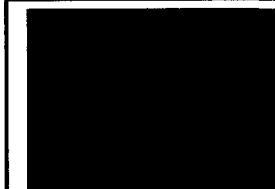




SHDC
Planning & Development

18 JUL 2002

By 0836/02



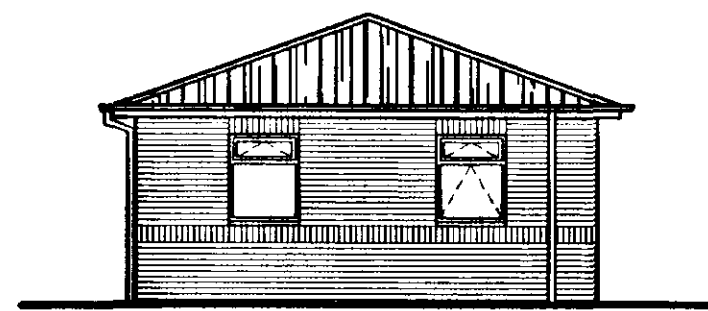
Council Offices, Priory Road, Spalding,
Lincolnshire PE11 2XE

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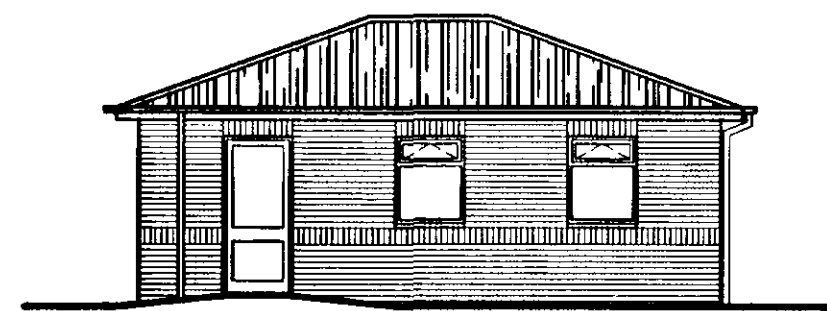
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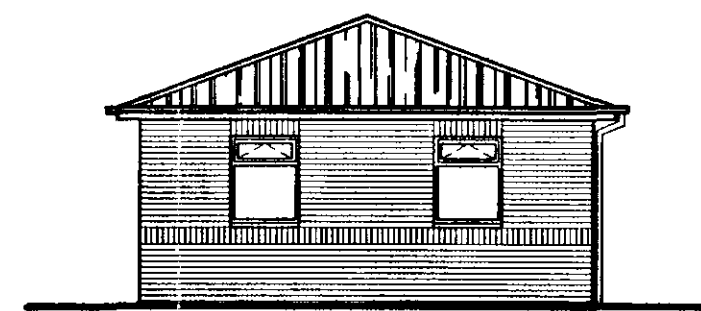




