

GENERAL NOTES

All base information and drawings have been developed from 2007 as built drawings and scanned mechanical services drawings. All dimensions and layouts are subject to on site measured survey and are to be checked on site. Contractor to update drawings as required and highlight changes to the design team for approval prior to the commencement of the works.

All drawings to be read in conjunction with the following drawing packages.

- GA Plans - 1310 & 1320 Series
- Internal Wall Types - 1340 Series
- RCPs and Finishes - 1600 Series
- Signage - 2700 Series
- Joinery - 2800 Series
- Doors - 3300 Schedule
- Refer to detail drawings as marked throughout.
- NBS Specification document

Service layouts indicative and included for reference purposes ONLY. Refer to MEP Consultant's specification and drawings for all services information.

INTERNAL NOTES:

Existing Windows/Doors/Curtain Walling - Existing frames, sills, cappings and lintels to be cleaned. Curtain walling to atrium in Unit C repaired, prepared and resprayed RAL 7021 black grey internally.

Planting - Contractor to provide planters. CBRE facilities team to provide infill, allow for new top soil to all planters and ensure all linings are in good condition and planters have adequate drainage. Refer to GA1651 for locations of new planting.

Raised Access Floors - Contractor to retain and releve existing raised access floors and replace any damaged panels.

New Partitions - Refer to GA.1340 series for wall types and GA.1610 series for finishes. Contractor to allow for pattressing to be installed within partition walls to support any wall-mounted items, such as kitchen shelving.

Service Penetrations - Contractor to refer to MEP information for quantity, location and size of service penetrations. All penetrations to be in accordance with fire and acoustic requirements.

Access Panels - Location, size and number of access panels contractor to refer to MEP information to be approved by project team on site in line with M&E requirements. All access panels to be beaded frame, metal door panels with budget lock - finish colour to match surround wall/ceiling finish. Fire rating as required in line with fire strategy.

Internal Doors - Refer to CO.3300 for door drawings.

Samples - Contractor to set up sample area on site for review and approval of all finishes prior to orders being placed.

Fabrication/shop Drawings - detailed drawings to be submitted for approval by contractor/specialist prior to manufacture/installation.

Furniture - Refer to CO.3310 furniture schedule. All fabric samples to be set up on site for review and approval of all finishes prior to orders being placed.

Fire Lining/Stopping - All services to be fire stopped/dampers installed in floor level and at all penetrations through fire rated walls. 30 min cavity barriers through fire rated walls between the separate office units.

Existing windows frames to be cleaned internally throughout.

Existing partition wall between Unit C and office outside of demise.
Acoustic performance unknown, confirm acoustics on site.

Existing curtain walling to be resprayed internally. Black Grey RAL 7021.

Office entrance main glazed 30 min fire doors. Jansen Janisol C2 E130 Glazed Rebated Steel doors leaf and a half. Refer to CO.3300 for details.

New 30 min fire rated lobby and corridor created to provide access to all 3 office Units.

Office entrance main glazed 30 min fire doors. Jansen Janisol C2 E130 Glazed Rebated Steel doors leaf and a half. Refer to CO.3300 for details.

Existing 30 min FR protected corridor

REFER TO DRAWING GA1320 FOR DETAILS OF UNIT C PLAN

REFER TO DRAWING GA1321 FOR DETAILS OF UNIT B PLAN

REFER TO DRAWING GA1322 FOR DETAILS OF UNIT A PLAN

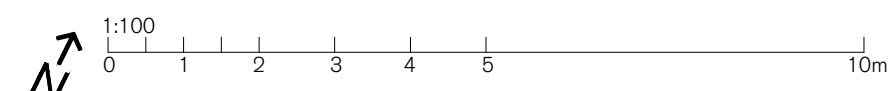
2400 mm Optima system Revolution 54 double glazed partition system. Aluminum door frame with fully glazed door. Frameless internal glass-to-glass butt joints within glazed partition. Refer to CO.3300 & GA.1340 internal wall types.

New partition between Unit C and Unit B. Refer to GA.1340 internal wall types.

All riser doors to be redecorated as NBS M60/151 - all existing ironmongery to be removed and refitted following redecoration.

New partition between Unit C and Unit B. Refer to GA.1340 internal wall types.

2400 mm Optima system Revolution 54 double glazed partition system. Aluminium door frame with fully glazed door. Frameless internal glass-to-glass butt joints within glazed partition. Refer to CO.3300 & GA.1340 internal wall types.



PROPOSED PLAN
1:100

REV.	ISSUED	DESCRIPTION	DRAWN	CHECKED
-	-	-	-	-
-	-	-	-	-

PROJECT 3 Forbury Place	DATE Aug 20	SCALE AT A1 1:100	JOB NO. 20.823
DESCRIPTION First Floor Proposed Plan	STATUS RECORD	DRAWING NO GA.1310	
CLIENT M&G	DRAWN LHB	CHECKED CK	REV R1

SPRATLEY & PARTNERS
7 CENTENARY BUSINESS PARK, STATION ROAD, HENLEY-ON-THAMES,
OXFORDSHIRE RG9 1DS. 01491 411277

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