

Rel AZ

DURING RE ROOFING OF PROPERTY
INSTALL 250mm GLASSFIBRE
INSULATION TO ROOF VOID.

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HEALTH & SAFETY.
The Employer / Client shall ensure that the selected contractor is conversant 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 Independent 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.

FIRE ALARM SYSTEM TO BE IN ACCORDANCE WITH B.S. 5839

- | | |
|---|---|
|  | PUSH BAR TO OPEN SIGN |
|  | ABC POWDER EXTINGUISHER (6kg) TO B.S. EN5 |
|  | WATER FILLED EXTINGUISHER (9litre) TO B.S. EN5 |
|  | EMERGENCY LIGHTING TO B.S. 5266 pt1. |
|  | EMERGENCY EXIT SIGN TO B.S. 5499 pt1.
100mm HIGH LETTERING |
|  | SMOKE DETECTOR |

A	ACCESS DOORS TO OPEN IN	JAN '04
ref:	regulation	date

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Project
PROPOSED TAKE-AWAY
20 BRIDGE STREET
SPALDING
LINCOLNSHIRE

Client
MR & MRS D. WRIGHT

Drawing

FLOOR PLANS

DETERMINE
PLAN

Job Ref.	Drawing No.
817-03	01-A
Date	Drawn
NOVEMBER '03	J.C.

Scales
1:50

DO NOT SCALE FROM THIS DRAWING
This drawing is copyright and may not be abstract, traced, photographed or used for any other purpose without the permission of the Architect, to which it is loaned.
The General Contractor is to check all dimensions on site and report any discrepancies to the Architect.
All details shown on this drawing including foundations are based upon typical site conditions relative to the area. No responsibility can be accepted for abnormal conditions which may be discovered during construction unless reported to the Architect so that design amendments may be considered. Site soil survey is recommended for foundations to establish specific soil conditions.
Replication by the foundation work is prohibited.



HOT WATER AND SPACE HEATING.
Provide Gas fired combination boiler (min SEDDUK 82K) with vertical fan assisted balanced flue. Fit durable wire guard externally to boiler flue. Provide timer switch, suitable zone and boiler control interlocks, fit thermostatic control valves to all radiators, Hot water system to be thermostatically controlled with timer switch.
Heating Engineer to provide L / A Building Control with a suitable Commissioning Certificate in accordance with that published as part of the Benchmark Code of Practice upon completion. And operating and maintenance instructions for owner / occupier

SMOKE DETECTORS.
Provide ceiling mounted man operated self-contained smoke alarms to B.S. 5446: pt.11990 in positions shown on plan. Where more than one detector is to be provided they will be interconnected. All permanently wired to a separate fused circuit at distribution board.

GENERAL
All electrical installations to be in accordance with the latest I.E.E. Regulations.
Provide hot & cold water supply to all wash basins.
All electrical switches, socket outlets, telephone and T.V. points to habitable rooms to be positioned at appropriate heights between 450mm & 1200mm from F.F.I.

VENTILATION.
Provide mechanical ventilation by Wall/ Ceiling mounted
mechanical extractor fans as follows.
Kitchens 10 - 15 Air changes per hour.
W.C. 6 - 10 Air changes per hour
with 15 minute overrun.

Offices 4 - 6 Air changes per hour.
Storage 3 - 6 Air changes per hour.
Eating Areas 8 - 10 Air changes per hour.
Buildings where Air conditioning is to be installed a detailed design is to be carried out by a specialist contractor and appropriate design certification provided.

STAIRCASE & BALUSTRADE
Construct internal staircase 800mm clear between hand rails, Risers between 150 < 170mm max. Goings 250 < 280mm max. In accordance with BS 5395:1977. All nosings to be distinguishable by the use of contrasting finishes. Handrails to be minimum 900mm high above pitch line, Gap between balusters not to exceed 99mm. Hand rail and balustrade to be capable of resisting the appropriate load specified in BS 6599:Pt 1
Balustrade to be minimum 1100mm high

FIRE DOORS.
All doors to be min. 858mm wide and have 30 minute fire resistance and fitted with self closers. All frames/ doors to have intumescent strip fitted. All office doors to be fitted with vision panel, of a.w.p plate glass to Class C of B.S. 6206.

