

A70 GENERAL

- .1 All proposed mechanical and electrical items to be Contractor designed portion of the Contract. Electrical works are to be carried out by a Part P certified electrician and test certificates are to be provided for Building Control approval.
- .2 All works to be in accordance with relevant:
 - 2.2 British Standards.
 - 2.3 Codes of Practice.
 - 2.4 Building Regulations.
 - 2.5 CIBSE Regulations, etc.
 - 2.6 Relevant manufacturer's written requirements.
 - 2.7 General good building practice.
 - 2.8 Statutory requirements of relevant local authorities.
 - 2.9 Relevant by-laws.
 - 2.10 Materials with BBA Certificate.
 - 2.11 Correctly sized proprietary materials and products.
 - 2.12 Materials that have been correctly stored to manufacturers written requirements.
- .3 Adequately protect the existing building and all services connected with it.
- .4 At completion, remove all rubbish, waste/surplus materials, splashes, deposits, efflorescence, etc.
- .5 Contractor to make own w.c./welfare/telephone provision. Power and water will be supplied by agreement/arrangement with the Employer.
- .6 All proposed works to be as identified on GSS and Consultants documents.
- .7 Contractor to price any variations prior to execution.
- .8 Where stated:

S.E. means Structural Engineer,
- .9 All works to be executed by skilled, professional, competent tradesman.
- .10 All existing loose furniture, etc., are to be moved from proposed areas works by others in advance and re-installed by others upon completion of the works.

C20 DEMOLITION/REMOVED ITEMS

- .1 Carefully remove existing curtain between vestry and nave. Dispose of all arisings off site, make good all finishes where disturbed.
- .2 Carefully remove existing pews and pew platforms where indicated on Architect's drawings. Pews are to be handed to the church for disposal/recycling/sale unless otherwise agreed.
- .3 Remove existing sink and worktop in north aisle. Redirect water supply and drainage to proposed servery sink as N10.2. Dispose of all arisings off site, make good all finishes where disturbed.

C90 SPOT ITEMS

- .1 Allow for relocation of font from the nave to the proposed location in the north aisle. Refer to drawing SK01. Allow for excavation of new 200 mm thick concrete foundation at 1.0 m below existing tiled pavement, medium density concrete block to underside of font. Make good all finishes around, including timber floor joists and quarry tiles.

G20 TIMBER

- .1 All structural timber to be vacuum pre-treated against insect attack, rot, etc. All joinery to be 16% relative humidity and to be European Redwood. All timber to be from FSC source, certification to be provided. All to be separated from masonry by damp proof membrane.
- .2 **HARDWOOD FOR INTERNAL FINISHES**
 - Species and origin: English Oak
 - Surface finish: Planed
 - Moisture content at time of erection: 19% relative humidity
 - Decorative finish: To be stained to match the existing timberwork elsewhere (contractor to prepare three different samples for comment by CA).
 - N.B. Due to the varying humidity levels within the church at different times of the year, it is important that all joinery across grain is able to expand and contract, therefore, all boarding is to incorporate 'penny gap' joints to allow for subsequent expansion. This philosophy is to be carried across the design of all joinery. For similar reasons stain should also be applied prior to fabrication and timber should be delivered to site four weeks prior to fabrication in order to allow it to acclimatize itself to the environment.
- .3 **GRADED SOFTWOOD FOR STRUCTURAL USE ONLY:**
 - Stress graded to BS 4978 or other national equivalent and so marked.
 - Strength class to BS 5268:Part 2:SC 3.
 - Surface finish: Sawn.
 - Moisture content at time of erection: 16% relative humidity
 - To be double vac pre-treated against rot and insect attack.
- .4 **BASIC WORKMANSHIP:** Comply with the clauses of BS 8000:Part 5 which are relevant to this section.
- .5 **CROSS SECTION DIMENSIONS OF TIMBER** shown on drawings are basic sizes unless stated otherwise.
Maximum permitted deviations from basic sizes to be as stated in BS 4471 for softwoods and BS 5450 for hardwoods.

