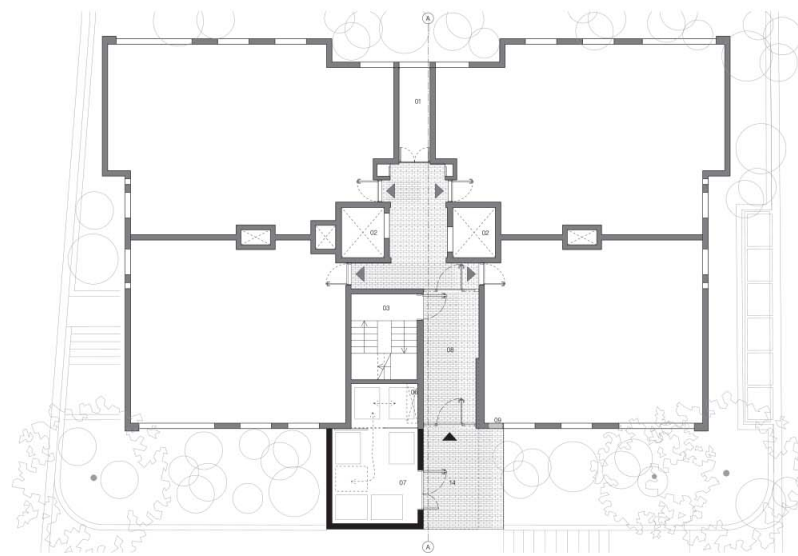

A186

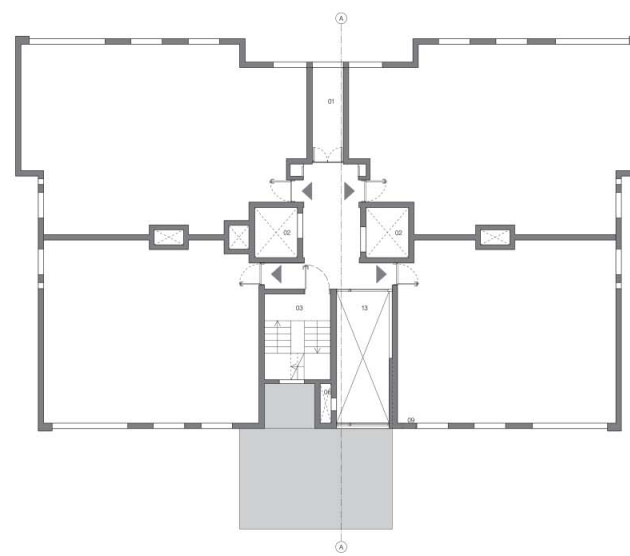
Tybalds Estate - Non Material Amendments Rev A
160322

Non Material Amendments Rev A

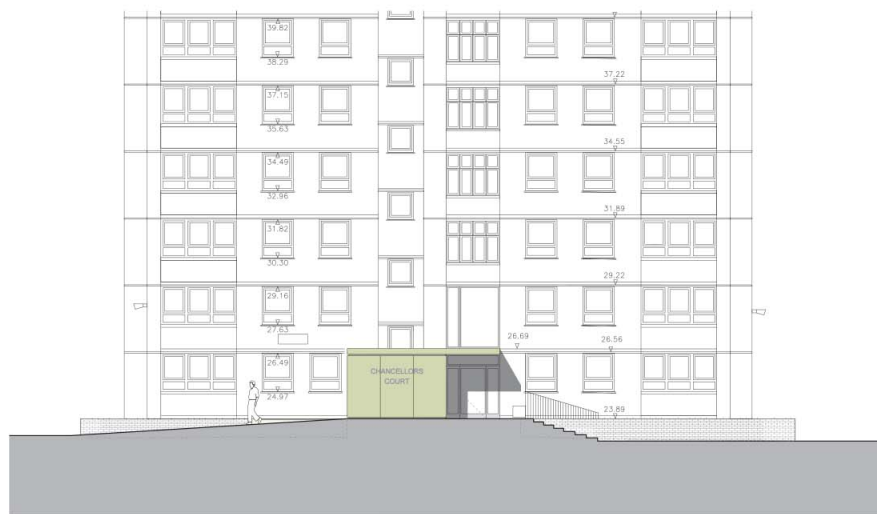
Document to be read in conjunction with Durkan Ltd Non
Material Amendment Schedules



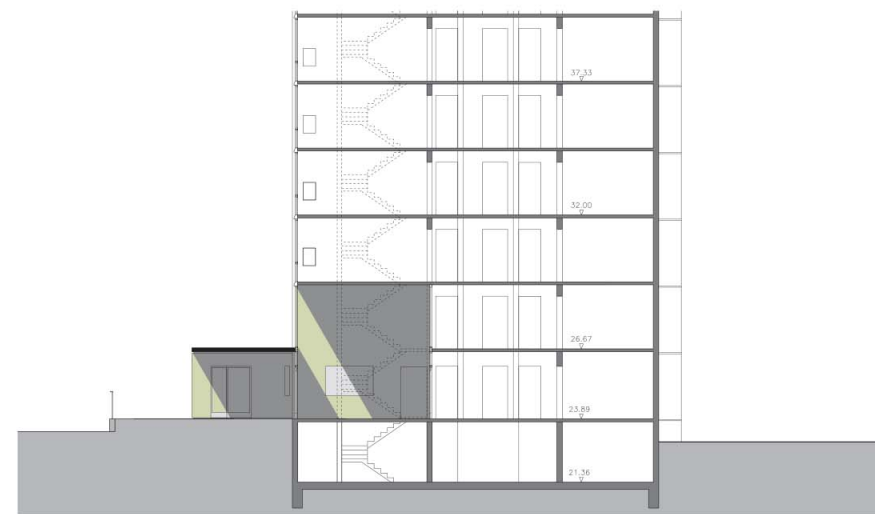
Proposed ground floor plan (ONLY MAIN CIRCULATION SPACE SURVEYED)



