



Proposed Indicative M&E Floor Plan

Scale 1:50 @ A2

**Mechanical Works Generally:**

The mechanical installation required shall be contractor designed. The proposed mechanical installation shall be designed and detailed as per the guidelines and parameters set out in the tender documentation. The contractor will be responsible for the installation of systems to meet the requirements of the employer, and are scheduled hereafter. The proposal is to be approved by the Contract Administrator and Building Control Inspector prior to installation.

Connect new sinks to existing / new hot and cold water pipes as required, including all necessary connections, junctions, cuttings and fittings. All works to be in strict accordance with manufacturer's instructions. Include for the supply and fix of all necessary hangers to achieve the appropriate falls, maximum 1 in 40. Ensure in full working order on completion.

All redundant pipework is to be carefully stripped out, and all dead legs removed. All new service pipework required (water supplies) is to run in concealed locations utilising voids and cavities. Where exposed services are unavoidable these must be lagged and boxed in using sw framing and mdf boarding and are to run in the most unobtrusive areas.

Chlorination to all pipework to new sink units on completion.

Contractor to allow for the supply and installation of new proprietary TMV3 valves for each location of sink and associated works to ensure hot water temperature is capped in line with all current guidelines and recommendations.

The contractor shall allow for the supply and installation of mechanical extract systems to toilet area, to provide a minimum of 6 air changes per hour, and shall be activated via link to the light fitting PIR. The extractors are to utilise the existing holes where possible for ventilation, and where required the contractor is to adapt/enlarge these openings as required. Allow for any associated roofing works.

**Light Fittings**

The contractor shall allow for completing the design of the lighting system. To comply with current Building Regulation and Industry Standards. All lighting to be designed to meet requirements as set out in BB90. The locations of fittings as shown on the drawing are indicative only, and the contractor shall allow for the location and specification of fittings to achieve the performance and lux levels as required.

**Key**

- 2 way lighting switch, '3' denotes number of gangs
- Double Power Socket
- Switched Fused Spur

**Luminaire Schedule**

**EXIT** 1x8W T5 3 hour non-maintained emergency exit sign complete with relevant pictogram connected to external 1x8W T5 3 hour non-maintained emergency exit fitting mounted above door opening

Downlighters to be CYMBAL IP65 by ITAB Prolight Tel 01279 757595 or similar and equal approved (allow for a minimum IP rating of IP44).

As above specification with 3 hour non-maintained emergency battery pack

**EXR** Supply and install 1no. new mechanical extract fan as indicated. The new extract fan is to have a minimum intermittent flow rate of 30 l/s. The new fans should be quiet so as not to discourage their use by the occupants. The extract fans should have an automatic control with a manual override facility. All extract fans to be design ed and installed according to manufacturer's instructions and recommendations.

The contractor shall allow for the design, supply, installation, testing and commissioning of wall mounted extract ventilation to be installed in full compliance with current Building Regulations. The contractor is to include for all necessary fixtures and fittings and builders works associated with the installation of the new fans.

Contractor to allow for all builders work including waterproofing. Fan to be sized to provide ventilation accordingly. Include for all accessories to complete installation including external vent covers etc. All to be installed in full accordance with manufacturers written instructions and recommendations.

To ensure good transfer of air throughout the dwelling, there should be an undercut to all internal doors above the floor finish. This should be achieved by making an undercut of 10 mm above the floor finish if the floor finish is fitted, or by a 20 mm undercut above the floorboards, or other surface, if the finish has not been fitted.

**Heating System System**

The contractor shall allow for completing the design of the heating system including for adaptation of the existing heating system and boiler plant to suit. All works shall comply with current Building Regulation and Industry Standards. The locations and size of fittings as shown on the drawing are indicative only, and the contractor shall allow for the location and specification of fittings to achieve the performance and heating levels as required to meet current regulations.

Contractor to allow for fully draining existing heating system as required.

**Key**

LST Wall Mounted Radiator

**Fire Alarm System / Intruder Alarm System**

The contractor shall allow for contacting the church's service providers as required when undertaking the refurbishment works.

The contractor shall allow for adapting the intruder and fire alarm where required in the works.

All works shall comply with current Building Regulation and Industry Standards, and in accordance with schools current system provider.

**Key**

Smoke Detector and FA sounder mounted at ceiling level

All positions shown regarding M&E are indicative and are subject to change based on approved contractor's design.

**M & E Works Generally**

All works to be carried out in accordance with the Building Regulation.

All electrical works are to be carried out in strict accordance with the IEE Wiring Regulations, Current Edition. The contractor is to supply 2 no. copies of the Electrical Test Certificates upon completion to the CA for all electrical works.

Include all necessary materials, fixtures and fittings as required. Make all necessary connections required.

All electrical equipment detailed above is to be designed by the contractor and installed to meet all current legislation and regulations.

The electrical installation required shall be contractor designed. The proposed electrical installation shall be designed and detailed as per the tender documentation. The contractor will be responsible for the installation of systems to meet the requirements of the employer, and are scheduled hereafter. The proposal is to be approved by the Contract Administrator.

On completion of any electrical works include for re-labelling all new circuits, switches and fused spurs and provide the CA with 2 no. copies of a revised circuit diagram and electrical test certificates.

Allow for the installation of new light fittings as described within specification. Contractor to design lighting layout and ensure correct LUX levels are achieved.

Layout and design is to be contractor design and to include for emergency fitting (with 3 hour maintained backup) which should be incorporated into the lighting fitting as required. Include for recessed light fittings within suspended ceiling.

The contractor shall allow for full re-wire of existing light fittings to suit new layout as indicated on plan.

Allow for adapting and modifying the existing electrical supply, include for all fixtures and fittings during the upgrading works where necessary.

Allow for all new wiring to be run within ceiling voids/above suspended ceiling where appropriate or chased into the wall and made good with plaster finished flush to match existing, ready to receive new decorations. When chased into wall, the wiring is to be covered with metal protection cable capping. Include all necessary materials, fixtures and fittings as required.

Allow for supplying and fitting new sockets and fused spurs to the locations indicated on the drawing. Include for all fittings and wiring as necessary to complete the installation.

Allow for the supply and installation of earth bonding connections where necessary throughout the area of works. Include all necessary materials, fixtures and fittings as required. Earth bonding to comply with current IEE regulations and in accordance with BS 7671 and BS 7430.

All new service wire and pipework is to run in concealed locations utilizing voids, cavities and above suspended ceiling. Where exposed services are unavoidable these must be lagged and boxed in as detailed within schedule and are to run in the most unobtrusive areas.

On completion ensure that the equipment manufacturers engineer is engaged to commission the system. A Certificate verifying compliance with relevant British Standards is to be provided by the installer.

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Rev	Description	Date	Dr by	App by
original by	T.Nyansimera	date created	June '17	approved by

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client	Elim Pentecostal Church, Dewsbury
project	Toilet Remodelling Ground Floor WC Layout
drawing	Proposed Indicative M&E Plan

project number	2017.00667.000	scale	As Indicated @ A2
drawing number	EQ-WC-06	rev	Tender

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