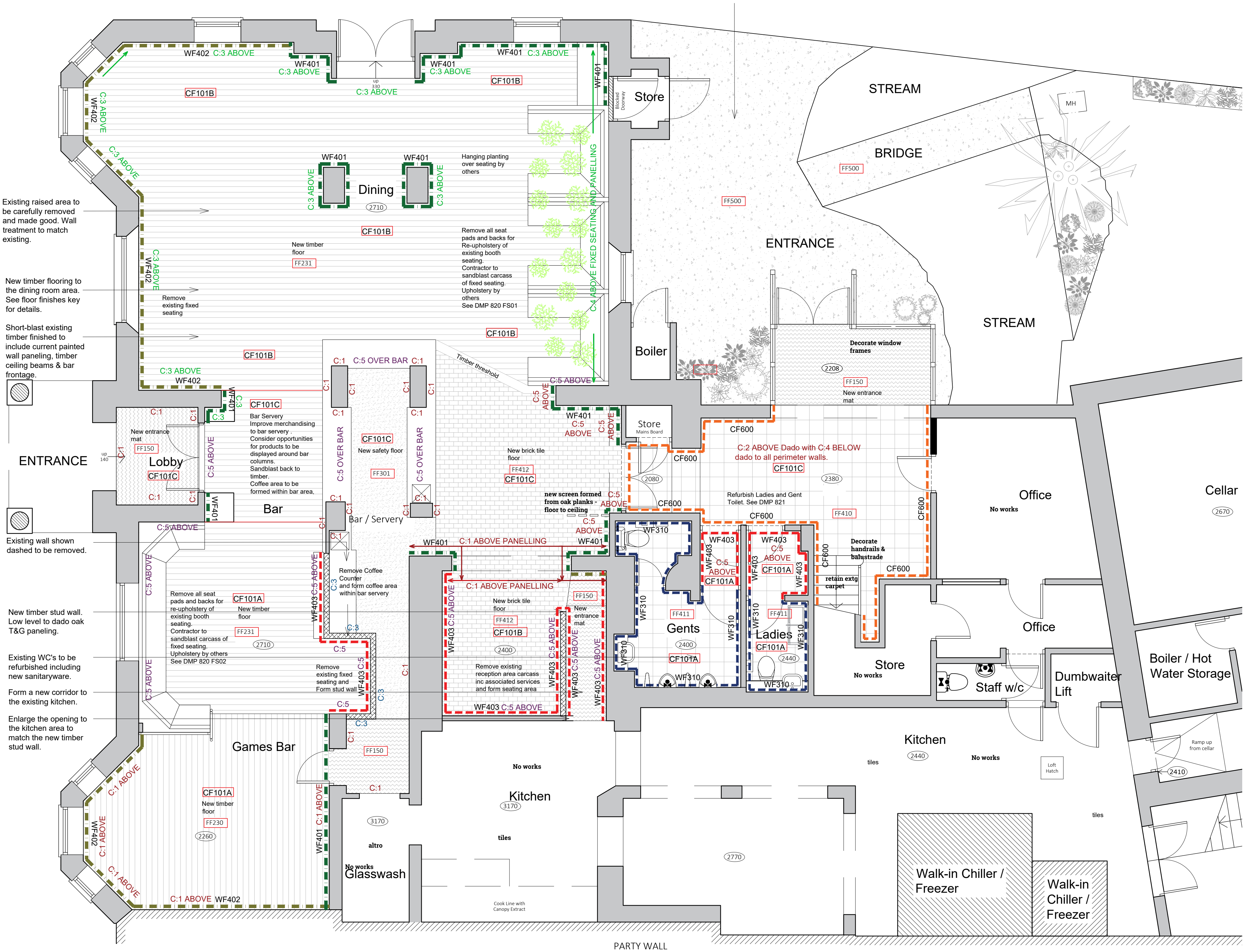


New screen reference

New resin floor finish to the entrance and bridge area to be made good.



GROUND FLOOR PLAN @1:100

FLOOR FINISHES
Unless indicated all floor finishes are to be uplifted & disposed off site.

Where it is indicated floor finishes are to be retained they should be protected with protection board with tape to all joints & perimeter edges.

