

5.2 OUTLINE SPECIFICATION

EMB / Inspectors & RA Offices (undercroft)

Design Assumptions:

Minimal raised access flooring provides layout flexibility and additional space for service runs to be checked against Inspectors storage requirements.

External Envelope:

- H11 Curtain Walling**
Main external wall facing Grenfell Tower replacing existing roller shutter
- Kawneer AA 110 (50) Polyester Powder Coated Finish
 - Allow for 2No. Double door access (only) as part of a lobby arrangement

- M60 Painting / Clear Finishing**
Exterior Grade Paint to existing external brick and in-situ concrete walls and soffit of main wall facing Grenfell Tower (includes painting of existing services)
- Dulux Weathershield (smooth)

- J40 Flexible sheet tanking (risk to be determined)**
Internal face of rear wall to units (only), up to existing louvre cill level (1.8m approx.)
- Delta MS 20 membrane and associated concealed drainage channel

- P10 Sundry Insulation / Proofing Work**
Internal face of external walls (excluding curtain walling)
- 60mm EPS rigid insulation mechanically fixed

- J40 Flexible sheet damp proofing**
Internal face of external walls (excluding curtain walling)
- 250g polyethylene VCL

- K10 (existing external walls) Plasterboard dry linings/ partitions / ceilings**
Internal dry lining of external wall (excluding curtain walling)
- 25mm Aluminium furring's at 600 cts
 - 1 No. Layer of 15mm British Gypsum Duraline plasterboard. (see finishes)

- H92 Rain-screen Cladding**
Elevation under the undercroft
- 12mm HPL cladding (Trespa or similar) and sub-frame system. (secret fix)
- H92 Rain-screen Cladding**
Soffit ceiling
- Demountable 6mm HPL cladding (Trespa or similar) Unistrut sub-frame system. (colour coded surface fixings)
- L10 Windows**
Double glazed PPC aluminium window frames to replace existing high level louver vents along back wall.
- Central Pivot
 - Window restrictors (disabled manually for window cleaning)
 - Lockable (Lower levels)
 - Security mesh externally
 - Include for safety glazing externally given the proximity of Ground Level where necessary
- L20 Roller Shutters**
Electrically powered security roller shutters to conceal curtain walling
- No special requirements for fire containment
 - Polyester Power Coated Finish
- R10 100mm uPVC Ogee rainwater gutter system within proposed soffit void to catch and control leaks from walkway deck**
- Superstructure: Roof (existing, no works)**
- Superstructure: Ground Floor Slab (existing, no works)**
- Interior: Floor**
- J40 Flexible Sheet Damp Proofing**
Loose laid across existing concrete floor lapped and sealed with external wall DPM
- 800g Polyethylene sheeting
- K41 Raised Access Flooring (50mm clear void)**
Floor area of 4No. existing garages & proposed kitchenette and WC's
- Eurodek: Base system – medium duty (see finishes)
 - Allowance required for electrical socket floor boxes (no. TBA)
- Interior: Ceiling**
- K40 Demountable Suspended Ceilings**
Reflected ceiling plan of 4No. existing garages & proposed kitchenette and WC's
- Armstrong – Sierra (regular)
- Interior: Partitions**
- C20 Demolition**
Removal of brick walls between existing garages 3No.
- K10 Plasterboard Partitions (layout to be revised to meet Part M)**
Separating internal walls between Kitchenette and Office area. Separating internal walls between Kitchenette and Corridor
Separating internal wall between Kitchenette and WC
- British Gypsum 'C' section partition system (100mm)
 - 2No. layers of 15mm 'Duraline' board
 - No special fire, smoke or acoustic requirements
- L20 Internal Doors**
- 3No. Leaderflush internal doors
 - No special fire, smoke or acoustic requirements
 - Ironmongery (TBA)
 - No Automatic Closers
- Fixtures, Fittings & Equipment:**
- N10 Sanitary Appliances & Fittings**
(layout to be revised)
- Doc M pack Disabled 'Unisex' WC
 - 1No. Additional WHB (in addition to Doc M pack) for general use of Disabled WC (TBA)
 - Lever handle taps

