



METHOD STATEMENT

PROTECTION OF LISTED STRUCTURES FROM DEMOLITION.

SOUTHLEIGH PARK HOUSE

Job No: 28473
Date: 22nd August 2023
Status: Rev 02
Checked: CH

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Section 1 - Introduction

This method statement has been prepared by FSL Group to set out the proposed methodology for the protection of the listed elements of Southleigh Park House from demolition and development.

Full planning permission was granted under APP/17/00863 and this method statement has been prepared in answer to condition 2 which states *“No work shall be undertaken on the site until measures have been agreed by the Local Planning Authority in writing (a method statement) for the protection of the listed structures from demolition and development on site to ensure both safety and stability”*.

FSL Group have produced this method statement with reference to good practice and project experience of restoration of historic buildings. Our RICS Certified Historic Building Professional consultant, Simon Goddard of The Goddard Partnership is employed to provide additional advice and assistance where necessary.

The Southleigh Park House Estate comprises a main house, West wing, Coach House, Stables and a Lodge. The estate and building grew from a farm in 1820 to a significant Gentlemen’s estate covering over 380 acres by 1930. The buildings and a parcel of land were purchased by Plessey and used as a research and development centre during which time a large number of unsympathetic alterations were carried out along with minimal maintenance. The site was purchased by Snell & Willcox in the 1980s and a process of renovation and restoration commenced but halted part way through. An application for development was approved in 2017 and Vivid Homes took ownership.

The buildings are now in a poor state of repair.

The proposal is to retain and restore all buildings and convert to residential accommodation in line with the approved planning approval and listed building consent.

Full and detailed surveys have been carried out by Heritage specialists Hutton & Rostron, these include investigation and reports on the condition of the existing structures.

Section 2 – Protection from Demolition.

Work to the existing buildings has been designed to be limited to a minimally invasive scope.

The only two areas scheduled to be demolished comprise a narrow pedestrian access corridor running to the rear of the Stable block formed in 1982, and a lean-to extension added to the front of The Coach House in the 1970s.

Structural investigations have shown that both modern elements to be removed have simple plate connections negating the requirement for support precautions to be introduced to avoid danger from collapse of the listed element.

A full set of detailed drawings have been created identifying the areas of change, these drawings form part of the listed building consent and work carried out to these drawings will be supervised by the site project and supporting specialist consultant teams.

The following drawings relate to the scope;

28473-Manor-GA-C-G-C	Manor House Ground Floor Conservation Alterations GA
28473-Manor-GA-C-1-C	Manor House First Floor Conservation Alterations GA
28473-Manor-EX-NE-C	Manor House North/East Conservation Alterations
28473-Manor-EX-SW-C	Manor House South/West Conservation Alterations
28473-Coach-GA-C-C	Coach House Conservation Alterations GA
28473-Coach-EX-NS-C	Coach House North/South Conservation Alterations
28473-Coach-EX-EW-C	Coach House East/West Conservation Alterations
28473-STABLES-EX-SW-C	Former Stables South/West Conservation Alterations
28473-STABLES-EX-NW-C	Former Stables North/West Conservation Alterations
28473-STABLES-GA-C-C	Stables Conservation Alterations GA
28473-LODGE-EX-NSEW-C	Gate Lodge NSEW Conservation Alterations
28473-LODGE-GA-C-C	Gate Lodge Ground & First Floor Conservation Alterations GA

A drawing showing the contractor working area has been prepared, this considers parking, welfare, storage and site traffic management and provides safe routes for all traffic away from the listed structures to avoid potential accidental damage.

28473-SP-S-CP-C	Southleigh Park Site Construction Plan
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Section 3 – Protection of Specialist features.

In conjunction with specialist consultants, it has been recognized that many internal specialist features are of particular merit and at risk of damage during construction works.

Before works commence on site a process of protection is to be carried out. Items destined for removal and re-instatement are to be carefully removed and taken to specific on-site secure storage, some areas to be secured and given access control, fabrication and erection of timber protection around features such as columns, fireplaces and stair balustrades, the laying of timber and correx sheeting to floor finishes and sheet protection to doors.

It is understood that the process of protection will evolve as the work proceeds and areas are completed.

Prepared by:

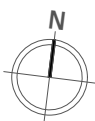
Date: 22nd August 2023

Henry Carling
Head of Design

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M4, Millennium Centre,
Crosby Way,
Farnham.
Surrey
GU9 7XX

Manor House Ground Floor
[Proposed alterations to existing]

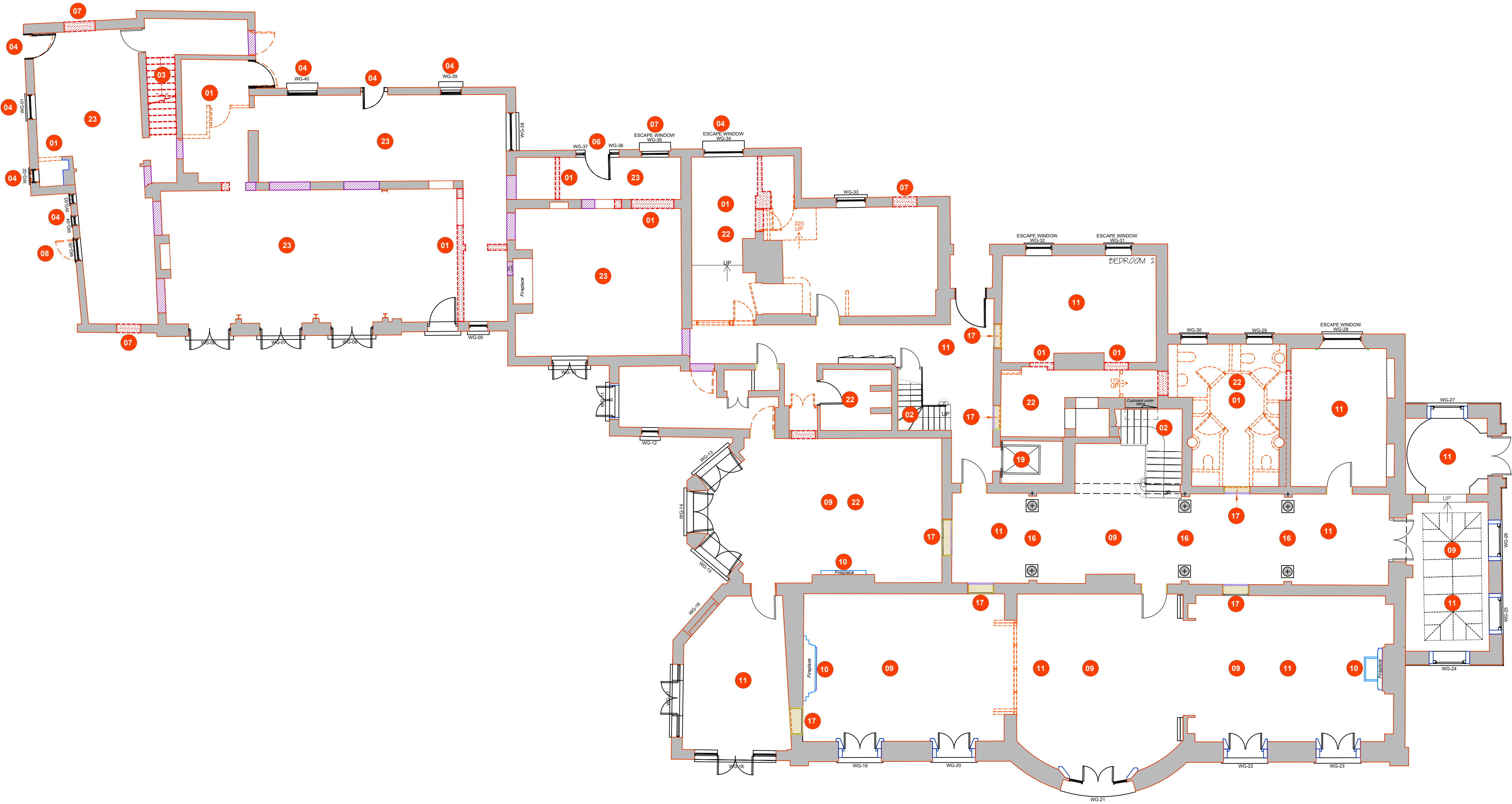
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Existing / Demo / Infill Legend	
	Demo existing door
	Demo existing partition
	Demo Structural Wall
	Existing Door
	New Door
	Existing Structural Wall
	Infill Structural Wall

LEGEND	
Main House	
00	Refer key for further detail of proposed alterations to existing building fabric
01	Existing internal partition walls to be demolished.
02	Existing staircase/steps, balustrade & handrails to be retained.
03	Existing stairs removed for replacement.
03A	Existing stairs removed.
04	New entrance door / window into existing opening. To match existing.
05	Existing doorway/window opening to be removed and blocked up.
06	Existing opening to be modified to receive new entrance door & sidelights. To match existing.
07	New openings to be formed for window / door to match style of adjacent fenestration.
08	Existing door opening to be modified to form new window openings to match existing.
09	Existing ceiling treatment/details to be retained.
10	Existing fireplaces and surrounds to be retained.
11	Existing timber/stone floors to be retained.
12	Existing lead roof terrace to receive timber duckboards and glazed balustrades to become residential roof terraces.
13	Existing floor opening to be infilled with mezzanine above accessed via new spiral staircase.
14	Existing garden wall to be retained with new openings to form garden entrances
15	Hardstanding to be reduced in level to suit new garden access
16	Existing scagliola columns in hall to be retained.
17	Door fixed in closed position - any fire / acoustic treatment required (later detail pursuant to planning condition) to maintain door panel appearance from one or both sides (See drawing).
18	Existing floor structure to be removed and reinstated at level 300mm higher than existing FFL.
19	Existing lift to be retained.
20	Existing doors to be relocated.
21	Opening for new staircase
22	Remove floor finish
23	Remove floor
24	New roof access hatch

C Minor amendments		HC	CMH	22.08.23
B Planning Drawing Up Issue		HC	CMH	14.08.23
Rev:	Description:	Drawn:	Checked:	Date:
Drawing Status:				
FOR PLANNING APPROVAL				
CONCEPT - TENDER - APPROVAL - CONTRACT - CONSTRUCTION - AS BUILT				
		M4, The Millennium Centre, Crosby Way, Farnham Surrey GU9 7XX +44 (0)1252 745200 info@fsl-group.co.uk www.fsl-group.co.uk		
Client:		Site Address:		
Bargate Homes		Southleigh Park House Havant PO9 2PE		
Floor & Drawing:				
Manor House Ground Floor Conservation Alterations GA				
Drawing Number:				
28473 — Manor —GA-C-G— C				
Project Number		Building	Drawing Code	Revision
Produced By:		CMH		
Creation Date:		14/08/23		
Scale:		SCALE 1:100@A1		
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Manor House First Floor
[Proposed alterations to existing]
Scale 1:100@A1



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Existing / Demo / Infill Legend

- Demo existing door
- Demo existing partition
- Demo Structural Wall
- Existing Door
- New Door
- Existing Structural Wall
- Infill Structural Wall
- Structural opening for new staircase location

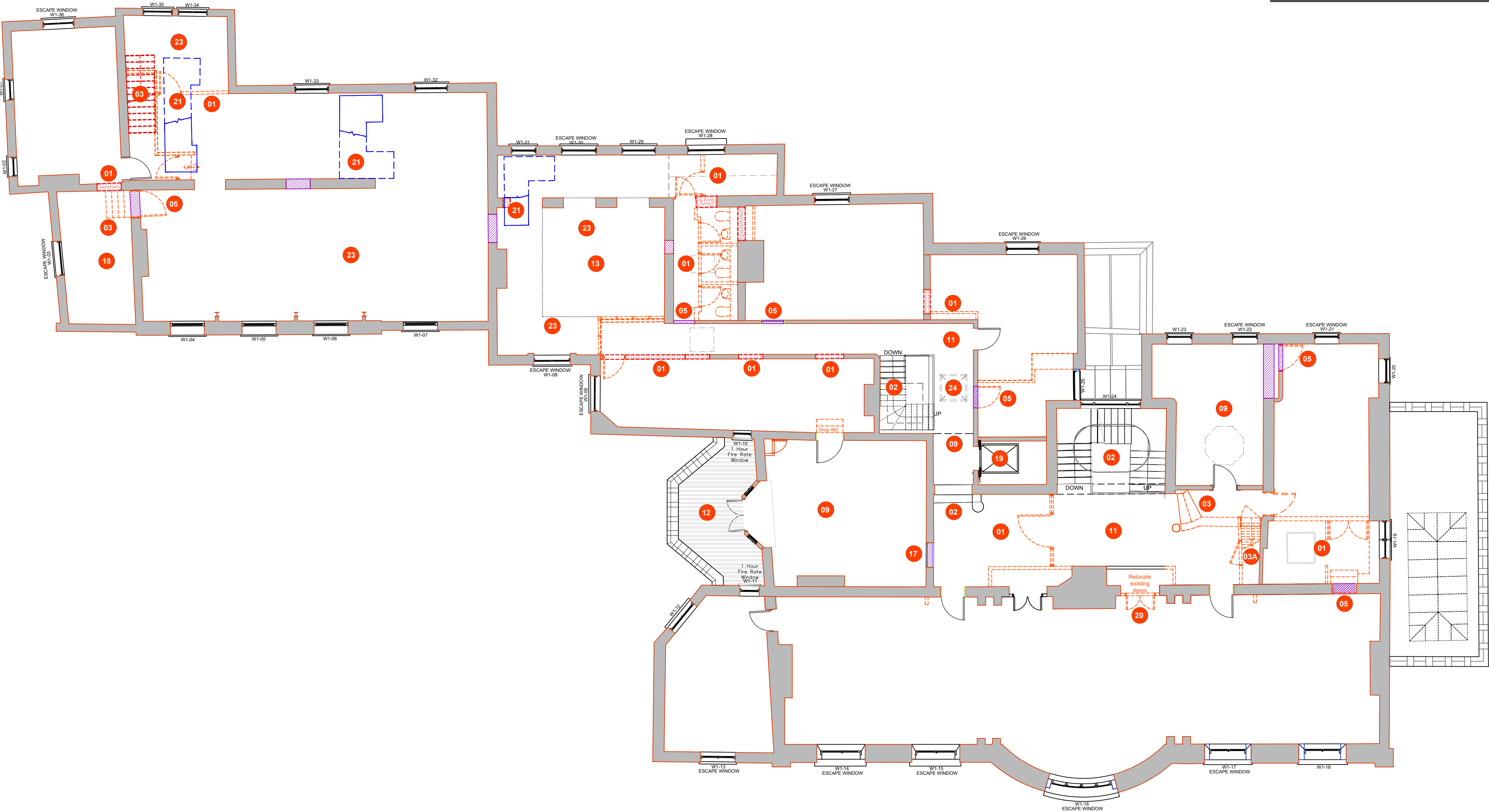
LEGEND

Main House

00 Refer key for further detail of proposed alterations to existing building fabric

- 01 Existing internal partition walls to be demolished.
- 02 Existing staircase/steps, balustrade & handrails to be retained.
- 03 Existing stairs removed for replacement.
- 03A Existing stairs removed.
- 04 New entrance door / window into existing opening. To match existing.
- 05 Existing doorway/window opening to be removed and blocked up.
- 06 Existing opening to be modified to receive new entrance door & sidelights. To match existing.
- 07 New openings to be formed for window / door to match style of adjacent fenestration.
- 08 Existing door opening to be modified to form new window openings to match existing.
- 09 Existing ceiling treatment/details to be retained.
- 10 Existing fireplaces and surrounds to be retained.
- 11 Existing timber/stone floors to be retained.
- 12 Existing lead roof terrace to receive timber duckboards and glazed balustrades to become residential roof terraces.

