

EGCG Ltd
Hallsford House
Ongar Road
Ongar
CM5 9RG

10-08-2023
v230823



REFERENCE: Holmewood School N10 3TD

CLIENT: LXA, Unit C, 15 Bell Yard Mews, London, SE1 3TY

PROJECT CONTACT: Sean Hickey 0203 980 9200 / 0777 651 1789

BUILD CONTACT: Oliver Cortney 0208 123 0800 / 07831 440 022

PROJECT: Holmewood Outdoor Cabin Classroom

ACCESS:

The individual timbers and materials will be moved to the build site by hand from the school entrance car park. There are 2 pathways leading to the build area from the car park.

PATHWAYS:

Add pressure-treated timber edges along the existing pathways, to add a layer of crushed limestone, allowing for safer access.

GROUNDWORKS:

300mm pile foundation approximately 500mm into ground and 40mm above ground with 100mm x 100mm pressure treated timber frame for the cabin to be placed.

ELECTRICS:

SWA through twin walled underground conduit from the main school building to the pathway.
From the pathway, twin walled conduit along the fence line.

CABIN 1:

Pre-built to roof level, then dismantled and packed for on-site assembly.

Floor Plans Attached 1.1 to submission 1:50 A4

External ridge height: 2945mm

External eaves height: 2282mm

External width: 7200mm

External depth: 4000mm

External floor area 28.8m²

Internal floor area: 24.90m²

Walls: timber 70mm glue-laminated, external colour finish TEKNOS 1706 natural stain.

Windows and Doors: double safety glass, external and internal finish RAL 7004 painted.

Ceiling / Roof: internal 19mm T&G roof-boards, insulated cavity, external OSB 3, EPDM durable rubber, grey colour.

Floor: external pressure treated bearers with DPM seal, internal 28mm T&G floorboards, satin clear finish.

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CABIN 2:

Pre-built to roof level, then dismantled and packed for on-site assembly.

Floor Plans Attached to submission 1:50 A4

External ridge height: 2925mm

External eaves height: 1967mm

External width: 2400mm

External depth: 2400mm

External floor area 5.76m²

Internal floor area: 4.46m²

Walls: timber 70mm glue-laminated, external colour finish TEKNOS 1706 natural stain.

Windows and Doors: double safety glass, external and internal finish RAL 7004 painted.

Ceiling / Roof: internal 19mm T&G roof-boards, insulated cavity, external OSB 3, EPDM durable rubber, grey colour.

Floor: external pressure treated bearers with DPM seal, internal 28mm T&G floorboards, satin clear finish.

PROJECT DURATION:

1 week for all prep and path works.

1 week for build works.

1 week for final connections and finishes.