

WALL CONSTRUCTION LEGEND

INDICATES EXISTING WALLS DEMOLISHED

- INDICATES EXISTING STRUCTURE RETAINED
- INDICATES NEW BRICKWORK TO BE TOOTHED INTO EXISTING.
- INDICATES NEW NON LOAD BEARING 100x50 STUDS AT 600 CRS TIMBER PARTITION.
- INDICATES WALLS UNDER

DESCRIPTION

100 WIDE x 100 DEEP PRECAST CONCRETE LINTELS. NUMBER OF LINTELS TO SUIT WIDTH OF EXISTING/ NEW WALL. 3 No. 150 x 150 x 10 SHS

FLOOR CONSTRUCTION LEGEND

SYMBOL DESCRIPTION

- ADDITIONAL JOISTS INSTALLED BETWEEN EACH JOISTS 275x50mm C24. 25mm PLY DECKING SCREW FIXED 5Ø AT 150 CRS ALONG EACH JOIST MIN. 38mm PENETRATION INTO JOIST. 4No. ROW OF SOLID NOGGINGS SKEW NAILED TO JOISTS.
 - INDICATES SPAN OF NEW 200x50 C24 TIMBER JOIST AT 400 CRS.

DESCRIPTION

80 x 80 x 6.3 SHS	
254 x 254 x 107 UC	

DESCRIPTION
203 x 102 x 23 UB
254 x 254 x 107 UC
203 x 203 x 46 UC

DESCRIPTION

440 x 225 x 225 PADSTONE
440 X 225 X 225 PADS I ONE

GENERAL NOTES

- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH 1 ALL RELEVANT ARCHITECTS, ENGINEERS AND SPECIALIST DRAWINGS AND SPECIFICATIONS
- 2. DO NOT SCALE FROM THIS DRAWING IN EITHER PAPER OR DIGITAL FORM. USE WRITTEN DIMENSIONS ONLY.

STRUCTURAL ALTERATION NOTES

- 1. THE CONTRACTOR IS RESPONSIBLE FOR THE DESIGN AND INSTALLATION OF TEMPORARY WORKS. THEIR PROPOSALS MUST BE SUBMITTED TO THE STRUCTURAL ENGINEER SUFFICIENTLY IN ADVANCE OF THE WORKS STARTING TO PERMIT COMMENT. UNDER NO CIRCUMSTANCES SHOULD ANY STRUCTURAL ALTERATIONS BE CARRIED OUT PRIOR TO THE STRUCTURAL ENGINEER COMMENTING ON THE CONTRACTORS TEMPORARY WORKS PROPOSALS.
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- 3. WHERE MAKING GOOD EXISTING BRICKWORK USE IMPERIAL BRICKS TO MATCH EXISTING USING 1:1:6 MORTAR UNLESS SPECIFIED OTHERWISE.
- 4. ALL DESIGN WORK IS SUBJECT TO INTRUSIVE INVESTIGATION AND OPENING UP WORKS.
- 5. SERVICE RISERS TO BE ADDED WHEN INFORMATION BECOMES AVAILABLE.

NOT FOR CONSTRUCTION

P5	29.05.19	REVISED TO ARCHITECT COMMENTS	JD	NN
P4	30.04.19	REVISED TO ARCHITECT COMMENTS	JD	NN
P3	17.04.19	REVISED TO SUIT ARCHITECT LAYOUT	JD	AD
P2	26.03.19	REVISED TO SUIT ARCHITECT LAYOUT	PW	AD
P1	29.01.19	PRELIMINARY ISSUE	JD	AD
Rev	Date	Description	Drawn	Check

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Drawing Status PRELIMINARY Project

36-38 GORDON SQUARE

Title

PROPOSED GROUND FLOOR PLAN

Drawing No

180895-CON-X-00-DR-S-1100

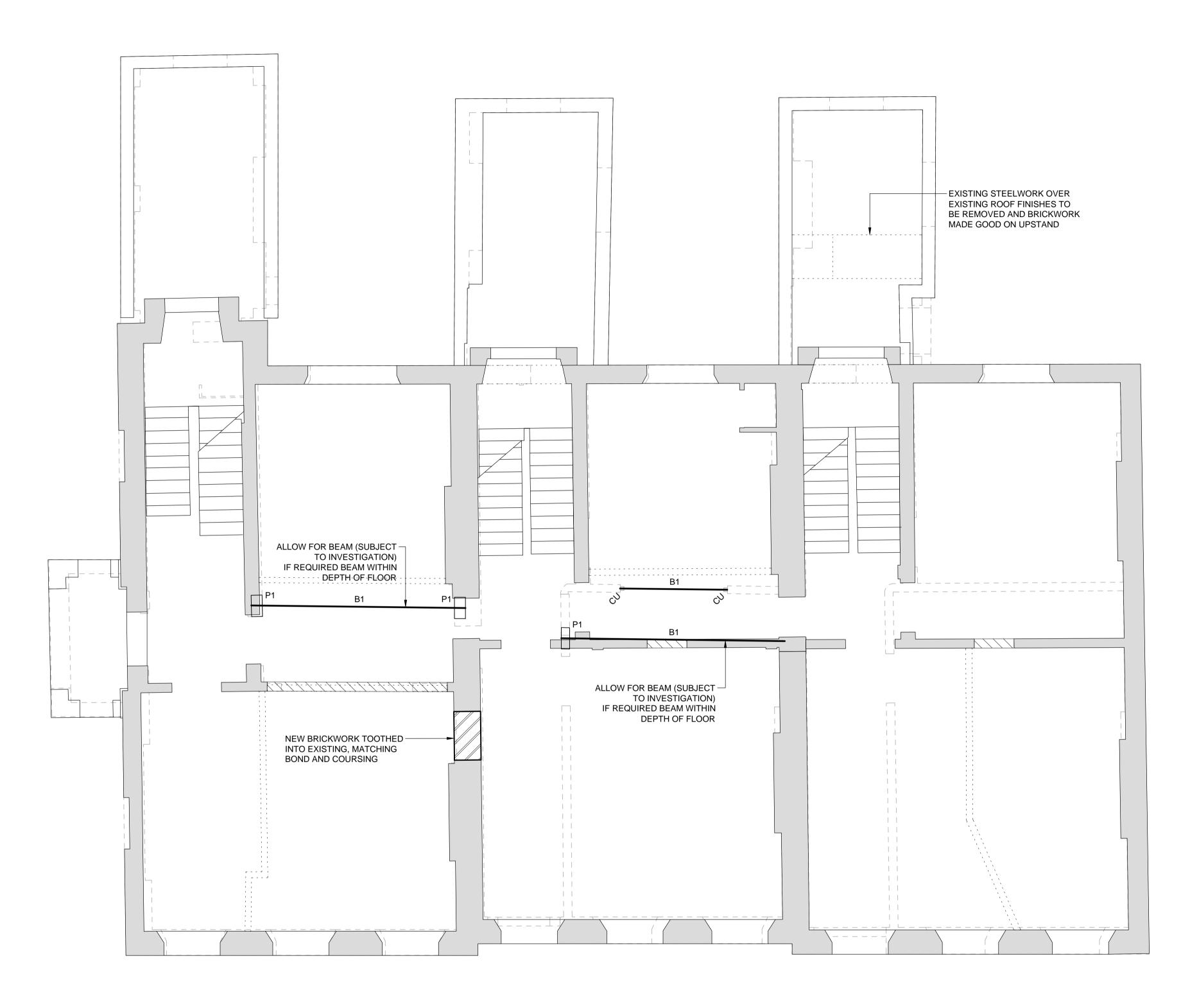
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Revision **P4**