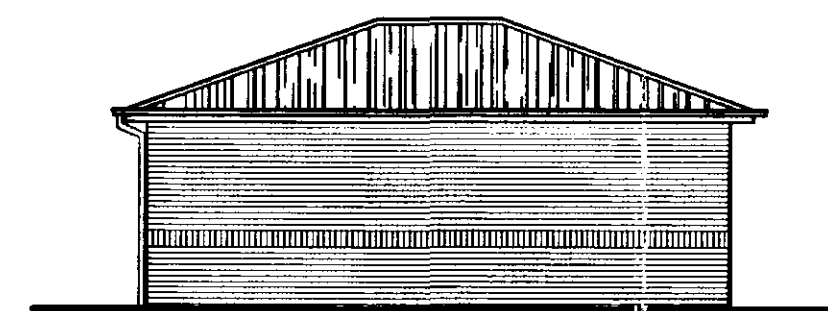
NORTH ELEVATION 1:100



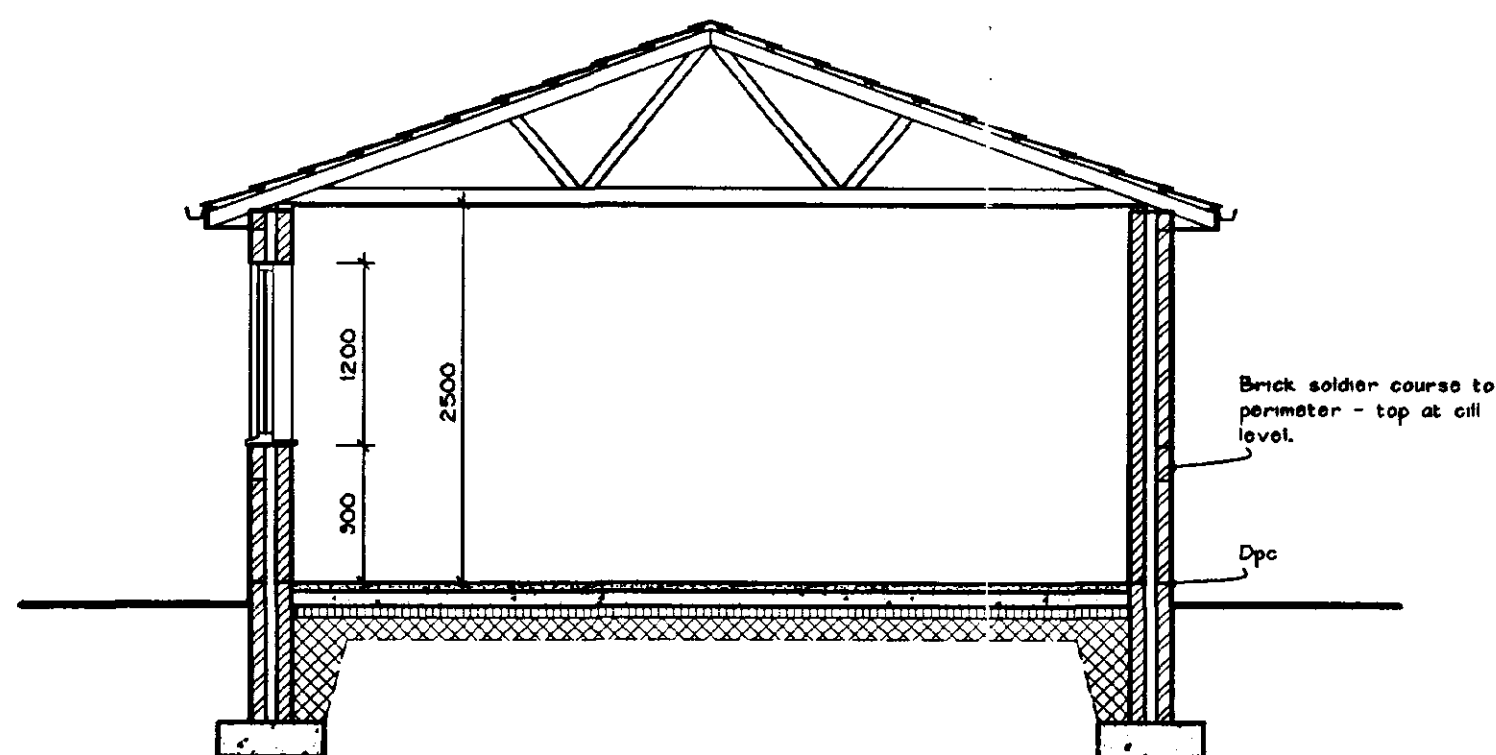
EAST ELEVATION 1:100



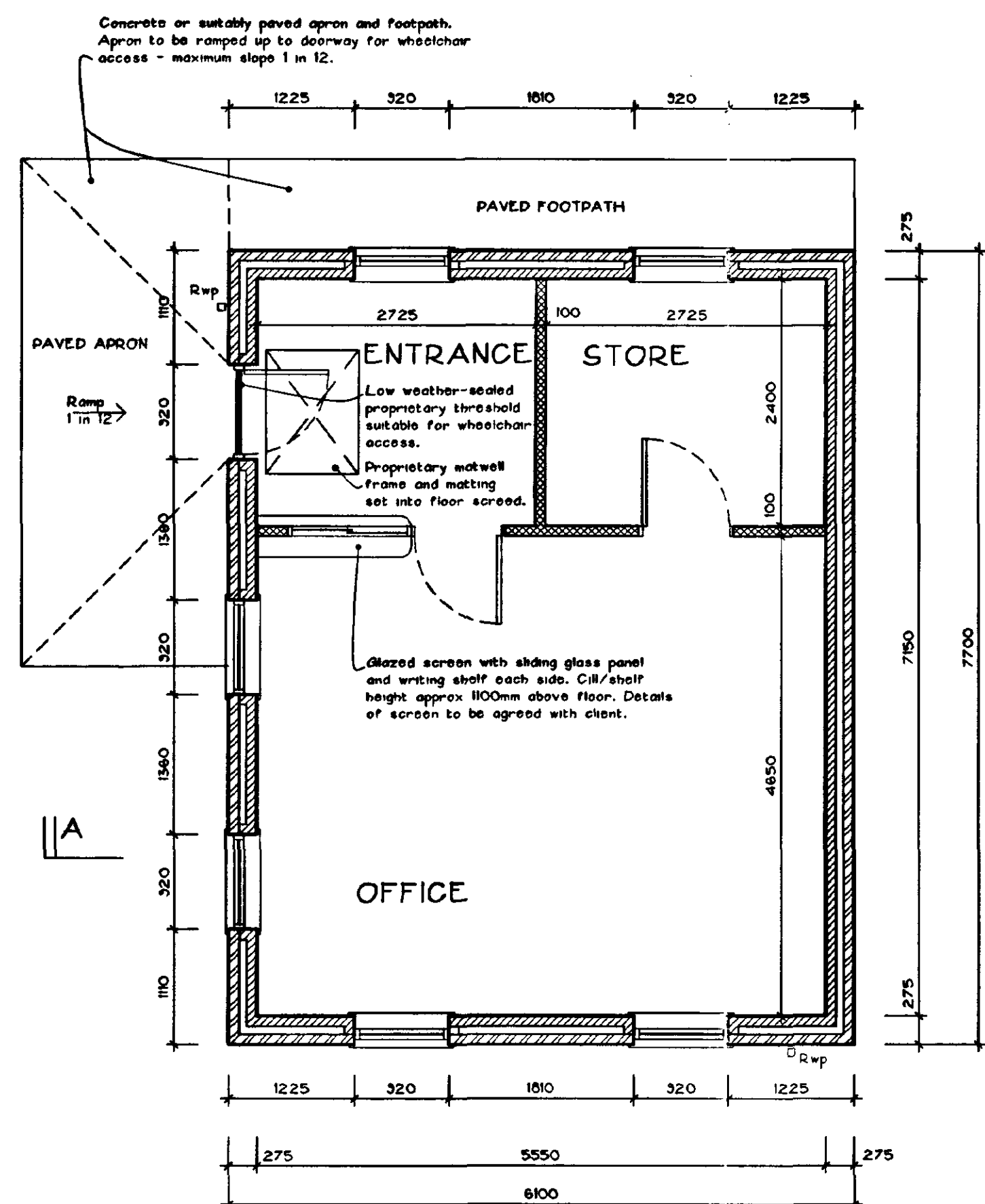
SOUTH ELEVATION 1:100



WEST ELEVATION 1:100



SECTION AA 1:50



FLOOR PLAN 1:50

SPECIFICATION NOTES

FOUNDATIONS

To be 600 x 225mm deep mass concrete to external walls. Underneath to be founded at minimum 750mm below external ground level or minimum 1000mm if shrinkable subsoil is encountered. Final depth to be agreed on site with Local Authority Building Control Officer.

Concrete to be general grade of foundation mix - GEN 3 to BS5328.

GROUND FLOOR CONSTRUCTION

To comprise 50mm sand/cement screed on 100mm thick IC20 grade mass concrete floor slab on vapour barrier on 100mm thick 70lbite 70lbite 100 Flooring grade insulation on 1200 gauge polythene membrane with 150mm laps and turned up at all edges and lapped with wall dpc all on 25mm minimum thickness sand blinding on 150mm minimum thickness well rolled and consolidated hardcore base.

NOTE: Vertical upstands of insulation to be provided to all edges of concrete slab in strict accordance with manufacturer's instructions.

EXTERNAL WALL CONSTRUCTION

275mm thick cavity wall to comprise 100mm external skin in 'Buff' coloured facing bricks to be agreed, 75mm cavity infilled as work proceeds with 'Dritherm' or similar insulation bats, 100mm internal skin of 'Calcon' insulating blockwork with 15mm thick dense plaster finish internally.

