

GENERAL NOTES:

This drawing is © 2019 Pollard Thomas Edwards LLP (PTE). Use figured dimensions only. DO NOT SCALE.

All dimensions are in millimetres unless noted otherwise

This drawing must be read in conjunction with all other relevant drawings and specifications from the

If in doubt, ask

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1:10

Fire For fire strategy refer to OFR document Abbey Area Stage 4 Fire Strategy Report-FS-CIC, All blocks should adhere to the recommendations within BS 9999, BS 9991 or ADB as set out in the OFR strategy.

All details to be reviewed and approved as compliant by OFR, BCO and the Building Warranty provider

For wall performance, as provided by OFR, refer to PTE 68 Series Fire Strategy Drawings. Continuity of fire performance needs to be maintained, so where penetrations are made these need to be fire rated to achieve the same performance as the wall / floor. All framed wall build-ups are to be installed as a tested system to provide certification of the fire performance. All penetros to be fire rated.

The Contractor shall ensure all materials used are compliant with the relevant fire performance classification and shall have a specific register of materials used within the external walls and specified attachments and shall confirm the materials on the list have been checked and passed as compliant by an experienced and competent fire engineer and Building Control Body. It shall be the strict responsibility of the Contractor to ensure only materials included in the list are used in the construction of external walls and specified

Acoustic.

Performance based guidance provided by RBA, refer to RBA documents: External Building Fabric Assessment & Internal Building Fabric Assessment. Continuity of performance needs to be maintained, so where penetrations are made these need to be acoustically rated. Separating valls sound insulation to exceed Building Regulation requirements by providing at least a 5dB improvement.

<u>Masonry support and restraint</u>
All masonry support and restraint elements are to structural engineer and specialist subcontractor design.

Secondary steelwork
All secondary steel work shown indicatively to subcontractor design. Fire protection to steel work to Structural Engineer's design

MEP Refer to MEP Engineer Stage 4 documentation for specification and setting out information for all MEP related items.

External Wall Types
SFS External wall types have been specified as manufacturers fire and acoustic test certified systems e.g. drylining / SFS / sheathing
board tested components certified for use as a specified system. Wall types to be installed as per manufacturers standard details and
specification. SFS wall system to achieve same fire rating as fire barriers.

Internal Wall Types
Internal Wall Types
Internal wall types have been specified as manufacturer's fire and acoustic test certified systems. Wall types to be installed as per
manufacturer's standard details & specification and must comply with the requirements of the Acoustic and Fire Reports.

Ply pattressing to be provided for wall-mounted TVs to main bedroom and lounge, to the side and rear walls of utility cupboards, for wall-mounted units in kitchens, to bathrooms and ensuites. Refer to pattressing drawings in PTE's 22 Series.

Plasterboard to well areas (bathrooms, WCs and kitchens) to be moisture resistant.

Electrical accessories must not be positioned back-to-back in party walls.

Roof Types
All waterproofing systems to be installed to manufacturer's standard details to achieve the certified performance.

Roof coverings
Build-up must achieve at least AA, AB or AC (national class) or BROOF(t4) (European Class). Performance of build-up must be verified by test certification by a recognised body.

Windows and doors
Packers to doors and windows to be factory-fitted and approved by BCO.
All windows and doors to have support plates as required - to subcontract

Cavity barriers

To be installed in accordance with the manufacturer's installation guidance. Cavity barrier setting out and specification to be developed with manufacturer and relevant subcontractors. Setting-out to be approved by BCO and Building Warranty provider.

BCO and Building Warranty provider. All fire stopping to comply with ADB Vol. 1.

<u>Subcontractor design</u>
Subcontractors are required to ensure minimum stated u-values are achieved as part of the detail design of the cladding and roofing

systems.
It is the subcontractor's responsibility to ensure that the constructed types achieve the specified acoustic, thermal and fire ratings as defined in each type. Design of all framing and sub-framing systems and all connections to subcontractor design.

with Building Warranty provider guidance

P2	26.05.23	Internal Wall Details revised for Drylining Package	LN	DC
P1	24.02.23	Level 2 issue - Internal Wall Details	LN	DC
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S4 - FOR STAGE AUTHORISATION

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Abbey Area Phase 3 - Pl

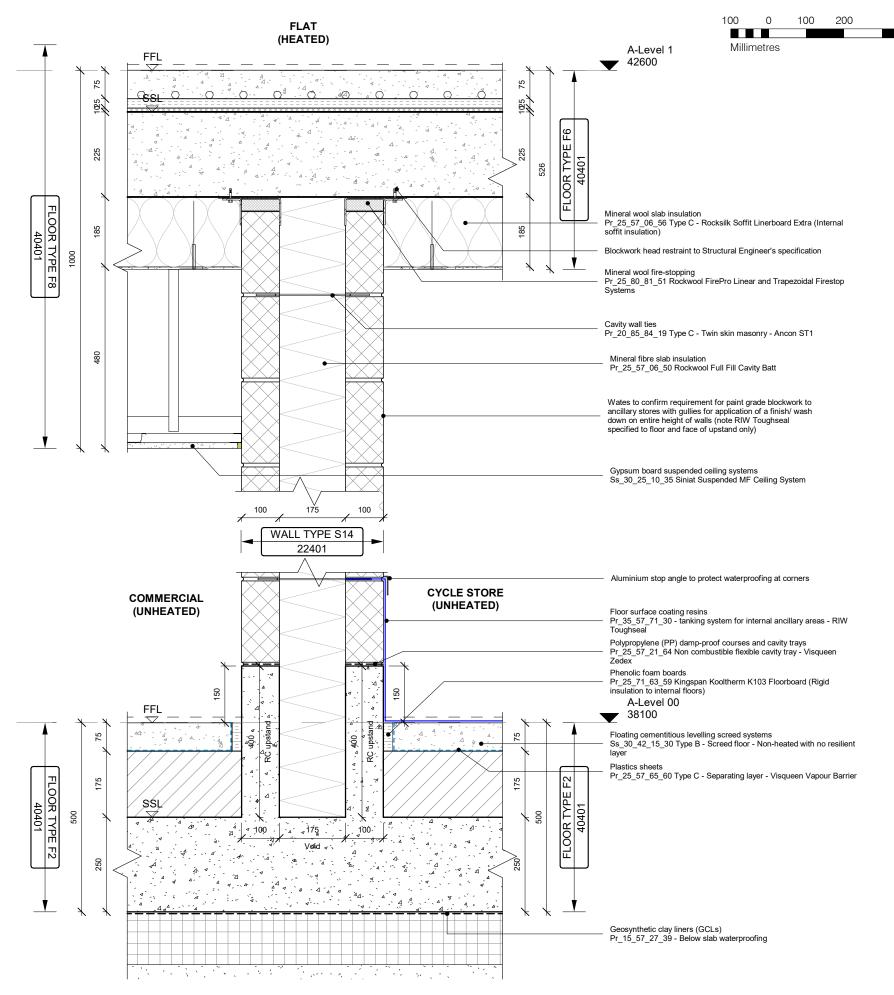
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19-049-PI LN 1:10@A3

Feb '23

Int Wall Detail to Commercial -Head & Base Junction 01

ARP3- PTE- ZZ-ZZ-DR-A-22490 P2 S4



Head and Base Section Detail (Wall Type S14 - 90min FR) - Heated/ Unheated space

GENERAL NOTES:

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Drawing Notes

500 mm

1:10

Fire For fire strategy refer to OFR document Abbey Area Stage 4 Fire Strategy Report-FS-CIC, All blocks should adhere to the recommendations within BS 9999, BS 9991 or ADB as set out in the OFR strategy.

