

MASONRY NOTES:
BLOCKWORK STRENGTH:
 GROUND - FIRST FLOOR = 7.3N/mm²
 FIRST FLOOR - ROOF LEVEL = 3.5N/mm²
FACING BRICKWORK STRENGTH:
 ALL LEVELS = 15 N/mm²
M6(ii) MORTAR, CAVITY WALL TIES TYPE AND DENSITY IN ACCORDANCE WITH BUILDING REGULATIONS.
PADSTONES
 ALL PADSTONES ENGINEERING BRICK UNO. ALL STEELWORK BEARING ONTO PADSTONES TO BE BEDDED ON 1:2 CEMENT/SAND MORTAR.

TYPICAL SEQUENCE OF RETAINING WALL

- EXCAVATE BAYS MARKED ①
- CONCRETE BAYS MARKED ①
- 24hrs. TO ALLOW CONCRETE RETAINING TO SET & SHRINK
- 48hrs. TO ALLOW DRY PACK MORTAR TO GAIN STRENGTH
- EXCAVATE BAYS MARKED ②
- PROCEED AS FOR B. - D. ABOVE FOR BAYS MARKED ②
- REPEAT PROCESS E. - F. FOR REMAINING BAYS IN SEQUENCE MARKED ON PLAN

NOTE:
 ALL FOUNDATIONS SHOWN ARE SUBJECT TO CHANGE ON RECEIPT OF SITE INVESTIGATION REPORT.

NOTE: - WATERPROOFING
 DELTA MS500 TO BE USED TO INTERNAL FACES OF BASEMENT WALLS
 DELTA MS20 TO BE USED TO INTERNAL FACE OF CONCRETE FLOOR SLAB. ALL TO BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURERS DETAILS.

NOTE:
 TEMPORARY WORKS, FORMWORK, METHOD STATEMENT ETC. NOT SHOWN. ALL AS PROVIDED BY OTHERS.

NOTE:
 PROPOSED DRAINAGE NOT SHOWN. PROPOSED DRAINAGE BY OTHERS.

NOTE:
 INTERNAL WALL CONSTRUCTION PRESUMED TO BE NON-LOADBEARING UNLESS NOTE OTHERWISE. ALL AS DETAILED BY OTHERS.

NOTE:
 DENOTES LOAD BEARING BLOCKWORK WALLS 215mm
 DENOTE LOAD BEARING BLOCKWORK WALLS 100mm

STEELWORK
 23. ALL STEELWORK ENCASED IN MASONRY SHALL RECEIVE TWO COATS OF BITUMINOUS PAINT BUILD UP OF 75 MICRONS.
 24. ALL STEELWORK IS TO BE COATED AS PER THE SPECIFICATION.
 25. ALL STEELWORK LOCATED BELOW GROUND LEVEL TO HAVE 75mm MIN. CONCRETE COVER.

NOTES:

- DO NOT SCALE THIS DRAWING. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS NOTED OTHERWISE. ANY DISCREPANCIES ARE TO BE RECORDED AND REPORTED TO THE ENGINEERS IMMEDIATELY.
- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL OTHER ENGINEERS AND ARCHITECTS DRAWINGS AND THE SPECIFICATION.
- ALL WORK IS TO BE TO THE SATISFACTION OF THE ENGINEER AND LOCAL AUTHORITY BUILDING CONTROL.
- THE CONTRACTOR IS RESPONSIBLE FOR AND MUST TAKE ALL NECESSARY PRECAUTIONS TO ENSURE THE STABILITY OF THE WORKS AT ALL TIMES DURING CONSTRUCTION.
- ALL WORKMANSHIP AND MATERIALS ARE TO BE TO CURRENT BRITISH STANDARDS OR EUROCODES. ALL CONSTRUCTION PRODUCTS AND STRUCTURAL STEELWORK SHOULD BE CE MARKED IN ACCORDANCE WITH CURRENT LEGISLATION.
- ALL SERVICES ARE TO BE LOCATED AND PROTECTED AS NECESSARY BY THE CONTRACTOR PRIOR TO THE COMMENCEMENT OF THE WORKS.
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CONCRETE

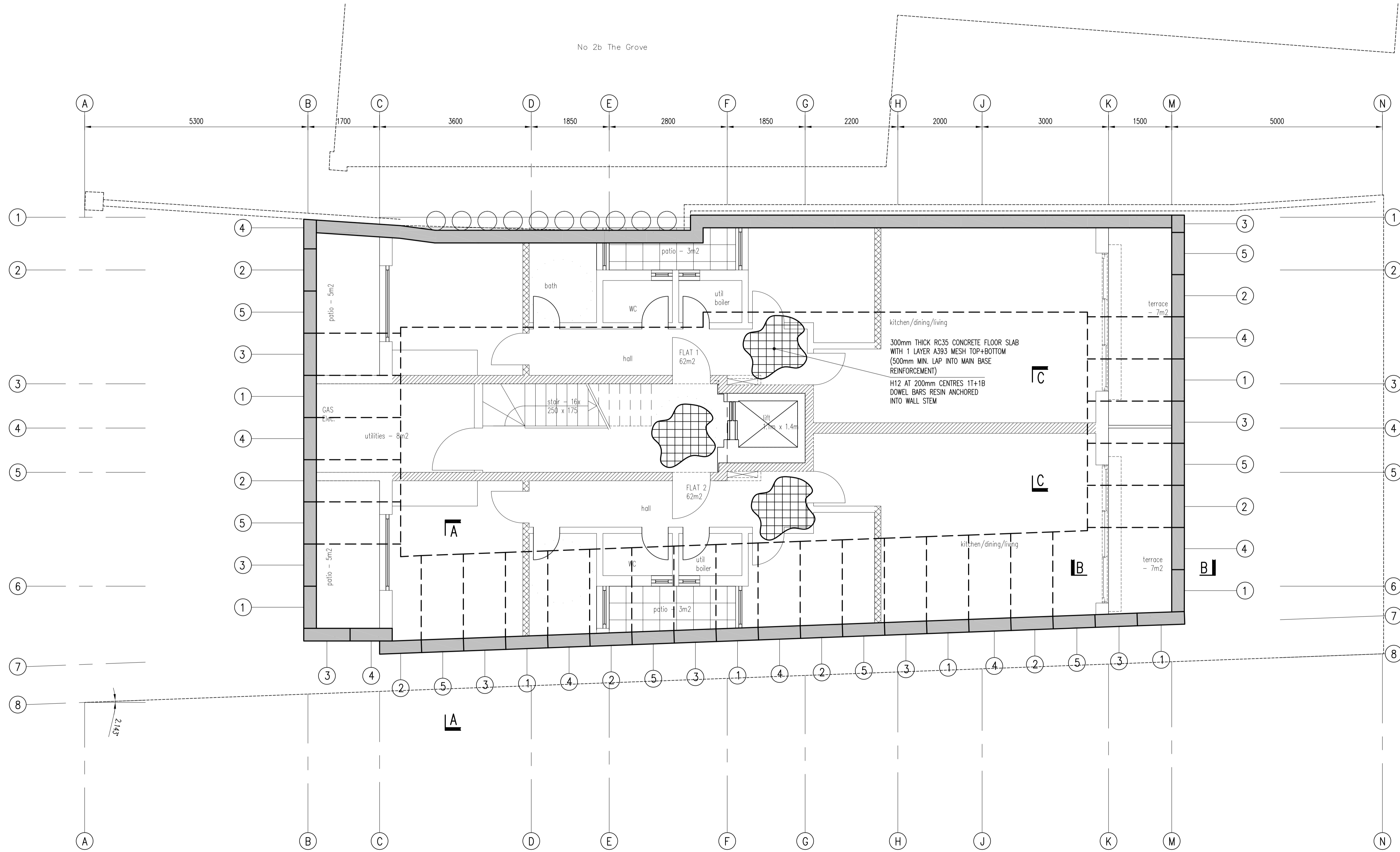
- ALL REINFORCED CONCRETE IS TO BE CAST UPON 50mm MIN. THICKNESS OF CONCRETE BLINDING OF THE FOLLOWING MIX UNLESS NOTED OTHERWISE:
 - DESIGNATED MIX GEN1
 - STANDARD MIX ST1/ST2
- COVER TO REINFORCING BARS TO BE 40mm EACH FACE IF SHUTTERED OR 75mm IF CAST AGAINST VIRGIN GROUND UNLESS NOTED OTHERWISE.
- REINFORCING BARS ARE TO BE TO BS 4449: 2005, BS 4483: 2005 AND BS 8666: 2005 AS APPLICABLE.
- ALL REINFORCING BARS ARE TO BE SECURELY WIRED TOGETHER & LOCATED WITH SUITABLY FIXED STOOLS, SPACERS, COVER BLOCKS ETC. THESE ITEMS ARE NOT SCHEDULED.
- MINIMUM LAP TO REINFORCING BARS TO BE 40 x THE BAR DIAMETER.
- MINIMUM LAP TO MESH REINFORCEMENT TO BE 600mm.
- REINFORCED CONCRETE TO BE DESIGNATED MIX RC35 IN ACCORDANCE WITH THE REQUIREMENTS OF BS 8500 USING 20mm NOMINAL SIZED AGGREGATE. DESIGN SULPHATE CLASS DS-3 & ACEC AC-3 UNLESS NOTED OTHERWISE.
- ALL STRUCTURAL CONCRETE SHALL BE ADEQUATELY COMPACTED USING A POKER TYPE VIBRATOR WITHIN SUITABLE SHUTTERING/FORMWORK.
- THE CONTRACTOR IS RESPONSIBLE FOR THE DESIGN, SUPPORT AND ERECTION OF ANY SHUTTERING/FORMWORK REQUIRED.
- FLEXIBLE PROTECTION IS TO BE PROVIDED AROUND ALL SERVICES WITH 50mm COMPRESSIBLE WRAPPING MATERIAL.