Leaves of cavity wall to be tied together with galvanised wall ties at 300mm horizontal centres and 450mm vertical centres 1300mm vertical centres where next to an opening.

Joints and ends to be closed by inserting proprietary insulated cavity closers.

Cavities to be sealed at highest point.

Bituminous based damp proof course to be built in 150mm minimum above outside ground level. To be stepped up as necessary adjacent to door openings where outside ground paving level rises to floor level.

Cavities to be filled with weak mix concrete to ground level and top played to shed water outwards.

Dado level brick soldier course to be built in to perimeter of building immediately below sill level.

Brick soldier course to be built in over all window and door openings.

WINDOWS AND EXTERNAL DOOR

Windows and door to be constructed from White Upvc frames with a 'U-value' of 2.0w/m²K.

Glazing to be double glazed sealed units using 'Pilkington-K' glass with a minimum gap of 16mm between glass layers and having a 'K' value of 0.05.

Main Office windows to incorporate controllable trickle ventilators providing background ventilation at the rate of 400m³/m² of floor area.

Main Office windows to have a combined operable area equalling a minimum of 1/20th of the floor area.

No window in North Elevation as shown, to have lower top opening light for additional ventilation and alternative means of escape. Opening size to be not less than 450mm high and 450mm wide. Bottom of operable area to be no more than 100mm from the floor.

Any glazing below 800mm above floor level (ie in critical locations) to be laminated or toughened safety glass in accordance with BS6206.

LINTELS

To be IG type 'L1/S 75' or similar insulated galvanised steel lintels in external cavity walls with cavity tray over and 150mm minimum bearing.

ROOF CONSTRUCTION

To comprise 'Redland Stonewall' concrete interlocking roof tiles (colour - Tudor Brown) all fixed in accordance with BS 554 : 1975 on 30 x 25mm treated softwood battens gauged to suit tiling on unstarboard trussed rafters at 600mm centres (hip construction) - Roof pitch 20°.

Manufacturer's roof truss layout and calculations to be submitted to the Local Authority for approval prior to installation.

Trussed rafters to be designed, braced and fixed in accordance with BS5268:Part 3:1995.

To be fixed at eaves level with galvanised steel clips on 100 x 50mm softwood wallplate bedded in mortar.

Diagonal bracing to be provided to full length of roof in plan of rafters and ceiling ties to BS5268:Part 3:1995.

Timber runners to be provided at all truss node points for full length of roof.

Overhang soffit approx 300mm wide, to comprise white Upvc fascia and soffit board fixed to softwood noggin as necessary.

Roof space ventilation to be provided by means of a proprietary cavity ventilator in overhang soffit equivalent to a 25mm minimum continuous air gap and proprietary ridge vent tiles to match roof tiles equivalent to a 5mm minimum continuous air gap.

250mm minimum total thickness quilt insulation to be laid in roof space in two layers - first layer between ceiling ties and second layer at right angles to first over ceiling ties.

Note: Roof and wall insulation to be continuous with no gap between.

WALL AND ROOF BRACING

External walls to be strapped to roof at eaves level with 30 x 5mm cross-section galvanised mild steel anchor straps fixed to wallplate and blockwork inside cavity all at 2000mm maximum centres. Timber noggin to be provided under straps where necessary.

INTERNAL PARTITIONS

To comprise 70mm 'Gyproc' metal stud partition clad both sides with 12.5mm 'Gyproc' wallboard with joint treatment and skim coat plaster finish all in strict accordance with British Gypsum instructions.

INTERNAL DOORS

To be 850 x 1950 x 44mm thick solid core flush doors for painting hung in softwood rebated frame on one and a half pairs of 100mm heavy duty steel hinges.

Ironmongery and locking arrangements to be to client's requirements.

FLOOR FINISHES

To be carpet to Main Office and sheet vinyl elsewhere all to client's requirements.

Ceilings

To be 12.5mm plasterboard throughout including vapour barrier fixed to underside of ceiling ties all with taped joints and skim coat plaster or 'Arctex' finish to client's requirements.

Timber noggin to be provided to all unsupported joints in plasterboard.