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COLUMN SCHEDULE MARK C1

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BEAM SCHEDULE MARK B1 B2 B3

PADSTONE SCHEDULE MARK P1

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Drawing Status PRELIMINARY Project

36-38 GORDON SQUARE

Title

PROPOSED FIRST FLOOR PLAN

Drawing No

180895-CON-X-01-DR-S-1101

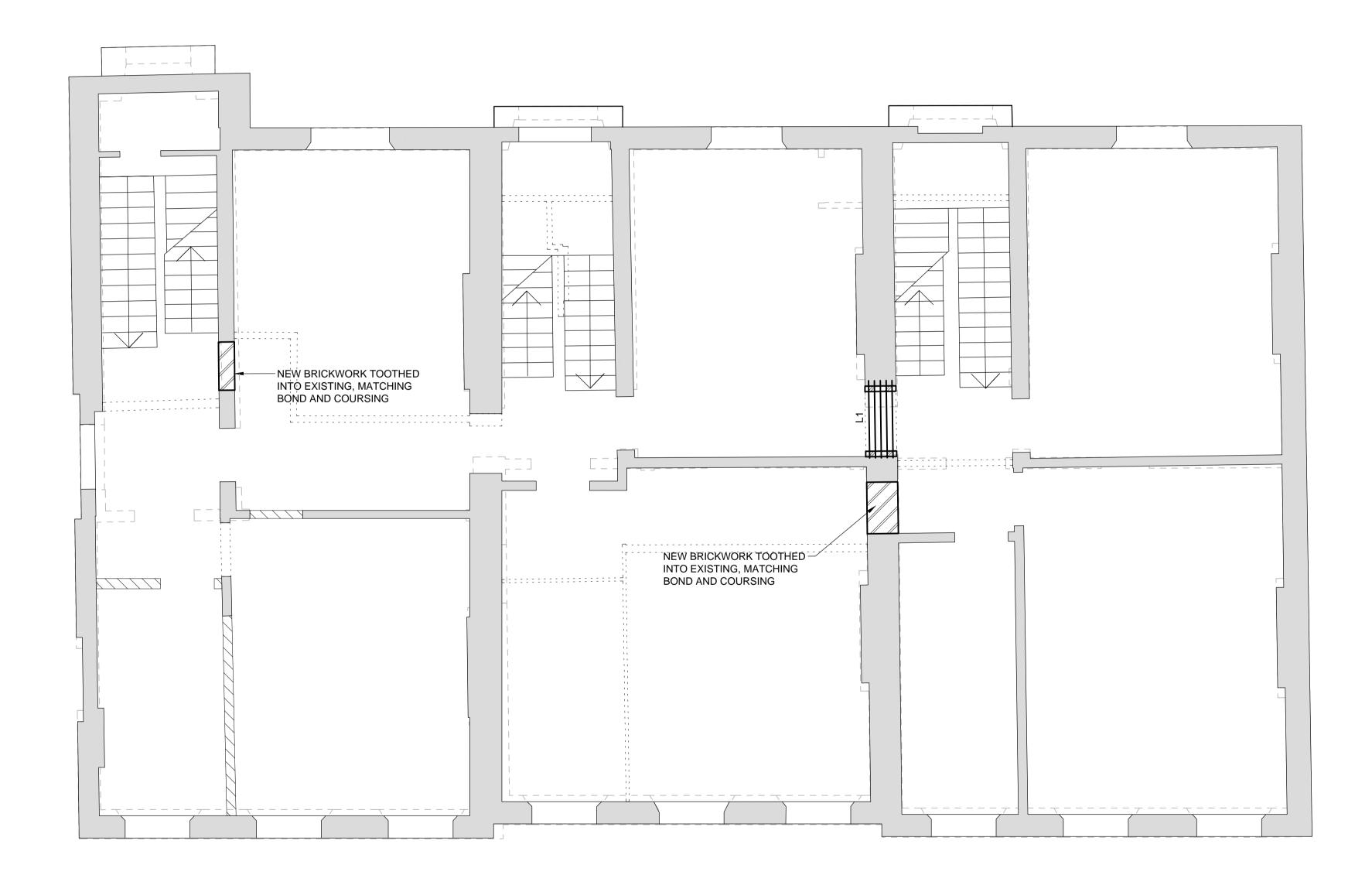
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Revision **P4**

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Drawing Status	
PRELIMINARY	

Project 36-38 GORDON SQUARE

Title

PROPOSED SECOND FLOOR PLAN

Drawing No

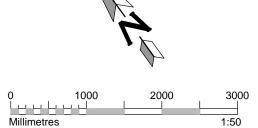
Date JAN 2019 Scale 1:50 @A1 Drawn JD Engineer AD Project No

