



- NOTES:**
- This drawing to be read in conjunction with all relevant Architect's, Engineer's and Specialist's drawings and specifications.
  - Bearing piles 300mm dia.  
+35T indicates S.W.L. in tonnes.  
Piles designed with a factor of safety of 3.0  
All piles also designed for a tension load of -20T UNO.
  - Pile cut off levels  
All piles cast to at least 200mm above finished cut off level.  
Cut off levels:  
1-8 +...  
+...
  - Concrete (unless noted otherwise):  
Concrete grade C40, minimum cement content 340kg/m³, maximum w/c ratio 0.5 and 20mm maximum size aggregate.  
All concrete in contact with the ground to comply with Design Chemical Class (DC4) of BRE Special Digest 1.
  - Steelwork (unless noted otherwise):  
All steel grade S275JR, all bolts grade 8.8 and all welds 6mm full profile fillet welds.  
Hollow sections to be grade S355 (Celtus hot - finished by CORUS).  
Steelwork shot blast cleaned to grade Sa2.5 and painted with two coats of High Build Zinc Phosphate Primer.  
Steels where noted on plan to be hot dip galvanised to BS EN ISO 1461.  
Steels cased in concrete wire brushed clean, left unpainted and wrapped with D49 mesh.  
Beam bearings built into solid external walls to be cased in concrete with 50mm cover all round.  
Beams to bear fully on concrete spreaders.  
Fire protection to Architect's details.  
All fabrication drawings to be based on accurate site dimensions.  
Connections not fully detailed on drawings to be designed by Contractor.  
Steelwork to comply with National Structural Steelwork Specification (NSSS) for Building Construction 5th Edition CE Marking Version.
  - Masonry (unless noted otherwise):  
All masonry below ground in Class B engineering bricks.  
Mortar 1:1:6 above ground.  
Mortar 1:1/4:3 below ground.
  - Timber (unless noted otherwise):  
All timber grade C16.  
All timber to be preservative treated by organic solvent impregnation in accordance with the Wood Protection Association Commodity Specification to provide a service life of 50 years.  
Floor joists to have two rows of solid noggins near supports (spans in excess of 2.5m to have an additional row at midspan and spans in excess of 4m to have an additional two rows at quarter span points).  
Floor joists and rafters to be "regularised" in depth i.e to be tolerance T2 (BS EN 336).  
All partitions running in the same direction as the floor joists to be supported on doubled up joists.  
All doubled up joists and trimmers bolted together with M12 at 900mm crs.
  - All PC lintels by Stressline or Supreme with 150mm minimum bearings unless noted otherwise on plan.
  - Unless noted otherwise Resin Anchors comprise threaded studs (grade 8.8) with minimum embedment as below:  
10mm dia. - 90mm  
12mm dia. - 125mm  
16mm dia. - 150mm  
Anchors in brickwork set into Rawl R-KEM resin.  
Anchors in concrete set in Rawl R-KEA epoxy.
  - The Contractor shall be responsible for providing all necessary temporary support to the building and any adjacent structures.  
"Strongboys" are not to be used. Steel needles and props to be used where structure is being altered.  
The deflection of the temporary works to be limited to 3mm max.
  - The Contractor shall verify details of the existing structure and to inform the engineer of any discrepancies prior to the procurement of the new structure.

STATUS:		
TENDER		
DW Dec. '18	Dimensions and Section 1-1 added.	T2
DW Oct. '17	Tender issue.	T1
BY / DATE:	REVISIONS:	LETTER:
<b>JAMPEL DAVISON &amp; BELL</b> CONSULTING ENGINEERS  Studio 6 Bickerton House 25 Bickerton Road London N19 5JT Telephone 020-7272-0562 Email info@jamdavbell.co.uk www.jamdavbell.co.uk		
ARCHITECT: <b>CHARLTON BROWN ARCHITECTS</b>		
PROJECT: <b>FLAT 1 GREENAWAY GARDENS NW3</b>		
TITLE: <b>GENERAL ARRANGEMENT BASEMENT AND FOUNDATIONS</b>		
SCALES: <b>1:50 @ A1</b>		
BY: <b>DW</b> DATE: <b>July '17</b>	CHECKED: DATE:	
JOB No: <b>1791</b>	DRAWING No: <b>101</b>	REVISION: <b>T2</b>