N11	Domestic Kitchen Furnishings and Equipment Kitchenette	ENTRANCE LOBBY / CONCIERGE & EMB OFFICE	Superstructure: Floor
	<ul style="list-style-type: none"> • 850mm High worktop • 1200mm base unit support for sink • Single basin sink with drainer • Lever handle taps 	Design Assumptions: Fixtures and fittings and finishes to be agreed.	E30 Reinforced in-situ concrete floor deck Slab depth TBC to floor slab infill (see SEA drg. No. RE111)
P20	Isolated trims & Skirtings	External Envelope:	Interior: Staircase
	<ul style="list-style-type: none"> • 100mm pencil rounded pre-finished timber skirting to base of all partitions and external wall dry lining. (see finishes) • 25mm square edged pre-finished timber architrave to all internal doors. (see finishes) • 125 x 20mm pre-finished timber cill boards (see finishes) 	L10 (Entrance Lobby) PPC Aluminium thermally broken curtain walling system (Floor to ceiling) includes: <ul style="list-style-type: none"> • Entrance Door and fixed light panel • Automatically opening vents (AoV) linked to fire alarm system • External louvers to smoke vent system air intake • Toughened safety glazing below 1100mm from FFL 	E60 Pre- cast concrete stairs
N10	Furnishings	L10 (External Leaf) PPC Aluminium thermally broken window panel system (EMB Office) <ul style="list-style-type: none"> • openable pivot windows PPC Aluminium doubled glazed • Inward opening casement windows (purge panels) • External louvers to purge panel windows 100mm max openings • Obscure panels below 1100mm from FFL 	H11 Curtain Walling Internal glazed screen floor to ceiling (mezzanine & walkway) around entrance lobby void adjacent to existing lift core entrance. Manifestation to be agreed.
	<ul style="list-style-type: none"> • Window Blinds to all high level replacement windows 	P10 Sundry Insulation / Proofing Work Existing Columns / cavity wall over-cladding <ul style="list-style-type: none"> • Celotex FR5000 (100mm) 	L30 1300mm High toughened glass glazed balustrade around stair and entrance lobby void adjacent to lift and staircase. 1100mm high 40mm dia. Metal handrail to follow balustrade. (see SEA drg. No. RE206)
	Interior: Finishes	H42 Pre-cast concrete Cladding Existing Columns over-cladding <ul style="list-style-type: none"> • Finished pre-cast concrete composite insulated panels fixed to existing concrete columns 	Interior: Partitions
M50	Carpet Tiling to proposed studio / office area	H72 Aluminium strip / sheet coverings / flashings Existing columns over-cladding (see SEA drg. No. RE205 / 206) <ul style="list-style-type: none"> • PPC aluminium flashings 	K10 Internal Partitions 100mm Typical C section metal framing to EMB Office & WC <ul style="list-style-type: none"> • Fire: Type 1: 30min FR (2no. layers 15mm Wallboard) (see SEA drg. No. RE111) • Security: 225mm Heavy Duty C section metal framing around Concierge desk (2no. layers 15mm Wallboard) (see SEA drg. No. RE111)
M50	Safety Vinyl to Kitchenette & WC	H92 Rain-screen Cladding Existing cavity wall / main entrance canopy <ul style="list-style-type: none"> • 12mm HPL cladding (Trespa or similar) and sub-frame system. (secret fix) 	L10 Glazed Screens <ul style="list-style-type: none"> • Fire rated (FD30) glazed screens Inc. Doors between entrance lobby and existing lift core. • Glazed security screens around Concierge desk
M50	Vinyl Flooring to Corridor		L20 Internal Doors <ul style="list-style-type: none"> • FD30 to all doors leading off entrance lobby spaces
M60	Painting		Interior: Ceiling
	<ul style="list-style-type: none"> • Walls – Emulsion • Timber Skirting / trims – Vinyl Emulsion 		K10 Plasterboard Ceilings <ul style="list-style-type: none"> • British Gypsum 9mm plasterboard on metal uni-strut sub frame to entrance lobby

Fixtures, Fittings & Equipment:

N13 Sanitary Appliances & Fittings

- Doc M pack Disabled 'Unisex' WC
- 1No. Additional WHB (in addition to Doc M pack) for general use in Disabled WC (TBA)
- Lever handle taps

N11 Domestic Kitchen Furnishings and Equipment Kitchenette

- 850mm High worktop
- 1200mm base unit support for sink
- Single basin sink with drainer
- Lever handle taps

P20 Isolated trims & Skirtings

- 100mm pencil rounded pre-finished timber skirting to base of all partitions and external wall dry lining. (see finishes)
- 25mm square edged pre-finished timber architrave to all internal doors. (see finishes)
- 125 x 20mm pre-finished timber cill boards (see finishes)

N10 Furnishings

- Window Blinds to be confirmed
- Reception desk (Concierge)
- Cabinets for CCTV equipment

N10 General Fixings

- Barrier matting system to main entrance

Interior: Finishes

M50 Carpet Tiling to EMB office

M40 Ceramic floor tiling to entrance lobby and staircase (ground, mezzanine & walkway)

M50 Safety Vinyl to Kitchenette & WC

M50 Vinyl Flooring to Concierge

M50 Aluminium with vinyl insert nosing to stairs

M60 Painting

- Walls – Emulsion
- Timber Skirting / trims – Vinyl Emulsion

NURSERY

Design Assumptions:

Current layout (SEA drg. No. RE111) signed off by Nursery 13/12/12

Fixtures and fittings, level of finishes to be agreed

External Envelope:

L10 (Entrance Lobby) PPC Aluminium thermally broken curtain walling system (Floor to ceiling) includes:

- Entrance Door and fixed light panel
- Toughened safety glazing below 1100mm from FFL

L10 (External Leaf) PPC Aluminium thermally broken window panel system

- openable pivot windows PPC Aluminium doubled glazed
- Inward opening casement windows (purge panels)
- External louvers to purge panel windows 100mm max opening between slats
- Obscure panels below 1100mm from FFL

L20 (External Store) Heavy Duty steel door

P10 Sundry Insulation / Proofing Work

Existing Columns / cavity wall over-cladding

- Celotex FR5000 (100mm)

H42 Pre-cast concrete Cladding

Existing Columns over-cladding

- Finished pre-cast concrete composite insulated panels fixed to existing concrete columns

H72 Aluminium strip / sheet coverings / flashings

Existing columns over-cladding

(see SEA drg. No. RE205 / 206)

- PPC aluminium flashings

H92 Rain-screen Cladding

Existing cavity wall / main entrance canopy

- 12mm HPL cladding (Trespa or similar) and sub-frame system. (secret fix)

Interior: Partitions

K10 Internal Partitions

100mm Typical C section metal framing

- Fire: Type 1: 30min FR (2no. layers 15mm Wallboard) (see SEA drg. No. RE111)
- Acoustic: (see SEA drg. No. RE111)
 - Type A (52dB? TBC) (between Nursery / EMB) Overall width 150mm Staggered 100mm C sections 50 Rockwool Insulation 2No. layers of 15mm Wallboard)

L10 Glazed Screens

Glazed screens fixed light around internal Doors between entrance lobby and play spaces.

