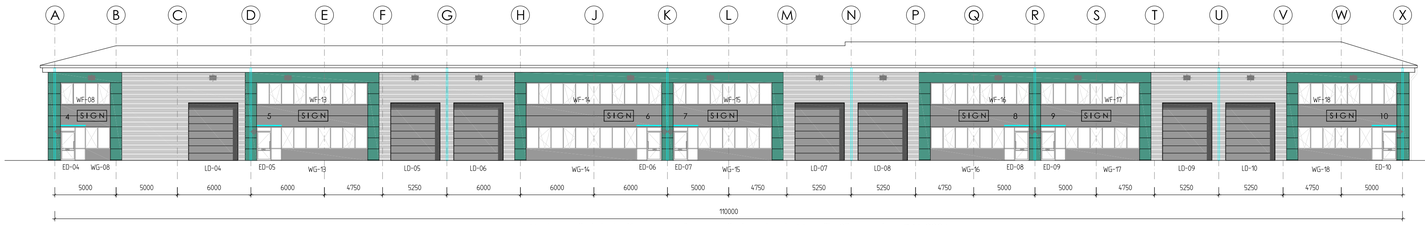
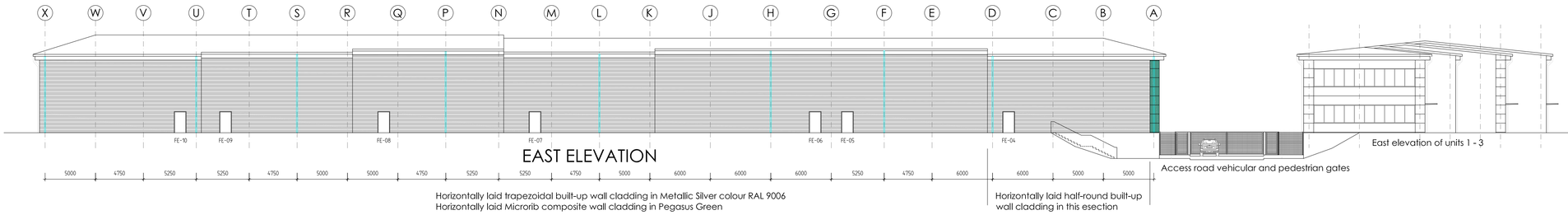


WEST ELEVATION

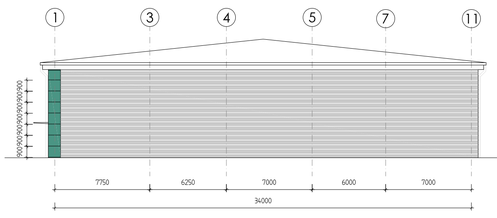
Horizontally laid half round built-up wall cladding in Metallic Silver colour RAL 9006
Horizontally laid Microrib composite wall cladding in Pegasus Green
Horizontally laid Microrib composite wall cladding in Grey Aluminium RAL 9007



EAST ELEVATION

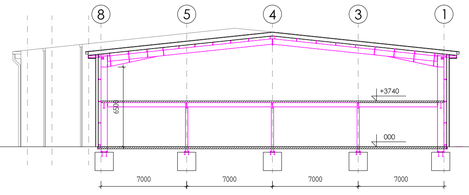
Horizontally laid trapezoidal built-up wall cladding in Metallic Silver colour RAL 9006
Horizontally laid Microrib composite wall cladding in Pegasus Green

Horizontally laid half-round built-up wall cladding in this esection

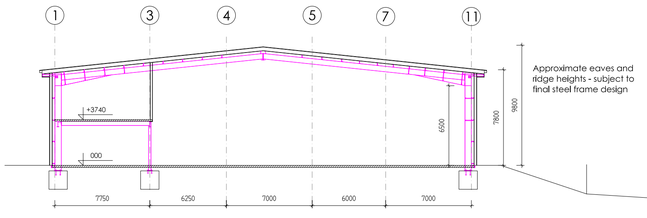


SOUTH ELEVATION

Horizontally laid trapezoidal built-up wall cladding in Metallic Silver colour RAL 9006
Horizontally laid Microrib composite wall cladding in Pegasus Green

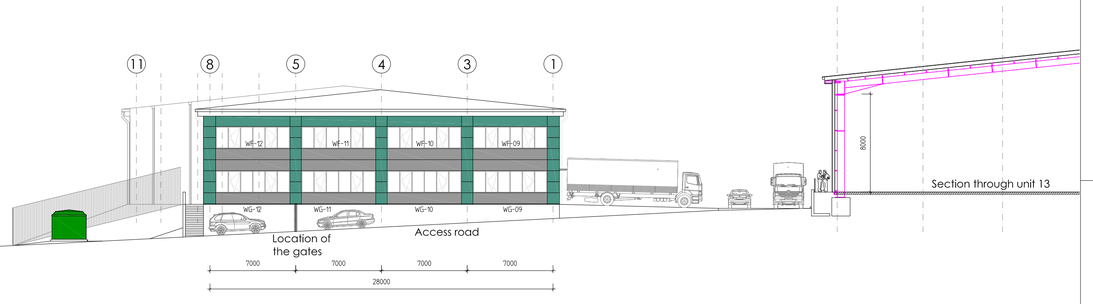


UNIT 4 SECTION



Approximate eaves and ridge heights - subject to final steel frame design

UNIT 10 SECTION



NORTH ELEVATION

Horizontally laid Microrib composite wall cladding in Pegasus Green
Horizontally laid Microrib composite wall cladding in Grey Aluminium RAL 9007

GENERAL NOTES:

The drawings should be read in conjunction with the NBS specifications and Employer's Requirements. Any discrepancy between the documents should be advised back to the Employer's Representative and the design team so that a corrected information is issued as an addendum.