All details to be reviewed and approved as compliant by OFR, BCO and the Building Warranty provider

For wall performance, as provided by OFR, refer to PTE 68 Series Fire Strategy Drawings. Continuity of fire performance needs to be maintained, so where penetrations are made these need to be fire rated to achieve the same performance as the wall / floor. All framed wall build-ups are to be installed as a tested system to provide certification of the fire performance. All penetros to be fire rated.

The Contractor shall ensure all materials used are compliant with the relevant fire performance classification and shall have a specific register of materials used within the external walls and specified attachments and shall confirm the materials on the list have been checked and passed as compliant by an experienced and competent fire engineer and Building Control Body. It shall be the strict responsibility of the Contractor to ensure only materials included in the list are used in the construction of external walls and specified

Acoustic.

Performance based guidance provided by RBA, refer to RBA documents: External Building Fabric Assessment & Internal Building Fabric Assessment. Continuity of performance needs to be maintained, so where penetrations are made these need to be acoustically rated. Separating valls sound insulation to exceed Building Regulation requirements by providing at least a 5dB improvement.

<u>Masonry support and restraint</u>
All masonry support and restraint elements are to structural engineer and specialist subcontractor design.

Secondary steelwork
All secondary steel work shown indicatively to subcontractor design. Fire protection to steel work to Structural Engineer's design

MEP Refer to MEP Engineer Stage 4 documentation for specification and setting out information for all MEP related items.

External Wall Types
SFS External wall types have been specified as manufacturers fire and acoustic test certified systems e.g. drylining / SFS / sheathing
board tested components certified for use as a specified system. Wall types to be installed as per manufacturers standard details and
specification. SFS wall system to achieve same fire rating as fire barriers.

Internal Wall Types
Internal wall Types have been specified as manufacturer's fire and acoustic test certified systems. Wall types to be installed as per
manufacturer's standard details & specification and must comply with the requirements of the Acoustic and Fire Reports.

Ply pattressing to be provided for wall-mounted TVs to main bedroom and lounge, to the side and rear walls of utility cupboards, for wallmounted units in kitchens, to bathrooms and ensuites. Refer to pattressing drawings in PTE's 22 Series.

Plasterboard to wet areas (bathrooms, WCs and kitchens) to be moisture resistant.

Electrical accessories must not be positioned back-to-back in party walls.

Roof Types
All waterproofing systems to be installed to manufacturer's standard details to achieve the certified performance.

Roof coverings
Build-up must achieve at least AA, AB or AC (national class) or BROOF(t4) (European Class). Performance of build-up must be verified by

<u>Windows and doors</u>
Packers to doors and windows to be factory-fitted and approved by BCO.
All windows and doors to have support plates as required - to subcontract

<u>Cavity barriers</u>
To be installed in accordance with the manufacturer's installation guidance. Cavity barrier setting out and specification to be developed with manufacturer and relevant subcontractors. Setting-out to be approved by BCO and Building Warranty provider.

BCO and Building Warranty provider. All fire stopping to comply with ADB Vol. 1.

<u>Subcontractor design</u>
Subcontractors are required to ensure minimum stated u-values are achieved as part of the detail design of the cladding and roofing

systems.
It is the subcontractor's responsibility to ensure that the constructed types achieve the specified acoustic, thermal and fire ratings as defined in each type. Design of all framing and sub-framing systems and all connections to subcontractor design.

<u>Building Warranty Provider</u> Building warranty provider to review <u>Stage 4</u> information and provide comment prior to construction issue to ensure that propo with Building Warranty provider guidance.

P2	26.05.23	Internal Wall Details revised for Drylining Package	LN	DC
P1	24.02.23	Level 2 issue - Internal Wall Details	LN	DC
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Abbey Area Phase 3 - Pl

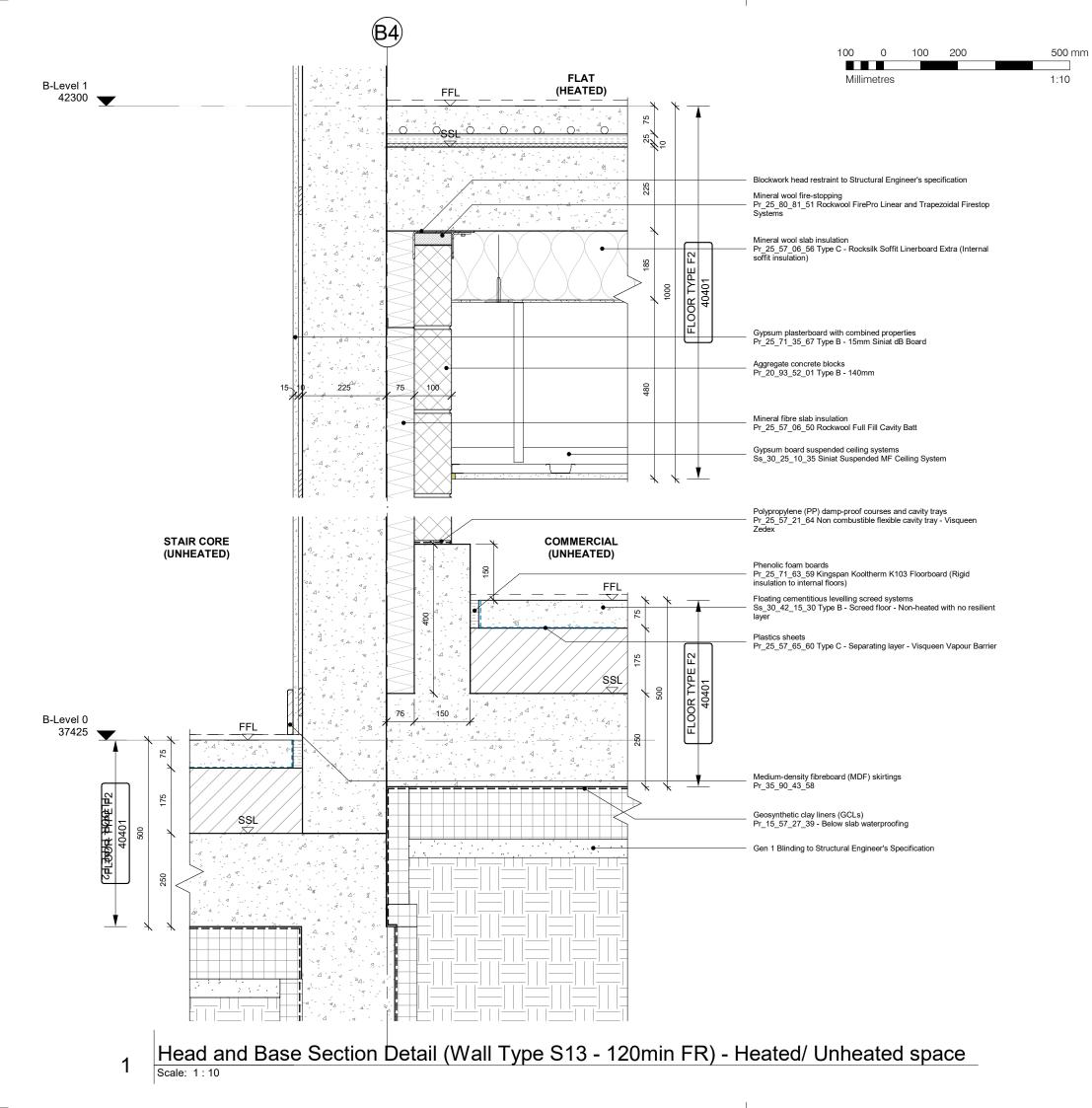
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19-049-PI LN 1:10@A3 Feb '23