L20 Internal Doors

- Vision panels
- Lever handle
- Kick and push plates

Interior: Ceiling

K10 Plasterboard Ceilings

- British Gypsum 9mm plasterboard on metal furring's

Fixtures, Fittings & Equipment:

N10 General Fixings

- Barrier matting system to main entrance

N10 Sanitary Appliances & Fittings

- Doc M pack Disabled 'Unisex' WC
- 1No. Additional WHB (in addition to Doc M pack) for general use in Disabled WC (TBA)
- Lever handle taps
- 5no. children's WHB & WC
- 2no. WHB (hand wash)

K32 Panel Cubicles: 4no. 1100mm high children's toilet cubicles no requirements for doors

N11	Domestic Kitchen Furnishings and Equipment Kitchen	<ul style="list-style-type: none"> • 850mm High worktop • 1200mm base unit support for sink • Double basin sink with double drainer • Lever handle taps • (hand wash) 1no. WHB & 1no. childrens WHB • 1100mm high Baby change unit and storage under • 2No. Belfast Sinks and worktop located within play areas 	EXISTING CORE / LIFT LOBBY Design Assumptions: Generally no works required beyond builder's work and making good associated with M&E works on relevant floors. Existing finishes to be protected throughout works. (see SEA drg. No. RE127)	P10	Sundry Insulation / Proofing Work Existing Columns over-cladding <ul style="list-style-type: none"> • Celotex FR5000 (100mm)
P20	Isolated trims & Skirtings	<ul style="list-style-type: none"> • 100mm pencil rounded pre-finished timber skirting to base of all partitions and external wall dry lining. (see finishes) • 25mm square edged pre-finished timber architrave to all internal doors. (see finishes) • 125 x 20mm pre-finished timber cill boards (see finishes) 	Interior: Ceilings / Pipe Encasement K10 Plasterboard Ceilings (typical flat) <ul style="list-style-type: none"> • British Gypsum 9mm plasterboard on metal furring sub frame 	P20	Pipework encasement Pendock profile or similar
N10	Furnishings	<ul style="list-style-type: none"> • Window Blinds to be confirmed 	NEW CORE / LIFT LOBBY (Mezzanine level) Design Assumptions: All voids apart from lift shaft to receive an infill reinforced concrete slab on permanent metal shuttering.	H92	Rainscreen Cladding Existing Columns over-cladding <ul style="list-style-type: none"> • VMZ Composite Zinc panels
L20	Roller Shutters	Electrically powered security roller shutters installed internally behind curtain waling / windows <ul style="list-style-type: none"> • No special requirements for fire containment • Polyester Power Coated Finish 	BOXING CLUB Design Assumptions: Current layout (SEA drg. No. RE113) signed off by Boxing Club 13/12/12 Fixtures and fittings, level of finishes to be agreed	H72	Aluminium strip / sheet coverings / flashings Existing columns over-cladding (see SEA drg. No. RE205 / 206) <ul style="list-style-type: none"> • PPC aluminium flashings
Interior: Finishes			External Envelope: L10 (External Leaf) PPC Aluminium thermally broken window panel system includes: <ul style="list-style-type: none"> • openable pivot windows PPC Aluminum doubled glazed • Inward opening casement windows (purge panels) • External louvers to purge panel windows 100mm max openings • Obscure panels below 1100mm from FFL 	H92	Rain-screen Cladding External wall <ul style="list-style-type: none"> • 12mm HPL cladding (Trespa or similar) and sub-frame system. (secret fix)
M50	Safety Vinyl to Kitchen, WC's & Baby change		K10 (Inner Leaf) Structural Framing System (SFS) To all external walls (excluding windows) <ul style="list-style-type: none"> • 150mm Metsec SFS (where required) • Internal lining 15mm British Gypsum Wallboard 	K10	Internal Partitions 100mm Typical C section metal framing <ul style="list-style-type: none"> • Fire: Type 1: 30min FR (2no. layers 15mm Wallboard) (see SEA drg. No. RE111) • Acoustic: (see SEA drg. No. RE111) <ul style="list-style-type: none"> ◦ Type A (52db? TBC) (between Nursery / EMB) Overall width 150mm Staggered 100mm C sections 50 Rockwool Insulation 2No. layers of 15mm Wallboard
M50	Vinyl Flooring throughout			L10	Glazed Screens Glazed screen with openable sliding light to office hatch
M50	Whiterock or similar splashbacks to all sinks / WHB and baby change			L20	Internal Doors <ul style="list-style-type: none"> • Vision panels / obscure glazing • Lever handle • Kick and push plates
M60	Painting	<ul style="list-style-type: none"> • Walls – washable satin Emulsion • Timber Skirting / trims – Vinyl Emulsion 		K40	Demountable suspended ceilings throughout (excluding showers)
				K40	(shower ceilings) 6mm HPL (Trespa or similar) panels on timber subframe.

Interior: Flooring

M50 Raised access floor (100mm) for acoustic control within sports activity areas with safety vinyl flooring

M50 Safety Vinyl Flooring to all changing, WC and Shower areas.

M50 Vinyl flooring to office and corridor

Fixtures, Fittings & Equipment:

G10 Structural steel framing to take boxing equipment (heavy punch bags etc.)

N10 General Fixings

- Barrier matting system to main entrance

N10 Sanitary Appliances & Fittings

- Doc M pack Disabled 'Unisex' WC
- 1No. Additional WHB (in addition to Doc M pack) for general use in Disabled WC (TBA)
- Lever handle taps throughout
- 2no. WC's
- 1no. Urinal
- 2no. WHB (male WC) inc. vanity unit
- 1no. WHB (female WC)
- 4no. Shower fittings
- 1no. accessible shower inc. flip down seating and handrails
- Drinking water fountain located within sports activity area

K32 Shower Cubicles: 3no. with doors

N10 Kitchen Fittings

- 850mm High worktop
- 1200mm base unit support for sink
- Single basin sink with single drainer
- Lever handle taps

P20 Isolated trims & Skirtings

- 100mm pencil rounded pre-finished timber skirting to base of all partitions and external wall dry lining. (see finishes)
- 25mm square edged pre-finished timber architrave to all internal doors. (see finishes)
- 125 x 20mm pre-finished timber cill boards (see finishes)

N10 Furnishings

- Window Blinds / obscure glazing panels to be confirmed

Interior: Finishes

M50 Whiterock or similar splashbacks to all sinks / WHB and full height on shower walls

M60 Painting

- Walls – washable satin Emulsion
- Timber Skirting / Trims – Vinyl Emulsion

MEZZANINE / WALKWAY +1 RESIDENTIAL**Design Assumptions:**

Fixtures and fittings based on minimum needs TMO to agree on level of finishes, fit out for kitchen and furnishings to be included as part of the works.