When issuing tender information for sub-contractor pricing tender packages should include ER's and all architectural drawings and specifications to enable informed pricing that includes all the items necessary for the completion and integration of the works as required by the design. Incomplete information leads to incomplete pricing. Interfaces between various packages should be carefully considered to include for all the required items.

Contractor proposals should include a compliant tender with a list of VE items stated separately and including detailed specification and cost savings. Any exclusions should be clearly listed.

HEALTH, SAFETY & ENVIRONMENT

The following specific hazards have been identified through design risk assessment. The planning and execution of the works should take into account all usual and specific hazards. Hazards should also be taken into account in the maintenance, operation, decommissioning and demolition of the works.

Excavations (live services present on site, soft spots, hazardous material)
Deep excavations and works in trenches
Ground conditions may be unstable during excavation
Incoming services (electricity, gas, water, telephone)
Works and materials at heights externally (ext. walls, roof, window cleaning)
Works and materials at heights internally
Works around staircases and holes in slabs
Works in confined spaces
Use of small hand held equipment (drills, power screwdrivers, small cutters and saws.)
Use of large and specialist hand held equipment (shot firing fixing equipment, large drills, large cutters and saws.)
Use of large machinery (cranes, JCBs, ..)
Working with materials that give of dust, vapours and fumes (hardwood dust, paints, adhesives, varnishes, glues, mineral fibres, cement, ..)
Handling and installation of heavy and large elements (door planks, plasterboards, purlins, sheeting rails, roof panels, loading doors)
Handling of sharp elements
Noise from using large drills, shot firing equipment
Working with breakable elements (glass)
Slipping in wet areas
Window cleaning
Working adjacent to existing neighbouring sites
Below ground obstructions from previous buildings.

BOUNDARY CONDITIONS: - Intumescent paint the whole steel frame - no moment resisting bases. Steel frame to be protected to 60 minutes f.r.

Fire strategy:
- Each unit is a compartment (party walls are 1hr. f.r.)
- Each staircase is a compartment with fire doors
- First floors are fitted out
- Fire Exit signs on the drawing indicate FE doors / routes
- All escape distances are in accordance with Part B for industrial premises of normal risk
- All fire boundaries are shown on the drawings

For site plan see drawings 10 series
For staircase plans & sections see drawings 24 series
For plan details see drawings 25 series
For section details see drawings 31 series
For internal doors see drawings 32 series
For cores see drawings 24 and 75 series

Loading door widths are dimensioned as structural opening between steel channels. Clear widths between flashings are 150mm less (75mm insulation to jambs).

Fire escape door widths are dimensioned as structural opening between steel channels. Clear widths between flashings are 50mm less (25mm insulation to jambs).

Window openings widths are dimensioned as clear openings between cladding returns.

Party walls - 1 hour fire resistance
All party walls are 60 minutes fire resistant 200mm o/a stud plasterboard partitions with telescopic deflection head to u/s of roof. 3mm steel mesh to first 2.4m height of the wall.

Soffits of mezannines are not insulated because ground floor spaces can be fitted as offices by incoming occupiers. If the occupiers do not wish to fit additional offices on the ground floor they should fix additional thermal insulation to the mezzanine soffit.

First floors fully fitted out with carpeted floors, skirting trunking and suspended ceilings.

Walls to warehouse are fire compartment walls and for SBEM need to be 200mm o/a stud wall with 140mm thermal insulation and to extend to u/s of roof with deflection head detail.

Staircases are fire compartments
Staircase walls need to go to u/s of roof with deflection head detail or stop short of the roof with the fire rated ceiling.

0 5 10 15 20 25

Materials:

Profiled built-up roof cladding in HPS200 Goosewing Grey BS 10A05

Circular RWPs in Prisma Metallic Silver RAL 9006 or Prisma Pegasus Green to match adjoining cladding

Gutter fascia in Metallic Silver colour RAL 9006

Horizontally laid trapezoidal or half round built-up wa cladding and related flashings in Metallic Silver colour RAL 9006

Horizontally laid Microrib composite wall cladding in Pegasus Green

Horizontally laid Microrib composite wall cladding in Grey Aluminium RAL 9007

Coloured insulated loading doors in Grey Aluminium RAL 9007

Powder coated windows and curtain walling in RAL 9007

Fire escape doors in Metallic Silver to match claddir

Glazed spandrel panels

Tilt and turn opening windows

Building mounted floodlights

Main entrance f.e. lights

SIGN Signage panatrims with insert plate - 900 x 2440mm

7 Unit numbers - 450mm high

Tender

Rev D:

Rev C:

Rev B:

Rev A:

Rev A:
Notes
No dimensions are to be scaled from this drawing.
Contractors must verify all figured dimensions at the site before commencing any work or making any shop drawings.

Job
TRADE CITY
LUTON

Title
UNITS 4-10
ELEVATIONS & SECTIONS

Drg No KP-220 - 20 - 03

Date	Scale	Rev
7-2019	1:250 (A1)	-

Drawn	Checked	CDM Regs	P-Preliminary T-Tender	A-for Approval C-Construction

IAN C KING
ASSOCIATES - ARCHITECTS
5 St George's Court
131 Putney Bridge Road
London SW15 2PA
Tel: 020 8871 2022
E-mail: icka@iancking.co.uk
Web: www.iancking.co.uk
QVA BS EN ISO 9001 REGISTERED FIRM
IAN C KING Associates - Architects is the trading name of Garmony Ltd