

WREXHAM OLD LIBRARY

VERIFICATION OF DETAILS RESERVED BY AN LBC CONDITION APPLICATION

P01

FEBRUARY 3, 2025

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This document has been prepared by:

Lawray Architects

The Byre, Croesnewydd Road, Wrexham, LL13 7YP

t: 01978 800 363

e: info@lawray.co.uk

w: www.lawray-architects.co.uk

On behalf of Wrexham County Borough Council

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1. CONDITION NO. 5

1.1. REPLACEMENT LIME MORTAR SPEC

Prior to the commencement of wall repairs, details of the mortar specifications shall be submitted to and approved in writing by the Local Planning Authority. All repointing must be undertaken in lime mortar without cement or other additives. Existing mortar should be removed with hand tools only to avoid damage to the masonry.

The development shall be carried out in complete accordance with the approved details.

1.2. DETAILS

A site meeting was held on Tuesday 21st January with the Architect, Main Contractor and Conservation Officer to review the repointing samples for the brick and stonework.

Following site review, the following mortar spec and chase depth was agreed:

- **Chase depth**
  - Agreed that existing mortar to be removed is chased out to a depth twice the thickness of the mortar bed.

- **Mortar mix to brickwork to rear elevation, brick chimneys and front gable to 1950s portion**
  - Ratio: 2 (Cheshire red sand) – 1 (coarse Mersey River sand) – 1 (NHL 3.5 hydraulic lime)

- **Mortar mix to brickwork to side elevations**
  - Ratio: 2 (Cheshire red sand) – 1 (coarse Mersey River sand) – 1 (NHL 3.5 hydraulic lime)
  - Additional black pigment added to the above mix to best match pigment of mortar to be replaced, which ranges in shade across the building.
    - Black pigment spec – BAYFERROX® 318 M

- **Mortar mix stone work to front and side elevations**
  - Ratio: 3 (sharp Cefn Graianog sand) - 1 (NHL 3.5 hydraulic lime)
  - Contractor to undertake repointing sample for Conservation Officer to review on site.



Figure 1 - Sample of repointed masonry to rear elevation

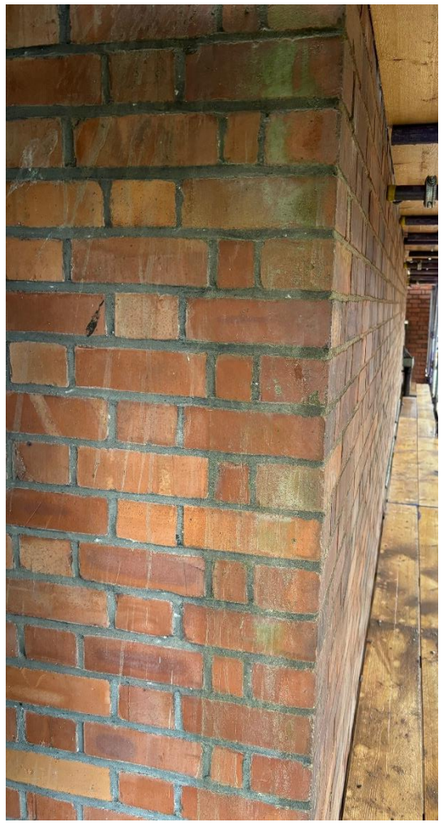


Figure 2 - Existing black pigmented mortar to side elevations

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2. CONDITION NO. 6

2.1. MASONRY CLEANING SPEC

Prior to the commencement of wall repairs, full details of the proposed masonry cleaning method shall be submitted to and approved in writing by the Local Planning Authority. This should include a trial area for to be made available for inspection.

The development shall be carried out in complete accordance with the approved details.

2.2. DETAILS

A site meeting was held on Tuesday 21st January with the Architect, Main Contractor and Conservation Officer to review the masonry cleaning samples.

Following site review, the following masonry cleaning spec was agreed:

Copers:

Coper stones are to be cleaned using a cold-water, high-pressure jet washer.

Stonework:

All stonework is to be cleaned using cold-water, high-pressure jet washer.

Re-pointed Brickwork:

Re-pointed brickwork is to be cleaned using a mild, diluted brick cleaning acid wash, then rinsed using a cold-water, high-pressure jet washer.

The data sheet for the brick cleaner is attached.

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Figure 3 - Cold water cleaning samples of stone compared with existing stone as current. Light cold water cleans to remove algae and general green stain.

EVERBUILD BUILDING TRUST Sika

PRODUCT DATA SHEET

EVERBUILD® 401 Brick & Patio Cleaner

Fast acting acid based cleaner for mortar stains on brickwork

PRODUCT DESCRIPTION

EVERBUILD® 401 Brick & Patio Cleaner is a fast acting acid based formula that dissolves mortar and cement stains, ingrained dirt and paint on most mineral surfaces such as brick, stone, concrete, paving flags and earthenware.

CHARACTERISTICS / ADVANTAGES

- Acid based - powerful cleaning action
- Water clean up
- Economical in use
- 9-9.9 % active content

USES

- Cleans stains from brickwork, stone, concrete and earthenware
- Cleans stains from patios
- Cleans garage and factory floors

PRODUCT INFORMATION

Chemical Base	Acid based
Packaging	5 litre jerry can
Shelf Life	24 months from date of manufacture.
Storage Conditions	Store in cool dry conditions away from direct sunlight between +5 °C and +40 °C. Avoid contact/storage near strong alkalis/bleach. Store away from children.
Density	1.04 g/cm³
pH-Value	<1.0

APPLICATION INFORMATION

Consumption	1 litre (neat) will clean approximately 10 m² depending on porosity of surface, type and quantity of surface stain

Product Data Sheet
EVERBUILD® 401 Brick & Patio Cleaner
November 2023, Version 02.01
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Figure 4 - Brick cleaner datasheet

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