

WINDOW SCHEDULE

The Grange, Northgate, Pinchbeck, Lincs, PE11 3SE

On behalf of Paul & Sam Jeffery

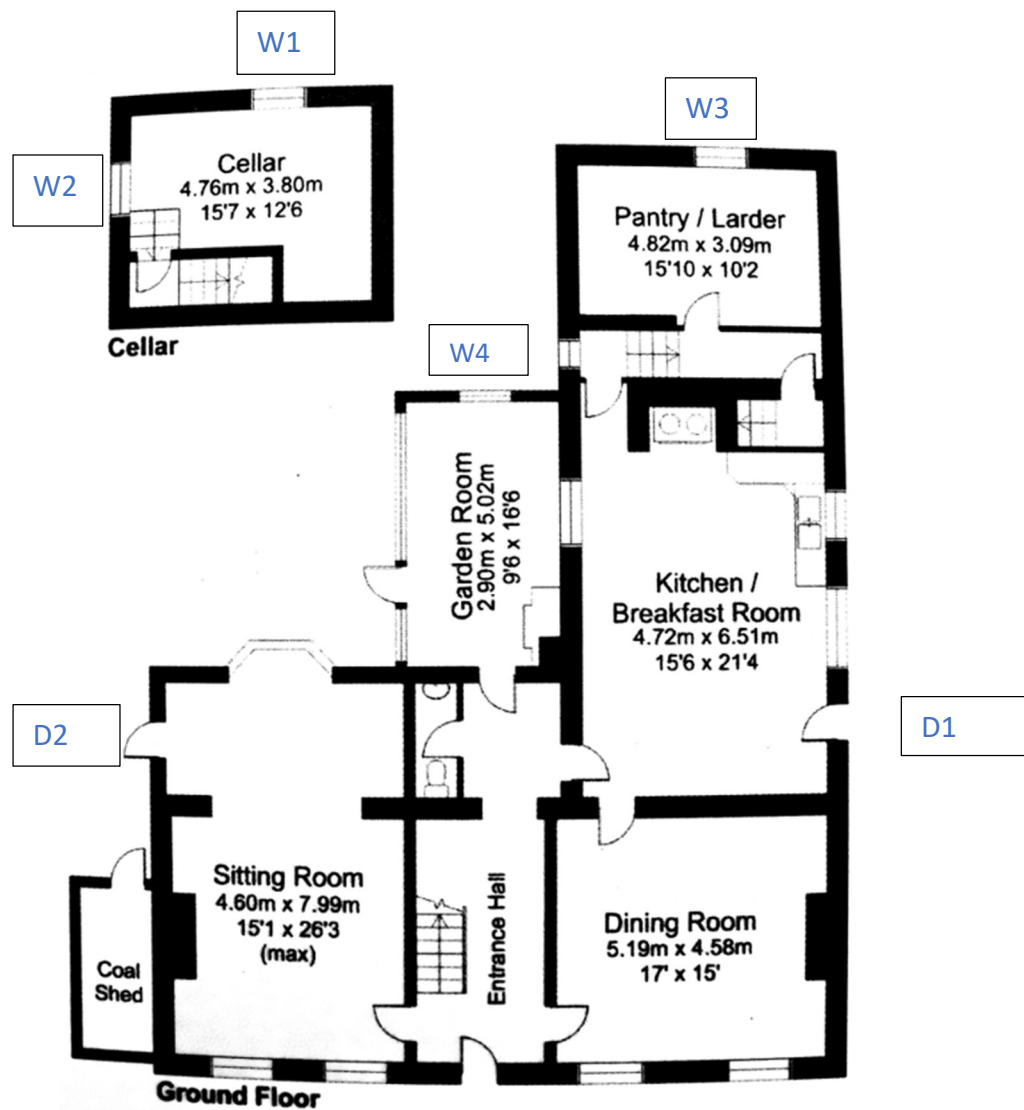
Dragonfly Building Conservation

& Landscape Design Ltd.