- 13 Existing floor opening to be infilled with mezzanine above accessed via new spiral staircase.
- 14 Existing garden wall to be retained with new openings to form garden entrances
- 15 Hardstanding to be reduced in level to suit new garden access
- 16 Existing scagliola columns in hall to be retained.
- 17 Door fixed in closed position - any fire / acoustic treatment required (later detail pursuant to planning condition) to maintain door panel appearance from one or both sides (See drawing).
- 18 Existing floor structure to be removed and reinstated at level 300mm higher than existing FFL.
- 19 Existing lift to be retained.
- 20 Existing doors to be relocated.
- 21 Opening for new staircase
- 22 Remove floor finish
- 23 Remove floor
- 24 New roof access hatch



C	Minor amendments	HC	CMH	22.08.23
B	Planning Drawing Up Issue	HC	CMH	14.08.23
Rev.	Description:	Drawn:	Checked:	Date:

Drawing Status:

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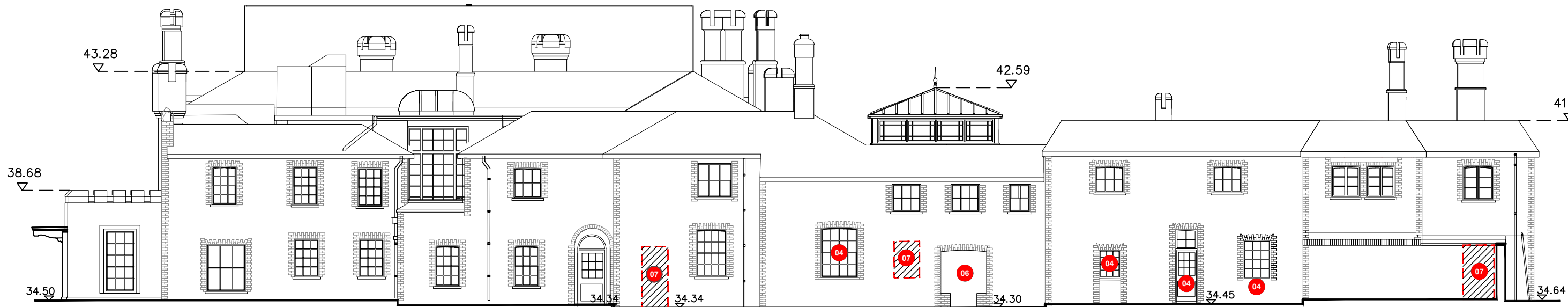
Client:	Site Address:
Bargate Homes	Southleigh Park House Havant PO9 2PE

Floor & Drawing:
**Manor House First Floor
Conservation Alterations GA**

Drawing Number:			
28473	MANOR	GA-C-1	C
Project Number	Building	Drawing Code	Revision

Produced By: CMH
Creation Date: 14/08/23
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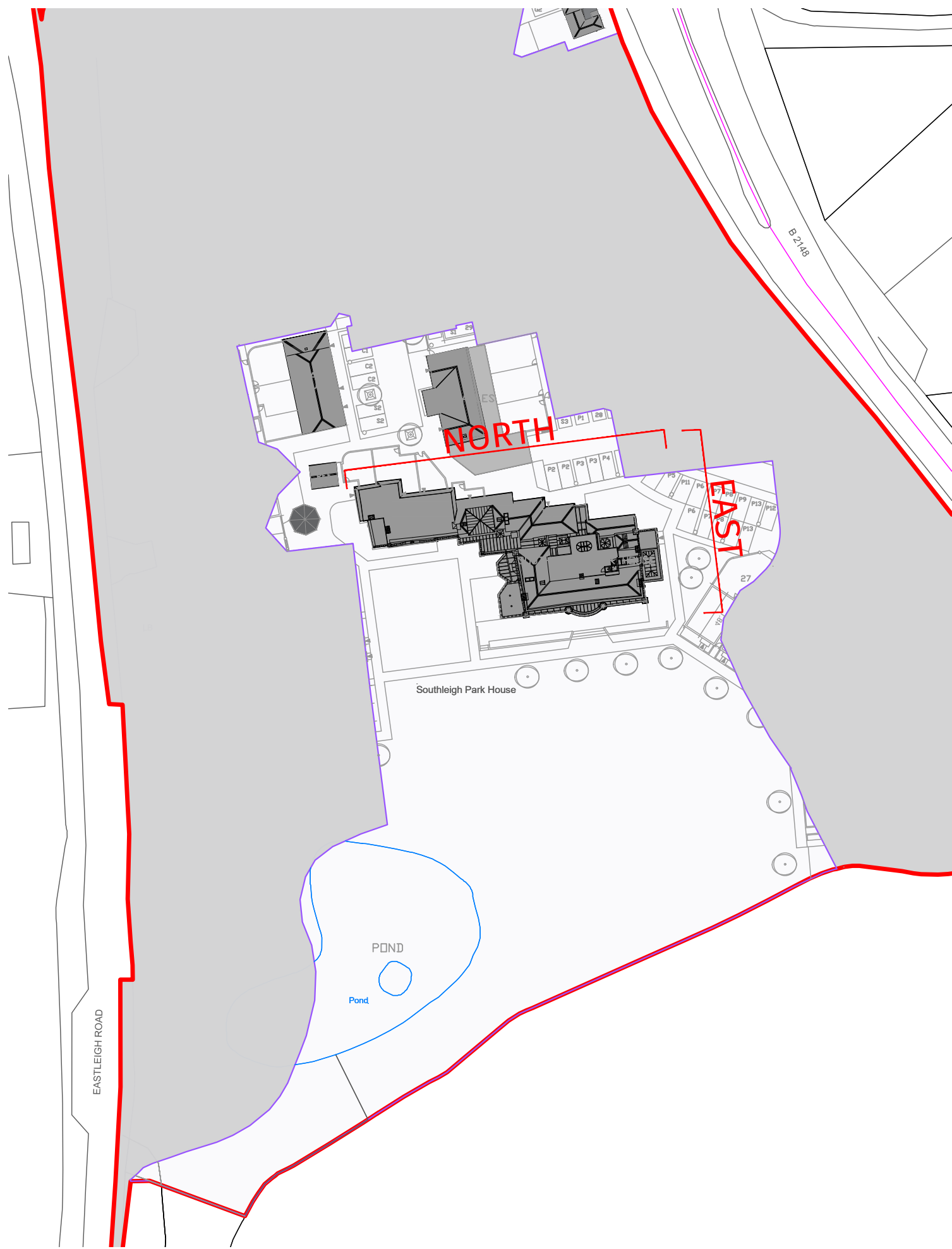
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External North Elevation
Manor House
Proposed showing alterations
Scale : 1:150 @ A1



External East Elevation
Manor House
Proposed showing alterations
Scale : 1:150 @ A1



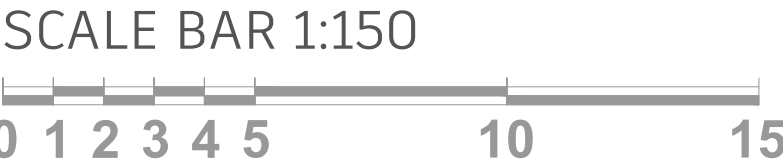
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LEGEND

Main House
North / East Elevation

00 Refer key for further detail of proposed alterations to existing building fabric

- 01 Existing internal partition walls to be demolished.
- 02 Existing staircase/steps, balustrade & handrails to be retained.
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- 07 New openings to be formed for window / door to match style of adjacent fenestration.
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- 12 Existing lead roof terrace to receive timber duckboards and glazed balustrades to become residential roof terraces.
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- 15 Hardstanding to be reduced in level to suit new garden access
- 16 Existing scagliola columns in hall to be retained.
- 17 Door fixed in closed position - any fire / acoustic treatment required (later detail pursuant to planning condition) to maintain door panel appearance from one or both sides (See drawing 28473-ALL-DT01).
- 18 Existing floor structure to be removed and reinstated at level 300mm higher than existing FFL.
- 19 Existing lift to be retained.
- 20 Existing doors to be relocated.



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Client:	Site Address:
Bargate Homes	Southleigh Park House Havant PO9 2PE

Floor & Drawing:
**Manor House
North/East Conservation Alterations**

Drawing Number:	28473 — MANOR — EX-NE — C		
Project Number	Building	Drawing Code	Revision

Produced By: HJC
Creation Date: 12/11/20
Scale: SCALE 1:150@A1

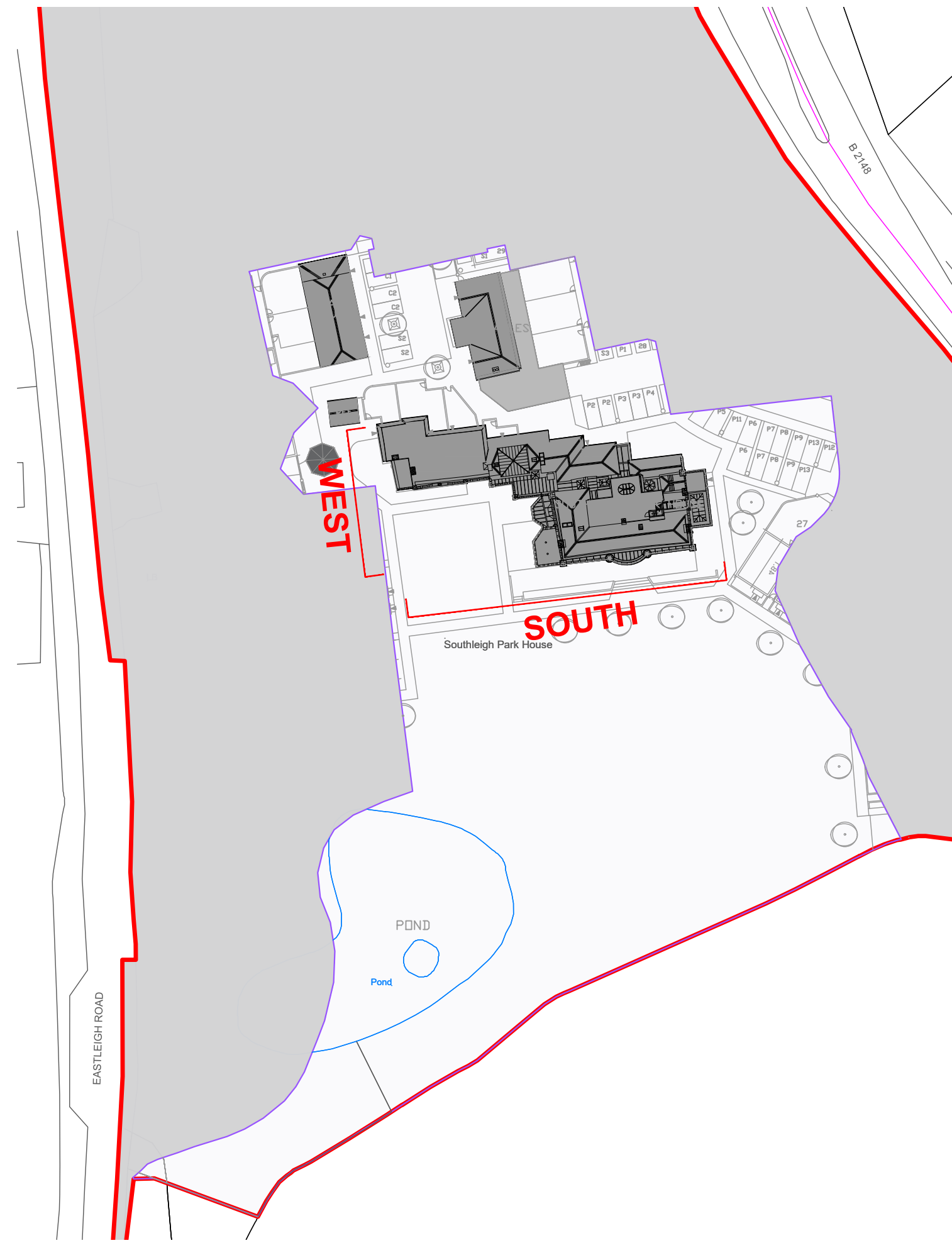
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South Elevation
[Existing elevations showing alterations]
Scale 1:150 @A1



West Elevation
[Existing elevations showing alterations]
Scale 1:150 @A1



Key Plan
Scale : NTS @ A1

LEGEND

Main House
North / East Elevation

00 Refer key for further detail of proposed alterations to existing building fabric

01 Existing internal partition walls to be demolished.

02 Existing staircase/steps, balustrade & handrails to be retained.

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08 Existing door opening to be modified to form new window openings to match existing.

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14 Existing garden wall to be retained with new openings to form garden entrances

15 Hardstanding to be reduced in level to suit new garden access

16 Existing scagliola columns in hall to be retained.

17 Door fixed in closed position - any fire / acoustic treatment required (later detail pursuant to planning condition) to maintain door panel appearance from one or both sides (See drawing 28473-ALL-DT01).

18 Existing floor structure to be removed and reinstated at level 300mm higher than existing FFL.

19 Existing lift to be retained.

20 Existing doors to be relocated.

SCALE BAR 1:150



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Client:

Bargate
Homes

Site Address:

Southleigh Park House
Havant
PO9 2PE

Floor & Drawing:

Manor House
South/West Conservation Alterations

Drawing Number:

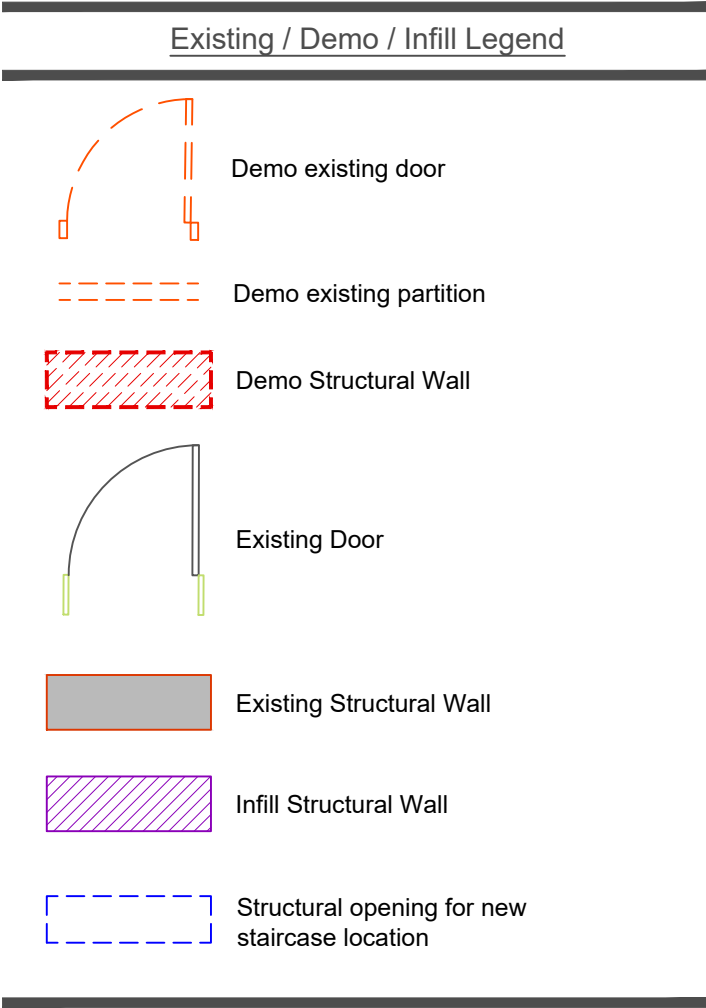
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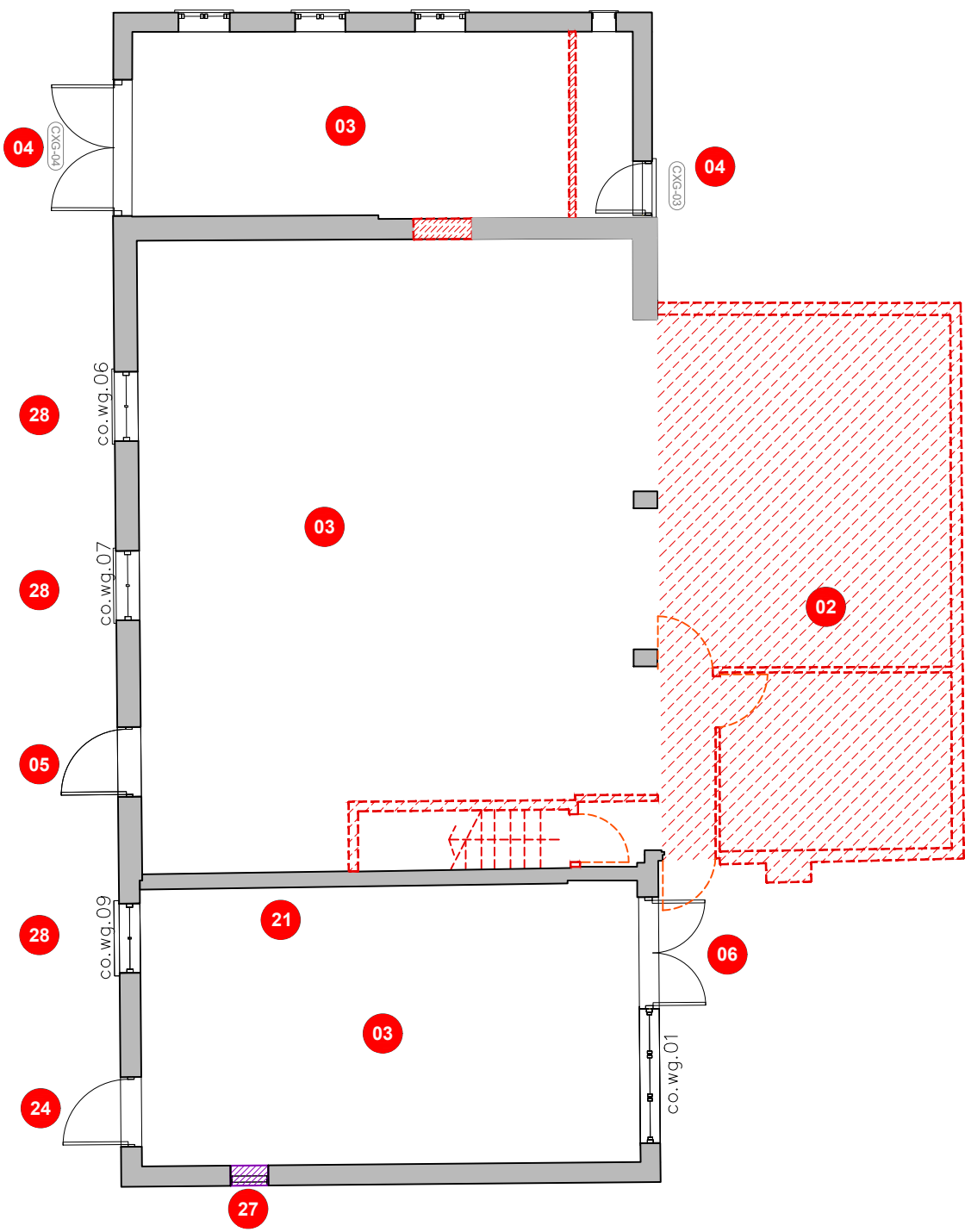
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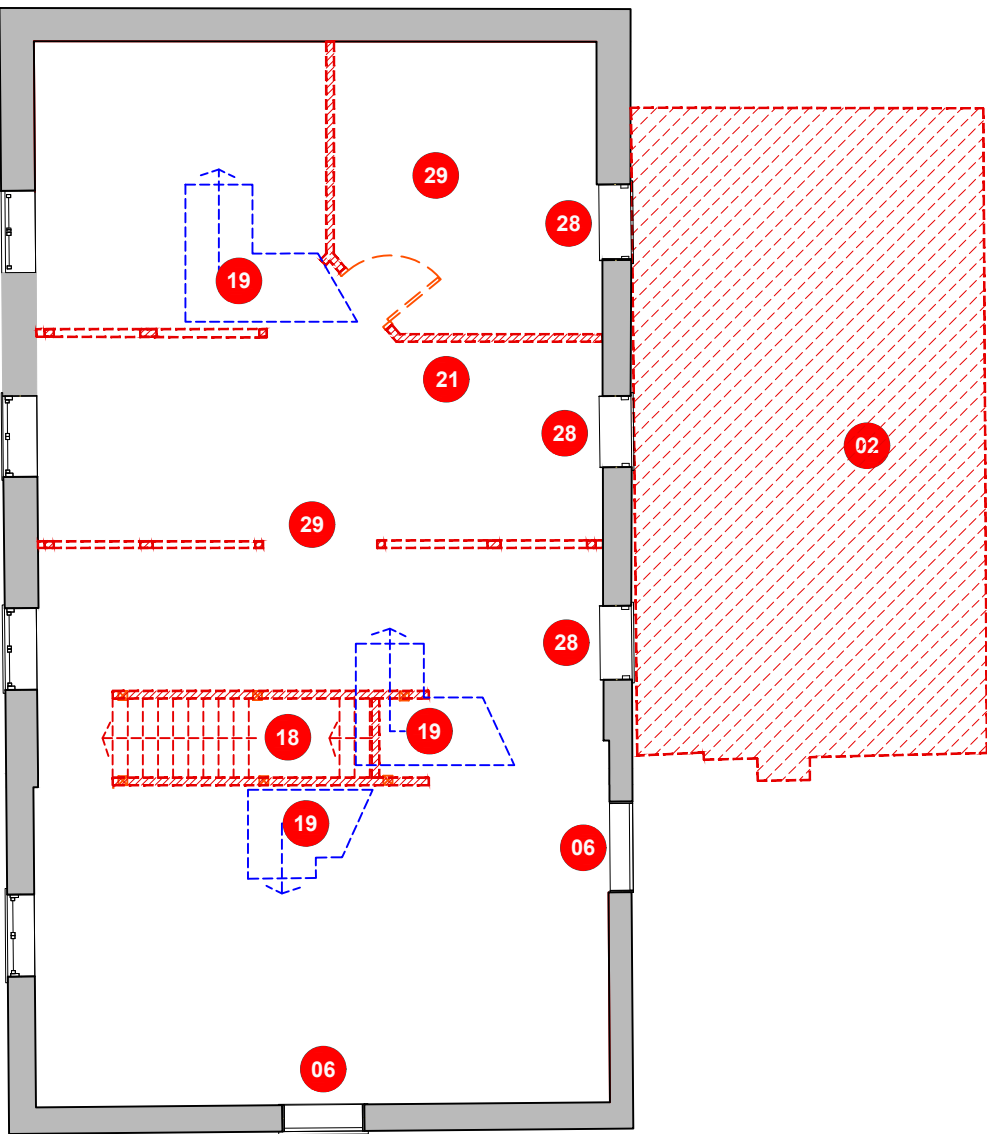
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12/11/20
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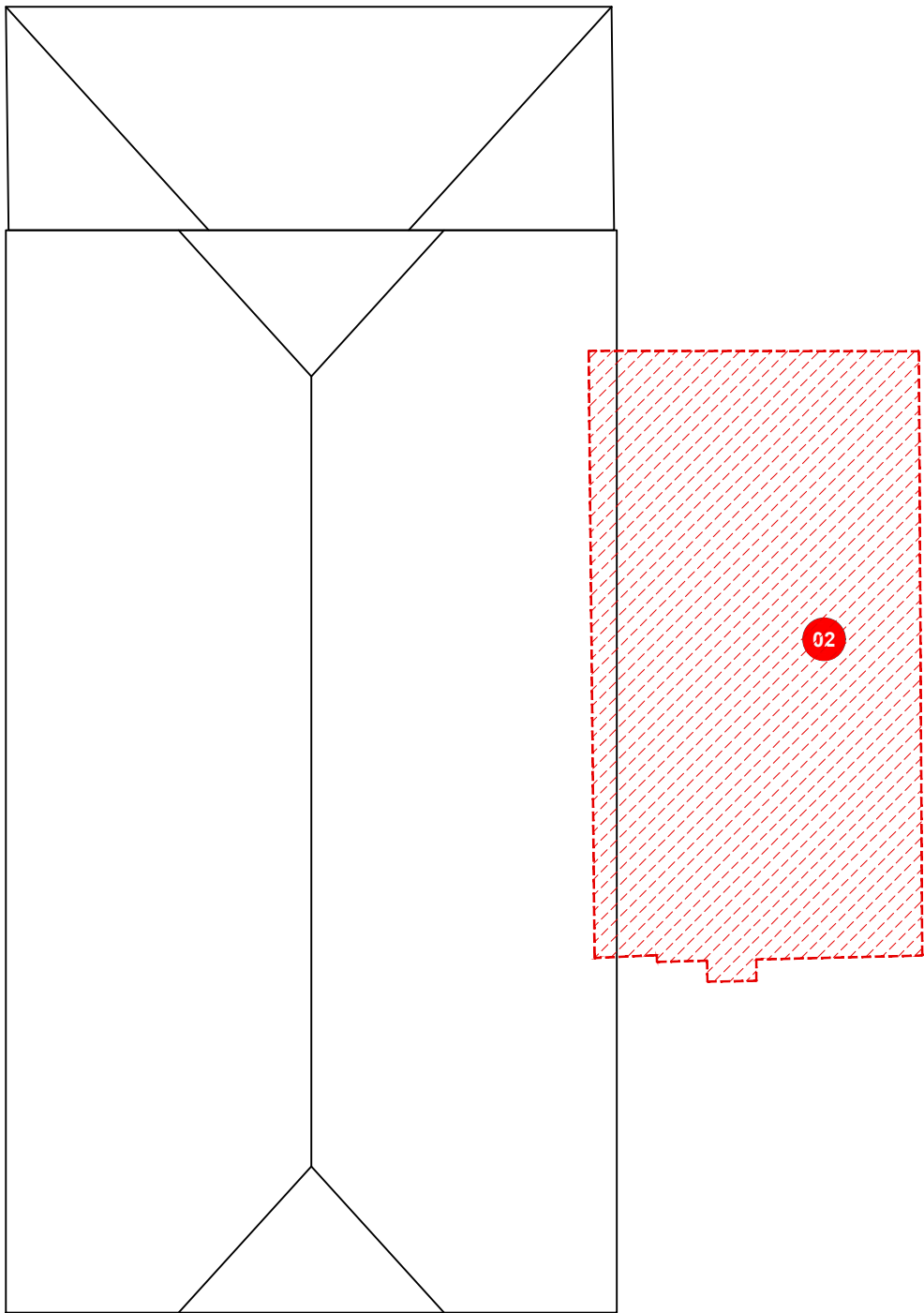
LEGEND			
Coach House			
00 Refer key for further detail of proposed alterations to existing building fabric			
01 Existing openings to receive new windows / doors.	15 New opening for conservation rooflight.		
02 Single storey extension to be demolished.	16 Existing opening retained for new conservation roof light		
03 Existing floor to be removed and replaced with new insulated and damp proofed floor	17 Existing window to be blocked up with flintwork to match existing, recessed from face of existing wall.		
04 New doors into existing openings - levels to be reduced	18 Existing stairs to be removed and openings in floors to be in-filled.		
05 Amend existing window openings for new doorway.	19 Form new opening in floor for proposed staircase.		
06 Existing doors & windows to be removed & replaced with high quality window / door in keeping with surrounding aesthetics.	20 Existing dormer removed and replaced with conservation rooflight.		
07 Existing structure to be demolished.	21 Existing wall to be removed and rebuilt to form new party wall.		
08 Opening door to be moved to centre unit and open inwards.	22 Existing window required as escape window compliant with Building Regulations AD B.		
09 Door swing to be amended in order to open inwards.	23 Remove existing doorway and replace with window to match that of southern end of elevation. Reinstate brick arch above.		
10 Form new openings for proposed single storey rear extension.	24 Form new opening for proposed external door.		
11 Existing fire escape staircase to be removed.	25 Proposed new window to form escape window compliant with ADB.		
12 Tarmac to be removed and replaced with new surfacing as landscape detail.	26 Existing retaining wall to be demolished.		
13 Driveway to be removed & reconfigured as part of proposed residential development to north.	27 Existing grilles removed and brickwork patched in to match facade		
14 Proposed rear garden areas to residential conversions.	28 Existing openings to increase in height only to take new escape windows		
	29 Remove existing timber floors		



Coach House Ground Floor
[Proposed alterations to existing]
Scale 1:100 @A1

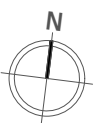


Coach House First Floor
[Proposed alterations to existing]
Scale 1:100 @A1

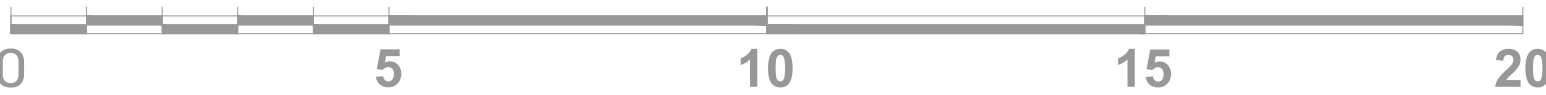


Coach House Roof Plan
[Proposed alterations to existing]
Scale 1:100 @A1

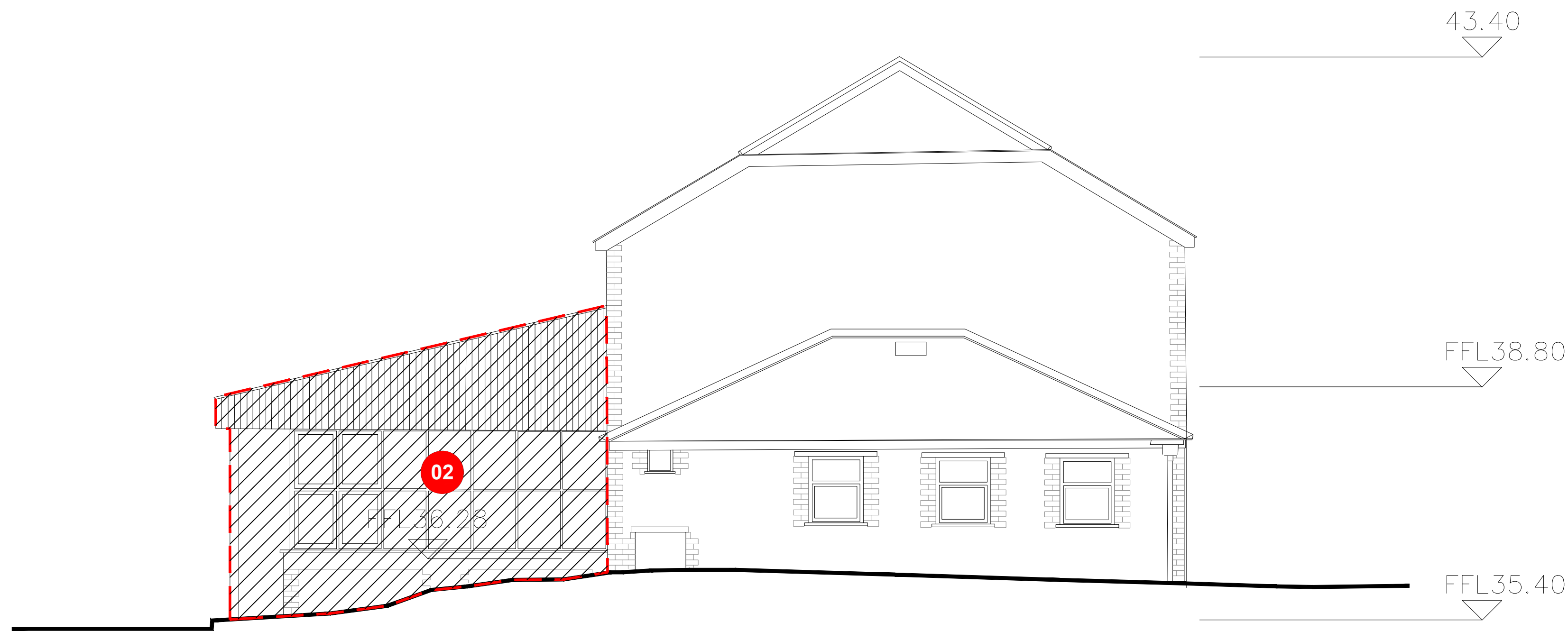
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B	Planning Drawing Up Issue	HC	CMH	14.08.23
Rev.	Description:	Drawn:	Checked:	Date:
Drawing Status:				
FOR PLANNING APPROVAL				
CONCEPT - TENDER - APPROVAL - CONTRACT - CONSTRUCTION - AS BUILT				
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Client:		Site Address:		
Bargate Homes		Southleigh Park House Havant PO9 2PE		
Floor & Drawing:				
Coach House Conservations Alterations GA				
Drawing Number:				
28473 — COACH — GA-C — C				
Project Number	Building	Drawing Code	Revision	
Produced By:		HJC		
Creation Date:		18/11/20		
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Drawing Notes: Figured dimensions only are to be taken from this drawing - DO NOT SCALE. Contractors must verify all dimensions prior to construction and any discrepancies are to be reported.Design © FSL Group				