External Envelope:

L10 (External Leaf) PPC Aluminium thermally broken window panel system (Floor to ceiling)

To all residential external walls, includes:

- openable pivot windows PPC Aluminum doubled glazed
- Inward opening casement windows (purge panels)
- External louvers to purge panel windows 100mm max openings
- Obscure panels below 1100mm from FFL

K10 (Inner Leaf) Structural Framing System (SFS)

To all residential external walls (excluding windows)

- 150mm Metsec SFS
- Internal lining 15mm British Gypsum Wallboard

P10 Sundry Insulation / Proofing Work

Existing Columns over-cladding

- Celotex FR5000 (100mm)

H92 Rainscreen Cladding

Existing Columns over-cladding

- VMZ Composite Zinc panels

H72 Aluminium strip / sheet coverings / flashings

Existing columns over-cladding

(see SEA drg. No. RE205 / 206)

- PPC aluminium flashings

H92 Rain-screen Cladding

External wall

- 12mm HPL cladding (Trespa or similar) and sub-frame system. (secret fix)

Superstructure: Floor

G30 Profiled metal sheet decking

Permanent Shuttering to Floor slab infill

(see SEA drg. No. RE112 / 114)

E30 Reinforced in-situ concrete floor deck

Slab depth TBC to floor slab infill

(see SEA drg. No. RE112 / 114)

Interior: Partitions

K10 Internal Partitions

100mm Typical C section metal framing throughout flats

- Fire: Type 1: 30min FR (2no. layers 15mm Wallboard) (see SEA drg. No. RE112 / 114)
- Acoustic: (see SEA drg. No. RE112 / 114)
 - Type A (52db? TBC) (between flats) Overall width 150mm Staggered 100mm C sections 50 Rockwool Insulation 2No. layers of 15mm Wallboard)
 - Type B (32db? TBC) (within flats) 100mm C section 2 layers of 12mm wallboard)

L20 Internal Doors
(Typical Flat)

- FD30 to all doors leading off internal corridor spaces
- Additional allowance for FD30 external door to flat entrance.

Interior: Ceiling

- K10 Plasterboard Ceilings
(typical flat)
- British Gypsum 9mm plasterboard on metal furring sub frame
 - British Gypsum 9mm moisture resistant plasterboard to bathrooms on metal furring sub frame.

Fixtures, Fittings & Equipment:

- N10 Sanitary Appliances & Fittings
- 2No. WC
 - 2No. WHB
 - 1 No. Bath

- N11 Domestic Kitchen Furnishings and Equipment
(typical flat) (level of finish / storage requirements to be agreed)
- 850mm High worktop continuous around 2 walls
 - 1200mm base unit support for sink
 - Single basin sink with drainer (lever handle taps)
 - 4 ring cooking hob
 - Extractor hood (*fan covered in M&E*)

- P20 Isolated trims & Skirtings
- 100mm pencil rounded pre-finished timber skirting to base of all partitions and external wall SFS lining. (see finishes)
 - 25mm square edged pre-finished timber architrave to all internal doors. (see finishes)
 - 125 x 20mm pre-finished timber cill boards (see finishes)
 - Bath enclosure panel

- N10 Furnishings
- Window Blinds (to be confirmed by TMO)

Interior: Finishes

- M50 Timber laminate flooring & acoustic underlay to internal corridor, living, bedrooms and storage spaces
- M50 Safety Vinyl to Kitchen, WC & Bathroom
- M40 Wall Tiling to Kitchen splashback around extent of worktop, WHB in WC and 2no. walls in Bathroom (WHB & Bath)

M60 Painting

- Walls – Emulsion
- Timber Skirting / trims – Vinyl Emulsion

EXISTING RESIDENTIAL FLATS (Level 01 -20)

Design Assumptions:

Generally no works internally required beyond builder's work and making good associated with M&E works on relevant floors / walls and ceilings. Existing finishes to be protected throughout works. New window architrave to cover making good around the replacement of the existing windows. (see SEA drg. No. RE127)

External Envelope:

- L10 (External Leaf) PPC Aluminium thermally broken window panel system (see SEA drg. No. RE205 / 206) includes:
- openable pivot windows PPC Aluminum doubled glazed, 100mm restrictors, lockable release for window cleaning
 - Inward opening casement windows (purge panels)
 - External louvers to purge panel windows 100mm max openings

- P10 Sundry Insulation / Proofing Work
Existing Columns over-cladding
- Celotex FR5000 (100mm)

- H92 Rainscreen Cladding
Existing Columns over-cladding
- VMZ Composite Zinc panels

- H72 Aluminium strip / sheet coverings / flashings
Existing columns over-cladding
(see SEA drg. No. RE205 / 206)
- PPC aluminium flashings

- H92 Rain-screen Cladding
External wall
12mm HPL cladding (Trespa or similar) and sub-frame system. (surface fix, cappings to match panel colour)

- P20 Pipework encasement Pendock profile or similar

Interior: Window surround

- P20 Finished timber surround to new window head, jambs and cill along with architrave to conceal décor area disturbed by removing existing window. Finish to be left clean or agreed with existing resident

PLANT ROOM / ROOF LEVEL

Design Assumptions:

Existing precast concrete flying beam parapet and existing roof coverings to be retained. (see SEA drg. No. RE205)

External Envelope:

- P10 Sundry Insulation / Proofing Work
Existing Columns over-cladding
- Celotex FR5000 (100mm)

- H92 Rainscreen Cladding
Existing Columns over-cladding
- VMZ Composite Zinc panels

- H72 Aluminium strip / sheet coverings / flashings
Existing columns over-cladding
(see SEA drg. No. RE205 / 206)
- PPC aluminium flashings

- H92 Rain-screen Cladding
External wall
12mm HPL cladding (Trespa or similar) and sub-frame system. (surface fix, cappings to match panel colour)

