



Specification

for the

Alterations to Ash, Coral, Crystal & Onyx Wards, Luton

for

East London 
NHS Foundation Trust

Construction Issue

940-120B

C20 DEMOLITION

To be read with Preliminaries/ General conditions.

05 SURVEY

- Scope: Before starting deconstruction/ demolition work, examine available information, and carry out a survey of:
 - the structure or structures to be deconstructed/ demolished,
 - the site on which the structure or structures stand, and
 - the surrounding area.
- Report and method statements: Submit, describing:
 - Form, condition and details of the structure or structures, the site and the surrounding area.
Extent: 1st floor
 - Type, location and condition of adjoining or surrounding premises that might be adversely affected by removal of the structure or structures or by noise, vibration and/ or dust generated during deconstruction/ demolition.
 - Identity and location of services above and below ground, including those required for the Contractor's use, and arrangements for their disconnection and removal.
 - Form and location of flammable, toxic or hazardous materials, including lead-based paint, and proposed methods for their removal and disposal.
 - Form and location of materials identified for reuse or recycling, and proposed methods for removal and temporary storage.
 - Proposed programme of work, including sequence and methods of deconstruction/ demolition.
 - Details of specific pre-weakening required.
 - Arrangements for protection of personnel and the general public, including exclusion of unauthorized persons.
 - Arrangements for control of site transport and traffic.

10 EXTENT OF DECONSTRUCTION/ DEMOLITION

- General: Subject to retention requirements specified elsewhere, deconstruct/ demolish structures down to 1st floor

25 LOCATION OF SERVICES

- Services affected by the Works: Locate and mark positions.
- Mains services marking: Arrange with the appropriate authorities for services to be located and marked.

30 SERVICES DISCONNECTION ARRANGED BY CONTRACTOR

- Responsibility: Before starting deconstruction/ demolition arrange with the appropriate authorities for disconnection of services owned by those authorities and removal of associated fittings and equipment.

35 LIVE FOUL AND SURFACE WATER DRAINS

- General: Protect drains and fittings still in use. Keep free of debris and ensure normal flow during deconstruction/ demolition work.
- Damage: Make good damage arising from deconstruction/ demolition work. Leave clean and in working order at completion of deconstruction/ demolition work.

45 SERVICES TO BE RETAINED

- Damage to services: Give notice, and notify relevant service authorities and/ or owner/ occupier regarding damage arising from deconstruction/ demolition.

- Repairs to services: Complete as directed, and to the satisfaction of the service authority or owner.
- 50 WORKMANSHIP
- Standard: Demolish structures in accordance with BS 6187.
 - Operatives: Appropriately skilled and experienced for the type of work. Holding, or in training to obtain, relevant CITB Certificates of Competence.
 - Site staff responsible for supervision and control of work: Experienced in the assessment of risks involved and methods of deconstruction/ demolition to be used.
- 55 SITE HAZARDS
- Precautions: Prevent fire and/ or explosion caused by gas and/ or vapour from tanks, pipes, etc.
 - Dust: Reduce by periodically spraying with an appropriate wetting agent, or contain.
 - Lead dust: Submit method statement for control, containment and clean-up regimes.
 - Site operatives and general public: Protect from vibration, dangerous fumes and dust arising during the course of the Works.
- 65 STRUCTURES TO BE RETAINED
- Parts which are to be kept in place: Protect.
 - Interface between retained structures and deconstruction/ demolition: Cut away and strip out with care to minimize making good.
- 70 PARTLY DECONSTRUCTED/ DEMOLISHED STRUCTURES
- General: Leave partly in a stable condition, with adequate temporary support at each stage to prevent risk of uncontrolled collapse. Make secure outside working hours.
 - Temporary works: Prevent overloading due to debris.
 - Access: Prevent access by unauthorized persons.
- 71 DANGEROUS OPENINGS
- General: Provide guarding at all times, including outside of working hours. Illuminate during hours of darkness.
 - Access: Prevent access by unauthorized persons.
- 76 ASBESTOS-CONTAINING MATERIALS - UNKNOWN OCCURENCES
- Discovery: Give notice immediately of suspected asbestos-containing materials when discovered during deconstruction/ demolition work. Avoid disturbing such materials.
 - Removal: Submit statutory risk assessments and details of proposed methods for safe removal.
- 78 UNFORESEEN HAZARDS
- Discovery: Give notice immediately when hazards, such as unrecorded voids, tanks, chemicals, are discovered during deconstruction/ demolition.
 - Removal: Submit details of proposed methods for filling, removal, etc.
- 90 CONTRACTOR'S PROPERTY
- Components and materials arising from the deconstruction/ demolition work: Property of the Contractor except where otherwise provided.
 - Action: Remove from site as work proceeds where not to be reused or recycled for site use.