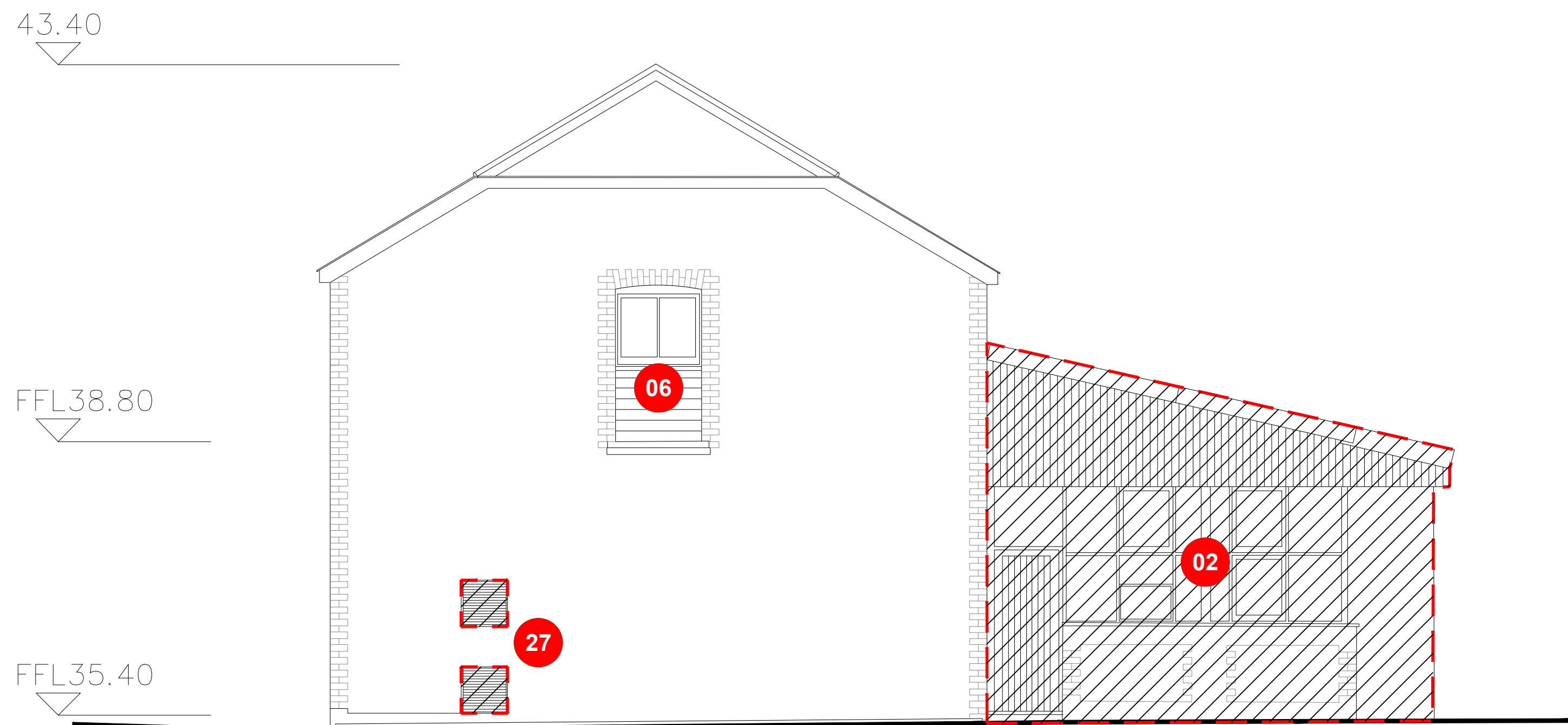
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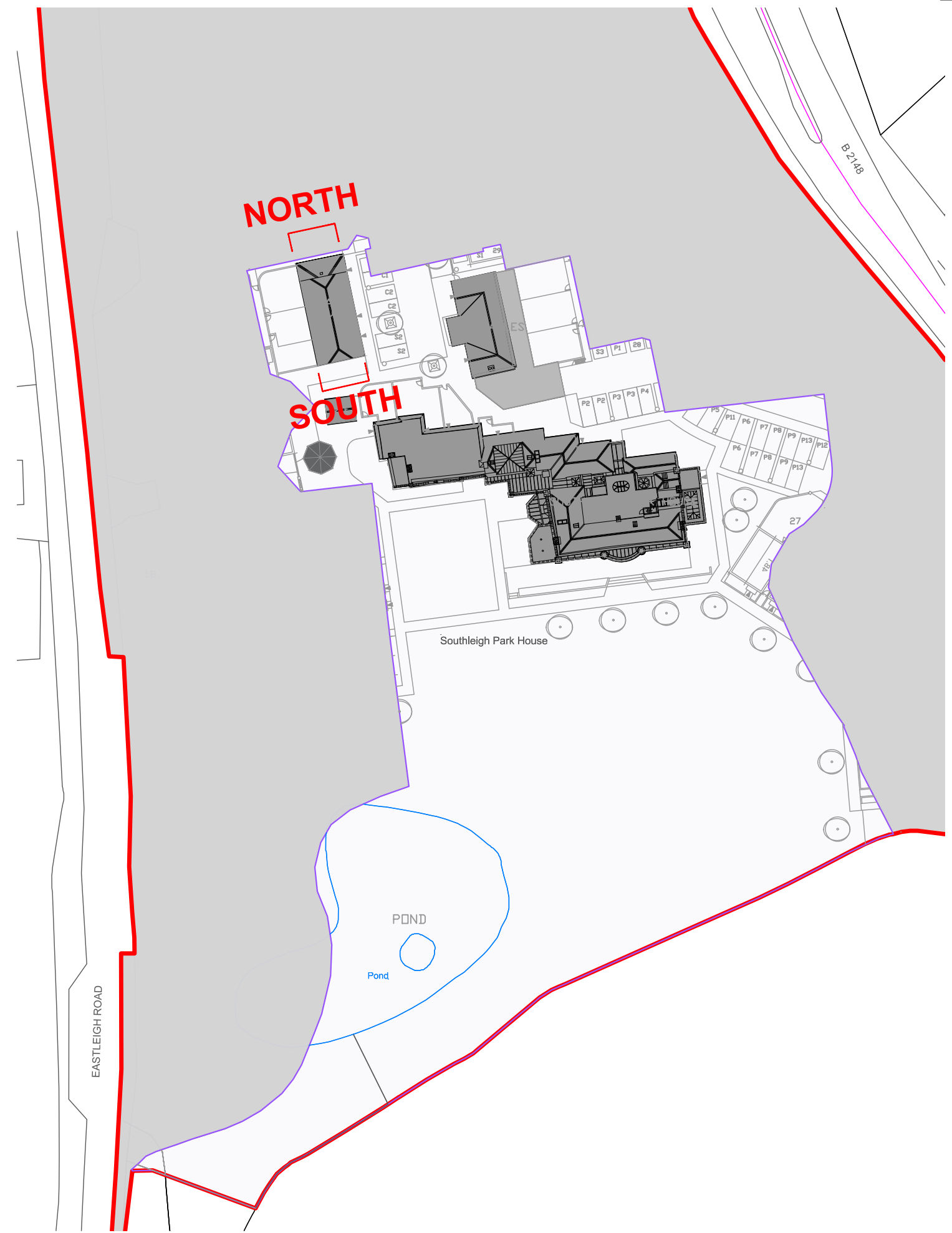
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North Elevation
[Proposed alterations to existing]
Scale 1:50@A1



South Elevation
[Proposed alterations to existing]
Scale 1:50@A1



Key Plan
Scale : NTS @ A1

LEGEND

Coach House
North / South Elevation

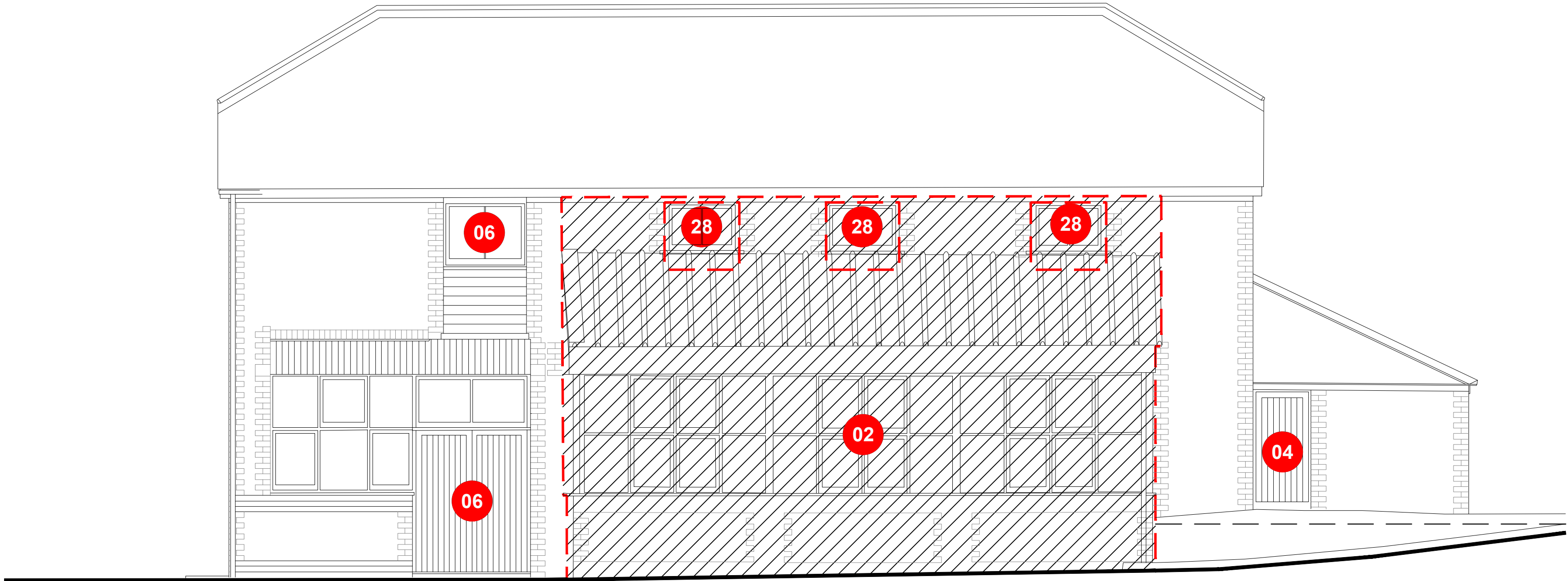
00 Refer key for further detail of proposed alterations to existing building fabric

- | | |
|--|--|
| 01 Existing openings to receive new windows / doors. | 18 Existing stairs to be removed and openings in floors to be in-filled. |
| 02 Single storey extension to be demolished. | 19 Form new opening in floor for proposed staircase. |
| 03 Existing floor to be removed and replaced with new insulated and damp proofed floor | 20 Existing dormer removed and replaced with conservation rooflight. |
| 04 New doors into existing openings - levels to be reduced | 21 Existing wall to be removed and rebuilt to form new party wall. |
| 05 Amend existing window openings for new doorway. | 22 Existing window required as escape window compliant with Building Regulations AD B. |
| 06 Existing doors & windows to be removed & replaced with high quality window / door in keeping with surrounding aesthetics. | 23 Remove existing doorway and replace with window to match that of southern end of elevation. Reinstate brick arch above. |
| 07 Existing structure to be demolished. | 24 Form new opening for proposed external door. |
| 08 Opening door to be moved to centre unit and open inwards. | 25 Proposed new window to form escape window compliant with ADB. |
| 09 Door swing to be amended in order to open inwards. | 26 Existing retaining wall to be demolished. |
| 10 Form new openings for proposed single storey rear extension. | 27 Existing grilles removed and brickwork patched in to match facade |
| 11 Existing fire escape staircase to be removed. | 28 Existing openings to increase in height only to take new escape windows |
| 12 Tarmac to be removed and replaced with new surfacing as landscape detail. | |
| 13 Driveway to be removed & reconfigured as part of proposed residential development to north. | |
| 14 Proposed rear garden areas to residential conversions. | |
| 15 New opening for conservation rooflight. | |
| 16 Existing opening retained for new conservation roof light | |
| 17 Existing window to be blocked up with flintwork to match existing, recessed from face of existing wall. | |

