

SPECIFICATION

Materials and Workmanship

Generally all materials and workmanship shall be selected and carried out in accordance with relevant and current British Standards and/or codes of Practice. In any eventually all work shall be fit for purpose.
All works to be carried out in accordance with the Construction Design and Management Regulations (CDM) and the Contractor shall perform the role of Principal Contractor as defined by the Regulations.

Flat Roof Areas: (To achieve minimum 1.8Wm 2K heat loss).

Timber joists to size, centres and specification to specialist requirements. 140mm thick PIR insulation on 22mm ply decking, on 50mm wide treated timber firrings, laid to provide min. 1.40 finished fall to gutters (as indicated on roof plan), fixed to manufacturers details. Fully adhered Sikka RVF single ply waterproofing membrane 1.8mm thick, colour Dark Grey, on Glasden 30 AP Elast vapour control layer laid in cold applied adhesive - all by Danosa.
Danosa Perimeter/Eaves trim 50x100, (100mm visible depth) colour Dark Grey where required/necessary.
Include for all Danosa standard upstand flashings and any lead flashings into side and adjacent walls as necessary.
"Merlin Grey" BS18B25 polyester powder coated "deep flow" aluminium gutters and matching rainwater down pipes.
Include for Fascia / Gutters / Rain water pipes., all to match existing building.

Ceilings:

Install new ceilings, all as specified on Ceiling Layout drawing and Finishes Schedule, including new suspension systems, grids and ceiling finishes indicated.
Include for making good back to existing walls/ceilings. Include for ceiling access hatches for M&E maintenance.

External Cavity Walls: (To achieve minimum 0.22wm2K heat loss)

New external cavity walls to be facing brick outer leaf (bsstock "Leicester Multi Red Stock", laid stretcher bond with bucket handle joints and natural sandy colour mortar. 130mm cavity with Rockwool full-fill insulation and retaining clips to wall ties, 140mm 3.5KN/mm2 block inner leaf with 13mm two coat plaster (or do/dab) and finished as Finishes Schedule.
Stainless steel twist type wall tie, straps and re-inforcement in walls all in accordance with Engineers details.
Monaflex membrane DPC/DPM carried across cavity min. 150mm above external ground level, with cavity trays built in over. Serene Stone reconstituted stone, colour "Portland", lintels, cills, copings, kneelers, etc.
Insulated cavity closers to reveals, complete with vertical dpc, additional lintels to specialist requirements, with 150mm min. bearings each side and dpc cavity tray and weep holes over.

External Windows/Screens:

New external window/screens, as indicated on Plans, Elevations and Window Schedule to be thermally broken powder coated aluminium frames (semi-gloss "Merlin Grey" BS 18B25), with mastic pointing seal externally and silicone seal internally. Glazing/panels to be as specified on Window Schedule and to achieve minimum 1.6 wm2K heat loss and to be safety glass to BS 6206 to any glazing below 800mm or 1500mm adjacent to and in doors.
Opening windows to be fitted with ironmongery stated on Window Schedule.

Joinery:
New sw timber/rndf skirting, architrave's, door linings and window cills in accordance with Finishes Schedule.

Ground Floor: (To achieve minimum 0.15 wm2K heat loss)
Minimum 75mm sand/cement screed, 500 gauge polythene vapour control layer, 75mm Cellex FF4000 floor insulation board, with 25mm vertically to external walls, concrete beam and block flooring (by specialist supplier).
Monaflex Reflex Super dpm/radon barrier turned up sides, taken across full width of cavity, lapped with dpc in walls and with all joints sealed.
Concrete over slab to ground under floor void (or weed barrier/weed killer). Proprietary telescopic cavity wall vents and air bricks to cross walls to ensure ventilation to under-floor void (at 1.8m centres to entire perimeter) Floor finishes in accordance with Finishes Schedule.

Foundations:
Concrete pad/trench foundations to widths, depths and levels to Local Authority Building Control Officers approval on site.

Services:

Below Ground Drainage:
Foul Water Drainage - no works, existing retained.
Storm Water Drainage - connect new mps to existing underground drainage

Above Ground Drainage/Wastes:
no works, existing retained.

Heating:
To specialist sub-contractor M & E details/drawings and specifications.

Electric's:
To specialist sub-contractor M & E details/drawings and specifications.

Fire Precautions:
Fire Alarm/Detection System:
To specialist sub-contractor M & E details/drawings and specifications.


Emergency Lighting:
See M & E Consultants details/drawings and specifications.

Fire Extinguishers and Fire Signage:
Quantity and location to be agreed between Fire Specialist and Client and supplied and installed by Clients contractor, fire extinguishers to BS 5306 and to be hung on wall brackets with extinguisher handle 1000mm above floor level and signage to comply with BS 5499 Part 1 and all escape signage with EEC Directive 92/58.

Security System:
To specialist sub-contractor M & E details/drawings and specifications.
Hot /Cold Water:
To specialist sub-contractor M & E details/drawings and specifications
Mechanical Ventilation:
To specialist sub-contractor M & E details/drawings and specifications

Revisions:
C01 CONSTRUCTION ISSUE 19.07.22 JB/OB

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CAFE EXTENSION
MOULTON COMMUNITY CENTRE

SPECIFICATION NOTES

Status	Preliminary		
Drawn by :	AHO	Checked by :	OB
Date	JUL Y 2022		
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