K10 PLASTERBOARD DRY LININGS/ PARTITIONS/ CEILINGS

30 METAL STUD PARTITIONS GENERALLY

- Manufacturer: British Gypsum
- Stud types: 70mm 70 AS 50 AcouStuds
- Centres 600 C/C .
- Linings: 12.5 WBP Plywood (inner)Outer layer 15mm Rigidur H.
- 25mm Isover Acoustic partition roll; (APR1200) to cavity
- Screw centres: 300mm generally, reduced to 200mm at external angles.
- Finishing: Skim coat as clause M20/50

40 DRY-LINING TO EXISTING WALLS

- General: Use fixing, jointing, sealing and finishing materials, components and installation methods recommended by board manufacturer.
- Plasterboards: To BS EN 520.
- Cutting plasterboards: Neatly and accurately without damaging core or tearing paper facing. Minimize cut edges.
- One layer 15 Rigidur H plasterboard. Board vertically without horizontal joints. Fix with Driwall adhesive.
- Finishing: Skim coat as M20/50.

45 LINING EXISTING CEILINGS

- General: Use fixing, jointing, sealing and finishing materials, components and installation methods recommended by board manufacturer.
- Plasterboards: To BS EN 520.
- Cutting plasterboards: Neatly and accurately without damaging core or tearing paper facing. Minimize cut edges.
- One layer 12.5 wallboard plasterboard. Fix through existing ceiling to support framework.
- Finishing: Skim coat as M20/50.

69 INSTALLING BEADS/ STOPS

- Cutting: Neatly using mitres at return angles.
- Fixing: Securely using longest possible lengths, plumb, square and true to line and level, ensuring full contact of wings with substrate.
- Finishing: After joint compounds/ plasters have been applied, remove surplus material while still wet from surfaces of beads exposed to view.

70 ADDITIONAL SUPPORTS

- Framing: Accurately position and securely fix to give full support to:
 - Partition heads running parallel with, but offset from main structural supports.
 - Fixtures, fittings and services.
 - Board edges and lining perimeters.

87 SEALING GAPS AND AIR PATHS

- Sealing: Apply sealant to perimeter abutments and around openings as a continuous bead with no gaps.
- Gaps between floor and underside of plasterboard: After sealing, fill with joint compound.

K32 PANEL CUBICLES/ DUCT AND WALL LININGS/ SCREENS

15 DUCT/ WALL LINING PANELS

Panels generally: 12mm Trespa Athlon double sided full height panels with square cut edges. Plain Colour range to shower/wc rooms as schedule, black edges of all panels to be chamfered to reduce ligature risk and polished. Panels to be fitted with pan head pin torxx stainless steel screws. Where access panels required these are to be independently removeable and secured with pan head pin torxx screws. Framework to be galvanised steel or treated softwood at contractors choice. Flash gaps to be finished in matt black laminate.

Contractor to provide full working drawings for CA approval prior to manufacture

20 INSTALLATION

- Programming: Do not install cubicles or duct panels before building is weathertight, wet trades have finished their work, wall and floor finishes are complete, and the building is well dried out.
- Accuracy: Set out to ensure frames and/ or panels and doors are plumb, level and accurately aligned.
- Modifications: Do not cut, plane or sand prefinished components except where shown on drawings.
- Fixing: Secure components using methods and fasteners recommended by the cubicle manufacturer.

L20 INTERNAL DOORS/ SHUTTERS/ HATCHES

10 NEW DOORSETS

For fire requirements see door schedule.

