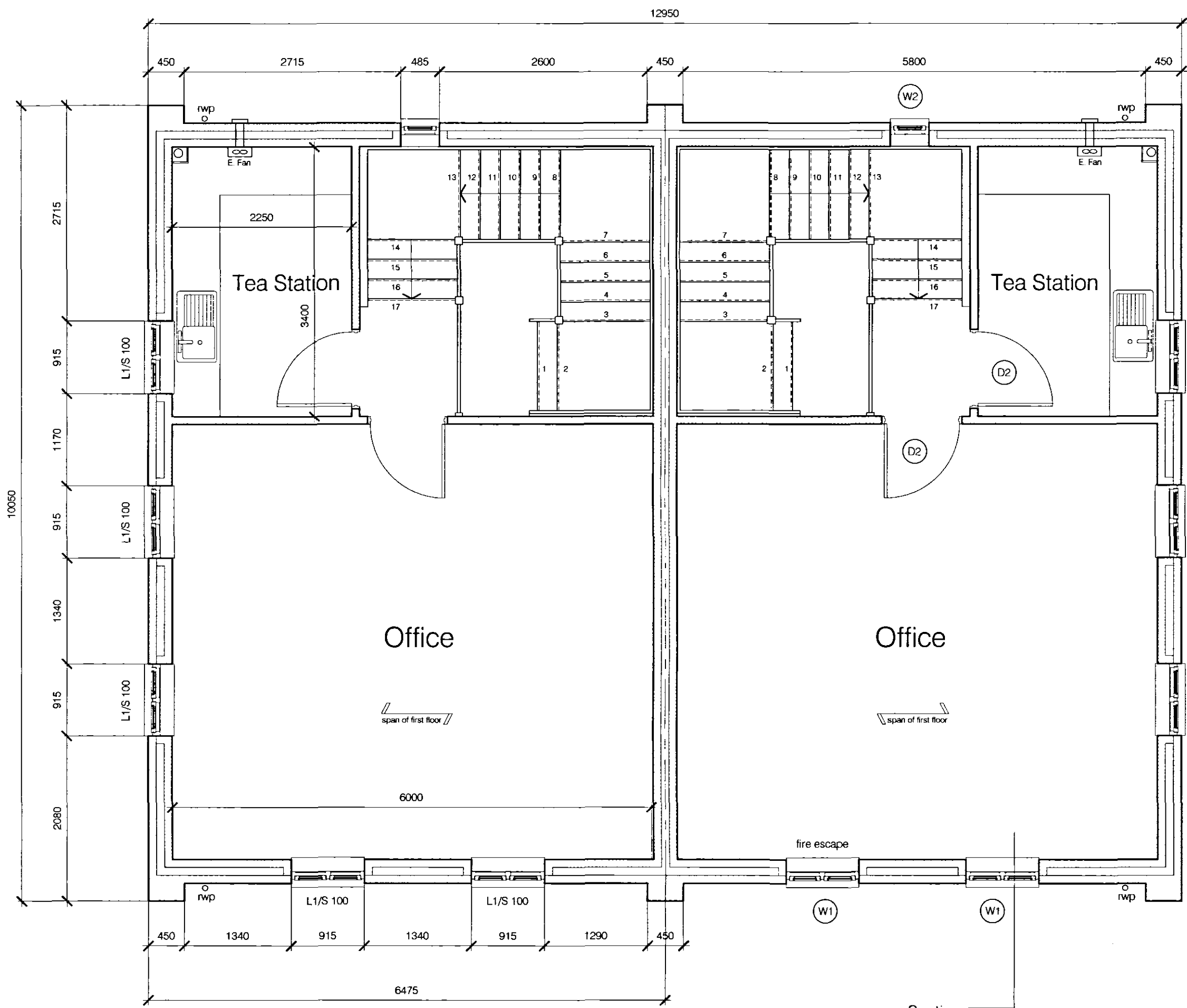
