Windows

BUILDING REGULATIONS NOTES:
All glazing to comply with the requirements of AD Part K for protection against impact with glazing.
Safe breakage is defined in BS EN 12600 section 4 and BS 6206 clause 5.3.
Easily accessible windows to be manufactured to a design that has been shown by test to meet the security requirements of PAS 24:2012 and mechanically fixed to the structure of the building in accordance with manufacturers installation instructions.
Cavity fire stopping around openings to be constructed to provide at least 30 minutes fire resistance.

GENERAL NOTES:
Refer to relevant specialist acoustic reports for details of acoustic glazing and trickle vents where required for noise sensitive boundaries
Refer to Fire Engineer's report and Fire Strategy plans / elevations for locations and minimum requirements of fire rated glazing and frames
Windows within 1m boundaries to be a max 1.0sqm unprotected area. Where this is not possible fire rated frames and glazing is to be allowed for.
All upper floor windows to be fitted with restrictors to prevent falls. Restrictors to be provided with an override facility to allow the user purge ventilation when required, restrictor to re-engage when the window is closed.
Windows to be tilt and inward turn for O&M cleaning purposes. Self cleaning glass to be provided to locations where access for cleaning is restricted.
Windows to be beaded internally to allow future glass replacement from the inside.
Window elevations shown as viewed from the outside (refer to elevations for context).
Refer to GA's for handings.
Refer to Energy Consultants report for any solar control glazing requirements.
Where spandrel or obscure glass annotated samples are required from the manufacturer for PMC and the Architect to approve
Window frame External colour RAL 7012 Grey. Internal colour finish RAL 9010 White
All window frames to have channel for internal cill fixing.
All windows to achieve a min U 1.3 W/m2K unless otherwise noted on the schedule. (whole door value)
All windows to achieve a G value of 0.62 for flats, unless otherwise noted on the schedule.
All windows to be constructed in accordance with BS6375 or have a BBA/BRE certification.
All windows with glazing below 800mm to be fixed and manufactured to comply with BS6399 Part 1:1996 and AD Part K for critical glazing.
All windows to achieve 1/10th of the floor area of habitable rooms for purge ventilation.
All windows with opening mechanisms above 1500mm from FFL to have suitable opening provision provided.
Ground floor windows and those in accessible areas to meet the requirements of Approved Documents Part Q.
Glazing to achieve acoustic attenuation as acoustic engineers report and set out in the schedules.

KEY:

Clear Glass (unless otherwise noted on schedule)

Infill Panel - External colour as frame (see schedule)

Obscured glass

GENERAL NOTES:
Refer to Acousticians reports for details of acoustic glazing and trickle vents where required for noise sensitive boundaries.
Refer to Fire Engineer's report and Fire Strategy plans / elevations for locations and minimum requirements of fire rated glazing and frames.
Continuous Extract Ventilation - trickle vent 'equivalent area' to be 2500mm2 to all unit habitable rooms and 0mm2 to wet rooms from which air is extracted unless otherwise noted on schedule.
All upper floor windows to be fitted with restrictors to prevent falls. Restrictors to be provided with an override facility to allow the user purge ventilation when required, restrictor to re-engage when the window is closed.
Windows to be top swing reversible for O&M cleaning purposes.
Self cleaning glass to be provided to locations where access for cleaning is restricted.
Windows to be beaded internally to allow future glass replacement from the inside.
Window elevations shown as viewed from the outside (refer to elevations for context). Refer to GA's for handings.
All external windows to be polyester powder coated anodized aluminium colour RAL7012 Medium / Dark Grey. Internal colour finish white.
For internal cill detail refer to Employer's Requirements/ Contractor's Proposals
Refer to Energy Consultants report for any solar control glazing requirements.
Windows within 1m boundaries to be max 1.0 sum unprotected area. where this is not possible fire rated frames and glazing is to be allowed for
Structural opening sizes shown are given from structural cill height which in turn is set above FFL- see schedule/ elevations. If in doubt, please ask
All windows to be double glaze lowE, whole window to achieve a min 1.3W/m²K unless otherwise noted on the schedule.
All windows to achieve G-Value of 0.62 unless otherwise noted on the schedule

SAFETY, HEALTH & ENVIRONMENTAL INFORMATION

In addition to the hazards/ risks normally associated with the type of work detailed on this drawing,
please note the following:

It is assumed that all works will be carried out by a competent contractor working, where appropriate,
to an approved method statement.

