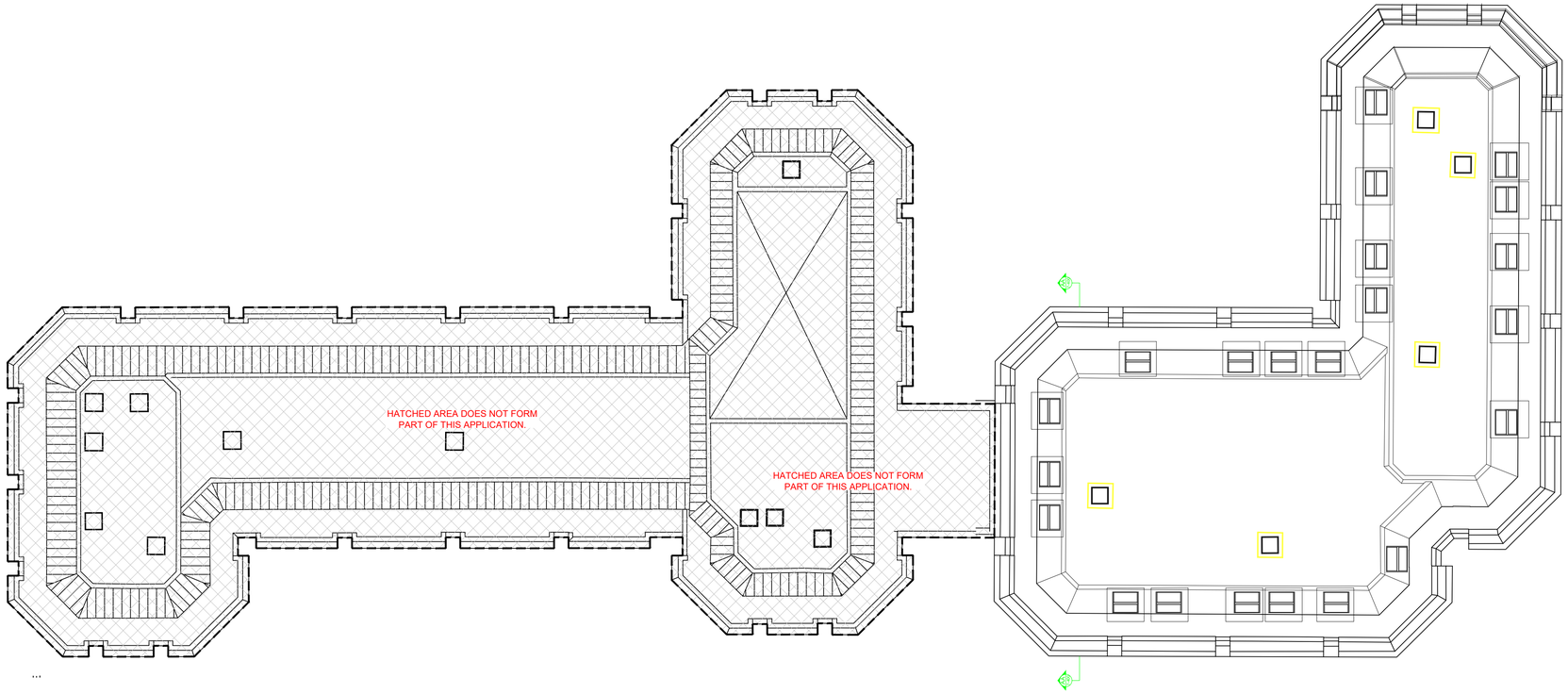

ROOF LAYOUT

SCALE 1:200

PLEASE REFER TO FIRE ENGINEERS DETAILED REPORT SINCE DRAWING REPLICATES FIRE ENGINEERS STRATEGY

GENERAL FIRE NOTES

1. TO BE READ IN CONJUNCTION WITH FIRE CONSULTANT'S: FIRE SAFETY STRATEGY REPORT.

2. FIRE NOTICE/INFO BOARD INDICATING RISER OUTLETS/EMERGENCY SERVICES ENTRANCE POINTS.

3. FIRE ALARM PANEL TO BE INSTALLED AT EACH GROUND FLOOR ENTRANCE IN ACCORDANCE WITH THE M&E ENGINEER'S SPECIFICATION.

4. FIRE HYDRANT PROVISION
EXISTING FIRE HYDRANTS WITHIN 90M OF AN ENTRY POINT TO THE BUILDING AND AT NOT MORE THAN 90M INTERVALS.

5. DRY RISER PROVISION
TO MEET HOSE LAYING DISTANCES DRY RISERS ARE REQUIRED IN THE PROTECTED ESCAPE STAIRS. ALL OULETS TO BE BS COMPLIANT WITH DRAIN OFF POINTS.

6. RESIDENTIAL ESCAPE CORRIDORS
RESIDENTIAL COMMUNAL CORRIDORS WILL BE EITHER MECHANICALLY VENTILATED WITH HIGH LEVEL AOV'S.