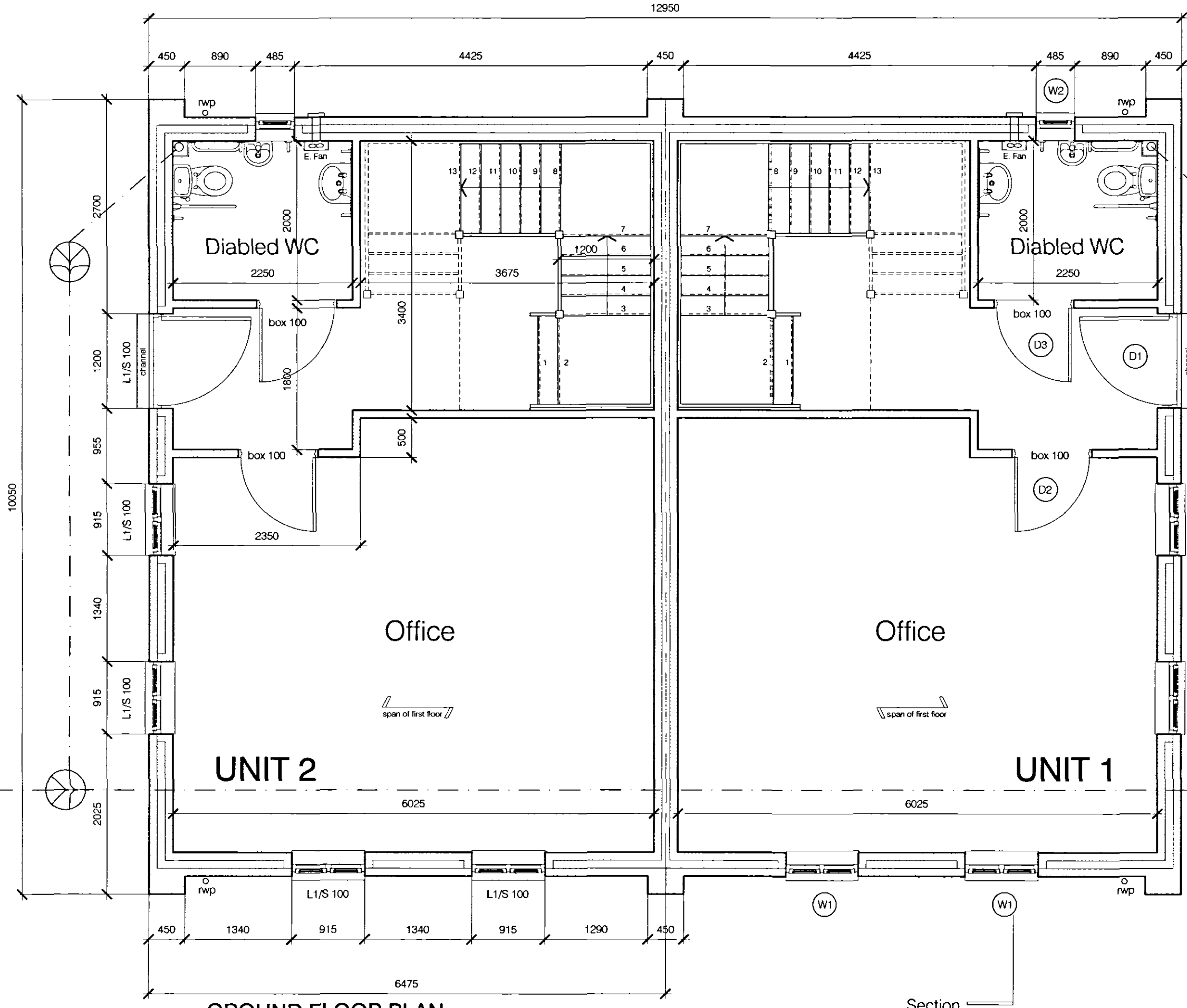
