



**Centre Point House**  
**15a St Giles High Street, London WC2H 8LW**  
**Flat Front Entrance Doorsets & Associated Ironmongery Specification – Revision 1**

- |            |  |   |
|------------|--|---|
| <b>1.0</b> | <b>Doors and fixed panelling</b>   | 44mm thick 30-minute fire rated hardwood veneered and lipped solid core doors to flat and electricity meter enclosure. Mirrored or opaque glass glued to the fixed panelling on the apartment side only.  |
| <b>2.0</b> | <b>Architraves, stops and linings</b>                                      | Hardwood timber architraves and linings to achieve 30-minute fire-resistance.   |
| <b>3.0</b> | <b>Timber finishes to doors, panelling, architraves, stops and linings</b> | Black woodstain with clear satin lacquer top coat to corridor side and white eggshell/gloss painted finish to apartment side.   |
| <b>4.0</b> | <b>Intumescent fire and smoke seals to doors</b>                           | 15mm wide x 4mm deep combined intumescent fire and smoke seal rebated into doors, brown colour, product ref: IISB15 as supplied by Fire Protection Online: <a href="https://www.fireprotectiononline.co.uk/fire-and-smoke-seal.html">https://www.fireprotectiononline.co.uk/fire-and-smoke-seal.html</a>  |
| <b>5.0</b> | <b>Bottom intumescent fire and smoke seals</b>                             | Smoke rebated bottom door seal, rebated into the bottom edge of the door, product ref: IAFASDB830, as supplied by Fire Protection Online: <a href="https://www.fireprotectiononline.co.uk/bottom-door-seal-rebated.html">https://www.fireprotectiononline.co.uk/bottom-door-seal-rebated.html</a>   |
| <b>6.0</b> | <b>Door hinges</b>   | 3 No. 100mm long 60-minutes fire-rated satin stainless steel fire-rated hinges to apartment entrance door.<br>2 No. 100mm long 60-minutes fire-rated satin stainless steel fire-rated hinges to electricity meter enclosure door.<br>Product ref: 321864, as supplied by: Ironmongery Direct: <a href="https://www.ironmongerydirect.co.uk/product/twin-ball-bearing-hinge-102x76x3mm-304-satin-stainless-steel-pair-321864">https://www.ironmongerydirect.co.uk/product/twin-ball-bearing-hinge-102x76x3mm-304-satin-stainless-steel-pair-321864</a> |
| <b>7.0</b> | <b>Door closer</b>   | Satin silver standard overhead door closer with cover. Product ref: S3204.SLFB.SNP, as supplied by Fire Protection Online: <a href="https://www.fireprotectiononline.co.uk/standard-door-closer.html">https://www.fireprotectiononline.co.uk/standard-door-closer.html</a>  |
| <b>8.0</b> | <b>Intumescent pads for door closers, locks and hinges</b>                 | Door fire protection pack comprising 2mm thick intumescent pads fitted to the back of all hinges and 0.8mm thick intumescent pads fitted to the backs of door closers and locks. Product ref: IAFPTEC, as supplied by Fire Protection Online: <a href="https://www.fireprotectiononline.co.uk/fire-door-pack-hinges-lock.html">https://www.fireprotectiononline.co.uk/fire-door-pack-hinges-lock.html</a>   |

- |   |   |
|---|---|
| <b>9.0 Door viewer</b>                                    | 60 minutes fire-rated intumescent door viewer in chrome finish, product ref: IAFDV14C, as supplied by Fire Protection Online:<br><a href="https://www.fireprotectiononline.co.uk/fire-rated-door-viewer.html">https://www.fireprotectiononline.co.uk/fire-rated-door-viewer.html</a>  |
| <b>10.0 Door handle</b>                                   | Fire rated 19mm D-handle with screw on rose in satin stainless steel, product ref: ZPS030SS, as supplied by Zoo Hardware:<br><br><a href="https://www.zoohardware.co.uk/ranges/zoo-door-hardware/zps-architectural-levers-and-accessories-in-ss304/19mm-return-to-door-lever-screw-on-rose/">https://www.zoohardware.co.uk/ranges/zoo-door-hardware/zps-architectural-levers-and-accessories-in-ss304/19mm-return-to-door-lever-screw-on-rose/</a>  |
| <b>11.0 Locks</b>   | <p>Top lock – tenant’s own existing lock refitted if compatible with emergency escape requirements, or Yale BS3 Max Security Nightlatch - Emergency Escape in chrome, product ref.: BS3 Max Security Nightlatch - Emergency Escape, as manufactured by Yale:<br/><a href="https://www.yalestore.co.uk/bs3-max-security-nightlatch-emergency-escape.html">https://www.yalestore.co.uk/bs3-max-security-nightlatch-emergency-escape.html</a></p> <p>Bottom lock – tenant’s own existing lock refitted if compatible with emergency escape requirements, or Yale 3100 High Security Sashcase in chrome, product ref: 3100 High Security Sashcase 3" (76mm), as manufactured by Yale: <a href="https://www.yalestore.co.uk/3100-high-security-sashcase-3-76mm.html">https://www.yalestore.co.uk/3100-high-security-sashcase-3-76mm.html</a> with Euro Cylinder lock: Yale Platinum 3 star lock 35/35 (70mm) with thumbturn in stain silver:<br/><a href="https://www.yalestore.co.uk/yale-platinum-3-star-thumbturn.html">https://www.yalestore.co.uk/yale-platinum-3-star-thumbturn.html</a></p> |
| <b>12.0 Escutcheons</b>                                   | Bottom lock – ASpec Euro escutcheon in satin stainless steel, product ref: 136821, as supplied by ironmongery Direct:<br><a href="https://www.ironmongerydirect.co.uk/product/altro-escutcheon-euro-satin-stainless-steel-136821">https://www.ironmongerydirect.co.uk/product/altro-escutcheon-euro-satin-stainless-steel-136821</a>  |
| <b>13.0 Letterbox</b>                                     | Lorient FireMaster fire rated intumescent letterplate, 304 x 70mm, in satin silver, product ref: 221197, as supplied by Ironmongery Direct:<br><a href="https://www.ironmongerydirect.co.uk/product/lorient-firemaster-intumescent-letter-plate-304x70mm-silver-221197#documents_drawings">https://www.ironmongerydirect.co.uk/product/lorient-firemaster-intumescent-letter-plate-304x70mm-silver-221197#documents_drawings</a>  |
| <b>14.0 Sealant between door frame linings and walls</b>  | Astroflame INTU Intumescent mastic, white, product ref: IIMTW, as supplied by Fire Protection Online:<br><a href="https://www.fireprotectiononline.co.uk/intumescent-mastic.html">https://www.fireprotectiononline.co.uk/intumescent-mastic.html</a>  |
| <b>15.0 Panels to door handle and letterbox surrounds</b> | Bespoke satin stainless steel panels with clear satin lacquer coating to match the thickness and dimensions of the existing. Door handle plate to have door numeral in blue coloured font to match the colour, font and dimensions of the existing numeral.   |