180895

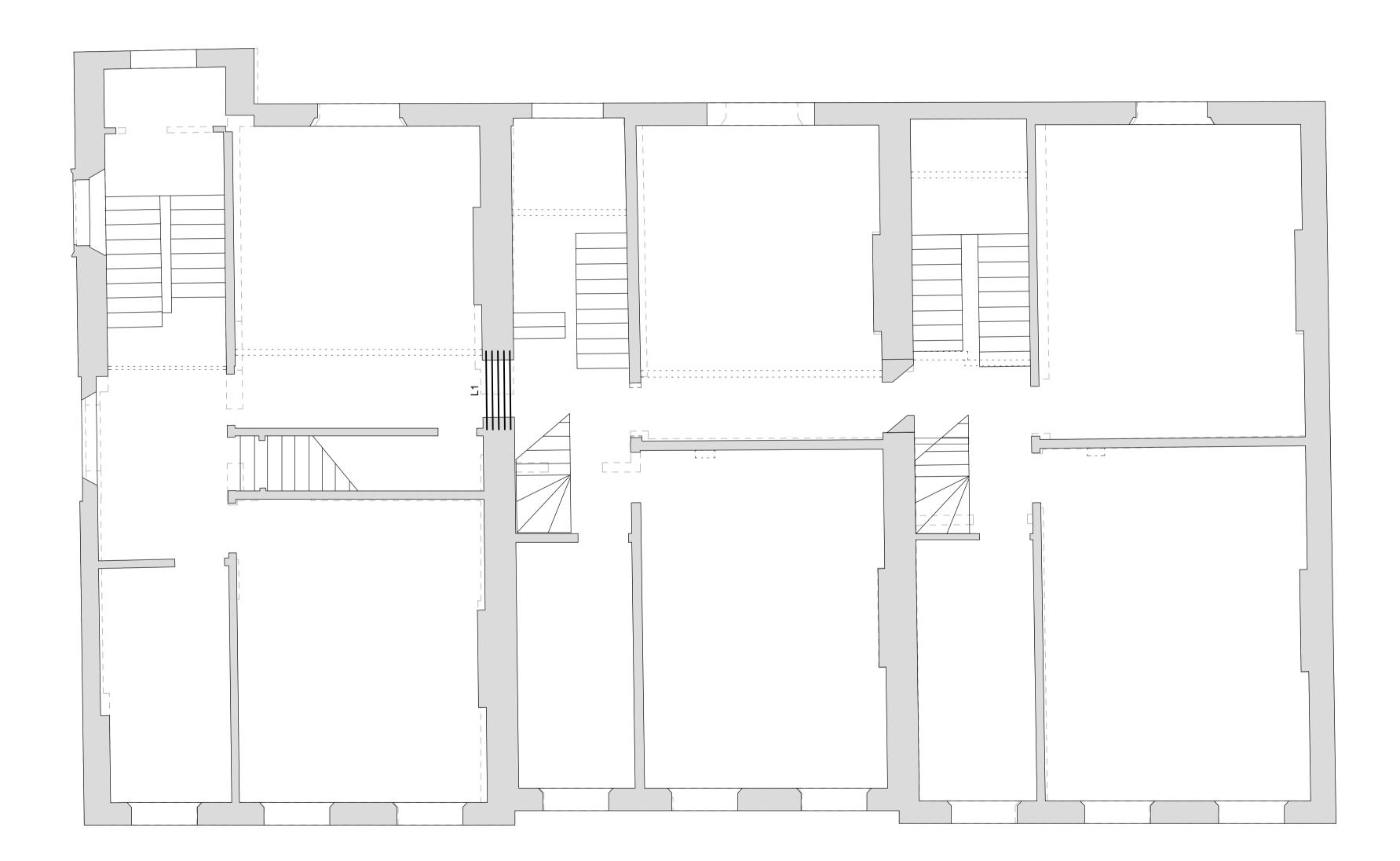
Revision **P4**

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Drawing Status PRELIMINARY Project

36-38 GORDON SQUARE

Title

PROPOSED THIRD FLOOR PLAN

Date JAN 2019

Drawn JD Engineer AD

Revision

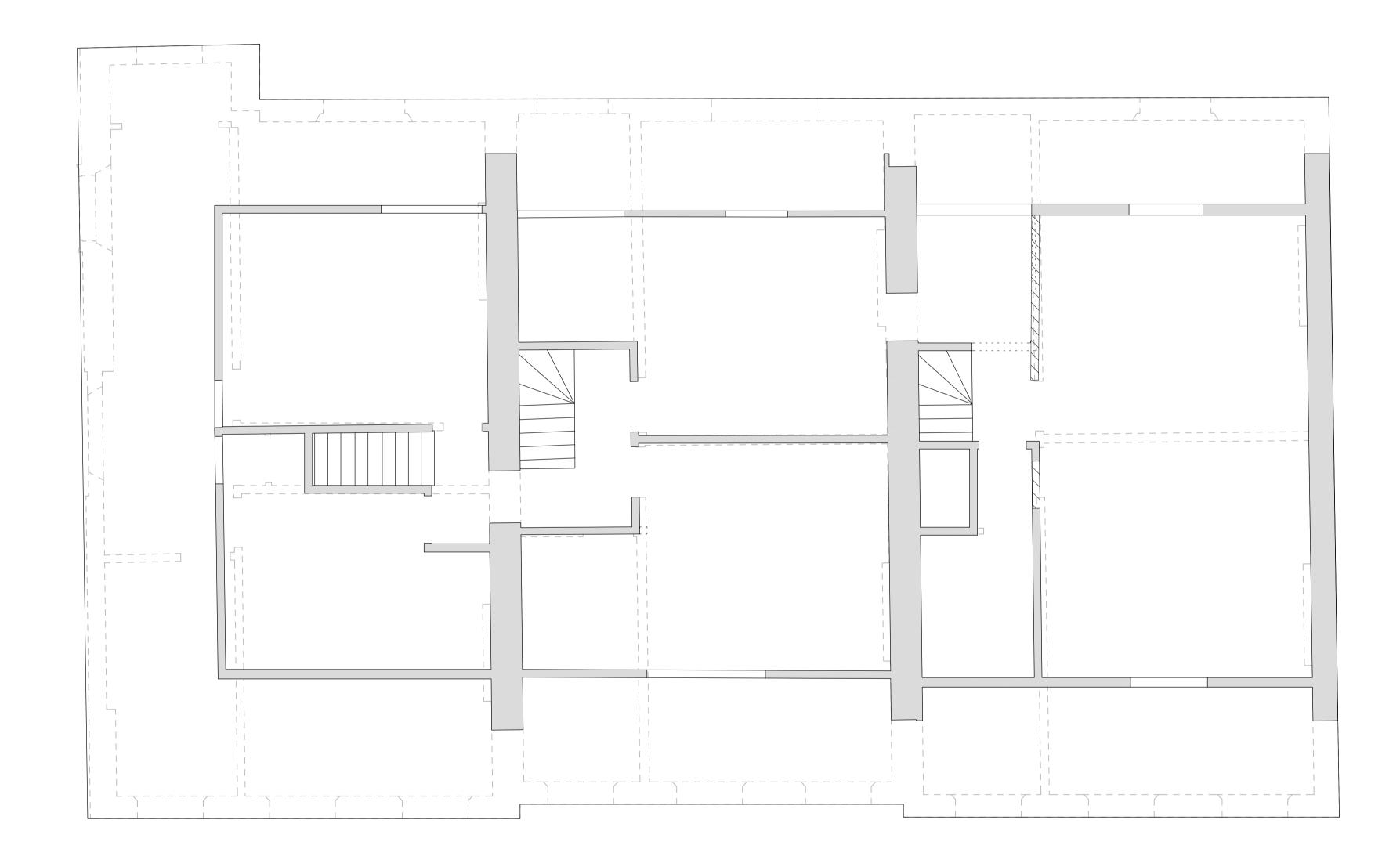
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Drawing No 180895-CON-X-03-DR-S-1103