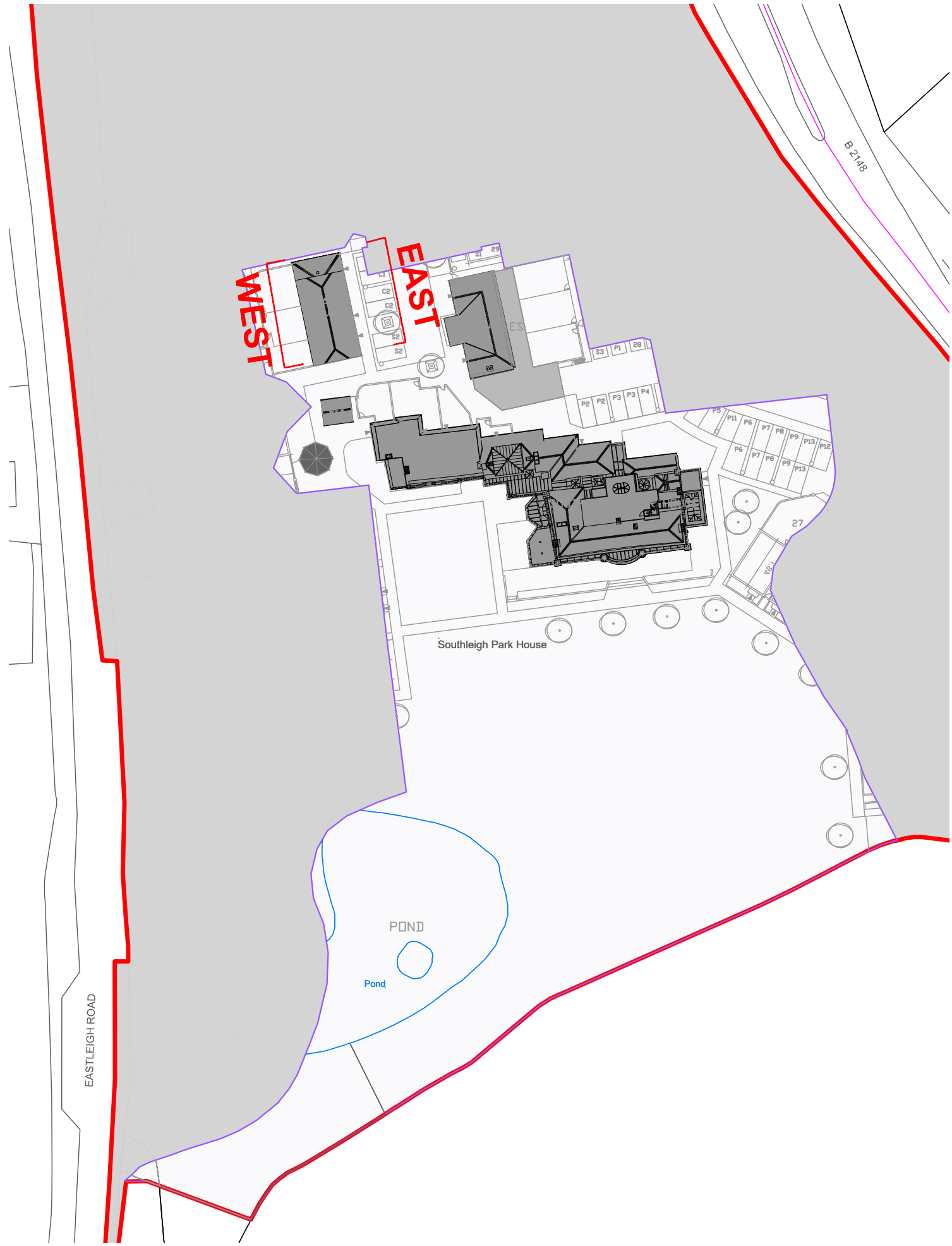
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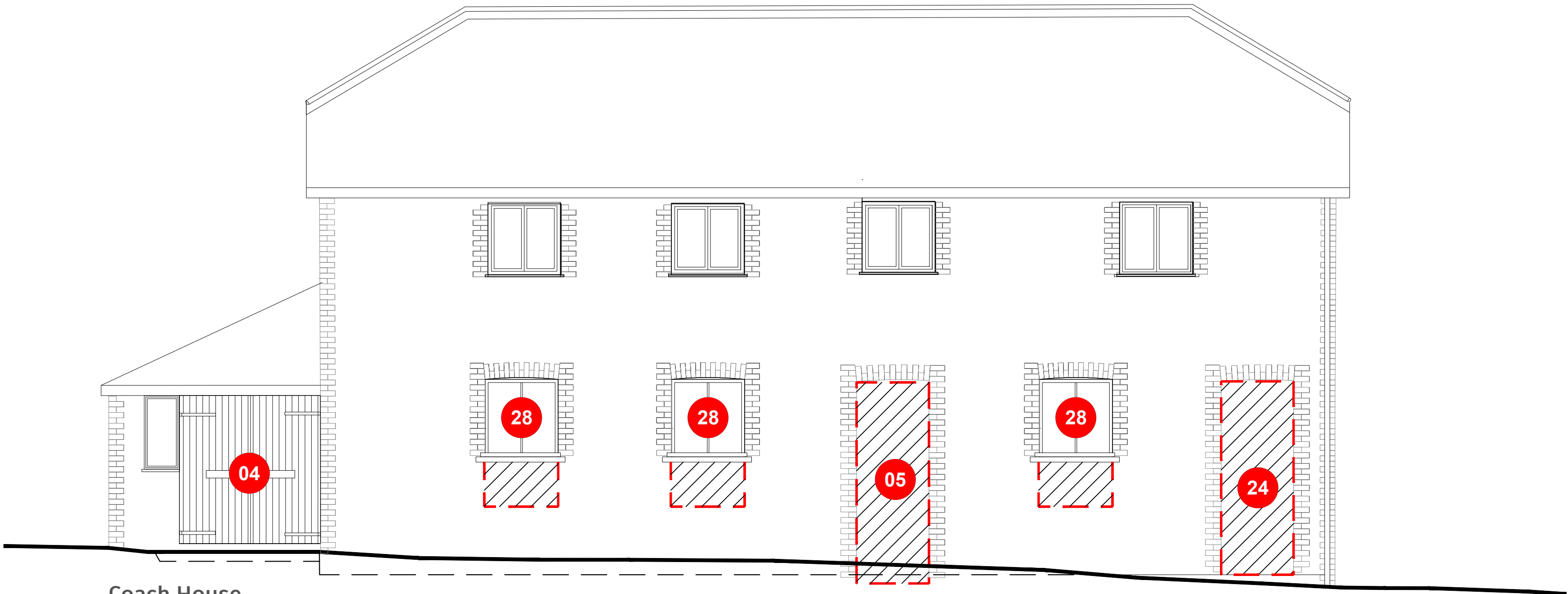
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Drawing Status:				
FOR PLANNING APPROVAL				
CONCEPT - TENDER - APPROVAL - CONTRACT - CONSTRUCTION - AS BUILT				
		M4, The Millennium Centre, Crosby Way, Farnham Surrey GU9 7XX +44 (0)1252 745200 info@fsl-group.co.uk www.fsl-group.co.uk		
Client:		Site Address:		
Bargate Homes		Southleigh Park House Havant PO9 2PE		
Floor & Drawing:				
Coach House				
North/South Conservations Alterations				
Drawing Number:				
28473 — COACH — EX-NS — C				
Project Number	Building	Drawing Code	Revision	
Produced By:		HJC		
Creation Date:		18/11/20		
Scale:		SCALE 1:50@A1		
Drawing Notes: Figured dimensions only are to be taken from this drawing - DO NOT SCALE. Contractors must verify all dimensions prior to construction and any discrepancies are to be reported.Design © FSL Group				



Coach House
East Elevation
Proposed alterations to existing
Scale : 1:50 @ A1



Key Plan
Scale : NTS @ A1



Coach House
West Elevation
Proposed alterations to existing
Scale : 1:50 @ A1

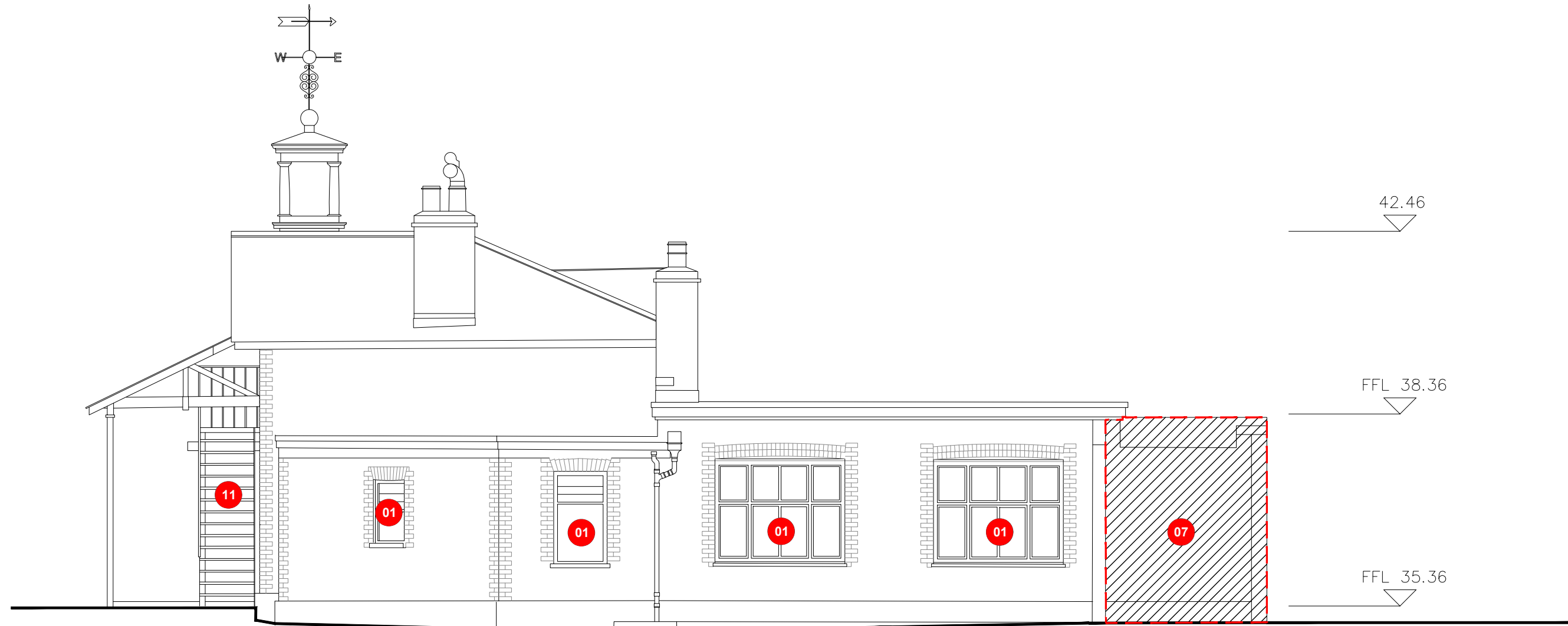
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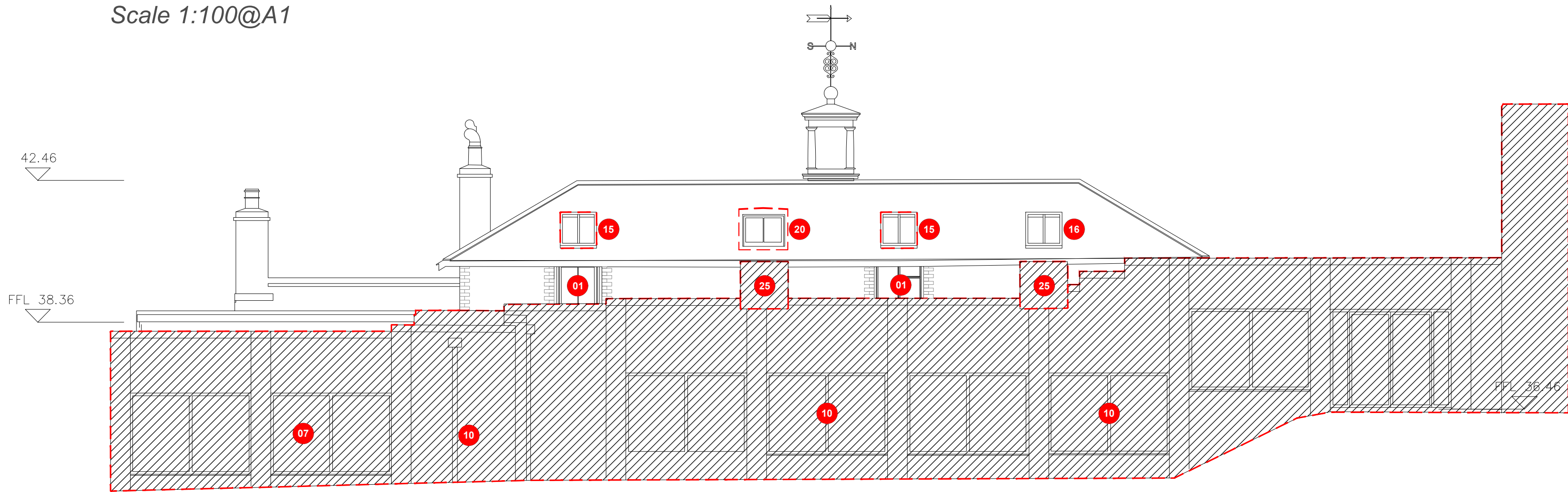
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LEGEND			
Coach House East / West Elevation			
00	Refer key for further detail of proposed alterations to existing building fabric		
01	Existing openings to receive new windows / doors.	16	Existing opening retained for new conservation roof light
02	Single storey extension to be demolished.	17	Existing window to be blocked up with flintwork to match existing, recessed from face of existing wall.
03	Existing floor to be removed and replaced with new insulated and damp proofed floor	18	Existing stairs to be removed and openings in floors to be in-filled.
04	New doors into existing openings - levels to be reduced	19	Form new opening in floor for proposed staircase.
05	Amend existing window openings for new doorway.	20	Existing dormer removed and replaced with conservation rooflight.
06	Existing doors & windows to be removed & replaced with high quality window / door in keeping with surrounding aesthetics.	21	Existing wall to be removed and rebuilt to form new party wall.
07	Existing structure to be demolished.	22	Existing window required as escape window compliant with Building Regulations AD B.
08	Opening door to be moved to centre unit and open inwards.	23	Remove existing doorway and replace with window to match that of southern end of elevation. Reinststate brick arch above.
09	Door swing to be amended in order to open inwards.	24	Form new opening for proposed external door.
10	Form new openings for proposed single storey rear extension.	25	Proposed new window to form escape window compliant with ADB.
11	Existing fire escape staircase to be removed.	26	Existing retaining wall to be demolished.
12	Tarmac to be removed and replaced with new surfacing as landscape detail.	27	Existing grilles removed and brickwork patched in to match facade
13	Driveway to be removed & reconfigured as part of proposed residential development to north.	28	Existing openings to increase in height only to take new egress windows (first floor) / increase in height only to suit interior levels (ground floor)
14	Proposed rear garden areas to residential conversions.		
15	New opening for conservation rooflight.		

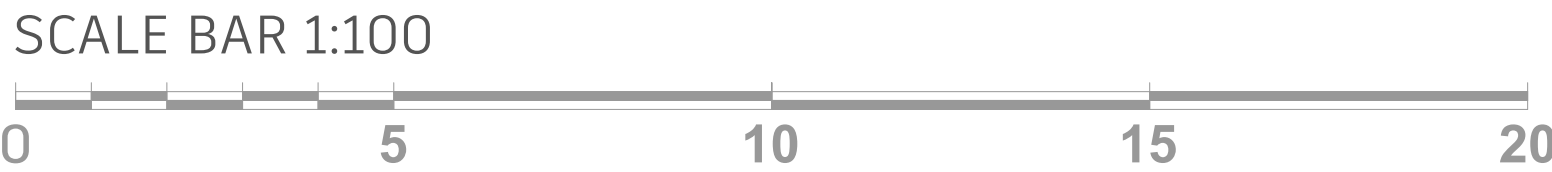
C	Minor amendments	HC	CMH	22.08.23
B	Planning Drawing Up Issue	HC	CMH	14.08.23
Rev.	Description:	Drawn:	Checked:	Date:
Drawing Status:				
FOR PLANNING APPROVAL				
CONCEPT - TENDER - APPROVAL - CONTRACT - CONSTRUCTION - AS BUILT				
		M4, The Millennium Centre, Crosby Way, Farnham Surrey GU9 7XX +44 (0)1252 745200 info@fsl-group.co.uk www.fsl-group.co.uk		
Client:		Site Address:		
Bargate Homes		Southleigh Park House Havant PO9 2PE		
Floor & Drawing:				
Coach House East/West Proposed Elevations				
Drawing Number:				
28473 — COACH — EX-EW — C				
Project Number	Building	Drawing Code	Revision	
Produced By:			HJC	
Creation Date:			19/11/20	
Scale:			SCALE 1:50@A1	
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South Elevation
[Proposed alterations to existing]
Scale 1:100@A1



East Elevation
[Proposed alterations to existing]
Scale 1:100@A1



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Key Plan
Scale : NTS @ A1

LEGEND

Stables
South / East Elevation

00 Refer key for further detail of proposed alterations to existing building fabric

01 Existing openings to receive new windows / doors.

02 Single storey extension to be demolished.

03 Existing floor to be removed and replaced with new insulated and damp proofed floor

04 New doors into existing openings - levels to be reduced

05 Amend existing window openings for new doorway.

06 Existing doors & windows to be removed & replaced with high quality window / door in keeping with surrounding aesthetics.