BUILDING REGULATIONS NOTES:
All glazing to comply with the requirements of AD Part K for protection against impact with glazing.
All external windows and doors to comply with the requirements of AD Part M4 (1) – Visitable dwellings unless otherwise stated within the door and window lists.
All windows to be constructed in accordance with BS6375 or have a BBA/BRE certification.
All glazing to be installed in accordance with Part K of Building Regulations and BS6206, BS8213-1 & BS EN 12600 for resistance to impact.
All windows with glazing below 800mm to be fixed and manufactured to comply with BS6399 Part 1:1996 and AD Part K for critical areas.
Easily accessible windows to be manufactured to a design that has been shown by test to meet the security requirements of PAS 24:2012 and mechanically fixed to the structure of the building in accordance with manufacturers installation instructions.
Purge ventilation to be provided to all habitable rooms at a rate of not less than 1/20th room floor area when window opens 30 degrees or more. Windows that open less than 30 degrees should be at least 1/10th of the floor area of the room.
Cavity fire stopping around openings to be constructed to provide at least 30 minutes fire resistance.

N.B. Door Window Wall Hole Sizes – For manufacture of frame sizes use scheduled 'Size B Structural Openings' which represent inner leaf opening sizes that allow for BOTH 'checked reveal detail' and 'timber frame settlement values'. Door and window types elevations show outer leaf structural openings for context only.

Size B Openings MUST be used for sizing and manufacture of window frames with packing zones to be confirmed by external glazing supplier.

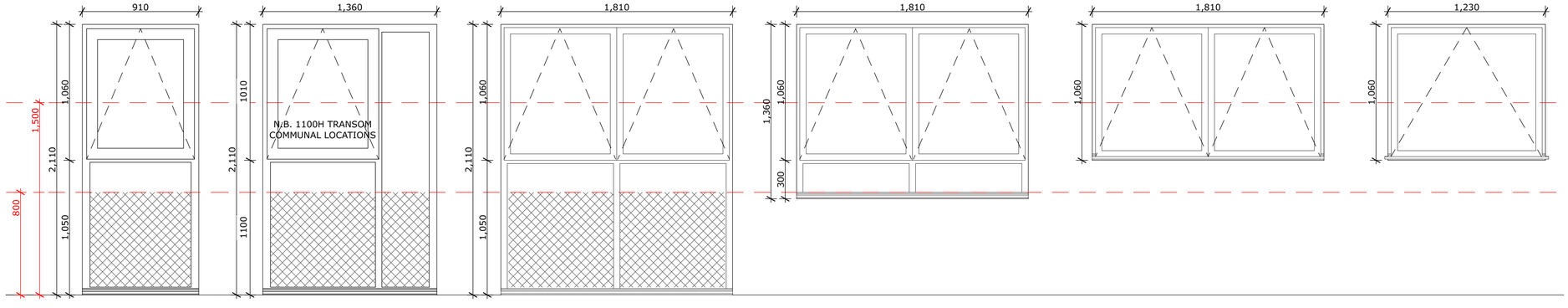
See Terrace Block Elevations for individual spandrel panel requirement and handing.

External Door and Window supplier shall provide detailed schedules for review by the design team ahead of manufacture.

All structural opening sizes shall be checked on site prior to manufacture of frames and ordering of glazing units.

Window manufacturer's glazing system shall be designed to ADK standards, in particular (Parts 2 and 4) with respect to internal impact loads, i.e. BSEN 1991-1-1 and UK National Annex PD 6688-1-1- and also ADK Part 5

Hatching denotes area of critical glazing.