Scale 1:50 @A1 Project No

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P4



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Drawing Status PRELIMINARY Project

36-38 GORDON SQUARE

Title

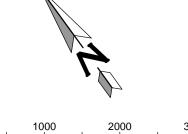
PROPOSED FOURTH FLOOR PLAN

Drawing No 180895-CON-X-04-DR-S-1104

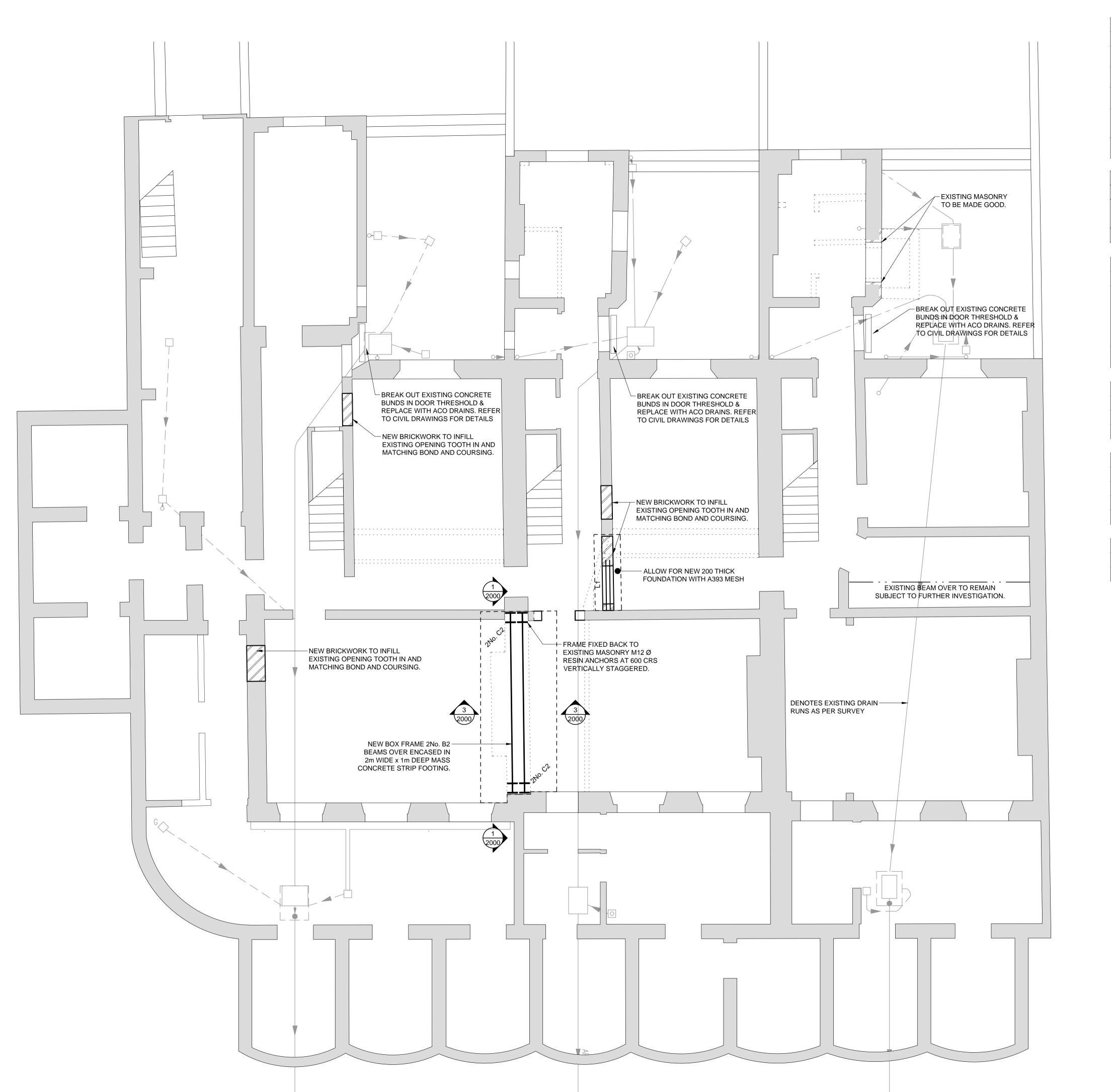
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Revision Ρ5



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Drawing Status PRELIMINARY Project