Int Wall Detail to Commercial -

Head & Base Junction 02

ARP3- PTE- ZZ-ZZ-DR-A-22491 P2 S4



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If in doubt, ask

Fire For fire strategy refer to OFR document Abbey Area Stage 4 Fire Strategy Report-FS-CIC, All blocks should adhere to the recommendations within BS 9999, BS 9991 or ADB as set out in the OFR strategy.

All details to be reviewed and approved as compliant by OFR, BCO and the Building Warranty provider

For wall performance, as provided by OFR, refer to PTE 68 Series Fire Strategy Drawings. Continuity of fire performance needs to be maintained, so where penetrations are made these need to be fire rated to achieve the same performance as the wall / floor. All framed wall build-ups are to be installed as a tested system to provide certification of the fire performance. All penetros to be fire rated.

The Contractor shall ensure all materials used are compliant with the relevant fire performance classification and shall have a specific register of materials used within the external walls and specified attachments and shall confirm the materials on the list have been checked and passed as compliant by an experienced and competent fire engineer and Building Control Body. It shall be the strict responsibility of the Contractor to ensure only materials included in the list are used in the construction of external walls and specified

Acoustic.

Performance based guidance provided by RBA, refer to RBA documents: External Building Fabric Assessment & Internal Building Fabric Assessment. Continuity of performance needs to be maintained, so where penetrations are made these need to be acoustically rated. Separating valls sound insulation to exceed Building Regulation requirements by providing at least a 5dB improvement.

<u>Masonry support and restraint</u>
All masonry support and restraint elements are to structural engineer and specialist subcontractor design.

Secondary steelwork
All secondary steel work shown indicatively to subcontractor design. Fire protection to steel work to Structural Engineer's design

MEP Refer to MEP Engineer Stage 4 documentation for specification and setting out information for all MEP related items.

External Wall Types
SFS External wall types have been specified as manufacturers fire and acoustic test certified systems e.g. drylining / SFS / sheathing
board tested components certified for use as a specified system. Wall types to be installed as per manufacturers standard details and
specification. SFS wall system to achieve same fire rating as fire barriers.

Internal Wall Types
Internal Wall Types
Internal wall types have been specified as manufacturer's fire and acoustic test certified systems. Wall types to be installed as per
manufacturer's standard details & specification and must comply with the requirements of the Acoustic and Fire Reports.

Ply pattressing to be provided for wall-mounted TVs to main bedroom and lounge, to the side and rear walls of utility cupboards, for wall-mounted units in kitchens, to bathrooms and ensuites. Refer to pattressing drawings in PTE's 22 Series.

Plasterboard to well areas (bathrooms, WCs and kitchens) to be moisture resistant.

Electrical accessories must not be positioned back-to-back in party walls.

Roof Types
All waterproofing systems to be installed to manufacturer's standard details to achieve the certified performance.

Roof coverings
Build-up must achieve at least AA, AB or AC (national class) or BROOF(t4) (European Class). Performance of build-up must be verified by

BCO and Building Warranty provider. All fire stopping to comply with ADB Vol. 1.

<u>Subcontractor design</u>
Subcontractors are required to ensure minimum stated u-values are achieved as part of the detail design of the cladding and roofing

Subcontractor's responsibility to ensure that the constructed types achieve the specified acoustic, thermal and fire ratings as defined in each type. Design of all framing and sub-framing systems and all connections to subcontractor design.

with Building Warranty provider guidance.

	4-4-			
P1	24.02.23	Level 2 issue - Internal Wall Details	LN	DC
P2	26.05.23	Internal Wall Details revised for Drylining Package	LN	DC

S4 - FOR STAGE AUTHORISATION

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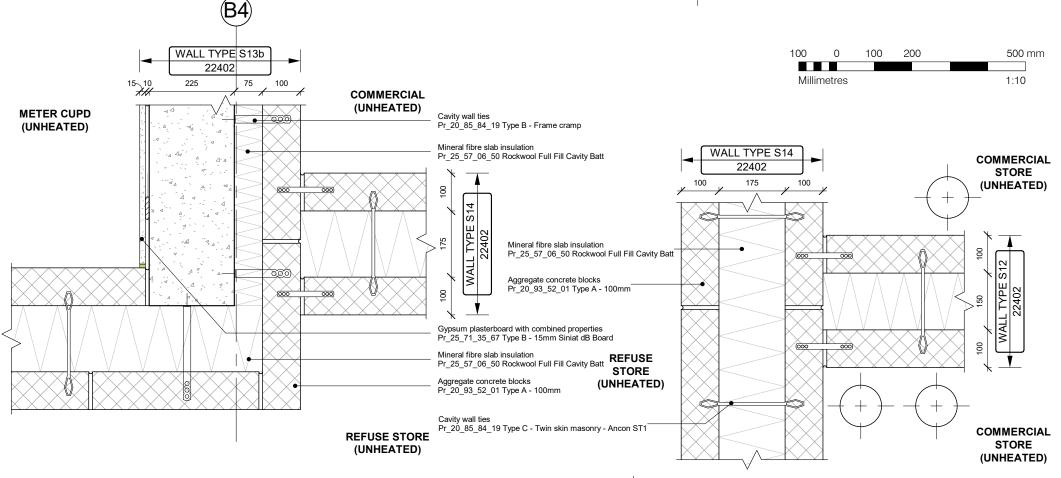
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19-049-PI LN 1:10@A3

