

BLOCK H CLASSROOMS

INSTALLATION OF NEW VINYL FILM ON CLASSROOM WINDOWS:

Carefully remove existing paint from window glazing. Install new obscure vinyl film to all Type T2 windows lower panes to reduce glare. Sample to be provided to architect for approval.



DETERIORATING WINDOW PUTTY

Carefully remove existing paint from window glazing, putty from frames and replace with new putty or silicone beading.



REPLACEMENT OF DAMAGED WINDOW GLAZING

Remove & replace 3x damaged T1 window panes with new to match existing.



DEFLECTING/DAMAGED CEILING BOARDS

Carefully remove existing damaged ceiling boards and cornices and replace ceiling boards with new gypsum ceiling boards, 6.4mm thick, with PVC cover strips and coved cornices, to be skimmed until smooth and even. Paint with fully washable matt white PVA.



BLOCK H (CLASSROOM) : Scope of Works

1. No gutters or downpipes installed. Install new to match existing on site or as per later detail. (REFER TO TYPICAL DETAILS)
2. Internal floor finishes in a poor condition, remove and replace with new, including skirtings. (REFER TO TYPICAL VINYL FLOORING DETAILS)
3. Cracks noted on internal walls, refer to Structural Engineer's report for repair. Once repair work is done, prime and repaint. (REFER TO TYPICAL DETAILS)
4. Painted window panels: paint to be cleaned off glazing and new vinyl film to be installed to reduce glare. (REFER TO DETAIL BELOW)
5. Paint on window glazing from painting of window frames - neatly clean off paint from glazing.
6. Replace all deteriorating window putty fill with new silicon beading. (REFER TO DETAIL BELOW)
7. Replace any damaged ceiling panels with new to match. (REFER TO DETAIL BELOW)
8. All internal wall paint to be carefully cleaned of dirt and vandalism.
9. Replace 3 x broken window glazing panes.
10. Deteriorating door frames and security gates - rub down, prime and repaint. (REFER TO TYPICAL DETAILS)
11. Paint all timber ceiling cornices same colour to match ceiling. (REFER TO DETAIL BELOW)
12. Timber doors in a poor condition. Rub down and re-varnish. (REFER TO TYPICAL DETAILS)
13. All face brick facades are to be power washed to clean off vandalism, dirt & marks. Loose or cracked plaster to be chipped away and replaced with new plaster and surface finish to match existing surrounding.
14. Outdoor tap and water pipe leaks noted. Investigate all plumbing for leaks, rectify leaks but if not possible, replace plumbing where required and provide adequate drainage, as per engineer's details. (REFER TO DETAIL BELOW)
15. Noted birds nest in walkway trusses. Nest to be carefully removed. (REFER TO DETAIL BELOW)

LEAKS NOTED : INVESTIGATE LEAKS AT OUTDOOR DRINKING WATER TAP

Leaks noted: investigate all plumbing and sanware equipment. Isolate/repair all leaks. Where a leak cannot be repaired, replace plumbing/sanware with new per sanware schedule below.

REPLACEMENT SANWARE SPECIFICATIONS:

- TAP: INSTALL 2X NEW TAPS**
Plumline 10-year warranty. Moderna Chrome hose bib tap (Code: 038736)
• Mixer: Moderna Chrome hose bib tap (Code: 038736)
• Material: DZR (dezincification resistant brass) Brass
• Finish: Chrome

