

THE HEART OF PELICAN KEY

CONCORD



BUILDING SPECIFICATIONS AND MATERIALS

CONTRACTORS COMPANY: Clima System Nv Mv Engineering Nv
PROJECT: Concord residence By Pure Design



DETAILED DESCRIPTION OF THE WORKS

Description of the construction and finishing works related to the construction of a new residential complex consisting of n. 18 apartments for residential use called "Concorde" located in PELICAN, ST MAARTEN

A - BUILDING STRUCTURE

A.1 Foundation:

They are of the cement plate type with crossed reinforcement. Their sizing is given by the results of static calculations performed according to the specific characteristics of the soil and in relation to its nature. All as per the project given by CD ENGINEERING of the engineer Carlo De Leonardis.

A.2 Load-bearing structures:

The load-bearing structure of the building consists of reinforced concrete pillars and partitions having the dimensions and metal reinforcements resulting from stability calculations carried out in compliance with the regulations in force for buildings in seismic areas and approved by the Authority in charge.

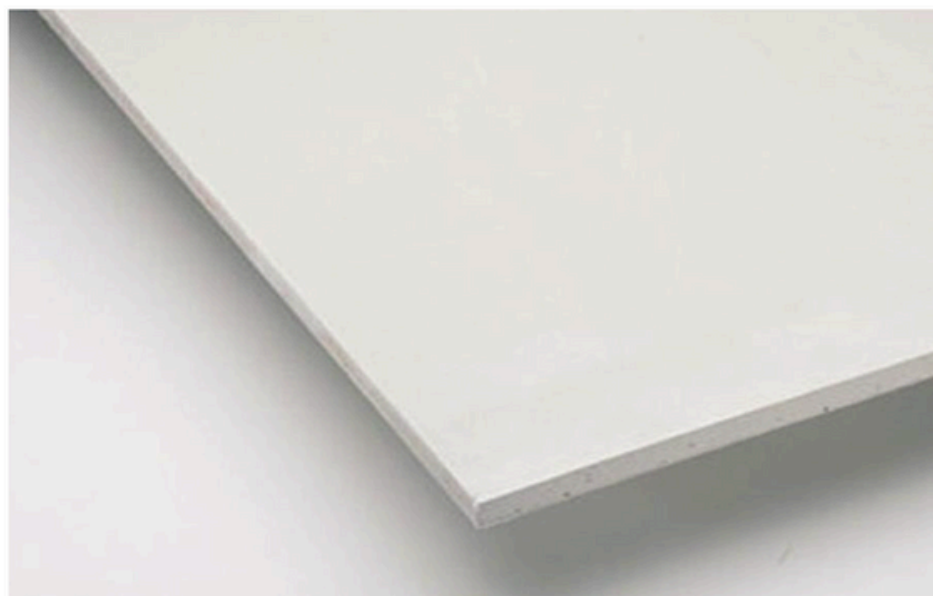
A.3 Horizontal load-bearing structures:

The floors are made of reinforced concrete slab.

B - CHARACTERISTICS OF THE BUILDING

B.1 Partition walls:

The interior walls of the apartments will be made with a structure of metal profiles 50-75-100 mm with plasterboard sheet, Brand Knauf (or Similar)



Lastra GKB (A)

2011

Lastre in gesso rivestito Knauf GKB (A)

Prodotto, Caratteristiche, Certificazione

Prodotto

Denominazione commerciale

Lastra GKB (A)

Descrizione

Lastre in gesso rivestito costituite da un nucleo di gesso le cui superfici e bordi longitudinali sono rivestiti di speciale cartone perfettamente aderente, utilizzabili in tutte le tipologie edilizie per finiture d'interni.

Composizione del nucleo della lastra

$\text{CaSO}_4 \times 2 \text{H}_2\text{O}$

Caratteristiche

Spessore: 9,5 - 12,5 - 15 - 18 mm

Larghezza: 1200 mm

Peso: 7,8 - 9,5 - 12,5 - 15 kg/m²

Densità: 760 kg/m³ circa

Bordo: AK

Identificazione: Timbro di colore blu

Classe di reazione al fuoco: A2-s1,d0 (B)

