extg rooflight

extg rooflight

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extg dormer window

extg valley gutter

rafter end pockets to be checked during the works (contingency sum)

RAFTERS NUMBERED FOR REPAIR WORKS SCHEDULE

1 2+3 4 5+6 7 8 RAFTER 9 (PRINCIPLE) 10 11 12 13 14 15 16 RAFTER 17 (PRINCIPLE) 18 19 20 21

Sawn timber firrings above and on line with historic roof rafters, added during re-roofing works following the great storm of 1987. Note: spacing and alignment varies, shown on plan at regular spacing of approximately 450mm, refer to method statement for re-roofing works

rafter 6 badly reduced in section replace from below purlin

Existing oak purlin

rafter 11 badly reduced in section add new rafter alongside

rafter 14 badly reduced in section add new rafter above or alongside

rafter 13 snapped replace rafter below purlin

rafter 17 purlin unseated from strut

purlin joint distorted strap over scarf joint

rafter 11 install strap over bridle joint

extg mid level collar to be modified to form walkway opening to structural engineers design, see section drawing no. 204. Oak facings to steel frame

rafter 17 - possibly full replacement retaining struts & removing modern collar - recommend meeting on site to discuss with conservation officer

purlin ends usupported - to be reviewed with front roof area (contingency sum)

approximate position of extg rafters

ridge line

extg oak curved struts unaffected by the works

extg water tank and support structure to be removed

extg oak curved struts

Front roof area not safe to access - consider options for installing independent boarded deck structure above extg ceiling to allow access for maintenance and future storage use. Extent of repairs required to front roof not yet ascertained (contingency sum)

purlin distorted possibly snapped - strap over & under to enhance support

rafter 5 badly reduced in section add new rafter 6 alonside

extg oak tie beam unaffected by the works

A purlin joint distorted strap over scarf joint

purlin support struts (assumed 1987 addition)

Large section beam set above historic ceiling binder (assumed 1987 addition)

rafter 13 snapped add new rafter alongside

rafter 17 snapped or cut & purlin unseated from strut

Existing oak purlin unaffected by the works

rafter 17 & tie beam end rotting to be cut out & replaced

wall plate not visible - to be checked during the works (contingency sum)

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Wall plate badly rotted, rafter ends unseated, top of wall moved towards rear - possible need for additional restraint (contingency sum)

0 1 2 3m

Do not scale this drawing except for planning purposes. Check all dimensions on site

Revisions

A - 16/04/25 - Amended to show additional purlin strap

Project	Church Farm House West, 24 Manor Road, N. Lancing, BN15 0HA		
Drawing title	Roof structure repairs		
Drawing No	2302/P/207/A	Scale	1/25@A2
Date	Oct 2024	Status	Planning

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