

NOTES:

New Footings:

F1 - 550mm wide mass concrete footing, depth to match existing footing for neighbour's extension, onto firm natural ground eccentric to the new wall, TBC following party wall discussions. Refer DET_01.

F2 - 450mm wide x 450 mm deep slab thickening to pick up lining wall W2. If thickening undermines the existing masonry wall, allow for underpinning. TBC following further intrusive site investigation and party wall discussions. Refer DET_02.

F3 - 550mm wide mass concrete footing, 1000mm deep below ground level, onto firm natural ground, centered on new wall. Refer DET_03.

Ground Beams for Box Frames:

GB1 - Bottom Box Frame beam, Concrete encased twin 305x165x54 UB S355 beams, wrapped in D49 mesh, concrete cover on all four sides on 750mm wide x 350mm thick mass concrete strip footing. Refer DET_04. Moment connections required for all beam to column junctions.

GB2 - Bottom Box Frame beam, Concrete encased 203x203x71 UC S275 beam, wrapped in D49 mesh, with 100mm concrete cover on all four sides, integral with the S1 slab, on 750mm wide x 250mm thick mass concrete strip footing. Refer DET_06 and 06A.

New Slabs:

S1 - New ground bearing slab in rear extension 150mm RC slab (A393 top mesh) on DPM+ 50mm lean-mix blinding, on (min.) 150mm MOT Type 1 compacted hardcore. Provide insulation over (new floor build-up subject to depth of existing party wall footings).

S2 - New ground bearing slab in new lightwell 225mm RC slab (H12's at 150mm centers both directions top and bottom) on DPM+ 50mm lean-mix blinding, on (min.) 150mm MOT Type 1 compacted hardcore.

New walls:

RC wall - 250mm thick RC wall constructed sequence, to form the deeper lightwell (Refer DET_07 and 08).

W1 - new 300mm thick brickblock insulated cavity wall

W2 - new 140mm thick lining wall with insulation behind, refer DET_02.

W3 - 225mm thick masonry wall on 350Wd x350Dp slab thickening

Wall to be demolished and rebuilt without pier, in cavity wall construction tied into wall W1, on new footing F1, with 100x100x8SHS windpost

Subject to party wall agreement - existing wall to be removed in location of proposed extension, and new wall W1 to be built on boundary line on new footing F1

Existing Manhole to be relocated (by others)

Connection of columns C1 to GB1 (DET_05 is similar to DET_14).

New stair to Architect's details, trimmed in timber

Note: Underpinning to this area is TBC once the level of neighbour's lightwell is known

Allow for underpinning party walls on each side down to new formation level of the lightwell. Underpin in 250mm thick mass concrete, where earth retaining, and 225mm thick brickwork if open on opposite side. Refer to Det_08 for proposed method statement. Allow for dowel bars, H12@300 vertical c/c into the face of existing wall, as shown.

Existing Manhole to be adapted for deeper lightwell (by others)

Make good existing masonry wall locally, restrain column C2 using 100x8 flat plates fixed to column, at 1/3 points and anchored to wall with 3M12 epoxy resin anchors

Allow for new slab S1, DPM and insulation to Architect's details


Columns to be positioned as close to the party wall as possible, without cutting into the wall.


Existing spine wall to be partially removed as shown in red hatched block, to allow for new sliding door and non-loadbearing partition to be installed (omitted here for clarity)

Allow for new slab S1, DPM and insulation to Architect's details

KEY:

 - existing masonry wall to be demolished

 - new masonry wall

 - new non-loadbearing partitions, to Architect's details (shown indicatively)

RC retaining wall - 250mm thick RC constructed in bays (2nd stage), as typical underpinning sequence, to form deeper lightwell. Reinforce with H16@150 outer face, H12@150 inner face, H10@150 horizontal lacers both faces. Refer to Det_08 for proposed method statement.

NOTES: 1. DO NOT SCALE FROM THIS DRAWING.

2. ALL DIMENSIONS ARE IN MILLIMETERS UNO.

3. ALL LEVELS ARE IN METRES UNO.

4. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECTS AND ENGINEERS DRAWINGS AND SPECIFICATIONS

5. ALL TEMPORARY WORKS / WATERPROOFING / INSULATION AND FINISHES ARE TO BE DESIGNED, DETAILED AND SPECIFIED BY OTHERS.

6. THE CONTRACTOR IS TO BE RESPONSIBLE FOR ALL DIMENSIONS AND THE CORRECT SETTING OUT OF THE WORKS ON SITE. ANY DISCREPANCIES MUST BE REPORTED TO THE ENGINEER AND ARCHITECT IMMEDIATELY PRIOR TO ANY CONSTRUCTION.

PROJECT:

5a Greville Place
London NW6 5JP

DRAWING TITLE:

Foundations and Lower
Ground Floor

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REV.	DATE	BY	DESCRIPTION	STATUS:	CONSTRUCTION	CHECKED BY:	DATE:	SCALE@A3:	PROJECT NO.
C1	10/02/23	VT	Construction Issue	DRAWN BY:	VT		SEPT 2022	NTS	C1