

**LEGEND**

**GENERAL**

- Fabric Removal Section
- Fabric Removal Elevation

**EXISTING BUILDINGS - NOTES**

**GENERAL**

All works will be carried out in accordance with current conservation best practice, where appropriate using traditional techniques and materials. Historic fabric of significance will be retained using a combination of conservation and restoration repair techniques. Upgrade interventions to fabric will be concealed at building eaves.

**ROOFS**

**Roof Reveal:**

Strip existing roof and renew with rubber slate with lead/copper gutters and lead/copper flashings. Install new rubber slate with lead/copper gutters and lead/copper flashings. Provide a 100mm gap between the roof and the parapet. Provide a 100mm gap between the roof and the parapet. Provide a 100mm gap between the roof and the parapet.

**New Roofs:**

New Roofs: Install new roofs to No. 27. New roof slate finish to south pitches. Lead from north pitch to roof ridge to north of front gable. New roof finish to north of No. 27 & No. 29, including gables and barches to architect's specification. Hand laid copper cover finish to barches. New gable end to be stepped back from front parapet.

**FACADES**

**South Facade Work:**

Make good pointing, replace around brick and remove pointing with veg back pointing technique. Make good to existing finished where required. Clean stone with appropriate conservation cleaning techniques. Remove paint from above windows using appropriate conservation cleaning techniques. After removal to provide repair access providing new conservation clean masonry to No. 27. Reconstruct masonry above window and surround to No. 27 to match historic fabric. After removal to provide repair access to No. 27. Reconstruct masonry above window and surround to No. 27 to match historic fabric. After removal to provide repair access to No. 27. Reconstruct masonry above window and surround to No. 27 to match historic fabric.

**North Facade Work:**

Remove existing masonry under brick to be retained. Depending on the condition of the existing brickwork, it may be repaired and cleaned in situ or removed and replaced. Alternatively, the condition of brick may be so damaged that removal and replacement is required. There are three options proposed for new facade masonry: 1. Brick repair and re-point with new masonry and repair mortar. 2. Brick repair, pointing removed and apply 3 coat repair permeable alkali paint finish. 3. Brick repair, pointing removed and apply 3 coat repair permeable alkali paint finish. 4. Brick repair, pointing removed and apply 3 coat repair permeable alkali paint finish.

**East Facade Work:**

Remove existing masonry under brick to be retained. Depending on the condition of the existing brickwork, it may be repaired and cleaned in situ or removed and replaced. Alternatively, the condition of brick may be so damaged that removal and replacement is required. There are three options proposed for new facade masonry: 1. Brick repair and re-point with new masonry and repair mortar. 2. Brick repair, pointing removed and apply 3 coat repair permeable alkali paint finish. 3. Brick repair, pointing removed and apply 3 coat repair permeable alkali paint finish. 4. Brick repair, pointing removed and apply 3 coat repair permeable alkali paint finish.

**West Facade Work:**

Remove existing masonry under brick to be retained. Depending on the condition of the existing brickwork, it may be repaired and cleaned in situ or removed and replaced. Alternatively, the condition of brick may be so damaged that removal and replacement is required. There are three options proposed for new facade masonry: 1. Brick repair and re-point with new masonry and repair mortar. 2. Brick repair, pointing removed and apply 3 coat repair permeable alkali paint finish. 3. Brick repair, pointing removed and apply 3 coat repair permeable alkali paint finish. 4. Brick repair, pointing removed and apply 3 coat repair permeable alkali paint finish.

**Windows:**

Existing windows to south facade No. 20, 21 & 23-26 to be removed and replaced with new windows to match historic windows. To the north facade of No. 20, 21 & 23-26, 18th Century Windows that remain intact will be refurbished using appropriate conservation techniques. Existing windows to be made airtight and weatherproofed to meet the safety requirements on ground and second floor levels with the exception of the north facade No. 20, 21 & 23-26 to be refurbished using appropriate conservation techniques. Victorian window on north facade No. 20 to be removed and replaced with new window to match historic window and provide repair access to No. 20. Existing windows to be made airtight and weatherproofed to meet the safety requirements on ground and second floor levels with the exception of the north facade No. 20, 21 & 23-26 to be refurbished using appropriate conservation techniques.

