



CLEVEDEN DRIVE, GLASGOW CASE STUDY

# CLEVEDEN DRIVE

## GLASGOW

**Location:** Off Great Western Road, West End of Glasgow

**Dates:** November 2008 – July 2009

**Main Contractor:** Thomas Johnstone Ltd

**Architect:** Davis Duncan

**Project Background:**

The property is a large sandstone domestic dwelling that lies on Cleveden Drive in the much sought after and affluent area of the Glasgow's West End. The client purchased the property in a rundown condition and wished for the interior, exterior and the grounds to be fully refurbished, updated and altered to provide a family home that would suit their needs.

**Tender Process:**

GHM Masonry were first contacted by Thomas Johnstone to provide a quotation for the restoration of the stonework of the building. GHM masonry carried out a site visit which allowed us to survey the extent of the required works and provide a competitive price which once submitted to Thomas Johnstone was accepted. After works started on the site GHM Masonry were also asked to quote for the stonework to the grounds of the property, which were we also awarded.



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### **Specification:**

1. Take down and rebuild chimneys
2. Form new window and doorway openings
3. Ashlar indenting and pointing
4. Renewal of damaged cills, lintols and jambs
5. Supply and build whim walling with coping stones
6. Re-install original gate pillars

### **Description of Works:**

1. Site visit to survey stone conditions
2. Submission of tender
3. Production of programme of works, methodology statement and H&S documentation including risk assessments, method statements and COSHH reports
4. Material procurement and submission of samples to the client and architect for approval

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## House:

1. Take down 2no, 6 pot chimneys below roof level and lay aside stone for reuse
2. Rebuild chimneys incorporating new chimney pots and building new brick flues
3. Hack off render repairs to stonework and indent with new ashlar dabbled 150mm thick
4. Prop and slap out o[openings to form new windows and doorways
5. Supply and build ne window jambs tooled and dabbled to match existing detail
6. Cut out and replace damaged cills, lintels and moulded window jambs

## Grounds:

1. Supply and build whin walling and coping stone to the perimeter of the properties grounds
2. Clean and repair original entrance gate pillars and reinstate
3. Supply and lay granite paving with random joints and point
4. Build steps to various between ground levels using yorkstone with pointed joints
5. Clean all paving and walling

## Summary:

The completed property is a great example of how contemporary and traditional elements can fuse and complement one another to create such a beautiful home, which we at GHM masonry hope will continue to awe and provide a magnificent family home that can be enjoyed by the client and his family.