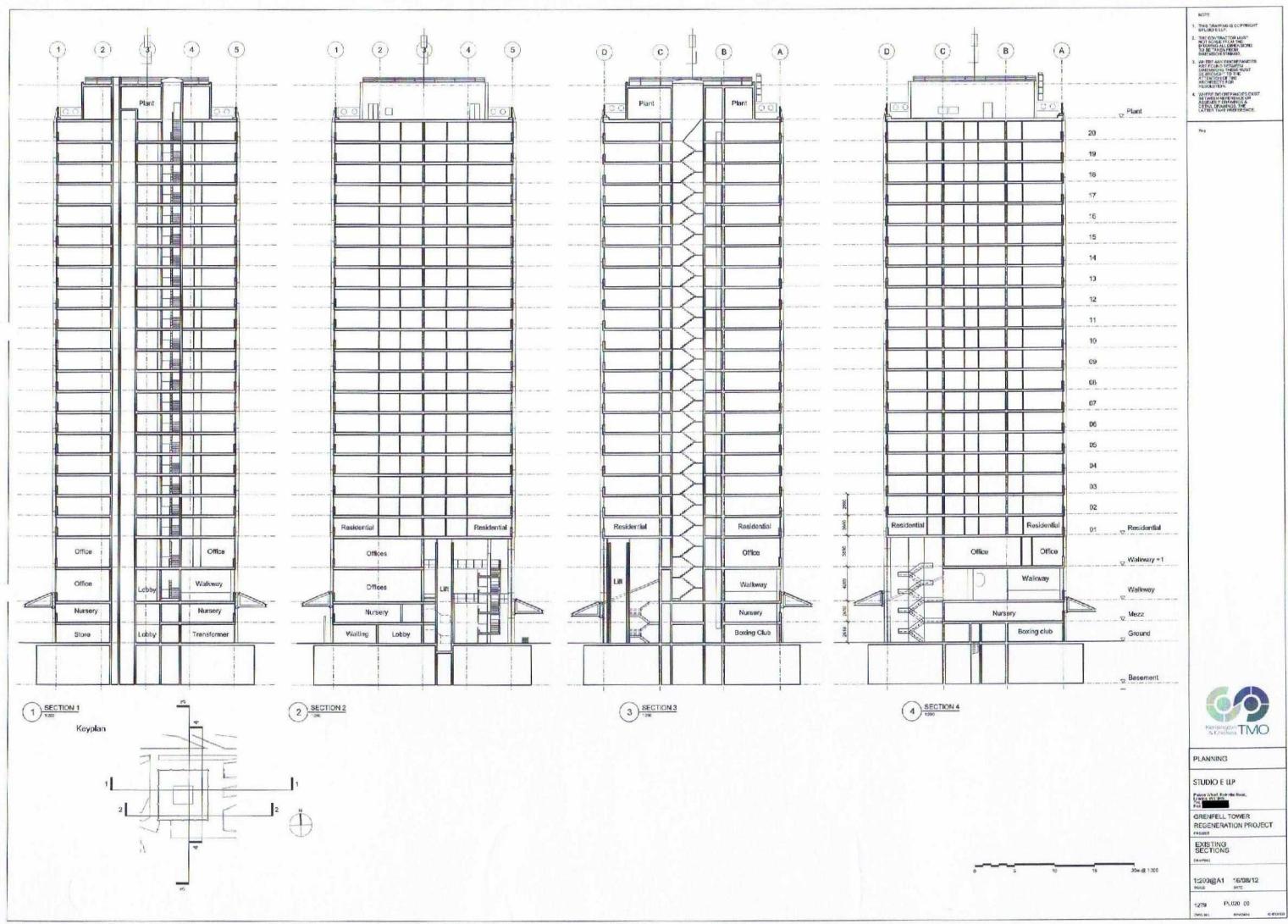
- M20 (Plant Room external walls) Insulated render systems
100mm Insulation 2 coat weber render system or similar

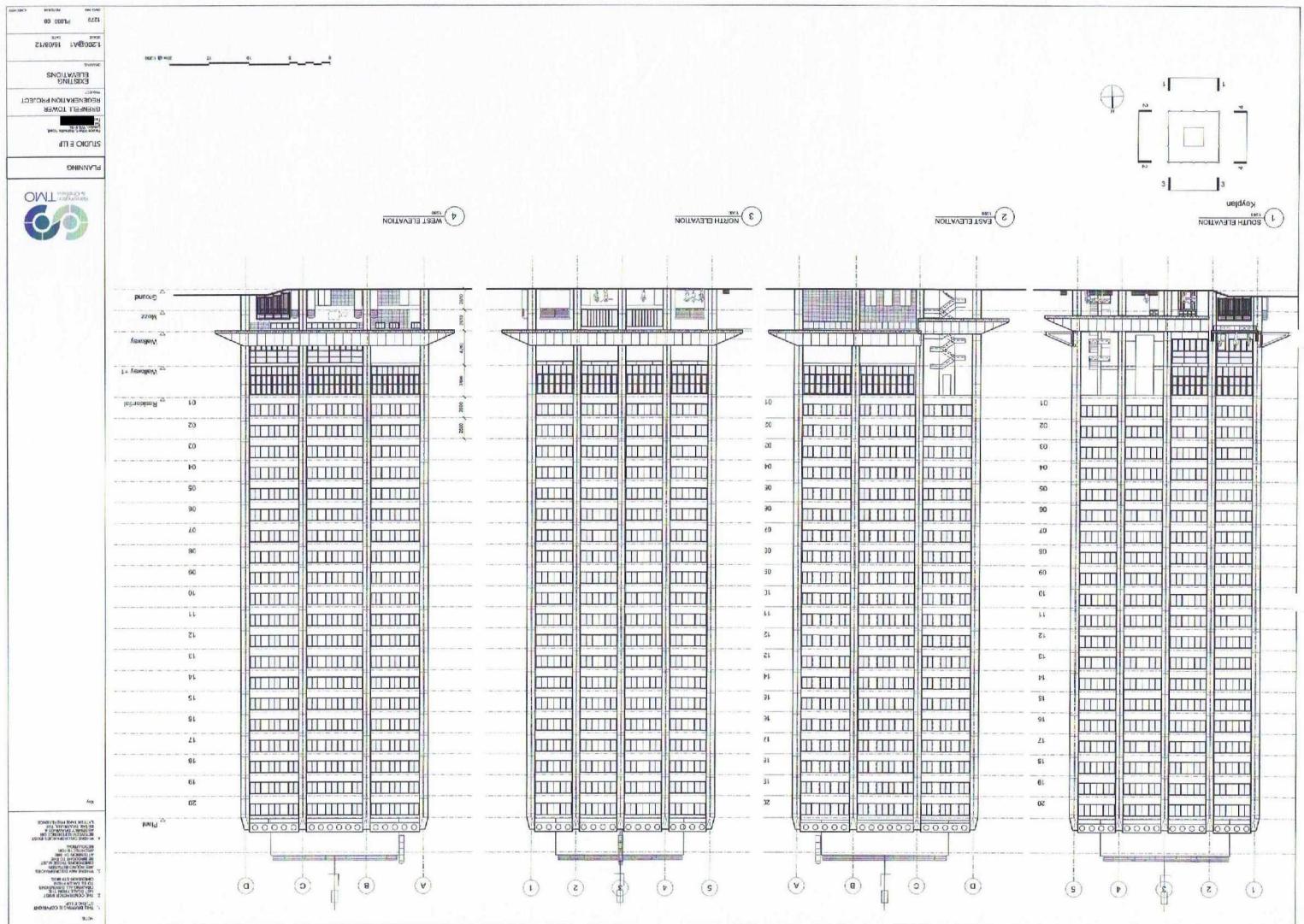
Over-roofing:

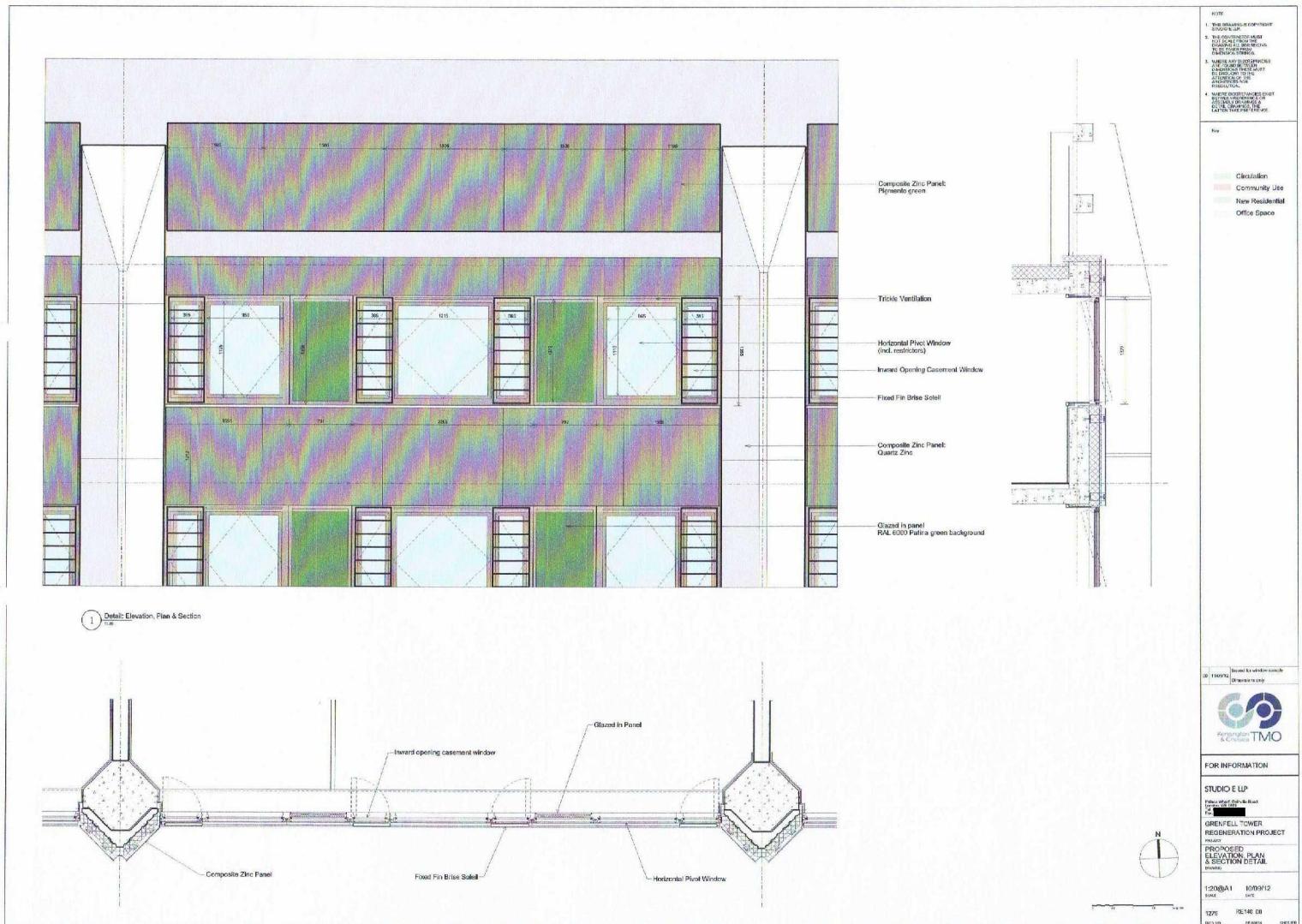
- J41 60mm min Rigid PUR roof insulation Bituminous felt roof covering dressed over aluminum flashings at roof edges.