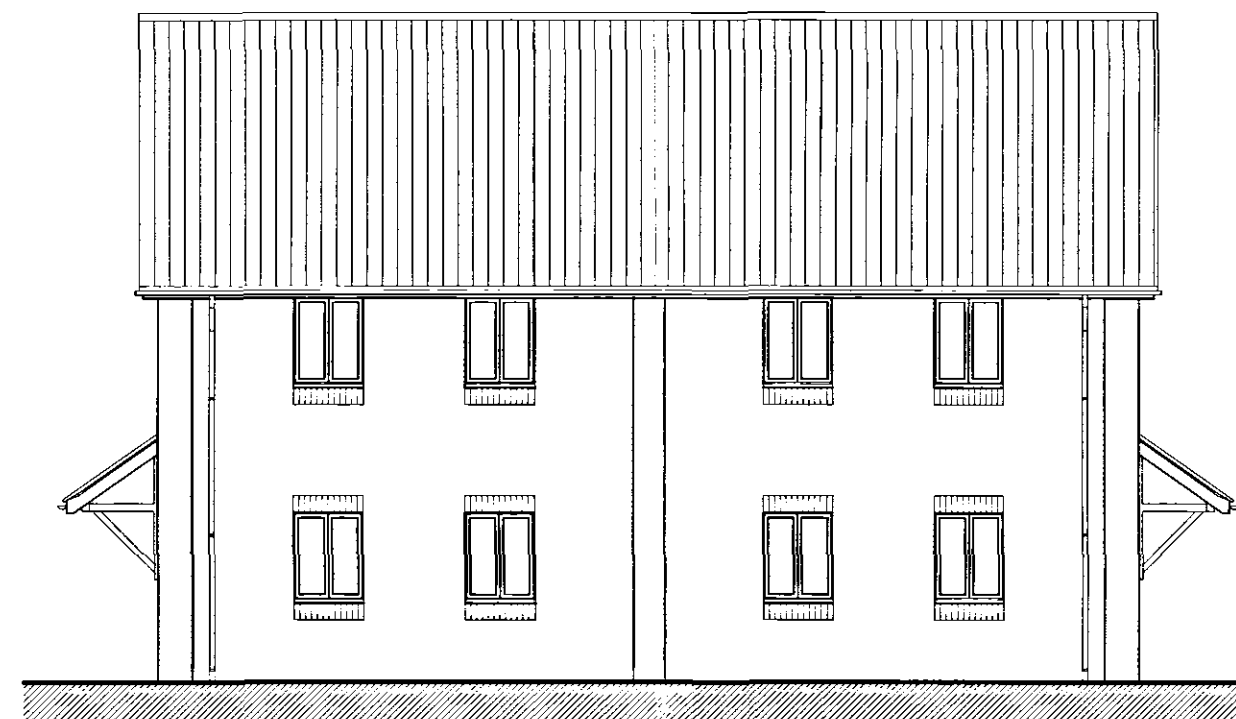




