

General Notes

All timber sash windows on First Second and Third floors to be prepared and repainted externally. See NBS Section M60.
All external sealant to be replaced.
Stone dentil and cornice to be inspected
extent area be repaired agreed.

Repairs Notes

- Existing cementitious slates and sarking to be replaced with breathable sarking and natural slates as NBS Clause H62/105. All roof penetration seals and flashing to be renewed. See NBS Sections H62 and H71
- Existing lead chimney flashings to be removed and replaced with new lead flashings as NBS Clause H71/472.
- Existing vertical slates to be removed and replaced with natural slate as NBS Clause H62/120 Lead Flashings to be replaced, see NBS Clauses H71/441 and 492
- Existing hip tiles to be replaced with lead roll hip with soakers as NBS Clause H71/315
- Roof penetrations and cables to include new seals as NBS Clause H61/870
- Steps and handrail to be temporary removed and reinstated on completion
- Cracked stone lintel to be repaired as NBS Clause C41/610.
- Brickwork to be repointed. See NBS Section C41.
- Open joints and holes in stonework to be repaired as NBS Clause C41/530
- Existing lead stepped flashing to be removed and replaced with new Code 4 lead stepped flashings. See NBS Clause H71/440. Rear of gable to be repointed as per specification including removal of loose pointing with hand tools and incorporation of lime rich mortar as per specification.
- redundnat fittings to be removed and holes to be filled with resin to match existing stone
- stone band to be doff cleaned as per specification
- various holes in stonework to be repaired
- fill holes in all window reveals
- New Clay air brick
- Identify if pipes are required, if not remove
- Ashlar band to base of corbel moulding repair
- Crack to brickwork, remove defective pointing and repoint to approved mortar mix
- Defrass all facade at this level



1 Elevation 1
Scale: 1:100
South King Street

0 1 2 3 4 5m
1:100 @A3

B 05/01/2026 Facade restoration MM
revised following site survey

A 28/10/2024 notes added following AB AB
partial scaffold inspection

REV | NOTE | DRN/CHK

King Street Chambers
Manchester
Envelope repairs

Elevation 1

PROJECT REF. 2050
DRWG NO. T(200)
REVISION B
SCALE 1:100 @ A3
DATE 1st Sept 24
DRAWN PL

SK sketch E existing P proposed T tender C construction FI final issue

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