36-38 GORDON SQUARE

PROPOSED LOWER GROUND

Drawing No

180895-CON-X-LG-DR-S-1099

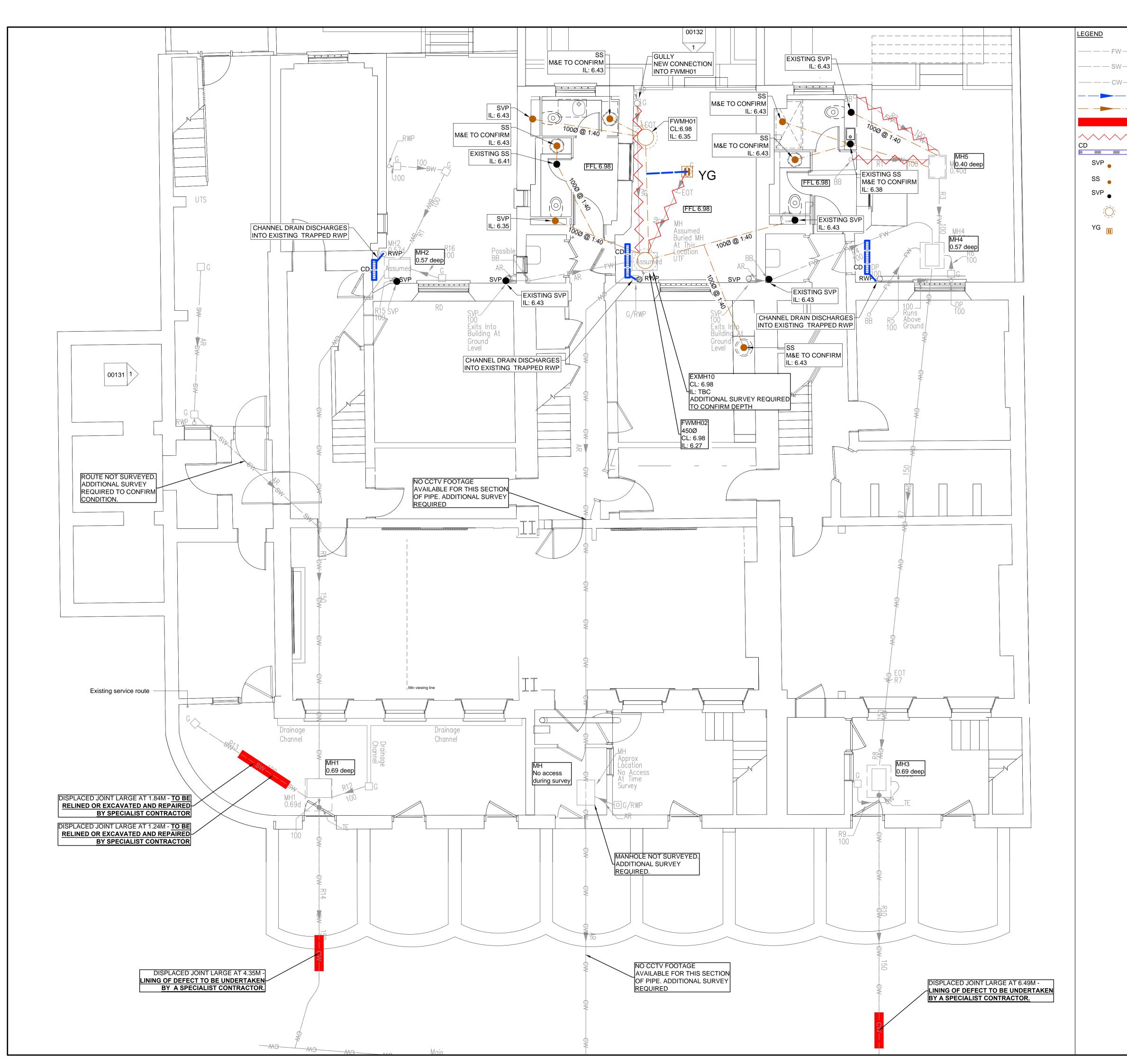
Date	JAN	2019
Scale	1:50	@A1
Drawn		JD
Engine	AD	
Project	t No	

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Revision P5

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— — — SW — EXISTING SURFACE WATER SEWER — — — CW — EXISTING COMBINED WATER SEWER — — PROPOSED SURFACE WATER DRAIN — PROPOSED FOUL WATER DRAIN DRAINAGE TO BE RELINED DRAINAGE TO BE ABANDONED PROPOSED CHANNEL DRAIN

PROPOSED SOIL VENT PIPE

PROPOSED STUB STACK

EXISTING SOIL VENT PIPE / STUB STACK

450Ø FW INSPECTION CHAMBER

PROPOSED YARD GULLY

NOTES:

