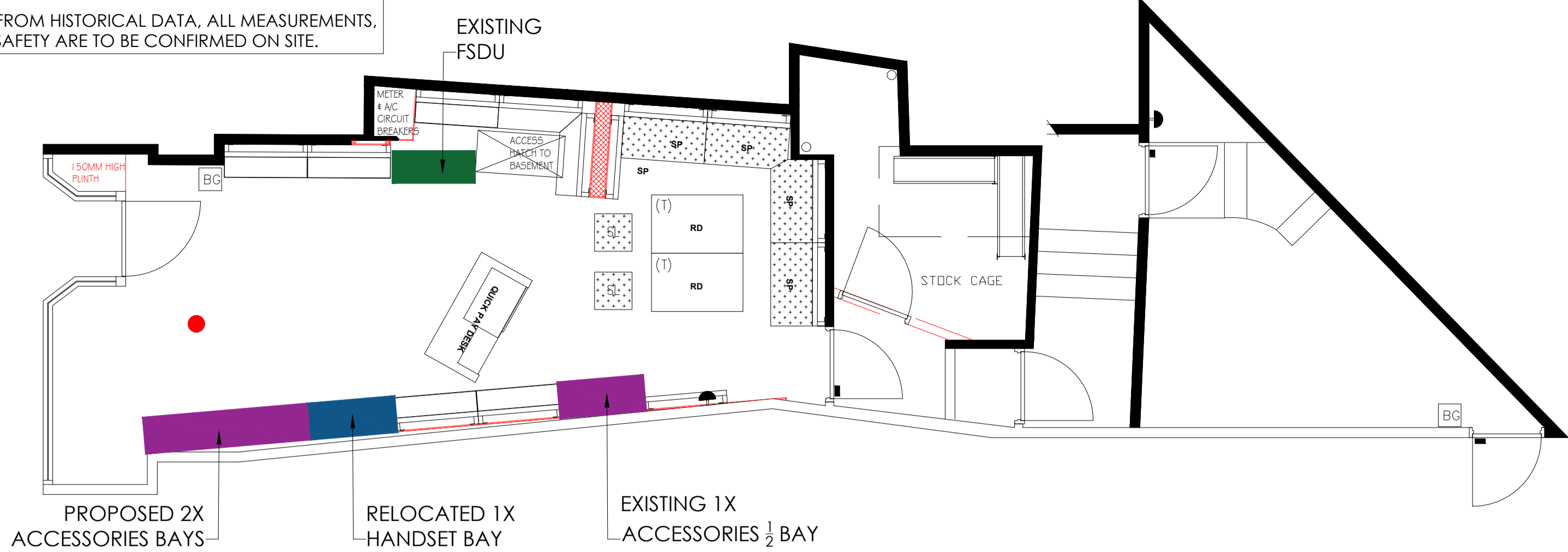
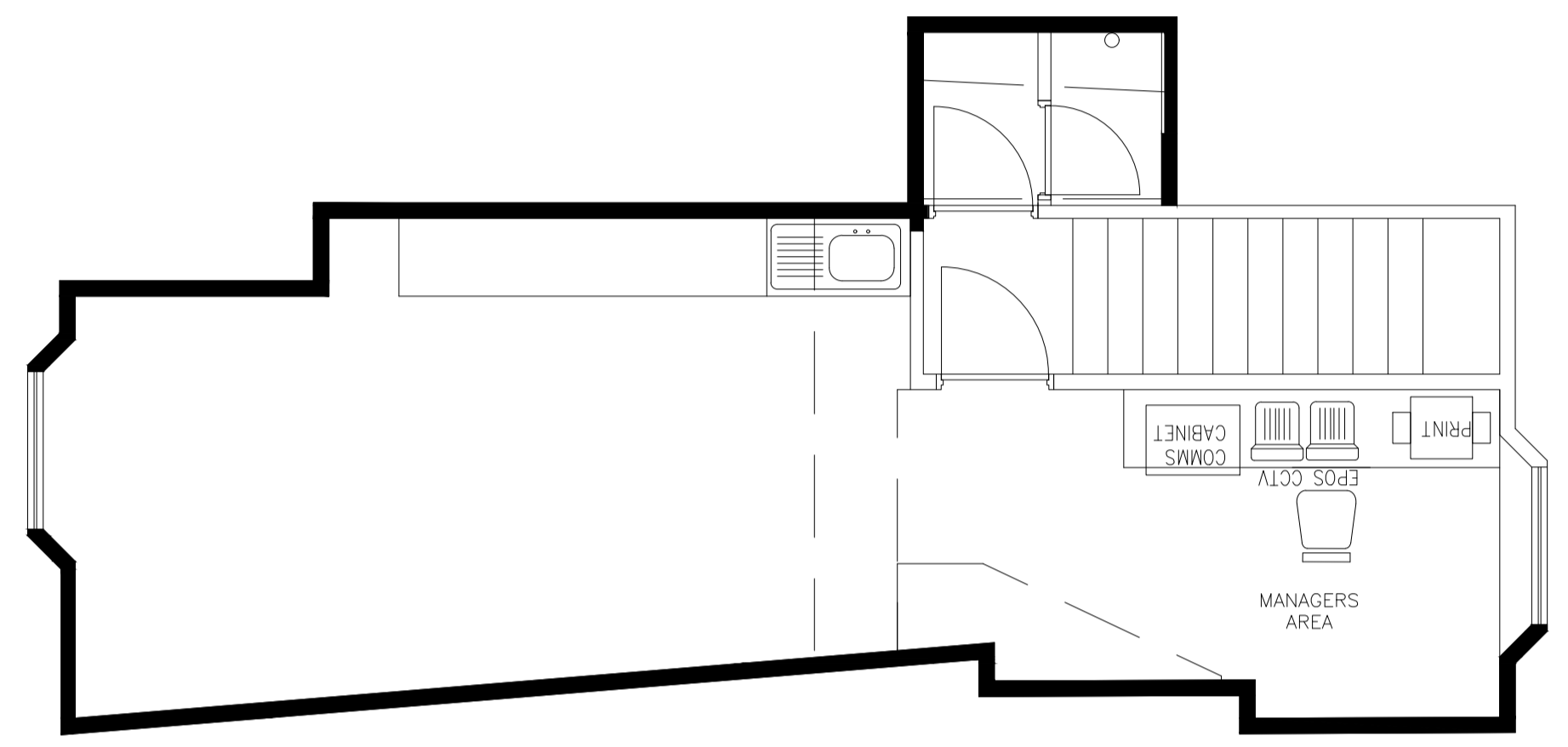