TIMBER

- ALL TIMBER IS TO BE TREATED IN ACCORDANCE WITH CURRENT REGULATIONS AND STANDARDS.
- ALL TIMBER FIXINGS ARE TO BE GALVANISED UNLESS NOTED OTHERWISE.
- ALL TIMBER TO BE STRESS GRADED.

MASONRY

- ALL STEELWORK BEARING ONTO PADSTONES TO BE BEDDED ON 1:2 CEMENT/SAND MORTAR.
- ALL PADSTONES TO BE ENGINEERING BRICK UNLESS NOTED OTHERWISE.



BASEMENT FOUNDATION LAYOUT
 SCALE 1:50

Rev	Amendments	Drawn	Approved	Date
<p>SHAYA ASSOCIATES AN ENGINEERING, ARCHITECTURAL & SURVEYING PRACTICE 62 PRINCES PARK AVENUE GOLDERS GREEN, LONDON NW11 0JT Tel: 020 8455 2693 Fax: 020 8201 9720 email: mms@shayaassociates.co.uk</p>				
<p>Project 2A THE GROVE</p>				
<p>Drawing Title FOUNDATION LAYOUT</p>				
<p>Client</p>				
<p>Drawn by JSM</p>		<p>Designed by JSM</p>		
<p>Approved by</p>		<p>Checked by</p>		
<p>Scale AS SHOWN</p>		<p>Date MARCH 2015</p>		
<p>Drawing No. L15/011/01 - 501</p>				<p>Rev.</p>

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PADSTONES
 ALL PADSTONES ENGINEERING BRICK UNO. ALL STEELWORK BEARING ONTO PADSTONES TO BE BEDDED ON 1:2 CEMENT/SAND MORTAR.

PADSTONE Ref.	SIZE	MATERIAL
P1	215mm LONG x 102.5mm WIDE	2 COURSES ENGINEERING BRICK
P2	500mm LONG SPREADER BEAM	178 x 102 UB 19
P3	330mm LONG x 102.5mm WIDE	2 COURSES ENGINEERING BRICK
P4	400mm LONG SPREADER BEAM	178 x 102 UB 19
P5	440mm LONG x 215mm WIDE	3 COURSES ENGINEERING BRICK
P6	440mm LONG x 102.5mm WIDE	3 COURSES ENGINEERING BRICK
P7	330mm LONG x 215mm WIDE	2 COURSES ENGINEERING BRICK
P8	215mm LONG x 215mm WIDE	2 COURSES ENGINEERING BRICK
P9	650mm LONG SPREADER BEAM	178 x 102 UB 19

NOTE: - WATERPROOFING DELTA MS500 TO BE USED TO INTERNAL FACES OF BASEMENT WALLS DELTA MS20 TO BE USED TO INTERNAL FACE OF CONCRETE FLOOR SLAB. ALL TO BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURERS DETAILS.



NOTE: PROVIDE SUITABLE LINTEL OVER ALL OPENINGS

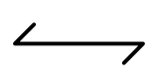
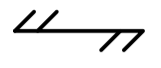
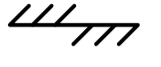
NOTE: ADOPT A 300mm x 10mm S275 TOP PLATE 5mm FILLET WELDED ON ALL STEEL BEAMS BEARING WALLS OVER 200mm THICK

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DETAIL ? DENOTES STEEL CONNECTION DETAIL - REFER TO CONNECTION DETAILS

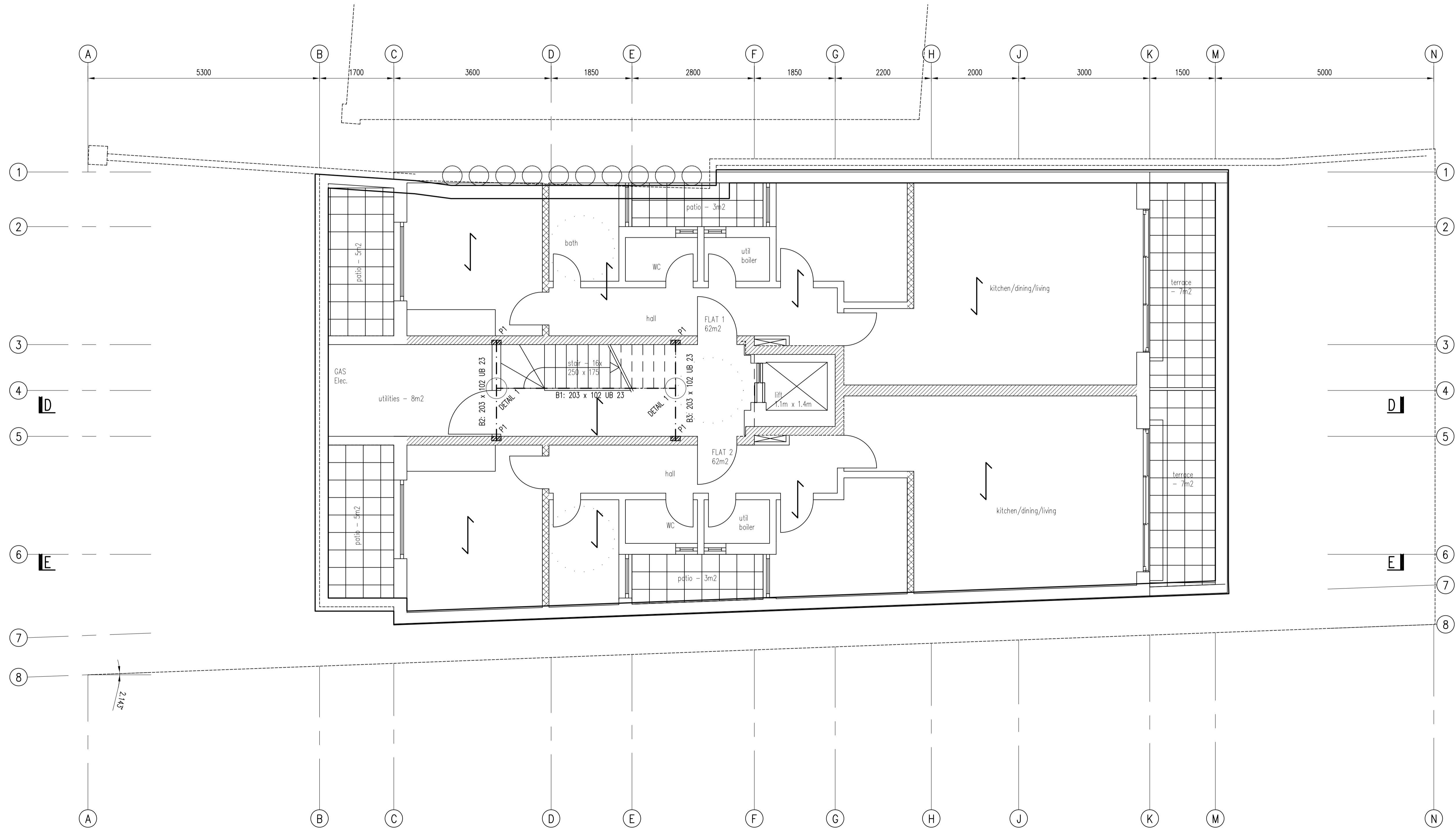
NOTE:
 DENOTES LOAD BEARING BLOCKWORK WALLS 215mm
 DENOTES LOAD BEARING BLOCKWORK WALLS 100mm

STRUCTURAL KEY:
 DENOTES SPAN OF RIBBED DECK FLOOR
 DENOTES SPAN OF NEW 44 x 147 C16 FLAT ROOF JOISTS AT 400mm CENTRES
 DENOTES SPAN OF NEW 44 x 195 C16 RAFTERS AT 400mm CENTRES

STEELWORK
 23. ALL STEELWORK ENCASED IN MASONRY SHALL RECEIVE TWO COATS OF BITUMINOUS PAINT BUILD UP OF 75 MICRONS.
 24. ALL STEELWORK IS TO BE COATED AS PER THE SPECIFICATION.
 25. ALL STEELWORK LOCATED BELOW GROUND LEVEL TO HAVE 75mm MIN. CONCRETE COVER.

NOTES:
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CONCRETE
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 17. FLEXIBLE PROTECTION IS TO BE PROVIDED AROUND ALL SERVICES WITH 50mm COMPRESSIBLE WRAPPING MATERIAL.
TIMBER
 18. ALL TIMBER IS TO BE TREATED IN ACCORDANCE WITH CURRENT REGULATIONS AND STANDARDS.
 19. ALL TIMBER FIXINGS ARE TO GALVANISED UNLESS NOTED OTHERWISE.
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MASONRY
 21. ALL STEELWORK BEARING ONTO PADSTONES TO BE BEDDED ON 1:2 CEMENT/SAND MORTAR.
 22. ALL PADSTONES TO BE ENGINEERING BRICK UNLESS NOTED OTHERWISE.