SKIRTINGS AND ARCHITRAVES

Skirtings to be 125 x 15mm square edged softwood with 6mm chamfer.

Architraves to be 50 x 15mm square edged softwood with 6mm chamfer to both edges and mitred at all corners.

SHELVES AND NOTICE BOARDS

To be provided and installed to client's requirements.

PAINING AND DECORATING

All areas to be prepared and decorated as follows:

Woodwork and doors - Two undercoats
Two glass coats

Walls - One mist coat
Two coats vinyl silk emulsion

Colours to be agreed.

ELECTRICAL INSTALLATION

To be carried out in strict accordance with the latest edition of the IEE regulations. Socket outlet and lighting positions all to client's requirements.

SMOKE DETECTION

Mains operated self-contained smoke alarms to be ceiling mounted in Office, Store and Entrance. All to be interconnected so that detection of smoke by any one unit activates the alarm in others.

Self-contained smoke alarms to be permanently wired to a separately fused circuit at the distribution board. Installation to conform to the latest edition of the IEE Regulations.

Fixing of smoke alarms should be not less than 300mm from any wall or light fitting and should be positioned to facilitate routine maintenance.

Occupants to be provided with information on use of equipment and its maintenance.

HEATING

To be wall mounted electric convactor heaters.

DRAINAGE

UNDERGROUND DRAINAGE PIPES

Surface water drains to be 110mm Upvc to BS4680 laid to self-cleansing gradient with proprietary self-seal joints, bedded and surrounded in 150mm minimum thickness of 10mm pea gravel to maintain flexibility.

SOAKAWAY

Storm water pipes to drain into soakaway constructed to CP501 minimum 6000mm from any building. To be 1250 x 1250 x 1250mm deep filled with rubble to within 450mm of ground level and overlaid with polythene sheet and backfilled to ground level to match surrounding area.

RAINWATER GOODS

To be White Upvc to BS 4576 : Part 1 and installed in strict accordance with manufacturer's instructions.

Gutters to be square section securely fixed at eaves and laid to fall complete with all required outlet positions, stop ends etc.

Downpipes to be square section securely fixed to brickwork using proprietary clips and complete with all necessary offsets, swan necks and shoes etc.

EXTERNAL WORKS

All existing external paved and grassed areas where disturbed by the building works to be made good to match existing.

New concrete or paved apron and footpath to be provided to client's requirements bedded on 150mm well rolled, consolidated and blinded hardcore base.

NOTES

LIMITATIONS

This drawing is limited in the amount of information contained 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 alone.

DIMENSIONS

Do not scale from this drawing.

All dimensions are to be checked on site by the builder who shall take responsibility for measurements for construction and ordering purposes from commencement of site works.

Whilst every effort is made to ensure accuracy in dimensioning, measurements should be carefully checked to ensure compatibility with existing structures and features.

SUPERVISION

The works will not be supervised by Richard J Diggle or any representative thereof. It is the client's or their appointed agent's responsibility to control workmanship, substitution of materials, adherence to specification, variations to contract etc.

STANDARDS

All materials to be new unless otherwise stated and all components and materials etc. to be used, fitted and installed in strict accordance with manufacturers' instructions and relevant Code of Practice.

Materials shall conform to the appropriate British Standard Specification or BBA Certificate or European Code equivalent.

Preservative treatment to BS 5268 : Part A is to be carried out to all timber prior to delivery to site.

DETAILS / FOUNDATIONS

All details shown on this drawing including foundations, are based upon typical site conditions including soil of good bearing capacity.

Site soil surveys are recommended in respect of foundations to establish specific site conditions before foundation work is undertaken.

If adverse ground conditions are encountered, then the advice of a qualified structural engineer should be sought.

HEALTH AND SAFETY

The Employer / Client shall ensure that the selected contractor is conversant with and adopts all measures necessary to achieve compliance with Health and 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, and independent Planning Supervisor will be required.

SCOPE OF THE WORKS

The works comprise all that is shown on the drawings and details. Any work that may not be specifically shown, but may reasonably be inferred as necessary to carry out the works will be deemed to be included.