- Manufacturer: Kingsway Group, Unit 2 Teardrop Industrial Park, London Road, Swanley, Kent, BR8 8TS. Tel: 01322 610 470. Website: www.kingswaygroup.co.uk
 - Product reference: SWING Double Action Doorset
 - Door leaf:
 - Core: Solid Timber Tri-Laminate Core
 - Thickness: 44mm
 - Facings: Formica plain colour laminate Shade/Finish TBC
 - Lippings: 10 mm hardwood lipping all round.
 - Finish as delivered: Full factory finish.
 - Frame and architraves:
 - Wood species: Hardwood to meet density of 720kg/m³ and conform to EN942 J40 with FSC certification.
 - Finish as delivered: Satin lacquered hardwood.
 - Architraves: Hardwood 60 x 20mm Arch02 anti-ligature profile.
 - Fixing: Ensure there are no exposed voids to rear of architrave and frame.
 - Preservative treatment: Not required.
 - Glazing details (controlled vision panel):
 - Duralux privacy vision panel 865x315, with 10mm Trident Glass to the corridor side and 19mm Trident Glass to the patient side of the door. Key operation both sides.
- Glazing Details (Clear) see door schedule.
- Door hardware- see schedule
 - Continuous SS anti-ligature hinge, Primera Pinch Grip Pull Handles, Nightlatch lockcase , internal large Thumbturn Pull.
 - Fire rating: see schedule
 - Perimeter seals: Fire and smoke seal for FD30S - brush seals to be cut every 200mm and glued only to prevent use as a ligature.
 - Certification: To be supplied as complete doorsets under the BM Trada 'Q' Mark 3rd party fire certification scheme denoted by the relevant identification plugs in the door leaf.
 - Fixing: As per Kingsway fixing guide to maintain BM Trada 'Q' Mark certification.
 - Sealant - As per Kingsway BM Trada 'Q' Mark guide to achieve certification.
 - Antipick mastic to patient access areas to frame and architrave.

70 FIRE RESISTANCE

- Requirement: Specified performance to be the minimum period attained when tested for integrity in accordance with BS 476-22, BS EN 1634-1 or BS EN 1634-3.

75 FIRE RESISTING/ SMOKE CONTROL DOORS/ DOORSETS

- Gaps between frames and supporting construction: Filled as necessary in accordance with door/ doorset manufacturer's instructions.

80 SEALANT JOINTS

- Sealant:
 - Manufacturer: _____ .
 - Product reference: _____ .

- Colour: _____ .
- Application: As section Z22 to prepared joints. Triangular fillets finished to a flat or slightly convex profile.

85 FIXING IRONMONGERY GENERALLY

- Fasteners: Supplied by ironmongery manufacturer.
 - Finish/ Corrosion resistance: To match ironmongery.
- Holes for components: No larger than required for satisfactory fit/ operation.
- Adjacent surfaces: Undamaged.
- Moving parts: Adjusted, lubricated and functioning correctly at completion.

M10 CEMENT BASED LEVELLING/ WEARING SCREEDS

- 10 Screed floor in bedroom 15A to form ramp and shower in new ensuite and where partitions removed with Ardex A 950 Repair Mortar to feather edges
- 97 DPM TO NEW SCREED THROUGHOUT
Manufacturer Sccreedmaster Rapid DPM
Apply two coats as manufacturer's instructions to entire screeded area prior to flooring.

M20 PLASTERED/ RENDERED/ ROUGHCAST COATING

50 GYPSUM PLASTER SKIM COAT ON PLASTERBOARD

- Plasterboard manufacturer: British Gypsum.
 - Product reference: See section K
- Plaster: Board finish plaster to BS EN 13279-1, class B.
 - Manufacturer: British Gypsum .
 - Product reference: Thistle Durafinish .
 - Thickness: 2mm .
 - Finish: Smooth.

67 COLD WEATHER

- Internal work: Take precautions to prevent damage to internal coatings when air temperature is below 3°C.
- External work: Avoid when air temperature is at or below 5°C and falling or below 3°C and rising.

71 SUITABILITY OF SUBSTRATES

- General: Suitable to receive coatings. Sound, free from contamination and loose areas.

