

Listed Building Consent Reference: 20-00616-LBC – Rochdale Town Hall, Phase 2

Internal Finishes

Partial Condition 9:

- *Internal finishes – where significant interventions are due to take place, i.e. in the Bright Hall, the specifications and works methodologies for the proposed internal finishes such as plasterwork, panelling or painting, to be provided and agreed.*

Response:

A list of areas where it is considered that significant interventions are due to take place, as discussed and agreed verbally with the Conservation Officer, are as follows:

- Bright Hall (**S2**)
- Clocktower (**G4/F4/S4**)
- Clocktower Link (**G3d**)
- Porte Cochere (**G1f**)
- Welcome Gallery (**G1d**)
- Bar (**F2b**)
- Ground, First and Second Floor WCs
- Trenched area to basement (**B6a, B3c, B2e, B2f, B2k**)

Information provided below in relation to partial discharge of Condition 9:

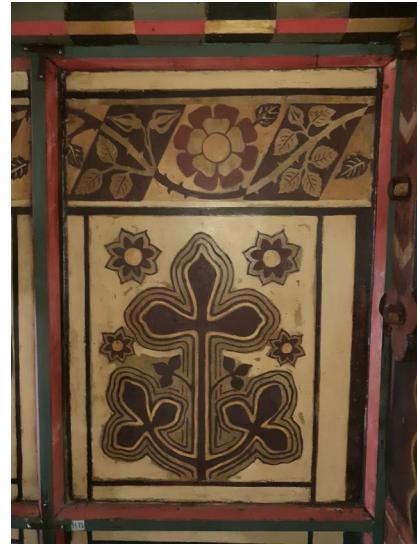
Overview of Decoration Scheme

Rochdale Town Hall is a Gothic Revival style building, with Arts & Crafts inspired interiors. The Architect, William Henry Crossland, is known to have employed many decorators to complete the interior of the building, which has resulted in rich and bold designs throughout. Our proposed colour scheme makes reference to the original colour palette of the Town Hall, whilst enhancing the new spaces we have created/revealed.

Thorough paint analysis has been carried out across the building by specialist conservators Lancashire Conservation Studio to ascertain the original colour palette in the different rooms using paint scrapes and colour key references. We have also drawn upon information contained within previous reports detailing paint colours produced by Cricksmiths and drawn inspiration from the rooms where original colour schemes remain in-tact. From this we have worked with Crown Paints to establish a colour palette for the project based on the original colours used, which primarily consists of a selection of red, green and cream colours with some charcoal and gold accents.

The highly significant ceiling panels in the Great Hall have undergone paint testing, and this is a key area of decoration that we propose to inform the rest of the buildings colour palette.

Images of Great Hall ceiling panels (which colours have been matched to, to inform the colour scheme for the building):



Images of other areas of the building where the original decorative scheme has been discovered (showing greens, reds, creams and charcoal accents):



F2b - proposed Bar



F3b - proposed Male WCs

The specific colour palette selected is as follows (Crown paint colour references):

Dark Red: 4550 – Y90R

Mid Red: 030 40 40

Bright Red: 2070 – Y80R

Charcoal: 8500 - N

Lightest Green: F1730H

Light Green: F3680P

Mid Green: F4460V

Dark Green: F4261C

Darkest Green: F30 80R

Dark Beige: 1510 – Y20R

Light Beige: B5760U

Stone Colour: A9430R / "sandstone"

Gold Paint: Ardenbrite No. 3

Image of the proposed colour palette cards:



Bright Hall

Decoration Scheme

Only limited evidence has been found of the original Bright Hall decorative scheme as the original paint scheme was eradicated in the 1883 fire, which destroyed the former library located in the Bright Hall. The only colours thought to be original that could be found were that of a deep red and gold, which we propose to use for the Bright Hall decorative trusses/beams.