BASEMENT FLOOR PLAN
 SCALE 1:50
 SHOWING STRUCTURE OVER

Rev	Amendments	Drawn	Approved	Date

SHAYA ASSOCIATES
 AN ENGINEERING, ARCHITECTURAL & SURVEYING PRACTICE
 62 PRINCES PARK AVENUE
 GOLDERS GREEN, LONDON NW11 0JT
 Tel: 020 8455 2693
 Fax: 020 8201 9720
 email: mms@shayaassociates.co.uk

Project
 2A THE GROVE

Drawing Title
 BASEMENT FLOOR PLAN
 STRUCTURE OVER




Client

Drawn by JSM	Designed by JSM
Approved by	Checked by
Scale AS SHOWN	Date MARCH 2015
Drawing No. L15/011/01 - 502	Rev.

MASONRY NOTES:
BLOCKWORK STRENGTH:
 GROUND - FIRST FLOOR = 7.3N/mm²
 FIRST FLOOR - ROOF LEVEL = 3.5N/mm²
FACING BRICKWORK STRENGTH:
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PADSTONE SCHEDULE		
PADSTONE Ref.	SIZE	MATERIAL
P1	215mm LONG x 102.5mm WIDE	2 COURSES ENGINEERING BRICK
P2	500mm LONG SPREADER BEAM	178 x 102 UB 19
P3	330mm LONG x 102.5mm WIDE	2 COURSES ENGINEERING BRICK
P4	400mm LONG SPREADER BEAM	178 x 102 UB 19
P5	440mm LONG x 215mm WIDE	3 COURSES ENGINEERING BRICK
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P7	330mm LONG x 215mm WIDE	2 COURSES ENGINEERING BRICK
P8	215mm LONG x 215mm WIDE	2 COURSES ENGINEERING BRICK
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STRUCTURAL KEY:

 DENOTES SPAN OF RIBBED DECK FLOOR
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NOTE:
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NOTE:
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NOTE:
 ADOPT A 300mm x 10mm S275 TOP PLATE 5mm FILLET WELDED ON ALL STEEL BEAMS BEARING WALLS OVER 200mm THICK

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DETAIL 1
 DENOTES STEEL CONNECTION DETAIL - REFER TO CONNECTION DETAILS

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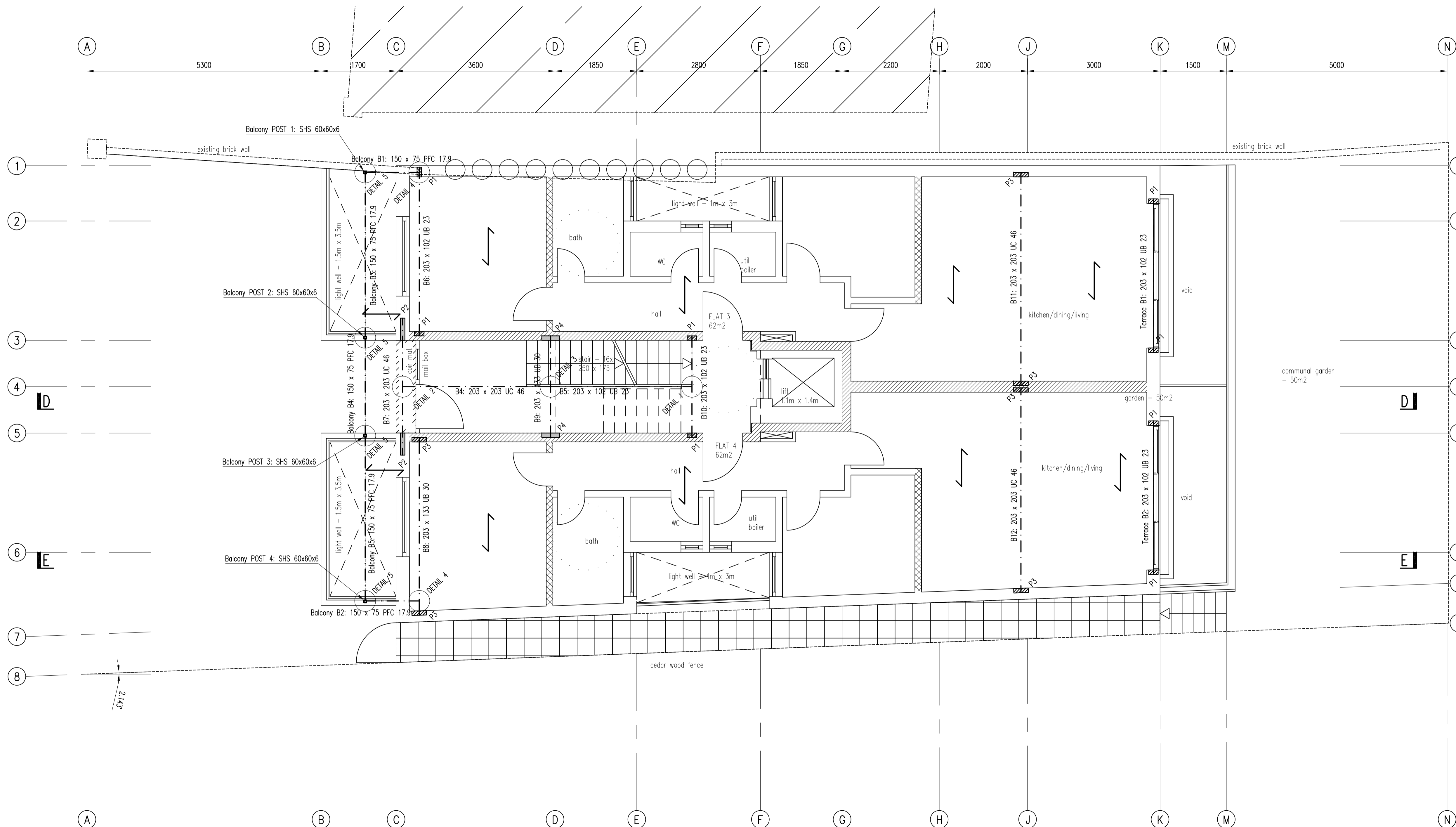
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GROUND FLOOR PLAN
 SCALE 1:50
 SHOWING STRUCTURE OVER

Rev	Amendments	Drawn	Approved	Date

SHAYA ASSOCIATES
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Project
 2A THE GROVE

Drawing Title
 GROUND FLOOR PLAN
 STRUCTURE OVER

Client

Drawn by
 JSM

Designed by
 JSM

Approved by

Checked by

Scale
 AS SHOWN

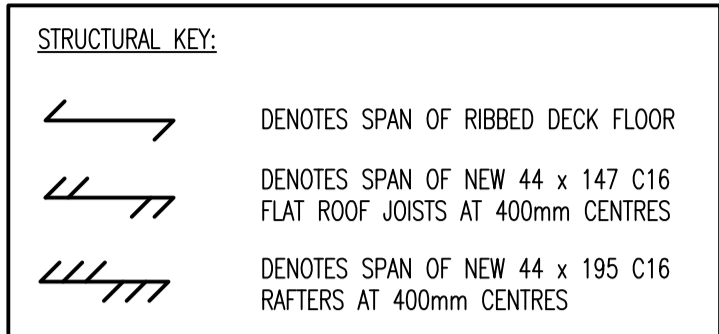
Date
 MARCH 2015

Drawing No.
 L15/011/01 - 503

Rev.