80 PLASTERBOARD BACKINGS

- Additional framing supports:
 - Fixtures, fittings and service outlets: Accurately position to suit fasteners.
 - Board edges and perimeters: To suit type and performance of board.
- Joints:
 - Joint widths (maximum): 3 mm.
 - End joints: Stagger between rows.
 - Two layer boarding: Stagger joints between layers.
- Joint reinforcement tape: Apply to joints and angles except where coincident with metal beads.

82 BEADS/ STOPS

- Location: External angles and stop ends.
- Materials:
 - External render: Stainless steel.
 - Internal plaster/ render: Galvanized steel.
- Fixing: Secure and true to line and level.
 - Beads/ stops to external render: Fix mechanically.

87 APPLICATION OF COATINGS

- General: Apply coatings firmly and achieve good adhesion.
- Appearance of finished surfaces: Even and consistent. Free from rippling, hollows, ridges, cracks and crazing.
 - Accuracy: Finish to a true plane with walls and reveals plumb and square.
- Drying out: Prevent excessively rapid or localized drying out.
- Keying undercoats: Cross scratch plaster coatings and comb render coatings. Do not penetrate undercoat.

M50 RUBBER/ PLASTICS/ CORK/ LINO/ CAPRET TILING/ SHEETING

20 SHEETING PVC FLOORING GENERALLY

- Base: Existing concrete/ screed.
 - Preparation: Remove existing flooring as clause 45 Lay levelling screed to M 10 clause 07
- Flooring roll: Homogeneous Pvc to BS EN 649
 - Manufacturer: Altro
 - Product reference: AltroWood safety
 - Width: 2M
 - Thickness: 2MM
 - Colour/ pattern: TBC
- Adhesive (and primer if recommended by manufacturer): BY POLYFLOR as manufacturer's recommendation.
- Seam welding: as manufacturer's recommendation.
- Skirtings – Remove and renew black sit on pvc skirtings to match existing except S136 room where new hardwood skirting fitted to new media walls.
- seal joint to frames and skirting with anti pick mastic.

24 SHEETING PVC SAFETY FLOORING TO ENSUITES

- Base: Existing concrete/ screed.
- Preparation: Remove existing flooring and underlay as clause 45 and levelling screed as M10-07
- Flooring roll: PVC Safety flooring
 - Manufacturer: Altro
 - Product reference: Aquarius
 - Width: 2M
 - Thickness: 2MM
 - Colour/ pattern: TBC
- Adhesive (and primer if recommended by manufacturer): as manufacturer's recommendation.
- Seam welding: as manufacturer's recommendation.
- Skirtings – self coved and welded over 38mm cove former with reducer to architrave – 150 upstand lapped with whiterock and bonded, no capping see detail.

30 PVC SHEET TO ENSUITE WALLS

Location – see schedule, full height approx 2600mm.

Base: existing/new stud walls, existing painted plaster recommendations . Making good and sealers in accordance with Manufacturers details.

Manufacturer: Altro Whiterock Satins Range

Product Reference: Satins Standard colour range.(not white)

Size: 1220 x 3000 panels

Thickness: 2.5mm

Fixing: with all over adhesive to manufacturers details.

Joints: Colour matched welded

Corners: Site thermoformed angle sections internal / external corners

Other requirements: wall and floor material to be sealed together to create watertight finish.

Anti pick mastic to ceiling junction, door frame and sanitary ware junctions.

- 40 LAYING COVERINGS ON NEW WET LAID BASES
- Base drying aids: Not used for at least four days prior to moisture content test.
 - Base moisture content test: Carry out in accordance with BS 5325, Annex A or BS 8203, Annex A.
 - Commencement of laying coverings: Not until all readings show 75% relative humidity or less.
- 45 EXISTING FLOOR COVERING REMOVED
- Substrate: Clear of covering and as much adhesive as possible. Skim with smoothing compound to give smooth, even surface.
- 65 LAYING COVERINGS
- Base/ substrate condition: Rigid, dry, smooth, free from grease, dirt and other contaminants.
 - Use a primer where recommended by adhesive manufacturer. Allow to dry thoroughly.
 - Adhesive: As specified, as recommended by covering manufacturer or, as approved.
 - Conditioning of materials prior to laying: As recommended by manufacturer.
 - Environment: Before, during and after laying, provide adequate ventilation and maintain temperature and humidity approximately at levels which will prevail after building is occupied.
 - Finished coverings: Accurately fitted, tightly jointed, securely bonded, smooth and free from air bubbles, rippling, adhesive marks, stains, trowel ridges and high spots.
- 85 WASTE
- Spare covering material: Retain suitable material for patching. On completion submit pieces for selection. Hand over selected pieces to Employer.