Feb '23

Int Wall Detail to Commercial -Head & Base Junction 03

ARP3- PTE- ZZ-ZZ-DR-A-22492 P2 S4



WALL TYPE S5 **ELEC. INTAKE** 22401 (UNHEATED) Gypsum plasterboard with combined properties Pr_25_71_35_67 Type B - 15mm Siniat dB Board **COMMS ROOM** WALL TYPE S14 Pr_25_57_06_53 Type B - Superglass Superwall 34 Cavity Wall Batt (UNHEATED) 22402 **REFUSE STORE** 175 Pr_20_93_52_01 Type B - 140mm (UNHEATED) Plastics sheets Pr_25_57_65_60 Type B - Vapour control layer - Procheck FR200 Aggregate concrete blocks **COMMERCIAL** r_20_93_52_01 Type A - 100mm STORE (UNHEATED) Aggregate concrete blocks Pr_20_93_52_01 Type B - 140mm Mineral fibre slab insulation Pr_25_57_06_50 Rockwool Full Fill Cavity Batt Pr_25_57_06_50 Rockwool Full Fill Cavity Batt COMMERCIAL (UNHEATED) **CYCLE STORE** Pr_20_85_84_19 Type C - Twin skin masonry - Ancon ST1 **COMMERCIAL** (UNHEATED) Cavity wall ties Pr_20_85_84_19 Type C - Twin skin masonry - Ancon ST1 (UNHEATED) WALL TYPE S14 22402

Junction Detail - Wall Types S14/S7a

Junction Detail - Wall Types S12/S14

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Fire For fire strategy refer to OFR document Abbey Area Stage 4 Fire Strategy Report-FS-CIC, All blocks should adhere to the recommendations within BS 9999, BS 9991 or ADB as set out in the OFR strategy.

All details to be reviewed and approved as compliant by OFR, BCO and the Building Warranty provider

For wall performance, as provided by OFR, refer to PTE 68 Series Fire Strategy Drawings. Continuity of fire performance needs to be maintained, so where penetrations are made these need to be fire rated to achieve the same performance as the wall // floor, All framer wall build-ups are to be installed as a tested system to provide certification of the fire performance. All penetros to be fire rated

The Contractor shall ensure all materials used are compliant with the relevant fire performance classification and shall have a spec register of materials used within the external walls and specified attachments and shall confirm the materials on the list have been checked and passed as compliant by an experienced and competent fire engineer and Building Control Body. It shall be the strict responsibility of the Contractor to ensure only materials included in the list are used in the construction of external walls and speci

Acoustic.

Performance based guidance provided by RBA, refer to RBA documents: External Building Fabric Assessment & Internal Building Fabric Assessment. Continuity of performance needs to be maintained, so where penetrations are made these need to be acoustically rated. Separating valls sound insulation to exceed Building Regulation requirements by providing at least a 5dB improvement.

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External Wall Types
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specification. SFS wall system to achieve same fire rating as fire barriers.

Internal Wall Types
Internal Wall Types
Internal wall bypes have been specified as manufacturer's fire and acoustic test certified systems. Wall types to be installed as per
manufacturer's standard details & specification and must comply with the requirements of the Acoustic and Fire Reports.

Ply pattressing to be provided for wall-mounted TVs to main bedroom and lounge, to the side and rear walls of utility cupboards, for wallmounted units in kitchens, to bathrooms and ensuites. Refer to pattressing drawings in PTE's 22 Series.

Plasterboard to well areas (Dathrooms, WCs and kitchens) to be moisture resistant.

Electrical accessories must not be positioned back-to-back in party walls.

<u>U-values</u>

Target u-values stated on drawings have been provided by AECOM. Achieved u-values have been provided by calculations undertaken by insulation manufacturers and are subject to confirmation from specialist subcontractors.

Roof Types
All waterproofing systems to be installed to manufacturer's standard details to achieve the certified performance. Roof coverings
Build-up must achieve at least AA, AB or AC (national class) or BROOF(t4) (European Class). Performance of build-up must be verified by

<u>Windows and doors</u>
Packers to doors and windows to be factory-fitted and approved by BCO.
All windows and doors to have support plates as required - to subcontract

Cavity barriers

To be installed in accordance with the manufacturer's installation guidance. Cavity barrier setting out and specification to be developed with manufacturer and relevant subcontractors. Setting-out to be approved by BCO and Building Warranty provider.

BCO and Building Warranty provider, All fire stopping to comply with ADB Vol. 1.

<u>Subcontractor design</u>
Subcontractors are required to ensure minimum stated u-values are achieved as part of the detail design of the cladding and roofing

systems.
It is the subcontractor's responsibility to ensure that the constructed types achieve the specified acoustic, thermal and fire ratings as defined in each type. Design of all framing and sub-framing systems and all connections to subcontractor design.

<u>Building Warranty Provider</u>
Building warranty provider to review Stage 4 information and provide comment prior to construction issue to ensure that proposals with Building Warranty provider guidar

P2 26.05.23 Internal Wall Details revised for Drylining Package P1 24.02.23 Level 2 issue - Internal Wall Details

S4 - FOR STAGE AUTHORISATION

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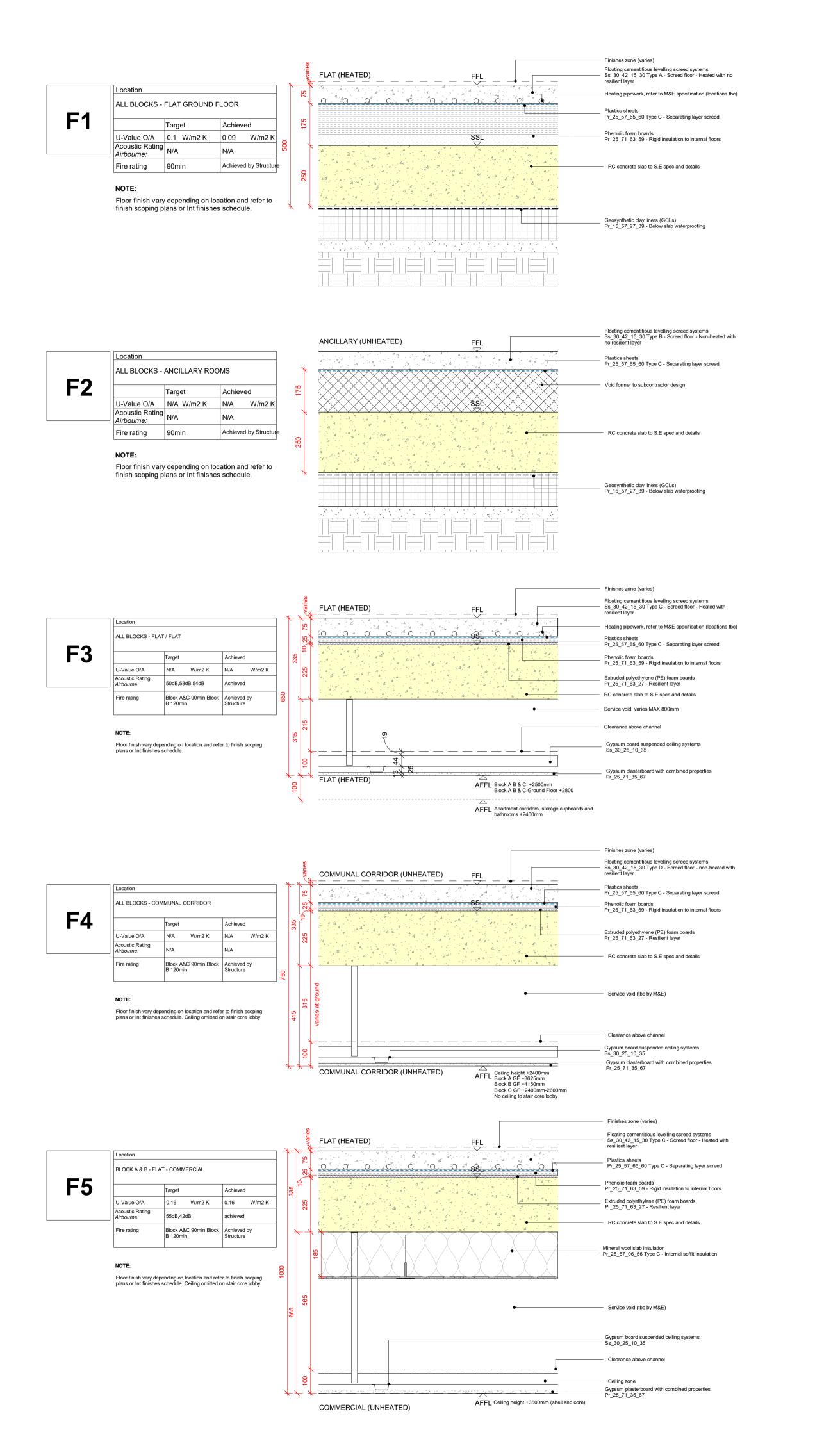
Abbey Area Phase 3 - PI 19-049-PI LN 1:10@A3 Feb '23

