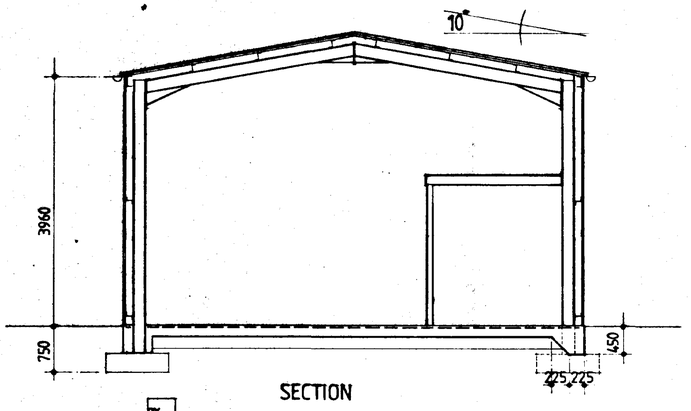
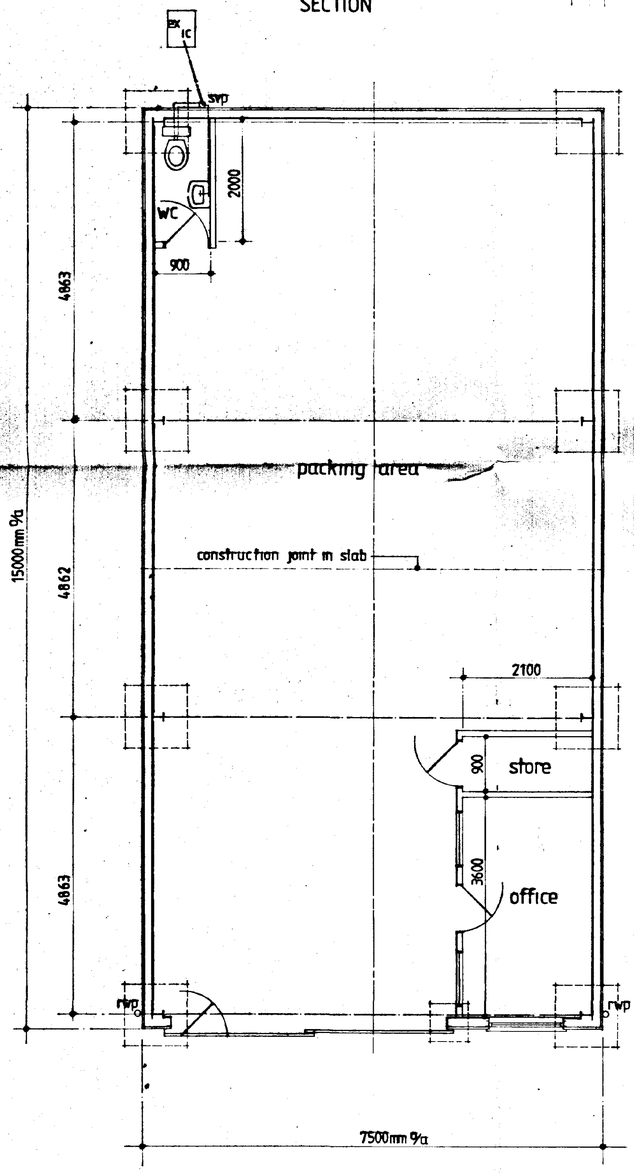
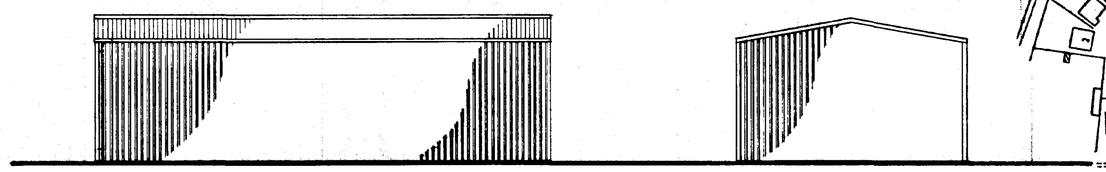