**INTERNAL FLOORS, WALLS AND CEILING**

Internal Floors: Existing timber floors to be lifted, de-nailed, cleaned and graded for relaying. In existing brickwork, pointing to ground level and first floor. Clean floor to be laid over existing floors with floorboards. Remove 18th century floor to reveal concrete floor. Hand laid new oak floorboards. Remove 18th century floor to reveal concrete floor. Hand laid new oak floorboards. Remove 18th century floor to reveal concrete floor. Hand laid new oak floorboards. Remove 18th century floor to reveal concrete floor. Hand laid new oak floorboards.

**DEMOLITION**

External Demolition: Existing fabric to the west of No. 20 and the east side of No. 20 to be demolished. The existing area to No. 27 will be retained to allow for new university accessible entrance. In areas for the site will be demolished and new building structure. Demolition will be made to provide the layout areas at No. 21. Varying other modifications externally are proposed to accommodate the new building fabric. No objection to the new build and compliance with building regulations. These include enlarging of window spaces and the modification of sills, lintels and gables.

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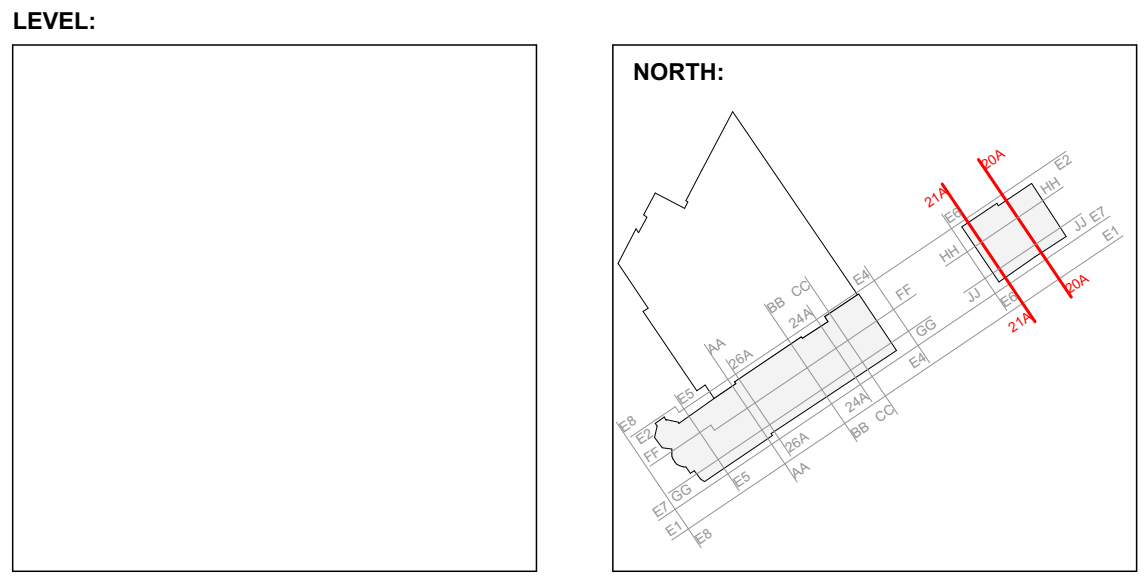
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Existing Section M



Existing Section L



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PROJECT TITLE: **Parnell Square Cultural Quarter**

DATE: **October 2018**

Purpose: **For Planning**

Title		Page Size	Scale
Existing Sections L&M		A0	1:100
Project	Sub Project	Originator	Zone
PSCC	P	GASA	XX
Level	DR	Type	Role
ZZ	ZZ	ZZ	A
Number	Suitability	Revision	
010206	S2	PA1	