

UNIT 07

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----- LINE OF EXISTING OLD DAIRY

DRAWING TO BE READ IN CONJUNCTION WITH THE SPECIFICATION AND ALL RELEVANT DRAWINGS. DO NOT SCALE FROM THIS DRAWING.

MATERIAL SPECIFICATION:

WALL CONSTRUCTION:

1. Basement to be waterproofed to grade 3 using specialist concrete admixture, waterbars to be used at all joints
2. 300mm raft foundation under basement
3. 300mm flat concrete slab with 150mm bulup
4. 350mm concrete retaining structure to basement perimeter, underpinning to listed wall according to engineer's method statement.
5. Cores loadbearing concrete walls 250mm
6. All steel columns under flat slab to be 225mm diameter fireproofed with intumescent paint
7. Wall + Roof Construction to incorporate continuous insulation in addition to insulation within the structure to achieve a u-value of 0.10 W/m²K

8. Floating floor on 18mm plywood deck, metal web floor system, WS300 EasyJoist, at 400mm centres
9. Glazed floor sections:
structural laminated glass floor panels, anti-slip surface finish

CERAMIC CLADDING:
10. Glazed bespoke fluted ceramic cladding, 200mm x 500mm and 1000mm, varied tones of white and cream, hung on aluminium sections. Vertical joints lagged, horizontal joints open maximum 3mm. To courtyards, undercroft, roof terraces and garden wall to rear of residential and commercial units as per drawings. Manufacturer NBK ceramics

METAL CLADDING:
 11A. Copper alloy cladding comprising 1.0mm thick TECUB Brass Profiled Elements
 Support structure: Eurofoam or similar secondary metal support grid
 Cladding system: White-coated Profiled TECUB Brass Cladding System
 Cladding panel: Pre-laminated burnished brass, manufacturer: KME
 Material: TECUB Brass, CuSn 30, R-256, Thickness: 1.0mm
 Finish: Manual pre-burnished finish on outer surfaces to architects approval
 Contractor design to include adequate measures to prevent bi-metallic or chemical corrosion of adjacent materials to the brass
 11B. Copper alloy profiled cladding, TECUB Brass or similar approved
 11C. Copper alloy cladding, TECUB Brass or similar approved

GLAZING:

- 12. Ground + lower ground floor facade, glazing to incorporate sliders and openings, aluminium frame, polyester powder coated to match metal cladding.

Manufacturer Centrix or similar

Upper Ground floor louvre position to be mechanically adjustable for increased privacy

- 14. Fix hardwood timber sliding windows behind metal fins. Fixed fins 133mm x 2500mm set flush with facade at regular spacings, sliding fins 40mm x 2000mm set back from facade. Internal 2460mm x 2650mm
- 15. Inward opening aluminium windows. 600mm x 2460mm (2) x 350mm x 2600mm, secured in profiled metal to mitigate overlocking, recess finish ground window to maximise reflection

16. GLAZED roof supported on 75mm x 600mm concrete fins at approx 1m

Note: All louvers and window frames to match TECU profiled metal cladding
or PAL 6015 Black Olive
Note: All office ventilation in comply with consultants' report

ROOF FINISHES:
18. Standing seam copper-ally to match profiled metal cladding. TECU or similar
19. All gutters and downpipes to be concealed
20. Parapet capping to match profiled metal cladding. TECU or similar

21. Brown roof eaves (100mm) to increase biodiversity

BRICK CLADDING:

22. Petersen's bricks (228mm x 108mm x 54mm), warm red, header bond with alternate bricks omitted in sections, within expressed steel frame

23. Windows to sit behind fixed brick facade. Stagger bond setting out to have missing bricks as shown on elevation

EXTERNAL FLOOR FINISHES:
 24. Forecourt - reinforced limestone external paving, flamed finish
 Manufacturer Hardscape
 25. Basement courtyards - limestone external paving, flamed finish
 Manufacturer Hardscape
 26. Unit 1 Terrace + Roof Terraces - Cedar decking with rough planed finish

OTHER:

27. Bespoke Glazed roof access hatch to private terraces.
Note: Roof Terraces to be fitted with beacon alarm system for fire safety purposes. Final solution to be approved by building control officer

28. Forecourt balustrade - to match profiled metal cladding, TEOU or similar

29. Roof Terrace planter - to match profiled metal cladding, TEOU or similar

LANDSCAPE SPECIFICATION:
FLOOR FINISHES (outside Unit 01)
Reclaimed and reuse existing granite sets, flat topped and smooth laid
Pavement width 1.8m, precast concrete panels with circular glass pavement.

lights. Manufacturer: Luxcrete or similar

SHARED SURFACE: Iouinside Unit 02, 03 + 04

Robust large format limestone paving suitable for heavy duty access by emergency and servicing vehicles

Manufacturer: Hardscape

FOOTPATH, FORECOURT + COURTYARDS
Limestone pavers, varied smooth and rough split texture, 100mm x 500mm
Tree pits with limestone edging and tree grilles
Manufacturer: Hardscape

LIGHTING
Recessed flash into soffits of building overhangs

MANUFACTURER Louis Poulsen

CYCLE PARKING
Sheffield stands of stainless steel flats, with concealed fixings, set in areas of limestone gravel

PLANTING

Native species planted in zone along listed wall.

Project:

1250
The Old Dairy

Drawing Title:
Garden Elevation with

+ without trees

Stage:

Planning

1250-12-001

Date: 10.02.2012

Scale: 1:100

Format:	A1 OVERSIZE
Status:	INFORMATION

Drawn by: LL

Revision: -

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 Architecture - Göttingen

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