IN ITS CURRENT FORM AND STATE OF REPAIR AS A KEY COMPONENT OF THE FLAT IRON INTERIOR DESIGN. IT IS NOT THE INTENTION TO EXTENSIVELY REPAIR OR RENOVATE BUT FABRIC WILL INSTEAD BE PRESERVED.

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