

condition 4B discharge statement

Project Friar Street
Date 19th March 2019
Ref 10768-OD01-Application181197Condition4B

Condition 4B (of approved Listed Building Consent application 181197) requests submission of details pertaining to **floorboard repairs**. A summary of the proposed repairs is outlined below.

MATERIAL

As per our application documents, floorboards within proposed F04 F05, F06, S05, S06, S07, S08, T04, T05, T06 and T07 are to be salvaged (removed to allow installation of a new timber deck for tiled / lino finishes). These will be reused, so far as practically possible, in repairing areas of retained boards.

Refer to drawings PL-0512, PL-0513 and PL-0514 which highlight area of salvaged boards.

Where additional new floorboards are required, a timber matching (so far as reasonably possible) the existing is to be used. This will be sanded and finished in the same manner as adjacent existing floorboards.

Large-scale / whole-sale replacement of floorboards is not anticipated. Our client is keen to retain fabric where possible and is looking to keep the historic surfaces as part of the buildings overall character.

MAKING GOOD ARISING FROM PARTITION / FABRIC REMOVAL

Where fabric is removed, salvaged / new boards will be installed to complete the flooring surface, cut to suit gaps as required.

Refer to drawings PL-0512, PL-0513 and PL-0514 for areas of fabric removal.

DAMAGED BOARDS

Generally boards appear of reasonable condition. It is the intention to retain boards in-situ so far as reasonably practical. Boards contain the significant defects, it is proposed to locally replace (i.e. to the nearest joist) where:-

- Cracked, to a degree considered unsound and prone to give / collapse.
- The surface is substantially damaged, where the defect cannot be reasonably remedied with sanding.
- Cusping, where the surface presents a trip or splinter risk and the defect cannot be reasonably remedied through gluing and sanding.
- Severely penetrated or notched, as a result of previous service installations (i.e. pipework).

Note, minor board defects, disfiguration and irregularities to be retained. Replacement / repair of boards will be determined on site board-by-board.

FINISHING

Boards are generally to be sanded and sealed.

END OF NOTE