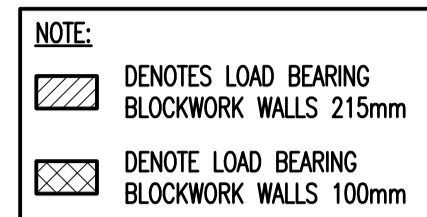
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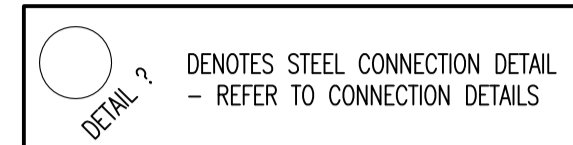
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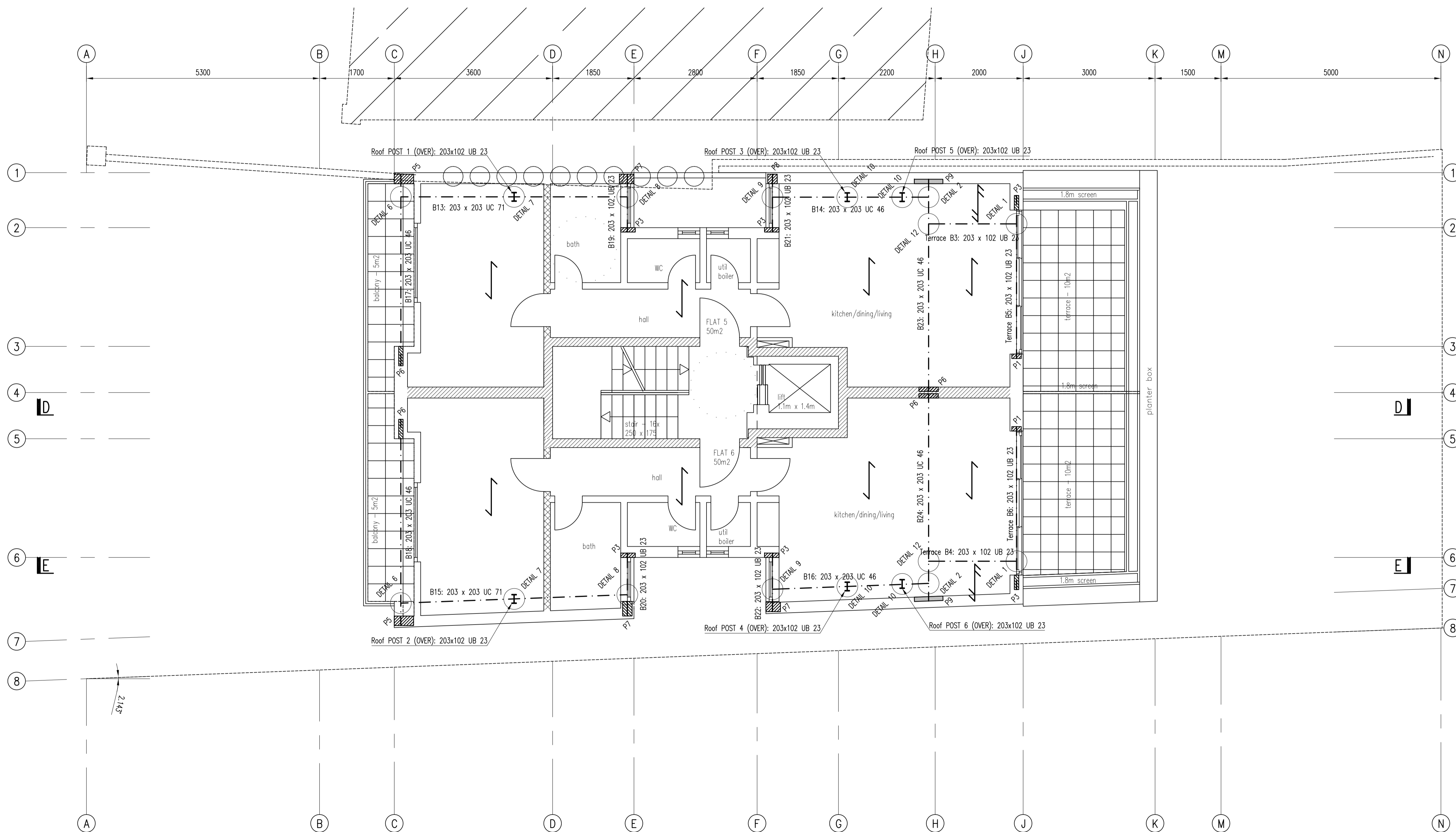
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 - REINFORCED CONCRETE TO BE DESIGNATED MIX RC35 IN ACCORDANCE WITH THE REQUIREMENTS OF BS 8500 USING 20mm NOMINAL SIZED AGGREGATE. DESIGN SULPHATE CLASS DS-3 & ACEC AC-3 UNLESS NOTED OTHERWISE.
 - ALL STRUCTURAL CONCRETE SHALL BE ADEQUATELY COMPACTED USING A POKER TYPE VIBRATOR WITHIN SUITABLE SHUTTERING/FORMWORK.
 - THE CONTRACTOR IS RESPONSIBLE FOR THE DESIGN, SUPPORT AND ERECTION OF ANY SHUTTERING/FORMWORK REQUIRED.
 - FLEXIBLE PROTECTION IS TO BE PROVIDED AROUND ALL SERVICES WITH 50mm COMPRESSIBLE WRAPPING MATERIAL.
- TIMBER**
- ALL TIMBER IS TO BE TREATED IN ACCORDANCE WITH CURRENT REGULATIONS AND STANDARDS.
 - ALL TIMBER FIXINGS ARE TO GALVANISED UNLESS NOTED OTHERWISE.
 - ALL TIMBER TO BE STRESS GRADED.
- MASONRY**
- ALL STEELWORK BEARING ONTO PADSTONES TO BE BEDDED ON 1:2 CEMENT/SAND MORTAR.
 - ALL PADSTONES TO BE ENGINEERING BRICK UNLESS NOTED OTHERWISE.



1ST FLOOR PLAN
 SCALE 1:50
 SHOWING STRUCTURE OVER

Rev	Amendments	Drawn	Approved	Date

SHAYA ASSOCIATES
 AN ENGINEERING, ARCHITECTURAL & SURVEYING PRACTICE
 62 PRINCES PARK AVENUE
 GOLDERS GREEN, LONDON NW11 0JT
 Tel: 020 8455 2693
 Fax: 020 8201 9720
 email: mms@shayaassociates.co.uk

Project
2A THE GROVE

Drawing Title
**FIRST FLOOR PLAN
 STRUCTURE OVER**

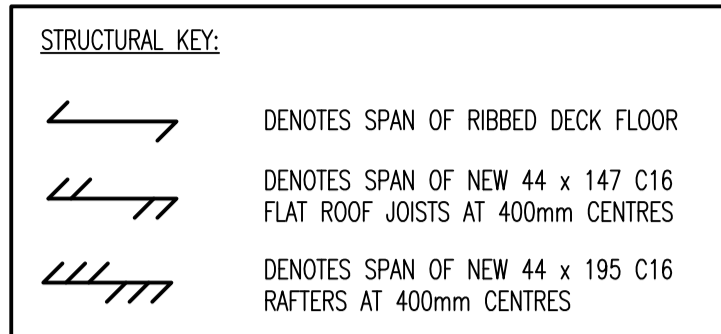
Client

Drawn by JSM	Designed by JSM
Approved by	Checked by

Scale AS SHOWN	Date MARCH 2015
Drawing No. L15/011/01 - 504	Rev.

MASONRY NOTES:
BLOCKWORK STRENGTH:
 GROUND - FIRST FLOOR = 7.3N/mm²
 FIRST FLOOR - ROOF LEVEL = 3.5N/mm²
FACING BRICKWORK STRENGTH:
 ALL LEVELS = 15 N/mm²
M6(i) MORTAR, CAVITY WALL TIES TYPE AND DENSITY IN ACCORDANCE WITH BUILDING REGULATIONS.
PADSTONES
 ALL PADSTONES ENGINEERING BRICK UNO. ALL STEELWORK BEARING ONTO PADSTONES TO BE BEDDED ON 1:2 CEMENT/SAND MORTAR.

PADSTONE SCHEDULE		
PADSTONE Ref.	SIZE	MATERIAL
P1	215mm LONG x 102.5mm WIDE	2 COURSES ENGINEERING BRICK
P2	500mm LONG SPREADER BEAM	178 x 102 UB 19
P3	330mm LONG x 102.5mm WIDE	2 COURSES ENGINEERING BRICK
P4	400mm LONG SPREADER BEAM	178 x 102 UB 19
P5	440mm LONG x 215mm WIDE	3 COURSES ENGINEERING BRICK
P6	440mm LONG x 102.5mm WIDE	3 COURSES ENGINEERING BRICK
P7	330mm LONG x 215mm WIDE	2 COURSES ENGINEERING BRICK
P8	215mm LONG x 215mm WIDE	2 COURSES ENGINEERING BRICK
P9	650mm LONG SPREADER BEAM	178 x 102 UB 19



NOTE:
 INTERNAL WALL CONSTRUCTION PRESUMED TO BE NON-LOADBEARING UNLESS NOTE OTHERWISE. ALL AS DETAILED BY OTHERS.

NOTE:
 PROVIDE SUITABLE LINTEL OVER ALL OPENINGS

NOTE:
 DENOTES LOAD BEARING BLOCKWORK WALLS 215mm
 DENOTE LOAD BEARING BLOCKWORK WALLS 100mm

NOTE:
 ADOPT A 300mm x 10mm S275 TOP PLATE 5mm FILLET WELDED ON ALL STEEL BEAMS BEARING WALLS OVER 200mm THICK

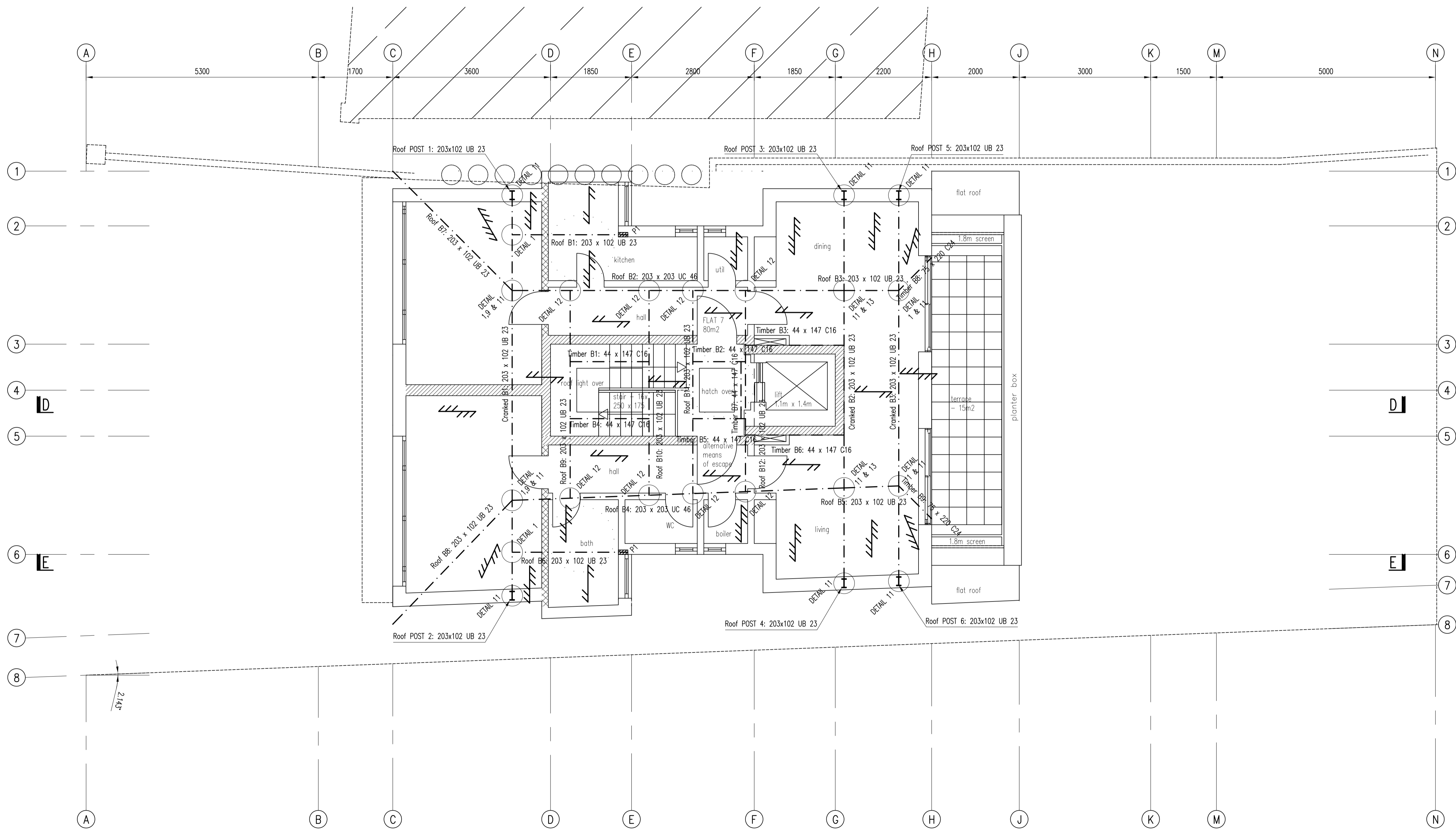
NOTE:
 TEMPORARY WORKS, FORMWORK, METHOD STATEMENT ETC. NOT SHOWN. ALL AS PROVIDED BY OTHERS.