Fixtures & Fittings:

- L10 (Finial Screen) PPC extruded aluminium sections (size TBC) on steel sub frame supported by existing pre cast concrete flying beam

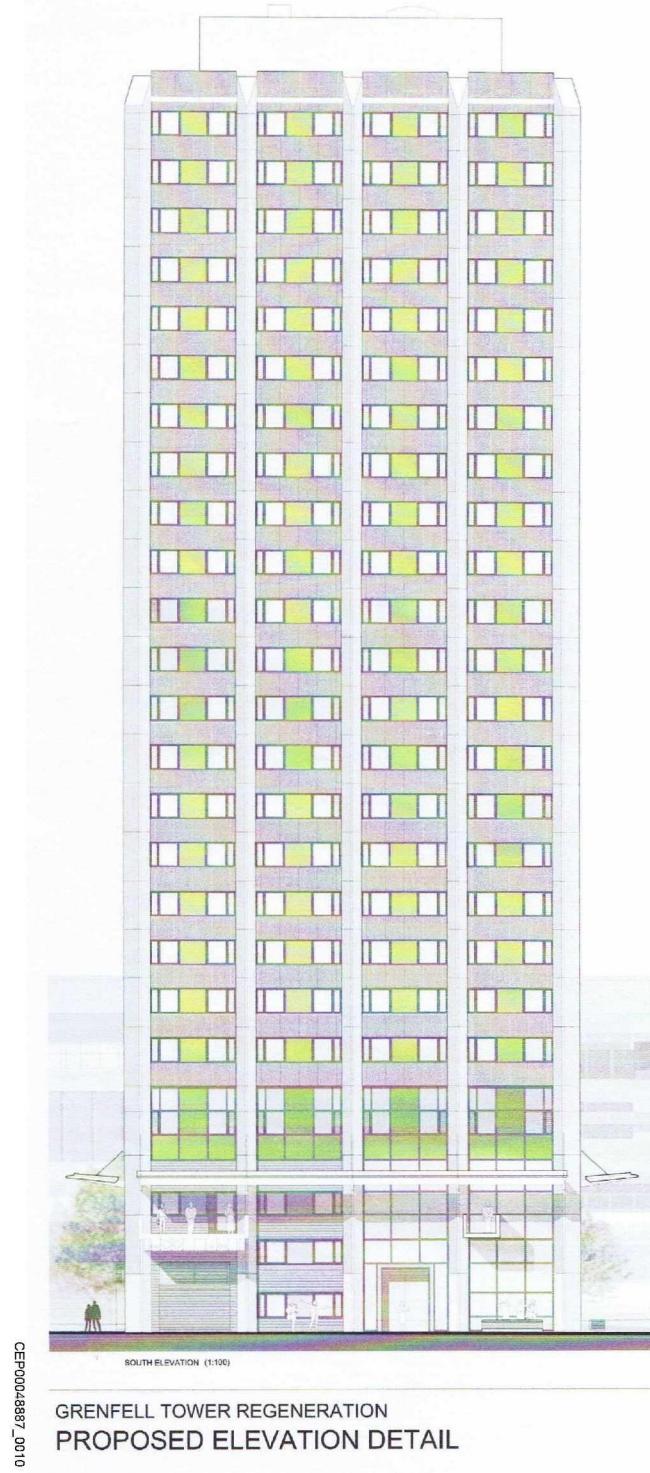




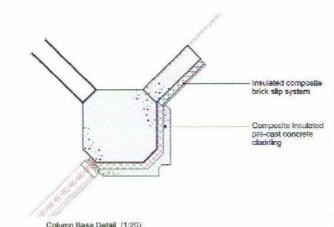
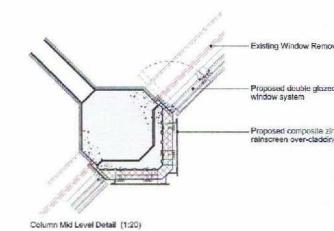
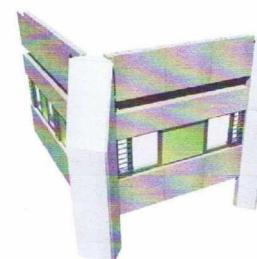
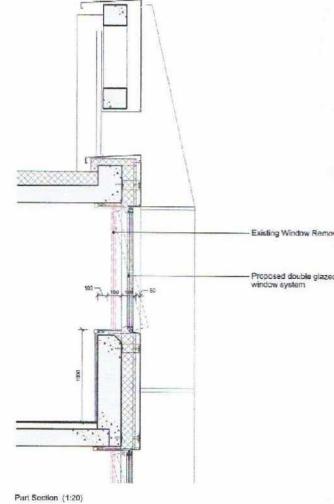


