

**BUILDING REGULATIONS SPECIFICATION**  
ALL WORKS TO BE CARRIED OUT IN ACCORDANCE  
WITH CURRENT BUILDING REGULATIONS AND  
BRITISH STANDARDS

**WALLS:**  
BRICK WORK BELOW & ABOVE DPC, CAVITY WALL  
CONSTRUCTION WITH TRENCH BLOCKBELOW  
GROUND, 100MM STAFFORDSHIRE BLUE  
ENGINEERING BRICK, 100MM CAVITY WITH 75MM  
KINGSPAN..... 100MM 7KN/MM BLOCK TO  
INNER LEAF. THERMABATE CAVITY CLOSERS TO ALL  
OPENING.

ALLOW FOR 90MM THK KINGSPAN QUADCORE  
ARCHITECTURAL WALL PANELS IN RAL 7016, WITH  
FLASHINGS AROUND OPENING

WALLS TO ACHIEVE A MIN U VALUE OF 0.18W/M2K. TO  
BE CALCULATED INCONJUNCTION WITH THE OTHER  
ELEMENTS OF THE BUILD AND SBEM CALCULATION &  
AIR TEST. THE AIR TEST SHOULD ACHIEVE A  
MINIMUM OF 5M3/H.

STRAIGHTNESS IN AT 5M LENGHT +/-5MM  
VERTICALITY UP TO 3M HIGH +/-10MM  
VERTICALITY UP TO 5M HIGH +/-14MM  
THICKNESS OF WALL +/-10MM

**INTERNAL WALLS:**  
LOADBEARING WALLS TO BE FORMED IN 100MM THK  
7KN/MM2 FAIRFACED

STRAIGHTNESS IN AT 5M LENGHT +/-5MM  
VERTICALITY UP TO 3M HIGH +/-10MM  
VERTICALITY UP TO 5M HIGH +/-14MM  
THICKNESS OF WALL +/-10MM

NON-LOADBEARING WALLS TO BE FORM OUT  
75X50MM STUDS @ VERTICAL C/C 600 & HORIZONTAL  
NOGGINS AT 1200MM C/C, WERE WALLS ARE  
SUPPORTING WALL CABINET LINE WALL WITH 10MM  
PLYWOOD SHEET BEFORE APPLYING 12.5MM  
PLASTERBOARD BOTH SIDES, 3MM SKIM.

**STRUCTURAL DESIGN:**  
STRUCTURAL DESIGN TO CARRIED OUT BY A  
STRUCTURAL ENGINEER, STRUCTURE TO BE  
DESIGNED FOR DISPROPORTIONATE COLLAPSE AS  
CLASS 2A, ALL STEEL WORK SUPPORTING THE FIRST  
FLOOR TO BE TREATED WITH INTUMESCENT PAINT.

THE FABRICATORS TO PROVIDE CERTIFICATION FOR  
THE INTUMESCENT PAINT FOR BUILDING CONTROL.

**FOUNDATIONS:**  
FOUNDATION & PADS TO BE DESIGN BY ENGINEER.

**GROUND FLOOR SLAB:**

ALLOW FOR 150MM THK CONCRETE SLAB WITH 2  
LAYERS OF A142 MESH OVER 500 GAUGE VISQUEEN  
SEPERATION LAYER 70MM KINGSPAN KOOL THERM  
K103 INSULATION BOARD, OVER 1200 GAUGE  
VISQUEEN DPM OVER 50MM SAND BLINDING, 200MM  
WELL CONSOLIDATED HARDCORE, ALLOWING FOR  
25MM THK PERIMETER EDGING, TO ACHIEVE A MIN U  
VALUE OF 0.18W/M2K, DESIGNED IN CONJUNCTION  
WITH SBEM.

**FIRST FLOOR CONSTRUCTION:**  
22MM T&G CHIPBOARD FLOOR SHEETS 2400X600MM,  
FLOORS JOISTS 247X50MM @ 400MM C/C, 100MM  
QUILTED ROCKWOOL IN BETWEEN JOIST,  
UNDERSIDE OF FLOOR JOISTS TO BE DOUBLE  
BOARDED WITH 12.5MM PLASTERBOARD TO GIVE 1  
HOUR FIRE PROTECTION.