M60 PAINTING/ CLEAR FINISHING

10 PREVIOUSLY PAINTED INTERIOR WALLS

- Manufacturer: Dulux – trade Diamond Eggshell.
- Colour – see schedule – Dulux Palette/Colour Dimensions range.
- Surface(s): previously painted plaster.
Preparation: as clause 30
- Initial coat(s): one full coat
- Finishing coats: one full coat.

11 PREVIOUSLY UNPAINTED INTERIOR WALLS

- Manufacturer: Dulux – Trade Diamond Eggshell.
- Colour – see schedule – Dulux Palette/Colour Dimensions range.
- Surface(s): previously sealed plasterboard.
Preparation: as clause 30
- Initial coat(s): one full coat
- Finishing coats: two full coats.

12 PREVIOUSLY PAINTED INTERIOR CEILINGS

- Manufacturer: Dulux – trade Diamond Matt.
- Colour – see schedule – Dulux Palette/Colour Dimensions range.
- Surface(s): previously painted plaster.
Preparation: as clause 30
- Initial coat(s): one full coat
- Finishing coats: one full coat

13 PREVIOUSLY UNPAINTED INTERIOR CEILINGS

- Manufacturer: Dulux – trade Diamond Matt.
- Colour – see schedule – Dulux Palette/Colour Dimensions range.
- Surface(s): previously painted plaster.
Preparation: as clause 30
- Initial coat(s): one full coat
- Finishing coats: two full coat

14 INTERIOR JOINERY

- Manufacturer: Dulux – Ecosure Water Based Gloss.
- Colour – see schedule – Dulux Palette/Colour Dimensions range.
- Surface(s): primed timber.
Preparation: as clause 30
- Initial coat(s): one undercoat coat
- Finishing coats: two full coats.

15 PREVIOUSLY PAINTED INTERIOR JOINERY

- Manufacturer: Dulux – Ecosure Water Based Gloss.
- Colour – see schedule – Dulux Palette/Colour Dimensions range.
- Surface(s): new primed timber.
Preparation: as clause 30
- Initial coat(s): one undercoat
- Finishing coats: two full coats.

16 CLEAR FINISHED INTERIOR JOINERY

- Manufacturer: Dulux – Quick Drying Varnish.
- Colour – Clear satin.
- Surface(s): bare hardwood.

- Preparation: as clause 30
 - Initial coat(s): one full coat prior to delivery
 - Finishing coats: two full coats.
- 30 PREPARATION GENERALLY
- Standard: In accordance with BS 6150.
 - Risk assessment and method statement for hazardous materials: Prepare for operations, disposal of waste, containment and reoccupation, and obtain approval before commencing work.
 - Preparation materials: Types recommended by their manufacturers and the coating manufacturer for the situation and surfaces being prepared.
 - Substrates: Sufficiently dry in depth to suit coating.
 - Efflorescence salts, dirt, grease and oil: Remove.
 - Surface irregularities: Provide smooth finish.
 - Organic growths and infected coatings:
 - Remove with assistance of biocidal solution.
 - Apply residual effect biocidal solution to inhibit regrowth.
 - Joints, cracks, holes and other depressions: Fill with stoppers/ fillers. Provide smooth finish.
 - Dust, particles and residues from preparation: Remove and dispose of safely.
 - Doors, opening windows and other moving parts:
 - Ease, if necessary, before coating.
 - Prime resulting bare areas.
- 32 PREVIOUSLY COATED SURFACES GENERALLY
- Preparation: In accordance with BS 6150, clause 11.5.
 - Contaminated or hazardous surfaces: Give notice of:
 - Coatings suspected of containing lead.
 - Substrates suspected of containing asbestos or other hazardous materials.
 - Significant rot, corrosion or other degradation of substrates.
 - Risk assessment and method statement for hazardous materials: Prepare for operations, disposal of waste, containment and reoccupation, and obtain approval before commencing work.
 - Removing coatings: Do not damage substrate and adjacent surfaces or adversely affect subsequent coatings.
 - Loose, flaking or otherwise defective areas: Carefully remove to a firm edge.
 - Alkali affected coatings: Completely remove.
 - Retained coatings:
 - Thoroughly clean.
 - Gloss coated surfaces: Provide key.
 - Partly removed coatings: Apply additional preparatory coats.
 - Completely stripped surfaces: Prepare as for uncoated surfaces.
- 35 FIXTURES AND FITTINGS
- Risk assessment and method statement for hazardous materials: Prepare for operations, disposal of waste, containment and reoccupation, and obtain approval before commencing work.
 - Removal: Before commencing work remove: All signage and notice boards
 - Replacement: Refurbish as necessary, refit when coating is dry.
- 37 WOOD PREPARATION
- General: Provide smooth, even finish with lightly rounded arrises.

