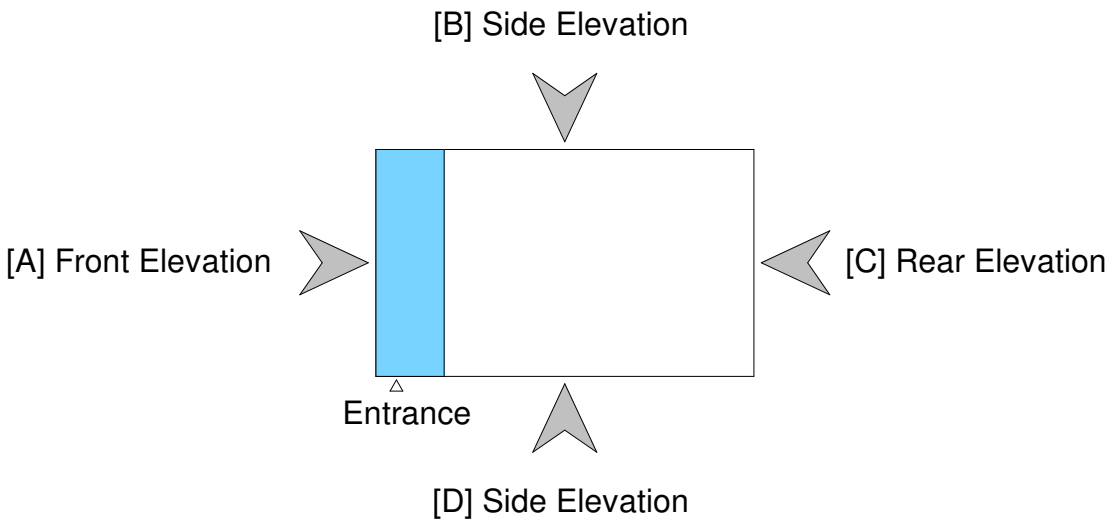
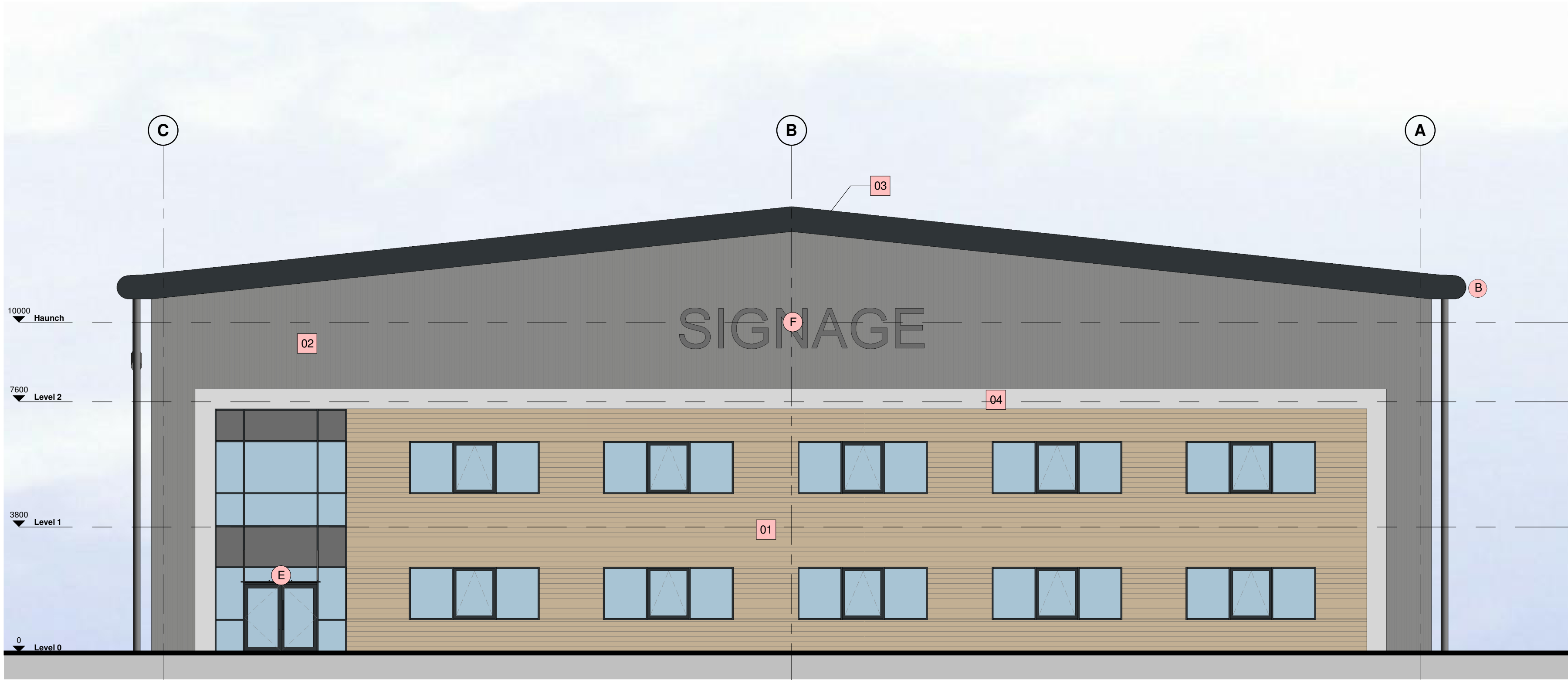
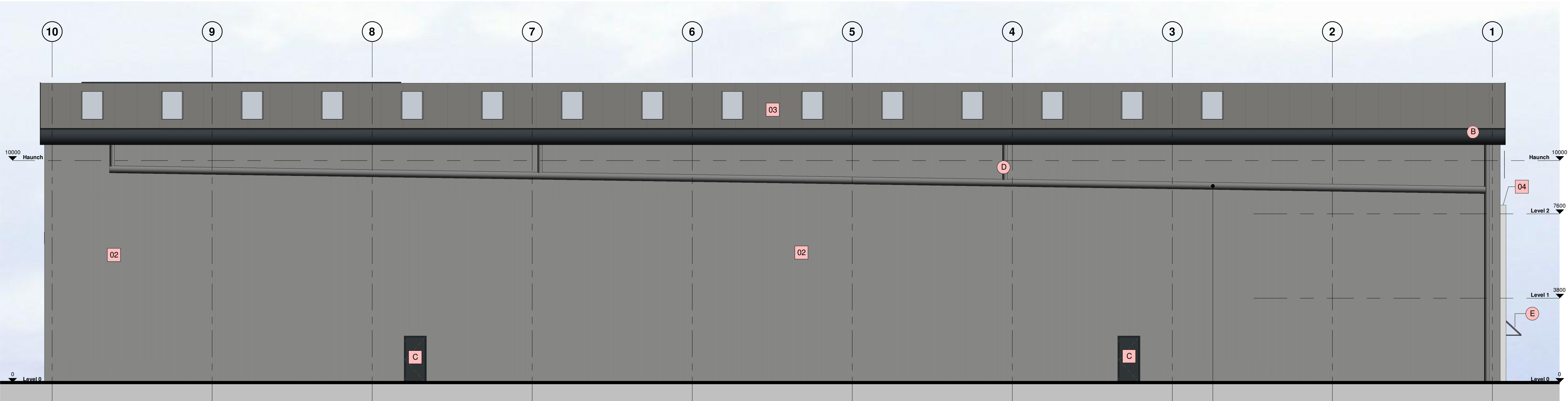