Self levelling screed to be applied where required to ensure a clean, dry, smooth level sub floor complying with BS8203:2001 to screeded & concrete floors

2400x800x6mm plywood cut to plan mechanically fixed at 150mm c/s over floor boards to suspended timber floors where carpet or quarry tiles are specified.

Contractor to ensure works are programmed to allow sufficient time for drying of sub floors to allow proposed floor finishes to be laid in accordance with manufacturers recommendations.

Unless indicated all timber floors are factory pre finished and protected during construction .

Timber to vinyl edges to be sealed with clear silicone bead

Floor direction to be agreed with Architect/Designer prior to laying.

FF100 CARPET PRODUCTS

FF150 Pack lobby matwell with wbp plywood mechanically fixed to the sub floor or raise level to adjacent floor finishes with self levelling screed. Cut matting to plan & lay on manufacturers recommended adhesive. Direction of entrance matting to be laid in accordance with manufacturers guidelines. In line with BS 7953:1999 a minimum of 2.1m TBC with designer or architect Supplier: Gradus Ref: Boulevard 1500 barrier matting Terra LRV 10.89

FF200 TIMBER PRODUCTS

FF230 Prepare concrete sub floor with one coat of Prymerfast 500 or similar. For sub floors with an RH between 2% & 5% apply 2 coats of Prymerfast 500 or similar. 20mm solid timber flooring/14mm engineered timber flooring fully adhered to concrete/screed sub floor using unisil or similar adhesive. Off cuts, min 400mm long to be used to start new rows. Allow a 10mm movement joint to all perimeter edges. For boards over 160mm wide a flooring grade chipboard sub floor needs to be installed to allow secret nail fixings at 200mm c/s using a proprietary floor nail gun with 38mm L nails. Once Laid, floor to be protected until handover. Refer to DMP 909 image 01 Supplier: Priory Hardwoods Ltd Ref: Rydal 16 Collection. Multiply Oak. Brushed Victorian Pine 430 180mm x 16mm x 2.8mm

FF231 Prepare concrete sub floor with one coat of Prymerfast 500 or similar. For sub floors with an RH between 2% & 5% apply 2 coats of Prymerfast 500 or similar. 16mm engineered timber flooring fully adhered to concrete/screed sub floor using unisil or similar adhesive. Off cuts, min 400mm long to be used to start new rows. Allow a 10mm movement joint to all perimeter edges. For boards over 160mm wide a flooring grade chipboard sub floor needs to be installed to allow secret nail fixings at 200mm c/s using a proprietary floor nail gun with 38mm L nails. Once Laid, floor to be protected until handover. Refer to DMP 909 image 03 Supplier: Priory Hardwoods Ltd Ref: Rydal 16 Collection. Raw Lacquer, Natural Oak 180 x 16 x 2.8m

FF300 SYNTHETIC SHEET & TILE PRODUCTS

FF301 Supply & lay non slip safety flooring with all edges turned up the perimeters on a coved former using manufacturers recommended adhesive. All joints to be hot welded using a colour matched weld in accordance with manufacturer's recommendations. Flooring material to be acclimatised for 24hrs prior to laying. Supplier: Altro Ref: Altro stronghold™ 30 adhesive free Mortar AFK30911

FF400 TILED PRODUCTS

FF410 450x450mm porcelain etc tile laid on screed or concrete using Ardex flexible tile adhesive selected for it's appropriateness with tile or equivalent approved with bed thickness between 3-15mm. Joints to be clean & dry prior to grouting with Ardex C2 grout applied in accordance with manufacturers recommendations. Final specifications to be obtained prior to installation from Ardex. Tiles to be installed in line with BS5385:Part 1:2018 De-coupling matting to be installed prior to tiles being laid. Joints size 3-20mm & colour of grout to be advised. Surface dressing in accordance with manufacturers recommendations. Laid straight Supplier: Grestec Ref: Brishing PFSFF620 Grout: Mapei Fango Mud 136

FF411 600 x 300mm porcelain tile laid on screed or concrete using Ardex flexible tile adhesive selected for it's appropriateness with tile or equivalent approved with bed thickness between 3-15mm. Joints to be clean & dry prior to grouting with Ardex C2 grout applied in accordance with manufacturers recommendations. Final specifications to be obtained prior to installation from Ardex. Tiles to be installed in line with BS5385:Part 1:2018 De-coupling matting to be installed prior to tiles being laid. Joints size 3-20mm & colour of grout to be advised. Surface dressing in accordance with manufacturers recommendations. Laid brick bond Supplier: Nick Firth Ref: Mustang Grout: Mapei Anthracite 114