- Degraded or weathered surface wood: Take back surface to provide suitable substrate.
 - Degraded substrate wood: Repair with sound material of same species.
 - Heads of fasteners: Countersink sufficient to hold stoppers/ fillers.
 - Resinous areas and knots: Apply two coats of knotting.
 - Defective primer: Take back to bare wood and reprime.
- 43 PLASTER PREPARATION
- Nibs, trowel marks and plaster splashes: Scrape off.
 - Overtrowelled 'polished' areas: Provide suitable key.
- 52 SEALING OF INTERNAL MOVEMENT JOINTS
- General: To junctions of walls and ceilings with architraves, skirtings and other trims.
 - Sealant: Water based acrylic.
 - Manufacturer: contractors choice
 - Product reference: n/a
 - Preparation and application: As section Z22.
- 61 COATING GENERALLY
- Application: In accordance with BS 6150, clause 9.
 - Conditions: Maintain suitable temperature, humidity and air quality.
 - Surfaces: Clean and dry at time of application.
 - Thinning and intermixing: Not permitted unless recommended by manufacturer.
 - Priming coats: Apply as soon as possible on same day as preparation is completed.
 - Finish:
 - Even, smooth and of uniform colour.
 - Free from brush marks, sags, runs and other defects.
 - Cut in neatly.
 - Doors, opening windows and other moving parts: Ease before coating and between coats.

N11 DOMESTIC KITCHEN FITTINGS, FURNISHINGS AND EQUIPMENT

11 FITTED BASE AND WALL UNITS

- Manufacturer: David Bailey
- Product reference: Health Line furniture
- Dimensions: To BS EN 1116.
- Surface finishes: To BS 6222-3.
- Doors and drawer fronts:
 - Material: Melamine faced chipboard (MFC)
 - Finish and colour: TBC
 - Edges: MFC
- Side panels, plinths and shelves:
 - Material: MFC
 - Finish and colour: WHITE
 - Edges: MCF
 - Handles to be cup type anti-ligature pulls.

21 WORKTOPS

- Manufacturer: David Bailey
- Colour TBC
- Material: MFC
- Dimensions: 40mm Thk 600mmBF profile
- Exposed edges: MFC
- Support: off base units

N13 SANITARY APPLIANCES AND FITTINGS

20 ENSUITE WASH BASINS

- Type: DVS VR01-030 BASIN white
- Taps: in built wave on sensor D800/WB/S/WAVE/R & B, in built water spouts
 - Water supply temperature (maximum): 41-42 °C.
- Wastes: rear concealed waste outlet, no overflow, loose rubber plug
- Traps: bottle trap.

22 CLINICAL WASH BASIN

Manufacturer : Armitage Shanks

basin : Contour 21 S2154(01) back outlet, no tap holes, no overflow with support bracket

Tap : Markwik 21 A6243(AA) mixer with integral thermostat

Bottle trap

30 SHOWER TO BEDROOM 15A EN SUITE

DFVS type SH01-002 stainless steel wave on sensor tower with sloped top seal to wall with anti-pick mastic.

