**Clarification Notes to be read in conjunction with the Drawings**

**1649/C/01**

Proposed surface water drainage to be taken to a new soakaway to the southwest of the new extension (minimum 5 metres away). Not to be constructed on the Football pitch.

Trapped gully to be connected to surface water drainage run adjacent to the head RWP to drain the surrounding hardstanding area.

**1649/C/02**

Roof tile vent for WC extractor fan duct to be located on pitched roof (not flat roof).

SVP to terminate through the pitched roof with an appropriate tile vent.

Please ignore any references to ‘dwelling’, Part P, Domestic Building Services Compliance Guide and any other inappropriate terms but substitute nondomestic standards. Approved Document F (Volume 2) ‘Ventilation for Offices’ guidance should be followed.

An additional mains operated smoke detector and alarm should be installed in the WC area and interconnected with the one in the main room.

For tender purposes please price for a full-length laminate worktop with inset stainless steel sink, together with a low level cupboard. The client will supply a fridge.

Heatstore 1.8kW Hand Dryer (HS5610) with associated electrical supply to be provided in the WC.

For tender purposes please put in a **PC Sum of £5,000** to cover floor tiles throughout, wall tiles to 1.5m height in WC and Refreshment Area recess and washable paint to remaining walls, ceiling, skirting boards and any appropriate architrave.

Ground Floor construction. 75mm cement/sand screed should incorporate D49 mesh with the heating pipes laid on top of the floor insulation. Specific details of preferred system to be provided.

 Please note that the STRUCTURE PLAN confirms that a foundation excavation depth of 1300mm below ground level should be assumed for tender purposes.

**1649/C/03**

EAVES DETAIL E1 – Timber wall plates above main steel to support roof trusses to be 50 x 150mm.

EAVES DETAIL E1 – Construction details will be required of the means of ensuring that the windows will not be adversely affected by the deflection of the steel (approximately 15mm for Dead Load and 5mm for Live Load).

THRESHOLD DETAIL A1 – A combination of DPC and DPM will be required from the threshold down to beneath the floor insulation so as to prevent moisture penetration from the outside ground and ramp.

SECTION A-A – Please note that WC ‘packed out’ stud wall has inadvertently been omitted from the section.

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WP1 – Please note that the ‘windposts’ will extend all the way up to the underside of the main structural steel after being fixed at the base to the suspended floor blocks.