- INVERT LEVELS AND POSITIONS OF EXISTING DRAINS / CHAMBERS / SEWERS WHERE NEW CONNECTIONS ARE TO BE MADE MUST BE CHECKED AND CONFIRMED TO THE ENGINEER PRIOR TO THE COMMENCEMENT OF ANY WORKS
- ALL DRAINAGE WORKS SHALL BE CARRIED OUT IN ACCORDANCE WITH THE REQUIREMENTS OF THE LOCAL AUTHORITY, THE ENVIRONMENT AGENCY AND IN CONJUNCTION WITH ALL RELEVANT BRITISH STANDARDS, CODES OF PRACTICE AND 'SEWERS FOR ADOPTION' 7TH EDITION AND ANY ADDENDUMS AS APPROPRIATE.
- ALL DRAINAGE SHALL COMPLY WITH THE TYPICAL DETAILS AND THE REQUIREMENTS OF BS EN 752 AND PART H OF THE BUILDING REGULATIONS.
- ANY PART OF THE EXISTING DRAINAGE SYSTEM TO BE RETAINED AS PART OF THE NEW SCHEME SHALL BE CLEANED AND INSPECTED. ANY STRUCTURAL DEFECTS SHALL BE REPAIRED USING APPROPRIATE AND APPROVED MEANS.
- FOR SETTING-OUT DIMENSIONS OF SVP'S, RWP'S ETC, REFER TO ARCHITECT'S OR MECHANICAL ENGINEER'S DRAWINGS. POSITIONS SHOWN ARE INDICATIVE AND SUBJECT TO FINAL DESIGN.
- 6. ALL FOUL AND RWP CONNECTIONS SHALL BE 100MM DIAMETER UNLESS OTHERWISE SPECIFIED.
- ALL PRECAST CONCRETE UNITS USED IN THE DRAINAGE WORKS SHALL BE MANUFACTURED USING SULPHATE RESISTING CEMENT.
- MANHOLE COVERS AND FRAMES SHALL BE TO BS EN 124 AND SHALL BE KITEMARKED. COVERS AND FRAMES SHALL BE HEAVY DUTY D400 IN CARRIAGEWAYS AND VEHICULAR AREAS AND MEDIUM DUTY B125 IN FOOTWAYS AND SOFT LANDSCAPING. IN BLOCKED/CONCRETE PAVED AREAS COVERS SHALL BE RECESSED FABRICATED STEEL. ALL RECESSED COVERS SHALL IN ACCORDANCE WITH THE FACTA ASSOCIATION GRADINGS.
- 9. ALL INTERNAL INSPECTION CHAMBERS TO BE RECESSED, DOUBLE SEALED WITH SCREW DOWN COVERS.
- 10. COVER LEVELS ARE TO BE ADJUSTED LOCALLY TO SUIT FINISHED GROUND LEVELS.
- 11. AT LEAST ONE SOIL PIPE AT THE HEAD OF EACH FOUL RUN SHALL VENT TO THE ATMOSPHERE.
- 12. EXISTING DRAINAGE TO BE REMOVED IS TO BE BROKEN OUT TO BED LEVEL AND VOID BACKFILLED WITH GRANULAR MATERIAL, COMPACTED IN LAYERS NOT EXCEEDING 250MM.
- 13. ALL DRAIN RUNS FROM SVP'S. STUB STACKS OR FW GULLIES TO BE LAID AT 1:40 GRADIENT UNLESS OTHERWISE STATED. ALL RWP'S TO BE LAID 1:80 MIN UNLESS OTHERWISE STATED.
- 14. THE INVERT LEVELS OF THE BASE OF THE REST BEND AT SVP'S AND STUB STACKS TO BE 450MM BELOW FINISHED GROUND FLOOR LEVEL UNLESS OTHERWISE INDICATED
- 15. ALL PROPOSED DRAINS TO BE 100MM DIAMETER UNLESS OTHERWISE INDICATED
- 16. ALL MANHOLES / INSPECTION CHAMBERS IN BLOCK PAVED AREAS, TO HAVE RECESSED COVERS. MH COVERS IN PAVED AREAS TO HAVE COVER & FRAME ORIENTATED 'SQUARE' WITH PAVING TO MINIMISE CUT SLABS OR BLOCKS.
- 17. ALL PRIVATE DRAINAGE TO BE LAID TO LEVELS SHOWN USING FLEXIBLY JOINTED PIPES, EITHER UPVC TO BS 4660 AND BS 5481 OR VITRIFIED CLAYWARE TO BS EN 295. PIPES BELOW STRUCTURAL BUILDING SLABS OR BASEMENTS SHALL BE CAST IRON TO BS 437.
- 18. RODDING EYES, ETC ARE TO BE LAID TO MANUFACTURERS MINIMUM COVER AND DEPTH TO ALLOW ADEQUATE FALL FROM ADJOINING UNIT.
- 19. ALL PROPOSED TREES TO HAVE APPROPRIATE TREE BARRIER DETAILS LINKING PITS TO ENSURE ROOTS ARE DIRECTED AWAY FROM DRAINAGE.
- 20. WHERE NEW SEWERS ARE CONSTRUCTED WITHIN 5M OF A NEW OR EXISTING TREE THE SEWER SHALL BE CONCRETE ENCASED AGAINST ROOT INTRUSION. REFER TO DRAINAGE DETAILS.
- 21. ALL NEW DRAINAGE TO BE JETTED AND CCTV SURVEYED ON COMPLETION. CONTRACTOR TO MAKE SURE THAT THE DRAINAGE IS FULLY OPERATIONAL. REFER TO DRAINAGE MAINTENANCE MANUAL FOR MAINTENANCE DETAILS.
- 22. ALL RUNS CONNECTING INTO THE PUBLIC DRAINAGE NETWORK TO BE VITRIFIED CLAY, EXTRA LENGTH TO BS EN 295 OR BS65 WITH PLAIN SLEEVED OR SOCKETED FLEXIBLE JOINTS.
- 23. CDM NOTE: ALL PIPEWORK, SILT TRAPS, CATCHPITS, TRAPPED GULLIES AND ATTENUATION TANKS TO BE REGULARLY INSPECTED EVERY THREE MONTHS AND CLEARED OUT ON A REGULAR FREQUENCY FOR THE FIRST NINE MONTHS. AFTER THIS PERIOD THE FREQUENCY CAN BE REDUCED TO EVERY SIX MONTHS. POROUS SURFACE TO BE REGULARLY SWEPT THREE TIMES A YEAR TO REMOVE THE SILT.
- 24. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL RELEVANT CONISBEE DRAWINGS.
- 25. HEALTH AND SAFETY: THE WORKS SHALL BE CARRIED OUT BY SPECIALIST COMPETENT AND EXPERIENCED CONTRACTORS WHO ARE MEMBERS OF A RECOGNISED NATIONAL ORGANISATION. OPERATIVES SHALL HAVE RECEIVED FULL AND APPROPRIATE TRAINING FOR THE OPERATIONS THEY ARE TO UNDERTAKE. ALL WORK SHALL BE CARRIED OUT IN ACCORDANCE WITH ALL PERTINENT HEALTH AND SAFETY REGULATIONS.
- 26. INFORMATION ON EXISTING DRAINAGE AND FLOOR LEVELS IS TAKEN FROM FORMBY SURVEYS 10442:1:1, FEBRUARY 2019

NOT FOR CONSTRUCTION

Т3	30.04.19	SCALE BAR AND NORTH POINT ADDED	SR	HL
T2	24.04.19	EXTENTS OF DRAIN RELINING ADDED	SR	HL
T1	11.04.19	ISSUE FOR TENDER	SR	TG
Rev	Date	Description	Drawn	Check

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Project

UCL 36-38 GORDON SQ.