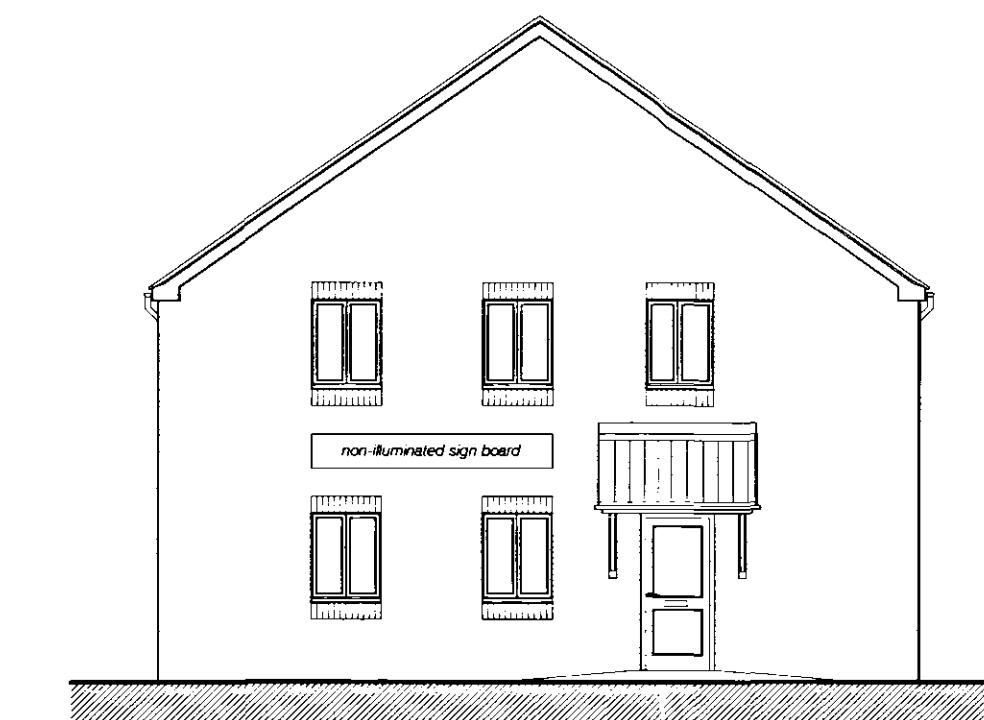
FIRST FLOOR PLAN Scale 1:50



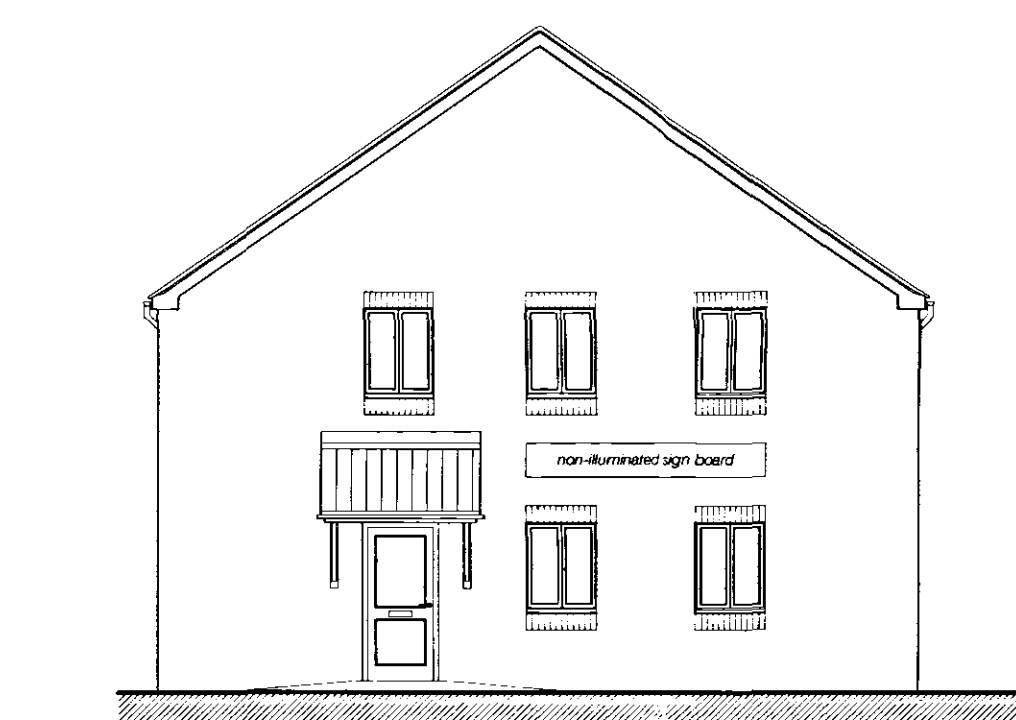
GROUND FLOOR PLAN Scale 1:50



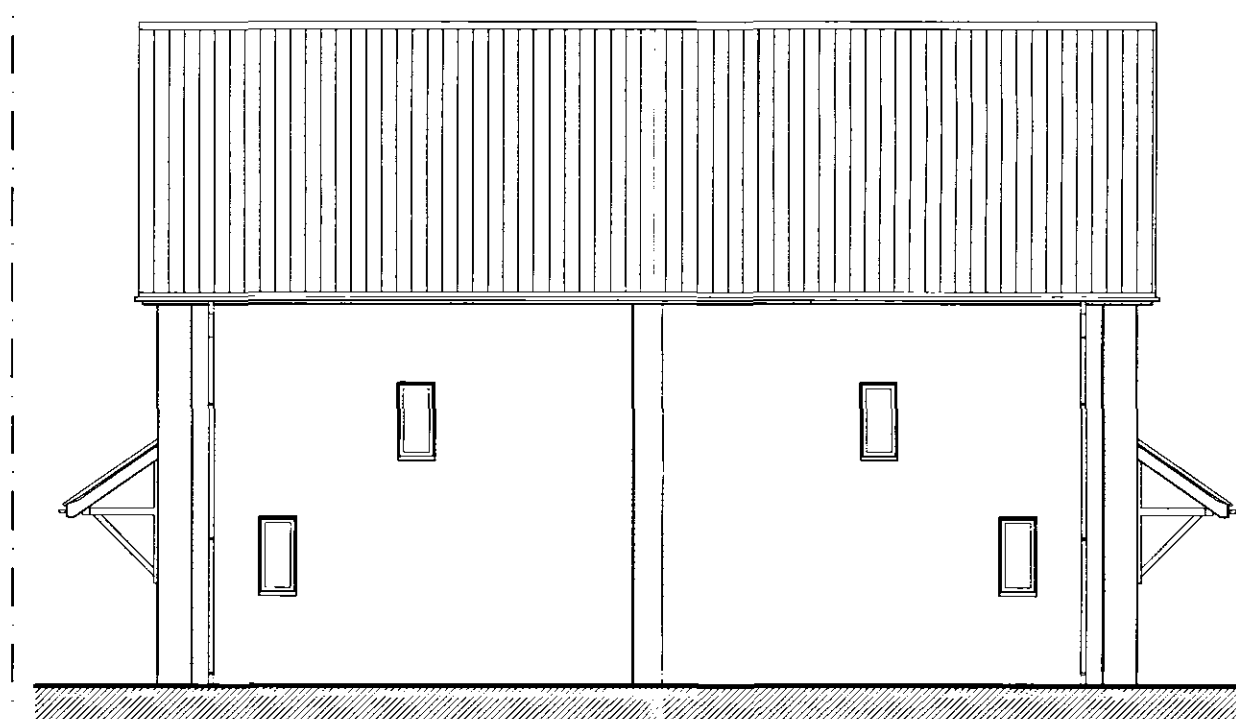
North Elevation



East (facing road) Elevation



West Elevation



North (rear) Elevation

ELEVATIONS Scale 1:100

External windows to be double glazed and shall have a U-value of min 2.0W/m²K.
All glazing within 800mm of FFL to be safety glass to BS6206: 1981.
All first floor windows to be fitted with 'easy clean' hinges so that windows are capable of being cleaned from inside.
Rapid ventilation to be equal to 1/20th of the floor area of all occupiable rooms.
All windows to be fitted with trickle vents equal to 4000mm².

Window from the Geld-Wen (Boulton and Paul) 'Sovereign Stormsure' - enhanced security range. All windows in softwood with 24mm factory glazing. Windows marked fire escape to be supplied with flying mullion to comply with Building Regulations AD, B. (note: fire escape windows are not from the enhanced security range).

Concrete interlocking tiles laid on 25x38mm impregnated sw battens as manufacturers instructions over 'valent' or similar breathable sarking membrane.

300mm cavity wall 102mm facing brick to approval of LA 98mm cavity with 50mm partial fill insulation 100mm concrete blockwork 7N/m² Max U-value = 0.35W/m²K.