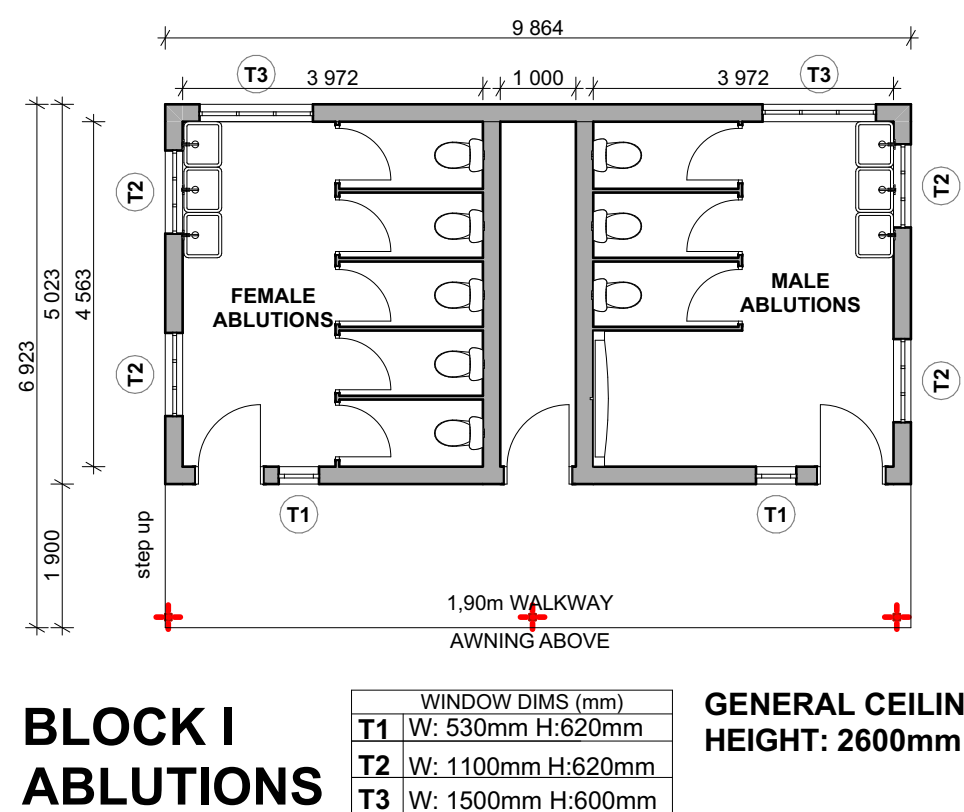


REMOVAL OF BIRDS NESTS FROM WALKWAY

Carefully remove birds nests along walkways and safely relocate .



BLOCK I ABLUTIONS



LEAKS NOTED : INVESTIGATE ALL PLUMBING LEAKS IN MALE & FEMALE ABLUTIONS

Leaks noted: investigate all plumbing and sanware equipment. Isolate/repair all leaks. Where a leak cannot be repaired, replace plumbing/sanware with new per sanware schedule below.

REPLACEMENT SANWARE SPECIFICATIONS:

WC: Lecico Madison close couple suite colour White, seat and cover bolted to bowl with metal washers and rubber gaskets, 100mm outlet with cistern connected to 15mm water supply with foot of bowl sealed to floor with abe Dow Corning acetoxy silicone sealant. Material: Vitreous China, Pan code: MADBOXDFLOSCSBE.

BASIN: Lecico Atlas 50cm basin with full pedestal colour White, fixed with stainless steel screws and washers to plugs in wall and sealed with abe Dow Corning acetoxy silicone sealant where basin meets wall. Material: Vitreous China, Basin code: ATLDJOBAS0500BE, Tap Hole: 1 tap hole, Height: 500mm, Width: 410mm, Depth: 788mm. TAP: Plumline 10-year warranty. Moderna Chrome pillar taps (Code:038735). Mixer: Moderna Chrome pillar tap (Code: 038735). Material: DZR (dezincification resistant brass) Brass. Finish: Chrome

NEW SIGNAGE

Install new aluminium door signage to ablutions . Ensure signage is securely fixed.



BLOCK I (ABLUTIONS) : Scope of Works

1. No downpipes installed. Install new to match existing on site or as per later detail. (REFER TO TYPICAL DETAILS)
2. Internal timber doors to be rubbed down, primed and repainted. (REFER TO TYPICAL DETAILS)
3. Leaks noted - investigate all plumbing for leaks, rectify leaks but if not possible, replace plumbing where required, as per wet services engineer's details. (REFER TO DETAIL BELOW)
4. Replace and install new timber doors for all entrances including new door ironmongery. (REFER TO DETAIL BELOW)
5. Urinals in a poor condition, remove and replace with new, including taps / fittings. (REFER TO DETAIL BELOW)
6. Noted some missing floor and wall tiles. Install new to match existing. (REFER TO DETAIL BELOW)
7. Install new ablution signage. (REFER TO DETAIL BELOW)

MISSING FLOOR/WALL TILES

Replace missing floor/wall tiles with new to match existing.



