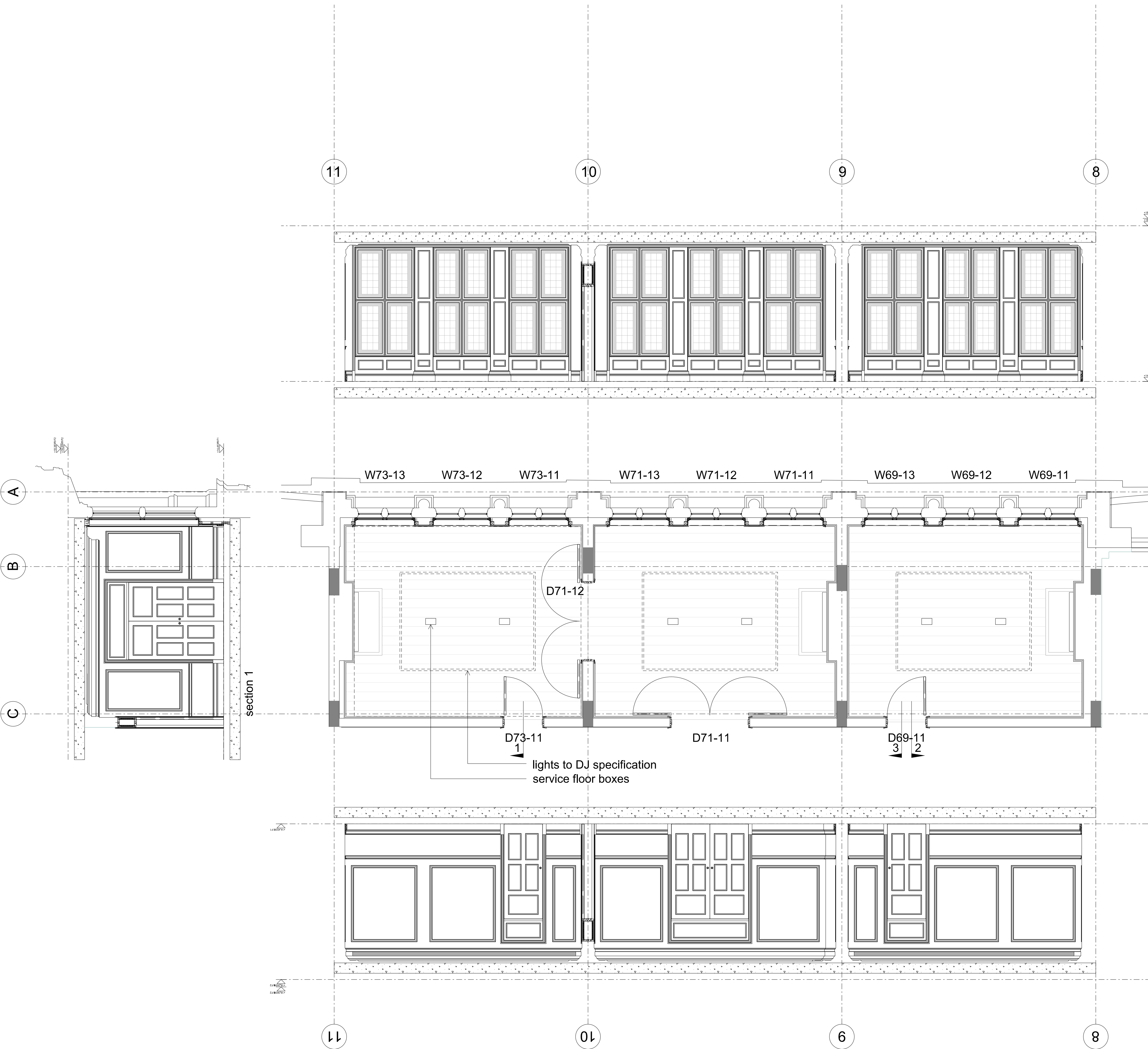


DO NOT SCALE FROM THIS DRAWING
DRAWING TO BE READ IN CONJUNCTION WITH ALL OTHER ARCHITECT'S AND ENGINEER'S CONTRACT DRAWING & SPECIFICATIONS. ANY DISCREPANCIES MUST BE BROUGHT TO THE ATTENTION OF THE ARCHITECT IMMEDIATELY. THE CONTRACTOR MUST VERIFY ALL DIMENSIONS BY SITE MEASUREMENT BEFORE ORDERING MATERIALS OR MANUFACTURING COMPONENTS. SUBSTITUTE MATERIALS & PRODUCTS TO THOSE NAMED WILL BE ACCEPTABLE IF PROVEN TO BE OF EQUAL OR HIGHER PERFORMANCE AND NOT IN CONFLICT WITH OTHER ELEMENTS.

Rooms 69,71,73 First Floor

- Fireplaces:
3 x fire surrounds will be designated by the conservation architect from the salvaged items in the 488 S10 Internal Items and Retained Room Schedule.
Each salvaged fireplace:
 - Allow 3 x sample patches of paint removal methods, one to be approved by conservation architect
 - Carefully apply approved method to remove finishes
 - Restore fabric according to the appropriate RGA specifications as follows: Z10 Joinery Repairs, Z11r Metalwork Repairs, F21r Stonework, and Z21r Mortars and Pointing
 - Allow for painted finish according to specification M60r Painting and Decorating
 - Allow for Verde Antique polished marble hearth slab 30mm x 500 mm x length of individual salvaged fireplace (varies), bonded onto backing board. Hearth to be recessed into floor flush with solid hardwood floor. Allow for 70mm wide surround marble strip with inlaid bronze border
 - Allow for Verde Antique fire surround 20mm x 300mm x height and width of individual salvage fire surround (varies) bonded onto backing board
 - Allow for build-up of recessed area behind surround to match Dixon Jones lining for retained rooms
 - Allow for recess painted finish in black to specification M60r
- Decorative details:
All new details fabricated to match squeezes taken from representative areas of all decorative details. The position of decorative details is to match the reinstated room layouts in L041 and L042. All work to be in accordance with specification clause M20/680.
 - Room 69: Cornices, skirtings, panelling, dados, and architraves will be replicated to match existing.
 - Room 71-73: Cornices, skirtings, panelling, dados, and architraves will be replicated to match 71-73 2nd floor.



- Doors: All doors scheduled in sch004-schedule of doors-facsimile interiors
- Existing windows: Window refurbishment according to sch001 schedule of windows
- Secondary glazing: All secondary glazing detailed according to secondary glazing window type drawings and sch001 schedule of windows
- Floorboards
Allow for alternatives:
 - re-use salvaged floorboards subject to assessment of condition or
 - new hardwood engineered floorboards to NBS K21/110; flush floor boxes antique brass finish
- concealed service floor boxes recessed to receive matching floor finish with antique brass or bronze finish trim

- all services, rwp, svp, ventilation, etc. to be coordinated with services eng
- setting out and requirements for fcu ductwork set within chimney to be confirmed by service eng
- wall/floor/ceiling build ups - see DJ dwgs and spec
- thickness and setting out of corridor walls tbc by DJ
- setting out to be coordinated with st eng

A		30/07/75		E1 tender	
REV	DATE	DETAILS			
E1 tender					
JOB TITLE					
55-91 Knightsbridge					
DRAWING TITLE					
facsimile interiors - plan + elevations					
69-73F1					
JOB NO.		DWG NO.		REV	
488		L041		A	
DRAWN BY		SCALE		DATE	
NJ		1:50@A1		May 15	