ATELIER.MB METHOD STATEMENT

PROJECT	NEWTON STREET FLOOR 2 UNIT 1
PROJECT REF.	2105
DATE FIRST ISSUED	13/01/2026
REVISION	19/03/2026
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PRELIMINARIES

Floor 2 of the building, which is the subject of this application will be completed to CAT A in accordance with the existing permissions that relate to the whole building.

The fit-out contractor and all operatives are to be inducted prior to commencement of works on site. The contractor and all operatives are to be made aware that 8-16 Newton Street is a listed building and that all fixtures and fittings in the building are to be retained and preserved.

The Contractor is to report any unusual or undocumented features to the Architect. Leave in place for inspection.

The contractor is to ensure that waste is carted off site through the designated staircase. All items to be carefully stored in the centre of a room, away from the walls and bagged up before carting down the stair. The route down the stair is to be protected. This includes walls, treads handrail and balustrades. No bags are to be left on site and the stair/fire escape route to be maintained clear for safety reasons.

EXISTING FLOOR

The existing floor consist of the sanded original floorboard. These have been made good by carefully sanding down and sealed. They remain exposed in accordance with the original consents. No further works are proposed to the floors as part of this fit out.

EXISTING WALLS

The existing walls are either exposed brickwork or a plastered finish in accordance with the original consents. No changes to these walls are proposed as part of this fit out.

EXISTING CEILINGS

The existing ceilings on the 2nd floor are a combination of lathe and plaster. All ceilings are in accordance with the original consents and no changes to these elements are proposed as part of this fit out.

SKIRTINGS

Original traditional skirtings to be retained and all new skirting to be designed to match the existing.

NEW PARTITIONS 2nd FLOOR UNIT 1

A number of partitions are proposed. Two are located at the front of Unit 1B to form a new meeting room, comprising one glazed partition with a sliding door positioned parallel to the lightwell, and the reuse of original Partition No. 4, incorporating a new door to match the existing timber-panelled doors elsewhere in the building.

Another original Partition No. 2 will be relocated between the meeting room and the informal seating area, acting as a space divider. A further plasterboard partition will be installed to separate Unit 1A and Unit 1B.

Within Unit 1A, new plasterboard partitions will be constructed to form a stair lobby enclosure.

The partitions are to be carefully constructed in accordance with the details and specification noted. With openings and doors in accordance with the elevational details supplied.

As the partitions are within the tenant demise no fire stopping details will be required.

Partitions are to be constructed from a Gryproc channel base which will be screwed to the floor at 600 ctrs.

Partitions are to meet the ceiling with a Gyproc steel angle screwed at 600 ctrs scribed to the line of the ceiling. Where partitions meet skirtings, they will be scribed around the skirting. Any skirtings effected will not be cut or modified in any way to suit the partition layout.

Partitions are to meet the walls with a Gyproc steel angle screwed at 600 ctrs scribed to the line of the wall. Where partitions meet skirtings, they will be scribed around the skirting. Any skirtings effected will not be cut or modified in any way to suit the partition layout

Partitions are to meet any down stand timber beams with a Gyproc steel angle screwed at 600 ctrs scribed to the line of the feature. Where partitions meet down stand beams, they will be scribed around the beam and sealed with a lime mastic. Any beams or down stands effected will not be cut or modified in any way.

Timber Partitions will be painted to tenants' choice. Timber to sanded and smoothed with filler if required. I coat of undercoat and 2 coats of eggshell emulsion.

Plasterboard partitions will be painted white. With 1 mist coat and 1 top coat of eggshell.

KITCHENS
Install kitchens as per drawing.

Kitchens are to be carefully installed using the minimum number of fixings into the fabric.

Shelving noted is backless and therefore the existing wall finish will remain prominent where it backs onto the existing wall.

No other works to the building fabric are being proposed.