

All dimensions and levels must be verified on site and in factory prior to commencement of any work. Any discrepancies must be reported to the architect immediately.

Do not scale from these drawings. Use figured dimensions only. Scaling can result in inaccuracies.

The contractor is responsible for the safe and proper execution of all works and must comply with all relevant UK building regulations, health and safety requirements, and local authority regulations.

All subcontractors must review the drawings and report any discrepancies or omissions to the main contractor before starting work.

All materials and workmanship must conform to the relevant British Standards, Codes of Practice, and manufacturer's recommendations.

The contractor must ensure that all construction methods and materials used are fit for purpose and comply with all relevant legislation and standards.

Any changes to the design must be approved in writing by the architect before implementation. Unauthorised alterations are not permitted.

It is the contractor's responsibility to ensure that the works are coordinated with all other trades and services. Any conflicts must be resolved prior to commencement.

The contractor must locate and identify all existing services and utilities on-site before commencing work. Any damage to existing services is the contractor's responsibility.

The contractor must develop and implement a site-specific health and safety plan in compliance with all relevant regulations. All safety measures must be in place before work begins.

These drawings are based on the current understanding of site conditions. The contractor must undertake their own survey and report any variations or issues.

Provision must be made for contingencies and unforeseen works that may arise during construction.

The contractor must comply with all environmental regulations and best practices to minimise impact on the surrounding area.

PV panel structural loads to be confirmed with structural loading capacity of roof to Structural Engineer's comments

Mansafe system for roof maintenance to be designed and installed by PV panel specialist/reconfigured subject to existing setup.
Access maintenance path to be designed with antislip walkway

Rooflight locations & dimensions as per as-built information provided in Revit Model.
All locations and dimensions to be confirmed on site by contractor prior to design & commencement of work

1. Roof: Kingspan KS1000RW composite system
Colour: Goosewing Grey BS 10a05,
Rooflights: 10% to warehouse area (shown indicatively).

2. Walls: Vertical cladding - Twin skin system covered with profiled trapezoidal galvanised steel cladding, HPS200 Ultra from Tata Steel
Colour: Svelte Grey RAL 080 50 20

3. Walls: Horizontal cladding - Twin skin system covered with profiled trapezoidal galvanised steel cladding, HPS200 Ultra from Tata Steel
Colour:- Mushroom RAL 080 70 10

4. Composite corner feature panels: Kin
KS1000MR - Micro - rib composite panels
horizontally in various length, XL Forte fi
Colour: Cream RAL 1015, Mushroom RAL 6010

Office corner panels:- Kingspan KS1000M
Micro - rib (or similar approved) composite
panels laid horizontally, XL Forte finish,
Colour: Cream RAL 1015, Mushroom RAL 7040

5. Flashings Colour: Black RAL 9005
Doors / windows / Curtain walling
Polyester power coated frames; solar
reflective glazing Colour: RAL 7022.

Level entry & dock doors, prefinished colour RAL 7022

5. Office brickwork: Ibstock red brick,
Reference Bristol red

7. Low level walls, retaining walls & walls



SCALE: 1:100



SCALE: 1:100

SCALE BAR

0 1000 2000 5000

SCALE: 1:100

P04	09.06.26	DRAWING CHANGED TO EXISTING ELE	KC	CY	
P03	13.05.26	ISSUED FOR CONSTRUCTION	KC	CY	
C02	09.02.26	TENDER ADDENDUM ISSUE	KC	CY	
C01	19.12.25	TENDER ISSUE	KC	CY	
P02	11.12.25	ISSUE FOR REVIEWING			
P01	28.11.25	TENDER ISSUE FOR REVIEW	CY	KC	

DB3

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Projects Ltd

- TONE

TITLE						
Existing Elevations Sheet 1						
CREATION DATE	SCALE @ A0	DRAWN	CHECK	APP	SUIT	
NOV 2025	As indicated	NP	CH	ER	AA	
SHEET NO.					REVISION	
16367 - DB3 - B01 - ZZ - DR - A - 20701					P04	
PROJECT: MCGRAWHILL/GEORGE [2020] [LVL] [TYPE] [PKL] [NUMBER]						

DO NOT SCALE OFF DRAWING. SEE DISPLAY/DRAWING(S).