Refer to analysis carried out by Lancashire Conservation Studios:

- Bright Hall - Paint Investigations – LCS

2no. images shown below of decorative leaf spandrel scrapings taken in the Bright Hall:



Given the lack of evidence available within the Bright Hall, we have utilised paint analysis carried out across the rest of the building (as described above in **Overview of Decoration Scheme**) to inform a new fresh decorative scheme. This includes dark green painted paneling with lighter green walls and complementary accent colours of red and gold to the trusses/beams.

As part of the modern decoration scheme it is proposed to install vinyl panels, designed by the local community in conjunction with a local artist, to the later added plasterboard ceiling panels. These panels are located at the eaves of the Town Hall (thought to have been inserted when the later mezzanine was inserted). The panels will add to the fresh, modern feel of the space and will pay homage to the community engagement that the project has worked so hard to achieve. The vinyl will be fully reversible in the future and able to be changed for different art works as and when required.

Further information on the vinyl panels:

- Style - Vinyl Panel Graphics

- Size - 1340 X 2840mm TO 2150 X 3040mm (see attached Bright Hall CGI & Artist Panel Details)
- Extent - 1pp
- Material - Clear Self-Adhesive Vinyl
- Processing - 4/c Process Plus White Backer
- Finish - Trim each graphic into x3 drops for fitting to finished size.
- Fitting - For fitting with use of scaffold tower.
- Proof - Ripped PDF proofs from digital artwork supplied.

The expected life span of the vinyl will last up to 5 years+, the colourfast spec will last up to 5 years+, the stickiness and quality of the vinyl – the adhesive will be a strong self-adhesive.

For CGI proposals of the Bright Hall, refer to the below proposal document:

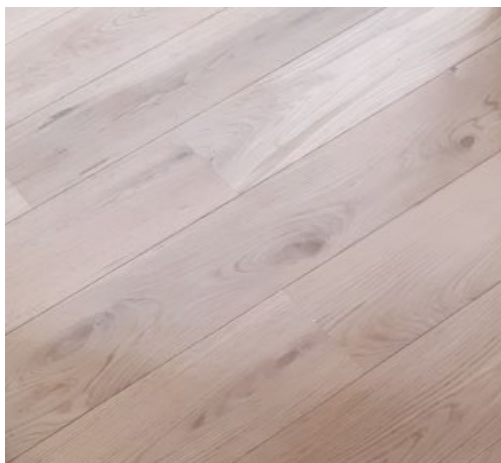
- Proposed Decorative Scheme - Bright Hall

Colour references selected for the Bright Hall (**S2**) walls, ceiling, beams and panelling can be found in the decorations schedule. The existing oak architraves and new hardwood doors will be clear finished. Refer schedule:

- RTH-DIA-XX-XX-SH-A-6500-DecorationsSchedule

Internal Finishes

Finishes are to remain largely as existing. Existing plaster will be patch repaired with new lime plaster and missing timber paneling will be made up with new to match the profile and form of the existing. The flooring is proposed as engineered timber. Sample shown below:



Refer Drawings:

- RTH-DIA-ZZ-ZZ-DR-A-3980-Phase2_Detail_BrightHall_S2a_1 – Bright Hall
- RTH-DIA-ZZ-ZZ-DR-A-3981-Phase2_Detail_BrightHall_S2a_2 – Bright Hall
- RTH-DIA-ZZ-ZZ-DR-A-3279-Phase2_Detail_Window_BrightHall
- RTH-DIA-XX-30-DR-A-0084-Phase2_Plan_Second_FloorFinishes

Refer Specification:

- RTH-DIA-XX-XX-SP-A-7000-M20-Specification

Clocktower

As submitted under the approved planning application, the clocktower partitions and floors are being removed from Ground Floor up to (and including) Second Floor, to facilitate an evacuation lift and wrap around stair. As submitted under the approved planning application, the clocktower lift is glass to all sides.