**ROOF:**

ALLOW FOR KINGSPAN KS1000 RW INSULATED ROOF  
PANEL LAID TO 7.6" RAL 7016, UNDERSIDE OF  
PANELS TO BE FINISHED WITH RAL 7016, 150MM  
OVERALL THICKNESS TO GIVE A MIN U VALUE OF  
0.16W/M2K, AGAIN DESIGN IN CONJUNCTION WITH  
THE SBEM CALCULATIONS.  
PANELS TO BE FIXED AS PER MANUFACTURES  
RECOMMENDATIONS, ALL SUPPORTING PURLINS  
DESIGN BY ENGINEERS

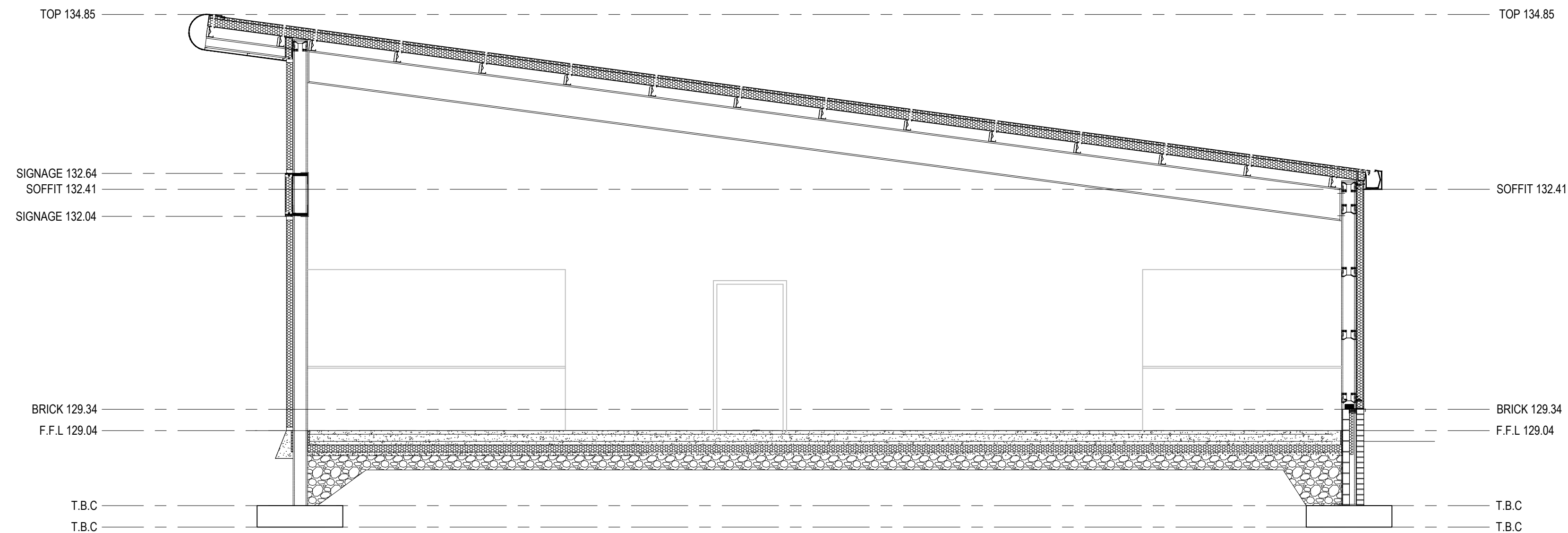
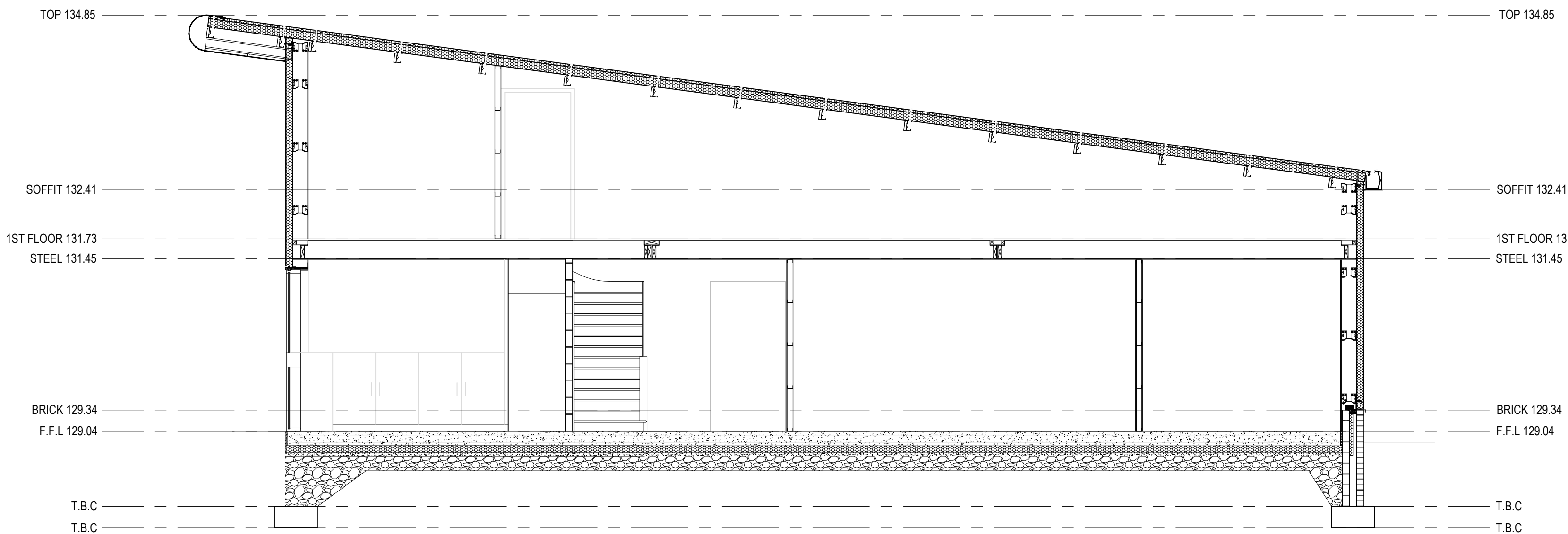
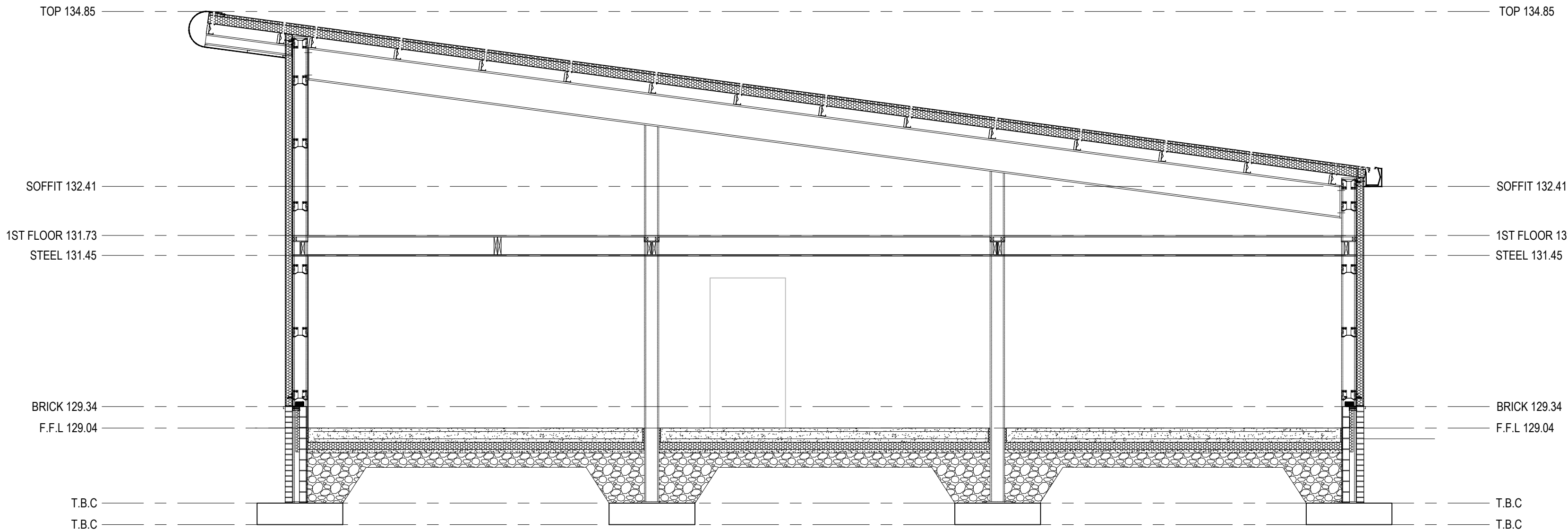
**RAINWATER GOODS - FASCIA & SOFFITS:**  
ALL RAINWATER GOODS TO BE FORMED OUT OF  
ALUMINUM AND FINISHED IN RAL 7016, SIZE  
300X200MM BOX GUTTER, RWP DOWN PIPES TO BE IN  
ALUMINUM, 2NO OUTLETS

ALL FASCIAS & SOFFITS AS PER KINGSPANS  
STANDARD DETAILS, FINISHED IN RAL 7016.