Elevation Reference Key



A Front Elevation  
1 : 100



B Side Elevation 1  
1 : 100

## Building Fabric Materials Schedule

- [01] Wall Type 1 - Kingspan KS-1000RW c/w 80mm thick insulation core. To be finished with timber rainscreen tongue and groove system (factory applied coating) - NORclad (UK) Western Red Cedar: NWC3 (or similar approved). Timber cladding panels to be fixed using stainless steel grade 304 fixings (annular ring shank nails with a flat head) on 45mm x 45mm 'Brunnea' treated timber battens @600mm centres (vertically laid).
- [02] Wall Type 2 - Composite metal cladding, 60min fire rated Kingspan Quadcore KS-1000RW (60/15 integrity/insulation) with 74mm thick insulation core to achieve 0.25 W/m²K Maximum span to be 3m. Joints to be internally stitched at centres to manufacturer's recommendations where fire protection is required. Vertical Trapezoidal profile - White Aluminium (RAL 9006)
- [03] Roof type 1, Composite System KS1000RW Trapezoidal Grey Aluminium (RAL 9007) with Kingspan KS1000 DLTR Lay-lite rooflights
- [04] Feature Portico in Pressed Aluminium Flat sheeting Colour : Pure White RAL 9010
- (A) Operational Door - Level Access  
Sectional insulated shutter in Anthracite (RAL7016) externally and internally
- (B) Eaves & Verge bullnoses  
Aluminium profiles, PPC finish Anthracite (RAL 7016)
- (C) Personnel Access / Escape doorset - Warehouse  
Galvanised steel with thermally insulated core, PPC in Anthracite (RAL 7016) externally and internally
- (D) Rainwater Goods  
Gravity fed rain water system with Aluminium rainwater downpipes Grey Aluminium (RAL 7016).
- (E) Glazed Canopy  
Proprietary glazed canopy over doors
- (F) Signage zone

### FINAL CONSTRUCTION RECORD

- This drawing represents a record of the last construction information issued by 'C4 Projects Ltd'.
- In absence of any alternative information provided by the Principal Contractor this drawing can be used for information and reference purposes only.
- The information contained on this drawing has been provided in good faith and is understood to be correct at the date of release.
- ALL information shall be verified with on-site built conditions prior to ANY 'Third Party' use or any independent Person' executing additional design or alteration works to any part of the as-built construction.
- ANY 'interested Parties' have the sole responsibility to satisfy themselves that the information provided is accurate. They shall also ensure that ALL services have been identified, located and isolated safely (where required) prior to undertaking any intrusive inspections and/or modification work to the as-built condition.
- C4 Projects Ltd' will NOT be held liable for any inaccuracies between Final Issued information and As-built site conditions, or any damages that occur as a result of any discrepancy in the information relied upon. Any contradiction in the information supplied shall be made known to the originator in the first instance for further advice.

