



PLAN  
1:150

NOTES

- DO NOT SCALE FROM THIS DRAWING
- ALL DIMENSIONS IN mm UNO
- FOR GENERAL NOTES, SEE DRAWINGS 4190-AKT-XX-XX-DR-S-0001 TO 0008. FOR MOVEMENTS AND TOLERANCES, SEE DRAWINGS 4190-AKT-XX-XX-DR-S-0010 TO 0014. FOR BEAM AND COLUMN SCHEDULES SEE DRAWING 4190-AKT-ZZ-XX-DR-S-0030
- ALL DIMENSIONS RELATING TO EXISTING & ADJACENT STRUCTURES, PARTY WALLS ARE BASED ON ARCHIVE INFORMATION OR LIMITED SURVEY INFORMATION AND ARE THEREFORE SUBJECT TO CONFIRMATION ON SITE.
- CONCRETE GRADE - C35/45 UNO
- ALL STEELWORK GRADE S355 UNO
- FOR GENERAL NOTES ON SITE WIDE HEALTH AND SAFETY INFORMATION REFER TO DRAWING 4190-AKT-XX-XX-DR-S-0005 SECTION 18
- REFER TO LIFT TRADE CONTRACTOR DRAWINGS FOR ALL LIFT BUILDERS WORKS, INCLUDING HOLES FOR MONITOR BUTTONS, CAST-IN FIXINGS, LIFTING EYES ETC
- ALL PRECAST ELEMENTS TO BE DESIGNED BY OTHERS. REFERENCE SHOULD BE MADE TO THE ARCHITECT'S INFORMATION REGARDING PRECAST STAIRS
- FIRE RATING FOR STRUCTURAL ELEMENTS 60 MINUTES AND 120 MINUTES FOR FIREFIGHTING STAIR AND LIFT ENCLOSURE U.N.O. REFERENCE SHOULD BE MADE TO JENSEN HUGHES' FIRE STRATEGY REPORT: BL5251/R1 ISSUE 4
- WATERPROOFING TO ARCHITECT'S DETAILS

EXISTING SERVICES LEGEND

- THAMES WATER TRUNK MAIN
- THAMES WATER DISTRIBUTION MAIN
- THAMES WATER SEWER PIPE
- NATIONAL GRID LP GAS MAIN
- UK POWER NETWORKS CABLE
- VIRGIN MEDIA CABLE
- - - LONDON UNDERGROUND TUNNEL
- LONDON UNDERGROUND CABLES
- CROSSRAIL SOUTHBOUND RUNNING TUNNEL CENTRELINE
- - - CROSSRAIL EXCLUSION ZONE
- - - SSE HIGH VOLTAGE CABLES
- - - COLT TECHNOLOGY SERVICE CABLES
- - - LEVEL 3 PLANT / INSTALCOM

REV	DATE	DESCRIPTION	BY	CHECKED
T3	06.07.22	LUL TUNNELS UPDATED TO SURVEY	DT	SP
T2	30.07.21	ISSUED FOR STAGE 4A	DT	SP
T1	30.06.21	ISSUED FOR STAGE 3 + SUBMISSION	YO	SP

WHERE DIGITAL MODEL FILES ARE ISSUED, THESE ARE PROVIDED FOR INFORMATION ONLY TO ASSIST OTHER PARTIES DEVELOP THEIR DESIGN/DRAWINGS DOCUMENTATION. THIS INFORMATION IS OUTSIDE OUR CONTRACTED SCOPE OF SERVICES AND AKT II ACCEPTS NO RESPONSIBILITY FOR THE ACCURACY OF THE DIGITAL DATA SUPPLIED.

THE CONTRACTUAL DRAWINGS/INFORMATION PRODUCED BY AKT II UNDER OUR APPOINTMENT ARE LIMITED TO THE 2D/3D DRAWING/FRESHPRINT COPIES, WITH RESPECT TO DESIGN COORDINATION AND DIMENSIONAL SETTINGS OUT.



Consulting Structural and Civil Engineers  
White Collar Factory,  
1 Old Street Yard,  
London,  
EC1Y 5AF  
T +44 (0)20 7250 7777  
F +44 (0)20 7250 5555  
E info@akt-uk.com  
W www.akt-uk.com

M&G / PRUDENTIAL UK REAL ESTATE LP

CLIENT

THE FITZROVIA

PROJECT

SITE CONSTRAINTS  
PLAN  
UTILITIES & TUNNELS

TITLE	RT	11.08.20	KT	A1
DRAWN BY	DRAWN DATE	CHECKED BY	SHEET SIZE	
4190	STAGE 4	S4	1:100	
PROJECT NO.	STABILITY CODE	SCALE		

STAGE 4

PROJECT ID	ORIGINATOR	ZONE	LEVEL	TYPE	ROLE	DRAWING NO.	REVISION
4190	AKT	XX	XX	DR	S	00101	T3