**SHOP FRONT & DOORS:**  
ALL ALUMINUM TO BE FINISHED IN RAL 7016,  
THERMALLY BROKEN FRAMES, DOUBLE GLAZED  
UNITS WITH CLEAR E TOUGHENED LAMINARTED  
GLASS 18MM ARGON CAVITY FILL SEALED UNITS. ALL  
FRAMES TO BE THERMALLY BROKEN TO GIVE A U  
VALUE OF 1.6W/M2K, TRICKLE VENTS IN HEAD  
SECTIONS MIN, 1750MM FROM FLOOR GIVING  
8000MM2 VENTILATION WITH A MINIMUM VENT DIM  
OF 8MM.

SAFETELL DRAWER NIGHT PAY UNIT WITH SPEECH  
CONTROL AND SLIDING ENTRANCE DOOR, DOOR TO  
OPEN TO A MINIMUM WIDTH OF 1000MM, WITH FAIL  
SAFE TO OPEN MECHANISM.

ALL GLAZING TO COMPLY WITH PART N OF TH



NOTE: DO NOT SCALE FROM THIS DRAWING. ALL ERRORS AND OMISSIONS TO BE REPORTED TO WALKER DESIGN. ALL INFORMATION TO BE CHECKED ON SITE  
PRIOR TO WORKS COMMENCING AND READ IN CONJUNCTION WITH ALL RELEVANT CONSULTANTS AND HEALTH AND SAFETY DRAWINGS AND INFORMATION

Construction (Design and Management) / Regulations 2015

Designer Considerations

Walker Building Consultants Ltd (trading as Walker Design) duty on this project is that of  
"Designer" as defined by Regulation 2, and have avoided reasonable care to those involved in the  
construction and future use of the structure and in so doing eliminated hazards (so far as is  
reasonably practicable) taking account of other design considerations and reduced risks associated  
with those hazards.  
The Designer has provided adequate information about any significant risks associated with the  
design and co-ordinated the work with others in order to improve the way in which risks are  
managed and controlled.  
The associated risks are restricted to site or project specific risks and as such are not considered  
as a complete and final list of all hazards that may exist.

BUILDING REGUALTION BS 6262, BS5713,BS1285.  
SAFETY GLASS / LAMINATED TO BS6206 1981 TO BE  
USED WHEN WITHIN 800MM OF THE FLOOR AND  
150MM IN A DOOR AS PER SECTION K OF THE  
APPROVED DOC'S

**DRAINAGE:**  
ALL DRAINAGE TO BE DESIGNED AND DETAILED BY  
DRAINAGE ENGINEER.

ALL DRAINAGE TO COMPLY WITH PART H OF TH  
BUILDING REGUALTIONS

THE CONTRACTOR MUST VERIFY THE EXACT  
POSITION AND INVERT OF ALL THE EXISTING  
DRAINAGE ON SITE PRIOR TO COMMENCEMENT ON  
SITE. THE CONTRACTOR MUST VERIFY WHICH  
DRAINS ARE FOUL AND SURFACE WATER OR  
COMBINED AND ENSURE THAT CORRECT  
CONNECTIONS ARE MADE.

ANY REDUNDANTDRAINS TO BE SEALED OFF

ALL NEW DRAINAGE TO BE 100MM Ø HEPWORTH  
SUPERSLEEVE OR SIMILAR APPROVED, LAID TO  
FALLS 1:40 & 1:60 SURFACE WATER OR TO THE  
MANUFACTURES RECOMMENDATION GRADIENTS.  
DRAINS RUNNING UNDER THE BUILDING TO BE  
SURROUNDED IN CONCRETE C20/C30 MIX WITH  
FLEXIBLE MOVEMENT JOINTS AT EACH COLLAR.  
PIPES PASSING THROUGH WALLS TO BE BRIDGED  
WITH CONCRETE LINTEL, 50MM CLEAR OPWNING TO  
BE MASKED BOTH SIDES WITH RIDGE PLATES TO  
PREVENT VERMIN OR SOIL INGRESS. DRAINAGE  
RUNS WITH 1M OF THE FOUNDATION TO BE  
SURROUNDED IN C20/C30 CONCRETE

**INSPECTION CHAMBERS:**  
ALL MANHOLES & FRAMES IN THE FORECOURT TO BE  
HEAVY DUTY

FORM PROPRIATARY PLASTIC UNITS INSTALLED TO  
MANUFACTURES RECOMMENDATION, 225MM  
ENGINEERING BRICK OR PR-CST CONCRETE MEDIUM  
UNITS IN CEMENT MORTAR BUILT OFF MIN 150MM  
THK C20/C30 BASE SLAB, C20/C30 CONCRETE  
BENCHING FINISHED 40 GRANOLITHIC, CLIPPER  
BENDS AS REQUIRED.