- .6 WARPING OF TIMBER:
Spring: 5 mm per 3 m length.
Bow: 10 mm per 3 m length.
Twist: 1 mm per 25 mm width per 3 m length.
Cup: 2 mm per 100 mm width of face.
- .7 SELECTION AND USE OF TIMBER:
- Do not use timber members which are damaged, crushed or split beyond the limits permitted by their grading.
 - Ensure that notches and holes are not so positioned in relation to knots or other defects that the strength of members will be reduced.
 - Do not use scarf joints, finger joints or splice plates without approval.
- .8 PROCESSING TREATED TIMBER:
- Carry out as much cutting and machining as possible before treatment.
 - Re-treat all timber which is sawn along the length, ploughed, thickened, planed or otherwise extensively processed.
 - Treat timber surfaces exposed by minor cutting and drilling with two flood coats of a solution recommended for the purpose by main treatment solution manufacturer.
- .9 MOISTURE CONTENT: When instructed by CA, test timber sections with an approved electrical moisture meter used in accordance with manufacturer's recommendations. Test 5% but not less than 10 lengths of each cross-section in the centre of the length. 90% of values obtained to be within the specified range. Provide CA with records of all tests.
- .10 PROTECTION:
- Keep timber dry and do not overstress, distort or disfigure sections or components during transit, storage, lifting, erection or fixing.
 - Store timber and components under cover, clear of the ground and with good ventilation. Support on regularly spaced, level bearers on a dry, firm base. Open pile to ensure free movement of air through the stack.
 - Arrange sequence of construction and cover timber as necessary during and after erection to ensure that specified moisture content is not exceeded.
 - Keep trussed rafters vertical during handling and storage.
- .11 TIMBER TREATMENT:
All concealed timberwork to be included within the works to be treated against insect or other attack.
- .12 SETTING OUT:
Agree final setting out of joinery with CA prior to commencement of the works.
N.B. The new timber step and screens are to be scribed into the adjacent stonework, arches and complex mouldings.

K10 INTERNAL PARTITIONS

- .1 Internal partition walls, where shown on Architect's drawings in North Aisle 02 to be: 100 x 50 mm softwood timber studwork at maximum 600 mm centres. Accessible W.C. 08 to be clad internally with 12.5 mm plasterboard and skim. All other faces to be clad to in 12.5 mm plasterboard with oak raised and fielded hardwood finish as G20.2. Allow for existing 100 x 100 mm moulded oak cornice and for 125 x 50 x 450 mm softwood ceiling joists with 22 mm softwood tongue and groove boarding over.
- .2 Proposed screen to Vestry 06 to be in oak.

L10 WINDOWS

- .1 Window to Accessible W.C. 08 to be formed cut softwood frame and glazing beads with two sheets of 6 mm glass nominally 75 mm apart.
- .2 Glazing to vestry screen: 6 mm toughened glass to comply with BS6262 with pinned quadrant oak glazing beads.

L20 DOORS

- .1 Doorset D04 to Vestry 06 be an oak framed, panelled door. Allow for black japanned ironmongery, including locking lever latches and privacy bolt to both, see P21.1. Allow for acoustic seals to all four sides, including drop threshold (refer to P21.2). Door to be 30 minute fire rated. Finish with oak panelling to match proposed internal partition, refer to K10.2. Glazed panels to be installed as indicated on architects drawings, refer to GSS drawing no. SK01 and spec clause L10.3.
- .2 Doorset D06 to Accessible W.C. 08 to be an oak framed and ledged (using beaded matching board for ledges) door. Allow for fixing Doc 'M' handrails and ironmongery, including light action privacy bolt, see P21.1. Provide emergency release mechanism so that door can be opened from outside if necessary. Allow for acoustic seals to all four sides, including drop threshold type recessed into cill (refer to P21.2). Door to be 30 minute fire rated. Refer to specification G20.2.

L30 STAIRS & RAMPS

- .1 Supply and install new access ramp in Porch 01, constructed of component parts as softwood fixings 50 mm wide x 450 mm centres at 1 in 12 gradient on dpc plugged and screwed into floor tiles.

Ramp to be fitted level with existing floor level in existing porch to ensure continual surface and easy wheelchair access.
- .2 All timber to be stained to match existing where necessary. All fixings to be hidden from sight.

M20 PLASTER

- .1 Carefully remove plaster to three external walls of north and south aisles up to 1100 mm above finished floor level and replace with three coats of traditional lime plaster with goat hair reinforcement.
- .2 In Admin. Store 06 remove existing plaster to 2.5 m above finished floor level. Sika render to be applied to walls to 2.5 m high, all in accordance with manufacturer's recommendations.

M50 FLOOR FINISHES

- .1 Remove timber pew platforms to areas where pews are to be removed and discard, infilling void with 100 mm foam glass, nom. 450 mm hardcore (compacted in 150 mm layer) and sand blinding before power float 100 mm Limecrete with 150 x 150 red quarry tile finish. Install 150 x 75 mm red border tiles around edges of former pew platforms.
- .2 Provide and lay new safety vinyl floor coverings to Accessible W.C. 08 with coved skirting 150 mm high to all abutments with walls. Allow for Tarkett Safetred Dimension installed to manufacturer's written requirements. Colour to be confirmed. Provide threshold strip at change of floor finish. Ventilated skirting detail required here too.