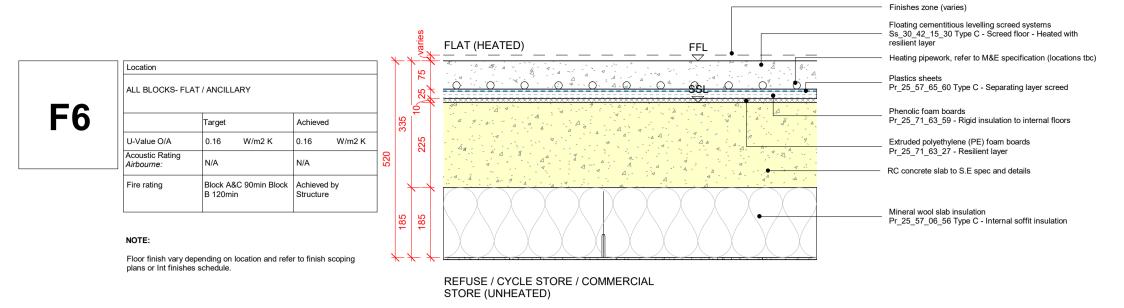
Int Wall Detail to Commercial -Plan Details 01

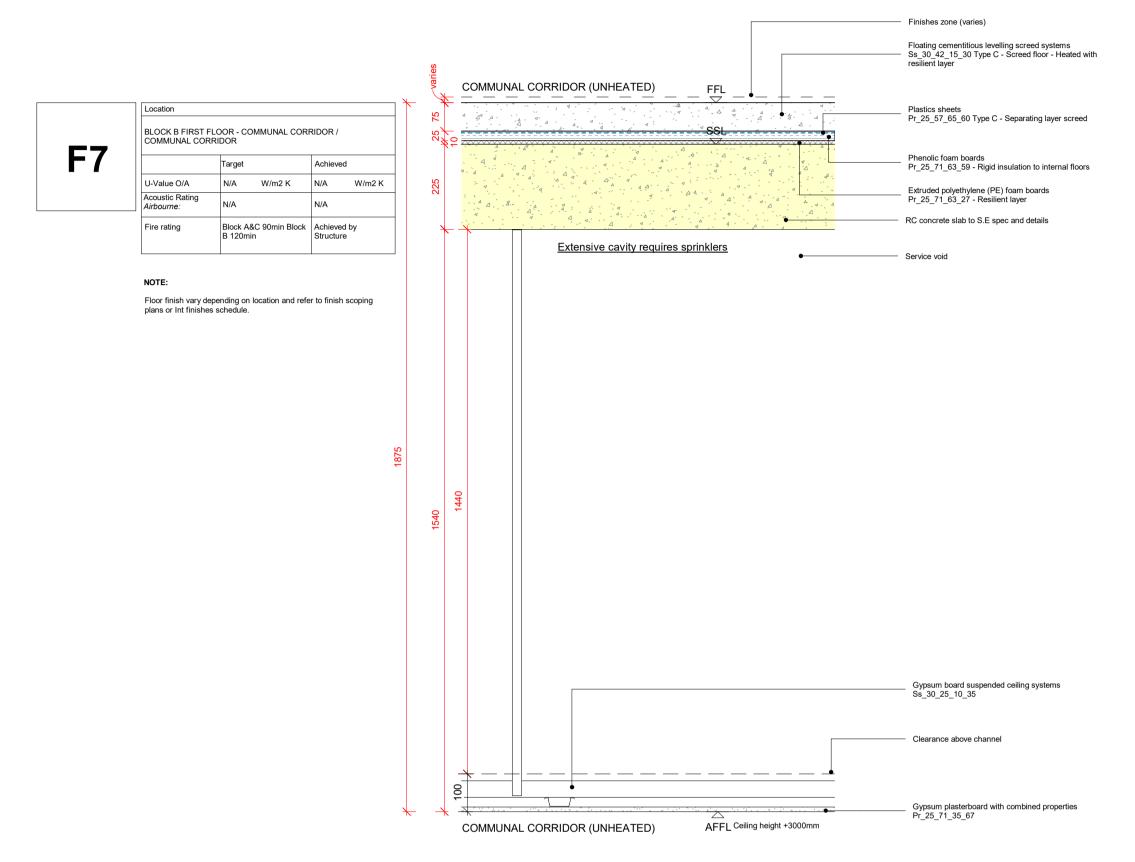
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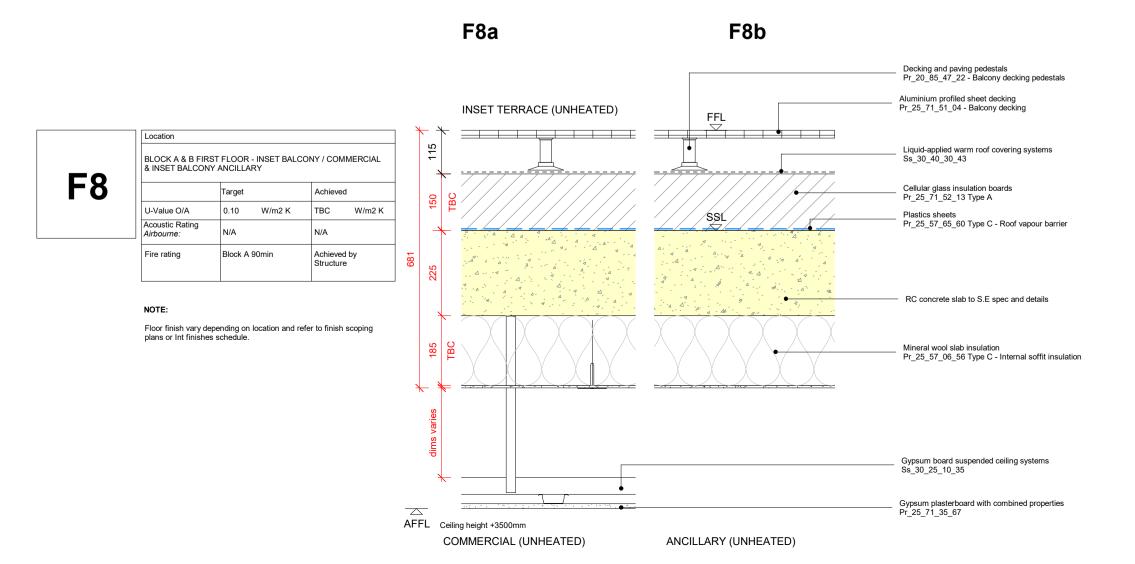
Junction Detail - Wall Types S5/S13b/S14