September 2022

Introduction

This document uses the George Barnsdales Ltd reference no.s and should be read in conjunction with the drawings & specification by the window manufacturer, as well as the accompanying Heritage Impact Statement.



KEY PLAN TO GROUND FLOOR & CELLAR



George Barnsdale Ref: W1.

Location: Cellar, north elevation.

Description: Flush casement.

Condition/ Defects: deep rot to cill, bottom rails, lower jambs, glazing bars; single glazed.

Proposal: Replace with matching timber flush heritage-DG casement window.



George Barnsdale Ref: W2.

Location: Cellar, west elevation.

Description: '3 over 6' sash window plus horns.

Condition/ Defects: deep rot to cill, bottom rail, lower jambs, glazing bars; single glazed.

Proposal: Replace with matching box sash window c.w. horns.



George Barnsdale Ref: W3.

Location: Ground floor pantry, north elevation.

Description: Flush casement.

Condition/ Defects: Wet rot to frame and bottom rails, lower jambs, glazing bars; single glazed.

Proposal: Replace with matching timber flush casement window.



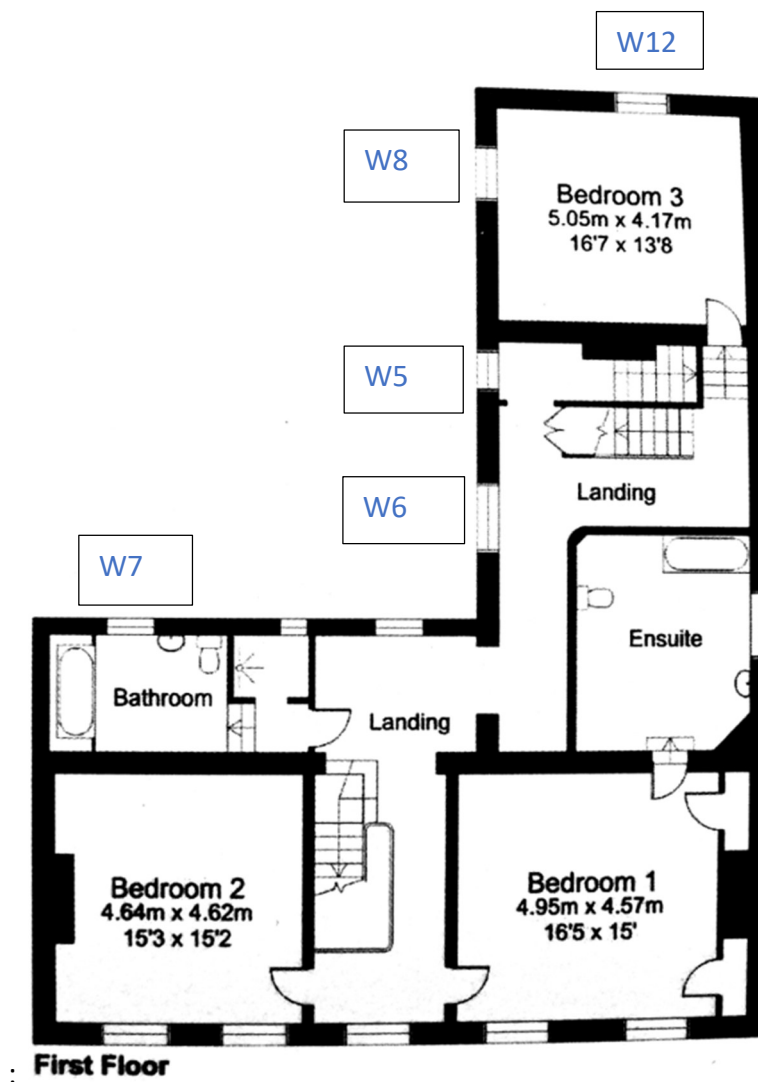
George Barnsdale Ref: W4.

Location: Pantry hallway, GF, west elevation.

Description: Small single light, C20 pegged frame.

Condition/ Defects: deep rot to lower frame, water ingress; single glazed.

Proposal: Replace with matching double-glazed window.



KEY PLAN TO FIRST FLOOR



George Barnsdale Ref: W5.

