



Notes

- TO BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEER DRAWINGS
- TO BE READ IN CONJUNCTION WITH MECHANICAL ENGINEER DRAWINGS
- 1 HOUR FIRE RATING TO ALL STRUCTURAL ELEMENTS.
- 1 HOUR FIRE RATING TO ALL INTERNAL PARTITIONS, FLOORS AND CEILINGS BETWEEN DIFFERENT UNITS, FUNCTION ROOM AND PUB
- 30 MIN. FIRE RATING TO ALL INTERNAL PARTITIONS AND FLOORS
- ALL WORKS TO COMPLY WITH BUILDING REGULATIONS
- PUB AND FUNCTION ROOM FIRE DETECTION & SPRINKLER SYSTEM TO BE DESIGNED AND INSTALLED BY THE CONTRACTOR TO COMPLY WITH BUILDING CONTROL AND FIRE OFFICER APPROVAL
- FIRE DETECTION SYSTEM TO RESIDENTIAL STAIR AND AOV CONTROL TO COMPLY WITH BUILDING CONTROL AND FIRE OFFICER APPROVAL

LEGEND

- BEDROOM
- BATHROOM
- LIVING
- KITCHEN
- LANDING
- HOT WATER TANK
- FUNCTION ROOM
- FLAT ENTRANCE DOOR
- SERVICES RISER
- SUPPLY DUCT H/L
- EXTRACT DUCT H/L
- DUMB WAITER

- Existing elements retained
- New partitions
- 200mm Thermalite blockwork to SE spec.
- Engineered timber floor
- Tiled floor
- Radiator to M+E drawings specs.
- Towel rail radiator to bathrooms

Revision	Date	Reason	Initial
/	18.02.16	DETAIL DESIGN	GM
A	21.04.16	DETAIL DESIGN	GM
B	07.06.16	DETAIL DESIGN	GM
C	14.06.16	DETAIL DESIGN	GM
D	06.09.16	DETAIL DESIGN	GM
E	10.02.17	Construction Issue	PS
F	21.04.17	PRELIMINARY: Extension and kitchen ventilation revised.	MF
G	28.04.17	CONSTRUCTION: Extension and kitchen ventilation revised.	MF
H	08.05.17	CONSTRUCTION: Party Wall & Drainage revision; layout revised; radiators added.	MF
I	05.01.22	BUILDING CONTROL: Kitchen layout amended and glazed fire screen added.	RS
J	16.03.22	BUILDING CONTROL: Reinstate new dumb waiter to original position with 1 hour fire rated doors.	LS

Dimensions based on topological survey by EPC commercial surveys Ltd  
 All dimensions must be checked on site and not scaled from this drawing  
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**mark fairhurst ARCHITECTS**

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Project: Cock Tavern, 23 Phoenix Road, London NW1 1HB

Client: Flamestrike Ltd.

Drawing title: Proposed First Floor Plan

Scale: 1:100@A3, 1:50@A1 Date: 14.06.16 Drawn by: GM

Project number: 1250 Drawing number: WD112

Status: BUILDING CONTROL

Revision: J

