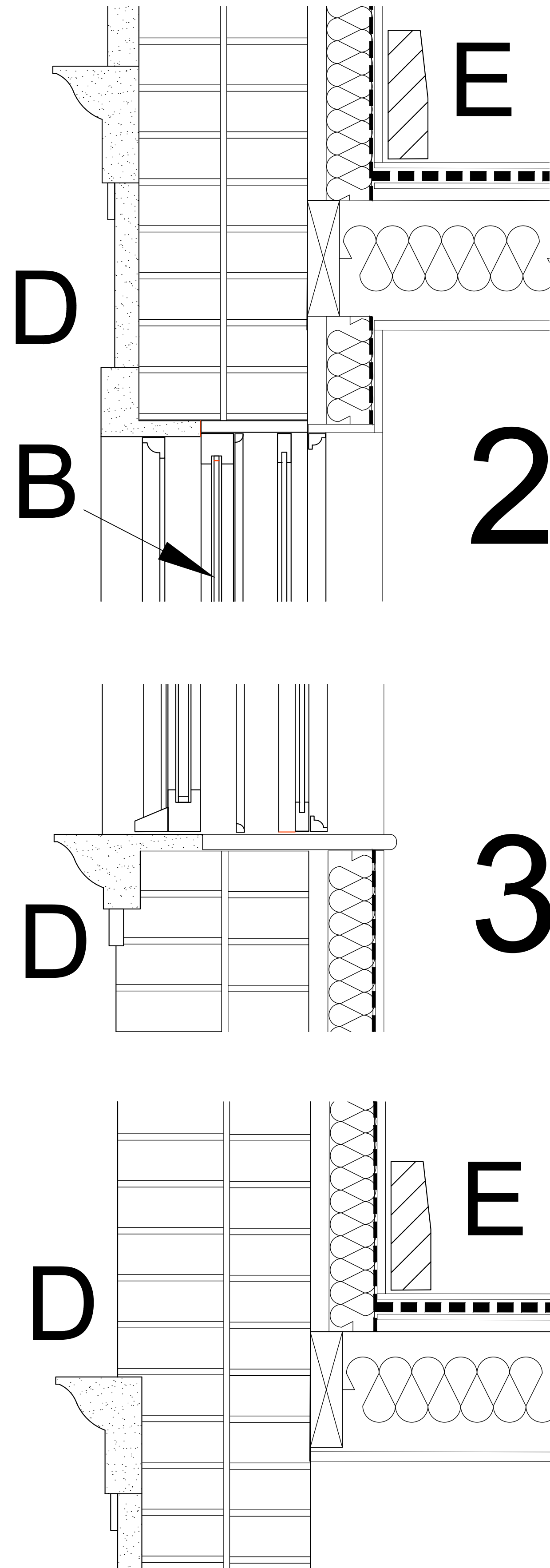
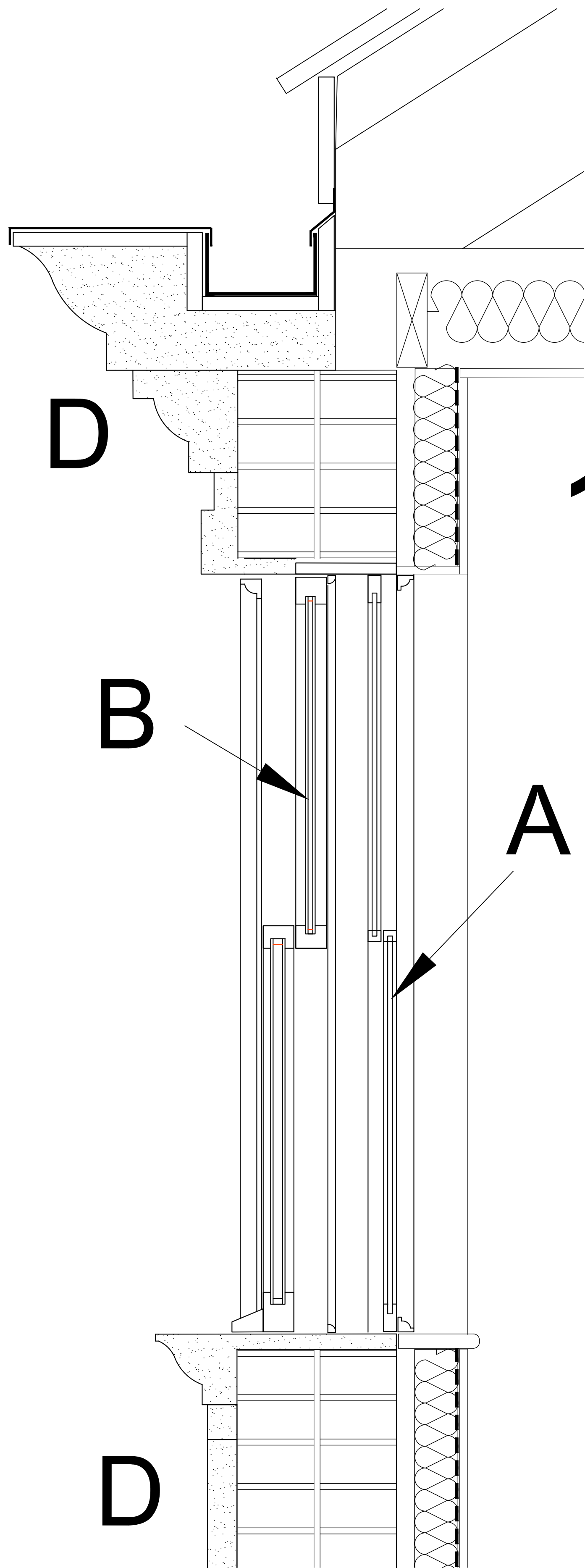