The lift proposals are covered separately. Refer to:

DoC Note - Lift Designs Partial Condition 9 - Rochdale Town Hall

Decoration Scheme

The decorations schedule includes the selected colours for the walls and ceiling. As outlined above, the colours are from the chosen colour palette and have been carefully selected to enhance the newly created single space of the clocktower, whilst tying it in with the rest of the building.

Refer Schedule:

- RTH-DIA-XX-XX-SH-A-6500-DecorationsSchedule

Internal Finishes

Finishes are to remain largely as existing. The existing plaster will be retained wherever possible, with patch repairs of new lime plaster as required. The base of the clocktower will be stone paving flags, to tie in the with the Clocktower Link (**G3d**) and external terrace. The stair and landings flooring at First Floor and Second Floor will be solid oak, to match the flooring in the adjacent 'link' rooms within the building. Glazed balustrades will be installed across the existing windows, these will be in keeping with the proposed glazed lift within the space.

Refer Drawings:

- RTH-DIA-XX-10-DR-A-0081-Phase2_Plan_Ground_FloorFinishes
- RTH-DIA-XX-20-DR-A-0083-Phase2_Plan_First_FloorFinishes
- RTH-DIA-XX-30-DR-A-0084-Phase2_Plan_Second_FloorFinishes
- RTH-DIA-ZZ-ZZ-DR-A-0018-Phase2_Detail_ClocktowerDetails-Proposed
- RTH-DIA-ZZ-ZZ-DR-A-0087-Phase2_ClockTowerLandings_FloorFinishes
- RTH-DIA-ZZ-ZZ-DR-A-3591-Phase2_Elevation_Internal_Clocktower
- RTH-DIA-ZZ-ZZ-DR-A-3592-Phase2_Elevation_Internal_Clocktower
- RTH-DIA-ZZ-ZZ-DR-A-3593-Phase2_Elevation_Internal_Clocktower
- RTH-DIA-ZZ-ZZ-DR-A-3594-Phase2_Elevation_Internal_Clocktower

Refer Specification:

- RTH-DIA-XX-XX-SP-A-7000-M20-Specification

Refer Manufacturer's Drawings:

- Drawings - Glass Balustrade - Morgan Brothers

Clocktower Link

Internal Finishes

As submitted under the approved planning application, the Clocktower Link is to have glazed doors with fixed side and upper glazed panes installed to the 2no. arches. The specification of the glazing has been carefully chosen to be low-iron and low-reflective, to minimise the aesthetic impact of the intervention.

Specification:

- Doors to be toughened low iron glass, with Guardian Ultra Clear coating to outer face.
- Fixed panes to be 2no. layers of laminated toughened low iron glass with SGP interlayer, with Guardian Ultra Clear coating to face 1 (outer face of external piece of glass).

Further glazing details are provided in the manufacturer's drawings below.

Refer Manufacturer Drawings:

- Drawings - Clocktower Link Glazing - Glass & General

The glass framing elements will be of the same finish as the Porte Cochere framing (refer below **Porte Cochere** section for further information).

The Clocktower Link has exposed stonework to all internal elevations and the ceiling which will remain as existing. The flooring will be stone paving flags, to tie in the with the external terrace. A reclaimed Victorian light fitting (shown below) has been specially sourced from Great British Lighting to be in keeping with the adjacent Mayor's Entrance lighting (**G3a**).



Refer Drawing:

- RTH-DIA-XX-10-DR-A-0081-Phase2_Plan_Ground_FloorFinishes

Porte Cochere

Internal Finishes

As submitted under the approved planning application, the Porte Cochere is to have fixed structural glazing installed to the 3no. North Elevation arches, and glazed doors with fixed side and upper glazed panes to the 2no. East and West arches. The specification of the glazing has been carefully chosen to be low-iron and low-reflective, to minimise the aesthetic impact of the intervention.