EMERGENCY EXIT DOORS.
All doors to be min 858mm wide and fitted with panic latch. Doors to be operable to 180 degrees.
Provide 'Push Bar to Open' sign on door. Emergency Exit sign over to B.S. 5499 pt1

FULL DRAINAGE
Full drainage pipes must be 110mm dia. (UPVC, to B.S. 4560/1985) readily joined and laid to makers' instructions to a fall of 1:70 head and surround with 100mm pipe jacket. Where pipes under floors measure 150mm pipe diameter. Where pipes under drains surround with 150mm pipe diameter with flange joints to correspond with joints in pipe work. Provide 65 x 100 pre-stressed concrete lintel bridging where pipes pass through walls, provide compressible filter around pipes, opening masked both sides of wall with rigid sheet material and mastic seal to prevent entry of air. Soil and vent pipes 110mm dia. (UPVC to B.S. 4549/1985) and to extend 900mm above window level, terminating with wire braid. Waste pipes to be generally 40mm dia. If over 3.0m run increase to 50mm dia. At PVC to BS. 5294/1979 connection with rodding eyes at every change of direction. Plaster and sink to have 75 deep steel traps. All redundant drains to be grubbed out or filled with lean-mass concrete. Condensation drainage from boiler flues to discharge via min. 25mm diameter pipe with trap and 75mm diameter trap. Alternately, if additional space should be provided externally to provide the required seal, an air gap should be provided between the boiler and the trap.

LIGHTING:
Provide "Stimens" or similar approved fluorescent lighting fixed at ceiling level, to provide an initial efficacy averaged over the whole office area, of not less than 40 lumen/m² (40 foot-candles) – or can/wall to be controlled by manual switch not more than 8.0m from entrance or by means of movement sensors.

The following lighting levels are recommended:

Offices	300Lux at work surface
level	
Storage areas	150Lux at vertical
plane	
Waiting Areas	200Lux at table level
Toilets	150Lux at floor level
Corridors	120Lux at floor level

Provide emergency light fittings with full tube conversion
in positions shown on plan all to B.S. 5266 ptl.

GLAZING:
Double glass property throughout with timber / p.v.c.u windows (minimum 16mm air gap to all units with Low E⁺ O1 Glass) max U value 1.9 W/ sq.m, K excluding garage. All glazing between f.f.l. and 800mm high and between f.f.l. and 1500mm high in doors and side lights to be safety glass to B5, 6206. All windows/ doors to be draught sealed, large areas of glazing to receive manifestation of etched logo's at 1.0m above f.f.l.



RE-ROOF. Strip off existing roof covering and battens. Check all existing timbers and replace defective members as required. Fit new 19 x 38mm treated softwood battens on under felt to B.S. 747 (type 1F) in all cases lapped by 150mm both horizontally and vertically. Re-lay existing roof covering. Alternatively supply and lay Blue/Black riven edged Fibre Cement Slates. To clients instructions.

FLAT ROOF CONSTRUCTION.
Strip off existing roof covering lay 12mm white spar
chippings bedded on 3 layers Glass Felt 30 roofing
felt, on Celotex IP2075 Tempdek decking on
existing joists.
Felt to be dressed up existing walling min 150mm.



ALL EXISTING CEILINGS TO BE CHECKED
ON SITE FOR FIRE PROTECTION. IF
DEEMED UNSATISFACTORY, UNDERDRAW
WITH 12.5 mm GYPROC FIRELINE BOARD
AND SKIM

ALL ACCESS ROUTES
TO BE KEPT CLEAR
OF FURNITURE



DETERMINE
PLAN