

NOTES

North Elevation

Windows
The windows have been repaired/ replaced on the Lord Edward Street facade. Much of the historic glass has been lost on this facade as a result of the various historic alterations to the facade.

Basement: Edwardian style windows added to the Freeman facade. Freeman extension dates to 1884. Glazing: Plate glass.

Ground floor: Edwardian style windows added to the Freeman facade. Freeman extension dates to 1884. Glazing: Plate glass.

First floor: Windows likely replaced with the current arrangement and design to match the ground floor and basement level windows. Glazing: Plate glass.

Second floor: Sash windows with a larger central pane where the central dividing glazing bars have been removed. Ovolo profile glazing bars. No horns at the sash frames. Much of the original glass has been lost or replaced.

Third floor: Sash windows with a larger central pane where the central dividing glazing bars have been removed. Ovolo profile glazing bars. Ogee horns at the sash frames. Much of the original glass has been lost or replaced.

E-01 Existing lanterns to be retained and put back into working order. Note these lanterns were repaired in 2010

E-02 Masonry repairs required to existing portland stone sill.

E-03 Existing soil vent pipe to be removed.

E-04 Repair of existing cast iron rainwater goods as required.

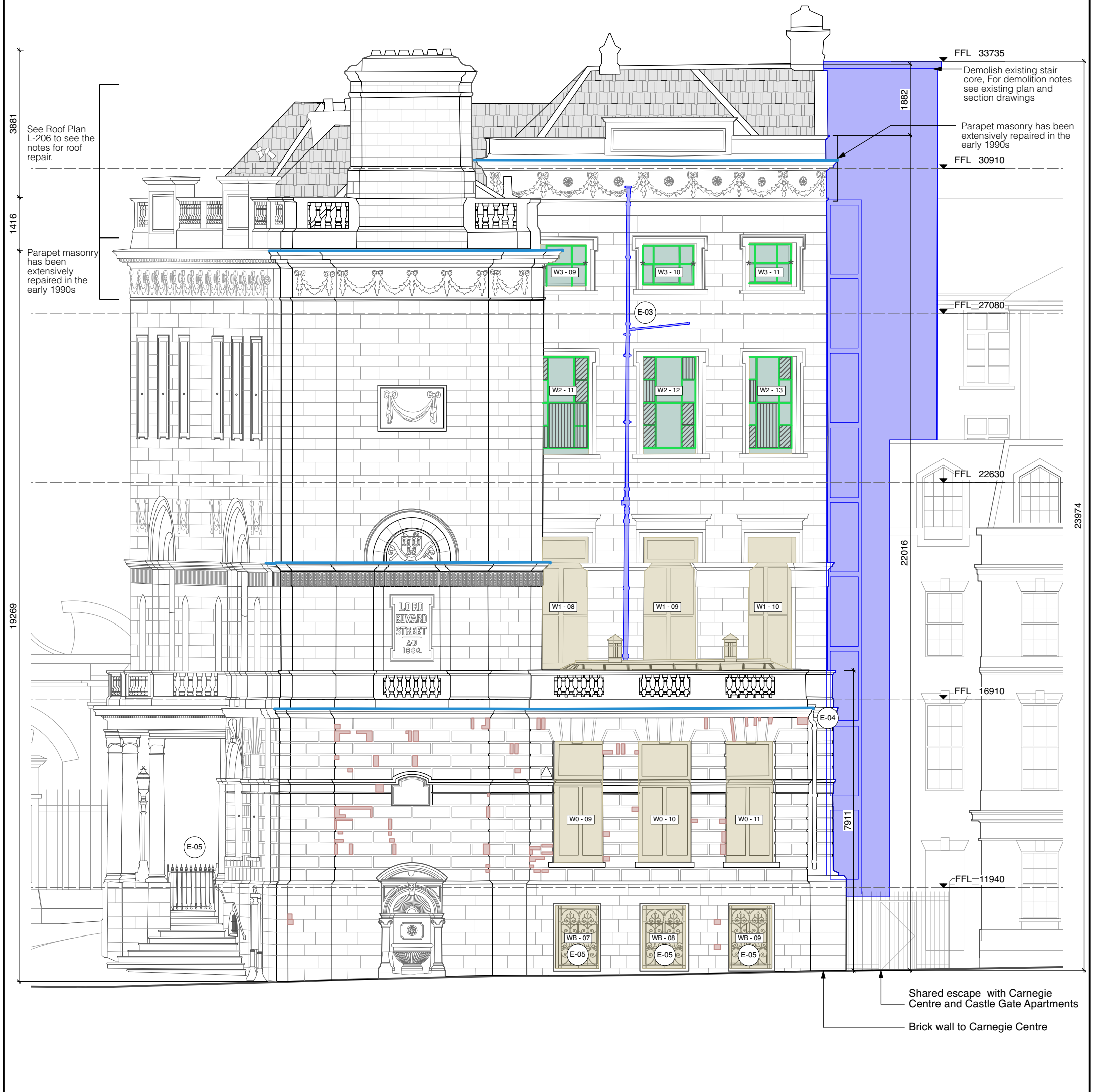
E-05 Retain and refurbish existing railings to Cork Hill porch and decorative guarding in front of basement windows at Lord Edward Street.

* Denotes the presence of horns on the sashes

- Timber sliding sash window with ovolo profile
- Timber sliding sash window with lambstongue profile
- Existing leadwork to projecting cornices to be assessed and repaired/ replaced as required.
- Edwardian style window
- Sliding sash window
- Replacement hinged sash window
- Cement repairs to be removed and replaced with suitable coloured mortar repair or grout repair.
- Cleaning of masonry to remove staining from flashing or graffiti.
- Existing graft repair locations shown are based on a visual survey from ground level. This survey demonstrates the extent of the graft repairs on the building. Final survey to be completed from scaffolding. Poorly executed graft repairs which are very noticeable are to be replaced with better graft insert.

All glass is modern glass unless as noted below:

- Historic crown or cylinder glass
- 'Greenhouse' type glass



GENERAL NOTES

- Refer to design statement for further information on the repair and conservation of existing fabric.
- Refer to photographic survey for further information on the condition of the building. (Appendix A in the design statement.)
- All existing doors and architraves to be retained and refurbished unless otherwise noted.
- All existing windows along with window frames, architraves, shutters, panning and associated joinery to be retained and refurbished in-situ unless otherwise noted.

Rev.	Date	Description	Drn.	Chk.
-	16/02/24	Issue for planning	ALO	LOC

Project
Newcomen Bank Building
16 Castle Street, Dublin 2

Client
Dublin City Council

Drawing
Existing North Elevation

Project Stage Planning **Date** 16.02.2024 **Scale** 1:100@A3 **Project No.** 0569 **Drawing No.** L-120 **Revision** -

Howley Hayes Cooney
19 Rock Hill, Blackrock, Dublin, A94 D235
01 278 4644
hharchitecture.ie