Specification:

- Doors to be toughened low iron glass, with Guardian Ultra Clear coating to outer face.
- Fixed panes to be 2no. layers of laminated toughened low iron glass with SGP interlayer, with Guardian Ultra Clear coating to face 1 (outer face of external piece of glass).

Further glazing details are provided in the manufacturer's drawings below.

Refer Manufacturer Drawings & Finishes Schedule:

- Drawings - Porte Cochere Glazing - Glass & General

The glass framing element will be coated in a bronze finish, specifically 'Artistic Metals - 'AM2' Antique Bronze'. A sample is shown below, against the Porte Cochere stonework:



Samples have been shown to the conservation Officer and verbally agreed on site.

The Porte Cochere has exposed stonework to all internal elevations and the ceiling which will remain as existing. The stonework will be carefully DOFF cleaned to enhance its aesthetic appearance, bringing the colour back to its original tone through removal of staining. The flooring is stone paving flags which will remain as existing. Reclaimed Victorian light fittings (3no.) have been specially sourced from Great British Lighting to be in keeping with the original building fabric, shown below.



Refer Drawings:

- RTH-DIA-XX-XX-DR-A-0004-Phase2_Sketch_PorteCochereLights
- RTH-DIA-ZZ-ZZ-DR-A-3175-Phase2_Detail_PorteCochere_Glazing_Sheet1of3
- RTH-DIA-ZZ-ZZ-DR-A-3176-Phase2_Detail_PorteCochere_Glazing_Sheet2of3
- RTH-DIA-ZZ-ZZ-DR-A-3177-Phase2_Detail_PorteCochere_Glazing_Sheet3of3
- RTH-DIA-XX-10-DR-A-0081-Phase2_Plan_Ground_FloorFinishes

Welcome Gallery

As submitted under the approved planning application, the Welcome Gallery is being utilised as an exhibition space.

Decoration Scheme

Fragmented remnants of the buildings original wall paintings were discovered within the Welcome Gallery upon stripping of the former lining paper. In a number of instances these have been left exposed and will remain protected behind the exhibition units. Where not possible to leave the paintings exposed they will be carefully re-lined in a fully reversible manner to protect them for future generations. No chasing out or fixing is proposed where the historic wall paintings are located.

Historical wall paintings:



The decorations schedule includes the selected colours for the walls and ceiling.

Refer Schedule:

- RTH-DIA-XX-XX-SH-A-6500-DecorationsSchedule

Internal Finishes

The existing pitch pine floorboards are to be retained, repaired and re-finished with a clear hardwood wax oil. The existing lime plaster walls will be patch repaired with new lime plaster and the plasterboard ceiling is being skimmed and decorated in keeping with the rest of the building.

Bar

As submitted under the approved planning application, the bar room is to have an internal bar wash room and bar.

Decoration Scheme

The decorations schedule includes the selected colours for the walls and ceiling based on the colour scheme selected for the building as outlined above.

Refer Schedule:

- RTH-DIA-XX-XX-SH-A-6500-DecorationsSchedule

The scheme will be two tone as shown in the below CGI, which has been directly influenced by the historic paint scheme found within the room. Upper walls will be cream (as opposed to light green shown in CGI) to directly reference the historic scheme found on site.



F2b – historic paint scheme



F2b – proposed scheme

Internal Finishes

The bar will be constructed from 1930s joinery being removed from elsewhere in the building and so will be in keeping with the historic character of the Town Hall (as approved under the original application).

Refer drawings:

- RTH-DIA-XX-20-DR-A-0063-Phase2_Plan_First_WallFinishes
- RTH-DIA-XX-20-DR-A-0083-Phase2_Plan_First_FloorFinishes
- RTH-DIA-ZZ-01-DR-A-3600-Phase2_Detail_First-Bar
- RTH-DIA-ZZ-01-DR-A-3601-Phase2_Detail_First-Bar
- RTH-DIA-ZZ-01-DR-A-3602-Phase2_Detail_First-Bar
- RTH-DIA-ZZ-01-DR-A-3603-Phase2_Detail_First-Bar

WCs

Decoration Scheme

The decorations schedule includes the selected colours for the walls and ceiling based on the colour scheme selected for the building as outlined above.

