

Tedsmore Hall Grade 2 Listed Building Oswestry, Restoration of Victorian Geometric tiled floor.

This contract started as a tester floor for the client = a study.



Study floor showing pictures before & after restoration.

Once the client was happy with the standard of our Co's work we were shown the full extent of the works needed. The total floor area totalled more than 1,200 sq yards.

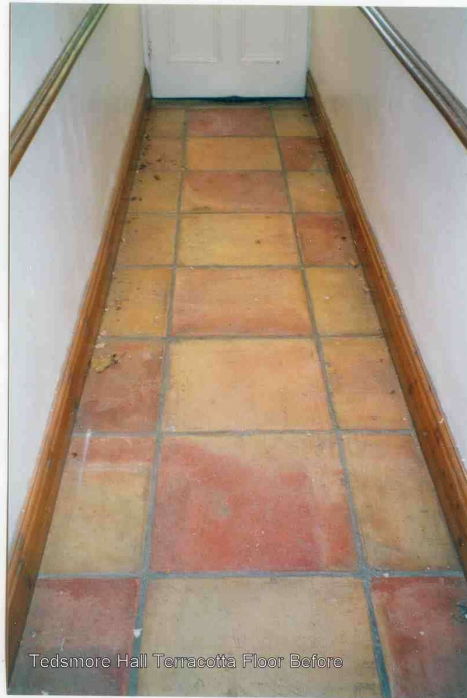
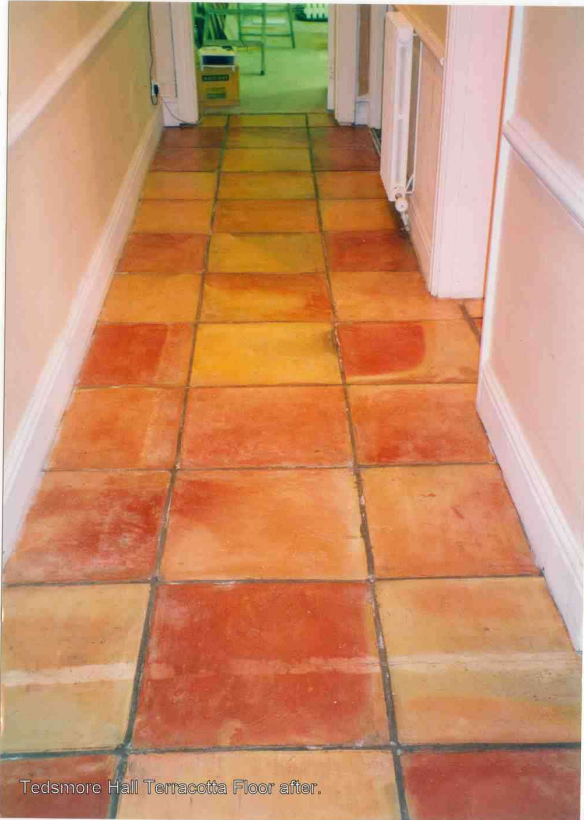
In total working between other trades and putting in a 10 hour day to keep to a dead-line this contract took more than 6 months to complete.

Whole runs of the very long floors in each wing of the building had shifted & buckled cracking various sections of tiling in lineal runs across the corridor lengths.

Also the client did not want any tiles with cracks of any kind even shallow kiln cracks (these are caused in the kiln when the tiles dry out quickly)

P2.

One run of floor was a large format terra-cotta. This section just needed to be re-grouted & cleaned & sealed.



The colours of this old terracotta floor came up well during cleaning.

The floors were cleaned with various fluids including a PH neutral cleaner which doesn't leave any residue, sealing used on this contract was provided by Selden Research.

The floors were cleaned using a low rpm scrubbing machine from Numatic and black pads.

The main floors were not particularly inspiring as regards colours or complex patterns but they did require a great deal of work to bring them back into a firm flooring as so many had become loose. Plus due to the clients insistence on removing all cracked tiles it meant ordering pallets of the various colours from the main firm then = Platts of Tunstall Stoke-on-Trent.