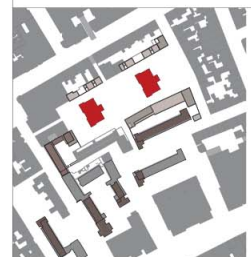
Proposed first floor (NOT SURVEYED)



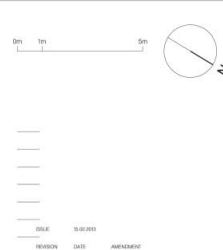
Proposed east elevation



Proposed section A-A (ONLY HEIGHTS SURVEYED)



- NOTES:
- 01 Chancellors Washroom
 - 02 Bathroom Electrical Intake Room
 - 03 Lifts
 - 04 Stair Core
 - 05 Access to Stair Core
 - 06 Chancellors
 - 07 Emergency access CHP / basement
 - 08 Release Chute
 - 09 Bin Store
 - 10 Entrance Lobby
 - 11 Dry Room
 - 12 Skylights
 - 13 Access to CHP & Boiler Room
 - 14 Boiler Room
 - 15 Void
 - 16 Canopy



DO NOT SCALE FROM THIS DRAWING.
ALL DIMENSIONS TO BE SHOWN AND SET BY THE CONTRACTOR.
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DUGGAN MORRIS ARCHITECTS
Duggan Morris Architects Ltd
One F, 18-24 Underwood Street, London, N1 7JQ
Telephone: 020 7266 7400
www.dugganmorrish.com

JOB NO: TYGALDS ESTATE REGENERATION

DRAWING TITLE: PROPOSED TOWER (S/F, T/E, Elevation & Section)

DATE	PLANNING	DRAWING NO	REVISION
SCALE	1:100 (S/F), 1:200 (ELEV)	Z1 030	/
JOB NO	1271_A06		

01-Current

Proposed Tower Entrances

Current List of Planning Amendments to be submitted (Architects to provide relevant Mark-ups)

1. Refer to 5.0 Tower Entrances-5.1-Basement access revised
2. Refer to 5.0 Tower Entrances-5.2-Canopy length extended
3. Refer to 5.0 Tower Entrances-5.2-Double height entrance space reduced to single height.
4. Refer to 5.0 Tower Entrances-5.2-Ground floor layout altered to suit escape strategy.

The image contains several architectural drawings for the proposed tower entrances:

- 51 PROPOSED GROUND FLOOR PLAN:** Shows the layout of the ground floor with callouts 1 and 4. Callout 1 points to a specific area near the entrance, and callout 4 points to a larger area.
- 52 PROPOSED SECTION C-C:** A vertical section through the building showing the entrance lobby and lift lobby. Callout 3 points to a specific detail in the entrance lobby.
- 53 PROPOSED SECTION B-B:** Another vertical section showing the entrance and escape routes. Callout 2 points to a detail in the entrance area.
- 54 PROPOSED EAST ELEVATION SECTION A-A:** Shows the east elevation of the building with a callout 2 pointing to a detail in the entrance area.
- 55 PROPOSED SOUTH ELEVATION:** Shows the south elevation of the building with a callout 2 pointing to a detail in the entrance area.

CONVERSION / REPAIRS:

- 01 New ramp, stair access & riser ground floor level at 24.540.
- 02 Refer to landscape architect drawing by Carron.
- 03 New entrance structure clad with precast stone panels by Bespoke Concrete.
- 04 'Woor' mechanically fixed 40mm wall panels & 20mm soffits panels. Acid etched & colour matched to existing facade 'green' reconstructed stone wall panels. Etched 'woor' signage to panels. Refer architects signage details.
- 05 Bauder LigTech oak roof system to canopy structure.
- 06 Steel External doors by specialist metal worker. Clw applied 20mm precast stone panels by Bespoke Concrete, colour matched to existing facade 'green' reconstructed stone wall panels. Clw Mullion 0309 350 c/w pull handles & 0311 0 Door Closers.
- 07 Aluminium dry riser cabinet & riser, 305 x 350 x 255mm by UK Dryrises. Dry riser pipework extended to new position as indicated on drawings to reveal of new riser entrance terrace. Additional 'dry riser' signage required to main building facade.
- 08 Existing structure to be retained where possible & made good for integration of new masonry structure.
- 09 New glazed external, full height, anodised aluminium entrance doors with rainscreen head and side panels by Ideal Control, anodised aluminium finish (Anokid 541).
- 10 Anodised aluminium dry riser cabinet & riser, 305 x 350 x 255mm by UK Dryrises. Dry riser pipework extended to new position as indicated on drawings to reveal of new riser entrance terrace. Additional 'dry riser' signage required to main building facade.
- 11 Retain existing escape route & stair, existing cleaners cupboard & existing basement ladder access escape allow for amendments to existing masonry & so ladder access.
- 12 Proposed Floor Finishes - External entrance ground floor finished to c/w of canopy and area leading to escape access - Granite (pre cast to match landscape architect wall capping).
- 13 Proposed Internal Floor Finishes - 600 x 300mm Flow 2.0 by Dornis. Platino DRFW 03 Natural Floor Tile. (CW hearer tile surround (refer architects floor finishes for setting out).
- 14 Existing entrance lobby to be clad with precast stone panels by Bespoke Concrete.
- 15 'Woor' mechanically fixed 20mm wall panels c/w 25mm shadow gap. Light Grey - L055 Acid Etched.
- 16 New solid internal doors to apartments, bronze anodised aluminium finish (Anokid 541). FR 30mm, c/w eye viewer & letter box.
- 17 New glazed internal door to stair wash room / electric intake. Bronze anodised aluminium finish (Anokid 541). FR 30mm, c/w ADV to head. FDS fire consultants to confirm requirements for ventilation.
- 18 New 54mm FR 30mm hidden doors to ground floor service stairs by Easy jank.
- 19 Down c/w applied 20mm precast stone panels by Bespoke Concrete, acid etched light grey - LG 05, doors to be lockable with applied 'Tres door keep locked' signage by Algodoo '8802F'
- 20 New fitting to existing lift doors, bronze anodised aluminium finish (Anokid 541).
- 21 Omited.
- 22 Retain existing escape route & stair, existing cleaners cupboard & existing basement ladder access escape allow for amendments to existing masonry & so ladder access.
- 23 Proposed Floor Finishes - External entrance ground floor finished to c/w of canopy and area leading to escape access - Granite (pre cast to match landscape architect wall capping).
- 24 Proposed Internal Floor Finishes - 600 x 300mm Flow 2.0 by Dornis. Platino DRFW 03 Natural Floor Tile. (CW hearer tile surround (refer architects floor finishes for setting out).
- 25 Existing entrance lobby to be clad with precast stone panels by Bespoke Concrete.
- 26 Powder coated finish 20mm wall panels c/w 25mm shadow gap. Light Grey - L055 Acid Etched.
- 27 Basement access stairs - Proprietary anti-slip metal stair c/w + 1100mm balustrade.
- 28 Door reveals & soffits (to apartment & lift) clad with precast stone panels by Bespoke Concrete 20mm wall panels mechanically fixed / bonded where indicated.
- 29 Omited.
- 30 Check to confirm requirement for ground floor communal letter boxes.
- 31 Drainage - Internal steps by Alumac, floor gullies by Waufr. Roof gullies by Bauder. Linear slot drain to entrance by marabla.
- 32 Linear slot drain to entrance by marabla.
- 33 Omited.
- 34 Lighting - External Lighting - Clear LED downlight by Thom 14x25x90mm.
- 35 Lighting - External Lighting to canopy soffits recessed LED downlight by Thom TBC.
- 36 Lighting - Internal Lighting, to apartment door soffits Ceta 'woor' LED downlight by Thom 87mmx120mm.
- 37 Lighting - Emergency Light requirement to be confirmed by Fia Consultant / BC Officer.
- 38 Maintenance - Plasterwork grilles pressure locked grilles 'PC' by Lang & Faulstich - c/w 80mm angle supports beneath, lockable, target operate sections for plant room access.
- 39 Finishes to BE design and specification. Powder coated finish, to match approved planning colour samples.
- 40 External balustrades - 80x120mm fabric balustrades with top and bottom rails.
- 41 Powder coated finish, to match approved planning colour samples.
- 42 Basement access stairs - Proprietary anti-slip metal stair c/w + 1100mm balustrade.
- 43 Metal mesh ceiling by QXD Creative weave PC Omega 1300, Anokid 510 anodised aluminium finish. MF ceiling grid support. Back lit (above grid) to MSE / manufacturers specification. All services to placed above ceiling. Access provided by removable panels with ceiling.
- 44 Finishes to existing core - Plaster finish to walls from ground to 1st floor level. Existing stairway to have deep clean / power wash prior to finishes.
- 45 Finishes to proposed escape route entrance - Painted plaster finish.
- 46 FR 30 Timber doors to existing escape / cleaners cupboard.

