

Boxing Club - Specification for Build

Brief

Yate ABC (Amateur Boxing Club) currently use a temporary building adjacent to the gravel car park at the rear of Brimsham Green School.

The building is owned by SGC who have advised that the building is coming to end of its life expectancy.

Yate Town Council is investigating options to rehome Yate ABC and an option is to build them a new home, relocating them to the YOSC site which is owned by Yate Town Council (the complex is run by YOSC Ltd).

Yate Utd have a storage area within the existing boxing club facility. A new storage shed to be purchased by Yate Town Council to rehouse the Yate United storage on site at YOSC.

A third party has expressed a wish to use the build and is providing a spec of requirements.

Specification

Location – The new building can be located to the rear of the playing field adjacent to the clubhouse service road, marked with red star.



Utility Services

- A power supply is required for the building to operate. A connection can be run from the Clubhouse and run underground to the new build;
- Cable installed from clubhouse 100A MCCB - Single Pole;
- A water supply can be connected from the clubhouse and run underground to the new build;
- No gas service is required;
- A phone line may be a consideration.

Building Type

Discussions between Yate ABC and Yate Town Council have identified a build type like the YOSC Ltd shed near to the track.

Size

- Length: 18.288m;
- Width: 12m;
- Eaves Height: 3.6m;
- Roof Pitch: 12½° degrees.

Steelwork

- 254mm x 146mm x 31kg UB stanchions;
- 203mm x 133mm x 25kg UB rafters;
- Gable ends to have 4no. 203mm x 133mm x 25kg UB sub stanchions;
- Roof and side bracings to both ends;
- CHS eaves ties;
- Steel work will be cleaned and spray painted to a dark green semi-gloss finish;
- galvanising steelwork.

Block Work

- Internal side of steel sheets to be insulated and blocked up to a height of 2.5m. Further details required.

Purlins

- 170mm galvanized steel zed purlins bolted to the frame at 1.375m centres;
- Eaves beams will be galvanized steel.

Roof Sheeting

- Natural grey, cement fibre 6R reinforced, to be laid in accordance with manufacturer's instructions;
- Fibre cement cranked crown capping (alternate vent type);
- Verges to be finished with cement fibre barge boards;
- Incorporating 20no. 10' GRP roof lights.

Rainwater Goods

- Building Sides 1 & 2.-. 160mm black PVC eaves gutter with 2no. 110mm downpipes and shoes (all joints to have rubber seals).

Vertical Cladding with Drip Cills

- All building to be clad 3m below eaves level with box profile Plastisol coated steel sheeting with galvanised steel sheeting rails. Including foam fillers.

Doors

- Building End 1 -To supply and install 1no. 3m wide x 2.4m high roller shutter door. Plain galvanised finish with a manual chain operation. Positioned centrally in the gable end;
- Building End 2 – 2no. 1000mm wide x 2.110m high standard steel personnel doors with multipoint locking. Factory primed finish. Positioned in each gable end;
- Doors to be fire exit compliant from inside.

Concrete Floor

- Floor to be laid on compacted Type 1 stone, 1200-gauge DPM and .150mm of RC 35 concrete with a 252-reinforcing mesh, with a light tamp finish. Final finish onto floor will require and floor paint (anti-slip);
- Concrete apron between new building and existing tarmac will be required also a path from the rear exit along the side of the building.

Storage

An external storage area will be required for Yate Utd FC at YOSC. Sizes are not available at the moment, but this will need to store junior sized goal frames, nets etc. Internal storage will also be required within the new facility users/growth and other purposes yet to be defined.

Other Considerations

The facility could be extended in the future by adding extra ‘bays’ or ‘pods’ onto the existing structure to provide additional storage, accommodate female boxers, other users and other uses yet to be defined.

Internal Services

(a) Intruder alarm

- x1 alarm pad;
- x3-4 PIR sensors;
- X2 door contact sensors.

Fire Alarm

- Advice is being sought if a fire alarm system is required.

RCB

- x1 Consumer Unit

Lighting

- x4 LED Emergency Light Bulkhead Units including key switch (The British Standard provides the emergency lighting designer with clear guidelines to work to. BS 5266-1: 2011);
- x2 Emergency light signs above doors including key switch (The British Standard provides the emergency lighting designer with clear guidelines to work to. BS 5266-1: 2011);
- 24W LED 5ft LED Tube (High Output) required amount to be confirmed.

Welfare Area

- To **NOTE** no toilets are required within the building as the club will use toilets already on the site;
- x1 sink for handwashing / first aid purposes, including tap;
- x1 sink for general use with over the sink water heater & tap;
- Sinks to run into external drains;
- A worktop will be required;
- x1 paper towel dispenser;
- x1 hand soap dispenser.

Heaters

- x6 wall heaters.

Sockets

- Wall sockets will be required - more detail to be obtained.

Fire Extinguishers

- **x2 CO2 fire extinguishers** CO2 fire extinguishers are used to tackle the following fire risks:
Electrical fires: fires involving electrical equipment such as computers and photocopiers.
Class B: fires involving flammable liquids such as petrol and spirits;
- **x2 Water based fire extinguishers** Water based fire extinguishers are used to tackle the following fire risk; Class A: fires involving freely burning materials such as wood, paper, textiles and carbonaceous materials.

RSJ

- x2 - 4 RSG to be installed and fixed to side block walls (this is to hang training bags from).