MINIMUM INTERNAL DIMS OF INSPECTION CHAMBERS  
TO BE 450X450MM (450Ø) UP TO 1000MM DEEP,  
750X1200 (1050Ø) FOR UP TO 2200MM DEEP, OVER  
1500MM BUT UNDER 2700MM.

**FIRE DETECTION:**  
AUTOMATIC SMOKE DETECTION AND ALARM MAINS  
OPERATED, SELF CONTAINED SMOKE ALARMS. ALL  
FIRE DETECTION AND ALARM SYSTEMS TO BS  
5839-1:2017 AND EMERGENCY LIGHTS TO  
BS5266-1:2016.BS ISO 3864-1 EXITS & CIRCULATION  
SPACE.  
SMOKE ALARMS TO BE INTERLINKED WITH  
SOUNDERS AND HEAT DETECTORS. ALARMS  
PERMANENTLY WIRED TO A SEPERATE FUSED  
CIRCUIT AT THE MAIN DISTRIBUTION BOARD.  
ALARMS TO BE FIXED A MIN 300MM FROM WALL OR  
LIGHT FITTING.

**ELECTRICAL:**

ALL WORK TO BE INSTALLED IN ACCORDANCE WITH  
THE LATEST IEE WIRING REGUALTIONS AND PART P  
OF THE BUILDING REGULATIONS. SWITCHED AND  
SCOKETS OUTLETS TO BE LOCATED BETWEEN  
450MM & 120MM FROM THE FLOOR LEVEL. EARTHING  
TO BE CONFIRMED ON SITE BY THE ELECTRICAL  
CONTRACTOR. ALL WORK TO BE CERTIFIED BY AN  
APPROVED NICEIC OR SIMILAR QUALIFIED  
ELECTRICIAN, CERTIFICATES TO BE SENT TO  
BUILDING CONTROL FOR FINAL SIGN OFF.

**NOTES:**  
NO DIMS TO BE SCALED OFF DRAWINGS,  
CONTRACTOR TO VERIFY ON SITE.

THESE DRAWING HAVE BEEN PREPARED FOR  
BUILDING REGULATIONS PURPOSE ALL SUNDRIE  
ITEMS TO BE DISCUSSED WITH CLIENTS E.G  
ARCHITRAVE, SKIRTING, DOORS, IRONMONGERY ETC

THE BUILDER IS TO CHECK ALL DIMS PRIOR TO  
COMMENCEMENT ON SITE.

THE BUILDER SHALL VISIT SITE TO SATISFY  
THEMSELVES OF THE SUFFICIENCY OF THE  
DRAWINGS, THEY SHALL BE RESPONSIBLE FOR  
TEMPORARY WORKS.

THE BUILDER SHALL BE RESPONSIBLE FOR  
LOCATING AND DEALING WITH ALL BURIED  
SERVICES.

ALL WORK TO BE CARRIED OUT TO CONFORM TO  
THE CURRENT BUILDING REGULATIONS

THESE DRAWINGS ARE TO BE READ IN  
CONJUNCTION WITH THE STRUCUTRAL ENGINEERS,  
DRAINAGE ENGINEERS, LIGHTING CONSULTANT,  
LANDSCAPE ARCHITECT DRAWINGS,  
GEO-TECHINCIAL CONSULTANTS REPORT AND  
OTHER CONSULTANTS.

**SUBJECT TO B.C APPROVAL**

| Revision         | Date                                               | Initials                                   |
|------------------|----------------------------------------------------|--------------------------------------------|
| Client:          | Project:                                           | Drawing:                                   |
| GM Petroleum Ltd | Marland Service Station<br>Bolton Road<br>Rochdale | Proposed Sections<br>1-1, 2-2, 4-4         |
| Project no:      | Drawing no:                                        | Revision: Drawn: Checked: Date: Scale @ A1 |
| 2314             | C.106                                              | SW 18.07.22 1:100                          |