Galvanised lateral restraint straps at max 2m centres (2.5m x 38mm) built in to inner skin and plugged and screwed to floor.
IG galvanised lintel as referenced on plan with 'Glidegate' or equal cavity tray over. Weepholes to be provided at 600mm centres.

Painted timber window by Geld-Wen or equal, double glazed, U-value of min 2.0 W/m². Perimeter of frames to be sealed with mastic pointing internally and externally.

225mm stainless steel wall tie with insulation retaining clip.

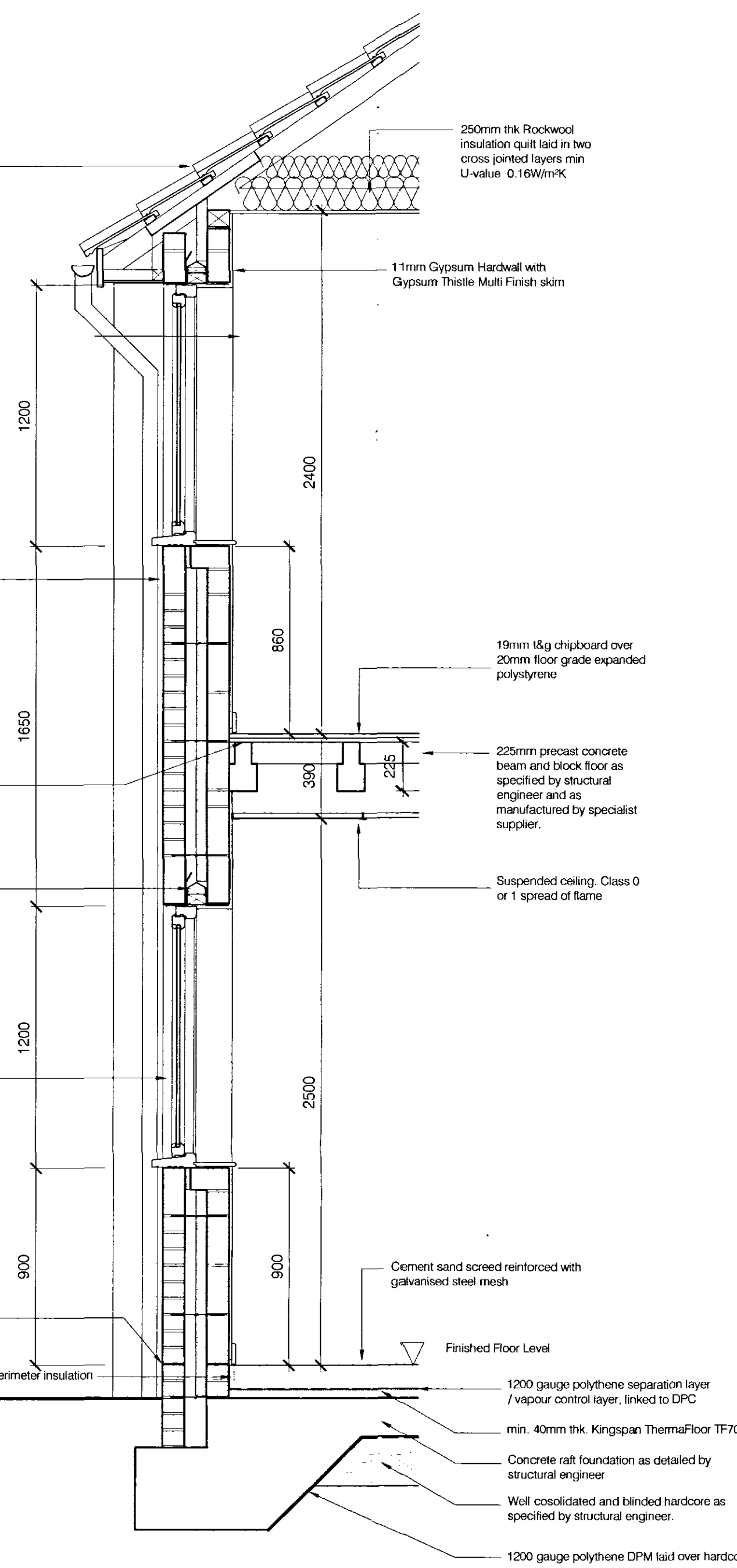
DPC min. 150mm above GL.