Location: First floor landing.

Description: '1 over 1' horned sash window.

Condition/ Defects: Deep rot to cill, bottom rails, lower jambs, lower sash bars top and bottom, weather ingress; single glazed.

Proposal: Replace with matching box sash window c.w. horns.



George Barnsdale Ref: W6.

Location: First floor landing.

Description: C20th '1 over 1' horned sash window.

Condition/ Defects: deep rot to cill, bottom rails, lower jambs, lower sash rails, weather ingress; single glazed.

Proposal: Replace with matching box sash window c.w. horns.



George Barnsdale Ref: W7.

Location: First floor bathroom, North elevation.

Description: C20 flush casement.

Condition/ Defects: deformed frame, structural wet rot to cill, lower bars, lower jambs, glazing bars; single glazed.

Proposal: Replace with matching timber flush heritage-DG casement window.



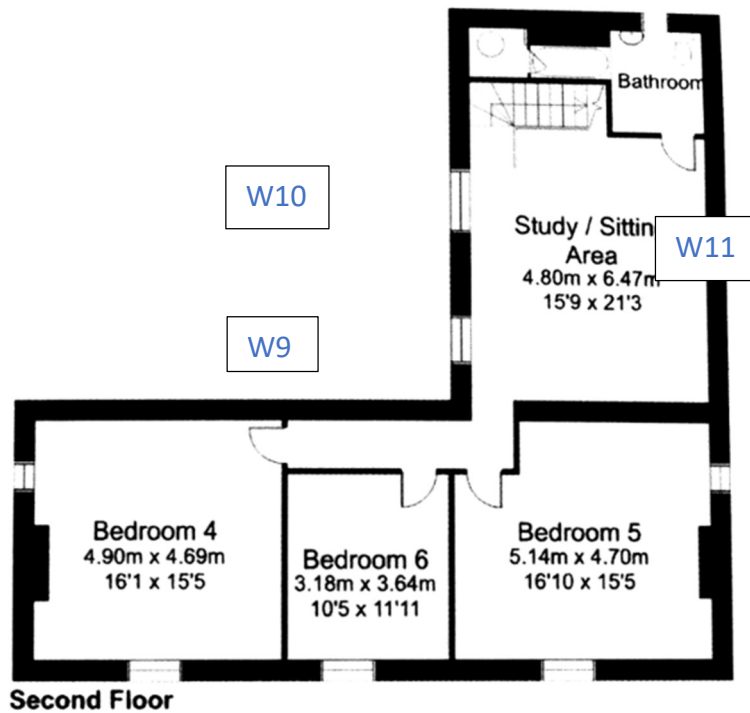
George Barnsdale Ref: W8.

Location: First floor office (formerly Bedroom 3).

Description: 4 light fixed window.

Condition/ Defects: Crude modern replacement.

Proposal: Reinstate flush casement to match others on nearby elevations.



KEY PLAN TO SECOND FLOOR



George Barnsdale Ref: W9.

Location: Study/sitting area, 2nd floor.

Description: '2 over 2' horned box sash window.

Condition/ Defects: Profound structural rot in most elements, weather ingress; single glazed.

Proposal: '2 over 2' box sash window in matching style.



George Barnsdale Ref: W10.

Location: Study/sitting area, 2nd floor.

Description: Fixed 4 light window.

Condition/ Defects: Crude modern replacement; single glazed.

Proposal: Reinstate '2 over 2' horned box sash window to match adjacent windows.



George Barnsdale Ref: W11.

Location: Study/sitting area, 2nd floor.

Description: '1 over 1' sliding sash window.

Condition/ Defects: Deep wet rot in most elements, top sash coming apart weather ingress; single glazed.

Proposal: Matching '2 over 2' horned box sash window.