07 Existing structure to be demolished.

08 Opening door to be moved to centre unit and open inwards.

09 Door swing to be amended in order to open inwards.

10 Form new openings for proposed single storey rear extension.

11 Existing fire escape staircase to be removed.

12 Tarmac to be removed and replaced with new surfacing as landscape detail.

13 Driveway to be removed & reconfigured as part of proposed residential development to north.

14 Proposed rear garden areas to residential conversions.

15 New opening for conservation rooflight.

16 Existing rooflight retained.

17 Existing window to be blocked up with flintwork to match existing, recessed from face of existing wall.

18 Existing stairs to be removed and openings in floors to be in-filled.

19 Form new opening in floor for proposed staircase.

20 Existing dormer removed and replaced with conservation rooflight.

21 Existing wall to be removed and rebuilt to form new party wall.

22 Existing window required as escape window compliant with Building Regulations AD B.

23 Remove existing doorway and replace with window to match that of southern end of elevation. Reinstall brick arch above.

24 Form new opening for proposed external door.

25 Proposed new window to form escape window compliant with ADB.

26 Existing retaining wall to be demolished.

C	Minor amendments	HC	CMH	22.08.23
B	Planning Drawing Up Issue	HC	CMH	14.08.23
Rev.	Description:	Drawn:	Checked:	Date:

Drawing Status:
FOR PLANNING APPROVAL
CONCEPT - TENDER - APPROVAL - CONTRACT - CONSTRUCTION - AS BUILT



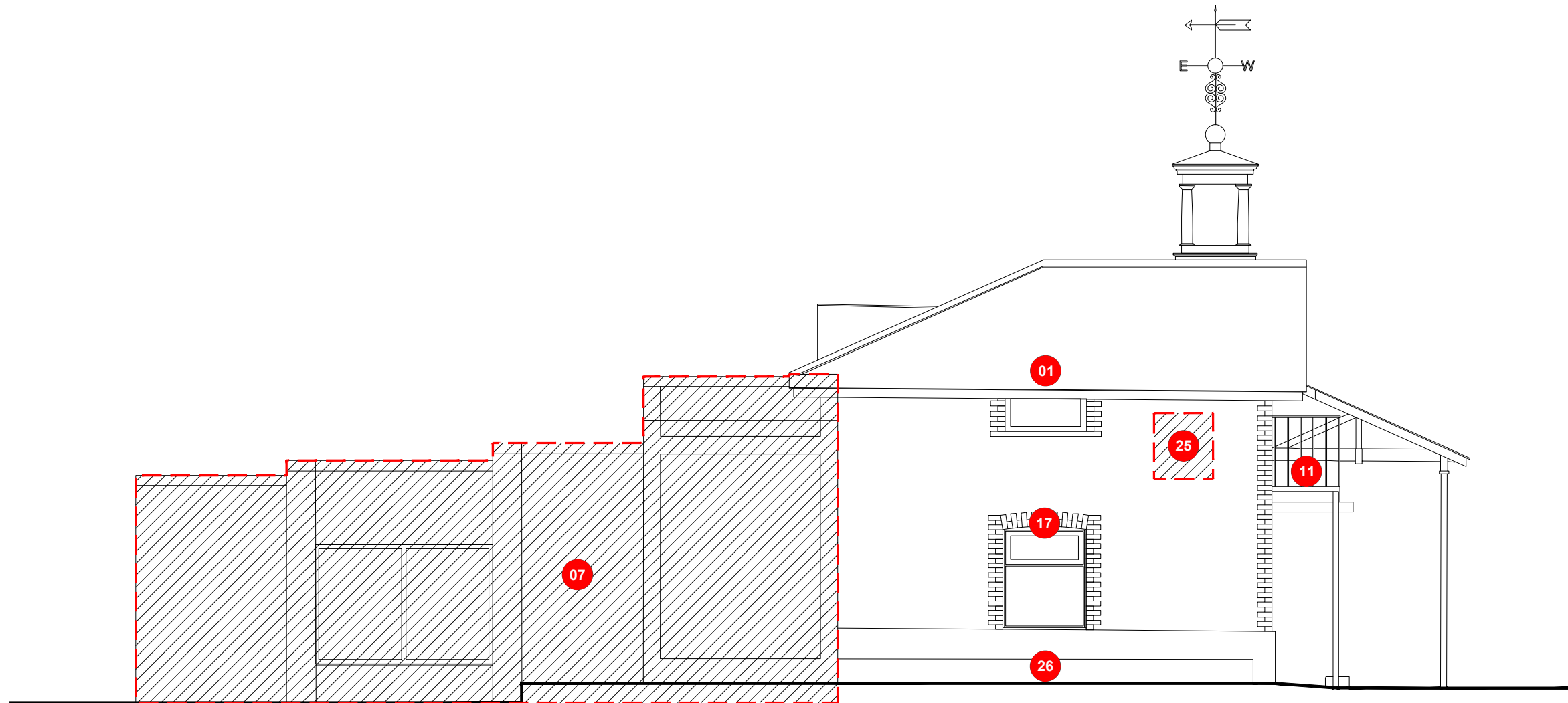
Client:	Site Address:
Bargate Homes	Southleigh Park House Havant PO9 2PE

Floor & Drawing:
**Former Stables
South/East Conservation Alterations**

Drawing Number:	28473	—	STABLES—	EX-SE	—	C
Project Number	Building	Drawing Code	Revision			

Produced By:	HJC
Creation Date:	19/11/20
Scale:	SCALE 1:100@A1

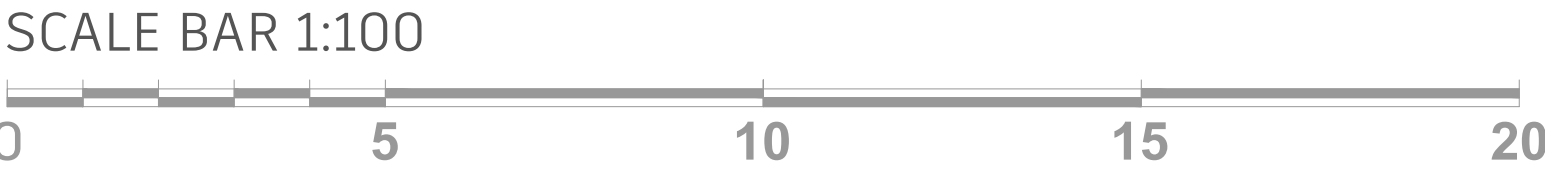
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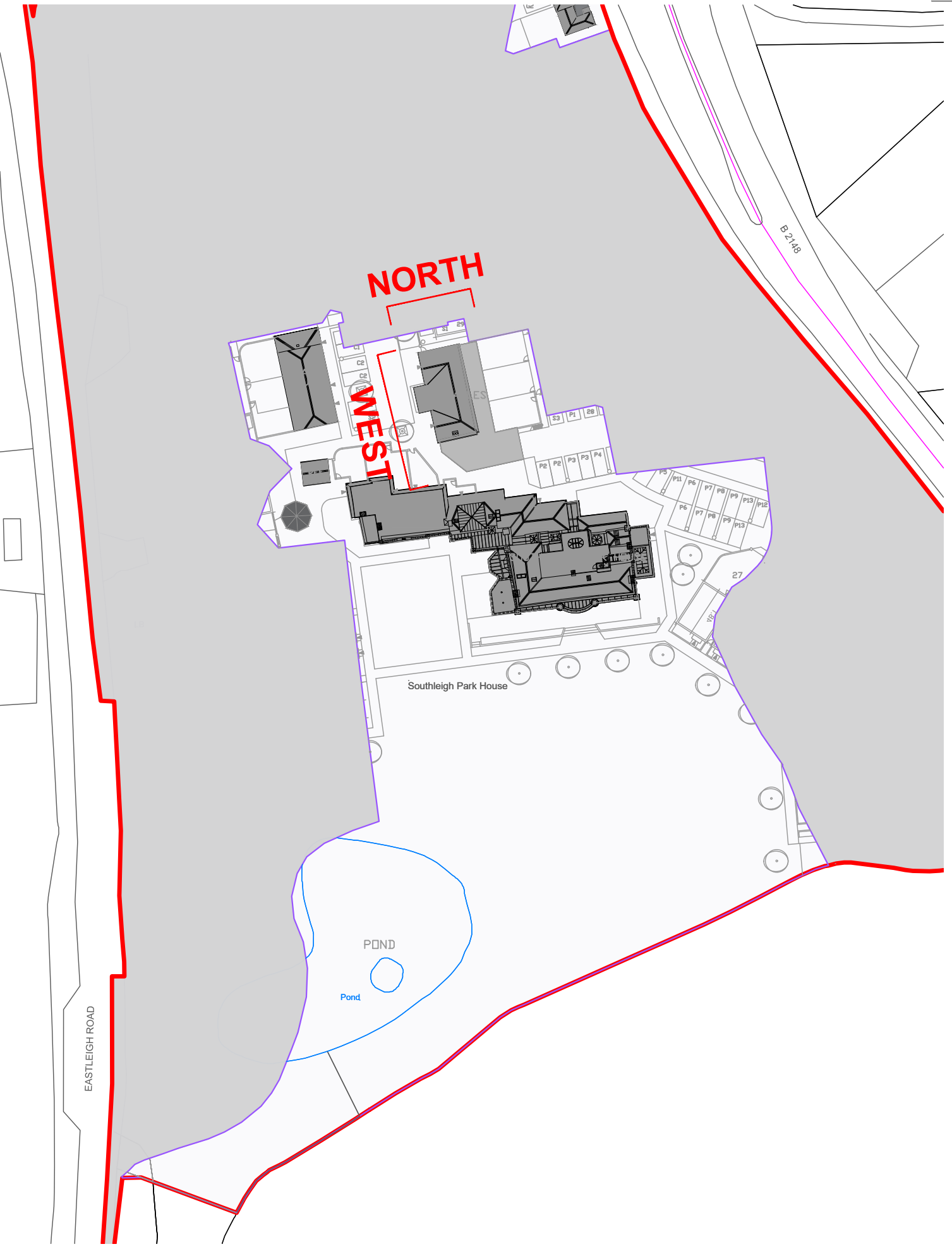
Stable Block
North Elevation
Proposed alterations to existing
Scale : 1:100 @ A1



Stable Block
West Elevation
Proposed alterations to existing
Scale : 1:100 @ A1



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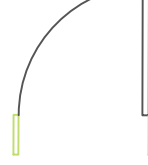


Key Plan
Scale : NTS @ A1

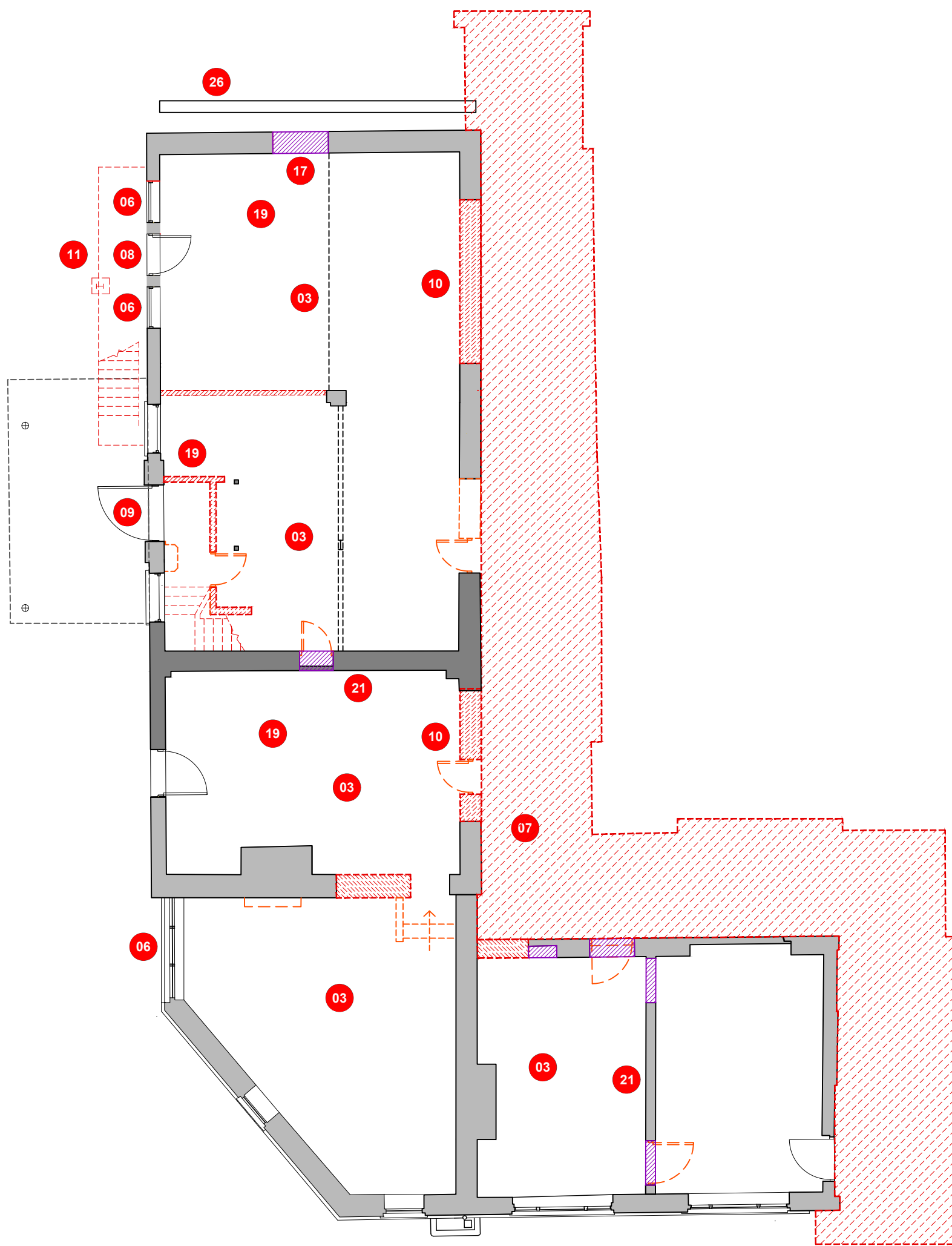
LEGEND	
Stables North / West Elevation	
00	Refer key for further detail of proposed alterations to existing building fabric
01 Existing openings to receive new windows / doors.	14 Proposed rear garden areas to residential conversions.
02 Single storey extension to be demolished.	15 New opening for conservation rooflight.
03 Existing floor to be removed and replaced with new insulated and damp proofed floor	16 Existing rooflight retained.
04 New doors into existing openings - levels to be reduced	17 Existing window to be blocked up with flintwork to match existing, recessed from face of existing wall.
05 Amend existing window openings for new doorway.	18 Existing stairs to be removed and openings in floors to be in-filled.
06 Existing doors & windows to be removed & replaced with high quality window / door in keeping with surrounding aesthetics.	19 Form new opening in floor for proposed staircase
07 Existing structure to be demolished.	20 Existing dormer removed and replaced with conservation rooflight.
08 Opening door to be moved to centre unit and open inwards.	21 Existing wall to be removed and rebuilt to form new party wall.
09 Door swing to be amended in order to open inwards.	22 Existing window required as escape window compliant with Building Regulations AD B.
10 Form new openings for proposed single storey rear extension.	23 Remove existing doorway and replace with window to match that of southern end of elevation. Reinstate brick arch above.
11 Existing fire escape staircase to be removed.	24 Form new opening for proposed external door.
12 Tarmac to be removed and replaced with new surfacing as landscape detail.	25 Proposed new window to form escape window compliant with ADB.
13 Driveway to be removed & reconfigured as part of proposed residential development to north.	26 Existing retaining wall to be demolished.