M60 PAINTING AND CLEAR FINISHES

- .1 Allow for staining of new timber where necessary to match with existing joinery within church.
- .2 Paint finishes to plaster finish of walls and ceilings to accessible w.c. to be: Dulux Trade Diamondshield. Apply 1 no. mist coat and 2 no. finishing coats. Colours: tbc. Allow for applying finishes all in accordance with manufacturer's written requirements. Allow for preparing walls to receive new finishes.
- .3 Apply three coats of diluted lime putty limewash to all masonry walls in body of church, including porch, ringing floor and w.c. Beforehand carry out localized tests in six areas to be agreed with CA. Ceilings not to be redecorated. Scrape off all loose and flaking paint/finishes. Ensure wall surfaces are damped down prior to application. Non hydraulic bagged lime is not to be used. Allow for scaffolding to access all areas, taking care not to damage either wall surfaces or fixtures and fittings.

N10 FIXTURES AND FITTINGS

- .1 New chairs to be supplied by others.
- .2 New servery units all to be formed in solid softwood carcassing G20.3, with oak doors to match, all as SK03 details 2 and 3. Worktop to be 32 mm oak, including sink and drainer inserts with finger lifting holes. Allow for oak shelf in lower cupboards. Allow for triangular quatrefoil vents to plinth to permit air circulation to void under bottom shelf, to have fly screen fixed to the inside to prevent insect access. Allow for ironmongery for pulls, hinges, catches, etc. Refer to elevation, drawing SK02 detail 2 and specification clause P21.1. Finish to match timber in main church. Allow for nominally 600 mm wide stainless steel bowl and a half inset half double drainer sink and mixer taps to servery. Manufacturer/design to be agreed. Sink to have 32 mm oak insert cover drainer and sink and a half when not in use.

Also allow for 200 mm high splashback upstand to servery upstand with dark blue Formica including a pair of 180° hinged Formica faced oak door with push release catches and with oak capping above. Also allow for melamine faced shelving for mug storage.

- .3 All new timber to be vacuum pre-treated against insect attack, rot, etc., and to G20.2.
- .4 Allow for boxing in to exposed pipework, 50 x 50 softwood frame with plasterboard painted skim finish. Provide access panels to rodding eyes.
- .5 Archive storage: Construct archive storage from 50 x 50 mm softwood framing supported on floor with no penetrations through Sika render on wall. Spur shelving and supports creating 3 no. shelves of hardwood lipped 22 mm ply. Oak raised and fielded panelled doors with quadrant bead detailing. Allow for black japanned 75 mm butt hinges, knobs and hasp and staples to each cupboard with magnetic keeps. Include for backs of cupboards by Window W3.

N13 SANITARYWARE

- .1 Proposed toilet paper dispensers to be: Lovair L-783 midi jumbo toilet roll holder. Installed to manufacturer's written requirements.
- .2 Proposed soap dispensers to be: wall mounted adjacent to sink and 200 mm above the whb top such as L-V33 by Lovair. Installed to manufacturer's written requirements.
- .3 Proposed mirrors (over basins) to be: wall mounted, 450 x 600 mm silvered safety mirrors, complete with secret fixings.
- .4 Proposed paper towel dispenser to be: wall mounted 1100 above FFL, such as ss type by Kimberley Clark.
- .5 Proposed mirror (DDA compliant) to be: wall mounted, 1000 x 400 silvered safety mirror, install at 600 mm from finished floor level. Complete with secret fixings.
- .6 Proposed Doc M pack complete: corner pack, Contour 21 close coupled w.c., Contour 21 hand basin, water saving fill with spatula lever, contrasting grab rails, support, seat with no cover, all by Armitage Shanks. Installed to manufacturer's written requirements.
- .7 Rotating mixer tap to servery with hot and cold supplies, all concealed behind Formica finished 180° swing 200 mm high doors.

P10 INSULATION

- .1 Allow for 100 mm Rockwool to be packed into the new partition wall cavity to provide sound insulation and similarly 100 mm Rockwool to ceiling.
- .2 Floor insulation to be 75 mm Rockwool laid between floor joists, stopping prior to trench heaters and laid on chicken wire to ensure separation gap of 2 5mm above existing floor.