REVISIONS:

NO.	DATE	REVISION

LEGEND:

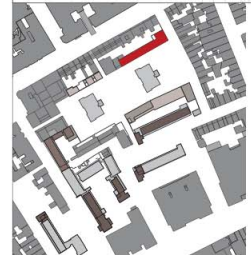
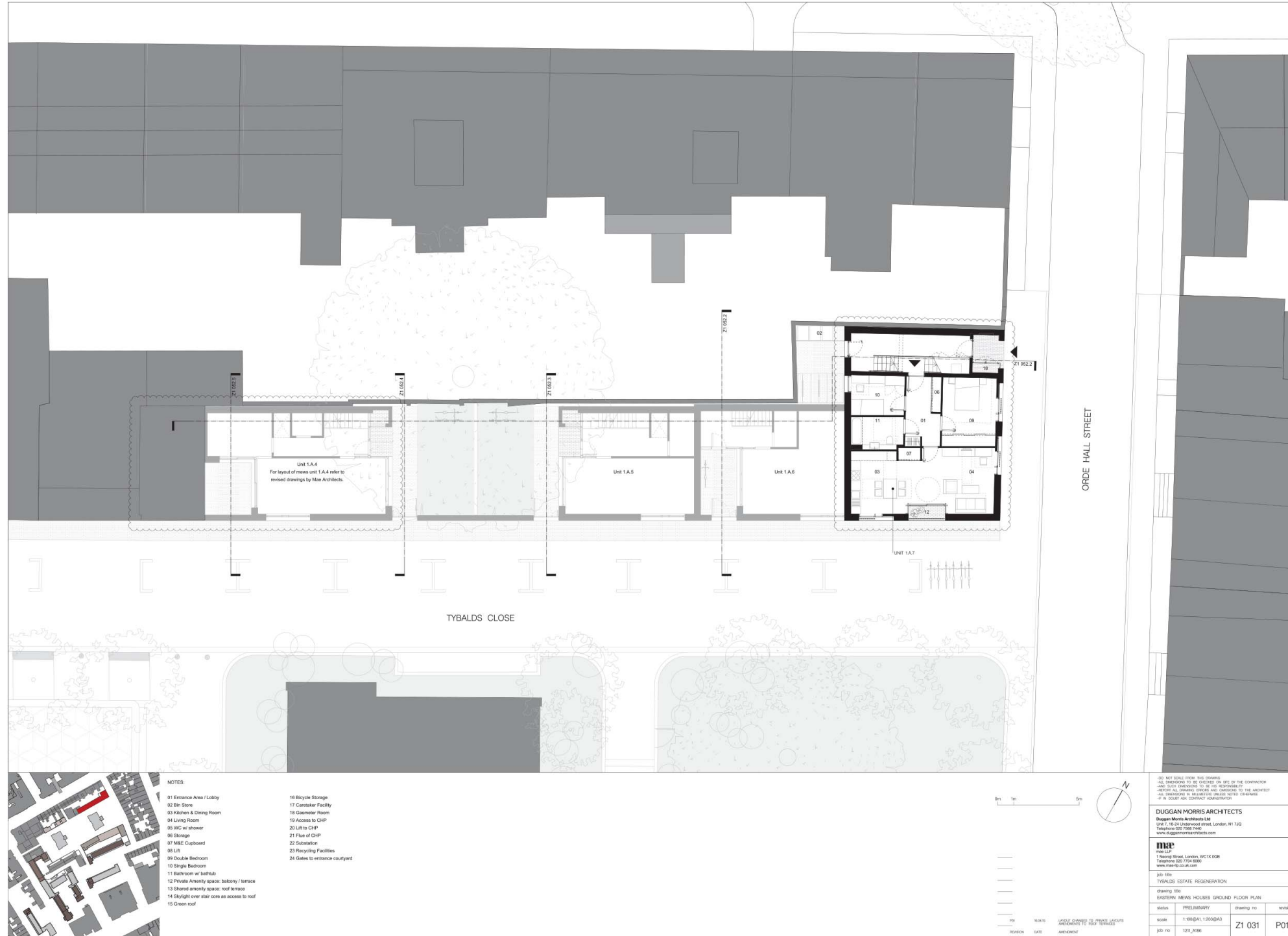
- A. Charcoffers: washroom
- B. Lift: electrical intake room
- C. Stair core
- D. Access to stair core
- E. Charcoffers: emergency access basement
- F. Refuse chute
- G. Bin store
- H. Entrance lobby
- I. Dry riser
- J. Skylights
- K. Access to boiler room
- L. Boiler room
- M. Void
- N. Canopy