Minor amendments		HC	CMH	22.08.23
B Planning Drawing Up Issue		HC	CMH	14.08.23
Rev:	Description:	Drawn:	Checked:	Date:
Drawing Status:				
FOR PLANNING APPROVAL				
CONCEPT - TENDER - APPROVAL - CONTRACT - CONSTRUCTION - AS BUILT				
		FSL Group		
Client:		Site Address:		
Bargate Homes		Southleigh Park House Havant PO9 2PE		
Floor & Drawing:				
Former Stables				
North/West Conservation Alterations				
Drawing Number:				
28473 — STABLE — EX-NW — C				
Project Number	Building	Drawing Code	Revision	
Produced By:			H3C	
Creation Date:			19/11/20	
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Drawing Notes: Figured dimensions only are to be taken from this drawing - DO NOT SCALE. Contractors must verify all dimensions prior to construction and any discrepancies are to be reported.Design © FSL Group				

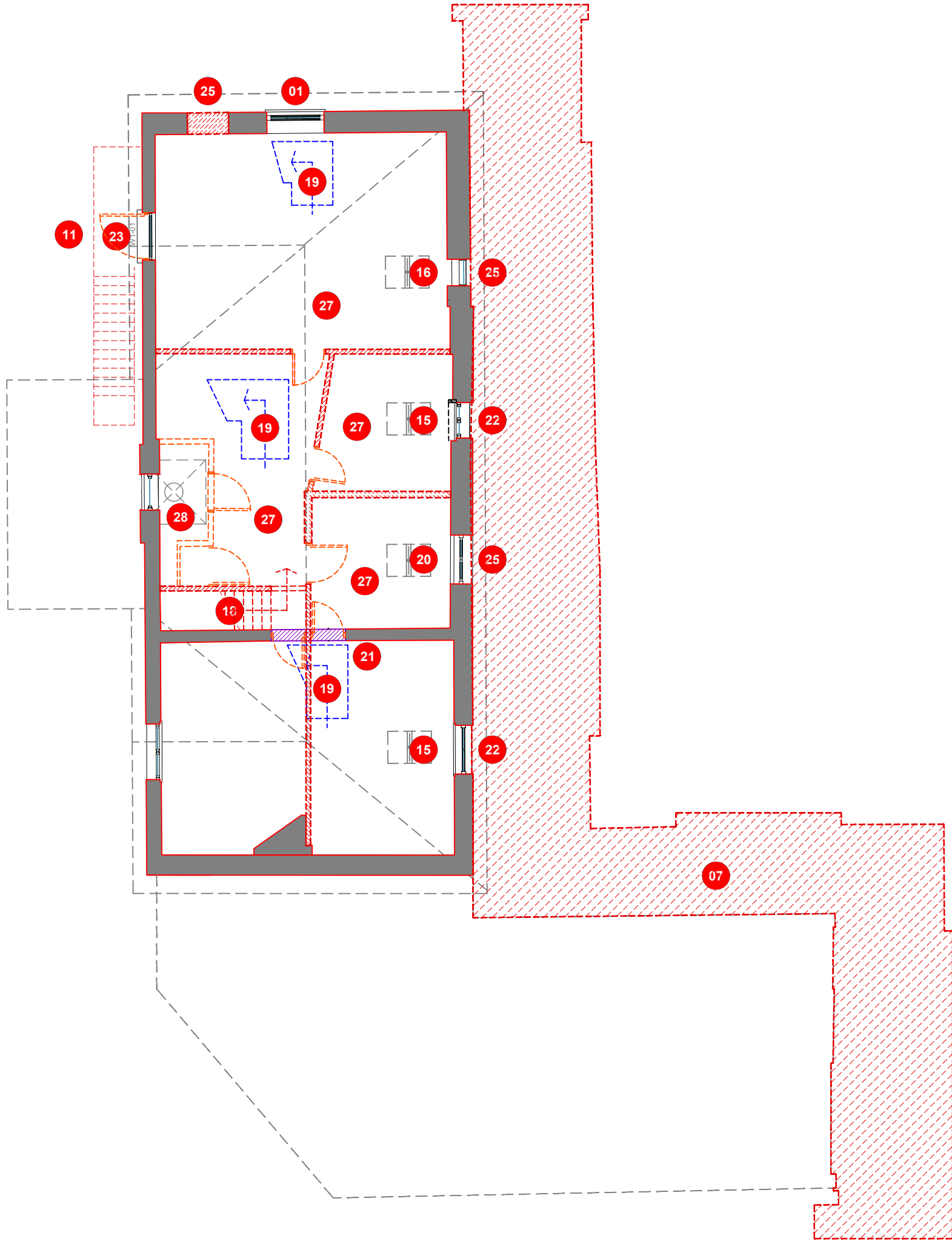


Existing / Demo / Infill Legend	
	Demo existing door
	Demo existing partition
	Demo Structural Wall
	Existing Door
	Existing Structural Wall
	Infill Structural Wall
	Structural opening for new staircase location

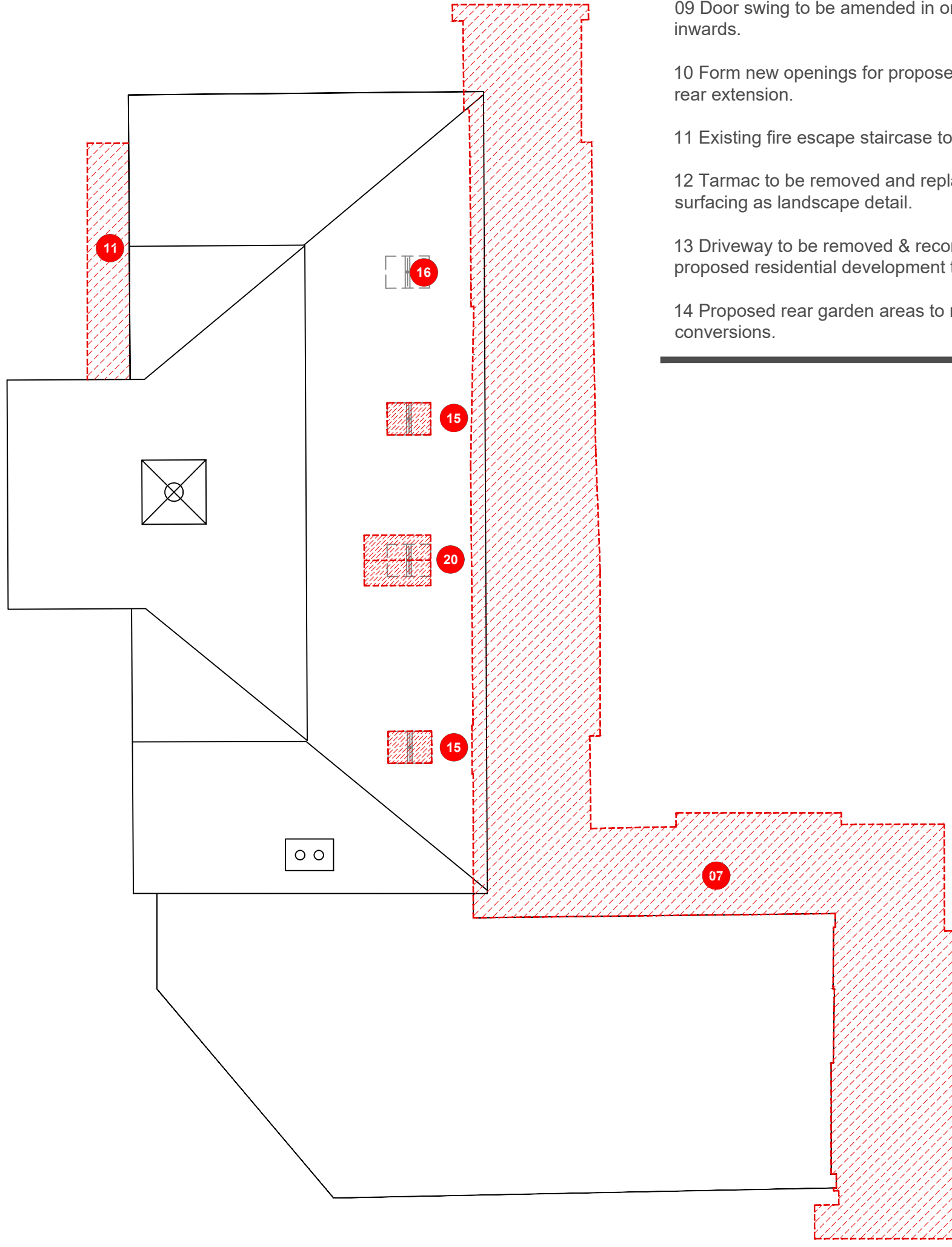
LEGEND	
Stables	
00	Refer key for further detail of proposed alterations to existing building fabric
01 Existing openings to receive new windows / doors.	15 New opening for conservation rooflight.
02 Single storey extension to be demolished.	16 Existing rooflight retained.
03 Existing floor to be removed and replaced with new insulated and damp proofed floor	17 Existing window to be blocked up with flintwork to match existing, recessed from face of existing wall.
04 New doors into existing openings - levels to be reduced	18 Existing stairs to be removed and openings in floors to be in-filled.
05 Amend existing window openings for new doorway.	19 Form new opening in floor for proposed staircase.
06 Existing doors & windows to be removed & replaced with high quality window / door in keeping with surrounding aesthetics.	20 Existing dormer removed and replaced with conservation rooflight.
07 Existing structure to be demolished.	21 Existing wall to be upgraded to party wall for acoustic & fire performance.
08 Opening door to be moved to centre unit and open inwards.	22 Existing window required as escape window compliant with Building Regulations AD B.
09 Door swing to be amended in order to open inwards.	23 Remove existing doorway and replace with window to match that of southern end of elevation. Reinstate brick arch above.
10 Form new openings for proposed single storey rear extension.	24 Form new opening for proposed external door.
11 Existing fire escape staircase to be removed.	25 Proposed new window to form escape window compliant with ADB.
12 Tarmac to be removed and replaced with new surfacing as landscape detail.	26 Existing retaining wall to be demolished.
13 Driveway to be removed & reconfigured as part of proposed residential development to north.	27 Remove existing timber floors
14 Proposed rear garden areas to residential conversions.	28 Remove clock mechanism and relocate to display case in Manor house communal area. Clock remaining in stables to be converted to digital mechanism to maintain functionality.



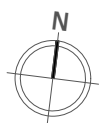
Stables Ground Floor
[Proposed alterations to existing]
Scale 1:100 @A1