DETAIL ?
 DENOTES STEEL CONNECTION DETAIL - REFER TO CONNECTION DETAILS

STEELWORK
 23. ALL STEELWORK ENCASED IN MASONRY SHALL RECEIVE TWO COATS OF BITUMINOUS PAINT BUILD UP OF 75 MICRONS.
 24. ALL STEELWORK IS TO BE COATED AS PER THE SPECIFICATION.
 25. ALL STEELWORK LOCATED BELOW GROUND LEVEL TO HAVE 75mm MIN. CONCRETE COVER.

- NOTES:**
- DO NOT SCALE THIS DRAWING. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS NOTED OTHERWISE. ANY DISCREPANCIES ARE TO BE RECORDED AND REPORTED TO THE ENGINEERS IMMEDIATELY.
 - THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL OTHER ENGINEERS AND ARCHITECTS DRAWINGS AND THE SPECIFICATION.
 - ALL WORK IS TO BE TO THE SATISFACTION OF THE ENGINEER AND LOCAL AUTHORITY BUILDING CONTROL.
 - THE CONTRACTOR IS RESPONSIBLE FOR AND MUST TAKE ALL NECESSARY PRECAUTIONS TO ENSURE THE STABILITY OF THE WORKS AT ALL TIMES DURING CONSTRUCTION.
 - ALL WORKMANSHIP AND MATERIALS ARE TO BE TO CURRENT BRITISH STANDARDS OR EUROCODES. ALL CONSTRUCTION PRODUCTS AND STRUCTURAL STEELWORK SHOULD BE CE MARKED IN ACCORDANCE WITH CURRENT LEGISLATION.
 - ALL SERVICES ARE TO BE LOCATED AND PROTECTED AS NECESSARY BY THE CONTRACTOR PRIOR TO THE COMMENCEMENT OF THE WORKS.
 - ANY EXISTING DETAILS WHICH ARE SHOWN ON THIS DRAWING ARE FOR GUIDANCE ONLY AND ARE TO BE CHECKED ON SITE BY THE CONTRACTOR. ANY VARIATIONS ARE TO BE RECORDED AND REPORTED TO THE ENGINEER IMMEDIATELY.

- CONCRETE**
- ALL REINFORCED CONCRETE IS TO BE CAST UPON 50mm MIN. THICKNESS OF CONCRETE BLINDING OF THE FOLLOWING MIX UNLESS NOTED OTHERWISE:
 - DESIGNATED MIX GEN1
 - STANDARD MIX ST1/ST2
 - COVER TO REINFORCING BARS TO BE 40mm EACH FACE IF SHUTTERED OR 75mm IF CAST AGAINST VIRGIN GROUND UNLESS NOTED OTHERWISE.
 - REINFORCING BARS ARE TO BE TO BS 4449: 2005, BS 4483: 2005 AND BS 8666: 2005 AS APPLICABLE.
 - ALL REINFORCING BARS ARE TO BE SECURELY WIRED TOGETHER & LOCATED WITH SUITABLY FIXED STOOLS, SPACERS, COVER BLOCKS ETC. THESE ITEMS ARE NOT SCHEDULED.
 - MINIMUM LAP TO REINFORCING BARS TO BE 40 x THE BAR DIAMETER.
 - MINIMUM LAP TO MESH REINFORCEMENT TO BE 600mm.
 - REINFORCED CONCRETE TO BE DESIGNATED MIX RC35 IN ACCORDANCE WITH THE REQUIREMENTS OF BS 8500 USING 20mm NOMINAL SIZED AGGREGATE. DESIGN SULPHATE CLASS DS-3 & ACEC AC-3 UNLESS NOTED OTHERWISE.
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- TIMBER**
- ALL TIMBER IS TO BE TREATED IN ACCORDANCE WITH CURRENT REGULATIONS AND STANDARDS.
 - ALL TIMBER FIXINGS ARE TO GALVANISED UNLESS NOTED OTHERWISE.
 - ALL TIMBER TO BE STRESS GRADED.
- MASONRY**
- ALL STEELWORK BEARING ONTO PADSTONES TO BE BEDDED ON 1:2 CEMENT/SAND MORTAR.
 - ALL PADSTONES TO BE ENGINEERING BRICK UNLESS NOTED OTHERWISE.



2ND FLOOR PLAN
 SCALE 1:50
 SHOWING STRUCTURE OVER

Rev	Amendments	Drawn	Approved	Date

SHAYA ASSOCIATES
 AN ENGINEERING, ARCHITECTURAL & SURVEYING PRACTICE
 62 PRINCES PARK AVENUE
 GOLDERS GREEN, LONDON NW11 0JT
 Tel: 020 8455 2693
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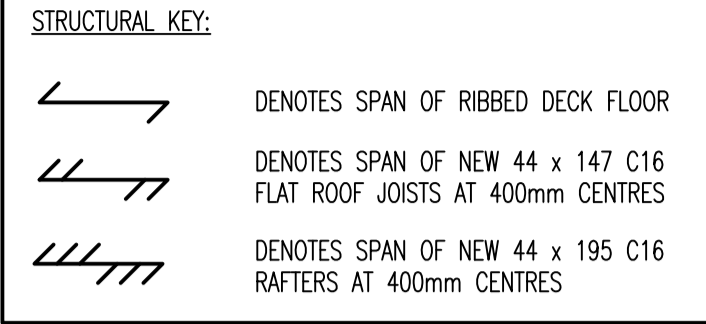
Project
 2A THE GROVE

Drawing Title
 SECOND FLOOR PLAN
 STRUCTURE OVER

Client

Drawn by JSM	Designed by JSM
Approved by	Checked by
Scale AS SHOWN	Date MARCH 2015
Drawing No. L15/011/01 - 505	Rev.

PADSTONE SCHEDULE		
PADSTONE Ref.	SIZE	MATERIAL
P1	215mm LONG x 102.5mm WIDE	2 COURSES ENGINEERING BRICK
P2	500mm LONG SPREADER BEAM	178 x 102 UB 19
P3	330mm LONG x 102.5mm WIDE	2 COURSES ENGINEERING BRICK
P4	400mm LONG SPREADER BEAM	178 x 102 UB 19
P5	440mm LONG x 215mm WIDE	3 COURSES ENGINEERING BRICK
P6	440mm LONG x 102.5mm WIDE	3 COURSES ENGINEERING BRICK
P7	330mm LONG x 215mm WIDE	2 COURSES ENGINEERING BRICK
P8	215mm LONG x 215mm WIDE	2 COURSES ENGINEERING BRICK
P9	650mm LONG SPREADER BEAM	178 x 102 UB 19