NOTES:

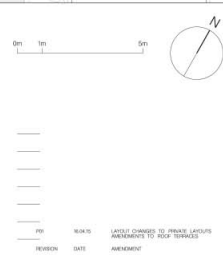
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- 03 ANY WORK REFERRED TO IN THIS DOCUMENT IS THE RESPONSIBILITY OF THE CONTRACTOR AND NOT THE ARCHITECT
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DUGGAN MORRIS ARCHITECTS
 Duggan Morris Architects Ltd
 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.

02-Approved Planning Scheme
 Mews Bookend Ground Floor Plan



- NOTES:**
- 01 Entrance Area / Lobby
 - 02 Bin Store
 - 03 Kitchen & Dining Room
 - 04 Living Room
 - 05 WC or shower
 - 06 Storage
 - 07 M&E Cupboard
 - 08 L&B
 - 09 Double Bedroom
 - 10 Single Bedroom
 - 11 Bathroom w/ bathtub
 - 12 Private amenity space: balcony / terrace
 - 13 Shared amenity space: roof terrace
 - 14 Skylight over stair core as access to roof
 - 15 Green roof
 - 16 Bicycle Storage
 - 17 Composter Facility
 - 18 Gasmeter Room
 - 19 Access to CHP
 - 20 L&B to CHP
 - 21 Flue to CHP
 - 22 Substation
 - 23 Recycling Facilities
 - 24 Gates to entrance courtyard



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 BEFORE ALL DIMENSIONS CHECKED AND CONFIRMED TO THE ARCHITECT
 AND SIGNED OFF BY THE ARCHITECT PRIOR TO COMMENCEMENT
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DUGGAN MORRIS ARCHITECTS
 Duggan Morris Architects Ltd
 Unit 7, 18-24 Underwood Street, London, N1 7JG
 Telephone: 020 7266 7400
 www.dugganmorrish.com

DM
 1 Hound Street, London, WC1N 0DB
 Telephone: 020 7764 6800
 www.dm-llp.co.uk

JOB NO: TYBALDS ESTATE REGENERATION
 DRAWING TITLE: EASTERN MEWS HOUSES GROUND FLOOR PLAN
 DATE: PRELIMINARY drawing no: revision:
 SCALE: 1:500 (A1) 1:200 (A3)
 JOB NO: 1271_A00 Z1 031 P01

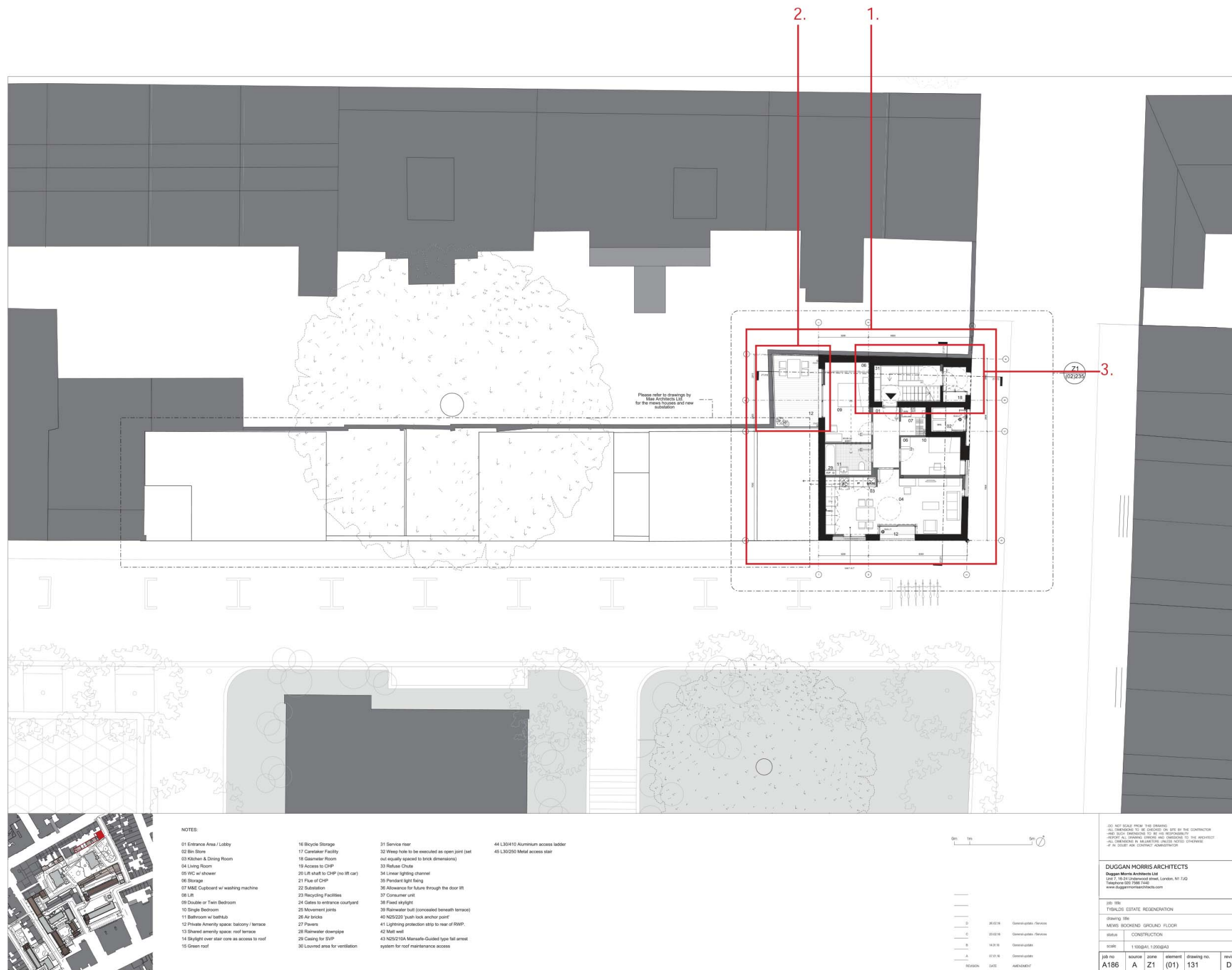
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02-Current

