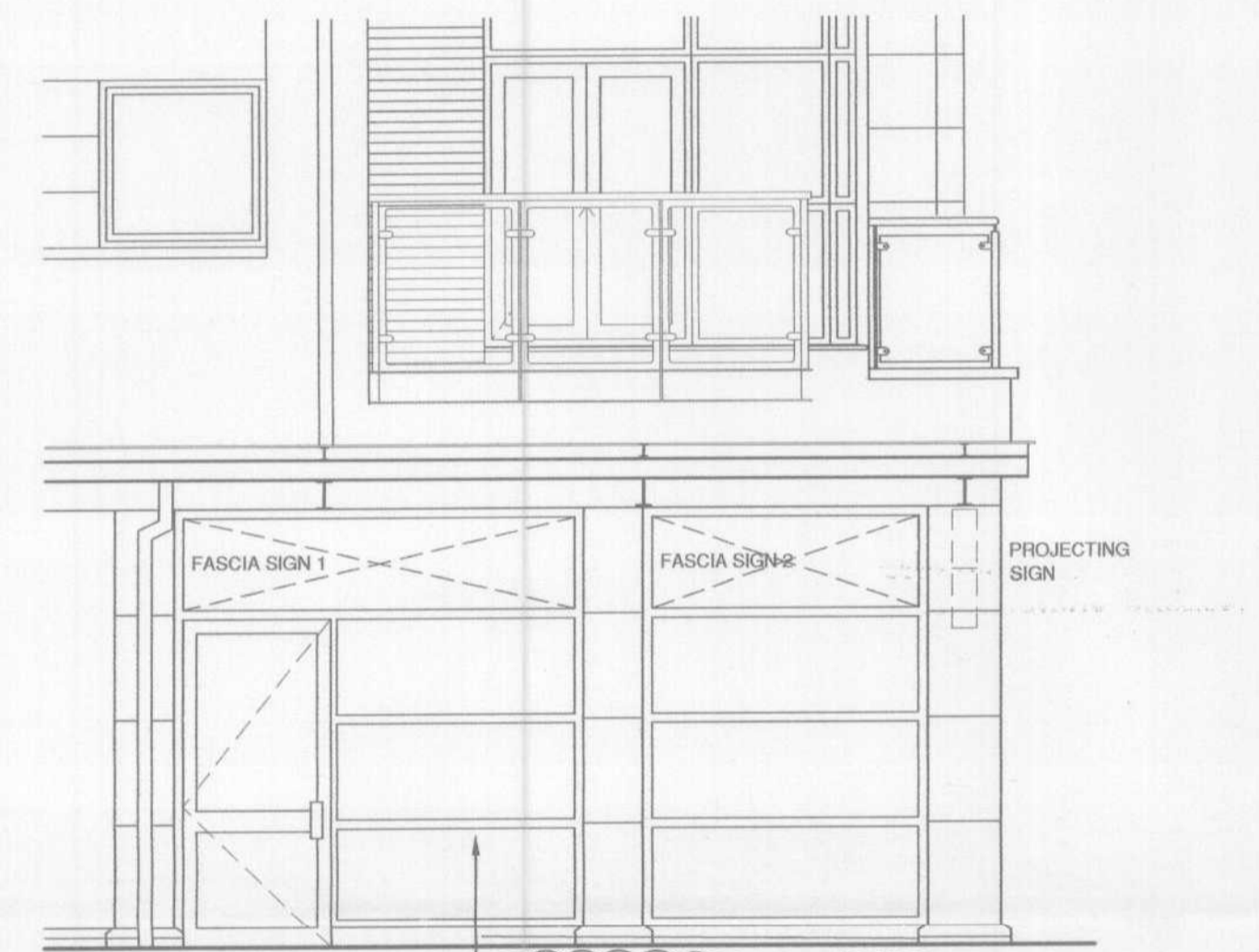


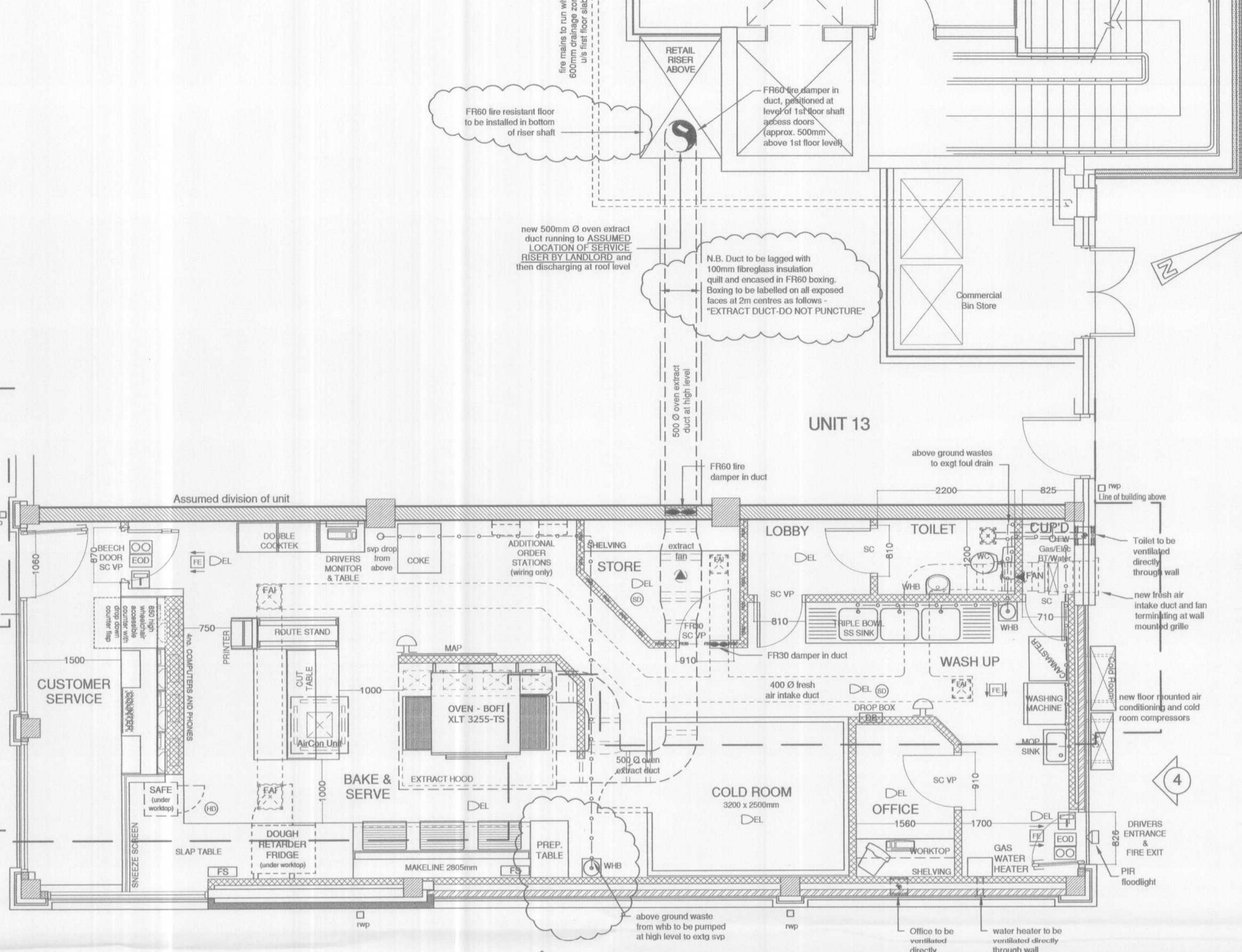
Side Elevation 1A (South East)



Front Elevation 2B (South West)



Rear Elevation 4 (North East)



Ground Floor Plan

EXTERNAL WALLS/ROOFS:
INFILL WALLS TO MATCH EXISTING BUILDING:— To be of cavity construction comprising facing brick outer leaf to match existing, 75mm. cavity insulated with Kingspan Kooltherm K8 partial fill cavity insulation 35mm, thick with residual cavity of 40mm, inner leaf of 100mm. insulation blocks e.g. Thermal Shield or Calcon Standard laid in 1:6 mortar with plasteriser. Construction to give max. U value of 0.35W/sq.m.deg.C. Leaves to be tied together with stainless steel insulation-retaining wall ties spaced at 450mm vertically and 900mm, horizontally and 225mm, vertically at reveals. Provide horizontal DPC to both levels, outer one to be minimum 150mm, above ground level, and vertical DPC to door reveals. Finish internally with 10mm, 1:6 cement sand render with plasteriser and finish coat Siroplex B or Thistle. Finish internally with 15mm, plaster in 2 coats. Finish internally with plasterboard and skim on dabs.