0m 2m 4m 6m 8m  
VISUAL SCALE 1:100 @ A1

## CONSTRUCTION RECORD

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The originator shall have no responsibility for any liability, loss, cost, damage or expense arising from or relating to any use of this document other than for its intended purposes on this project.

This drawing shall be read in conjunction with all other relevant drawings, specifications and associated documentation. Any discrepancies, errors or omissions are to be reported to the originator before proceeding with work.

All dimensions are to be checked on site by the contractor prior to proceeding with any work. This drawing shall not be scaled to ascertain any dimensions, work to figured dimensions only.

**DISCLAIMER**  
When this drawing is issued in CAD, it is an uncontrolled version issued for information only, to enable the recipient to prepare their own documents/ drawings for which they are solely responsible.

**SOFTWARE INTEROPERABILITY**  
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| Hazard Identification |        |      |
|-----------------------|--------|------|
| ref                   | hazard | date |

## PROJECT NOTES

- Design information indicated on this drawing is to be used solely for **COORDINATION** purposes.
- Development proposals are to be read in conjunction with all referenced drawings and documents.
- Soft Landscaping shown is indicative, refer to Landscape Architect design for full details.
- Any proposed levels are indicative and subject to change to suit Civil Engineers design.

## REFERENCE DRAWINGS

AV-XX-DR-A-0101 - Site Location Plan  
AV-XX-DR-A-0202 - Site Constraints Plan  
AV-XX-DR-A-0501 - Site Plan as Proposed  
AV-XX-DR-A-0502 - Proposed Site Surfaces & Boundary Treatments  
AV-XX-DR-A-0503 - Proposed Bike Store & Cycle Store

Refer to 20 Series For Building GA Plans  
Refer to 21 Series For Building GA Elevations  
Refer to 22 Series For Building GA Sections  
Refer to 23 Series for Setting Out  
Refer to 24 Series for RCPs  
Refer to 25 Series for Detailed Sections  
Refer to 30 Series for Floor Types  
Refer to 43 Series for Door Schedules  
Refer to 62 Series for Fire Strategy

### U-VALUES, AIR PERMEABILITY & TESTING

**U-VALUES**  
Please refer to BRUKL calculations for further information

**Calculate area-weighted average U-values**  
External Walls 0.26 W/m²K  
Party Walls 0.26 W/m²K  
Ground Floor 0.22 W/m²K  
Roof 0.18 W/m²K  
External Personnel Doors 2.2 W/m²K  
Windows 1.6 W/m²K  
Curtain Wall 1.4 W/m²K  
Roller Shutters 1.6 W/m²K

**AIR PERMEABILITY AND PRESSURE TESTING**  
Reasonable provision shall be made to ensure the building is constructed to minimise unwanted air leakage through the new building fabric. The measured air permeability to be in compliance with the Target CO2 Emission Rate (TER) design limits.  
Air Permeability 5 m³/(hxm²) at 50 Pa  
All buildings above 500 m² of total useful floor area must be subject to pressure testing

**ADDITIONAL NOTES:**  
Only **non-combustible** materials are to be used on the building envelope. In relation to timber the façade must meet Euro Class B/Class "0" (BS 476 Part 6 & 7 'Spread of Flame').

|     |                                |    |          |    |
|-----|--------------------------------|----|----------|----|
| C05 | Amends Per Construction Record | JC | 12.02.24 | SS |
| C04 | Construction record Issue      | GN | 29.01.24 | SS |
| C03 | Cladding updates               | SS | 04.09.23 |    |
| C02 | Construction Issue             | AM | 21.02.23 | SS |
| C01 | Co-ordination Update           | AM | 03.02.23 | SS |
| P7  | Variation Update               | AM | 30.11.22 | SS |
| P6  | Contract Issue                 | AM | 14.09.22 | SS |
| P5  | Cladding clarification         | SS | 29.06.22 |    |
| P4  | S.E. Co-ordination Issue       | AM | 09.05.22 | SS |
| P3  | Cladding Specification Amended | AM | 13.04.22 | SS |
| P2  | Coordinated V4 Tender Issue    | AR | 14.03.22 | SS |
| P1  | Planning Issue (Full App)      | BE | 18.02.22 | DC |

| Rev | Revision Details | Drawn | Date | Checked |
|-----|------------------|-------|------|---------|
|-----|------------------|-------|------|---------|

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Client  
Village Bakery

Project  
New B2 / B8 Facility Coed Aben Rd  
Wrexham Industrial Estate

Drawing Title  
Elevations as Proposed (A&B)

### Status Purpose of Issue CR FINAL CONSTRUCTION ISSUE

|            |       |         |                   |
|------------|-------|---------|-------------------|
| Drawn by   | BE    | Created | 03.06.21          |
| C4 Job no. | 21077 | Scale   | As indicated @ A1 |

| Drg no.                   | Rev |
|---------------------------|-----|
| 21077-C4P-V4-ZZ-DR-A-2101 | C05 |