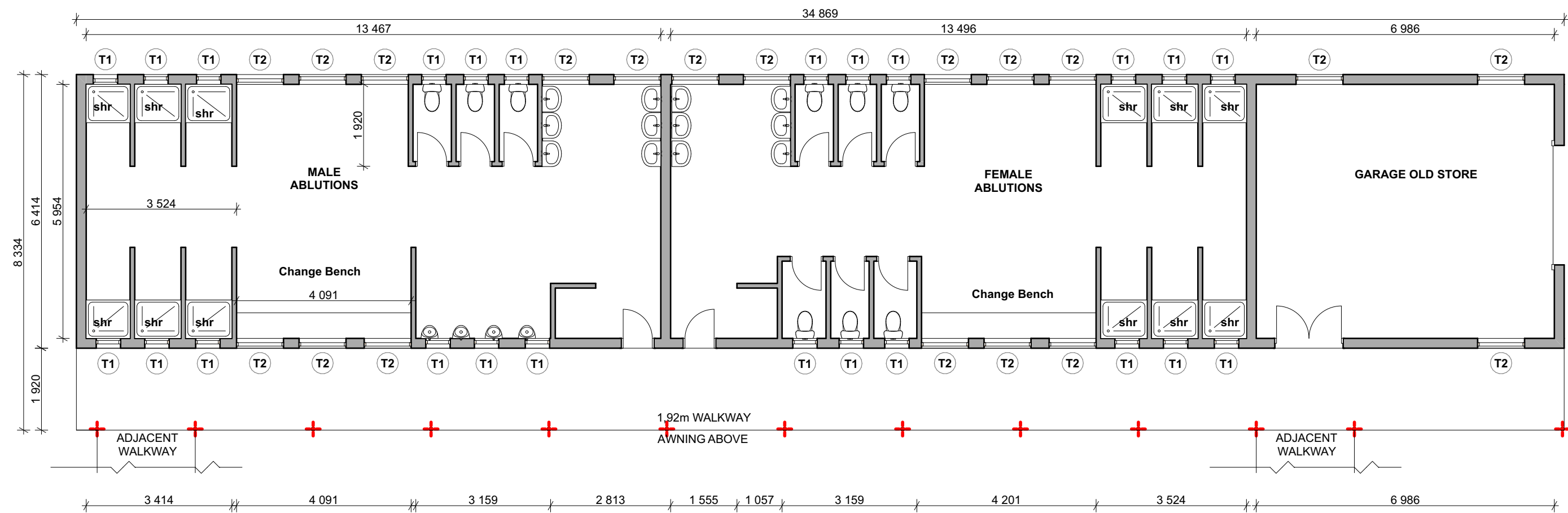
REPLACE DAMAGED STEEL URINAL AND TILES AROUND

Remove and install new: Kwikot Model KCB1021830 Grade 304 (18/10) Stainless Steel curved back urinal (Code: KCB102), size 1830mm long with built in flushing tank, 12mm adjustable drip cock and centre outlet with back sprayed with vermin proof bitumastic sound deadening fixed to wall with anchor bolts, all in accordance with manufacturer's recommendations.

Remove and replace damaged floor tiles with new to match existing.



NOTES:
1. All boundaries, dimensions and levels are to be checked on site before construction and any discrepancies are to be reported to the office of the Architect.
2. Partial Review: Any discrepancies with site or other information is to be advised to the Architect and direction or approval is to be sought before the implementation of the detail.
3. Do not scale this drawing.
4. For the purpose of coordination, all relevant parties must check this information prior to implementation and report any discrepancies to the Architect.



BLOCK J ABLUTIONS : MALE AND FEMALE

REPLACE 1X TRAP DOOR

Remove and replace damaged Trap Door with new to match existing including skimming and painting.



DAMAGED WASTE PIPE

Replace damaged pipe with new upvc waste pipe in compliance with sams 10400 part p



DAMAGED URINAL

Replace damaged 1X damaged urinal with new Lecico Atlas 40cm urinal colour White, with back inlet and waste outlet including wall mounting brackets and connected to water supply, sealed with silicone sealant where urinal meets wall.
•Material: Vitreous China,
• Urinal code: ATLBOXURi0B40BE



MISSING SHOWERHEAD

Replace 1x missing showerhead with new to match existing showerheads.