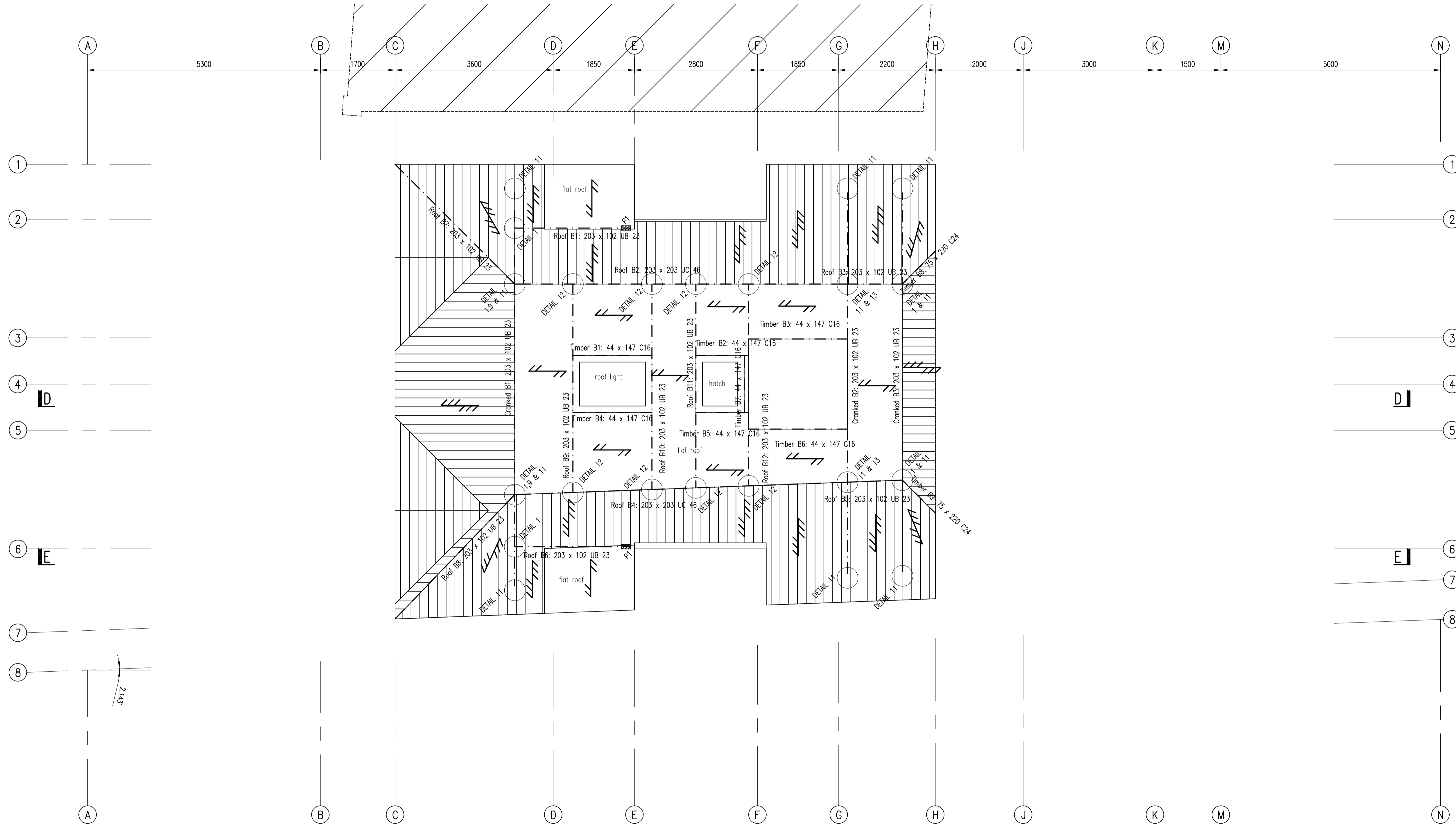
NOTE:
TEMPORARY WORKS, FORMWORK, METHOD STATEMENT ETC. NOT SHOWN. ALL AS PROVIDED BY OTHERS.

DETAIL ?
DENOTES STEEL CONNECTION DETAIL - REFER TO CONNECTION DETAILS

STEELWORK
23. ALL STEELWORK ENCASED IN MASONRY SHALL RECEIVE TWO COATS OF BITUMINOUS PAINT BUILD UP OF 75 MICRONS.
24. ALL STEELWORK IS TO BE COATED AS PER THE SPECIFICATION.
25. ALL STEELWORK LOCATED BELOW GROUND LEVEL TO HAVE 75mm MIN. CONCRETE COVER.

- NOTES:**
- DO NOT SCALE THIS DRAWING. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS NOTED OTHERWISE. ANY DISCREPANCIES ARE TO BE RECORDED AND REPORTED TO THE ENGINEERS IMMEDIATELY.
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 - MINIMUM LAP TO REINFORCING BARS TO BE 40 x THE BAR DIAMETER.
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 - REINFORCED CONCRETE TO BE DESIGNATED MIX RC35 IN ACCORDANCE WITH THE REQUIREMENTS OF BS 8500 USING 20mm NOMINAL SIZED AGGREGATE. DESIGN SULPHATE CLASS DS-3 & ACEC AC-3 UNLESS NOTED OTHERWISE.
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- TIMBER**
- ALL TIMBER IS TO BE TREATED IN ACCORDANCE WITH CURRENT REGULATIONS AND STANDARDS.
 - ALL TIMBER FIXINGS ARE TO GALVANISED UNLESS NOTED OTHERWISE.
 - ALL TIMBER TO BE STRESS GRADED.
- MASONRY**
- ALL STEELWORK BEARING ONTO PADSTONES TO BE BEDDED ON 1:2 CEMENT/SAND MORTAR.
 - ALL PADSTONES TO BE ENGINEERING BRICK UNLESS NOTED OTHERWISE.



ROOF PLAN
SCALE 1:50

Rev	Amendments	Drawn	Approved	Date
<p>SHAYA ASSOCIATES AN ENGINEERING, ARCHITECTURAL & SURVEYING PRACTICE 62 PRINCES PARK AVENUE GOLDERS GREEN, LONDON NW11 0JT Tel: 020 8455 2693 Fax: 020 8201 9720 email: mms@shayaassociates.co.uk</p>				
Project 2A THE GROVE				
Drawing Title ROOF PLAN				
Client				
Drawn by JSM		Designed by JSM		
Approved by		Checked by		
Scale AS SHOWN		Date MARCH 2015		
Drawing No. L15/011/01 - 506				Rev.

MASONRY NOTES:
BLOCKWORK STRENGTH:
 GROUND - FIRST FLOOR = 7.3N/mm²
 FIRST FLOOR - ROOF LEVEL = 3.5N/mm²
FACING BRICKWORK STRENGTH:
 ALL LEVELS = 15 N/mm²
M6(g) MORTAR, CAVITY WALL TIES TYPE AND DENSITY IN ACCORDANCE WITH BUILDING REGULATIONS.
PADSTONES
 ALL PADSTONES ENGINEERING BRICK UNO. ALL STEELWORK BEARING ONTO PADSTONES TO BE BEDDED ON 1:2 CEMENT/SAND MORTAR.

NOTE:
 INTERNAL WALL CONSTRUCTION PRESUMED TO BE NON-LOADBEARING UNLESS NOTE OTHERWISE. ALL AS DETAILED BY OTHERS.

NOTE:
 DENOTES LOAD BEARING BLOCKWORK WALLS 215mm
 DENOTE LOAD BEARING BLOCKWORK WALLS 100mm

NOTE:
 TEMPORARY WORKS, FORMWORK, METHOD STATEMENT ETC. NOT SHOWN. ALL AS PROVIDED BY OTHERS.