**NOTE:**  
 • DRAWING TAKEN FROM HISTORICAL DATA. ALL MEASUREMENTS, FURNITURE & FIRE SAFETY ARE TO BE CONFIRMED ON SITE.



1 Proposed Ground Floor GA Plan  
 Scale: 1:50



2 Proposed First Floor GA Plan  
 Scale: 1:50

- SALES FLOOR:-**
- Existing flooring to be removed completely, prepare floor in readiness for new vinyl flooring to be installed. Ref: Forbo Natural Concrete (1000x1000) S62512 to be applied throughout.
  - Existing walls to be redecorated and finished in Dulux Diamond Matt White.
  - All sales floor furniture to be retained.

- BOH:-**
- Existing BOH rooms walls (Managers Office, Staff Area & Toilets) to be redecorated and finished in Dulux Diamond Matt White where required only.
  - New vinyl flooring to be applied in WC/Staffroom where required Ref: Polyflor - Standard PUR Arctic Blue 4130. All other areas where required to have Ref: Polyflor - Polyflex Plus PU Firth Lakeland Blue 7350. Where carpet is being replaced Ref: CFS - Project Range - Light Blue 595.

- OTHER:-**
- All fire safety fittings to be retained in existing locations.
  - No electrical works being undertaken.
  - No HVAC works being undertaken.
  - No plumbing works to be undertaken.



5 Proposed External Elevations  
 Scale: 1:50

- Fascia Sign:-**
- New Wood Back Panel On Top Of A Timber Fascia With A 42mm Architrave Trim Around Sign.
  - Individual Letters To Be Built Up 2B Stainless Steel Letters With 45mm Returns & Wet Sprayed Satin Black RAL 9005.
  - Letters To Be Fixed To A 10mm Foam Backtray Fixed Off The Back Panel With White Ferrule Locaters At 15mm Diameter.
  - Signage To Be Non-Illuminated.
- Hanging Sign:-**
- New Timber Back Panel With 25x50mm US Redwood Scolia Picture Rail (Actual Trimmed 21x44mm).
  - Logo To Be A 3mm Black Acrylic Flush Fixed.
  - New Ornate Bracket To Be Fixed To Wall.
  - Canopy Lights To Be Installed, Ref: Portland Ecolux LED Canopy Light.