Conducibilità termica λ : 0,20 W/mK

Permeabilità al vapore acqueo (EN 10465-2008): 10

Impiego: Pareti, contropareti e controsoffitti interni

Certificazione

Dati per la certificazione LEED

Il prodotto è recuperato, rinnovato o riusato? NO

Contiene contenuto riciclato? SI

Post consumo: 1%

Post produzione: NO

Prodotto a: Castellina Marittima (PI) - Italia

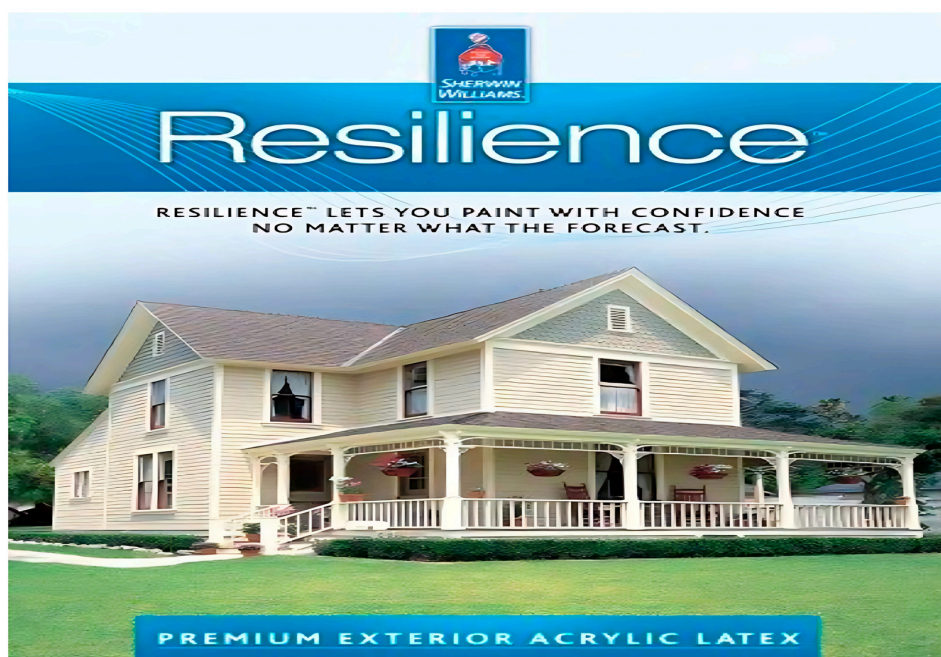
Materie prime estratte a: Castellina Marittima (PI) - Italia

Contiene materiali rapidamente rinnovabili? SI

B.2 Plasters and interior paintings:

The external and internal walls (uncovered) will be plastered with specific cement-based premixed material or sand and cement with finishing shaving.

The painting of all interior walls of the apartment of standard white color. Sherwing Williams (or similar) The paints of all outdoor areas with special outdoor acrylic paints the color as per the project. SherwingWilliams (or similar)



B.3 Floor and wall coverings:

The flooring of the sleeping and living areas (excluding the bathrooms) is in first choice fine glazed porcelain stoneware, Marazzi brand with a maximum size of 60 x 120 cm.

The floors of the big terraces and loggias are made of non-slip porcelain stoneware, however suitable for outdoor installation. Maximum size 60x60 for the facilitation of slopes ,Color at the discretion of the designer.

The floor of the 4 box storage - garage is in industrial wrought concrete, treated with a quartz surface color finish, gray.



SLOW-ROOM

B.4 Waterproofing and insulation:

The waterproofing of balconies and loggias is carried out with the laying of a layer of bituminous sheaths 3- 4 mm and another extra layer of pre-mix water proofing material type MAPELASTIC to apply under the screed reinforced with a special anti-cracking fiber or PVC net. MAPELASTIC (or similar)



Particular attention has been paid to the care of the aspect of acoustic comfort inside the units.

To this end, with regard to noise sources outside the building, construction systems are used that can effectively reduce noise, such as laminated glass.

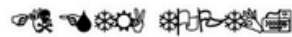
B.5 Skirting plinth:

All the rooms of the apartment, with the exception of the bathrooms and kitchens, are equipped with CERAMIC skirting boards with a finish similar to that of the flooring.

B.6 External windows:

The external frames for windows and French windows are in pre-painted aluminum according to UNI 9983, with the color chosen by the designer. They are made with a "thermal break" system and equipped with lamellar double glazing and any accessory suitable for their operation.

Resistance class c3 sliding windows c4 fixed window panels Make Domal (or similar)



• Ηλεκτρομαγνητικό

• Ακουστική

• Ηλεκτρομαγνητικό: Ηλεκτρομαγνητικό πεδίο που δημιουργείται από ηλεκτρικά ρεύματα, που μπορεί να επηρεάσει την υγεία των ανθρώπων. Η φινεσπα-τον TB75 δι Δομ αλ είναι εξοπλισμένη με ειδικά υλικά που ελαττώνουν την ηλεκτρομαγνητική ρύπανση.

