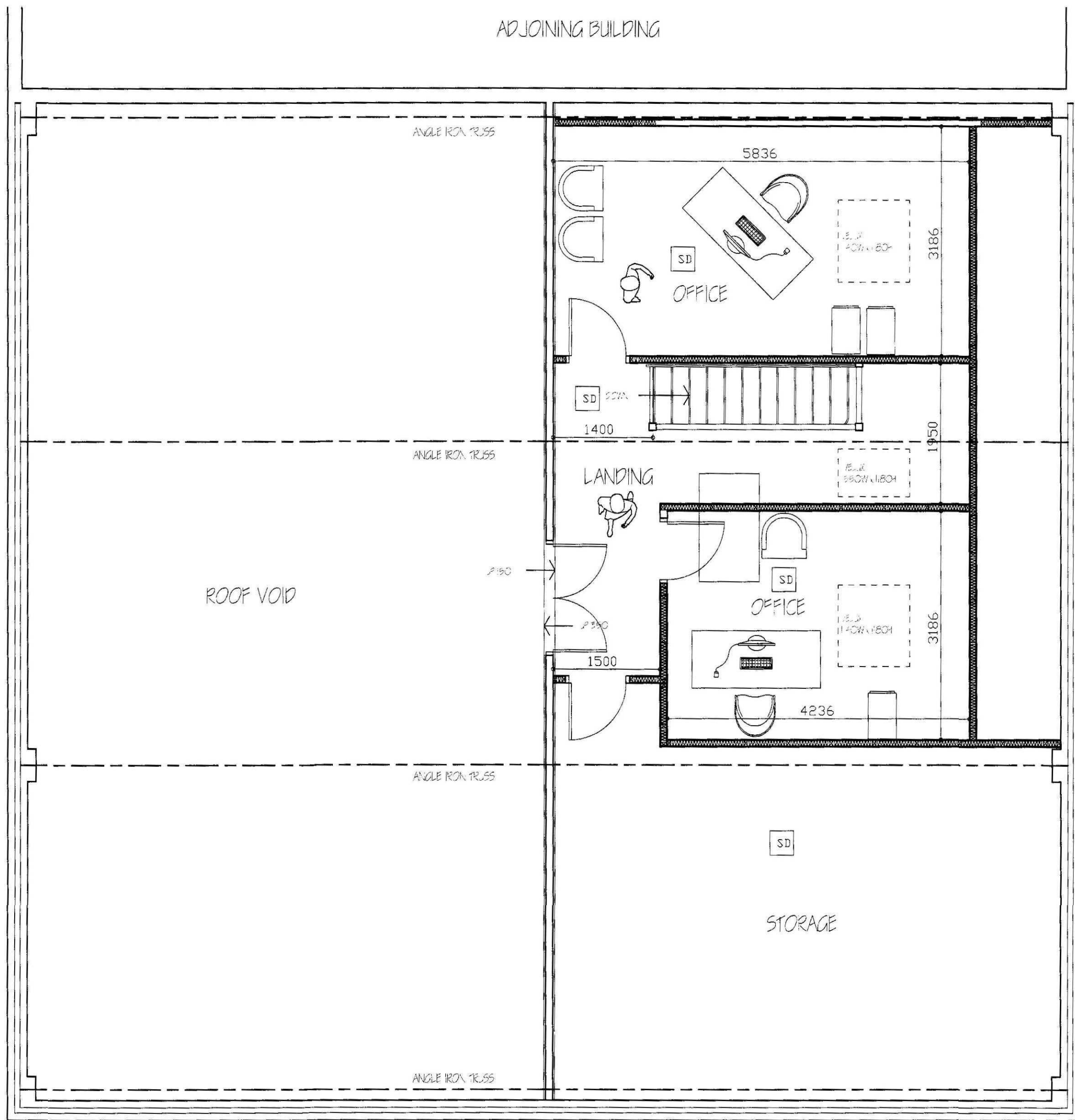




FIRST FLOOR PLAN AS PROPOSED

ALTERATIONS
REMOVE EXISTING ROOF ACCESS LADDER AND ANCHORAGES. MAKE GOOD TO FLOOR AND CEILING TO MATCH EXISTING.
CONSTRUCT NEW STUD WALLS TO FORM OFFICES AND STORE. STUD WORK TO CONSIST OF BOX JOINT SOFTWOOD TIMBER STUDS 4" x 600mm. CEILING: 75X100MM. HEAD AND SOLE PLATE. FORM BOX JOINT. NOGGIN THROUGH CENTRE OF STUD WORK OR PROPERLY METAL STUD SYSTEM. CLAD BOTH SIDES OF STUD WORK WITH 12.7mm GYPROC PLASTERBOARD. INFILL STUDS WITH 75mm FIREGLASS INSULATION WHERE INDICATED. ALLOW FOR 2mm SKIMMING TO ALL PLASTERBOARDED SURFACES.
ALL DOORS TO BE 3 HOUR FIRE RESISTING SELF CLOSING DOORS WITH GLAZING APERTURES TO OFFICES AND STORE TO BE CLEAR GEORGIAN WIRE GLASS.
EXISTING STEEL ANGLE IRON TRUSS AT TOP OF SPACED TO BE CUT AND ADAPTED TO ALLOW ACCESS ALL TO STRUCTURAL ENGINEERS RECOMMENDATIONS AND DRAWINGS.

ELECTRICAL INSTALLATION
ALL ELECTRICAL WORK REQUIRED TO MEET THE REQUIREMENTS OF APPROVED DOCUMENT PART 6 (ELECTRICAL SAFETY) - 1st JANUARY 2008 MUST BE DESIGNED, INSTALLED, INSPECTED AND TESTED BY A PERSON TO DO SO PRIOR TO COMPLETION OF THE WORKS THE COUNCIL MUST BE SATISFIED THAT EITHER:
a) AN ELECTRICAL INSTALLATION CERTIFICATE ISSUED UNDER A COMPETENT PERSON SCHEME HAS BEEN ISSUED, OR b) AN APPROPRIATE ELECTRICAL INSTALLATION CERTIFICATE HAS BEEN ISSUED FOR THE WORK, AND THAT IT HAS BEEN SIGNED BY A PERSON COMPETENT TO DO SO.

LIGHTING
EVERY EFFICIENT LIGHT FITTINGS TO BE INSTALLED AT THE RATE OF TWO FOR EVERY 20m² OF FLOOR AREA OR PART THERE OF OR ONE PER FOUR FIRED LIGHTING FITTINGS WHICH EVER IS THE GREATER. ALL LIGHTING TO BE CAT 2 FITTINGS FIRED INTO METAL GRID CEILING TO OFFICES/LANDING AND STORE.

SMOKE DETECTION
MANS OPERATED, SELF CONTAINED SMOKE ALARMS TO BS 5446 PART 1 TO BE INSTALLED IN CIRCULATION AREAS WITHIN 7m OF DOORS. TO HIGH FIRE RISK ROOMS WHERE MORE THAN ONE ALARM IS INSTALLED THEY SHOULD BE INTERCONNECTED AND TO BE POSITIONED AS INDICATED ON THE PLAN. SELF CONTAINED ALARMS TO BE PERMANENTLY WIRED WITHIN THE MAIN ELECTRICAL CIRCUIT OF THE BUILDING TO A SEPARATE FUSE POSITION WITHIN THE DISTRIBUTION BOARD. INSTALLATION OF THE FIRE ALARMS TO CONFORM TO THE WIRING REGULATIONS AND SHOULD NOT BE LESS THAN 300mm FROM ANY WALL OR LIGHT FITTING. WHERE WALL MOUNTED UNITS ARE INSTALLED, THEY ARE TO BE AT A HEIGHT OF BETWEEN 90mm AND 300mm BELOW THE CEILING.
POSITIONING OF SMOKE ALARMS MUST FACILITATE ROUTINE MAINTENANCE AND SHOULD NOT BE FIRED WHERE THEY CAN BE AFFECTED BY HEAT, STEAM, CONDENSATION OR Fumes FROM OTHER APPLIANCES.

