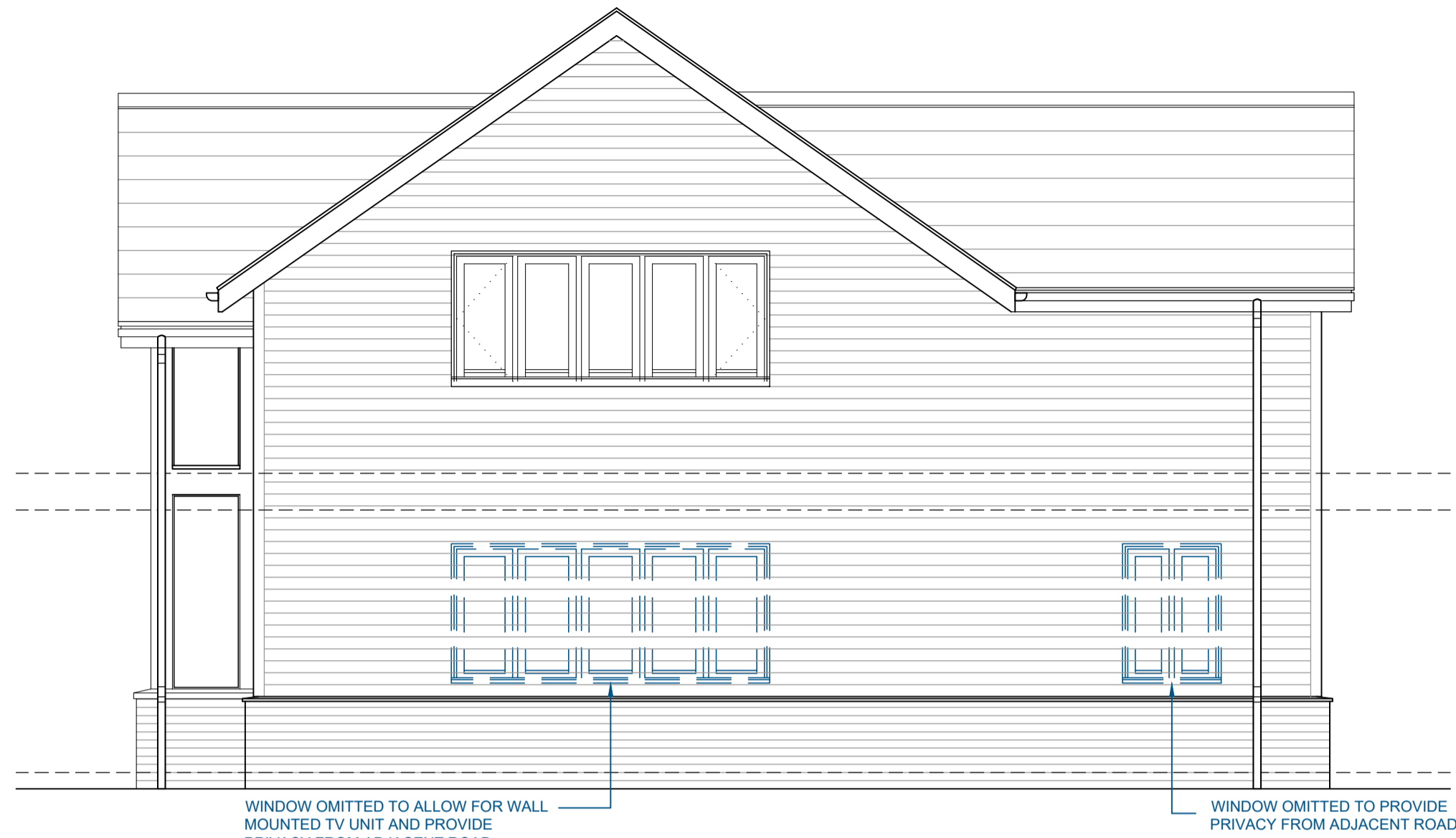


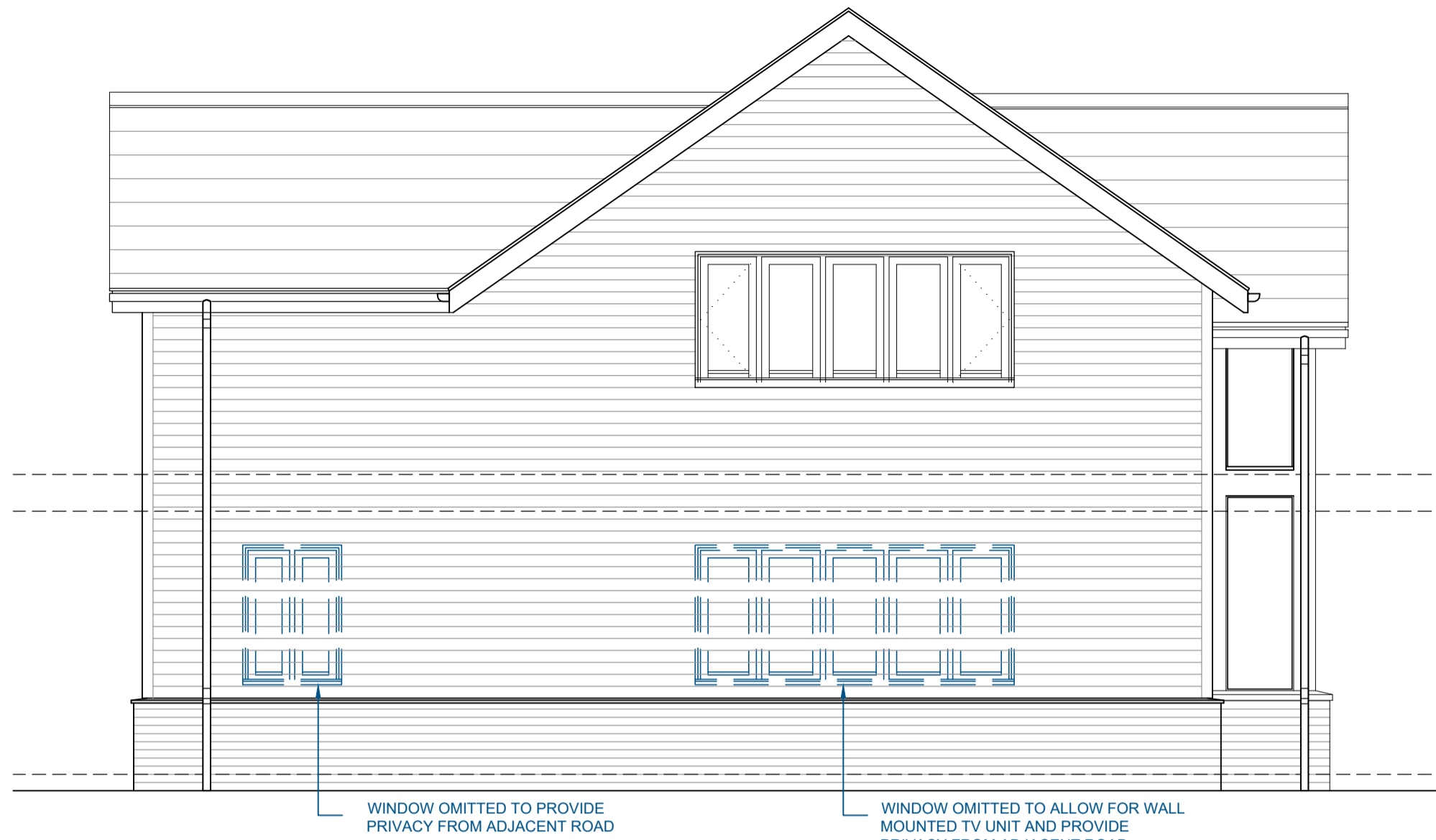
SU1 SETTLEMENT UNIT 1
 GIA: 195 sqm, 2097 sq ft
 AS: 25
 OPP:

Risk Schedule	
Item	Description of Risk and Action
⚠️	Risk - Handling of large / heavy fill gauge litter Action - A method statement to be provided by supplier and approved prior to commencement on site
⚠️	Risk - Cleaning of gutters Action - Gutters and hoppers can be cleaned / cleared using a gutter vacuum system
⚠️	Risk - Window Cleaning and Replacement Action - Reference should be made to best practice guides including the FWC's 'Safety in Window Cleaning using Water Fed Pole Systems', in all instances, a level and suitably surfaced area will be required where the cleaning is to take place, and the route to these spaces. The positioning of the level bases will need to take into consideration the position and distance away from the facade where the person using the water fed pole will be operating from. It should be noted that special measures might be required to some areas to allow cleaning from the ground level, including allowance of access to an external amenity via dedicated path and gates or coroboring off pavements. It is imperative that this is done in a safe manner, and with future planning afforded by the wording of leases. It will be the duty of the Responsible Person to ensure that all owners / tenants understand how the cleaning of their windows will occur as soon (or preferably before) they move in, they will also provide suitable training in all instances. This process will need to be logged and filed by the Responsible Person, with owners / tenants regularly reminded throughout the year. Leases should reflect that access will be required within private external amenities. Replacement of windows / balcony door units are likely to be a rare occurrence; however, it will be responsibility of the management company to arrange replacement. Replacement of the windows / balcony door units will likely require access within the private domain and the likely erection of full scaffolding and/or use of cranes. If scaffolding is required then it should be erected on the ground and to be designed / certified by an engineer adhering to best practice guidelines. The base it is stood on is to be suitably protected. Warranties need to be maintained, which may necessitate the organising of a site inspection by the waterproof supplier or similar. It is the duty of the Responsible Person to organise this. Where replacement of glazing is deemed necessary, it is important that an equivalent specification of glass/system is used. The maintenance company should refer to the schedules contained within the O&M documents and the window supplier's design information for the correct glazing specification.