INTERNAL WALLS:
INTERNAL PARTITIONS:— British Gypsum Gyproc Gypwall metal stud wall. All metal stud walls to be constructed in accordance with British Gypsum's details and specification. All joints to be fully supported, taped and filled. Max. stud spacing 600mm. All fire and sound resisting partitions and linings to be taken full height to u/s. floor/roof above and junctions with existing structure to be acoustically sealed and fire stopped. Provide supplementary earth bonding to metal stud walls. Maintain integrity of compartments by careful making good with plaster to the satisfaction of Building Inspector.
Refer to key for partition type:—
(a.) GENERAL:— 1 layer 12.5mm. Gyproc Wallboard each side. 120mm thick.
(b.) STORE WALLS:— 30min. Fire Resistance — as (a.).

DRAINAGE:
STORM:— No alterations to existing.
FOUL:— 110mm. dia. SVP by Developer (ASSUMED POSITION INDICATED IF DETAILS NOT KNOWN) discharging into extg. foul drainage system.
All traps to be 75mm. dia. deep seal tubular. Waste pipes in 38mm. or 50mm. dia. PVCu, to suit length of run with rodding points at all changes of direction. Include for air admittance valve at head of waste run as required. NB. Grease traps not required for Domino's operation of premises (dry baking of pizzas).
New 50mm. dia. PVCu trapped standpipe for washing machine waste.
New 50mm. dia. PVCu common waste connected to SVP/stub stack with an air admittance valve at head of waste run.
Common branch wastes in excess of 4m. to be ventilated in accordance with Approved Document H1.
Waste from WHB adjacent to Make-Line and other remote fittings pumped using "Sonimax" pump to nearest stack. Pipes and fixings in accordance with manufacturers' recommendations.

VENTILATION:
DETAILED DESIGN BY SPECIALIST SUB-CONTRACTORS TO SATISFY LOCAL AUTHORITY AND ENVIRONMENTAL HEALTH OFFICER.
AIR CONDITIONING (CONTRACTOR DESIGN):— Split ceiling mounted cassette unit in Bake and Serve area, with external compressor unit wall mounted at high level (but accessible) and linking pipework and cables.
MECHANICAL VENTILATION TO TOILETS (CONTRACTOR/SPECIALIST DESIGN):— Mechanical extract from toilets to give 15 l/s. air change controlled by light switch with 20 minute overrun. Lobbies to have fresh air supply, door between toilet and lobby undercut or provided with ventilation grille.
MECHANICAL EXTRACTION FROM OVEN (CONTRACTOR/SPECIALIST DESIGN):— Detail design to satisfy EHO and LA requirements. Oven to be wired so that operation only possible if mechanical extraction to over hood is operating. New galvanised steel extract duct from oven hood, with internally mounted fans (capable of at least 30-40 air changes per hour). All fixings to have anti-vibration mountings. Duct to pass through compartment wall to existing service riser (BY LANDLORD) and turn vertically to exhaust at roof level.
SUPPLY AIR (CONTRACTOR/SPECIALIST DESIGN):— All internal rooms to be provided with forced fresh air via external supply air fan and ductwork at the rate of 10 l/sec./occupant. If the wash area is also internal, the rate of air change should satisfy its size and occupancy. Fresh air system to be designed to replace 80% of extract air volume with fresh air with a max. velocity of 2.5m/sec., accessible fresh air filter/ductwork with ceiling mounted diffusers, axial flow fan, dampers in fire walls, and external wall intake louvre with min. free area of 50% and bird/rodent guard. Extraction is to be via the main ventilation system (min. 30-40 air changes/hour).
FIRE/SMOKE DAMPERS:— To be installed in all fire resisting or compartment walls, ceilings and floors. Duct to be separated from combustible materials by a minimum of 25mm of non-combustible insulation.
SHOPFRONT:
New shopfronts to comply with Approved Documents M & N. Extruded aluminium frames, mullions and transoms, powder coated RAL 7015 Grey. Entrance door to match, with concealed self-closing device, letter plate incorporating draught flap/seals/drain pad handles (visually contrasting and not cold to the touch) to both sides, and locks in accordance with Domino's specification. Entrance doors to be min. 1000mm. wide effective clear opening.
All glazing will comply with BS 923, BS 6262 (Code of Practice for Glazing in Buildings), CP152, Approved Document N and BS6206:1981 and subsequent revisions. Glazing to shopfront to be LAMINATED (NOT toughened) safety glass, minimum Class B rated to BS6206:1981 in doors or door side panels over 900mm. wide, Class C elsewhere, impact resistant from both sides.
Where required, manifestation to glazing to be in accordance with Approved Document N2 to take the form of translucent computer cut frosted vinyl decals applied internally. Geometry of decal to be the same as main fascia. Manifestation bands to be min. 150mm high and at 2 levels, 850-1000mm and 1400-1600mm above FFL/GL. Windows filmed internally for security/privacy where shown.
TOILET:
Toilet is as existing and is to be refurbished with new fittings.
New toilet cubicle and lobby of adequate size to meet Approved Document Part M (wheelchair bound/ambulant disabled). Toilet doors to be 1010/810mm, and door to open out. Sanitary fittings to be positioned and installed to meet Approved Document Part M. Centre line of WC bowl to be 500mm. from wall with WHB. Grab rails to Part M to be installed at a later date by Client and when required to suit the needs of employees.

