

# LEGEND

Site Boundary	
	Existing Fabric
	Proposed Fabric to Existing Buildings
	Proposed Fabric to New Building
	New or Adjusted Opening
	New High Level Opening
<b>DOORS</b>	
	Existing 10m C door
	New door to match existing
	New Door
<b>WINDOWS</b>	
	New to match Original
	Existing Sash Window to be Refurbished
	Existing Steel Window to be Refurbished
	Secondary Glazing
	Secondary Safety Glazing to existing windows
<b>FIREPLACES</b>	
	Existing Fireplace open to be closed
	Existing Fireplace to be repaired
	New Fireplace
<b>OTHER</b>	
	Mechanical Dust
	Fixed Furniture
	Floor Vent
<b>FLOORS</b>	
	F1 Timber Floors
	F2 Proposed Terrace / Architectural Concrete
	F3 Existing Terrace Floor
	F4 External Stone Floor
	F5 Internal Stone Floor
	F6 Tiled Floor
	F7 Raised Timber Floor
	F8 Mammelum Floor

# 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 within building elements.

**ROOFS**  
**Roof Renewal:** Existing roof and eaves will be repaired with battens, rafters and backstopper battens. Timber roof structure will be repaired, broken rafters replaced and gables through ventilation to roof void. Repair existing chimney, removing pointing of brickwork and renewal of render. Chimney stack masonry structurally in poor condition will be dismantled and rebuilt. All tiles and masonry parapet coping system (existing) to be replaced. Repointing and repair to eaves gables. Repointing existing rooflights with new conservation type lighting. Provide automatic opening vents over eaves.

**New Roofs:** New zinc plated roofs to No. 27. Natural slate finish to south pitches. Lead from north pitches as new. Roofing to south of No. 28. New gable ends to be detailed back from parapet.  
 New roof terrace to north of No. 28 & 29 with paving and benches to architect's specification. Hard landscaping paved areas to be shown. New gable ends to be detailed back from parapet.

**ROOFS**  
**South Facade Work:** Stone and masonry repairs around brick and new pointing with rag joint pointing techniques. Walls will be structurally reinforced where required. Clean stone walls using appropriate conservation cleaning techniques. Repair and renew existing stone pointing with rag joint pointing techniques. Repair and renew existing stone pointing with rag joint pointing techniques. Repair and renew existing stone pointing with rag joint pointing techniques. Repair and renew existing stone pointing with rag joint pointing techniques.

**North Facade Work:** Existing areas of stone masonry to be repaired. Depending on the condition of the existing masonry, it may be repaired in situ or replaced with new masonry. The condition of the masonry will be assessed and repaired as necessary. Stone pointing will be repaired with rag joint pointing techniques. Stone pointing will be repaired with rag joint pointing techniques. Stone pointing will be repaired with rag joint pointing techniques.

**West Facade (Of No. 28) Work:** Stone and masonry repairs around brick and new pointing with rag joint pointing techniques. Walls will be structurally reinforced where required. Clean stone walls using appropriate conservation cleaning techniques. Repair and renew existing stone pointing with rag joint pointing techniques. Repair and renew existing stone pointing with rag joint pointing techniques.

**East Facade (Of No. 28) Work:** Stone and masonry repairs around brick and new pointing with rag joint pointing techniques. Walls will be structurally reinforced where required. Clean stone walls using appropriate conservation cleaning techniques. Repair and renew existing stone pointing with rag joint pointing techniques. Repair and renew existing stone pointing with rag joint pointing techniques.

**INTERNAL FLOORS, WALLS AND CEILING**  
**Internal Floors:** General existing floor finishes to be lifted, abraded, cleaned and polished to match existing finishes. Existing floor finishes to be repaired and renewed as necessary. Existing floor finishes to be repaired and renewed as necessary. Existing floor finishes to be repaired and renewed as necessary.

**EXTERNAL WORKS**  
**Front facade and eaves:** Concrete eaves to be repaired, renewed and polished. Modify existing and install new concrete eaves to be repaired, renewed and polished. Modify existing and install new concrete eaves to be repaired, renewed and polished. Modify existing and install new concrete eaves to be repaired, renewed and polished.

**DEMOLITION**  
**Internal Demolition:** Demolition of internal walls and partitions where necessary. Demolition of internal walls and partitions where necessary. Demolition of internal walls and partitions where necessary. Demolition of internal walls and partitions where necessary.

**EXISTING BUILDINGS - MATERIAL DESCRIPTION**  
 1 New steel stairs with cast architectural concrete  
 2 Existing stairs is damaged and to be repaired  
 3 New steel fire escape stairs  
 4 Lift  
 5 New wall partition with decorative glazing  
 6 New wall partition - solid floor to ceiling to reinstate historic rise of entrance hall  
 7 New ramp built into furniture to negotiate level change  
 8 Reinforce and conserve existing stairs including structural steelwork to be replaced by a light weight steel for safety  
 9 Reinstate historic steps, stone piers and railings  
 10 Location of existing stone piers to be reinstated in terrazzo floor to be retained  
 11 New concrete / stone entrance ramp  
 12 Proposed screen wall  
 13 Existing brickwork  
 14 Slate Roof (Repair and renewal works to roof)  
 15 New roof (natural slate to south pitches)  
 16 New lead roof pitch  
 17 New gable to match existing  
 18 Existing granite pier wall and railing to be repaired  
 19 Existing balcony to be repaired  
 20 Repoint and repair chimney masonry  
 21 New cast iron rain water goods to detail  
 22 New concrete frame to existing masonry wall  
 23 New infill to existing gables  
 24 Reinstate section of granite facade  
 25 Reinstate masonry of facade  
 26 New railings to match existing  
 27 Fixed furniture  
 28 New Fireplace  
 29 Repair / renew of fire place surrounds  
 30 Concrete / stone path  
 31 Metal / timber profiled wall lining to entrance hallway



LEVEL: -1

REV.	DATE	DRWN.	DESCRIPTION	INT.

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FIGURED DIMENSIONS ONLY TO BE USED

PROJECT TITLE: Parnell Square Cultural Quarter

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For Planning

Title	Project	Sub Project	Originator	Zone	Level	Type	Role	Number	Page	Scale
Proposed Basement Plan_23-28 & New Build	PSC0	P	GASA	XX	B01	DR	A	020100	A0	1:100