

FOURWAYS | LEVEL 02 + LEVEL 05 - METHOD STATEMENT

Description

LEVEL 02**Floors**

No works are proposed to the exiting timber floor boards

Walls**New Partitions**

All new partitions and wall finishes are to be in line with all previously approved applications - These will be plasterboard partitions with non-ferrous fixings. Method of fixing will be as per all previously approved partition installations in the building, using screw fixings through the metal stud framework into the floors and ceiling.

No works are proposed to the existing walls

Ceilings

No works are proposed to the existing ceilings

Timber Elements

No works are proposed to the existing timber elements

LEVEL 05**Floors****Existing timber floor boards.**

Method Statement:

- * Working from edges pull up any carpet or vinyl flooring in sections to reveal original floor boards.
- * Existing Floor boards to be surveyed to establish the state of repair and condition
- * Any floor boards that are beyond repair are to be replaced with the same timber to the same thickness as the original boards
- * Boards to be sanded and sealed with good quality lacker to match existing finish.

Walls**Exposed brickwork wall repairs.**

Method statement:

- * All original exposed brickwork walls are to be reviewed.
- * Where target repointing is required manually takeout the joint to twice the width.
- * Thoroughly flush with water (avoid saturation)
- * Push in lime mortar with pointing iron or wood spatula with profile to match existing
- * Dried mortar to match existing in colour and consistency
- * Mortars to be constituted from clean well-graded sands free from significant proportions of clay or silt to minimise shrinkage due to de-watering and drying.

New partitions:

All new partitions and wall finishes are to be in line with all previously approved applications - These will be plasterboard partitions with non-ferrous fixings. Method of fixing will be as per all previously approved partition installations in the building, using screw fixings through the metal stud framework into the floors and ceiling.

Ceilings**Existing non-original suspended ceiling**

Method statement:

Careful removal of suspended ceilings to reveal original slanted plastered soffit beneath them along with the original timber trusses.

Existing slanted plastered ceiling

Method Statement:

- * Existing plaster ceiling to be repaired where required and redecorated white to match existing colour

Timber Elements, Timber Trusses, Skitrings and Cornices

Roof timber trusses are to be redecorated like for like where required

There are no historic cornices present.

There are no historic skirting boards present

Columns & Column Heads

No works are proposed to the existing columns and column heads