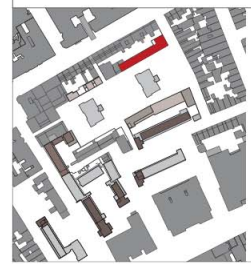
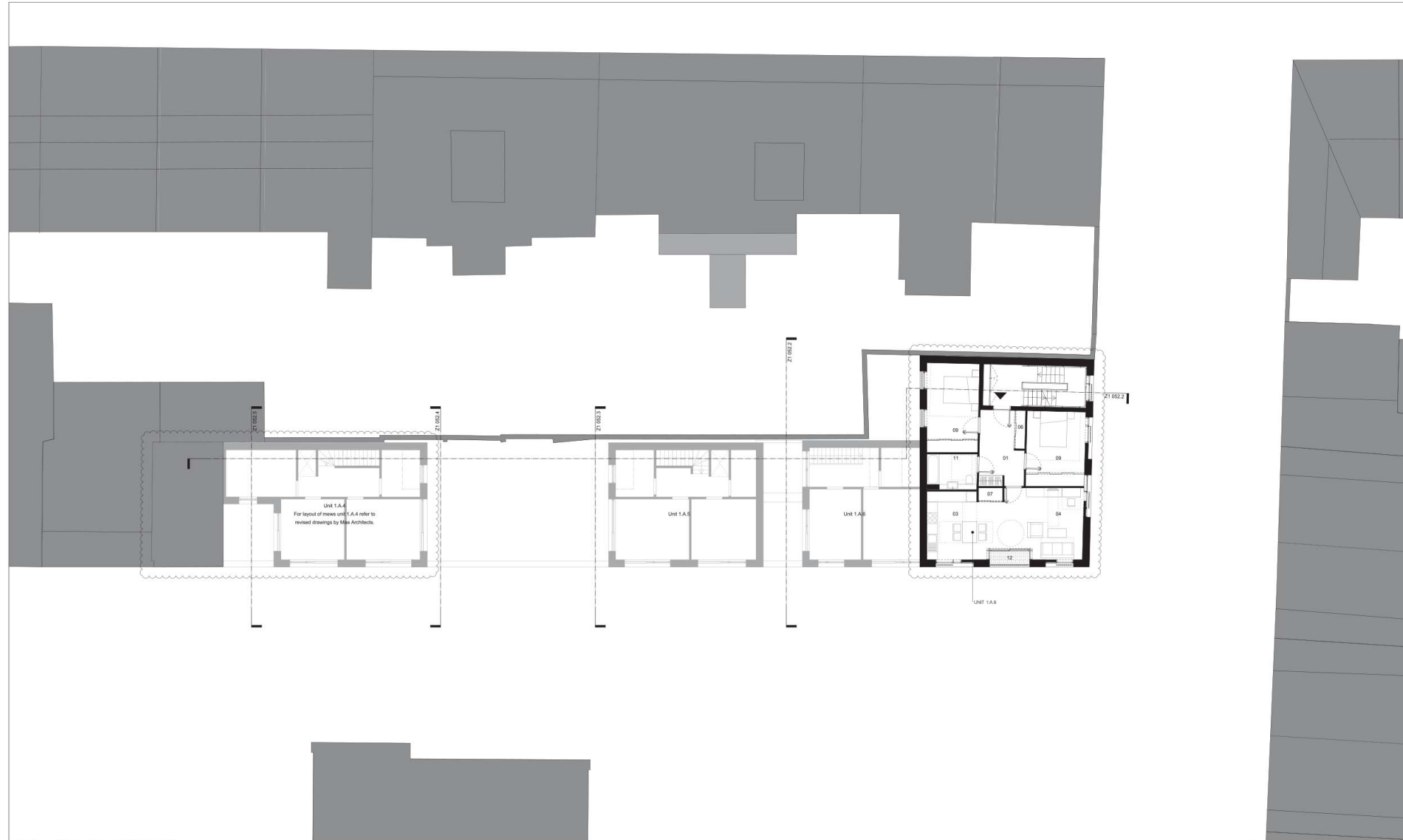
Mews Bookend Ground Floor Plan

Current List of Planning Amendments to be submitted (Architects to provide relevant Mark-ups)

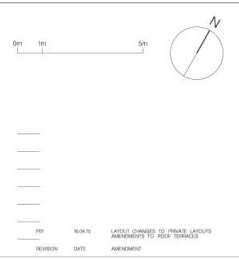
1. Refer to 1.0 Window/Door Amendments-1.2 (Refer to elevations)
2. Refer to 2.0 Material Amendments-2.10 (For 2.0 refer to Material Samples pg. 46-47)
3. Refer to 4.0 Side Wide Amendments-4.3