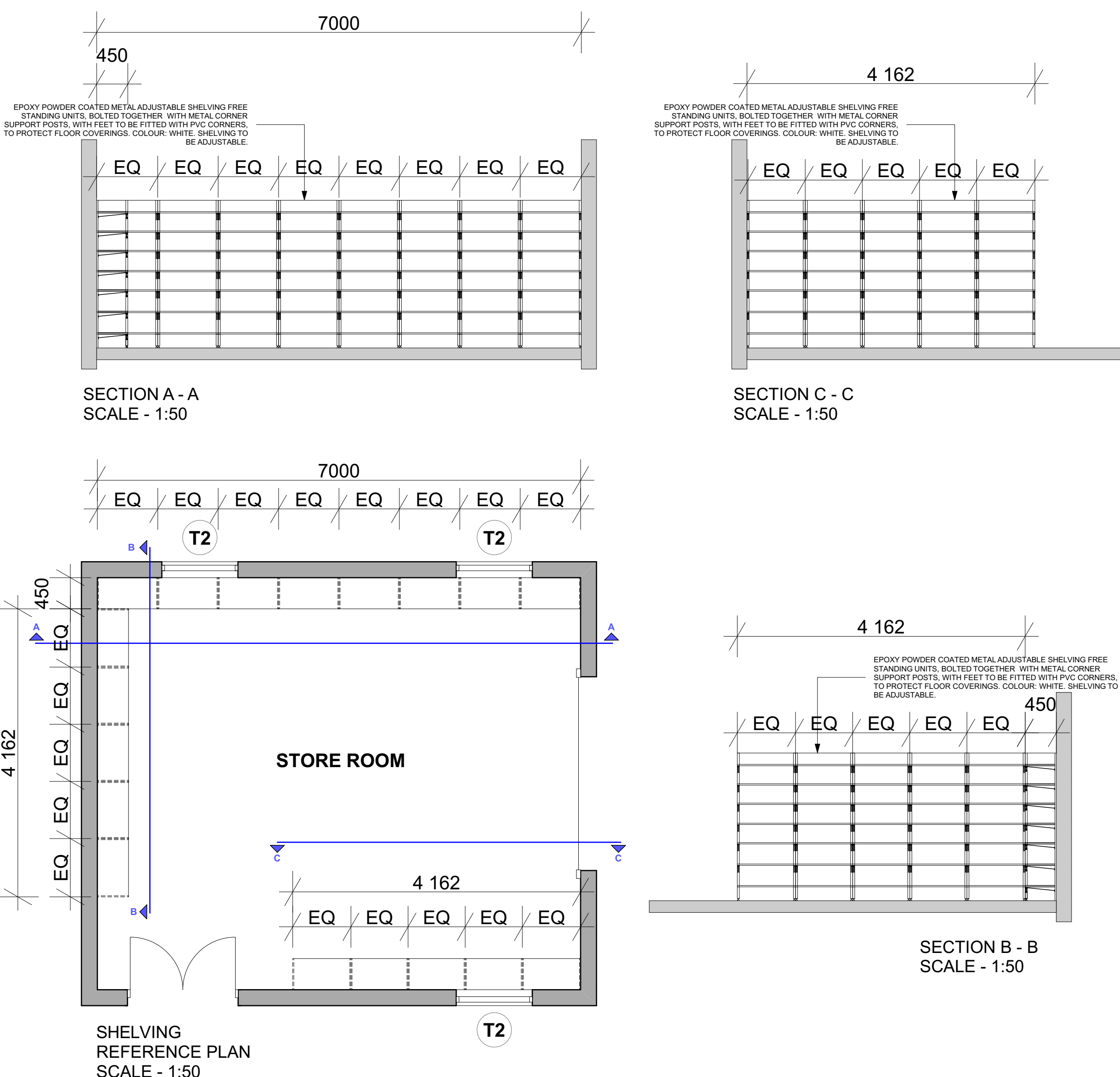


REMOVAL OF VEGETATION AROUND BUILDING FACADES

Remove all vegetation growing along building facades and treat spots accordingly with relevant pesticides.



INSTALLATION OF NEW SHELVING IN STOREROOM



Revisions:			
Rev No:	Date:	Description:	Rev By:
A	18/02/23	For Information Purposes Only	ID

Architect :

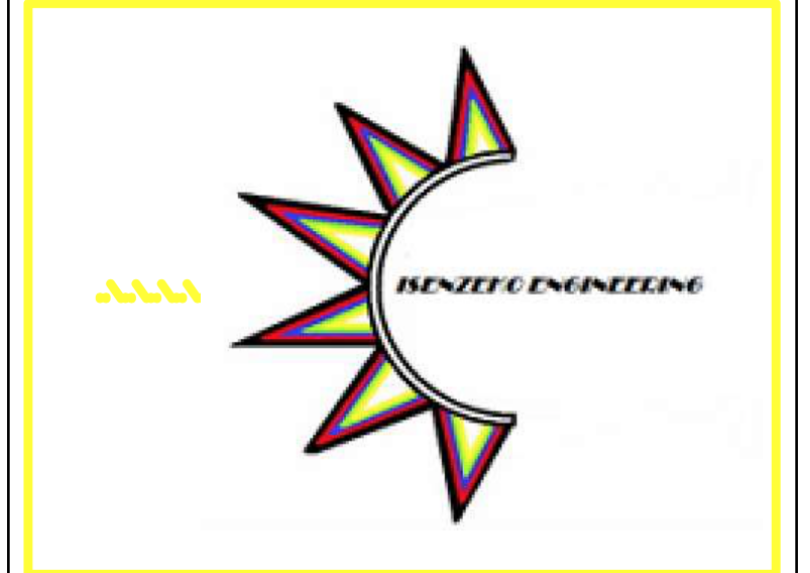
Name :

Signature :

Client :

Name :

Signature :



Project: **CONDITION ASSESSMENT RESEAMOHETSE PRIMARY SCHOOL**

Drawing description: **EXISTING BLOCKS: REFURBISHMENT SCOPE OF WORKS : H, I, & J**

Drawn: ISENZEKO ENGINEERING

(A0)

Scales: AS SHOWN ON DRAWING

FOR INFORMATION

Drawing Number: 082-RSPS-103

Revision: A