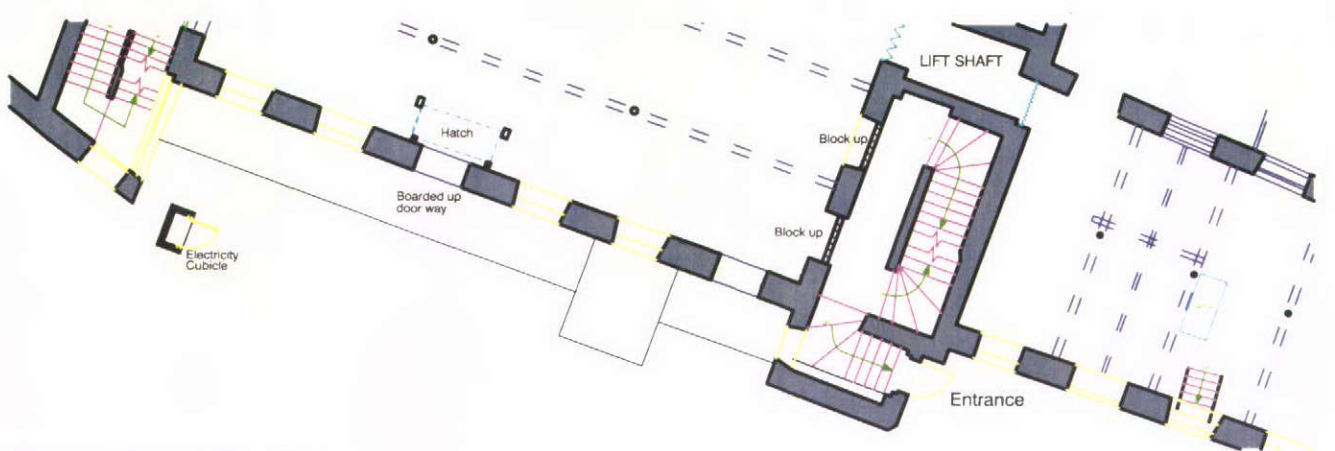
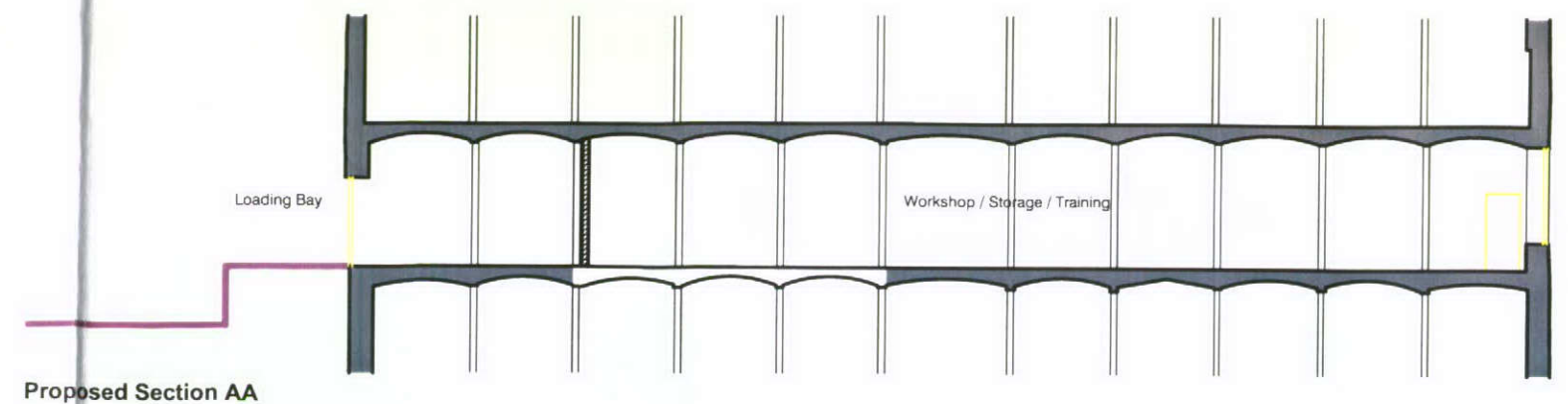