Scale: 1:10









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to construction - any discrepancy must be immediately reported to the Architect. All setting out to face of structure or to grid.

All setting out to be confirmed on site prior

refer to Structural Engineer's documents.

SETTING OUT NOTES:

All dimensions are in millimetres unless noted
All partitions set out to studwork or This drawing must be read in conjunction with For setting out and specification of M&E

all other relevant drawings and specifications services refer to M&E Consultants For setting out and specification of structure

> 500 mm

General Detail Notes:

Please refer to: 00 Series for Accommodation Schedule

01 Series for Existing Site 02 Series for Proposed Site 03 Series for GA Plans 04 Series for Sections 05 Series for Elevations

16 Series for Below Ground 21 Series for External Walls 22 Series for Internal Walls 24 Series for Stairs & Cores 27 Series for Roof

31 Series for External Windows & Doors 32 Series for Internal Doors 34 Series for Balconies, Terraces & Walkways 35 Series for Reflected Ceiling Plans 40 Series for Build-up & Floor Finishe

68 Series for Fire Strategy 71 Series for Signage 72 Series for Wardrobe & Joinery 73 Series for Kitchens 74 Series for Sanitary 80 Series for Dwelling Plans 81 Series for Metalwork 90 Series for External Works 99 Series for Conveyance Plans

Refer to the following for typical type drawings:

ARP3-PTE-ZZ-ZZ-DR-A-21401 - External Wall Types - Sheet 1 ARP3-PTE-ZZ-ZZ-DR-A-21402 - External Wall Types - Sheet 2 ARP3-PTE-ZZ-ZZ-DR-A-22401 - Internal Wall Types - Sheet 1 ARP3-PTE-ZZ-ZZ-DR-A-22401 - Internal Wall Types - Sneet 1 ARP3-PTE-ZZ-ZZ-DR-A-22402 - Internal Wall Types - Sheet 2 ARP3-PTE-ZZ-ZZ-DR-A-240401 - Floor Types - Sheet 1 ARP3-PTE-ZZ-ZZ-DR-A-40401 - Floor Types - Sheet 1 ARP3-PTE-ZZ-ZZ-DR-A-40402 - Floor Types - Sheet 2 ARP3-PTE-ZZ-RF-DR-A-27401 - Roof Types

Fire For fire strategy refer to OFR document Abbey Area-Stage 3 Fire Strategy Report-FS-CIC - to be updated by OFR for Stage 4. All All details to be reviewed and approved as compliant by OFR, BCO and the Building Warranty provider.

For wall performance, as provided by OFR, refer to PTE 167 series fire strategy drawings. Continuity of fire performance needs to be maintained, so where penetrations are made these need to be fire rated to achieve the same performance as the wall / floor. All framed wall build-ups are to be installed as a tested system to provide certification of the fire performance. All penetrations to be fire

External walls to be constructed in accordance with Regulation 7(2), which states only Class A1 or A2-s1, d0 materials will be permitted to form part of the external wall (or specified attachment), subject to a number of exceptions as noted in Regulation 7(3). The Contractor shall ensure all materials used are compliant with the relevant fire performance classification and shall have a specific register of materials used within the external walls and specified attachments and shall confirm the materials on the list have been checked and passed as compliant by an experienced and competent fire engineer and Building Control Body. It shall be the strict responsibility of the Contractor to ensure only materials included in the list are used in the construction of external walls and

Acoustic
Performance based guidance provided by RBA, refer to RBA documents: External Building Fabric Assessment, 29 April 2022, Revision 4 & Internal Building Fabric Assessment, 29 November 2022, Revision 0. Continuity of performance needs to be maintained, so where penetrations are made these need to be acoustically rated. Separating walls sound insulation to exceed Building Regulation requirements by providing at least a 5dB improvement

Masonry support and restraint
All masonry support and restraint elements are to structural engineer and specialist subcontractor design.

Secondary steelwork

All secondary steel work shown indicatively to subcontractor design. Fire protection to steel work to Structural Engineer's design

MEP Refer to MEP Engineer (THD) Stage 4 documentation for specification and setting out information for all MEP related items.

External Wall Types
SFS External wall types have been specified as manufacturers fire and acoustic test certified systems e.g. drylining / SFS /

Internal Wall Types
Internal wall types have been specified as manufacturer's fire and acoustic test certified systems. Wall types to be installed as per manufacturer's standard details & specification and must comply with the requirements of the Acoustic and Fire Reports.

Ply pattressing to be provided for wall-mounted TVs to main bedroom and lounge, to the side and rear walls of UCs, for wall-

mounted units in kitchens, to bathrooms and ensuites. Refer to pattressing drawing. Plasterboard to wet areas (bathrooms, WCs and kitchens) to be moisture resistant. Electrical accessories must not be positioned back-to-back in party walls.

<u>U-values</u>
Target u-values stated on drawings have been provided by AECOM. Achieved u-values have been provided by calculations

Roof Types
All waterproofing systems to be installed to manufacturer's standard details to achieve the certified performance.

Build-up must achieve at least AA, AB or AC (national class) or BROOF(t4) (European Class). Performance of build-up must be

System details

Where a manufacturer's system is specified, the system is to be installed as per the manufacturer's standard details using the system accessories as recommended by the manufacturer

Windows and doors
Packers to doors and windows to be factory-fitted and approved by BCO.

All windows and doors to have support plates as required - to subcontractor design.

<u>Cavity barriers</u>
To be installed in accordance with the manufacturer's installation guidance. Cavity barrier setting out and specification to be developed with manufacturer and relevant subcontractors. Setting-out to be approved by BCO and Building Warranty provider.