3000

1:50

DRAINAGE LAYOUT

Drawn	A
Engineer	Т
Project No	

Date MAR 2019

Scale 1:50 @A1

180895

Revision Т3

1000 2000

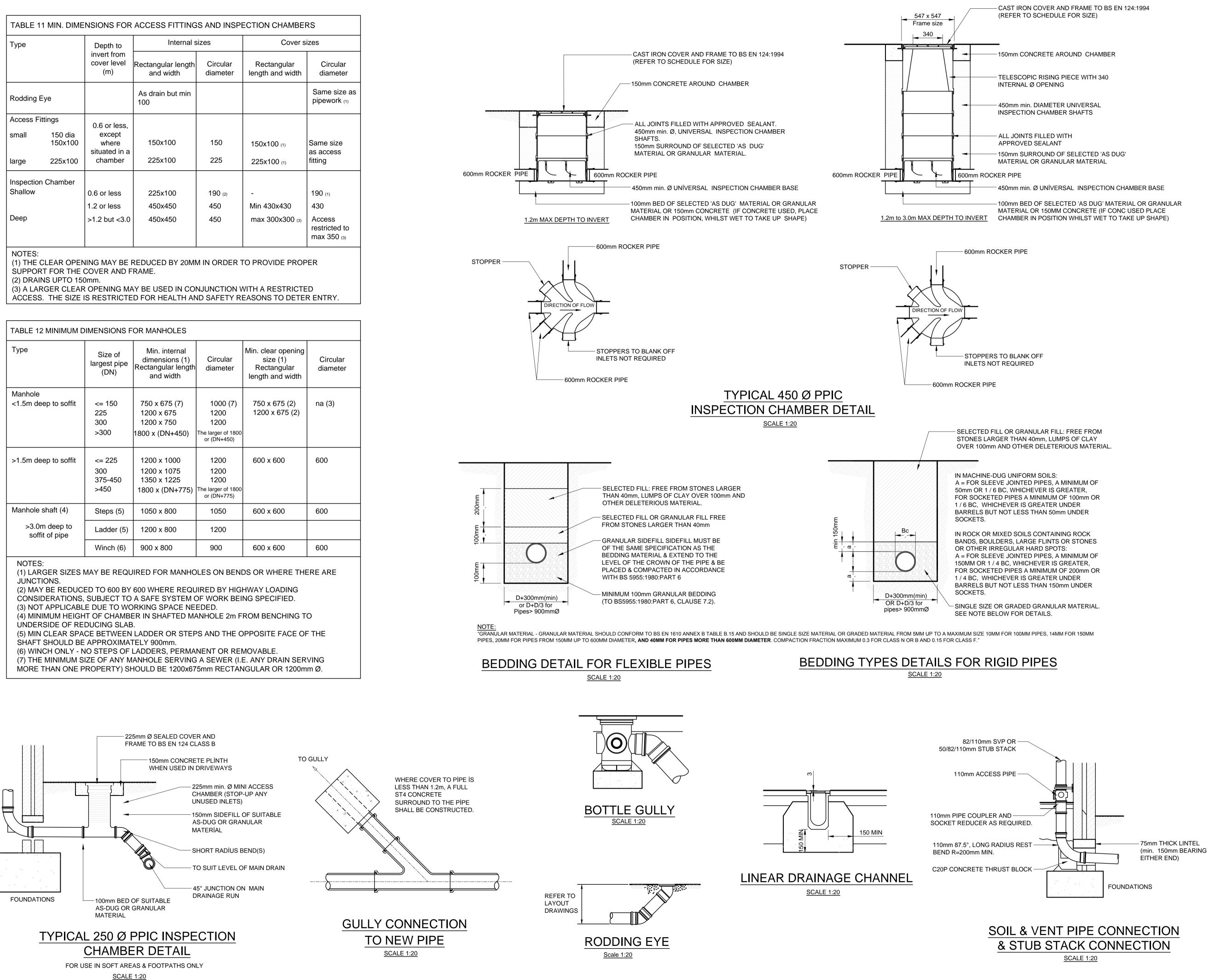
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Title

Drawing No 180895-X-XX-DR-C-1000

TABLE 11 MIN. DIMENSIONS FOR ACCESS FITTINGS AND INSPECTION CHAMBERS							
Туре		Depth to invert from cover level (m)	Internal sizes		Cover sizes		
			Rectangular length and width	Circular diameter	Rectangular length and width	Circular diameter	
Rodding Eye			As drain but min 100			Same size as pipework (1)	
Access Fit	tings	0.6 or less,					
small	150 dia 150x100	except where situated in a	150x100	150	150x100 (1)	Same size as access	
large	225x100	chamber	225x100	225	225x100 (1)	fitting	
Inspection	Chamber						
Shallow		0.6 or less	225x100	190 (2)	-	190 (1)	
		1.2 or less	450x450	450	Min 430x430	430	
Deep		>1.2 but <3.0	450x450	450	max 300x300 (3)	Access restricted to max 350 (3)	
NOTES:							

TABLE 12 MINIMUM DIMENSIONS FOR MANHOLES							
Туре	Size of largest pipe (DN)	Min. internal dimensions (1) Rectangular length and width	Circular diameter	Min. clear opening size (1) Rectangular length and width	Circular diameter		
Manhole <1.5m deep to soffit	<= 150 225 300 >300	750 x 675 (7) 1200 x 675 1200 x 750 1800 x (DN+450)	1000 (7) 1200 1200 The larger of 1800 or (DN+450)	750 x 675 (2) 1200 x 675 (2)	na (3)		
>1.5m deep to soffit	<= 225 300 375-450 >450	1200 x 1000 1200 x 1075 1350 x 1225 1800 x (DN+775)	1200 1200 1200 The larger of 1800 or (DN+775)	600 x 600	600		
Manhole shaft (4)	Steps (5)	1050 x 800	1050	600 x 600	600		
>3.0m deep to soffit of pipe	Ladder (5)	1200 x 800	1200				
	Winch (6)	900 x 800	900	600 x 600	600		



- 1. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECTS, ENGINEERS AND SPECIALIST DRAWINGS AND SPECIFICATIONS
- 2. DO NOT SCALE FROM THIS DRAWING IN EITHER PAPER OR DIGITAL FORM. USE WRITTEN DIMENSIONS ONLY.

