

Roof Works Condition 7b

Drawing Reference (Enclosed)

6911-SRA-ZZ-01-DR-A-27101_First Floor Roof Plan

Revision: P03

6911-SRA-ZZ-02-DR-A-27102_Second Floor Roof Plan

Revision: P05

6911-SRA-ZZ-03-DR-A-27103_Third Floor Roof Plan

Revision: P05

6911-SRA-ZZ-03-DR-A-27602_Typical Perimeter Detail to Third Floor Roof

Revision: P02

6911-SRA-ZZ-05-DR-A-27105_Fifth Floor Roof Plan

Revision: P06

6911-SRA-ZZ-05-DR-A-27400_Marsden Street Wing Rooftop Extension Detail Sections

Revision: P02

6911-SRA-ZZ-05-DR-A-27401_King Street Wing Rooftop Extension Detail Sections

Revision: P02

6911-SRA-ZZ-05-DR-A-27601_Perimeter Detail to King Street Roof Terrace with Planter

Revision: P03

6911-SRA-ZZ-05-DR-A-27605_Perimeter Detail to Marsden Street Wing Roof

Revision: P02

6911-SRA-ZZ-05-DR-A-27609_Perimeter Detail to King Street Roof Terrace

Revision: P02

6911-SRA-ZZ-06-DR-A-27106_Sixth Floor Roof Plan

Revision: P06

6911-SRA-ZZ-06-DR-A-27603_Marsden St Roof Extension Plant Deck Detail Section

Revision: P03

6911-SRA-ZZ-06-DR-A-27611_King St. Roof Extension Lobby Parapet Detail

Revision: P01

6911-SRA-ZZ-06-DR-A-27612_King St. Roof Extension Roof Abutment Detail

Revision: P01

6911-SRA-ZZ-11-DR-A-27111_Eleventh Floor Roof Plan

Revision: P06

6911-SRA-ZZ-11-DR-A-27402_Tower Rooftop Detail Section

Revision: P02

6911-SRA-ZZ-11-DR-A-27604_Perimeter Detail to Tower Roof

Revision: P03

6911-SRA-ZZ-RF-DR-A-27112_Roof Roof Plan

Revision: P04

6911-SRA-ZZ-XX-DR-A-27403_Lower Roof Detail Section

Revision: P02

6911-SRA-ZZ-XX-DR-A-27600_Roof Types

Revision: P03

Garland Drawing Issue included in appendices.

WK-001 - White-Knight - BUR - Watercheck - 05.22

WK-003 - White-Knight - BUR - Outlet Detail - 05.22

WK-004 - White-Knight - BUR - Soil Pipe Detail - 05.22

WK-007 - White-Knight - BUR - Upstand Detail - 05.22

WK-009 - White-Knight - BUR - Parapet 05.22

WK- K-010 - White-Knight - BUR - Vent Housing Upstand - 05.22

WK-011 - White-Knight - BUR - Sumped Outlet Detail - 05.22

Other Enclosed Items

Images (3) for Davit Arm Posts and Housings

IKO Technical Literature for PIR insulation

Anticipated start

September 2023

Completion August 2024

Existing Asphalt finishes to roof levels are beyond economic repair and require recoating to maintain the integrity of the existing structure.

The strategy is to apply liquid plastic finishes to all existing roof finishes in all areas

All trade contractors associated with the works will have proven competency of working on heritage projects, hold the relevant CSCS competency card, and will attend a Site Induction including Task Specific induction, regarding preservation of heritage items/Mosaic Tiles and RC Finishes. The interface with new replacement glazing.

The project quality plan will include procedures and robust systems to prevent damage to existing heritage finishes and items of historic interest.

The site team will maintain a sympathetic approach toward the work and the listed status of the building, this approach will be relayed to the subcontractors via induction. Toolbox Talks and site notice boards.

Additional Task Specific and heritage preservation Toolbox Talks will be completed at regular intervals if required for prolonged works.

A detailed inspection of the area affected by the works will be completed and a photographic record will be maintained before during and following the works.

Mosaic tiles and external finishes will be protected against impact and water damage using robust materials, ply wood, corex. Mechanical fixing will not be permitted Adhesive tape must be easily removed on completion of works leaving no adhesive residue.

Works cannot progress until protection has been inspected as fit for purpose by Dragonfly supervisor.

Material will be transported to the roof areas using external hoists and cranes positioned within the Marsden Street and King Street, The Appropriate Permits will be in place before lifting operations are implemented.

Davit Arm Sockets will be secured to the roof slab with a minimum embedment and will be subject to through testing in compliance with required standards, before insulation and roof finishes are completed. See sketch details enclosed within appendices.

Wherever possible the existing asphalt will be maintained and overlaid with tapered Insulation. Liquid plastic finishes will be applied to the roof surface in accordance with the relevant specification and manufacturers recommendations using paint rollers and brushes.

The weather will be closely monitored, works will not be permitted during periods of adverse weather, rain and cold.

In areas where insulation is not required the Liquid Plastic finish will be applied direct to existing asphalt surfaces.

Termination bars will be fixed to the structure using red plugs and 40 mm screws using cordless percussion drills . This will mitigate any requirement for wall chasing. See Garland Drawings attached.

The liquid plastic finishes will be returned up the parapets and under the new copings.

On completion of the works the area will be inspected for damage and any repairs will be completed sympathetically in accordance with previously agreed methodology.

The roof balustrade will be fixed to the roof structure using a proprietary channel and fixings. The roof membrane will then be dressed into the channel creating a water tight seal before glazing is fitted. The Glazing will be installed on completion of roof works and sealed into the channel using a proprietary glazing system.

Drawing reference

6911-SRA-ZZ-05-DR-A-27609_Perimeter Detail to King Street Roof Terrace

Revision: P02

Specification for applied finishes

MATERIAL/SYSTEM SCHEDULE

DECK: Original deck and Mastic Asphalt.

PRIMER:	SA Contact Primer
VAPOUR CONTROL LAYER:	SA Flex Vapour Barrier
THERMAL INSULATION:	Foil faced PIR Insulation (tapered on the concrete deck and flat board on the deck)
ADHESIVE:	Garland Insu-Lock Insulation Adhesive
UNDERLAY:	SA Flex Carrier Layer
REINFORCEMENT LAYER:	Garland GarMat Premium
BASE LAYER(S):	White-Knight Base Coat @1.25Lpm2 (Note: 1.5Lpm2 Where the coating is simply going straight onto the Mastic Asphalt – see attached roof layouts)
FINSIHING LAYER:	White-Knight Top Coat @1Lpm2