03-Approved Planning Scheme
 Mews Bookend First Floor Plan



- NOTES:**
- 01 Entrance Area / Lobby
 - 02 Bin Store
 - 03 Kitchen & Dining Room
 - 04 Living Room
 - 05 WC or shower
 - 06 Storage
 - 07 M&E Cupboard
 - 08 Lift
 - 09 Double Bedroom
 - 10 Single Bedroom
 - 11 Bathroom w/ bath/sh
 - 12 Private amenity space: balcony / terrace
 - 13 Shared amenity space: roof terrace
 - 14 Skylight over stair core as access to roof
 - 15 Green roof
 - 16 Bicycle Storage
 - 17 Composter Facility
 - 18 Gasmeter Room
 - 19 Access to CHP
 - 20 Lift to CHP
 - 21 Flue to CHP
 - 22 Substation
 - 23 Recycling Facilities
 - 24 Gates to entrance courtyard



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DUGGAN MORRIS ARCHITECTS
 Duggan Morris Architects Ltd
 Unit 7, 18-24 Underwood Street, London, N1 7JG
 Telephone: 020 7266 7400
 www.dugganmorrisarchitects.com

DM
 1 Hound Street, London, WC1N 3DB
 Telephone: 020 7766 6800
 www.dm-llp.co.uk

JOB: 006
 TYSALDS ESTATE REGENERATION

Drawing title
 EASTERN MEWS HOUSES FIRST FLOOR PLAN

status	PRELIMINARY	drawing no	revision
scale	1:500 (A1: 1:200 (A3)	Z1_032	P01
job no	1271_A06		