Questions

Richard J Diggle

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Client

M S WAYMAN & SON

Project

NEW OFFICE BUILDING

CHALK LANE
SUTTON BRIDGE

Drawing

DETAIL DRAWING

PLANS

SECTION

ELEVATIONS

Scale

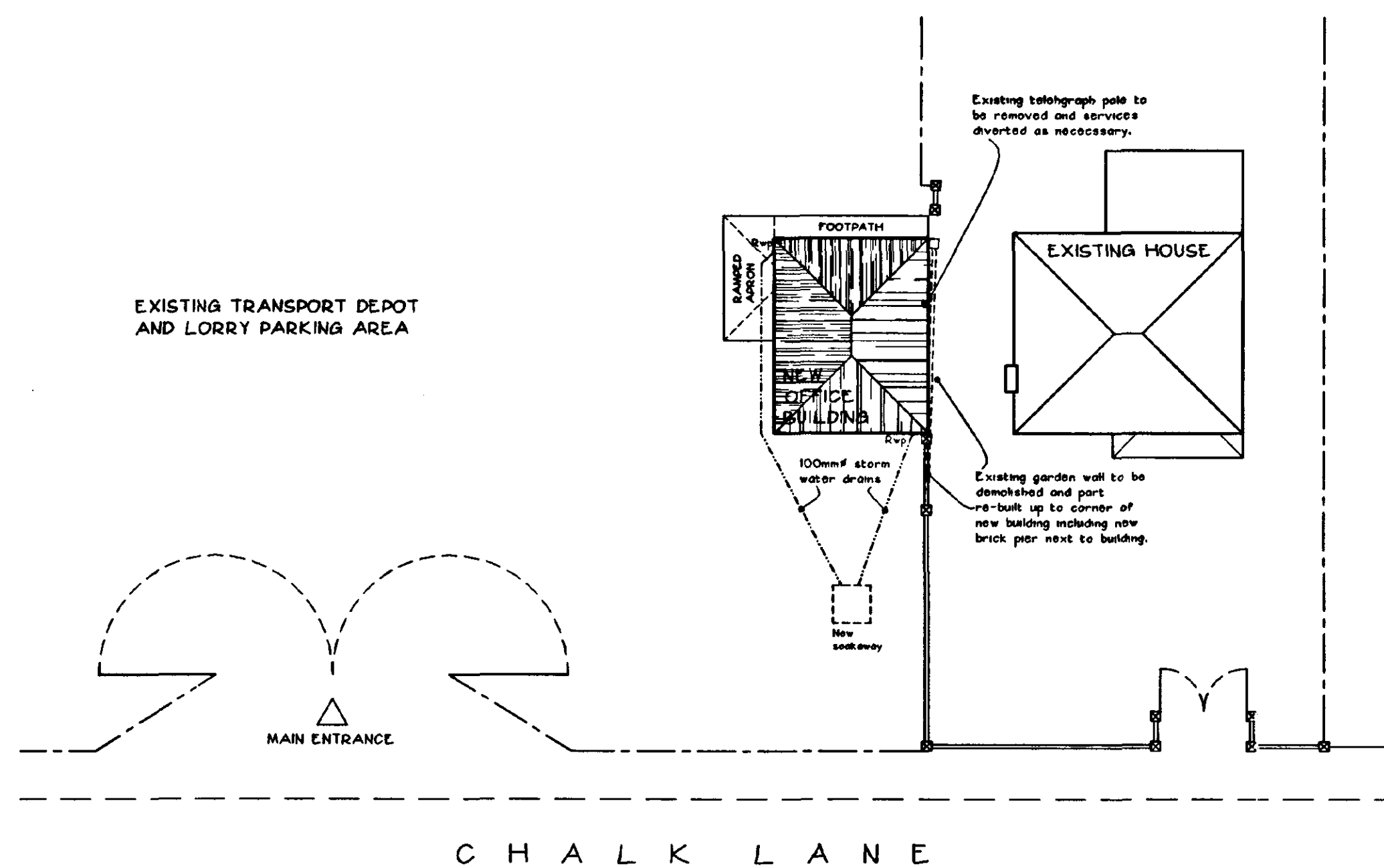
As shown

Date

12/07/2002

Drawing Number

354-01



SITE PLAN 1:200

DETERMINED
PLAN

Planning & Design
18 JUL 2002
Ref: 0836102