

Basic Method Statement

Barn at Greengates Farm
Skipton Road
Gisburn

Job No. 4402

Barn

- Strip Out** Strip out and clear Barn and immediate working area for work to progress. Remove any existing machinery ensuring the barn is ready for renovation. Remove all existing windows, doors and frames.
- Structural Work** Undertake all structural work to ensure the barn is structurally stable, and that they have strength and stability
- Roof (Lean-to)** Remove existing roof tiles and corrugated sheet roof, to expose timber rafters, wall plates and trusses in lean-to – check for damage. Retain all rafters, wall plates and trusses where possible. Chemically treat woodwork for dry/wet rot and woodworm if required. Replace any rafters, trusses or wall plates with new for like if necessary. Lay felt underlay over rafters, fix 25 x 38 softwood battens horizontally and re-lay existing blue slate roof and new reclaimed slates. Insulation under rafters to be fit between and plasterboard and skim to the underside internally.
- Roof** Concrete portal frame section:
Remove existing corrugated sheet roof covering and cart away.
Concrete portal and purlins to be retained
Structural engineer to check for damage and load bearing capacity
Standing seam zinc on 19mm WBP ply, deck fixed over existing concrete purlins
Timber bearers fixed between purlins if necessary, insulation to be at suspended ceiling level.
- Walls (Lean-to)** Defective wall pointing to be raked out and re-pointed to match
New injected damp proof course to all walls
Waterproof sand and cement render finish internally prior
Dry lining wall with insulated stud plasterboard and skim finish internally

Portal Frame

Existing corrugated sheet to be removed and carted away. New walls constructed, see drawings no. 4402-47 off new concrete strip foundations, 200mm thk projecting 200mm either side of supported wall, minimum 750mm deep or as agreed on site with the B.C.O

Block lining wall to the existing internal wall, 100mm concrete block built up off concrete strip foundation, minimum 750mm below ground level. Foundation off the adjacent wall to be examined and underpinned if necessary.