**PLEASE NOTE:**  
 THE ISSUE OF THESE DRAWINGS DOES NOT CONSTITUTE AN INSTRUCTION. IF YOU ARE OF THE OPINION THAT THE SCOPE AND/OR TIMING OF YOUR WORK WILL BE VARIED BY ANY ASPECT OF THESE DRAWINGS YOU SHOULD SEEK CONFIRMATION & INSTRUCTION FROM THE PROJECT MANAGER BEFORE PROCEEDING.

TO BE READ IN CONJUNCTION WITH THE CLIENTS SPECIFICATION MANUAL & AS PART OF A FULL SET OF DRAWINGS FOR THIS PROJECT - REFER TO PROJECT MANAGER IF YOU DO NOT HAVE A FULL SET OF INFORMATION.

CONTRACTORS MUST VERIFY ALL DIMENSIONS ON SITE BEFORE ANY WORKS ARE COMMENCED. THIS DRAWING REMAINS THE PROPERTY OF RDS, AND MAY NOT BE REPRODUCED IN ANY WAY WITHOUT PRIOR CONSENT.

DO NOT SCALE OFF THIS DRAWING. ALL DIMENSIONS TO BE DERIVED FROM SITE MEASUREMENT AND AGREED WITH CONTRACTORS AND SUB CONTRACTORS BEFORE PROCEEDING TO MANUFACTURE. FIGURED DIMENSIONS ARE FOR REFERENCE ONLY, ANY DISCREPANCY BETWEEN FIGURED DIMENSIONS AND ACTUAL DIMENSIONS ARE TO BE REPORTED IMMEDIATELY TO THE ARCHITECT AND CONFIRMATION SOUGHT BEFORE PROCEEDING.

**ADDITIONAL BUILDING REGS SPECIFIC NOTES:**  
 ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH THE FIRE STRATEGY AND FIRE CERT APPLICATION SCHEDULE PRODUCED BY THE LANDLORD TEAM ISSUED AT TENDER.

ALL FIRE ALARM AND DETECTION ALTERED/INSTALLED IN ACCORDANCE WITH BS 5839:PART 1 :2017.

ALL FIRE EXIT AND ASSOCIATED SIGNAGE ALTERED/INSTALLED IN ACCORDANCE WITH BS 5499:PART 4 :2013 & BS ISO 3864:PART 1 2011.

ALL WALL PANELS TO ACHIEVE A SURFACE SPREAD OF FLAME RATING OF CLASS '0' SUFFICIENT TO SHOW COMPLIANCE WITH REQUIREMENT B2 (INTERNAL FIRE SPREAD (LININGS), FR WALL SYSTEM TO BE CHECKED WITH MANUFACTURE.

ALL FIRE FIGHTING EQUIPMENT ALTERED/INSTALLED IN ACCORDANCE WITH BS 5266: PART 1:2016 & BS EN 1838:2013.

ALL EMERGENCY LIGHTING ALTERED/INSTALLED IN ACCORDANCE WITH BS 5266: PART 1:2016 & BS EN 1838:2013.

REGULATORY REFORM (FIRE SAFETY) ORDER 2005: IN PRODUCING THIS BUILDING DESIGN DRAWING, THE ATTENTION OF THE CLIENT IS DRAWN TO THE LEGAL REQUIREMENTS OF THE BUILDING OWNERS/ OCCUPIERS TO ALSO CARRY OUT A SITE SPECIFIC WRITTEN FIRE RISK ASSESSMENT OF A COMMERCIAL PREMISES.