Fire stopping

All fire stopping to be developed with specialist manufacturer / subcontractor following detail design input from specialist consultants and BCO and Building Warranty provider. All fire stopping to comply with ADB Vol. 1.

Subcontractor design
Subcontractors are required to ensure minimum stated u-values are achieved as part of the detail design of the cladding and roofing

systems. It is the subcontractor's responsibility to ensure that the constructed types achieve the specified acoustic, thermal and fire ratings as defined in each type. Design of all framing and sub-framing systems and all connections to subcontractor design.

<u>Building Warranty Provider</u>.

Building warranty provider to review stage 4 information and provide comment prior to construction issue to ensure that proposals comply with Building Warranty provider guidance.

P1 04.11.22 Level 1 - Preliminary Issue External & Internal Wall, Floor and Roof Type drawings P2 09.11.22 U-Values updated 19.01.23 Level 2 issue - Floor Types 15.03.23 Issued for stage authorisation - Amended to Aecom comments and Client's comments

S4 - FOR STAGE AUTHORISATION

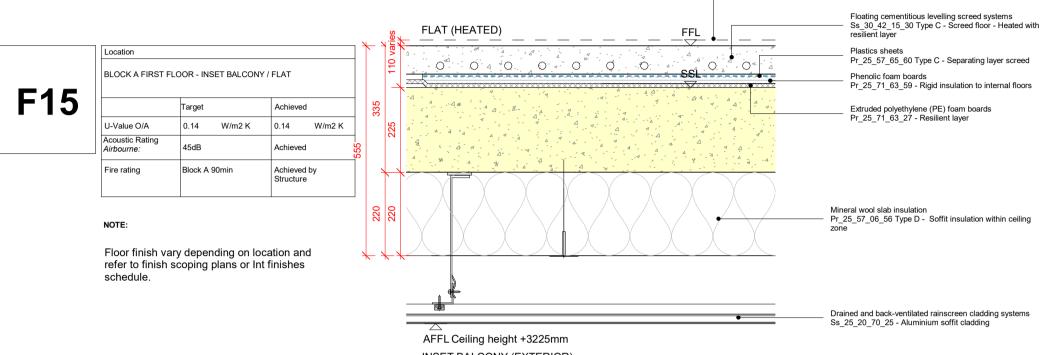
Diespeker Wharf 38 Graham Street London N1 8JX 020 7336 7777 forename.surname@ptea.co.uk @ptearchitects www.pollardthomasedwards.co.uk

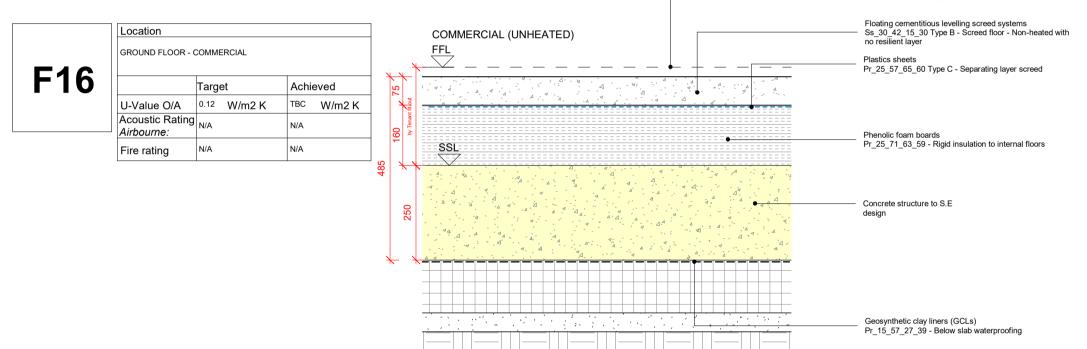
Pollard Thomas

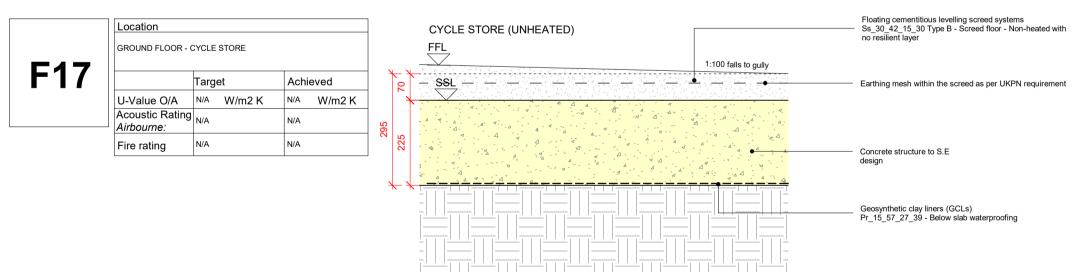
Abbey Area Phase 3 - Pl 19-049-PI DF 1:10@A1 Nov '22 Floor Types - Sheet 1 ARP3- PTE- ZZ-ZZ-DR-A-40401 P4 S4

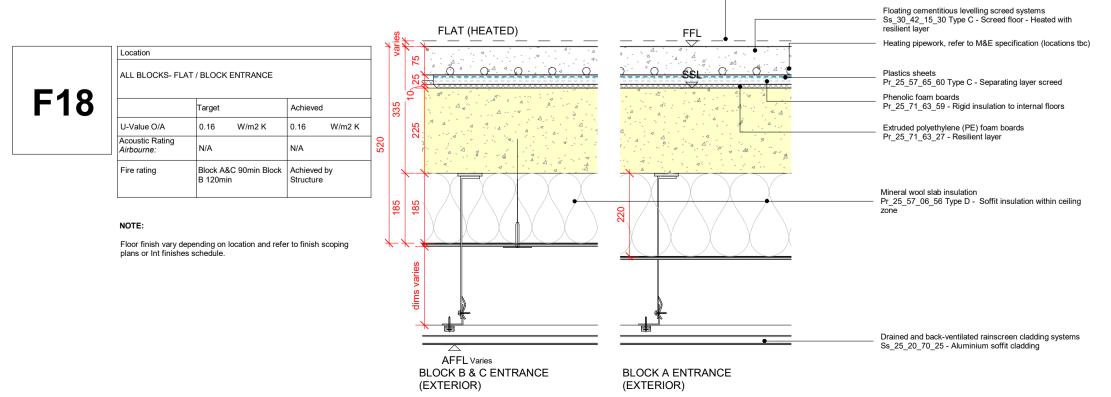


Ss_30_42_15_30 Type C - Screed floor - Heated with Plastics sheets
Pr_25_57_65_60 Type C - Separating layer screed Phenolic foam boards Pr_25_71_63_59 - Rigid insulation to internal floors Extruded polyethylene (PE) foam boards Pr_25_71_63_27 - Resilient layer Pr_25_57_06_56 Type D - Soffit insulation within ceiling Gypsum board suspended ceiling systems Ss_30_25_10_35 Gypsum board suspended ceiling systems Ss_30_25_10_35









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otherwise.