Door Schedule						
Door Ref:	Structural Opening	Door Size	Glazing	Fire Rating	Closer	Fire Notice
D1	1200 x 2100	min 1000mm clear opening	laminated double glazed	na	no	na
D2	1000 x 2100	926 x 2040 x 40	Vis. Panel *	FD30S	yes	Fire Door Keep Closed
D3	1000 x 2100	926 x 2040 x 40	na	na	no	na

Vis. Panel * = Vision panels to be factory glazed in georgian wired glass. Panel to be positioned between 900-1500mm above FFL.
All internal fire doors to be supplied as fire rated door set to the standard specified above.
External Doors to be double glazed and shall have a U-value of min 2.0W/m²K.
Clear opening to be measured across narrowest point i.e. stops, handle and leading edge.

Window Schedule		
W Ref:	Structural Opening	Glazing
W1	915 x 1200	Double Glazed
W2	485 x 1050	Double Glazed

SHDC
Planning & Development
06 OCT 2005
Ref: 1372/05



Section Scale 1:20

DO NOT SCALE FROM THIS DRAWING
THE GENERAL CONTRACTOR IS TO CHECK ALL DIMENSIONS ON SITE AND REPORT ANY DISCREPANCIES TO THE SUPERVISING OFFICER.
ALL DIMENSIONS ARE SHOWN IN 'mm' UNLESS OTHERWISE STATED.

NOTES:
BUILDING REGULATION NOTES:
FOUNDATIONS
Concrete raft foundation as detailed by structural engineer.
EXTERNAL WALLS
Cavity walls to be constructed with 102mm outer skin of facing brickwork, 98mm cavity, inner skin to be 100mm blockwork, min 7N/m². Cavity to be partially filled with Kingspan Kooltherm K1 or equal min 30mm thick, installed as manufacturers instructions. U-value of wall construction to be min. 0.35 W/m²K.
Cavity wall ties to be 225mm stainless steel wire ties by Ancon Clarke or equal. Ties to be installed at 750mm horizontal centres and 450mm vertical centres, laid in staggered pattern. Spacing of ties to be increased to 225mm centres at corners and perimeter of openings. Residual cavity to be min. 25mm.
DAMP PROOF COURSES
Rubberoid Hyloard DPC to be provided min. 150mm above ground level to all external walls. 150mm insulated DPCs to be provided to perimeter of openings and at cavity closers. Cavity trays with stop ends to be provided over all lintels.
GROUND FLOOR
min. 75mm thick 1:4 cement / sand screed, over 1200 gauge polythene separation layer / vapour barrier, turned up at walls, over min. 40mm Kingspan Thermo floor TF70 or equal CFC/HFC free flooring grade urethane insulation board installed as manufacturers recommendations on concrete raft U-value 0.25W/m²K.
INTERNAL PARTITIONS
100mm thick partitions formed with 100mm blockwork with 13mm lightweight plaster finish.
FIRST FLOOR
Precast concrete beam and block floor as specified by structural engineer and as manufactured by specialist supplier. Floor to receive floating finish of 19mm flooring grade 18G chipboard over 20mm thick flooring grade expanded polystyrene.
ROOF CONSTRUCTION
Trussed rafter roof construction to be designed and manufactured by specialist manufacturer to BS5268: Part 3. SW binders and bracing to be designed and installed to BS 5268: Part 3. Wall Plate to be 100x75 mm treated sw bedded in mortar and strapped to inner skin at max. 2m centres with 2.5x30mm galvanised mild steel straps. Straps to be plugged and screwed to blockwork. Ceilings to be 15mm plasterboard and skum with timber supports to all unsupported edges and around perimeter. Party wall to be taken into loft up to the underside of roof. Void between wall and roof finish to be fire stopped by solid filling with mineral wool insulation.
ROOF COVERING
Concrete interlocking tile on 25x38mm treated sw battens on Kingspan - Nivent breathable sarking membrane or equal laid horizontally across rafters as manufacturers recommendations.
INSULATION
Roof to be insulated between trusses using Rockwool 150 mm quilt insulation with 100 mm insulation laid at right angles over. Insulation to be unbroken with wall insulation to prevent cold bridging. Detail to be as robust details. Roof is to be left un-ventilated. Insulation and sarking membrane to be installed as recommended by manufacturer.
WINDOWS AND DOORS
Windows to be double glazed timber U-value of min. 2.0 W/m²K. All windows to occupiable rooms to be provided with 4000mm² trickle vents.
Safety glass to BS6206 to be used in all doors, side lights and windows where the oil is within 800mm of FFL.
All windows to be fitted with opening casements as indicated in the schedule.
DOORS
All internal doors to have min. clear opening of 800mm.
All new external doors to have min. clear opening of 1000mm.
See Schedule.
LINTELS
All lintels to be IG galvanised ref. as plan. All lintels to be installed as manufacturer's recommendations with 150mm end bearing. NOTE: ALL REFERENCES TO BE CONFIRMED BY STRUCTURAL ENGINEER.

