



French window balconies:  
Provide windows with 1100mm high hand rails measured from internal floor level with balustrading below so as to restrict passage of 100mm dia sphere.

French windows:  
Sealed double glazed windows with min 16mm air gap & low emmissivity glass. Critical glazing to be toughened or laminated to BS 6206:1981. Window frame fitted with 8000sq.mm. trickle vents & draught proof seals.

Windows, skylights & ventilators:  
All to comply with N3, N4 in terms of safe access for cleaning.

Escape / Emergency lighting:  
Install emergency lights in locations shown, all in compliance with British Standard BS 5266: Part 1. Non-maintained escape / emergency lighting luminaires to be wired to local lighting circuits so as to operate in the event of failure of either mains or local lighting supplies. Facility required to test emergency lighting by simulating a failure.

Fire check doors:  
Ply faced fire resisting doors lipped at long edges with parana. Doors to fit closely to frame & floor & be fitted with 'Perko' self closers. 125x32mm class A (1/2hr F.R.) door linings fitted with 32x25mm sw stops, screwed @ 225mm centres with 38mm x 10sg screws. Doors hung to open in one direction only on steel hinges. Flat entrance door frames fitted with intumescent strips & smoke seals and door locks operated internally by lever or handle only & locked externally by key.

Fire alarms:  
All units to be fitted with mains operated multi-occupancy fire alarm/smoke detection system to BS 5839 type X - alarms to remain operational in event of mains power failure.

98, Brixton Hill

Rev A - Alts 4 CB reqs. (27.05.06.) - 13.03.06.

**Contract 35**  
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Drawing:  
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Building Regs - First floor.

Drawing No: 188 / BR FF A	Scale: 1 : 50	Date: Sept 2005
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- Fire legend :-**
- FD 30(s) - 30 min. fire rated self closing door, with smoke seals & simple fastening lock from inside.
  - FD 20 - 20 min. fire rated door with smoke seals.
  - (SA) - Smoke Alarm
  - (EL) - Emergency light