

TORTINGTON MANOR MANAGEMENT COMPANY LTD.

TORTINGTON MANOR ESTATE.

GENERAL SPECIFICATION FOR THE PROPOSED COMMUNITY ROOM FIRE ESCAPE.

GENERAL

ALL WORK WILL BE CARRIED OUT BY COMPETANT WORKMEN.

ALL DIMENSIONS WILL BE FULLY CHECKED BEFORE WORK COMMENCES.

THE DESIGN WILL BE TO THE REQUIRED STANDARDS AND REGULATIONS. AND IN ACCORDANCE WITH THE APPROVED PLANNING AND BUILDING REGULATION DOCUMENTS.

ALL REQUIRED SAFETY SIGNAGE WILL BE AFFIXED AS REQUIRED.

DOOR

ESCAPE DOOR WILL BE A CERTIFIED STANDARD MANUFACTURER'S UNIT NOMINALLY 900MM WIDE WITH PUSH BAR DOOR RELEASE MEETING ALL NECESSARY REGULATIONS.

ESCAPE DOOR WILL BE HINGED ON LEFT (LOOKING FROM INSIDE) AND OPEN OUTWARDS.

ESCAPE DOOR WILL BE SEMI GLAZED WITH APPROVED GLAZING.

ESCAPE DOOR WILL NOT BE FIRE RATED.

THRESHOLD WILL BE LEVEL WITH EXISTING FLOOR AND PROPOSED EXTERNAL PLATFORM.

FIRE STAIR

STAIR UNIT WILL BE A CERTIFIED STANDARD MANUFACTURER'S UNIT FABRICATED FROM CARBON STEEL.

STAIR UNIT WILL BE EITHER GALVANISED OR FINISHED WITH BLACK POWDER FINISH.

TOP EXTERNAL PLATFORM WILL BE AT LEAST 1000M SQUARE WITH NON SLIP STEEL GRATING

STAIR WIDTH WILL BE 900MM CLEAR.

STEP RISE WILL BE 190MM WITH GOING 250MM

STEPS WILL BE FABRICATED FROM NON SLIP STEEL GRATING WITH STEEL NOSING.

ALL HANDRAILS WILL BE 900MM HIGH WITH VERTICAL BARS 100MM APART.

STAIRS WILL MEET THE REQUIREMENTS OF APPROVED DOCUMENTS B AND K

APPROPRIATE LIGHTING WILL BE PROVIDED TO FULLY ILLUMINATE THE PLATFORM AND STAIRS IN THE CASE OF USE IN THE DARK.