P3.

I wore out 4 large carborundum blocks on this contract they were used to rub down the screed that the tiles had been fixed into , after lifting a section , usually approx 10-12 sq yards the whole floor section was checked over for raised bits of screed any found are chiselled flat when the section is deemed flat enough the whole area is rubbed repeatedly with the carborundum blocks often one in each hand this process carries on until the screed is lowered enough to take an adhesive bed for the replacement tiles.

This is an arduous process and extremely time consuming however if something more vigorous were to be used such as large concrete grinders then even larger areas of floor tiles would be lifted.



Typical section of floor with large patches being lifted.

P4.



Restored section of floor at Tedsmore Hall.

4 years after this contract the tile Co Platts went bankrupt and they took other Co's with them as they had been factoring tiles for other Victorian tile reproduction Co's.

Now there is only one Authentic Victorian tile reproduction tile Co = Craven Dunnill of Jackfield, there are other Co's making reproduction tiles but they are either metric sized or made with a thinner tile or are an entirely different tile material.

We try to use re-claimed tiles as much as possible and there are plenty of those about.

P5.



Picture above shows the length of some of the floors! This continues from bottom of right onto another similar long run, one floor was more than 300 foot long 92 lineal metres long!!

P6.

DAVID SEARLE
BUILDING, PLANNING & DESIGN CONSULTANT

Bluebell Cottage,
Thorn Brow Farm Mews,
Lumb Brook Road,
Appleton Thorn,
Warrington,
Cheshire,
WA4 3HP
Tele. 01925 860377
E-mail bluebellcottage@btinternet.com

9th November 2002

Dear Sirs,

Heritage Tile design & Restoration Co.

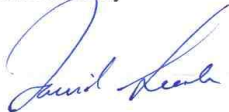
I have recently completed the refurbishment of a large grade two listed mansion, Tedsmore Hall in Oswestry, and part of the work involved the restoration of encaustic floor tiles to a large ground floor corridor and office.

Mr. Sinnott carried out the work thoroughly and professionally, working to fit in with our time scale. He also planned the work to take into account the movement of other trades that were still working in the building at the same time. He sourced and obtained several replacement tiles travelling to the factories to obtain them to save time.

The finished work after cleaning and polishing was a transformation much to the satisfaction of myself and my client.

I would have no hesitation in recommending Heritage tiling, Mr. Sinnott's knowledge and experience in the business of tiling and restoration of floors is second to none.

Yours sincerely



David Searle

David Searles Ref.

Tedsmore Hall Grade 2 Listed Oswestry.

Email Address: bluebellcottage@btinternet.com

Rating (Cost / Customer Service / Quality): 4 / 4 / 5

“I was refurbishing a grade 2 listed building, "Tedsmore" nr. Oswestry for a client in which large areas of encaustic floor tiling needed restoration. Heritage Tiling did a superb job in bringing the floors back to their former glory.”



GLEADHILL HOUSE STUD LIMITED

TO WHOM IT MAY CONCERN

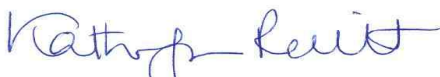
12 August 2003

Re: **Heritage Tiling Design & Restoration Co.**
PO Box 18, Seaforth Vale, Seaforth, Liverpool L21 0JX

We confirm that Heritage Tiling Design & Restoration Co. worked extensively on Tedsmore Hall in Shropshire in 2002. The work took a number of months as it had to be carried out in stages.

We were very pleased with the work that they carried out. We found them very clean workers and always very courteous.

Yours faithfully



Kathryn Revitt

Gleadhill House, Dawbers Lane, Euxton, Chorley, Lancashire PR7 6EA
Telephone: 01257 265434 Fax: 01257 231328

Registered Office: Lynton House, Ackhurst Park, Chorley, Lancashire PR7 1NY
Registered No: England 2305515