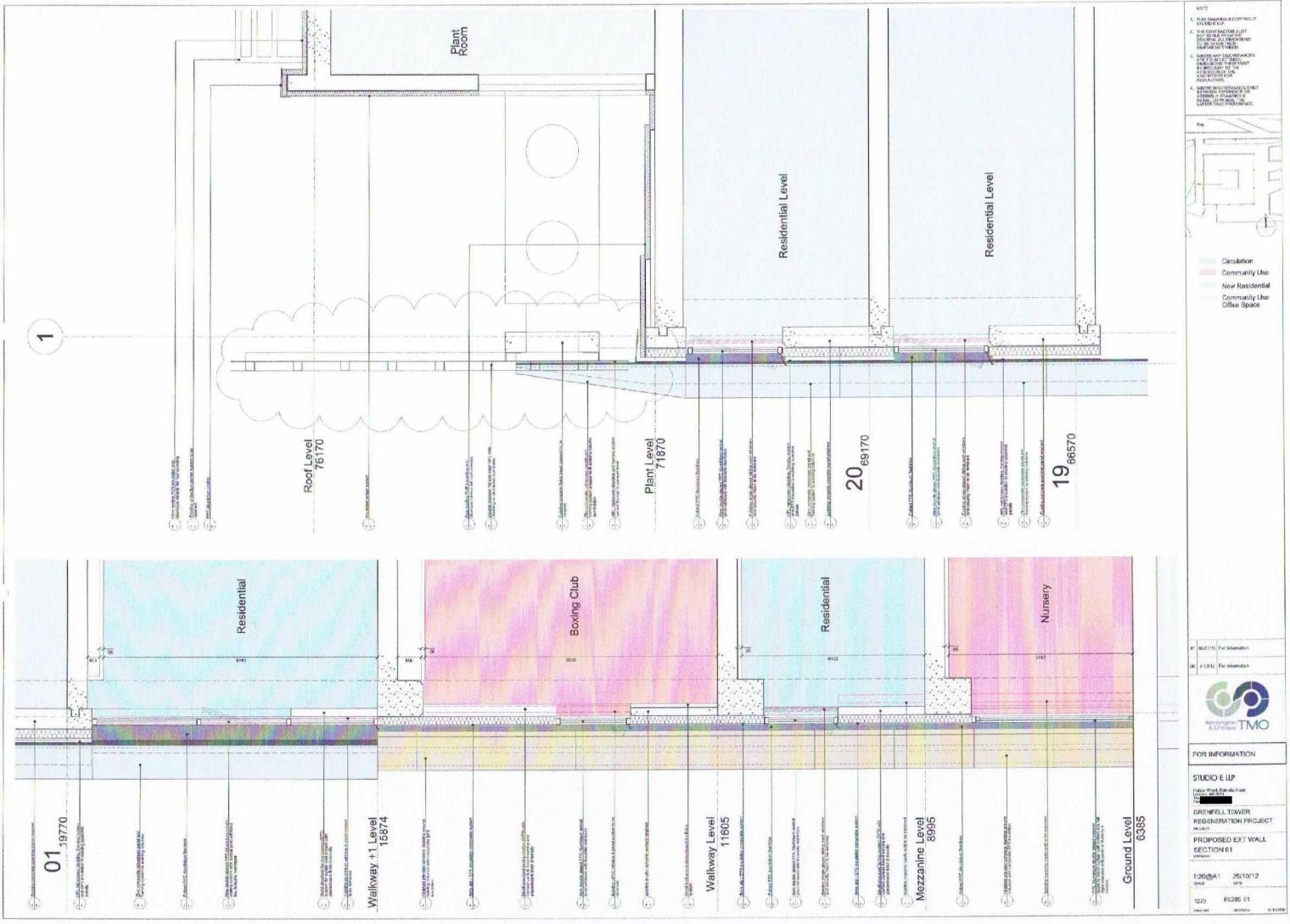
CEP00048887/9

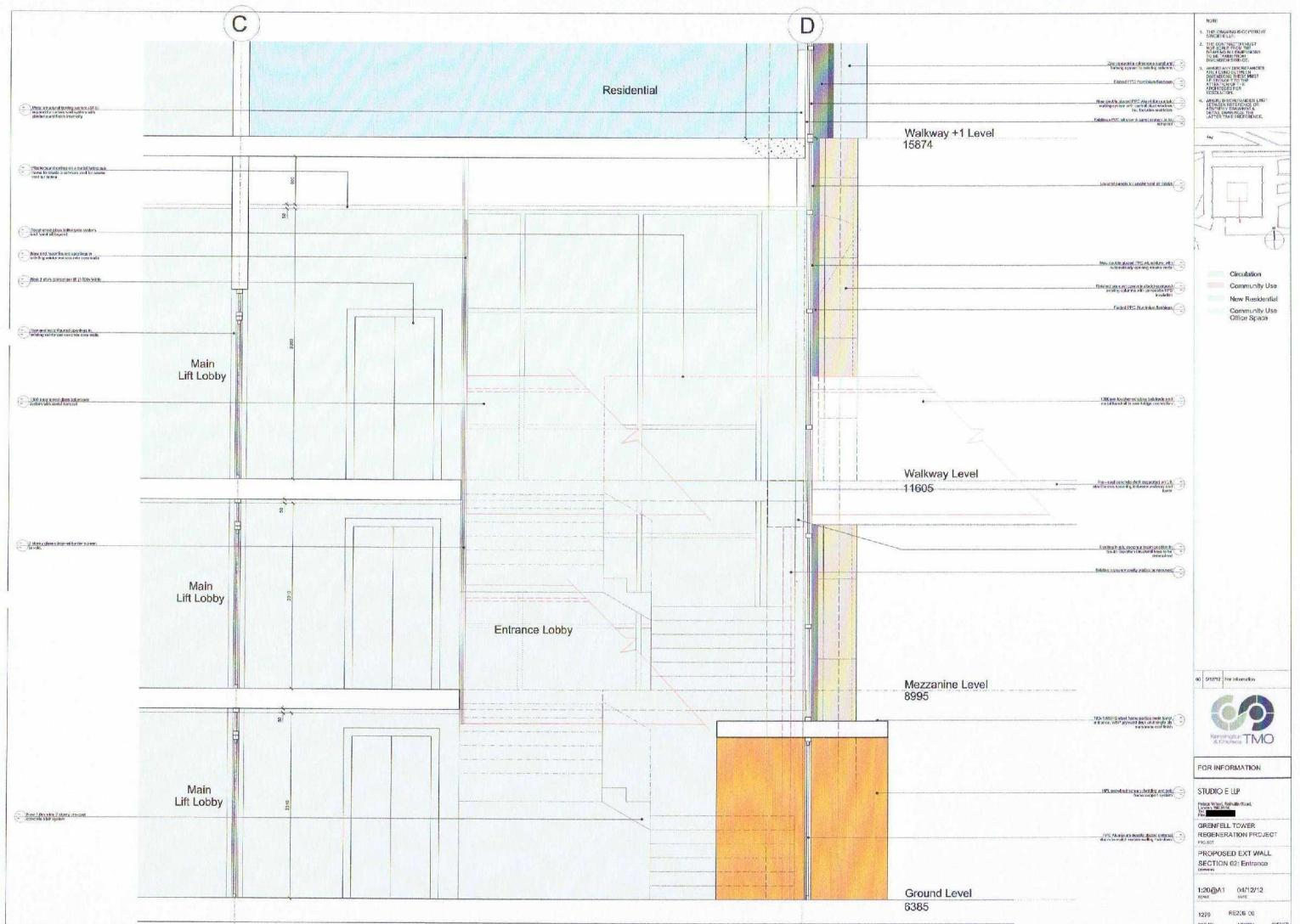
CEP00048887/10



GRENFELL TOWER REGENERATION
PROPOSED ELEVATION DETAIL







CEP00048887_0012