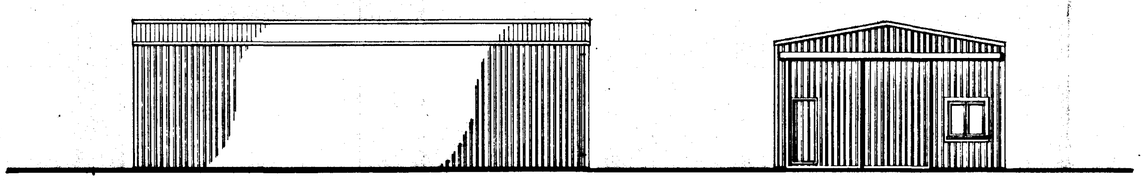
SECTION



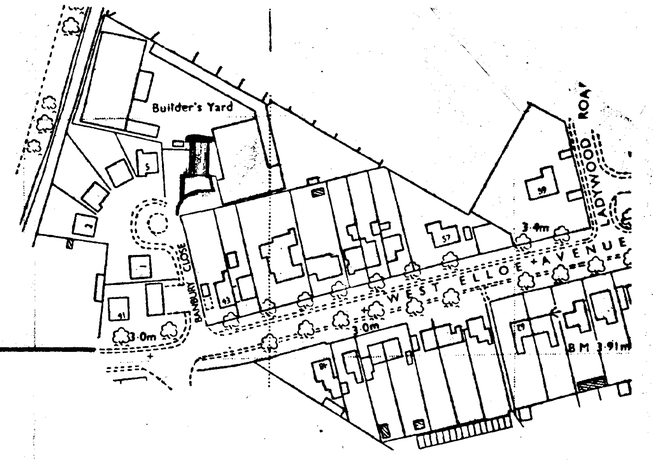
PLAN



WEST NORTH



EAST SOUTH



LOCATION PLAN

LIMITATIONS
This drawing is issued for the purpose of full statutory submission and does not purport to contain a full specification of the works. It is solely for the purpose of obtaining Building Regulation approval.
The drawing must not be used as a contract document.
All dimensions shall be taken from site from actual work. Under no circumstances shall measurements be scaled from this drawing for construction or ordering purposes. All open dimensions shall be checked by the Builder / Contractor and will be his responsibility from commencement of site works.
The works will not be supervised or inspected on site by C.A.D. or any representative thereof. It is the client or their appointed agents responsibility to control workmanship, substitution of materials, adherance to specification, variations to contract etc.

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STANDARDS.
All materials to be new unless otherwise stated and all components and materials etc. to be used fitted and installed etc. in strict accordance with manufacturers instruction and relevant Code of Practice.
Materials shall conform to appropriate British Standard Specification or BBA Certificate or European Code equivalent.

HEALTH & SAFETY.
The Employer / Client shall ensure that the selected contractor is competent with and adopts all measures necessary to achieve compliance with Health & Safety legislation for Building Sites and Work Places.
The Employer / Client is advised that, should the works need to comply with the Construction Design and Management Regulations an independant Planning Supervisor will be required.

SCOPE OF THE WORKS.
The works shall comprise of all that is shown on the drawing and details. Work that may not be specifically shown but may be reasonably inferred as necessary to carry out the works shall be deemed to be included.

Ventilation:-
Natural ventilation area of windows to offer at least 1/20th of room floor area. All windows to have trickle ventilators fitted to head to give 8000mm2 ventilation to habitable rooms and 4000mm2 to all others.
Mechanical extractor fans to be provided to:-
i) Kitchen offering 60 litres per second or cooker hood offering 30 litres per second.
ii) En-suite / Bathroom offering 15 litres per second.
iii) WC offering 15 litres per second.
iv) Utility offering 30 litres per second.
Where mechanical extractor fans are fitted in rooms with no natural ventilation. Provide fans which have 15 minute overrun which may be operated intermittently. Also ensure 10mm gap underneath door to floor finish.

Cladding:-
Form all vertical cladding of ward building components or similar approved profile and manufacture 0.5mm plastisol coated steel. Colour - Wedgewood Blue (18 C 37).
Internal lining to be 0.4mm white polyester coated steel lining panels fixed to inside of rails between stanchions. 100mm glass fibre insulation to cavity suspended between rails. All joints to be mastic taped. Fire resistance 4 hours. All on wards multibeam or similar galvanised steel rails spaced to structural engineers recommendations. Stanchions to be encased in 15mm tacfire board to give 1 hour fire resistance.

Internal Walls (To Office, Store & WC):-
100mm thick tarmac hemelite blockwork paint grade built-off ground floor slab.

Ceilings (To Office, Store & WC):-
50 x 150 SC3 grade ceiling joists at 400mm c/c supported off blockwork plus structural steelwork as per structural engineers details. To underside of ceiling provide 12.7mm plasterboard + artex finish. To top provide 18mm plywood decking butt jointed. In between provide 150mm thick glass fibre insulation. The top of the ceilings are not to be used for storage.

Doors and Windows:-
Window to office to be by **Boulton and Paul** reference 212CC softwood fitted with double glazed sealed units. Door between office and packing area to be 838mm wide ½ hour self closing fire door fitted with vision panel glazed with 6mm GWPP with intumescent smoke and fire seal fitted to frame. Vision panels to office to be 900mm x 900mm glazed with 6mm GWPP.

Foundations:-
All foundations as per structural calculations as prepared by structural engineer.

Ground Floor Base:-
Lay on reduced ground level approx 200mm well compacted and blinded hardcore. Over lay 1200 gauge polythene dpm (to be wrapped around toe of slab). Then 175mm of RC35 concrete oversite with 1no layer of A252 mild steel mesh laid to top with minimum 40mm cover. Oversite to be power floated finish. When laying oversite split floor area into 2 bays (as indicated on plan). Between bays provide at mid-depth of concrete mild steel dowels, bars 16mm diameter x 600mm long (300mm into each bay) at 600mm centres. Dowel bars to be well greased. Also provide for full depth of concrete 12mm thick hydrocell expansion foam.