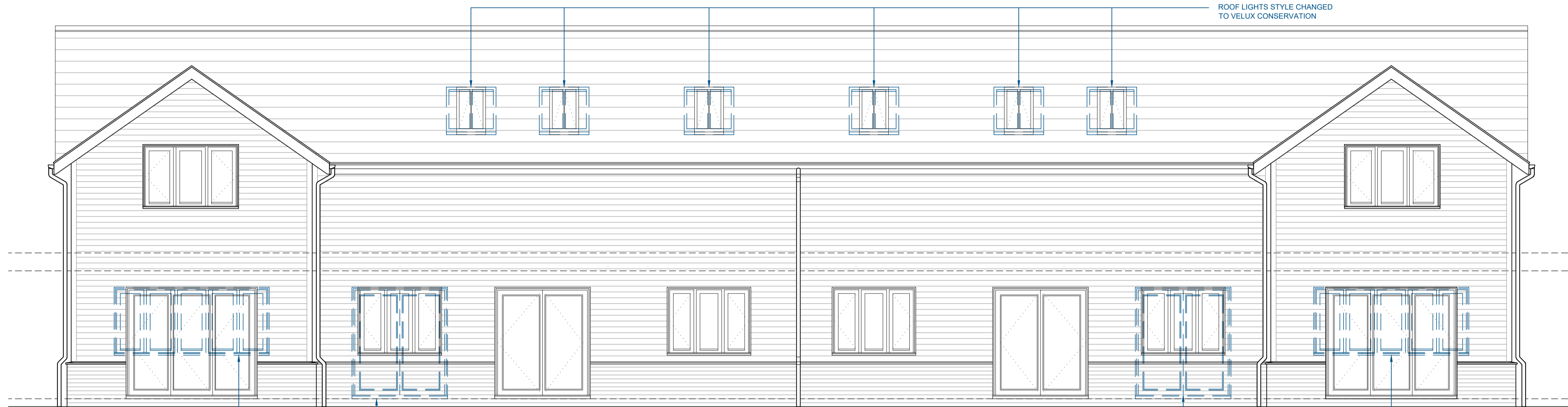
NOTES
 This drawing to be read in accordance with the specification/Bills of Quantities and related drawings.
 No Dimensions to be scaled from this drawing. All stated dimensions to be verified on site and the Architect notified of any discrepancies.
 Scale bar 100mm at 1:1



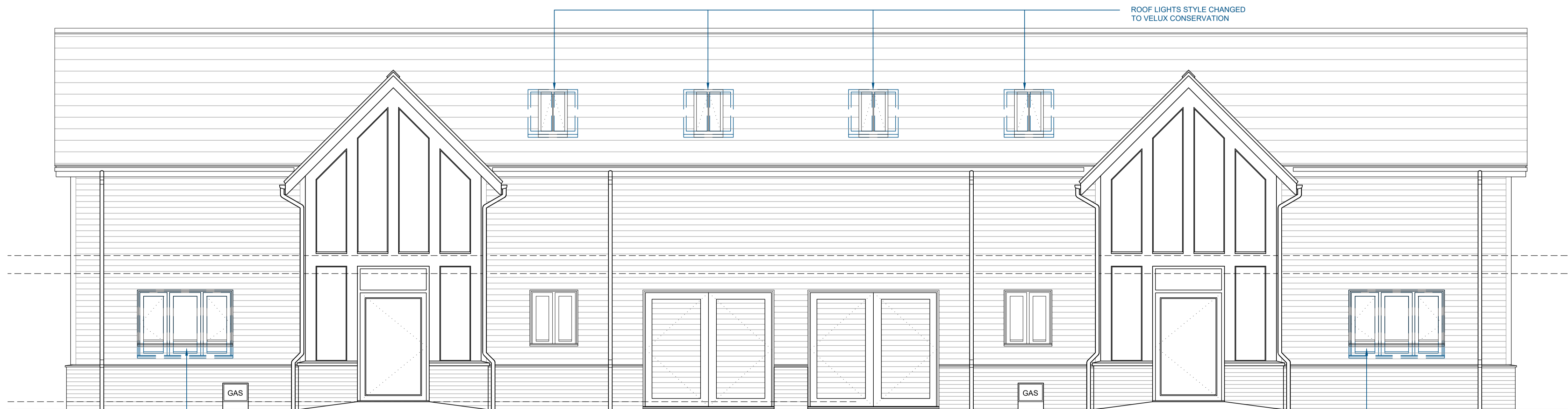
SIDE ELEVATION



SIDE ELEVATION



REAR ELEVATION



FRONT ELEVATION

P2 NMA AMENDMENTS TO CLIENT'S MARKUP SENT 02/06/21 08/06/21 JP
 P1 Planning Issue 07/01/21 BW

PLANNING

Project
 NORTHAW HOUSE
 COOPERS LANE
 NORTHAW

Title
 SETTLEMENT UNIT 1
 PLOT 22-23 PROPOSED ELEVATIONS

Scale	A1	Date	07/01/2021
1:50	A3	Checked	DR
1:100			
Drawn			
BW			
Drawing Number	Revision		
8250-SAU-SU1-0011-DR-A	P2		

Saunders
 Architecture + Urban Design