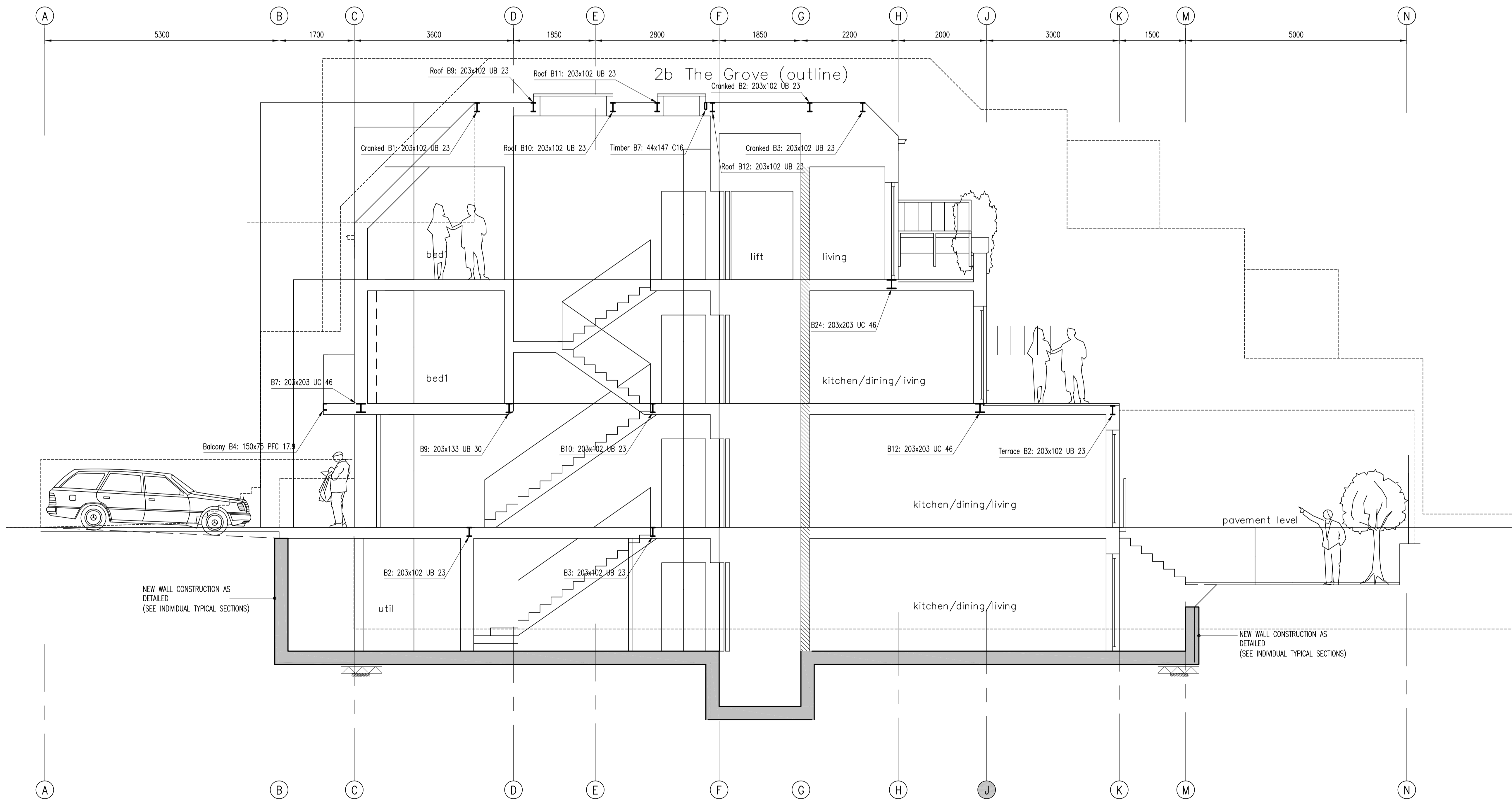
NOTE:
 PROVIDE SUITABLE LINTEL OVER ALL OPENINGS

NOTE:
 ADOPT A 300mm x10mm S275 TOP PLATE 5mm FILLET WELDED ON ALL STEEL BEAMS BEARING WALLS OVER 200mm THICK

STEELWORK
 23. ALL STEELWORK ENCASED IN MASONRY SHALL RECEIVE TWO COATS OF BITUMINOUS PAINT BUILD UP OF 75 MICRONS.
 24. ALL STEELWORK IS TO BE COATED AS PER THE SPECIFICATION.
 25. ALL STEELWORK LOCATED BELOW GROUND LEVEL TO HAVE 75mm MIN. CONCRETE COVER.

- NOTES:**
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 - COVER TO REINFORCING BARS TO BE 40mm EACH FACE IF SHUTTERED OR 75mm IF CAST AGAINST VIRGIN GROUND UNLESS NOTED OTHERWISE.
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 - MINIMUM LAP TO MESH REINFORCEMENT TO BE 600mm.
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 - ALL PADSTONES TO BE ENGINEERING BRICK UNLESS NOTED OTHERWISE.



NEW WALL CONSTRUCTION AS DETAILED (SEE INDIVIDUAL TYPICAL SECTIONS)

NEW WALL CONSTRUCTION AS DETAILED (SEE INDIVIDUAL TYPICAL SECTIONS)

SECTION D-D
 SCALE 1:50

Rev	Amendments	Drawn	Approved	Date
<p>SHAYA ASSOCIATES AN ENGINEERING, ARCHITECTURAL & SURVEYING PRACTICE 62 PRINCES PARK AVENUE GOLDERS GREEN, LONDON NW11 0JT Tel: 020 8455 2693 Fax: 020 8201 9720 email: mms@shayaassociates.co.uk</p>				
<p>Project 2A THE GROVE</p>				
<p>Drawing Title SECTION D-D</p>				
<p>Client</p>				
<p>Drawn by JSM</p>		<p>Designed by JSM</p>		
<p>Approved by</p>		<p>Checked by</p>		
<p>Scale AS SHOWN</p>		<p>Date MARCH 2015</p>		
<p>Drawing No. L15/011/01 - 507</p>				<p>Rev.</p>

MASONRY NOTES:
BLOCKWORK STRENGTH:
 GROUND - FIRST FLOOR = 7.3N/mm²
 FIRST FLOOR - ROOF LEVEL = 3.5N/mm²
FACING BRICKWORK STRENGTH:
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M6(i) MORTAR, CAVITY WALL TIES TYPE AND DENSITY IN ACCORDANCE WITH BUILDING REGULATIONS.
PADSTONES
 ALL PADSTONES ENGINEERING BRICK UNO. ALL STEELWORK BEARING ONTO PADSTONES TO BE BEDDED ON 1:2 CEMENT/SAND MORTAR.

NOTE:
 INTERNAL WALL CONSTRUCTION PRESUMED TO BE NON-LOADBEARING UNLESS NOTE OTHERWISE. ALL AS DETAILED BY OTHERS.

NOTE:
 DENOTES LOAD BEARING BLOCKWORK WALLS 215mm
 DENOTE LOAD BEARING BLOCKWORK WALLS 100mm

NOTE:
 TEMPORARY WORKS, FORMWORK, METHOD STATEMENT ETC. NOT SHOWN. ALL AS PROVIDED BY OTHERS.

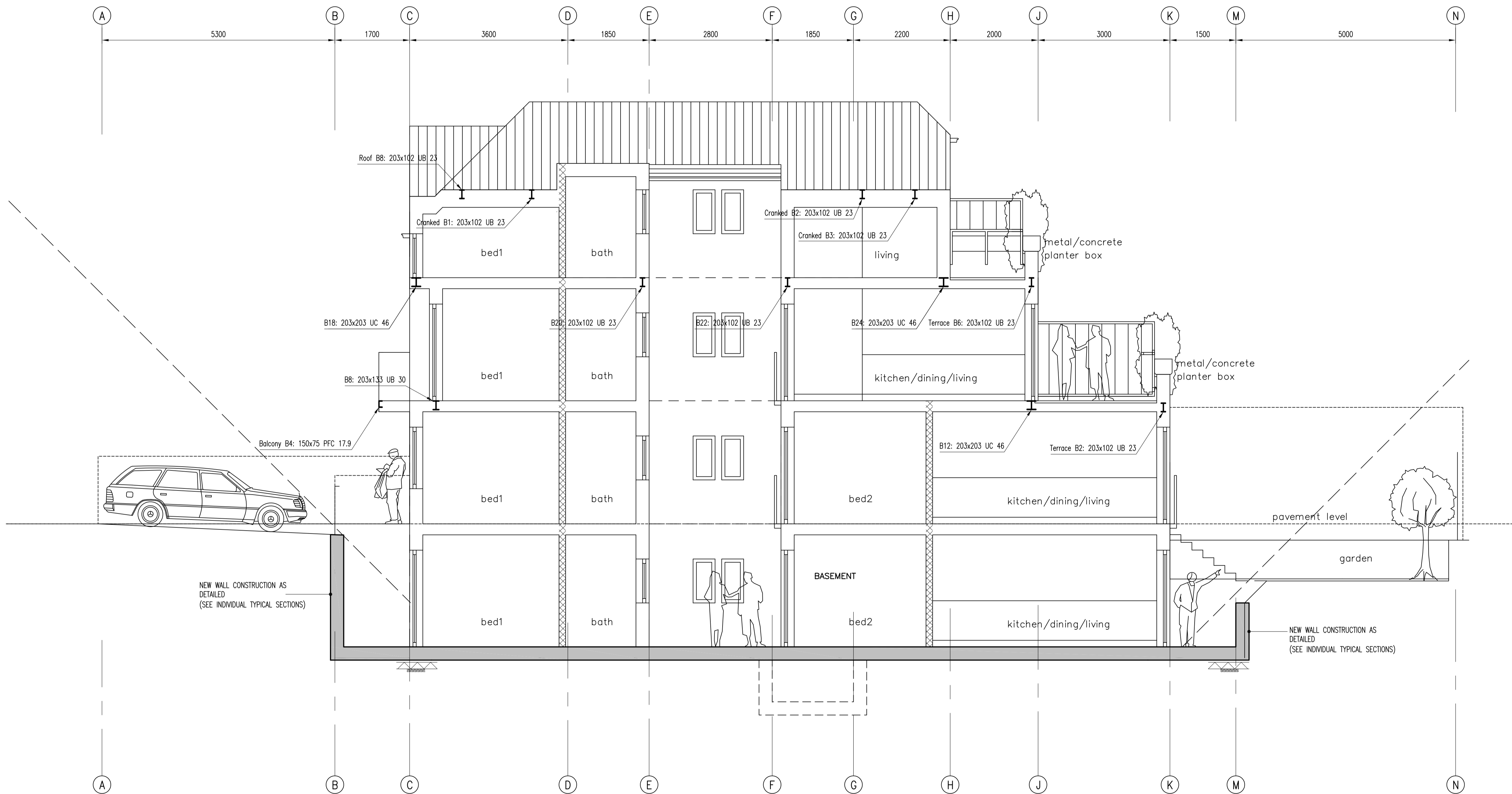
NOTE:
 PROVIDE SUITABLE LINTEL OVER ALL OPENINGS

NOTE:
 ADOPT A 300mm x10mm S275 TOP PLATE 5mm FILLET WELDED ON ALL STEEL BEAMS BEARING WALLS OVER 200mm THICK

STEELWORK
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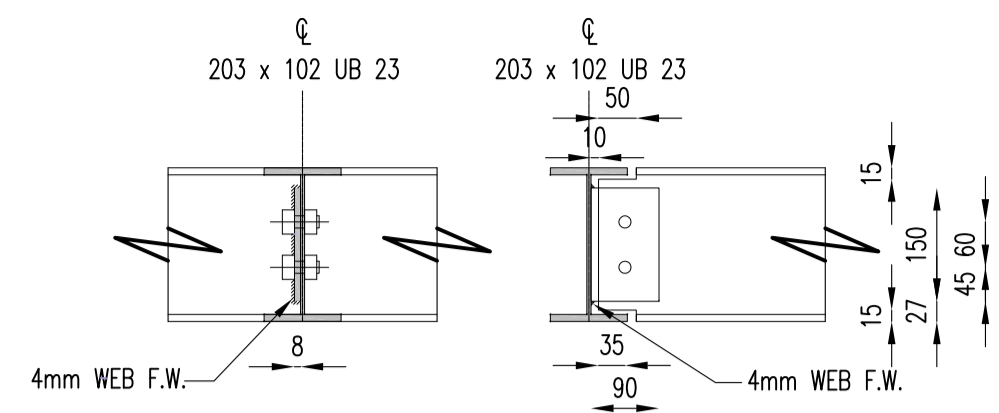
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 - COVER TO REINFORCING BARS TO BE 40mm EACH FACE IF SHUTTERED OR 75mm IF CAST AGAINST VIRGIN GROUND UNLESS NOTED OTHERWISE.
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SECTION E-E
 SCALE 1:50