P21 IRONMONGERY

- .1 Ironmongery generally to be in black japanned simple profile, such as 'Rustix Range' by Architectural Ironmongery Ltd. (tel. no. 01989 567946) for worktop cover pulls (Dartington door pull) and cupboard knobs (round knob furniture). Hinges may be brass butt hinges and the black japanned lever handle is to comply with DDA requirements and to incorporate an occupied/vacant sign with manual external override.
- .2 ACOUSTIC SEALS TO W.C. DOOR:
Provide Lorient IS1010 batwing acoustic seals to head and jambs and Lorient IS8090 Si drop seal to door threshold. All to be installed in accordance with manufacturer's instructions and to reduce noise transfer around the door opening.

Q21 EXTERNAL PAVING

- .1 Adjust slope of gravel leading up to Porch 01, in order to create a smooth accessible entrance and consolidate with a roller on completion.

R11 DRAINAGE

- .1 Form new underground drainage and connect to new trench arch constructed under north porch. All drainage excavations to be hand dug. Allow for attendance of archaeologist during works and lifting and re-laying of the paving, plus any works required to make good. Drains to be 100 mm diameter uPVC laid at max. 1:60 gradient in pea gravel bed and surround. Manholes to be uPVC with pedestrian grade black iron covers except those in public highway which are to be heavy duty.
- .2 Form trench arch using 2 no. rows of 150 x 225 concrete blocks set 600 mm apart, 500 mm below path finish level. Cover with 900 x 600 mm paving slabs 50 mm thick. Hardcore and ground over to match existing. Alternatively use pre-cast concrete half round 600 mm diameter pipes with hardcore and gravel over.
- .3 Above ground drainage in 38 mm diameter uPVC generally connected to 100 mm diameter cast iron vent pipe discharging into underground drainage. Vent pipe to have cast iron side termination with fly screen.

S12 HOT & COLD WATER FACILITIES

All services to be subject to design of the contractor.

- .1 HOT WATER TO SERVERY
Install electrically operated hot water system where shown, manufacturer ZIP Hydroboil, 3.0 litre (h x w x d) 441 x 289 x 180 mm or similar. N.B. contractor to ensure that vented taps are suitable for use with this heater. Cold water supply to the water heater to be supplied from incoming main to existing sink in North Aisle 02.
- .2 Domestic hot water to be provided by electrically powered water heater located in the cupboard in the accessible w.c.
- .3 Copper pipework to connect water boiler to wash hand basin and sink and also cold water to appropriate appliances.

T32 HEATING SYSTEMS

All services to be subject to design of the contractor.

- .1 Adjust existing heating layout to suit new layout and as indicated on architect's drawings and as per CBC guidance 'Choosing a Heating System for Churches'. Also replace existing oil fired boiler with new of equal duty, all to manufacturer's recommendations.
- .2 Relocate radiators in North Aisle 02 and South Aisle 05 as shown on GSS Drawing No. SK01. Extend piping under proposed raised floor as necessary and make good finishes disturbed to match existing. Replace radiator in tower with taller, narrower.

U10 VENTILATION

- .1 Provide mechanical extract fan to accessible w.c. to provide three air changes per hour, connected to light switch. Termination of vent to be via black cast iron air brick set flush with exterior face of wall.

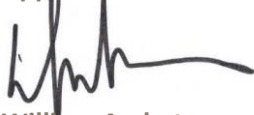
V ELECTRICAL SYSTEM

All services to be subject to the design of the contractor and to CBC Guidance on Electrical Wiring in Churches, CBC Guidance on Lighting and CIBSE LG13 Lighting for Places of Worship.

- .1 Provide wiring to new lighting scheme to main body of church as per lighting engineer's design. Include also for emergency lighting as indicated and to ringing floor and belfry.
- .2 Provide light to accessible w.c. together with alarm, both operated by pull cords. Include alert alarm to w.c. exterior. Power supply required to extract fan connected to light.
- .3 Power supplied for electric hot water heater in accessible w.c. cupboard connected to supply in tower and for servery water boiler.
- .4 Provide 2 no. switched double sockets to servery and also provide 2 no. track lights, each with two spotlights.
- .5 Provide 4 no. floor boxes with oak inserts to lids in raised floor to infilled pew platforms. Each floor box to have 3 no. switched socket outlets and a data socket. Data cabling by others later. Allow draw cables.

Document Approval

Approved and Authorised By



William Assheton
Partner

HGT/WFA/dmv/CH123

04bspecification

15th September 2016

© Gotch Saunders & Surridge LLP

35 Headlands
Kettering
Northants
NN15 7ES

Tel : 01536 513165

North Warehouse
Gloucester Docks
Gloucester
GL1 2EP

Tel : 01452 525019

The Tower Studio
Fourth Avenue
Hornbeam Park
Harrogate HG2 8QT

Tel : 01423 815121