If in doubt, ask.

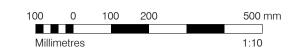
All setting out to be confirmed on site prior to construction - any discrepancy must be immediately reported to the Architect. All setting out to face of structure or to grid.

All dimensions are in millimetres unless noted All partitions set out to studwork or

This drawing must be read in conjunction with For setting out and specification of M&E all other relevant drawings and specifications services refer to M&E Consultants

from the Architect and other consultants. For setting out and specification of structure refer to Structural Engineer's documents.

SETTING OUT NOTES:



General Detail Notes:

Please refer to: 00 Series for Accommodation Schedule

01 Series for Existing Site 02 Series for Proposed Site 03 Series for GA Plans 04 Series for Sections 05 Series for Elevations

16 Series for Below Ground 21 Series for External Walls 22 Series for Internal Walls 24 Series for Stairs & Cores

27 Series for Roof 31 Series for External Windows & Doors 32 Series for Internal Doors 34 Series for Balconies, Terraces & Walkways

35 Series for Reflected Ceiling Plans 40 Series for Build-up & Floor Finishe 68 Series for Fire Strategy 71 Series for Signage

72 Series for Wardrobe & Joinery 73 Series for Kitchens 74 Series for Sanitary 80 Series for Dwelling Plans

81 Series for Metalwork

90 Series for External Works 99 Series for Conveyance Plans

Refer to the following for typical type drawings:

ARP3-PTE-ZZ-ZZ-DR-A-21401 - External Wall Types - Sheet 1 ARP3-PTE-ZZ-ZZ-DR-A-21402 - External Wall Types - Sheet 2 ARP3-PTE-ZZ-ZZ-DR-A-22401 - Internal Wall Types - Sheet 1

ARP3-PTE-ZZ-ZZ-DR-A-22401 - Internal Wall Types - Sneet 1 ARP3-PTE-ZZ-ZZ-DR-A-22402 - Internal Wall Types - Sheet 2 ARP3-PTE-ZZ-ZZ-DR-A-240401 - Floor Types - Sheet 1 ARP3-PTE-ZZ-ZZ-DR-A-40401 - Floor Types - Sheet 1 ARP3-PTE-ZZ-ZZ-DR-A-40402 - Floor Types - Sheet 2 ARP3-PTE-ZZ-RF-DR-A-27401 - Roof Types

Fire For fire strategy refer to OFR document Abbey Area-Stage 3 Fire Strategy Report-FS-CIC - to be updated by OFR for Stage 4. All blocks should adhere to the recommendations within BS 9999, BS 9991 or ADB as set out in the OFR strategy. All details to be reviewed and approved as compliant by OFR, BCO and the Building Warranty provider.

For wall performance, as provided by OFR, refer to PTE 167 series fire strategy drawings. Continuity of fire performance needs to be maintained, so where penetrations are made these need to be fire rated to achieve the same performance as the wall / floor. All framed wall build-ups are to be installed as a tested system to provide certification of the fire performance. All penetrations to be fire

External walls to be constructed in accordance with Regulation 7(2), which states only Class A1 or A2-s1, d0 materials will be permitted to form part of the external wall (or specified attachment), subject to a number of exceptions as noted in Regulation 7(3).

The Contractor shall ensure all materials used are compliant with the relevant fire performance classification and shall have a specific register of materials used within the external walls and specified attachments and shall confirm the materials on the list have been checked and passed as compliant by an experienced and competent fire engineer and Building Control Body. It shall be the strict responsibility of the Contractor to ensure only materials included in the list are used in the construction of external walls and Acoustic
Performance based guidance provided by RBA, refer to RBA documents: External Building Fabric Assessment, 29 April 2022,

Revision 4 & Internal Building Fabric Assessment, 29 November 2022, Revision 0. Continuity of performance needs to be maintained, so where penetrations are made these need to be acoustically rated. Separating walls sound insulation to exceed Building Regulation requirements by providing at least a 5dB improvement.

Masonry support and restraint
All masonry support and restraint elements are to structural engineer and specialist subcontractor design.

Secondary steelwork

All secondary steel work shown indicatively to subcontractor design. Fire protection to steel work to Structural Engineer's design MEP Refer to MEP Engineer (THD) Stage 4 documentation for specification and setting out information for all MEP related items.

External Wall Types
SFS External wall types have been specified as manufacturers fire and acoustic test certified systems e.g. drylining / SFS /

<u>Internal Wall Types</u>
Internal wall types have been specified as manufacturer's fire and acoustic test certified systems. Wall types to be installed as per

manufacturer's standard details & specification and must comply with the requirements of the Acoustic and Fire Reports.

Ply pattressing to be provided for wall-mounted TVs to main bedroom and lounge, to the side and rear walls of UCs, for wallmounted units in kitchens, to bathrooms and ensuites. Refer to pattressing drawing. Plasterboard to wet areas (bathrooms, WCs and kitchens) to be moisture resistant. Electrical accessories must not be positioned back-to-back in party walls.

<u>U-values</u>
Target u-values stated on drawings have been provided by AECOM. Achieved u-values have been provided by calculations

Roof Types
All waterproofing systems to be installed to manufacturer's standard details to achieve the certified performance.

Build-up must achieve at least AA, AB or AC (national class) or BROOF(t4) (European Class). Performance of build-up must be

System details

Where a manufacturer's system is specified, the system is to be installed as per the manufacturer's standard details using the system accessories as recommended by the manufacturer

Windows and doors
Packers to doors and windows to be factory-fitted and approved by BCO.

All windows and doors to have support plates as required - to subcontractor design.

<u>Cavity barriers</u>

To be installed in accordance with the manufacturer's installation guidance. Cavity barrier setting out and specification to be developed with manufacturer and relevant subcontractors. Setting-out to be approved by BCO and Building Warranty provider.

Fire stopping
All fire stopping to be developed with specialist manufacturer / subcontractor following detail design input from specialist consultants and BCO and Building Warranty provider. All fire stopping to comply with ADB Vol. 1.

Subcontractor design
Subcontractors are required to ensure minimum stated u-values are achieved as part of the detail design of the cladding and roofing systems. It is the subcontractor's responsibility to ensure that the constructed types achieve the specified acoustic, thermal and fire ratings as defined in each type. Design of all framing and sub-framing systems and all connections to subcontractor design.

Building Warranty Provider
Building warranty provider to review stage 4 information and provide comment prior to construction issue to ensure that proposals comply with Building Warranty provider guidance.

P1 04.11.22 Level 1 - Preliminary Issue External & Internal Wall, Floor and Roof Type drawings P2 09.11.22 U-Values updated 19.01.23 Level 2 issue - Floor Types 15.03.23 Issued for stage authorisation - Amended to Aecom comments , Client's comments incorporated and new floor type F15 to F18 added

S4 - FOR STAGE AUTHORISATION

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Abbey Area Phase 3 - Pl 19-049-PI DF 1:10@A1 Nov '22 Floor Types - Sheet 2

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