Above ground drainage:-
To be UPVC push fit by an approved manufacturer. 40mm diameter waste from wash hand basin, shower, sink, 50mm diameter from bath and 110mm diameter from WC. All traps to be 75mm deep seal. All pipework etc. to be accessible throughout their runs for cleansing, repair and replacement. Shower floors to be raised minimum 150mm. Provide anti-syphone traps to appliances if the pipe run exceeds that shown in diagram 3 page 5 of approved document H. Provide 110mm diameter soil and ventilating pipes as shown to terminate 900mm above window heads with a suitable ventilating terminal. Internal soil and vent pipes to terminate through roof void with flexi-ducting to suitable vent ridge or tile by tile manufacturer. Any internal stub-stacks fitted with a pressure relief valve vent to be at least 1000mm above finished floor level.

Protected glazing areas:-
Provide toughened glass to BS6206 (1981) to following areas. To all windows within 800mm of finished floor level. To all door glazing within 1500mm of finished floor level. This also applies to side screens within 300mm of door. Protected glazing to be permanently marked with BS kite mark.

Roof:-
Cape STD slx or similar approved profile corrugated fibre cement. On 40mm thick celotex insulation in metal tees and securely taped at all joints on wards multibeam or similar galvanised steel purlins all as per structural engineers recommendations. All purlins to be fixed in accordance with manufacturers instructions.

Doors and Windows Cont:-
Main entrance doors to be 4500mm wide x 3600mm high between steelwork. Doors to be sliding type fitted with plastisol coated sheeting to outside to match main with insulation to inside in mild steel frames. Fit to one leaf personnel/fire escape door opening outwards fitted with panic latch. Provide 'push bar to open' sign on door. Emergency exit sign over to BS5499 Pt 1.

Space Heating (Offices only):-
Provide Economy 7 electric night storage heaters.

Emergency Exit Doors:-
At all emergency exit door positions provide 'emergency exit' sign to BS5499 Pt 1 100mm lettering.

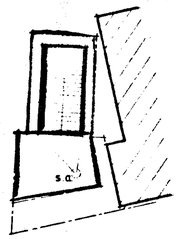
Lighting:-
Provide siemens or similar approved twin 1.8m high frequency 70 watt fluorescent battens fixed at ceiling level to provide the following lighting levels.
Production areas/offices 300lux at work surface level.
Provide emergency light fittings with full tube conversion in positions shown on plan all to BS5266 Pt 1.

Surface Water Drainage:-
150 diameter half round p.v.c.u rainwater gutters to 110 diameter rainwater pipes, 160 diameter underground pipes flexibly joined to a fall of 1:160 pipes bedded and surrounded in pea gravel and discharge soakaways.

Steelwork:-
Form all steelwork to structural engineers recommendations. All roof, side and gable purlins/rails to be 'wards multibeam' or similar fixed in accordance with manufacturers instructions out side steelwork.

Underground drainage:-
To be 110mm diameter UPVC pipes by approved manufacturer to be laid at a minimum fall of 1:70 bedded and surrounded in 100mm thick pea gravel. Where drains pass through walls provide over wall pre-cast concrete lintel, also leave 50mm gap around pipe and fill with compressible material.
Inspection chambers to be 450mm diameter UPVC bases and risers with cast iron frame and cover(same manufacturer as pipes). Covers to be Grade C- light duty covers unless IC's are in driveways where Grade B – medium duty covers are to be used.
Inspection chambers not to exceed 1000mm below ground level(any deeper and a manhole will be required constructed to latest local authority specifications). Back inlet gullies to be roddable type.
Protection to underground pipes as follows: Where pipes are not under a road and have less than 600mm cover, concrete paving slabs should be laid as bridging above the pipes on minimum 100mm pea gravel. If under a road and have less than 900mm cover, reinforced concrete bridging should be used in lieu of paving slabs. All underground drainage to BS 8301.

Soakaways:-
Surface water to discharge into soakaways, a minimum of 5000mm away from any building. Soakaways to be 1200mm diameter and filled with rubble. Pipe to discharge into centre of soakaway.



BLOCK PLAN 1:500

DETERMINED PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
23 JUL 1998
Ref: 757/98

revision	date	init	revision details

COOPER ARCHITECTURAL DESIGN
BROMHOLM, HOCKLESGATE,
FLEET, SPALDING, LINC'S PE12 8LF
Tel/Fax : 01406 423782 Mobile 0410 280892

Client
MR. S. ROOSE

Project.
REPLACEMENT BUILDING AT
6 BANBURY CLOSE
SPALDING
LINCS.

Drawing.

Scale	Drawing No.
1:50 1:100 1:1250	
Date. JUN 98	Drawn.