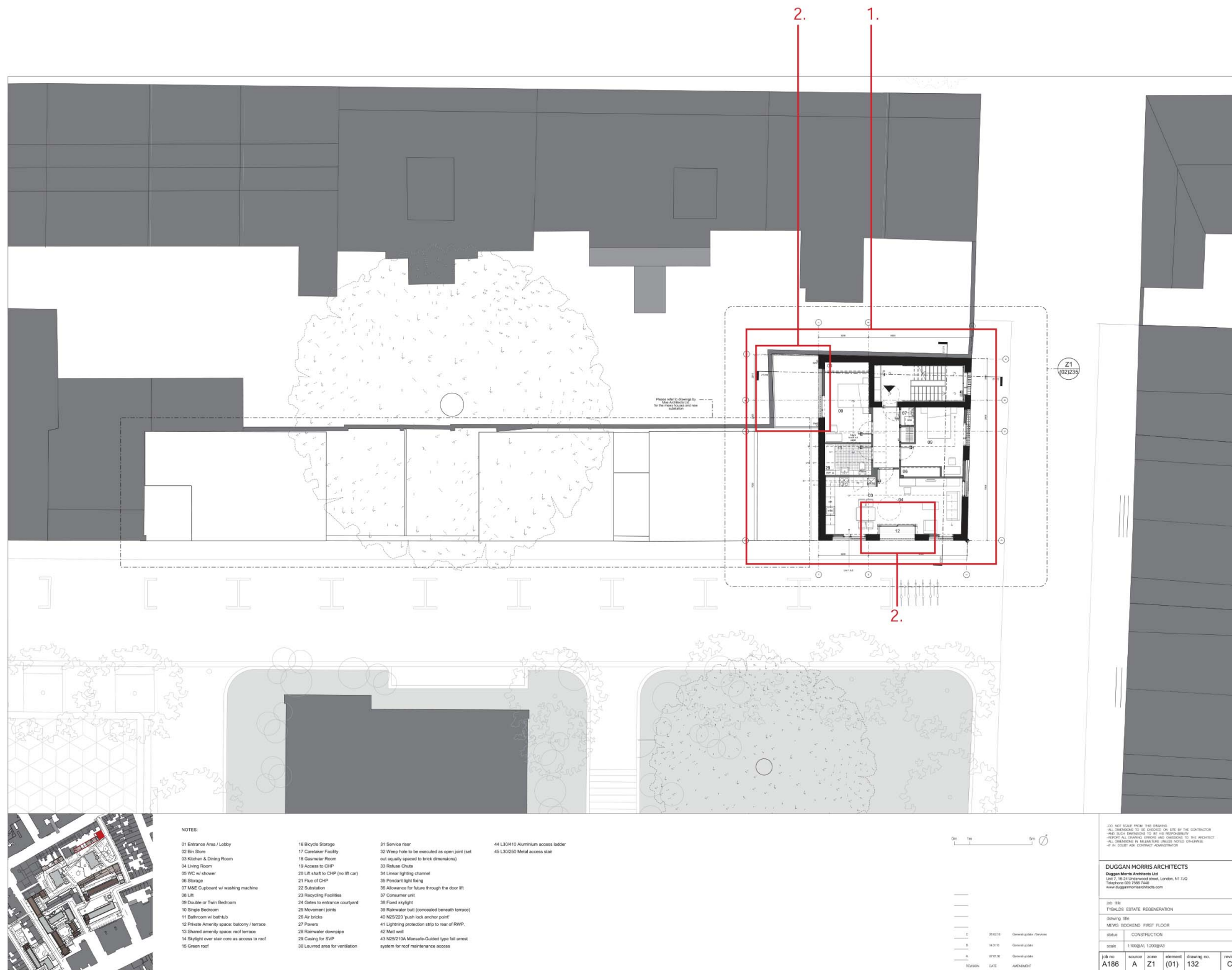
03-Current

Mews Bookend First Floor Plan

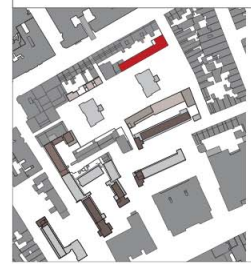
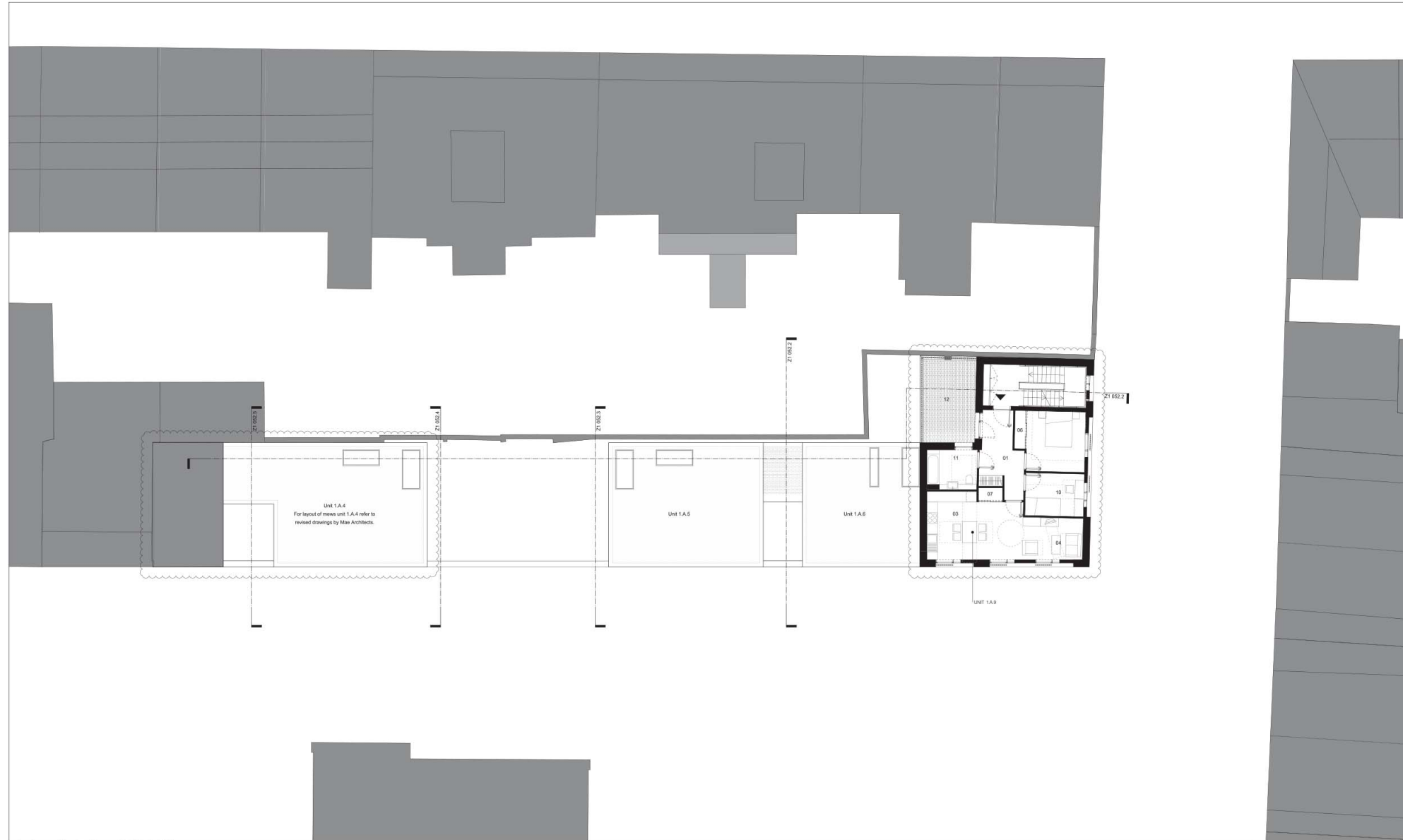
Current List of Planning Amendments to be submitted
(Architects to provide relevant Mark-ups)

1. Refer to 1.0 Window/Door Amendments-1.2

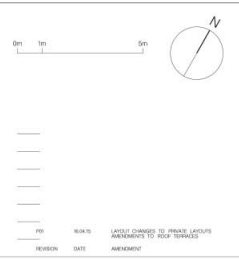
2. Refer to 2.0 Material Amendments-2.10
(For 2.0 refer to Material Samples pg. 46-47)



04-Approved Planning Scheme
 Mews Bookend Second Floor Plan



- NOTES:**
- 01 Entrance Area / Lobby
 - 02 Bin Store
 - 03 Kitchen & Dining Room
 - 04 Living Room
 - 05 WC or shower
 - 06 Storage
 - 07 M&E Cupboard
 - 08 LB
 - 09 Double Bedroom
 - 10 Single Bedroom
 - 11 Bathroom w/ bathub
 - 12 Private amenity space: balcony / terrace
 - 13 Shared amenity space: roof terrace
 - 14 Daylight over stair core as access to roof
 - 15 Green roof
 - 16 Bicycle Storage
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 - 19 Access to CHP
 - 20 LB to CHP
 - 21 Flue to CHP
 - 22 Substation
 - 23 Recycling Facilities
 - 24 Gates to entrance courtyard



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 Telephone 020 7266 7400
 www.dugganmorrish.com

DM
 1 Hound Street, London, WC1N 3DB
 Telephone 020 7766 6800
 www.dm-llp.com

JOB NO: TYALDES ESTATE REGENERATION
 drawing title: EASTERN MEWS HOUSES SECOND FLOOR PLAN
 status: PRELIMINARY drawing no: revision:
 scale: 1:500 (A1: 1:200 (A3)
 job no: 1271_A00 Z1 033 P01