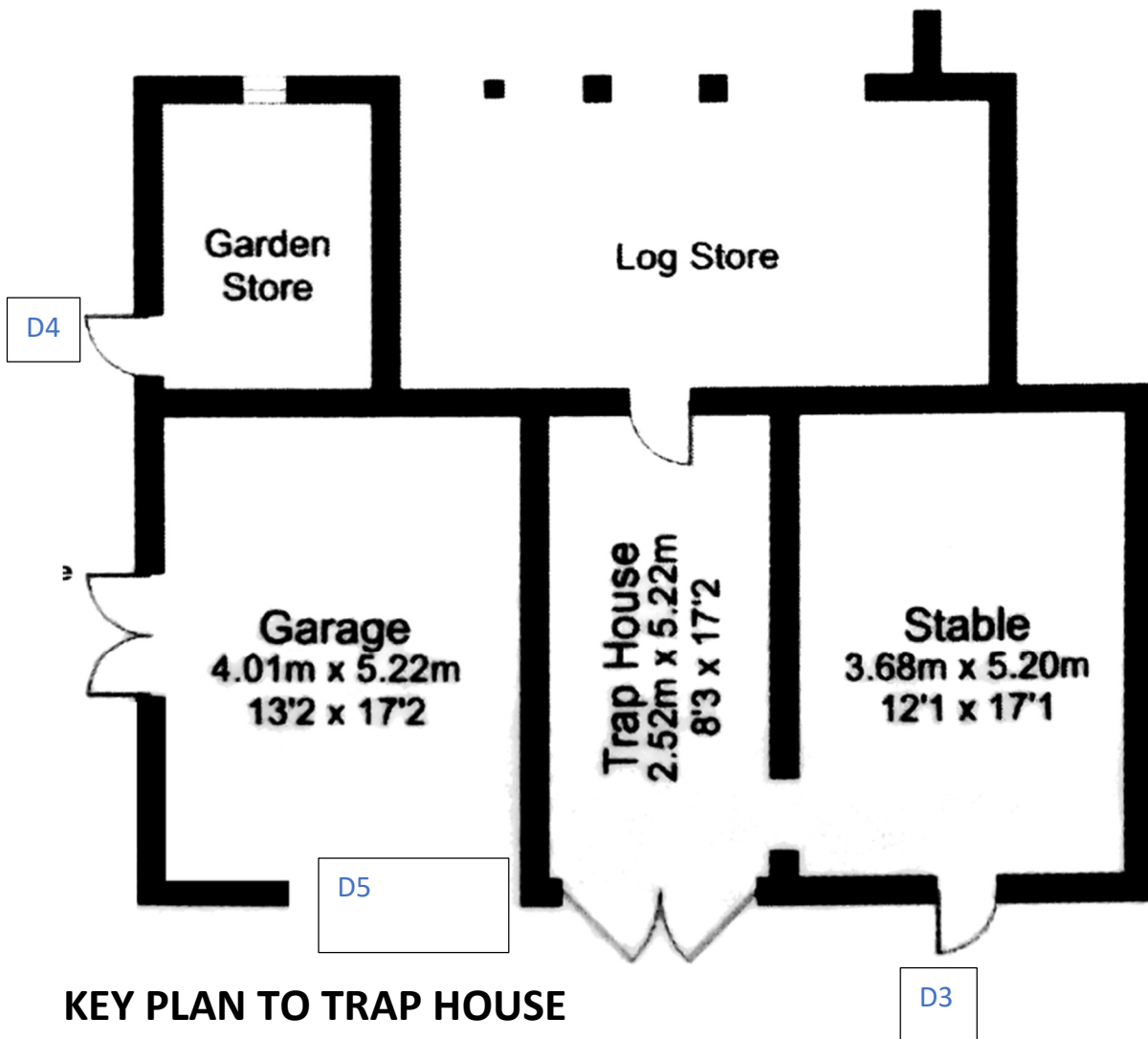
George Barnsdale Ref: W12.

Location: First floor office (formerly Bedroom 3), North aspect.

Description: Flush casement.

Condition/ Defects: Deep wet rot to cill, whole frame, lower rails and glazing bars; considerable weather ingress; single glazed.

Proposal: 4 light flush casement window.



Jonathan Biggadike PG Dip LA CMLI

Historic Buildings Consultant & Chartered Landscape Architect

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