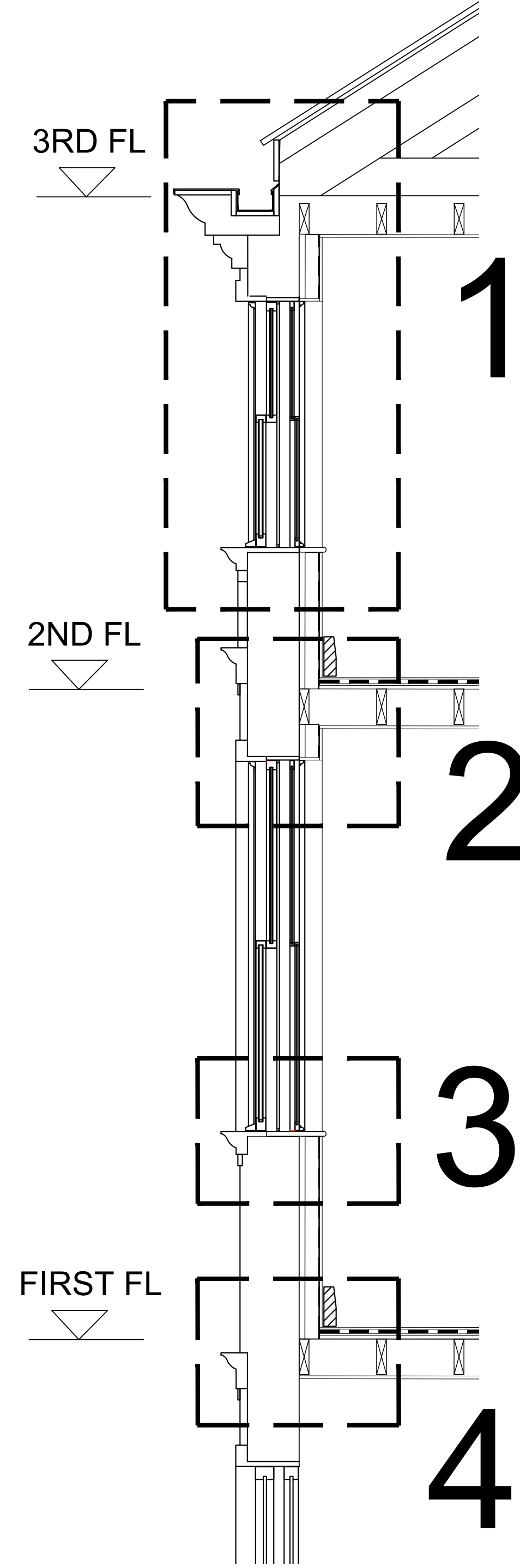
NOTES

- A.** SECONDARY GLAZING:
TIMBER FRAMED WITH GLAZING BARS AND FRAME SECTION TO MATCH THE EXISTING WINDOW, SET WITHIN THE REVEAL AS SHOWN TO ALL HABITABLE ROOM WINDOWS.
- B.** NEW WINDOWS:
TIMBER FRAMED, CONSERVATION STYLE TO CLOSELY MATCH THE EXISTING, DOUBLE GLAZED TO ACHIEVE 1.4 W/m2K U-VALUE
- C.** ROOFLIGHTS: (IF APPLICABLE)
TIMBER FRAMED IN ANTHRACITE GREY TO MATCH SLATES IN CONSERVATION STYLE, FLUSH WITH ROOF, DOUBLE GLAZED TO ACHIEVE 1.4 W/m2K U VALUE
- D.** HISTORIC FABRIC:
FLOORS, WALLS, CEILINGS:
ALL HISTORIC FABRIC IS TO BE RETAINED WHERE PRACTICABLE IN SITU, AND ANY MODERN PLASTERBOARD OR FINISHES ARE TO BE REMOVED CAREFULLY BY HAND PRIOR TO INSTALLING PROPOSED NEW FINISHES. NEW DRY LININGS AND METAL STUD PARTITIONS ARE TO BE OFFSET FROM THE HISTORIC WALLS AND FIXED AT THE FOOT AND HEAD INTO TIMBER JOISTS USING 4 INCH SCREWS TYPICALLY.
- E.** SKIRTING:
REMAINING ORIGINAL TO BE RETAINED AND HIDDEN BEHIND NEW DRY LININGS OR REMOVED RENOVATED AND RE-USED WHERE POSSIBLE. MOSTLY ON THE SECOND FLOOR ONLY ALTHOUGH FRAGMENTARY, LIKELY MODERN IN PLACES SINCE APPLIED ABOVE PLASTERBOARD.
- F.** RADIATORS:
THE VARIOUS TRADITIONAL COLUMN RADIATORS ARE TO BE RETAINED IN SITU AS DECORATIVE FEATURES WITHIN NEW APARTMENTS.



SECTION AA' DETAILS

REFER TO DWG
NO. PL17 FOR
WALL AND
FLOOR SECTION
DETAIL NOTES



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REV:	DATE:	DETAILS:
BM ARCHITECTURAL DESIGNS APARTMENT 8 224 GREAT CLOWES STREET MANCHESTER M7 2ZS TEL: 07415 493002		
PROJECT:	PROPOSED APARTMENTS AT 1 DRAKE STREET, ROCHDALE OL16 1RE	
CLIENT:	CASSEL AND FLETCHER PROPERTY MANAGEMENT LTD.	
TITLE:	SECTION AA' DETAILS	
SCALE	1:5@A1	DATE: 10/ 2025
STATUS:	PLANNING	DRAWN: BM
DRAWING NO:	BM/0125/DRAKE/ PL18 REV:	