WINDOWS
INSTALL INTO EXISTING INSULATED METAL SHEETED ROOF IN POSITIONS SHOWN. 2x4 VELUX CENTRE HINGED WHITE POLYURETHANE FINISHED ROOF WINDOWS TYPE GGL TO THE SIZES SHOWN. GLAZING TO BE TYPE 49 GIVING THERMAL TRANSMITTANCE OF 1.0W/m²K, SOUND INSULATION OF 25dB, AIR PERMEABILITY OF CLASS 3, LIGHT TRANSMITTANCE OF 0.67 AND SOLAR ENERGY TRANSMITTANCE OF 0.45. FORM FLASHING TYPE EDW TO PERIMETER OF WINDOW. WINDOWS AND FLASHINGS TO BE ALL AS PER MANUFACTURERS RECOMMENDATIONS AND INSTRUCTIONS.

SPACED
TRIM CUT EXISTING SPACED WITH 200x75mm G54 TIMBER AND CONSTRUCT NEW SPACED AS DESCRIBED ON DRAWING NUMBER 0976-SK-03 (GROUND FLOOR PLAN)

SOUND INSULATION
TIMBER BASED FLOOR BEING TO HAVE A MINIMUM DENSITY OF 15kg/m³ WITH 100mm DRYTHERM OR SIMILAR BETWEEN FLOOR JOISTS. PLASTERBOARD ON STUD WALLS TO ACHIEVE A MINIMUM DENSITY OF 10kg/m³ WITH 75mm DRYTHERM OR SIMILAR BETWEEN STUDS.

SUSPENDED CEILING
INSTALL METAL GRID/CEILING SUSPENDED CEILING SYSTEM BY AGRIBOND SUSPENDED CEILING. TILES TO BE 600x600mm 2x2x2 OR SIMILAR GIVING A MINIMUM OF 0.8 W/m²K RESISTANCE IN 24mm WHITE EXPOSED GRID.

NOTES:

Do not scale this drawing.

All dimensions are in mm unless noted otherwise.

All dimensions, details, components and assemblies shall be verified by the contractor prior to construction, manufacture or supply.

All materials, construction and details shown or implied by this drawing must comply with current British standards, codes of practice, planning / building regulations, H & SE legislation and clients particular specifications.

Conflicting Information shown or implied shall be referred to JC Consultancy Ltd

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This drawing must be read in conjunction with all engineers, architects and specialists drawings and specifications.

Survey drawings which form these feasibility details have been prepared by the client. We cannot guarantee the accuracy of any information issued by third parties.

JC Consultancy Limited has not carried out a level survey or site investigation as part of the design procedure. All structural elements indicated are based on provided survey information by the client.

Opening up works have not been carried out by JC Consultancy Limited, therefore some information within these feasibility details may be based on interpretation and assumptions. The contractor should investigate and confirm all existing detail. Any discrepancies should be reported to the engineer for comment prior to carrying out the works.

All dimensions are to be checked by the contractor prior to carrying out the structural works

The client / contractor must ensure that all details proposed by JC Consultancy Limited are suitable for NHBC, Zurich, Robust Details or equivalent chosen parties recommendations and requirements.



B	TBC	JLH	JCE	Layout changes to suit client requirements, issued for PLANNING & BUILDING REGULATION APPROVAL
A	04.01.12	JLH	JCE	Scheme Revised, Re-issued for CLIENT APPROVAL
-	Dec 11	JLH	JCE	Issued for CLIENT APPROVAL
Rev.	Date.	Drawn.	Chkd.	Description

Drawing Status FOR B.R. APPROVAL ONLY
NOT FOR CONSTRUCTION PURPOSES

jc consultancy LTD
consulting structural & civil engineers

Registered Office:-
Morgan House, Gilbert Drive,
Boston, Lincolnshire, PE21 7TQ.
T: (01205) 317540
E: info@jcconsultancy.co.uk

structural engineers
civil engineers
building engineers
conservation engineers

Client
DGM GROWERS

Contract
ALTERATIONS & EXTENSIONS TO:-
DGM GROWERS LIMITED, OAK HOUSE,
HOLBEACH BANK, SPALDING, LINCOLNSHIRE.

Orig Title
OFFICES - AS PROPOSED
FIRST FLOOR GENERAL ARRANGEMENTS

Drawn JLH	Checked JCE	Date DEC 2011	Scales 1:50, 1:15.
Job Ref JC/11/12/0976	Drawing Ref 0976-04	Rev. B	

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