HATTRELL AND PARTNERS
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SCALE 1:50 A1
DATE 7.3.07 DRAWN BY VJames
Contractor must verify all dimensions on the site before commencing any work or preparing manufacturers drawings

PLAN AND ELEVATIONS REPRODUCED FROM POWELL DOBSON'S DRAWING NOS. G2120RL02(2)13a PROVIDED TO HATTRELL AND PARTNERS BY THE LANDLORD OR DEVELOPER, OR THEIR ARCHITECT, ON THE UNDERSTANDING THAT THEY ARE TO BE USED FOR THIS PURPOSE. HATTRELL AND PARTNERS ACCEPT NO RESPONSIBILITY FOR ANY ERRORS, INACCURACIES OR OMISSIONS IN THE INFORMATION SHOWN ON THE ORIGINAL DRAWINGS OR FOR ANY PROBLEMS THAT MAY ARISE FROM THE SUBSEQUENT USE OF SUCH INFORMATION. FUTURE REVISION OF THE LANDLORD'S OR DEVELOPER'S ARCHITECT'S DRAWINGS MAY AFFECT THE INFORMATION SHOWN ON THIS DRAWING. "AS-BUILT" UNIT MUST BE CHECKED AGAINST THE DRAWINGS PRIOR TO ORDERING MATERIALS, OR COMMENCING FABRICATION OR CONSTRUCTION.

ELECTRICAL / FIRE:
ELECTRICAL INSTALLATION:— To comply with BS7671:1992, the IEE Regulations (16th Edition).
LIGHTING:— to comply with Approved Document L2 in respect of controls, type of fittings and efficiency. Diffusers to all light fittings to be TPA Class 1 PVCu, in accordance with Document B2, Section 7, Clauses 7.14-7.16. PIR operated floodlight to be located above or adjacent to rear access door.
FIRE EXIT SIGN & FIRE EXIT DIRECTIONAL SIGNS:— All fire safety signs to be in accordance with Approved Document B clause 6.3.7, the Health and Safety (Safety Signs and Signals) Regulations 1996 and BS5499:part1:2002. Fire Exit signs to have "running man". Arrows to indicate direction of escape. Fire Escape final exit doors to have external sign reading "FIRE EXIT KEEP CLEAR" in white letters on blue circle on 200x200mm. white background.
EMERGENCY LIGHTING:— To be type NM1 in accordance with BS5266:part1:1999, Approved Document B 6.36 and table 9 (in basements each room should have an emergency light), ICEL 1003 and CIBSE TM12. Test key switches adjacent to light switches. Symbols indicate areas to have emergency lighting but do not indicate a particular type of fitting or specific location. Emergency lighting to be provided to illuminate external rear escape route up to a point adequately illuminated by general street lighting or by Developer's external/emergency lighting. Completion Certificate to be forwarded to BRCS.
FIRE ALARMS:— Fire Alarm in accordance with BS5839:part1:2002 to be provided where required by Fire Officer, Building Inspector or Landlord/Developer. Link into main fire alarm to the building where applicable. Check whether an alarm is required to comply with the fire strategy for the main shopping complex/development. Battery backed control panel. Adapt and extend existing fire alarm system, upgrading to BS5839 as necessary. Completion Certificate to be forwarded to BRCS.
FIRE ALARMS:— Simple mains operated automatic fire detection and alarm system in accordance with BS5839:part1:2002 to be provided, comprising a fixed temperature heat detector within the Bake and Serve area interfaced with smoke detectors in the rear corridor and rear areas, alarm sounders in front and rear areas. Completion Certificate to be forwarded to BRCS.
Domino's to ensure that a Fire Plan is prepared and that all staff receive suitable fire evacuation training. Domino's to produce an Employers Fire Risk Assessment, under the Fire Precautions Act 1971 and the Fire Precautions (Workplace) Regulations 1997 (as amended), upon occupation of the premises.
Ionization Smoke Detector (mains operated with battery back up, interlinked with other SDs and HDs).
Fixed Temperature (NDT rate of rise) Heat Detector (mains operated with battery back up, interlinked with SDs).
Fire Alarm manual call point. To be provided to Final Exits.
Fire Alarm sander.
Locations of detectors, sounders and call points are indicative only — system to be designed by specialist to provide of Fire Officer.
FIREFIGHTING EQUIPMENT AND WARNING SIGNS:— To be provided as schedule in Domino's standard specification. Min. 2 no. 6 litre AFF foam and 3 no. 2kg. CO2 extinguishers with stands and 6" x 4" fire blanket and all necessary signage.
FIRE DOORS:— Intumescent strips/smoke seals to be provided as follows:—
FD30s doors — 30 min. combined fire strip/smoke seal
All self closing (SC) fire doors to be fitted both sides with signs reading "FIRE DOOR KEEP SHUT", all non-self closing fire doors to be fitted on outside with sign reading "FIRE DOOR KEEP LOCKED SHUT WHEN NOT IN USE", all white letters on blue circle on 100x100mm. white background.

