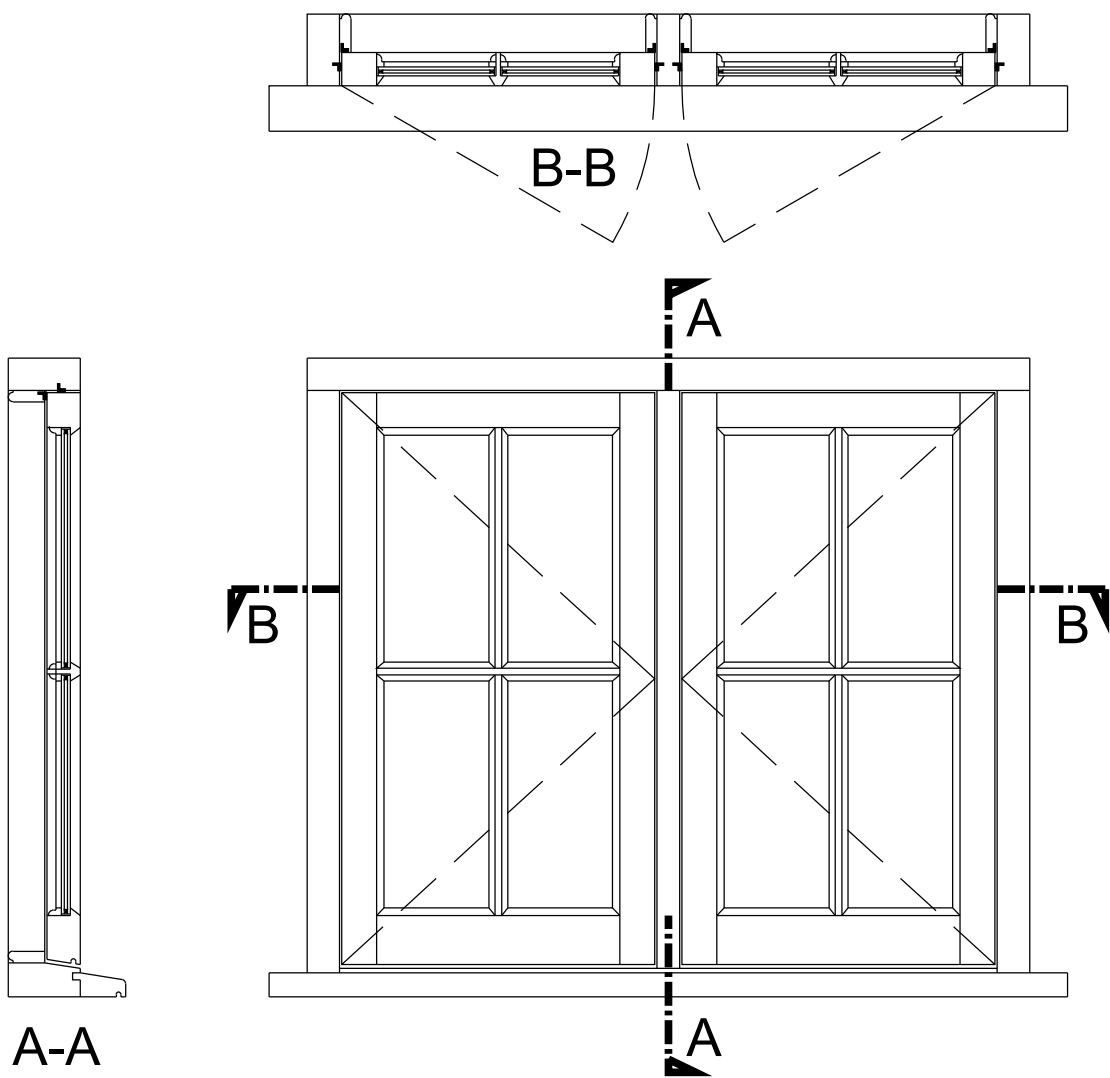


W16,W17,W18,W19



Double sash window with vertical bars,both opening

NOTE: : all replacement windows made to measure to fit existing window openings all dimensions to be verified on site before commencing manufacture

- Material : saple (hardwood)
- Finish : 2 coats primer 1 top coat
- Colour : sashes white
- Colour : frames black
- Glazing : 4-4-4
- Furniture : 3 point locking
 - : monkey tail handles
 - : stays to match existing

1:2500	0		50m	100m	200m
1:1250	0		25m	50m	100m
1:500	0	5m	10m	20m	40m
1:200	0	2m	4m	8m	16m
1:100	0	1m	2m	4m	8m
1:50	0	0.5m	1m	2m	4m



Window 16



Window 17



Window 18



Window 19

This double casement style window shows a very high moisture content with loose failed putties to the casement sashes resulting in moisture ingress over a long period of time resulting in the sash base rails cracking and softening particularly around the joints with distortion and loss of strength and discolouration of the exposed bear wood with some fungal growth which is a trait of “wet rot”. The cill also has been affected in the same way it would not be possible to patch repair the affected areas at the structural integrity of the window has been compromised. We recommend replacement of this window as the most cost-effective long-term solution.

This double sash dual opening window which forms the fenestration to a historic dormer window as with the aforementioned windows this has with loose failed putties to the casement sashes resulting in moisture ingress over a long period of time resulting in the sash base rails cracking and softening particularly around the joints with distortion and loss of strength and discolouration of the exposed bear wood with some fungal growth which is a trait of “wet rot”. The cill also has been affected in the same way it would not be possible to patch repair the affected areas at the structural integrity of the window has been compromised, it's worth noting that the window frame forms part of the support for the dormer flat roof. We recommend replacement of this window as the most cost-effective long-term solution as this window provides support to the dormer flat roof.

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1:2500
1:1250
1:500
1:200
1:100
1:50

0
0
0
0
0
0

1
1
1
1
1
1

50m
25m
10m
4m
2m
0.5m

100m
50m
20m
8m
4m
2m

200m
100m
40m
16m
8m
4m

notes:

any discrepancies should be reported immediately

all dimensions should be checked on site prior to commencement of work

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note

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it is the responsibility of the user to verify that the resulting prints are to scale on the appropriate sized sheet.

also that the scale bars on the plan measure correctly.

Date

Description

Rev

hps

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Chartered Institute of Architectural Technologists

Description

Project

WALNUT TREE FARM
LUFFENHALL
STEVENAGE SG2 7PX

Drawing

WINDOW DETAILS
EXISTING & PROPOSED

Date

May 2024

Scale

1:10

Sheet size

A2

Drawn

JM

20079-P008