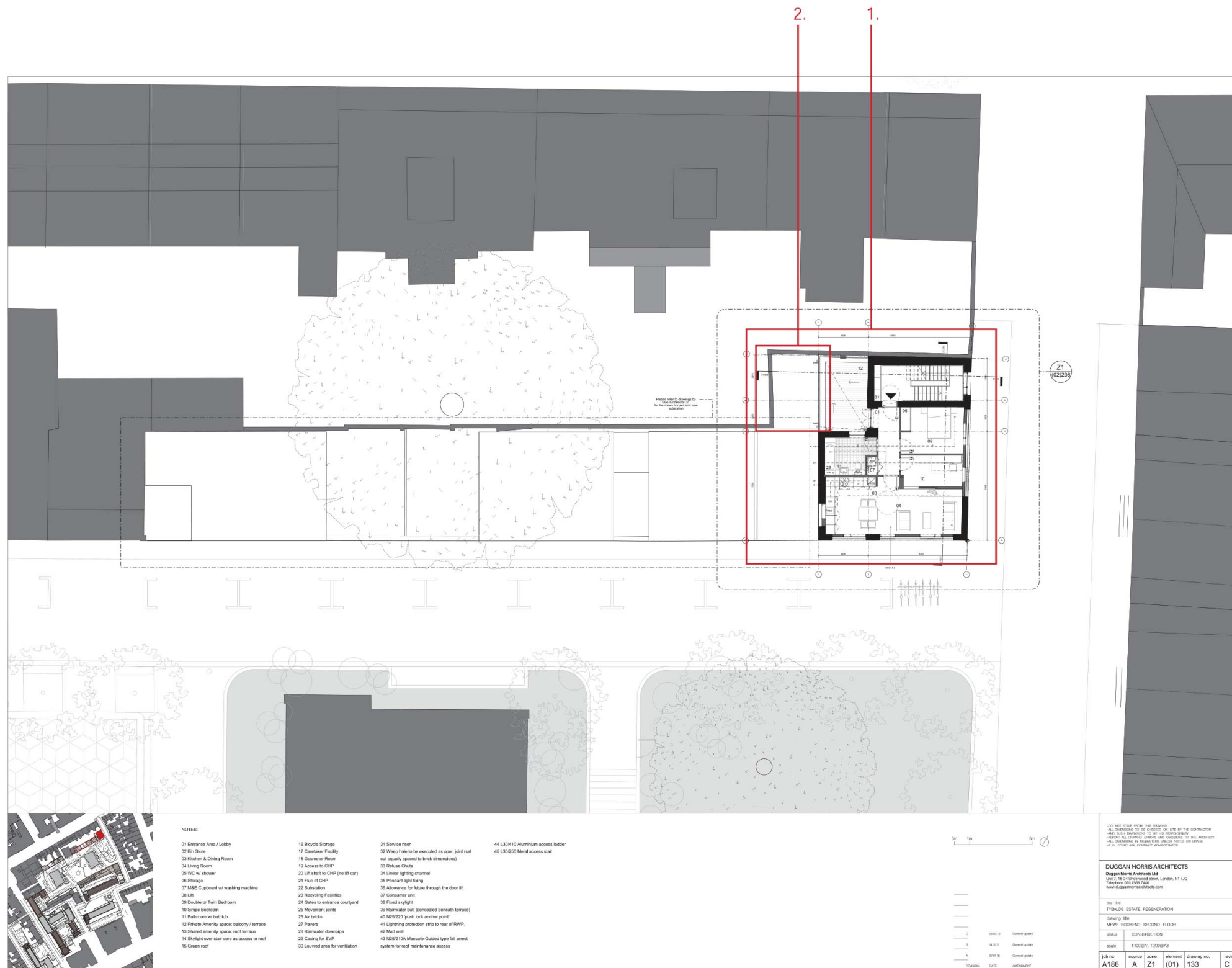
04-Current

Mews Bookend Second Floor Plan

Current List of Planning Amendments to be submitted
(Architects to provide relevant Mark-ups)

1. Refer to 1.0 Window/Door Amendments-1.2 (Refer to elevations)

2. Refer to 2.0 Material Amendments-2.10
(For 2.0 refer to Material Samples pg. 46-47)



NOTES:

- | | | | |
|---|-----------------------------------|--|----------------------------------|
| 01 Entrance Area / Lobby | 16 Bicycle Storage | 31 Service riser | 44 L30410 Aluminum access ladder |
| 02 Bin Store | 17 Canteen Facility | 32 Weep hole to be executed as open joint (set out equally spaced to brick dimensions) | 45 L30290 Metal access stair |
| 03 Kitchen & Dining Room | 18 Customer Room | 33 Rainwater tank (concealed beneath terrace) | |
| 04 Living Room | 19 Access to CHP | 34 Linear lighting channel | |
| 05 WC w/ shower | 20 LRT shaft to CHP (no lift car) | 35 Pendant light fixing | |
| 06 Storage | 21 Flue of CHP | 36 Allowance for future through the door lift | |
| 07 M&E Cupboard w/ washing machine | 22 Substation | 37 Consumer unit | |
| 08 LRT | 23 Recycling Facilities | 38 Flued skylight | |
| 09 Double or Twin Bedroom | 24 Gates to entrance courtyard | 39 Rainwater tank (concealed beneath terrace) | |
| 10 Single Bedroom | 25 Movement joints | 40 N25025 'push lock anchor point' | |
| 11 Bathroom w/ bathub | 26 Air bricks | 41 Lighting protection strip to rear of RWP | |
| 12 Private Amenity space: balcony / terrace | 27 Plenary | 42 Metal wall | |
| 13 Shared amenity space: roof terrace | 28 Rainwater discharge | 43 N250215A Mansard-Guided type fall arrest system for roof maintenance access | |
| 14 Skylight over stair core as access to roof | 29 Casing for SVP | | |
| 15 Green roof | 30 Loured area for ventilation | | |



DO NOT SCALE FROM THIS DRAWING
ALL DIMENSIONS TO BE CHECKED ON SITE BY THE CONTRACTOR
AND SUCH DIMENSIONS TO BE NOTED IMMEDIATELY TO THE ARCHITECT
BY THE CONTRACTOR IN WRITING AND TO BE RECORDED IN THE RECORDS
OF AN OBTAINABLE AS-BUILT DRAWING

DUGGAN MORRIS ARCHITECTS
Duggan Morris Architects Ltd
One, 1, 16-17, Oldham Road, London, N17 7JQ
Telephone: 020 7266 7400
www.dugganmorrisarchitects.com

JOB NO: TONKLE ESTATE REGENERATION
DRAWING TITLE: MEWS BOOKEND SECOND FLOOR
DATE: CONSTRUCTION
SCALE: 1/100 (A1) 1/200 (A2)

JOB NO	SOURCE	DATE	REVISION	DRAWING NO.	REVISION
A186	A	Z1	(01)	133	C