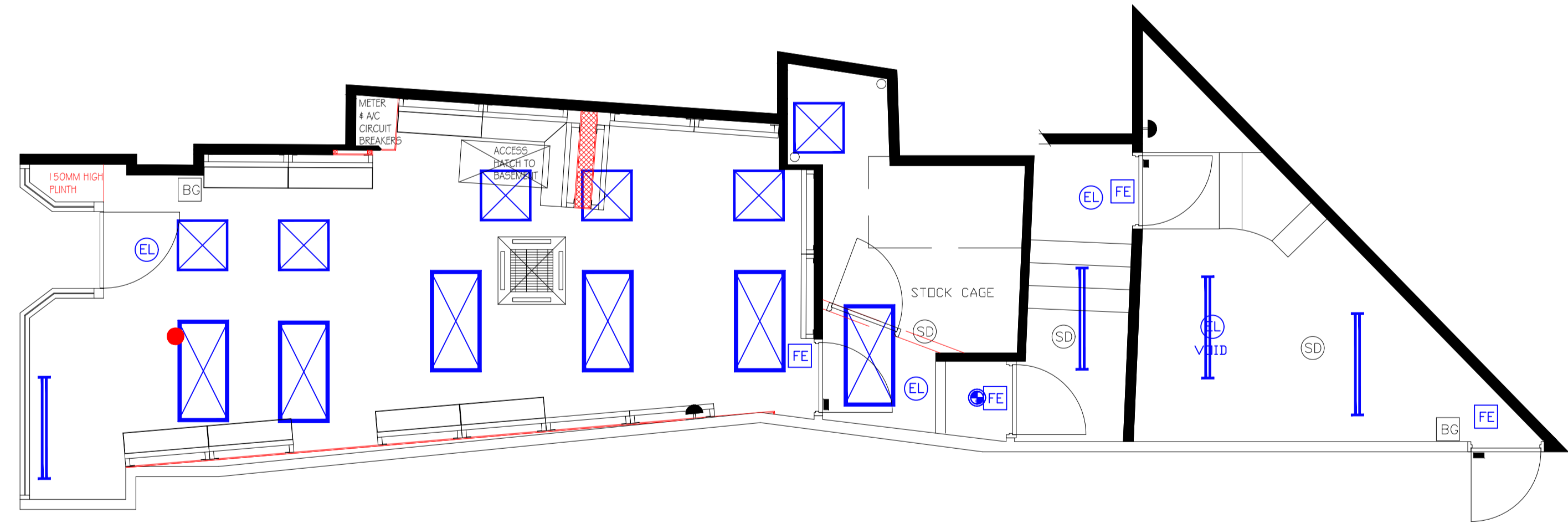
EXISTING PROPOSED SPRINKLER SYSTEM IS TO BE ASSESSED BY CONTRACTOR TO ENSURE THE SYSTEM COMPLIES WITH BUILDING REGS PART B AND THAT LOCATIONS OF SPRINKLER HEADS ARE SUITABLE FOR THE PREVENTION OF FIRE SPREADING. ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH THE FIRE STRATEGY AND FIRE CERT APPLICATION SCHEDULE PRODUCED BY THE LANDLORD TEAM ISSUED AT TENDER.

**SCHEDULE OF RISKS:-**  
 STANDARD RISKS AND HAZARDS NORMALLY ASSOCIATED WITH THE TYPES OF WORK DETAILED ON THIS DRAWING, INCLUDING:

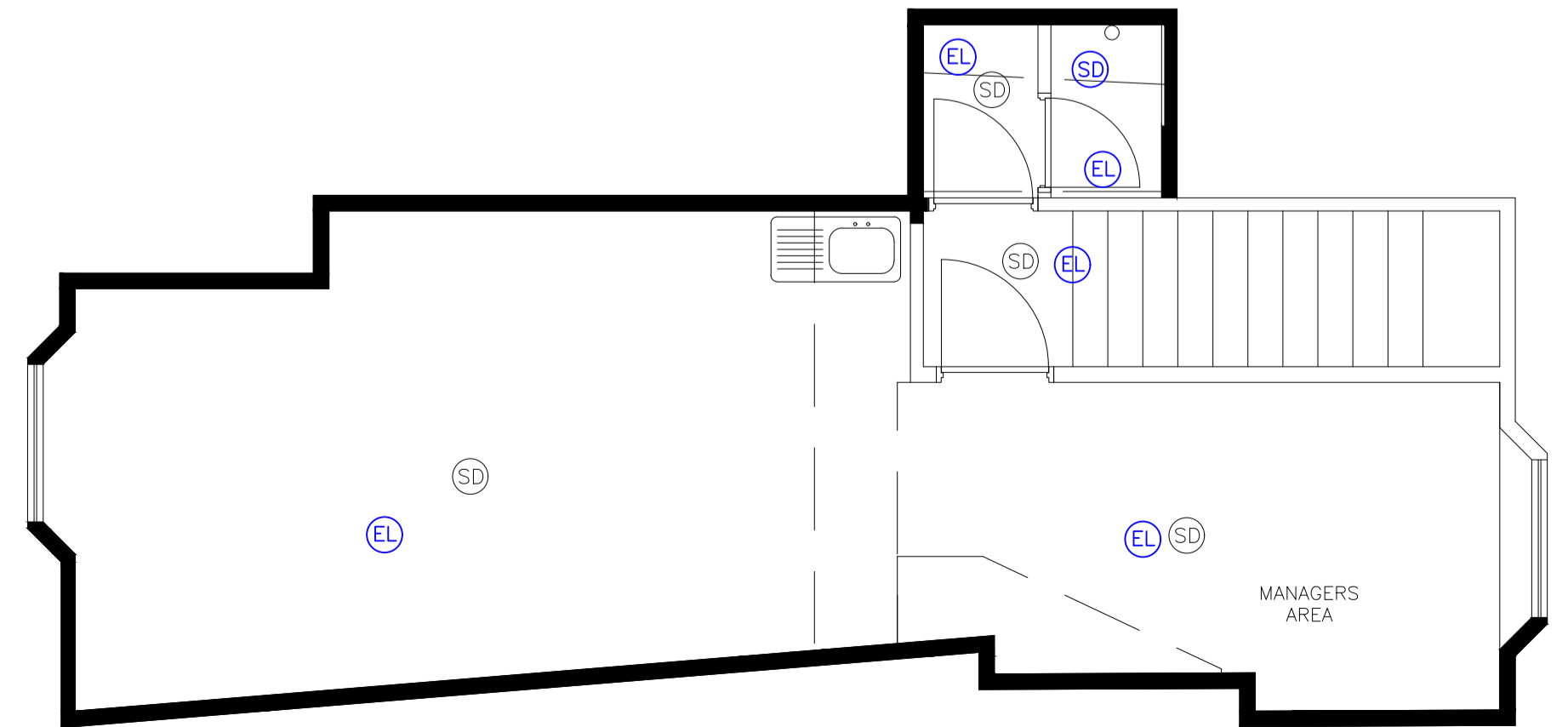
- ELECTROCUTION (EXISTING LIVE CONNECTIONS)
- FALLS FROM HEIGHT (USE OF LADDERS/WORKS TO ROOF)
- CUTS AND LACERATIONS (CUTTING EQUIPMENT/MATERIALS)
- FALLING MATERIALS (DUE TO FUMES FROM ALTERING EXISTING SERVICES)
- SUFFOCATION (DUE TO FUMES FROM ALTERING EXISTING SERVICES)
- TRIPPING HAZARDS (LOOSE CABLES AND MATERIALS ON FLOOR)
- WORKING IN CLOSE PROXIMITY TO PUBLIC/CURRENTLY OCCUPIED BUILDINGS.
- NOISE (CUTTING EQUIPMENT)
- DUST (FROM CUTTING WORKS)

STRUCTURAL ENGINEER TO DETAIL RISKS ASSOCIATED WITH STRUCTURAL WORKS. IT IS ASSUMED THAT ALL WORKS ON THIS DRAWING WILL BE CARRIED OUT BY A COMPETENT CONTRACTOR WORKING, WHERE APPROPRIATE TO AN APPROVED METHOD STATEMENT.

3 Proposed Ground Floor RCP Plan  
 Scale: 1:50



4 Proposed First Floor RCP Plan  
 Scale: 1:50



- SALES FLOOR:-**
- Existing black finished bulkhead to be redecorated in Dulux Diamond Matt White throughout.
  - Existing black ceiling trim to be redecorated in Dulux Diamond Matt White.
  - Existing black ceiling tiles to be replaced with new white Rockfon Artic ceiling tiles.
  - All Lighting to be replaced with new LED Spec lighting of the same design.

- BOH:-**
- All Lighting to be replaced with new LED Spec lighting of the same design.
  - All ceilings to be retained with no works being undertaken.
  - Where required ceilings are to be patch repaired.

- OTHER:-**
- All fire safety fittings to be retained in existing locations.
  - No electrical works being undertaken.
  - No HVAC works being undertaken.

SCALE BAR 1:50



DRAWING TITLE			
PROPOSED LAYOUTS			
DRAWING NUMBER			DWG NO.
1286-ST AUSTELL-L3A.DWG			301
SCALE	DATE	DRAWN	CHECKED
A1 - AS SHOWN	03.09.2021	BF	BF

STORE ADDRESS

12B FORE ST  
 SAINT AUSTELL  
 PL25 5EN

STATUS

**PROPOSED**

Hutchinson 3G UK Ltd  
 Star House, 20 Grenfell Road  
 Mackenhead  
 Belper  
 S16 1EH

**Three**

The Mill Store  
 Foundry Lane  
 Earls Colne  
 Essex  
 CO6 2SB  
 Tel: 01787 224878

**r d s**  
 Retail Design Solutions (Consultancy) Ltd