Refer Schedule:

- RTH-DIA-XX-XX-SH-A-6500-DecorationsSchedule

Internal Finishes

Victorian style patterned Karndean flooring has been selected as per below sample to be in keeping with the historic nature of the building.

Flooring sample:



Refer drawings:

- RTH-DIA-XX-10-DR-A-0091-Phase2_G2eBasinVanityUnit
- RTH-DIA-XX-30-DR-A-0057-Phase2_S6aCleanersCupboard
- RTH-DIA-XX-30-DR-A-0086-Phase2_SecondWCs_Karndean

- RTH-DIA-XX-XX-DR-A-0085-Phase2_GroundFirstWCs_Karndean
- RTH-DIA-ZZ-00-DR-A-3579-Phase2_Elevation_WC_Basement-AccessibleWC
- RTH-DIA-ZZ-10-DR-A-3580-Phase2_Elevation_WC_Ground-GenderNeutralWCs
- RTH-DIA-ZZ-10-DR-A-3581-Phase2_Elevation_WC_Ground-AmbulantAccessibleWC
- RTH-DIA-ZZ-10-DR-A-3582-Phase2_Elevation_WC_Ground-AccessibleWC
- RTH-DIA-ZZ-11-DR-A-3590-Phase2_Elevation_WC_Mezzanine-StaffWC
- RTH-DIA-ZZ-20-DR-A-3583-Phase2_Elevation_WC_First-MaleWCs
- RTH-DIA-ZZ-20-DR-A-3584-Phase2_Elevation_WC_First-FemaleWCs
- RTH-DIA-ZZ-20-DR-A-3585-Phase2_Elevation_WC_First-AccessibleWC
- RTH-DIA-ZZ-20-DR-A-3586-Phase2_Elevation_WC_First-Hallway
- RTH-DIA-ZZ-30-DR-A-3570-Phase2_Plan_WC_Second_S6a
- RTH-DIA-ZZ-30-DR-A-3576-Phase2_Elevation_WC_Second_S6a
- RTH-DIA-ZZ-30-DR-A-3578-Phase2_Elevation_WC_Second_S6a
- RTH-DIA-ZZ-ZZ-DR-A-0020-Phase2_BasinVanityUnit
- RTH-DIA-ZZ-ZZ-DR-A-0023-Phase2_Detail_IPS
- RTH-DIA-ZZ-ZZ-DR-A-0024-Phase2_SettingOut_Tiling
- RTH-DIA-ZZ-ZZ-DR-A-3571-Phase2_Detail_ReorderingOfGroundandMezzanine

Basement

As submitted under the approved planning application, a service trench is being installed in the basement which will allow the building services to be more easily accessed in the event of a failure e.g. a leak.

Decoration Scheme

Refer Schedule:

- RTH-DIA-XX-XX-SH-A-6500-DecorationsSchedule

Internal Finishes

The basement service trench is proposed to have a different screeded finish that is easily identifiable for easy future maintenance, whilst visually tying in with the adjacent flagstones. Flags over the trench would also be too heavy to lift in the event of a leak and so it is proposed that the flags previously positioned above the service trench are utilised elsewhere in the building to make up shortfall. **B2c** is to be utilised as a barrel store, and so it's proposed to install whiterock to the walls to allow for easy cleaning and wipe down of the area.

Refer drawings:

- RTH-DIA-XX-00-DR-A-0059-Phase2_B2cFinishes
- RTH-DIA-XX-00-DR-A-0060-Phase2_Plan_Basement_WallFinishes
- RTH-DIA-XX-00-DR-A-0080-Phase2_Plan_Basement_FloorFinishes