VISION PANELS:— Vision panels (VP) to be 1000x200mm. set 150mm. from top and leading edge of door to provide vision within the range of 900mm. to 1500mm. above FFL as a minimum. All vision panels to be glazed with safety glass — 6mm. polished CW as standard. Office (inner room) vision panel to have minimum clear viewing area of 0.1sq.m.. If the field of view of this vision panel is restricted, automatic fire detection (AFD) may be required to the outer room.
DOOR FASTENINGS:— On final exit doors to be simple fastening devices which are easily operable from the inside (EOD); all as Approved Document B1, clauses 6.10-6.15. Any security shutters or gates over rear exit doors are to be unlocked/fully open at all times that the premises are in use — a suitable management policy will be in place with a notice internally adjacent to the door.
Outward opening fire exit doors required to be kept locked during occupation of the building are to be fitted with panic bars (PB) over the full width of the doors with sign reading "PUSH BAR TO OPEN", or similar easily opened device with notice indicating how to operate.
Inward opening fire exit doors required to be kept locked during occupation of the building are to be fitted with simple Yale type snib turn latch with sign reading "TURN SNIB TO OPEN".
SERVICES:
INCOMING SERVICES:— BY DEVELOPER — details of incoming supply and meter locations or sizes are to be confirmed with Developer. Contractor to agree meter enclosure details with Domino's when locations established. Electric, gas and water metered supplies will be required.
GAS:— Supply sized to carry simultaneous load of ovens and water heater — MINIMUM 14cu.m./hr. through a minimum 38mm. dia. supply pipe. Gas stop cock to be provided in accessible location.
WATER:— Metered supply with stop cock in accessible location.
ELECTRIC:— Mains supply head fuse rated at 100amps. New 230volt single phase MCB distribution board with 25% spare capacity.
DOMESTIC HOT WATER:— To be provided by "Worcester Bosch Greenstar" gas fired room sealed instantaneous multi-point combi boiler, SEDBUK Band A. Contractor to agree location with Domino's.
INTERNAL FINISHES:
FLOOR:— Lay to the whole ground floor, ceramic tiles and or vinyl as Domino's specification.
WALLS:— Plasterboard drying, pointed and/or ceramic wall tiles to specified areas as Domino's specification. All to achieve CLASS 1-CLASS 0 Surface Spread of Flame.
CEILING:— Plasterboard in lay-in grid, moisture resistant foil back, to achieve CLASS 1-CLASS 0 Surface Spread of Flame.
DISABILITY DISCRIMINATION ACT:
Even if not required under current Building Regulations, Domino's should give consideration as to how the requirements of the DDA are to be met in respect of means of access for employees and customers, the provision of accessible sanitary facilities, etc..

REVISIONS

A	Minor alterations as requested by Client. 3.7.07
B	Fire damper added in duct.
C	Prep Table added. Extract duct encased and notes added. Shopfront colour amended and louvre colour added. Signs updated and compressors added. 31.7.07