FF412 60mm x 250mm porcelain etc tile laid on well secured timber boarding using Ardex flexible adhesive or equivalent approved with bed thickness between 3-15mm. Joints to be clean & dry prior to grouting with Ardex - Flex FL grout applied in accordance with manufacturers recommendations. Final specifications to be obtained prior to installation from Ardex. Tiles to be installed in line with BS5385:Part 1:2018 De-coupling matting to be installed prior to tiles being laid. Joints size 3-20mm & colour of grout to be advised. Surface dressing in accordance with manufacturers recommendations. Laid Herringbone Mix of the following Supplier: Grestec 35% Ref: Richie RBCA42767 35% Ref: Richie RBCA42768 30% Ref: Frean RBCF53836

Grout: Mapei 142 Marrone brown

FF500 MISC FLOORING

FF500 - New composite resin surface to existing entrance and bridge. Vuba- Sherwood Forest VT- with crushed glass particles.

FF506 Quantum Flooring nosing - Traditional bronze with insert in Canvas LRV: 55.43

15mm x lining depth x door width hardwood timber threshold stained to designers colour to all door thresholds.

When Timber skirting to tiled floor occurs. Skirting to be mastic sealed

WALL FINISHES GENERAL
Unless indicated, all decorative wall papers to be stripped & walls to be prepared to receive specified finish.

All surfaces to be decorated are to be thoroughly degreased with sugar soap solution prior to preparation.

Prepare and make good all existing surfaces/walls/joinery/ceilings to receive decoration.

All paints to front of house trading areas to be Farrow & Ball colour matched in Crown trade vinyl matt or equivalent approved.

Window joinery to be Crown acrylic satin eggshell with gloss cills.

Colour match to Farrow & Ball colours - samples to be approved by designer.

- Colours:
- C:
1. F&B calke green 34
 2. F&B Oxford Stone
 3. F&B Olde White 4
 4. F&B Marmelo 316
 5. F&B Vert de terre 234

Windows: F&B Card Room Green

Existing walls in the dining area and entrances to remain as existing.

Existing timber paneling, timber beams and skirtings to be sandblasted to remove existing paint work & expose natural wood.

WF401 Existing Panelling to be sandblasted to remove existing paint work & expose natural wood. Left raw natural

WF402 Existing wall panelling to be removed and replaced with new Oak paneling to match WF401 left raw natural

WF403 T&G oak panelling to height of existing dado panelling to include capping and skirting. Left raw natural

CF600 Existing dado - Painted

WF310 310 x 600mm wall tiles Glazed ceramic porcelain laid with 3mm grout gap. Tiled from floor to ceiling

Grout Colour: Mapei Grout, Mapei 114 Anthracite

Tile Supplier: Waxman Ceramics

Ref: ArtSquare Aqua 31.6x60cm



See DMP 821 for toilet detail

CEILING FINISHES

All existing ceiling timbers and beams to be sand blasted with a clear matt sealant applied. Sample tba

CF101 Ceilings to receive decorations

- A. F&B Olde White 4F&B
- B. F&B Breakfast Room Green 81
- C. F&B Oxford Stone 264
- All doors to be shot blasted. Ensure stained glass window remains protected throughout works.
- All skirtings to be sandblasted in conjunction with the panelling

	designmanagementpartnership No 2 Centre Court Pontypridd CF37 5YR +44(0)29 2064 4829 mail@designmanagementpartnership.com		Rev	Date	Revision note	Initials	Rev	Date	Revision note	Initials	Figured dimensions to be used in preference to scaled sizes All dimensions to be checked by the contractor before commencing work and any discrepancies reported to the Architect Drawings to be read in conjunction with Structural Engineers and other consultants drawings. This drawing is the property of designmanagementpartnership. Copyright is reserved by them and the drawing is issued on the condition that it is not copied, reproduced, retained or disclosed to any unauthorised person either wholly or in part without the consent of designmanagementpartnership.	Scale @ A1	Drawn	Check	Date	Status	Job no	Rev
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												Proposed GF Services Plans		Dolphin Hotel		510		
												- Client		Bovey Tracey for Hall & Woodhouse				