Stables First Floor
[Proposed alterations to existing]
Scale 1:100 @A1



Stables Roof Plan
[Proposed alterations to existing]
Scale 1:100 @A1

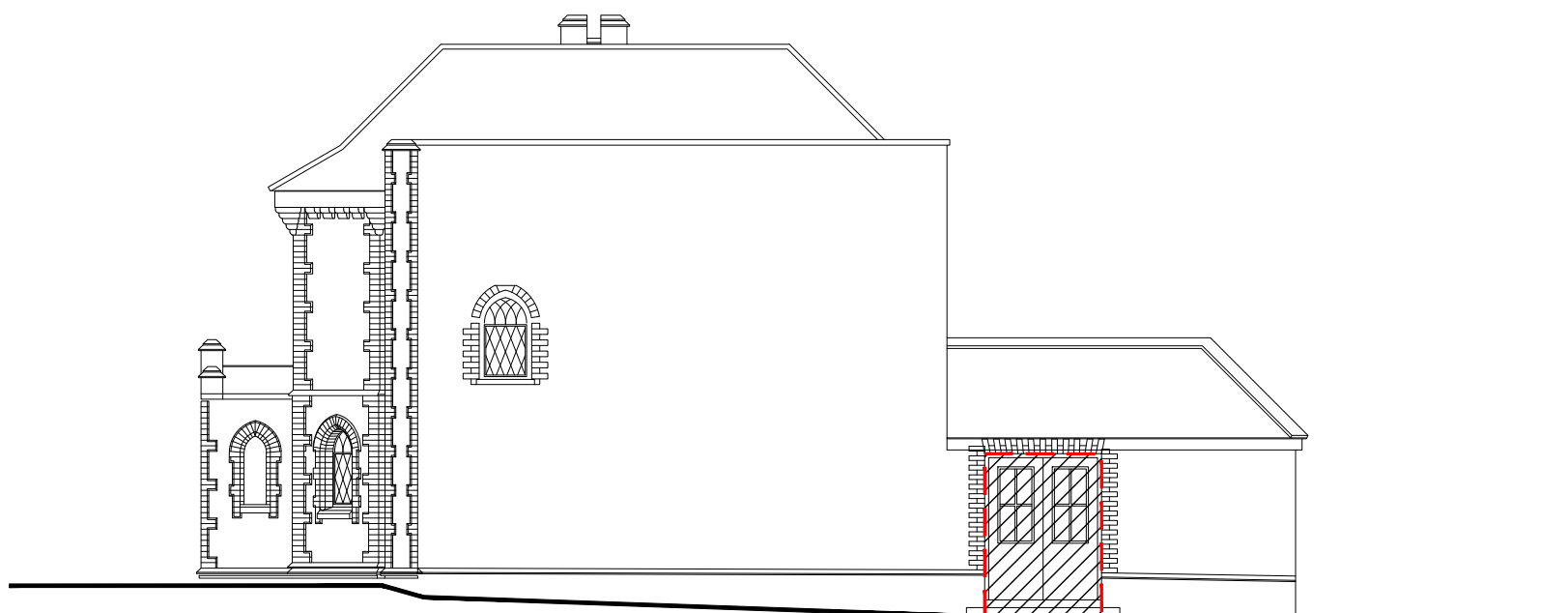


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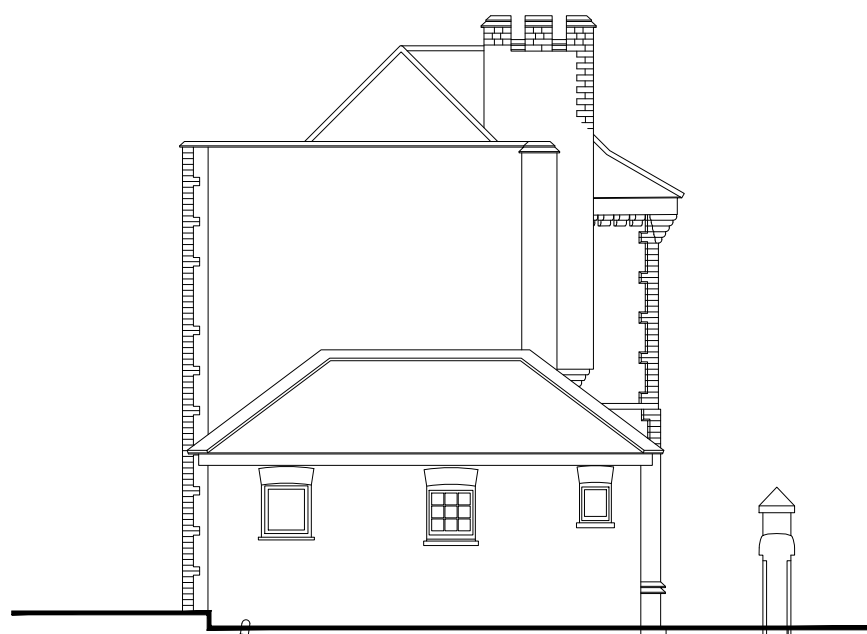
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C	Minor amendments	HC	CMH	22.08.23
B	Planning Drawing Up Issue	HC	CMH	14.08.23
Rev:	Description:	Drawn:	Checked:	Date:
Drawing Status:				
FOR PLANNING APPROVAL				
CONCEPT - TENDER - APPROVAL - CONTRACT - CONSTRUCTION - AS BUILT				
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Client:		Site Address:		
Bargate Homes		Southleigh Park House Havant PO9 2PE		
Floor & Drawing:				
Stables Conservations Alterations GA				
Drawing Number:				
28473 —STABLES— GA-C — C				
Project Number	Building	Drawing Code	Revision	
Produced By:			HJC	
Creation Date:			18/11/20	
Scale:			SCALE 1:100@A1	
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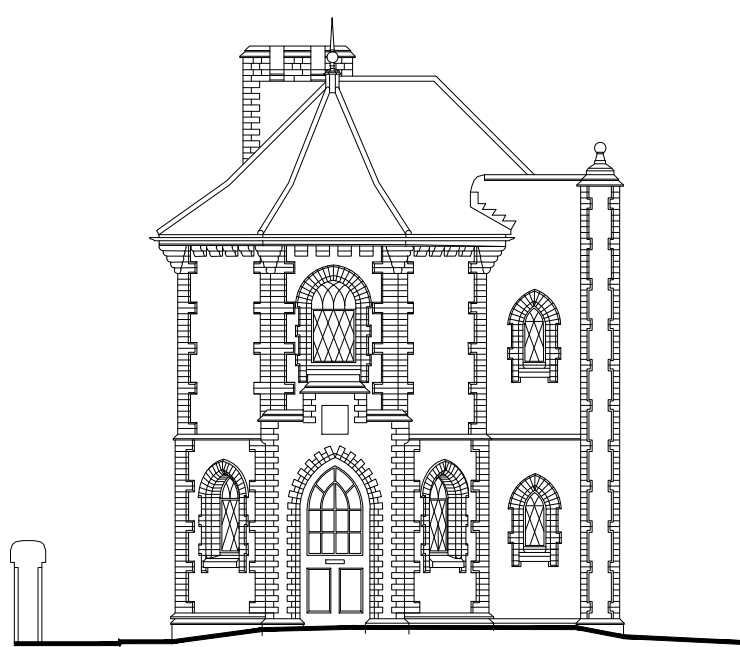
West Elevation
[Proposed alterations to existing]
Scale 1:100@A1



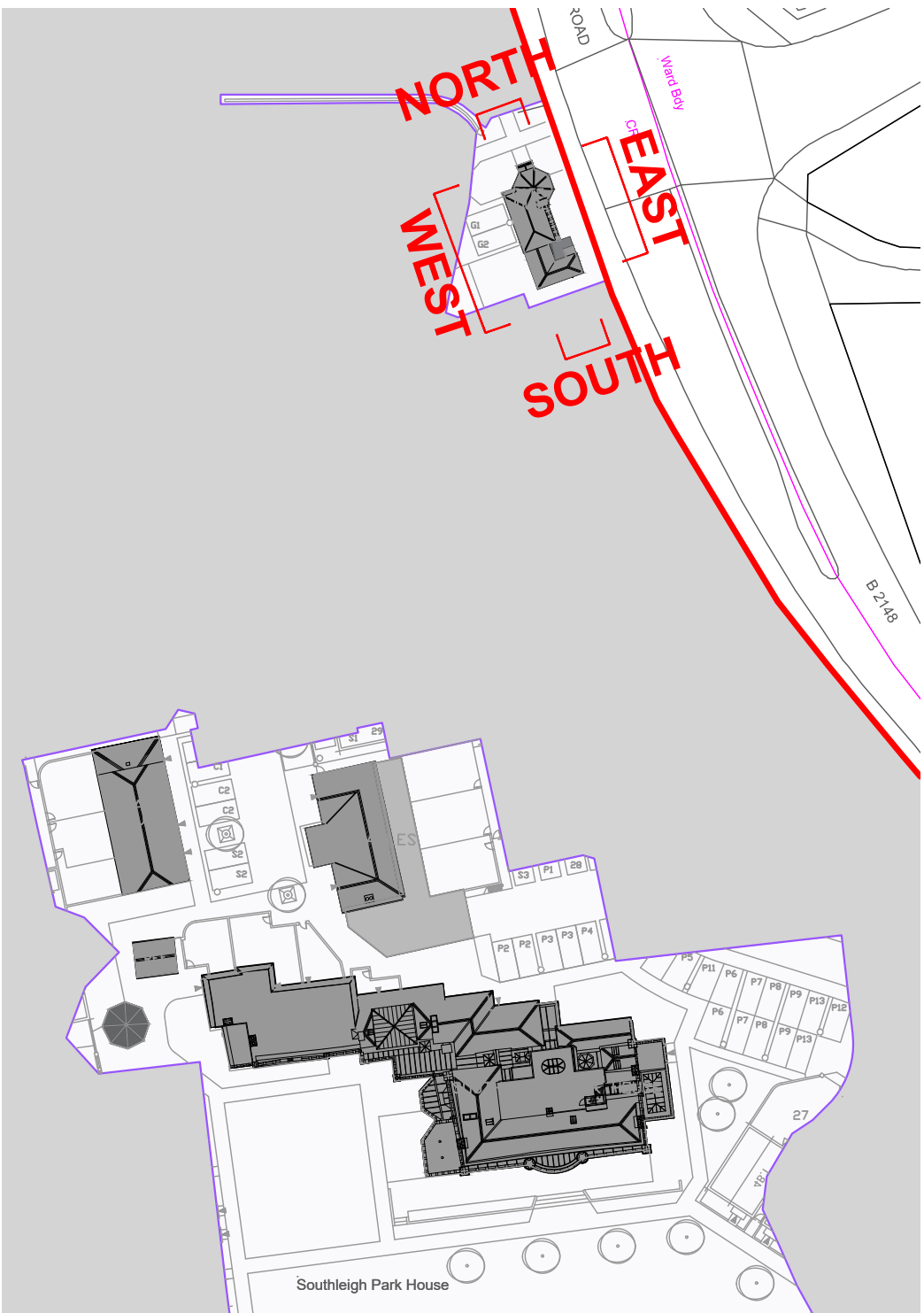
South Elevation
[Proposed alterations to existing]
Scale 1:100@A1



East Elevation
[Proposed alterations to existing]
Scale 1:100@A1



North Elevation
[Proposed alterations to existing]
Scale 1:100@A1



Key Plan
Scale : NTS @ A1

LEGEND

Gate Lodge
Refer key for further detail of proposed alterations to existing building fabric

- 01 New opening in wall for entrance doors
- 02 Outdoor store to be demolished
- 03 New flat roof kitchen extension to be constructed
- 04 Existing staircase, balustrade & handrails to be retained
- 05 Door to be removed with opening retained

SCALE BAR 1:100



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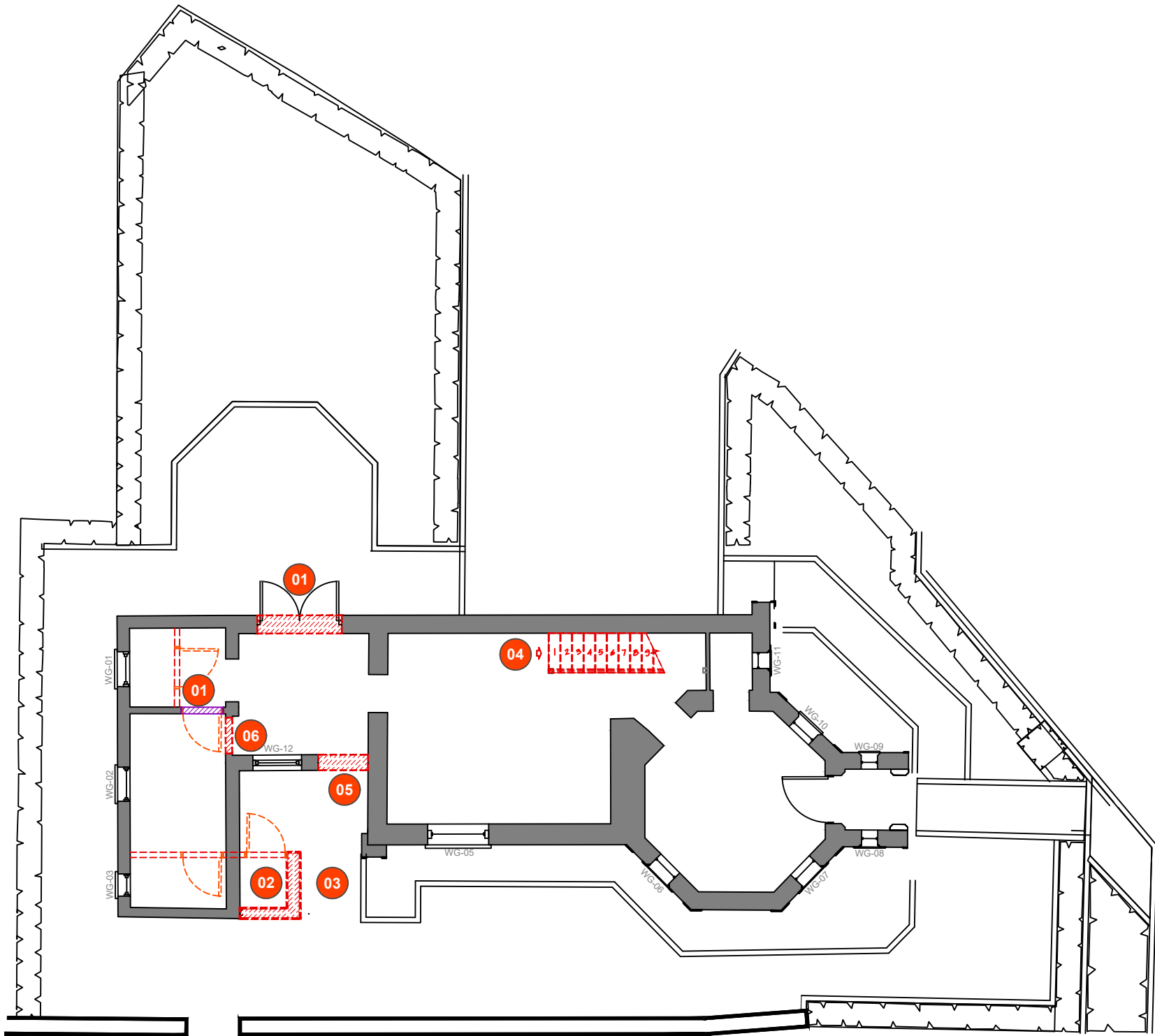
C Minor amendments		HC	CMH	22.08.23
B Planning Drawing Up Issue		HC	CMH	14.08.23
Rev:	Description:	Drawn:	Checked:	Date:
Drawing Status:				
FOR PLANNING APPROVAL				
CONCEPT - TENDER - APPROVAL - CONTRACT - CONSTRUCTION - AS BUILT				
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Client:		Site Address:		
Bargate Homes		Southleigh Park House Havant PO9 2PE		
Floor & Drawing:				
Gate Lodge				
NSEW Conservation Alterations				
Drawing Number:				
28473 — LODGE —EX-NSEW— C				
Project Number		Building	Drawing Code	Revision
Produced By:		HJC		
Creation Date:		14/12/20		
Scale:		SCALE 1:100@A1		
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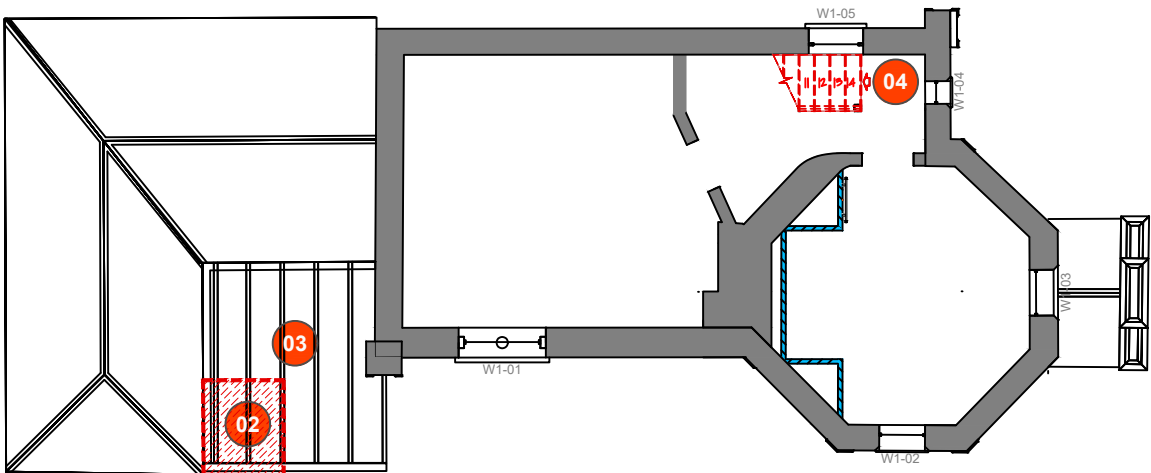
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Lodge - Ground Floor
[Proposed alterations to existing]
Scale 1:100@A1



Lodge - First Floor
[Proposed alterations to existing]
Scale 1:100@A1

Existing / Demo / Infill Legend	
	Demo existing door
	Demo existing partition
	Demo Structural Wall
	New Door
	Existing Door
	Existing Structural Wall
	Infill Structural Wall

LEGEND	
Gate Lodge	Refer key for further detail of proposed alterations to existing building fabric
00	
01	New opening in wall for entrance doors & internal door
02	Outdoor store to be demolished
03	New flat roof kitchen extension to be constructed
04	Existing staircase, balustrade & handrails to be removed and replaced for new.
05	Door to be removed with opening retained
06	Create new opening for new door.

C	Minor amendments	HC	CMH	22.08.23
B	Planning Drawing Up Issue	HC	CMH	14.08.23
A	Planning Drawing Up Issue	HJC	CMH	19/11/20
Rev.	Description:	Drawn:	Checked:	Date:

Drawing Status:
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Client:	Site Address:
Bargate Homes	Southleigh Park House Havant PO9 2PE

Floor & Drawing:
**Gate Lodge Ground & First Floor
Conservations Alterations GA**

Drawing Number:			
28473	— LODGE —	GA-C	C
Project Number	Building	Drawing Code	Revision
Produced By:			HJC
Creation Date:			18/11/20
Scale:			SCALE 1:100@A1

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