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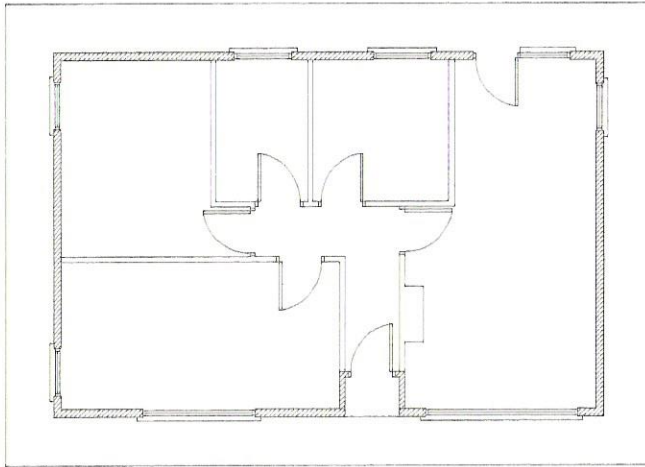
	Area sq m
Ground Floor	64.6
First Floor	—
Total	64.6

Date: May 2015
Drawing No: [redacted]
Drawn by: [redacted]
Scale: [redacted]
Revisions: [redacted]

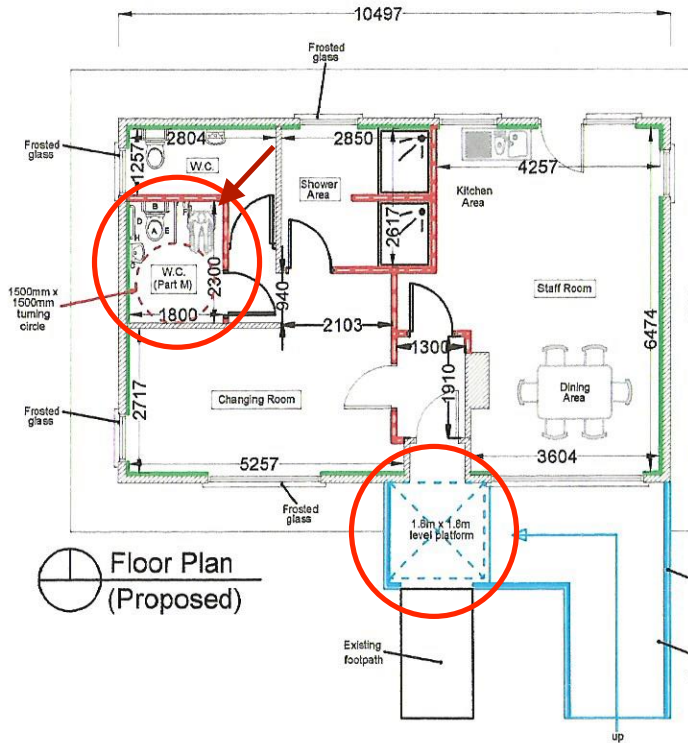
Project: Proposed Renovations and Alterations to Maintenance Staff Building.
Client: [redacted]

Existing Manhole

Existing Manhole



Existing Floor Plan



Floor Plan (Proposed)

* Clean out Building complete and remove damaged partitions.

* Insulate existing external walls using 42.5mm Kingspan Kooltherm K17/K18 Insulated Dry-lining Board.

* All Doors and partitions to have a 30 minute fire rating.

* Leave a 200mm gap between the top of the cubicle partition and the underside of the ceiling, between the W.C.'s only.

* Provide for a heat detector and a smoke detector in the Staff Room. Provide for a smoke detector in the Changing Room, all linked to the Fire Alarm System.

* Provide for an Intruder Alarm

* New studwork to be 75mm x 44mm, shown in Red.

* Existing walls shown hatched.

* Where any partitions are to be retained, any plaster slabs will be removed, and the partition will be re-slabbed and skimmed.

* All ceilings to be re-slabbed with foil-backed slabs and skimmed.

* 300mm insulation to be pumped into attic space.

* Complete unit to be re-wired for sockets and lights.

* Walls of W.C.'s and Shower Area to be finished with White-Rock, installed to manufacturers instructions.

* Provide for new Fire Alarm System.

* Kitchen Units: P.C. sum of €2000.

* Gas central heating, boiler in Kitchen, also fit Carbon Monoxide Alarm in this area. Link to main Fire Alarm.

* Provide for all new window and door units, PVC and double glazed.

* Radiators:
- 1 No. to Shower Area
- 1 No. to Toilet Area
- 2 No. to Changing Area
- 2 No. to Staff Area

* Provide new Disabled Access ramp, gradient 1:20.

* Provide for new PVC rainwater pipes, soil pipes, rainwater gutters, soffit and fascia.

* Take down existing Chimney slack to roof level, re-tille and make good.

* Connect to existing manhole at rear of building. Check if it is a combined system or just foul.

* Provide non-slip linoleum throughout with floor covering extending 100mm up to form skirtings. Allow for €30 per square metre.

* Except for areas covered with White-Rock, all other areas to be painted with moisture resistant paint, ie ceilings and walls.

* Plumbing:
New ware for 2 No. W.C.'s and Shower Area
2 No. W.C.'s,
2 No. W.H.B.'S
All disabled fixtures and fittings
2 No. Shower Trays with shower doors.

* Sockets:
- 2 No. to Changing Area
- 6 No. to Staff Area
(All double sockets)

* 2 No. shower trays and shower units.

* Lights:
- 1 No. to Shower Area
- 2 No. to Toilet Area
- 2 No. to Changing Area
- 2 No. to Staff Area
- 1 No. to Entrance Hall
- 2 No. External Lights

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