

Architectural Verification Checklist

Project Information			
Community Name (as per TKS Site Plan)			
Plot No. (as per TKS Site Plan)		Project ID	P-

Checklist for Architectural verification	Yes	No	Remarks
TECHNICAL REVIEWING CHECKLIST, as per Building Regulations & Design Guidelines - Architecture & DCR of the related business unit			
1			The submitted proposal is comprised with approved drawing by Master Developer
2			Calculation Sheet (Area, Parking, & Garbage..) as per BRDG
3			Plans, Elevations, Sections and Details as per BRDG
4			Requirement of People with Disability as per Regulations and Design Provision for People with Disability
5			Plot limits with coordinates & plot dimension to be as per TKS site plan/ lease drawings
6			Plot coverage area as per BRDG & DCR
7			Gate Level as per BRDG & DCR
8			Building height & Internal clear height as per BRDG & DCR
9			Setback as per BRDG & DCR
10			Plot Fence / Boundary Wall as per BRDG & DCR
11			Openings Requirement as per BRDG
12			External Building Element and Projection & Terraces as per BRDG
13			Internal Corridors to be as per as per BRDG
14			Staircase, Lifts & Lobbies as per BRDG
15			Fire-Escape Staircase as per Civil Dubai Defense Regulations
16			Access Ramps requirement as per BRDG
16.1			• Vehicles Ramp Slopes (straight Max. 10%, Curved Max. 8%, parking stalls Max. 2%)
16.2			• Ramps Width (Straight one way Min. 3 m, Curved Min. 3.5 m)
16.3			• Curved Ramp Inner Radius (Min. 4.5 m)
16.4			• Safety Separation between Lanes (Min. 0.3 m)
17			Off Street Parking requirements as per BRDG
17.1			• Number of Parking provision as per CED Regulations
17.2			• Dimension of Drive-ways, ramps, parking stall + slot numbering

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17.3	• In general; stall size (Min. 2.5 m x 5.5 m)			
17.4	• For parallel parking; stall size (Min. 2.5 m x 6.0 m)			
17.5	• Clear overhead height within covered parking area to be Min. 2.4 m			
17.6	• Turning radius as per BRDG			
17.7	• Loading /unloading bays to be as per BRDG			
18	Building Requirements of development types (Residential, Religious, Commercial, Educational, Health or Industrial) as per BRDG			
19	Sanitation as per BRDG			
20	Swimming Pool as per BRDG			
21	Refuse Disposal as per BRDG			

Abbreviations:

BRDG: Trakhees Building Regulations & Design Guidelines - MEP

DCR: Development Control Regulation of Master Developer

Declaration

- We hereby confirm that all above technical aspects have been properly checked in compliance with Trakhees Regulations & Design Guidelines as well as all related local & International standards. Complete coordination has been ensured between all submitted displays and we are fully responsible for Non-compliance.
- If any delay occurs due to incorrect information provided by us in the submitted checklist, we hold ourselves solely responsible for the delay.
- We are liable for any legal obligations which may occur due to invalid / tampered documents being submitted along with this application.
- We the (consultant) office/firm responsible for the design and supervision of the project specified above, undertake to follow and comply with International Standards (ASHRAE, SMACNA) and Local Regulations.

Date

Authorized Engineer Name & Signature