Proposed First Floor Plan



Proposed Ground Floor Plan



Proposed Section AA

Walls :
Walls - rub down, patch plaster and emulsion
Ceiling - rub down, patch plaster and emulsion

Internal Walls : 110mm thick British Gypsum "Gypwall Classic" stud wall construction. 2 x 15mm layers of WallBoard fixed to 48mm Gyframe "C" studs. Fit sound absorbent quilt between studs.

Floor : Carpet finish to office areas, slip resistant flooring to toilet and kitchen/Canteen areas. Floor finish to be laid on 18mm timber boarding, on 75 x 50mm timber battens. Fit 75mm rigid urethane insulation between timber battens. Workshop/Storage area to maintain existing concrete floor finish - patch where necessary.

Stairs :
Main Staircase : Existing stone staircase; handrails to be made good. Tread nosings to be painted to give contrasting brightness.
Escape Stairs : Existing steel framed escape staircase to be checked and made good.

Windows : Renovate, paint and glaze with clear polycarbonate sheeting.

Doors :
Entrance Doors : Hardwood doors with draught seals. Minimum door leaf clear opening 1000mm. Door to have maximum opening force of 30N up to 30° and 22.5N from 30° to 60° open, to satisfy A/D M1.
Internal doors : All internal doors to be minimum 800mm clear opening width to satisfy A/D M1, any doors across circulation routes to have vision panels to comply with Diagram 9 of A/D M. Any glazed doors and panels to have contrasting manifestations at 2 levels, 800 to 1000mm and 1400 to 1600mm. All door frames and ironmongery must contrast door finish and surroundings. Ironmongery to be usable with a closed fist and not cold to the touch. All doors to have maximum 30N opening force up to 30° and 20N from 30° to 60° opening.

Fire Protection :
Doors : 1 hr & 1/2 hour F.R. self closing doors to close into 25mm rebates fitted with intumescent strips.
Collars : Any pipes penetrating intermediate floor to be fitted with Qualifire collar or similar.
Internal walls : Walls to be continuous to the underside of the brick vaulted ceiling and fire stopped with rockwool.

Heating : Heating to be provided by electric wall mounted heaters to offices and warm air blown system to Workshop/Storage.

Ventilation : The original opening lights of the windows will be operable after renovation.

Lighting : Lighting installation to be in accordance with Approved Document L : Controls paragraph 2.49, types paragraph 2.44 table 9.

Internal Drainage : 1000 pvc wastes from toilets, 380 pvc wastes from sink, 320 pvc wastes from wash hand basins. 75mm deep seal traps to all fittings.

Fire Protection :
① Smoke detector installed to B.S. 5839 Part 1.
② Heat detector installed to B.S. 5445.
③ Manually operated electric fire alarm system, with break glass actuation point, to B.S. 5839.
④ Emergency lighting installed to B.S. 5266 Part 1 1988.
⑤ Sounder to provide 65dB(A) of sound pressure or 5dB(A) above background noise, whichever is greater.
⑥ 9 litre water/gas type fire extinguisher.
⑦ FD30S - 1/2 hour fire resistant self closing door where 25mm rebates, intumescent strips/smoke seals. "FIRE DOOR KEEP SHUT" notice on both sides.
⑧ "FIRE ESCAPE" sign.

All signs to be in accordance with B.S. 5499 Part 1 1990 and the International Symbol of Access. Doors on escape routes to be operated without the use of a key.

ACCESS TO AND USE OF BUILDING
Switches and Sockets : To be between 450mm and 1200mm from finished floor level (in accordance with Section 8, Diagram 22 of Approved Document M.
Columns : Contrasting finishes to all columns that can be walked into.
Fire Alarm : Fire alarm to have audible and visual warnings.