Window Type WBB

Window Type WBO

Window Type WBP

Window Type WBQ

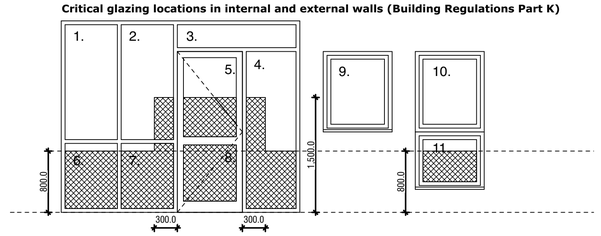
Window Type WBR

Window Type WBS

BLOCK 4 - Window Schedule

Window ID	Location	Room	Type	S/O Size A	S/O Size B	Handing	Ventilation System	Trickle Ventilation	Part Q	Glazing	Notes
W-B4-01-01	Communal	Stairwell	WBO	1,360×2,110	See Type	As Type	,		No	Clear	1100 High Transom Height for Communal Location
W-B4-01-03	Plot 81	Bedroom 2	WBP	1,810×2,110	1,854x2,105	As Type	System 3	Yes	No	Clear	
W-B4-01-04	Plot 81	Bedroom 2	WBB	910×2,110	954x2,105	As Type	System 3	Yes	No	Clear	
W-B4-01-05	Plot 82	Bedroom 2	WBB	910×2,110	954x2,105	As Type	System 3	Yes	No	Clear	
W-B4-01-06	Plot 82	Bedroom 2	WBP	1,810×2,110	1,854x2,105	As Type	System 3	Yes	No	Clear	
W-B4-02-01	Communal	Stairwell	WBO	1,360×2,110	See Type	As Type	,		No	Clear	1100 High Transom Height for Communal Location
W-B4-02-03	Plot 83	Bedroom 1	WBP	1,810×2,110	1,854x2,100	As Type	System 3	Yes	No	Clear	
W-B4-02-04	Plot 83	Bedroom 2	WBB	910×2,110	954x2,100	As Type	System 3	Yes	No	Clear	
W-B4-02-05	Plot 84	Bedroom 2	WBB	910×2,110	954x2,100	As Type	System 3	Yes	No	Clear	
W-B4-02-06	Plot 84	Bedroom 1	WBP	1,810×2,110	1,854x2,100	As Type	System 3	Yes	No	Clear	
W-B4-03-01	Plot 85	Living Room	WBQ	1,810×1,360	See Type	As Type	System 3	Yes	No	Clear	
W-B4-03-02	Plot 85	Kitchen	WBR	1,810×1,060	See Type	As Type	System 3	Yes	No	Clear	
W-B4-03-03	Plot 85	Hall	WBS	1,230×1,060	See Type	As Type	System 3	Yes	No	Clear	
W-B4-03-04	Plot 85	Bedroom 2	WBR	1,810×1,060	See Type	As Type	System 3	Yes	No	Clear	
W-B4-03-05	Plot 85	Bedroom 1	WBQ	1,810×1,360	See Type	As Type	System 3	Yes	No	Clear	

Critical glazing locations in internal and external walls (Building Regulations Part K)



Shaded areas shows critical locations to which requirement K4 applies (ie areas 2, 4, 5, 6, 7, 8, 9, 11)

In Critical locations, comply with one of the following
a.Ensure that the glazing, if it breaks, will break safely, and,
b. Choose glazing that is one of the following:
(i) Robust
(ii) In small panes
c. Permanently protect glazing

Safe breakage is defined in BS EN 12600 section 4 and BS 6206 clause 5.3. In an impact test, a breakage is safe if it creates one of he following.

a. A small clear opening only, with detached particles no larger than the specified maximum size
b. Disintegration, with small detached particles
c. Broken glazing in separate pieces that are sharp or pointed

A glazing material would be suitable for a critical location if it complies with one of the following:
a. It satisfies the requirements of class 3 of BS EN 12600 or Class C of BS 6202
b. It is installed in a door or in a door side panel and has a pane width exceeding 900mm and it satisfies the requirements of class 2 of BS EN 12600 or Class B of BS 6202.

Critical Glazing Locations

Transom height TBA with Client

Rev.	Description	Date	PM
C01	Construction Issue	06.06.19	GA

CLIENT

PROJECT

Ropetackle

TITLE

Block 4 - Residential Window Types & Schedule

STATUS

CONSTRUCTION

Drawn	Checked	Scale @ A1	Date
JPL	GA	1:20	21.05.19

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Revision C01

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