DRAINAGE DETAIL NOTES

- 1. CDM NOTE: ALL PIPEWORK, SILT TRAPS, CATCHPITS, TRAPPED GULLIES, ATTENUATION TANKS AND PUMP CHAMBERS TO BE REGULARLY INSPECTED EVERY THREE MONTHS AND CLEARED OUT ON A REGULAR FREQUENCY FOR THE FIRST NINE MONTHS. AFTER THIS PERIOD THE FREQUENCY CAN BE REDUCED TO EVERY SIX MONTHS. PUMP SETS TO BE INSPECTED AND MAINTAINED IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE MANUFACTURER/PUMP PROVIDER. POROUS SURFACE TO BE REGULARLY SWEPT THREE TIMES A YEAR TO REMOVE THE SILT. GREASE TRAPS/INTERCEPTORS ARE TO BE INSTECTED/EMPTIED AT LEAST ONCE A MOTH AND, PREFERABLY, EVERY TWO WEEKS.
- 2. HEALTH AND SAFETY: THE WORKS SHALL BE CARRIED OUT BY SPECIALIST COMPETENT AND EXPERIENCED CONTRACTORS WHO ARE MEMBERS OF A RECOGNISED NATIONAL ORGANISATION.OPERATIVES SHALL HAVE RECEIVED FULL AND APPROPRIATE TRAINING FOR THE OPERATIONS THEY ARE TO UNDERTAKE. ALL WORK SHALL BE CARRIED OUT IN ACCORDANCE WITH ALL PERTINENT HEALTH AND SAFETY REGULATIONS.
- 3. REFER TO THE MANUFACTURER'S INSTALLATION GUIDANCE FOR ALL SPECIFIED PRODUCTS.

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T1	11.04.19	ISSUE FOR TENDER	SR	TG
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DRAINAGE DETAILS SHEET 1

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180895-CON-X-XX-DR-C-1300

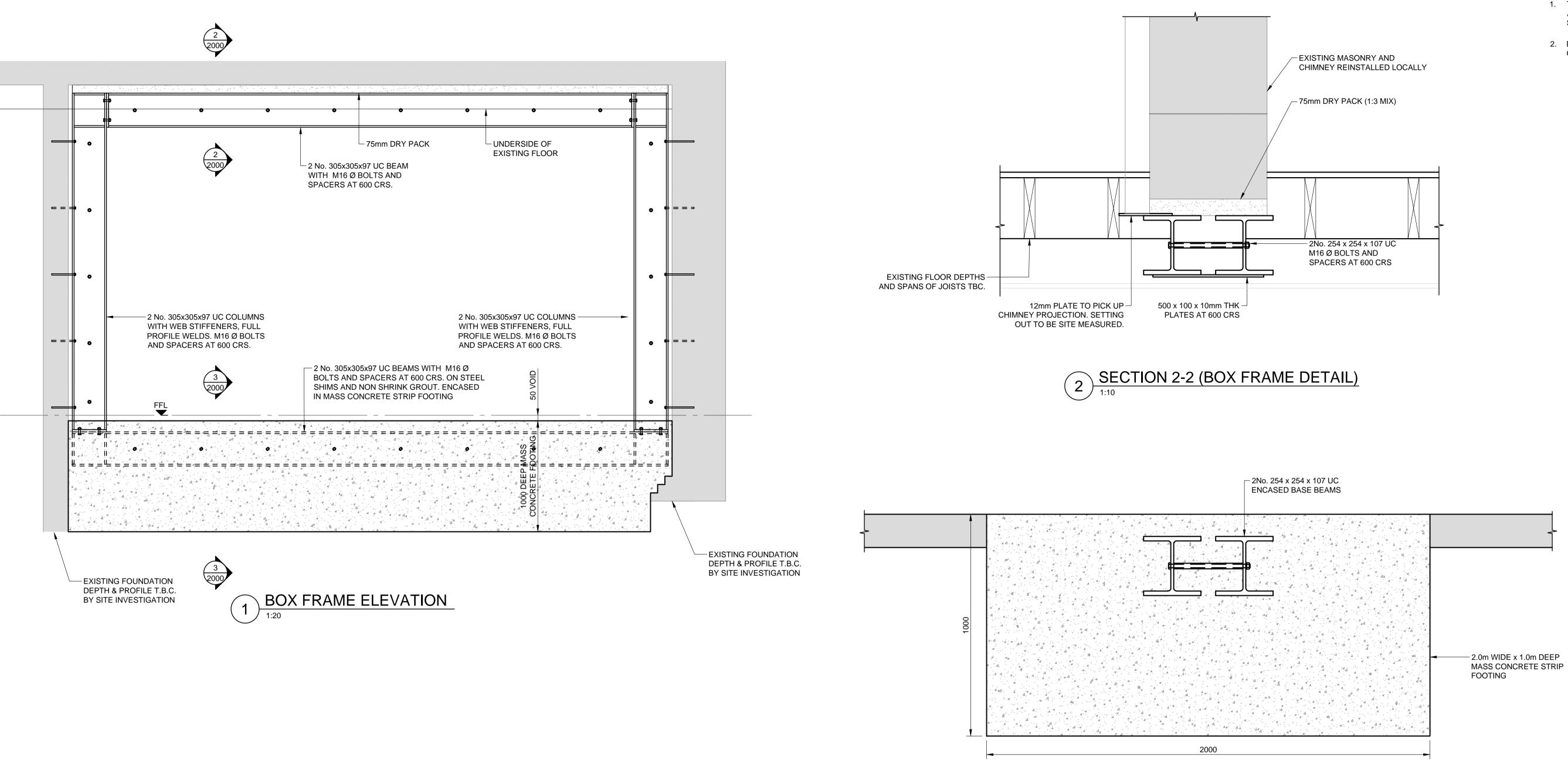
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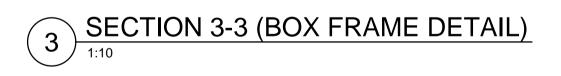
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P4	30.04.19	REVISED TO ARCHITECT COMMENTS	JD	NN
P3	17.04.19	REVISED TO SUIT ARCHITECT LAYOUT	JD	AD
P2	26.03.19	REVISED TO SUIT ARCHITECT LAYOUT	PW	AD
P1	29.01.19	PRELIMINARY ISSUE	JD	AD
Rev	Date	Description	Drawn	Check

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PROPOSED BOX FRAME ELEVATION AND DETAILS

Drawing No

180895-CON-X-XX-DR-S-2000

Date JAN 2019 Scale 1:50 @A1 Drawn JD Engineer AD Project No

180895

Revision P4