7. RESIDENTIAL ESCAPE STAIRWELLS
ALL STAIRWELLS ARE TO HAVE 1m² AOV'S ALLOCATED WITHIN THE TOP STOREY OF EACH STAIRWELL.
ESCAPE DOORS WITHIN THE STAIRWELLS AE POSITIONED TO ENSURE THEY ARE < OR EQUAL TO 15m FROM ANY RESIDENTIAL APARTMENT EXIT. ALL RISERS WITHIN CORRIDORS TO BE FIRE RATED.

8. RESIDENTIAL APARTMENTS
ALL APARTMENTS TO BE SPRINKLERED AND TO HAVE 30MINS FIRE RATED CORRIDORS < OR EQUAL TO 9m IN LENGTH

9. FIRE SIGNAGE
TO BE IN ACCORDANCE TO SPEC N15
SIGNAGE SYSTEM DESIGN TO BS 559, 5499 AND BS ISO 16069. SEE SPECIFIC SIGNAGE LEGEND

10. FIRE STOPPING
TO BE IN ACCORDANCE TO SPEC P12.

11. FIRE DOORS
ALL FIRE RATED DOORS AND FIRE RATED VISON PANELS TO BE IN ACCORDANCE WITH BS 8855/476/8214. ALL FIRE RATED DOORS TO HAVE INTUMESCENT STRIPS, SMOKE SEALS, GLAZING BEAD TO VISION PANELS TO BE MONOLUX OR SIMILAR. ALL DOORS AND FRAMES TO HAVE:-FIRE TEST CERTIFICATES PRIOR TO ORDER/ MANUFACTURE, KITEMARK TO THE BSI. PAS. 024 AWARDED BY BSI OR BRITISH BOARD OF AGREEMENT CERTIFICATE. APPROPRIATE SIGNAGE TO BE FITTED.

12. ESCAPE IRONMONGERY
ANY HARDWARE FITTED TO SUCH DOORS MUST COMPLY WITH THE BRITISH AND EUROPEAN STANDARD BS EN 1125 (FOR PANIC HARDWARE) AND BS EN 179 (FOR EMERGENCY EXIT DEVICES).
THE EMERGENCY LIGHTING SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE RECOMMENDATIONS OF BS 5266, BSEN 50172 AND IN ACCORDANCE WITH M&E ENGINEERS SPECIFICATION.

13. FIRE ALARM SYSTEMS
THE COMPONENTS USED AND ANY INTERFACES APPLICABLE AND THE METHODS OF INSTALLATION SHALL ALL BE FULLY IN ACCORDANCE WITH BS5839, BSEN54, BSEN50281, BSEN60079, BSEN61241 AND IN ACCORDANCE WITH M&E ENGINEERS SPECIFICATION.
REFER TO FIRE STRATEGY REPORT FOR LEVEL OF PROTECTION.

14. STANDBY GENERATOR & UPS
IN ACCORDANCE WITH M&E ENGINEERS SPECIFICATION.

15.RESIDENTAIL BUILDING TO BE SPRINKLERED INACCORDANCE TO SPECIALIST CONSULTANT ADVICE/ DETAIL .

16. CAVITY BARRIERS
CAVITY BARRIERS ARE REQUIRED AT ALL FLOORS, COMPARTMENT WALLS AND OPENINGS (E.G. WINDOWS AND DOORS). PLEASE REFER TO PLANS AND 21/ 22 SERIES DRAWINGS FOR DETAILS.ADDITIONALLY, CAVITY BARRIERS ARE REQUIRED WHERE A COMPARTMENT WALL MEETS AN EXTERNAL WALL OF THE BUILDING. IF THERE ANY CAVITY SPACES THAT EXCEED 20M BETWEEN THE CAVITY BARRIERS PROVIDED AT THE PREVIOUSLY MENTIONED LOCATIONS THEN A CAVITY BARRIER IS ALSO REQUIRED.

STRUCTURAL NOTES
ALL STRUCTURAL ELEMENTS TO BE 90 MINUTES FIRE RATED.

GENERAL NOTE
All works to be carried out in accordance with relevant BS/EN standards

PACKAGES
Design, materials and construction detailing to be carried out by trade contractor.
All trade packages to be carried out under warrantees by contractor.
REFER TO ARCHITECTS'S SPECIFICATION AND ASSOCIATED ADDENDA.

CO-ORDINATION
The main Contractor/Management Contractor is responsible for co-ordination of the scope and sequence of all Sub-Contractors' work.