40 SHOWER PUMP -see details on phase 1 drawings.

42 SHOWER WASTE TO EN-SUITE G06

McAlpine TSG50-Anti/Lig gulley with security screws

45 SENSOR CONTROL GEAR

DVS washroom control system powered from adjacent fused spur. Mount in accessible duct. Provide one unit per shower room complete with cables and solenoid valves. All valves to be accessible. provide additional units where connection lengths are impractical. Note remote isolation key switch as detailed.

70 INSTALLATION GENERALLY

- Assembly and fixing: Fix appliances securely to structure, without taking support from pipelines, level and plumb and so that surfaces designed to fall drain as intended.
- Jointing and bedding compounds: Recommended by manufacturers of appliances, accessories and pipes, to form watertight joints between appliances and backgrounds (except cisterns) and between appliances and discharge pipes.

P21 DOOR/ WINDOW IRONMONGERY

02 QUANTITIES AND LOCATIONS- SEE DOOR SCHEDULE

- Fixing: As sections L10 and L20.
- Manufacturer Primera Ltd Unit 8 Bankfield House, 250 Bristol Ave. Blackpool FY2 OJF
- Material Stainless Steel
- Fixings to be anti-tamper ss pin torx screws throughout
- All cylinders to be supplied on Trust suiting system details TBA

Q40 FENCING

To be read with Preliminaries/ General conditions.

FENCING SYSTEMS

126 OPEN MESH STEEL PANEL SECURITY FENCING

- Manufacturer: Contractor's choice .
 - Product reference: 358 'Securimesh'.
- Standard: To BS 1722-14, category _____ .
- Height: 3.6 and 4.5m as shown.
- Mesh : 358 galvanised and powder coated to selected standard colour.
- Posts: 90 x90 SHS steel galvanised and PPC finish.
- Maximum centres of posts: 2.4 m.
- Method of setting posts: In concrete foundations to comply with the design loading requirements specified by BS 1722-14 for this category of fence. Or base plates as required to retaining wall.
- Bottom of fencing: flush with paving/wall.
- Accessories: steel clamp bars to posts fixed with self tapping security screws. Gate to match. Submit details for CA approval.
- Conformity: Submit manufacturer's and installer's certificates, to BS 1722-14.

EXECUTION

710 INSTALLATION GENERALLY

- Set out and erect:
 - Alignment: Straight lines or smoothly flowing curves.
 - Tops of posts: Following profile of the ground.
 - Setting posts: Rigid, plumb and to specified depth, or greater where necessary to ensure adequate support.
 - Fixings: All components securely fixed.

720 SETTING POSTS IN CONCRETE

- Standard: To BS 8500-2.
- Mix: Designated concrete not less than GEN1 or Standard prescribed concrete not less than ST2.
- Alternative mix for small quantities: 50 kg Portland cement to 150 kg fine aggregate to 250 kg 20 mm nominal maximum size coarse aggregate, medium workability.
- Admixtures: Do not use.
- Holes: Excavate neatly and with vertical sides.
- Filling: Position post/ strut and fill hole with concrete to not less than the specified depth, well rammed as filling proceeds and consolidated.
- Backfilling of holes not completely filled with concrete: Excavated material, well rammed and consolidated.

780 MAKING GOOD GALVANIZED SURFACES

- Treatment of minor damage (including on fasteners and fittings): Low melting point zinc alloy repair rods or powders made for this purpose, or at least two coats of zinc-rich paint to BS 4652.
- Thickness: Apply sufficient material to provide a zinc coating at least equal in thickness to the original layer.

Z10 PURPOSE MADE JOINERY

10 FABRICATION

- Standard: To BS 1186-2.
- Sections: Accurate in profile and length, and free from twist and bowing. Formed out of solid unless shown otherwise.
 - Machined surfaces: Smooth and free from tearing, wooliness, chip bruising and other machining defects.
- Joints: Tight and close fitting.
- Assembled components: Rigid. Free from distortion.
- Screws: Provide pilot holes. Heads of countersunk screws sunk at least 2 mm below surfaces visible in completed work.
- Adhesives: Compatible with wood preservatives applied and end uses of timber.

20 CROSS SECTION DIMENSIONS OF TIMBER

- General: Dimensions on drawings are finished sizes.
- Maximum permitted deviations from finished sizes:
 - Softwood sections: To BS EN 1313-1.
 - Hardwood sections: To BS EN 1313-2.

