

SPECIFICATION

RAMP-UP 6-STOREY FLATTED FACTORY FOR LIGHT INDUSTRIES AT BLK 3018 BEDOK NORTH STREET 5 SINGAPORE 486132

<u>STRUCTURE</u> Reinforced concrete structure on large dia.bored pile. <u>FLOOR LOADING</u> (a) 1st storey : 15.0 kN/sqm (b) 2nd to 6th storey : 12.5 kN/sqm (c) Loading Bay, Driveway, Ramp : 12.5 kN/sqm (d) Mezzanine Floor : 5.0 kN/sqm (e) Roof : 3.0 kN/sqm <u>FLOOR TO SOFFIT HEIGHT</u> (a) 1st to 4th, 6th storey : 5.25 m (b) 5th storey : 5.2 m (c) Mezzanine Office : 2.60 m (d) Production Area : 3.00 m (under Mezzanine Office) <u>ROOF</u> Reinforced concrete slab. <u>DOORS</u> Factory Unit : Timber flush door : Aluminium roller shutter <u>WINDOWS</u> Factory Unit : Aluminium adjustable louvred vent : Sliding with top hung window <u>INTERNAL WALL</u> Factory Area } Cement plaster with paint Mezzanine Office } Shower } Non-homogenous glazed wall tiles Toilet } <u>FLOOR</u> Factory area } Power float concrete finish	<u>AIR-CONDITIONING PROVISION</u> Condenser space provision for individual factory unit. <u>SANITARY INSTALLATION</u> Good quality sanitary ware and fittings. <u>GAS PROVISION</u> Tap-off provision for canteen only. <u>ELECTRICAL LOADING</u> Design load per unit : 100 amps 3-phase (for unit size of 200sm and below) 120 amps 3-phase (for unit size above 200sm) 400 amps 3-phase (Canteen) <u>LIFTS</u> (a) 8 Goods Lifts : Loading capacity of 4000kg Approx. Size : (2.50 (W) x 4.0 (D) x 2.50 (H))m (b) 8 Psger Lifts : Loading capacity of 1700kg Approx. Size : (2.10 (W) x 1.78 (D) x 2.35 (H))m (c) 2 Fire/Psger Lifts : Loading capacity of 885kg Approx Size : (1.57 (W) x 1.40 (D) x 2.35 (H))m <u>CATV//MDF</u> CATV tap-off provided. MDF Telephone Provision of 10-pair block terminal per unit <u>FIRE PROTECTION</u> Automatic Sprinkler System Hosereel System Dry Riser & Standby Hosereel Manual & Automatic Fire Alarm <u>CAR PARKING</u> Covered car park : 130 lots
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Mezzanine Office }	Surface car park	: 118 lots
Shower } Non-slip homogeneous tiles	Handicapped car park	: 2 lots
Toilet }	Motorcycle car park	: 60 lots
<u>EXTERNAL WALL</u>	Surface motorcycle car park	: 48 lots
Cement plaster with paint and / or spray textured coating.	<u>LORRY PARKING</u>	
<u>CEILING</u>	Loading Bay	: 924
Factory Area }	Surface Container Bay	: 8 bays
Mezzanine Office } Smooth precast concrete soffit	<u>DRIVEWAY</u>	
Shower } & paint	Driveway width	: 9.0m
Toilet }	Clear Height	: 4.5m

The information contained in this specification sheet is subject to changes as may be required by the relevant authorities and/or at the sole discretion of JTC.