MANDATORY SIGNAGE INFORMATION

FIGURE 1:
SELF CLOSING DEVICE
(NOT FITTED TO FLAT ENTRANCES)
SIGN DIAMETER -60mm
LETTER HEIGHT -5mm

FIGURE 2:
KEPT LOCKED SHUT
SIGN DIAMETER -60mm
LETTER HEIGHT -5mm

FIGURE 3:
FINAL EXIT DOOR
SIGN DIAMETER -240mm
LETTER HEIGHT -20mm

FIGURE 4:
ESCAPE ROUTE
SIGN DIAMETER -240mm
LETTER HEIGHT -20mm

NOTE: FIRE SIGNAGE INCLUDING FIRE EXIT AND FIRE EQUIPMENT SIGNAGE TO BE INSTALLED IN ACCORDANCE WITH ALL BS 5499 PART 4 DOCUMENTS

FIRE EQUIPMENT SIGNAGE

FIGURE 5:
REFER TO BS5499-1:2002 TABLE A.1 OF ANNEX A FOR SIZING OF SIGNAGE OTHER THEN ESCAPE ROUTE SIGNS
SIGNAGE INCLUDED WITH HARDWARE OF INLET AND OUTLET. TO BE SUPPLIED BY ANGUS FIRE, OR SIMILAR APPROVED, AND APPROPRIATE FOR EITHER WET OR DRY RISER.
COLOUR: RED PANTONE 185 TO BS5499-6:2002

FIGURE 6:
TYPICAL SIGN TO BE POSITIONED ADJACENT TO LIFT. SIZE, MOUNTING HEIGHTS AND FINAL POSITION TO BE DETERMINED BY SPECIALIST
ESCAPE SIGNAGE TO BE DESIGNED AND INSTALLED TO BS5499-4:2000, SIGNAGE GRAPHICS TO BE DESIGNED IN ACCORDANCE WITH BS5499-1:2002
COLOUR: RED PANTONE 185 AND GREEN PANTONE 3405 TO BS5499-6:2002 TABLE B.1

TO EACH MAIN COMMON ENTRANCE (ADJACENT ANY FIRE CONTROL PANEL) PROVIDE A GERDA STANDARD PREMISES INFORMATION BOX (PIB) PLUS EXTERNAL SIGNAGE FOR FIRE BRIGADE PURPOSES. SUBSIDIARY ENTRANCES TO ALSO BE FITTED WITH EXTERNAL ENGRAVED SIGNS (WHITE LETTERING ON RED BACK GROUND APPROX 150X150 STATING "FIRE BRIGADE PREMISES INFORMATION BOX LOCATED AT XXXXX"). THE PIB SHALL BE PROVIDED COMPLETE WITH A SET OF A3 PLANS, COPY OF THE DESIGN FIRE STRATEGY, LOCATION OF ANY WHEELCHAIR UNITS, DETAILS OF ANY AOV OR DETECTION SYSTEMS, KEYS TO LOCKED COMMUNAL AREAS, OTHER RELEVANT INFORMATION SUCH AS WHETHER TIMBER FRAME AND GAS SUPPLY PRESENT.

SMOKE DETENTION AND LIGHTING
SMOKE DETECTION SHOULD BE INSTALLED TO THE RECOMMENDATIONS OF BS 5839-1:2014, WITHIN THE COMMUNAL AREAS. SMOKE DETECTION SHOULD BE PROVIDED TO THE RECOMMENDATIONS OF BS 5839-6:2014, WITHIN THE RESIDENTIAL UNITS. EMERGENCY LIGHTING SHOULD BE INSTALLED IN ALL COMMON AREAS IN ACCORDANCE WITH BS5266-1:2011. LIGHTING TO ESCAPE STAIRS SHOULD BE ON A SEPARATE CIRCUIT FROM PART SERVING SEPARATING LOBBIES.

SPRINKLER SYSTEMS
ALL RESIDENTIAL ROOMS ARE TO HAVE A SPRINKLER SYSTEM (NOT INCLUDING BATHROOMS)RESIDENTIAL BUILDING TO BE SPRINKLERED INACCORDANCE TO SPECIALIST CONSULTANT ADVICE/ DETAIL .

LEGENDS FIRE RATINGS

1800MM RADIUS SEMI CIRCLE FROM MAIN COOKING APPLIANCE

TRAVEL DISTANCES

AOV ROOF AOV

Mechanical Ventilation

Vertical Circulation

WALL FIRE RATINGS

30 MINUTE FIRE RESISTANCE

60 MINUTE FIRE RESISTANCE

90 MINUTE FIRE RESISTANCE

120 MINUTE FIRE RESISTANCE

DOOR FIRE RATINGS

FD30 FD60 FD 90S

FD30S FD60S FD120

FD120S

NOTES: © This drawing is copyright of the engineer. No dimensions to be scaled from this drawing, use figured dimensions only. All dimensions to be checked on site. Engineer to be informed immediately of any discrepancies before work proceeds. All work to comply with Building Regulations.

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CLIENT:	Randalswood Construction UK
PROJECT:	Abbey Gardens
TITLE:	Roof Layout
STATUS:	Fire Safety Strategy

PROJECT NO.:	DRG. NO.:		REVISION:
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KS	1:200 @ A1	ER	June 25