30 PRESERVATIVE TREATED WOOD

- Cutting and machining: Completed as far as possible before treatment.
- Extensively processed timber: Retreat timber sawn lengthways, thickened, planed, ploughed, etc.
- Surfaces exposed by minor cutting and/ or drilling: Treat as recommended by main treatment solution manufacturer.

40 MOISTURE CONTENT

- Wood and wood based products: Maintained within range specified for the component during manufacture and storage.

50 FINISHING

- Surfaces: Smooth, even and suitable to receive finishes.
 - Arrises: Eased unless shown otherwise on drawings.
- End grain in external components: Sealed with primer or sealer as section M60 and allowed to dry before assembly.

Z20 FIXINGS AND ADHESIVES

10 FIXINGS AND FASTENERS GENERALLY

- Integrity of supported components: Select types, sizes, quantities and spacings of fixings, fasteners and packings to retain supported components without distortion or loss of support.
- Components, substrates, fixings and fasteners of dissimilar metals: Isolate with washers or sleeves to avoid bimetallic corrosion.
- General usage: To recommendations of fastener manufacturers and/ or manufacturers of components, products or materials fixed and fixed to.
- Fixings: To be in straight lines, at regular centres.

25 FASTENER DURABILITY

- Materials: To have:
 - Bimetallic corrosion resistance appropriate to items being fixed.
 - Atmospheric corrosion resistance appropriate to fixing location.
- Appearance: Submit samples on request.

30 FIXINGS THROUGH FINISHES

- Penetration of fasteners and plugs into substrate: To achieve a secure fixing.

35 PACKINGS

- Materials: Noncompressible, corrosion proof.
- Area of packings: Sufficient to transfer loads.

40 CRAMP FIXINGS

- Fasteners: Fix cramps to frames with screws of same material as cramps.
- Fixings in masonry work: Fully bed in mortar.

50 PELLETED COUNTERSUNK SCREW FIXINGS

- Finished level of countersunk screw heads: Minimum 6 mm below timber surface.
- Pellets: Cut from matching timber, grain matched, glued in to full depth of hole.
- Finished level of pellets: Flush with surface.

55 PLUGGED COUNTERSUNK SCREW FIXING

- Finished level of countersunk screw heads: Minimum 6 mm below timber surface.
- Plugs: Glue in to full depth of hole.
- Finished level of plugs: Projecting above surface.

60 APPLYING ADHESIVES

- Surfaces: Clean. Regularity and texture to suit bonding and gap filling characteristics of adhesive.
- Support and clamping during setting: Provide as necessary. Do not mark surfaces of or distort components being fixed.
- Finished adhesive joints: Fully bonded. Free of surplus adhesive.

Z22 SEALANTS

EXECUTION

- 60 ANTI-PICK MASTIC
 Soudaseal 240FC white or equal approved.
- 61 SUITABILITY OF JOINTS
- Presealing checks:
 - Joint dimensions: Within limits specified for the sealant.
 - Substrate quality: Surfaces regular, undamaged and stable.
 - Joints not fit to receive sealant: tbc
- 62 PREPARING JOINTS
- Surfaces to which sealant must adhere:
 - Remove temporary coatings, tapes, loosely adhering material, dust, oil, grease, surface water and contaminants that may affect bond.
 - Clean using materials and methods recommended by sealant manufacturer.
 - Vulnerable surfaces adjacent to joints: Mask to prevent staining or smearing with primer or sealant.
 - Backing strip and/ or bond breaker installation: Insert into joint to correct depth, without stretching or twisting, leaving no gaps.
 - Protection: Keep joints clean and protect from damage until sealant is applied.
- 63 APPLYING SEALANTS
- Substrate: Dry (unless recommended otherwise) and unaffected by frost, ice or snow.
 - Environmental conditions: Do not dry or raise temperature of joints by heating.
 - Sealant application: Fill joints completely and neatly, ensuring firm adhesion to substrates.
 - Sealant profiles:
 - Butt and lap joints: Slightly concave.
 - Fillet joints: Flat or slightly convex.
 - Protection: Protect finished joints from contamination or damage until sealant has cured.