• Ακουστική: Η φινεσπα-τον TB75 δι Δομ αλ είναι εξοπλισμένη με ειδικά υλικά που ελαττώνουν τον θόρυβο που εισέρχεται στο δωμάτιο. Η φινεσπα-τον TB75 δι Δομ αλ είναι εξοπλισμένη με ειδικά υλικά που ελαττώνουν τον θόρυβο που εισέρχεται στο δωμάτιο. Η φινεσπα-τον TB75 δι Δομ αλ είναι εξοπλισμένη με ειδικά υλικά που ελαττώνουν τον θόρυβο που εισέρχεται στο δωμάτιο.

The parapets of the balconies will be made of transparent float tempered glass sheets with the upright fixed to the floor of the balcony by means of an aluminum guide type Faraone Brand (orSimilar)



B.7 Interior doors:

The doors are made of wood, honeycomb, with white lacquered panels, Reference: Vertaglia Porte model Ravenna (or similar)
The ZB Brand Handle



The entrance door of the apartment is metal type with wooden cladding of 90x210 with internal finish equal to the finish of the doors, while the external one is with lacquered panel with lower anti-current threshold, external knob frame, internal handle, European class 3 type security lock.

The doors will have a total soundproofing power $R_w \geq 40$ db

The shutter of the underground garages is made of galvanized sheet metal of the tilting type, equipped with the lock and every functional accessory.

C – HYDRAULIC SYSTEM

C.1 Water and sanitary system:

The water system consists of a general water supply network for the use of drinking water connected to the public network and a network for the distribution of hot and cold water to the different users of the apartment. At the entrance of each bathroom, the supply pipes are dissected with special built-in taps to allow interception in case of breakage and / or maintenance. All pipes, both for hot and cold water, are suitably insulated and shielded to avoid energy loss and condensation

The toilets and faucets in the bathroom are listed below:

SANITARY:

DURAVIT (or similar) trademark consisting of:

Wall-hung washbasin with chromed siphon series SPY;

WC With external water tank STARK series complete with soft close seat with quick release and flush with double button;

Shower tray, in the formats as planimetry, of the Master Bathroom Brand VANITA MASK series; Shower tray in the bathroom service brand VANITA series MASK. (or similar)



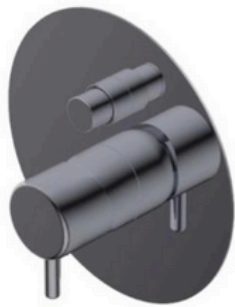
TAPS (for all bathrooms):

Brand RITMONIO series REVERSO or similar chromed (or similar),
composed of:

Single lever mixer for washbasin;

Single lever mixer for bidet;

Single lever mixer for bath/shower.



KITCHEN:



It is equipped with connections for hot and cold water, dishwasher drain. Garage:

It is equipped with cold water connection and relative drain as per project

C.2 Cooling system:

Each unit is equipped with air conditioning system type Split System, with positioning of visible appliances one for each room.

Each unit without natural ventilation will be equipped with an mechanical air extraction system

Electrical system:

The electrical system is built under the track in full compliance with all current regulations. The fruits are in techno polymer of the company "B-TICINO" OVIMAR" (or Similar), with the color of the techno polymer sheets, among those proposed in the standard sample.

Light spot not included.



Vimar

The positioning of the switches and sockets is indicated in the specifications according to the indications of the The systems provided are the following:

lighting system (excluding all luminaires)

TV system

Satellite; video

Intercom system;

All As per the electrical layout project

D - CHARACTERISTICS OF THE COMMON PARTS OF THE BUILDING

D.1 Ladder:

The emergency staircase will be made of galvanized metal.

D.2 Elevator:

The lift system is sized according to the requirements of the regulations on the removal of architectural barriers, starting from the ground floor.

Particular attention will be paid to the interior finish of the cabin and the quietness of the system.

D.3 Liquid manure:

Vertical and horizontal drains for white and black water inside the building are polypropylene of the ringed type of appropriate diameter. External underground horizontal sewers are made of heavy PVC with inspection wells in number and location as needed.

D.4 Layout of uncovered areas:

The pedestrian paths will be developed concrete slabs with colored additive at the discretion of the designer. The uncovered areas are equipped with lighting system as per project layout .

CONCORD RESIDENCE