WASTE PLUMBING
All waste plumbing to be carried out in accordance with BS5572 and shall be Hunter or equal solvent welded PVC.
Soil and vent pipe to be 100mm diameter terminating with air admittance valve. WC waste to be 100mm dia. W.B. to be 38mm dia. urinal waste to be 40mm. All wastes to connect separately to stack and to be provided with 75mm deep traps.
DRAINAGE
All drainage to be 100mm dia. Hepworth or equal laid with 150mm bed and surround pea shingle at nominal 1:40 fall. Where cover to pipes is less than 900mm under paving allow to escape pipes in 150mm concrete (maintaining flexible joints).
Where drains pass under raft encase in concrete as above.
Inspection chambers to be 450mm dia. circular polypropylene installed as manufacturers details with concrete collar and gade BS ductile iron covers.
All drainage to be installed to BS301.
All lightweight covers to be screwed down. Internal inspection chambers to have mechanically fixed airtight covers.
All drains to be tested as the recommendations of BS EN 752.
RAINFALL
Outlets to match existing as indicated with and 100mm square downpipes connected directly into surface water drainage as shown on plan.
MISC.
EXTRACT FANS
15 litres/sec. (30 litres/sec to kitchen) operated with light switch to WC with 15 minute over run facility, ducted through wall as indicated and terminated with suitable terminal, Greenwood Aircic or equal.
FIRE PROTECTION
All services passing through compartment walls and floors to be fire stopped with proprietary fire collars. All partitions to be built up to underside of first floor and fire stopped with rockwool quilt. Partition to stairwell to be fire stopped under roof decking as above.
HEATING ELECTRICAL FITTINGS
To be designed and specified by Mechanical Engineer. See separate details.
FIRE ALARM
Electrically operated fire alarm to be installed complying with BS 5839: Part 1.
Escape routes to be provided with emergency lighting to comply with BS 5266: Part 1.
All designed and specified by Mechanical Engineer.
Exit Signage to comply with BS 5446: Part 1.

DETERMINED
PLAN

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Cambridgeshire PE16 6NN
Tel: 01354 693111
Fax: 01354 694672

Job Title
Proposed Additional Packaging Stores and Two Storey Office Unit, Stephenson Avenue Spalding, for Malet Azoulay
Drawing Title
PHASE 5
Two Storey Office Unit

Date	Scale	Dwn	Dwg No.	Rev.
Sept 05	1:100/50	pd	MA.218.05	