



Materials and Methods Statement

Hadley Park

In support of the development application for Remedial Works at 14-278 Old Castlereagh Road, Castlereagh, NSW 2749

For NSW Department of Planning and Environment

8th of December 2022

General

- This document is to be read in conjunction with the project drawing package.
- All remaining fabric should be retained and conserved in situ. Should the condition of any remnant fabric necessitate its removal, it is to be archivally recorded while in place, including the method of fixing. The fabric should then be retained and catalogued for future restoration.
- Archival recording is to be undertaken in accordance with the *NSW Heritage Office Guidelines for Archival Recording*.
- The greatest extent possible of original fabric should be retained.
- No fabric is to be removed from the site or disposed of unless approved by the project heritage Architect.
- The existing patina of remnant fabric is not to be degraded if possible.
- Unpainted surfaces are to remain unpainted. Paint is only to be applied to surfaces which are currently painted. If unclear, confirm the extent with the project heritage Architect.
- All new fabric is to be indelibly marked with the year of installation in an inconspicuous location.
- Removal of vegetation from within and around buildings is to be undertaken by hand to minimise disturbance to the built fabric

Methods and Materials

General Repair Methodology – roof and wall cladding

1. Tag and record cladding fabric in situ
2. Remove cladding fabric in order and set aside. Retain fixings for reinstatement.
3. Review underlying structure and repair as documented
4. Reset cladding in tagged order with salvaged fixings

Limewash

Note: Existing lime wash was a traditional tallow fat mix giving good adhesion and water repellence.

1. Confirm all areas of the wall to receive limewash
2. Submit details to project heritage Architect of the proposed mixture, including brush-out samples to show the finish and colour for approval
3. Once approved, clean and prepare existing surfaces to take new limewash
4. Prepare a 1m by 1m sample installation of limewash for approval by project heritage Architect
5. Once approved, proceed with application of limewash to agreed areas

Rust treatment

1. Assess rust and extent of damage to object
2. Using a soft bristled brush, remove any loose rust and dust from the surface
3. Apply 'Penetrol' or similar product approved by the heritage Architect to surface and allow to dry

Paint removal

1. Treat all paint as containing lead unless proven otherwise.
2. Use appropriate PPE when working with existing paint.
3. Collect all paint scrapings for offsite disposal at a registered tipping facility for lead-containing paint

Repainting previously painted items

1. Match colour of existing paint
2. Lightly sand surface and clean
3. Mask surrounding surfaces, objects and attachments
4. Apply primer if necessary and paint in accordance with manufacturer's recommendations
5. Allow 3 coats of specified paint.
6. Provide "Wet Paint" notices in obvious locations. Remove when the paint is dry.
7. For damaged timber, allow to repair prior to repainting

Repair or replace damaged timber

Note: This work typically applies to assemblies of components. Document existing assembly, including type and location of each item attached to the subject timber member before proceeding.

1. Assess condition of existing timber member and determine whether repair is possible or replacement is needed. Obtain opinion of structural engineer with suitable heritage experience if unsure.
2. Remove any rotten or weathered timber. Cut out rotten timber back to a sound timber edge.
3. For small repairs, apply a coat of a low viscosity epoxy resin to the timber and allow it to soak in. Once dry, fill the damaged area with an epoxy filler combination and sand back to the existing profile.
4. For large repairs, cut out the damaged timber and scarf in a piece of recycled hardwood, to match the existing, fill all joints and profile back to the existing shape
5. The greatest extent of original fabric possible should be retained.
6. If replacement has been approved, identify member size, species and finish.
7. Remove existing element and replace with new to match.
8. Reinstate all existing attachments in their former locations.