

Pictures below of Lower Ground Floor wall:



Picture 1



Picture 2



Picture 3



Picture 4



Picture 5

NOTES

Lower Ground Floor, there are concerns as here the brickwork is really damaged, it looks unsightly. This hatch on the drawing indicates the locations where new ventilated plasterboard drylining will be applied to cover the historical blockwork repairs on the original wall. The introduction of ventilation is essential to meet the requirements of Planning Condition 4. This measure ensures that the brick walls retain their breathability, preserving their original design and construction intent. Additionally, proper ventilation will prevent long-term deterioration of the bricks caused by moisture ingress.

Note: All other areas of internal elevations A and B of external walls to be sandblasted, cleaned and made good as necessary in order to expose the original brickwork fabric of the Listed Building. Concrete repairs of brickwork to both walls and ceilings are not acceptable by Planning Conservation Department. Damage to brickwork should be repaired in suitable materials - i.e. NHL 2 mortar, lime-based plaster and brickwork to match existing.

Legend:

Floors above Lower Ground Floor. This hatch on the drawing indicates the locations where new white permeable paint will be applied to the historical blockwork repairs on the original wall. This measure ensures that the walls retain their breathability, preserving their original design and construction intent.

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Drawing Status: PLANNING

A Updated to Client's comment 27.07.2023

REV DESCRIPTION CHECK DATE

CLIENT
Centurion Student Services (UK) Ltd trading as Dwell Student Living

PROJECT
MSV Central Block B, Dwell Student Living
Lower Chatham St, Manchester M1 5SX

DRAWING
Proposed Internal Wall Elevations & Drylining Details

SCALE	DATE	DRAWN	CHECKED
A1 @ 1:100	07.2023	PB	
DRAWING NO.	CAD REFERENCE NO.	REVISION	
C-0520-61		A	



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Internal elevation B
Scale 1:100

50x50mm treated timber batten fixed to wall or equivalent approved metal profile to specialist drylining contractor details

The crosshatch on the drawing represents indicatively the original brickwork wall, which has suffered significant damage and now appears unsightly. In the past, this brickwork was repaired using blockwork as a historical remedy

Original brickwork wall

50mm gap to ensure airflow so that the brick walls retain its breathability, preserving its original design and construction intent. Additionally ventilation will prevent long-term deterioration of the bricks caused by moisture ingress.

12.5mm plasterboard with white metal angle to edge + skimming & painting

Plan View, Detail 01

Elevation View, Detail 01

Ventilated Plasterboard Drylining, Typical Detail 01
Scale 1:20

Airflow through 50mm gap

0m 1m 2m



Internal elevation A
Scale 1:100

Airflow through 50mm gap

50x50mm treated timber batten fixed to wall or equivalent approved metal profile to specialist drylining contractor details

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12.5mm plasterboard with white metal angle to edge + skimming & painting

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Ventilated Plasterboard Drylining, Typical Section Detail 02
Scale 1:20

Ventilated Plasterboard Drylining, Typical Section Detail 03
Scale 1:20

0m 1m 2m

Integral elevation B

Internal elevation A

Key Plan
Scale 1:200

0m 5m 10m 15m 20m