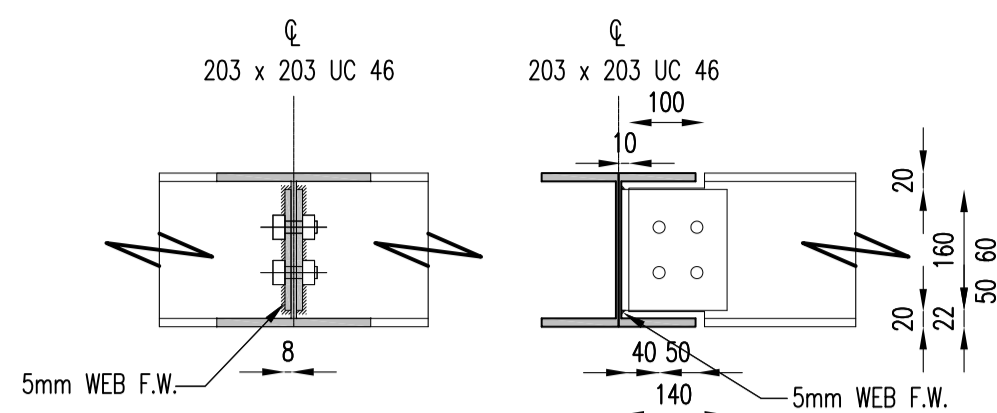
Rev	Amendments	Drawn	Approved	Date
SHAYA ASSOCIATES AN ENGINEERING, ARCHITECTURAL & SURVEYING PRACTICE 62 PRINCES PARK AVENUE GOLDERS GREEN, LONDON NW11 0JT Tel: 020 8455 2693 Fax: 020 8201 9720 email: mms@shayaassociates.co.uk				
Project 2A THE GROVE				
Drawing Title SECTION E-E				
Client				
Drawn by JSM		Designed by JSM		
Approved by		Checked by		
Scale AS SHOWN		Date MARCH 2015		
Drawing No. L15/011/01 - 508				Rev.



ELEVATION
 BEAM: 203x102 UB 23 [S275]
 TOP NOTCH: 15 X 50 MM LG. NET
 BOT NOTCH: 15 X 50 MM LG. NET
 WELDS E35 END-PLATES S 275

SECTION
 BEAM: 203x102 UB 23 [S275]
 Plate: 8 x 90 x 150 mm
 WITH 2 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

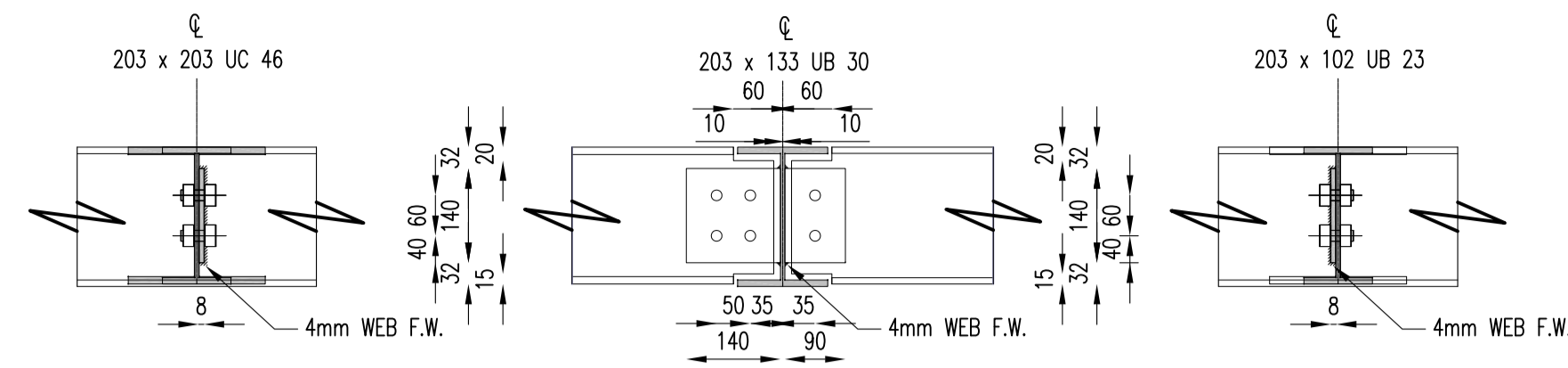
DETAIL 1 – BEAM TO BEAM CONNECTION
 SCALE 1:10



ELEVATION
 BEAM: 203x203 UC 46 [S275]
 TOP NOTCH: 20 X 100 MM LG. NET
 BOT NOTCH: 20 X 100 MM LG. NET
 WELDS E35 END-PLATES S 275

SECTION
 BEAM: 203x203 UC 46 [S275]
 Plate: 8 x 140 x 160 mm
 WITH 4 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

DETAIL 2 – BEAM TO BEAM CONNECTION
 SCALE 1:10

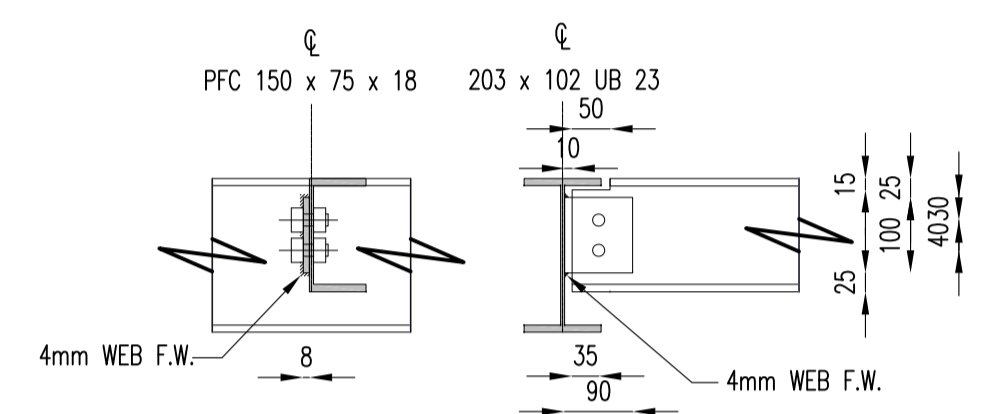


ELEVATION
 LEFT BEAM: 203x203 UC 46 [S275]
 TOP NOTCH: 20 X 60 MM LG. NET
 BOT NOTCH: 15 X 60 MM LG. NET
 WELDS E35 END-PLATES S 275

SECTION
 BEAM: 203x133 UB 30 [S275]
 2 Plates: 8 x 140 x 140 mm
 8 x 90 x 140 mm
 WITH 6 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

ELEVATION
 RIGHT BEAM: 203x102 UB 23 [S275]
 TOP NOTCH: 20 X 60 MM LG. NET
 BOT NOTCH: 15 X 60 MM LG. NET
 WELDS E35 END-PLATES S 275

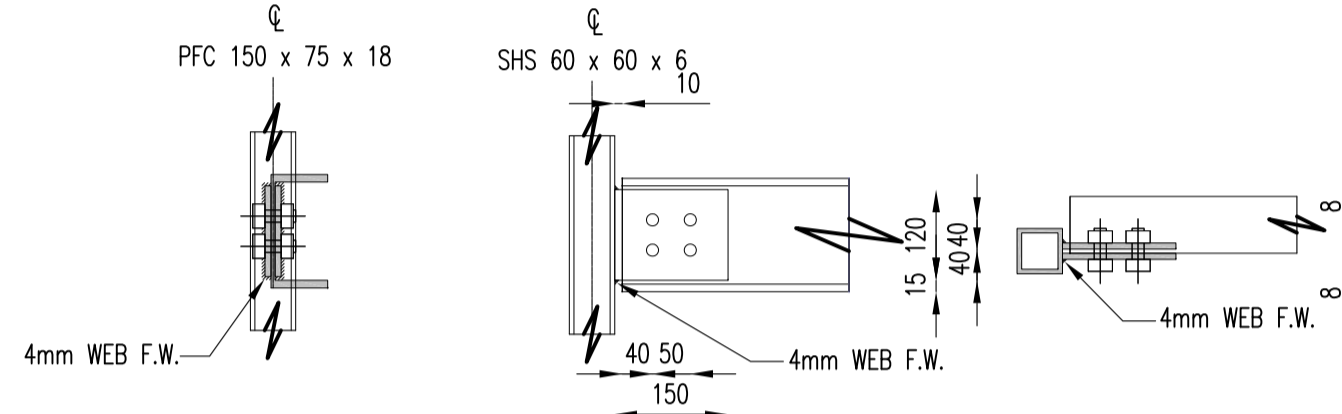
DETAIL 3 – BEAMS TO BEAM CONNECTION
 SCALE 1:10



ELEVATION
 BEAM: PFC 150x75x18 [S275]
 TOP NOTCH: 15 X 50 MM LG. NET
 WELDS E35 END-PLATES S 275

SECTION
 BEAM: 203x102 UB 23 [S275]
 Plate: 8 x 90 x 100 mm
 WITH 2 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

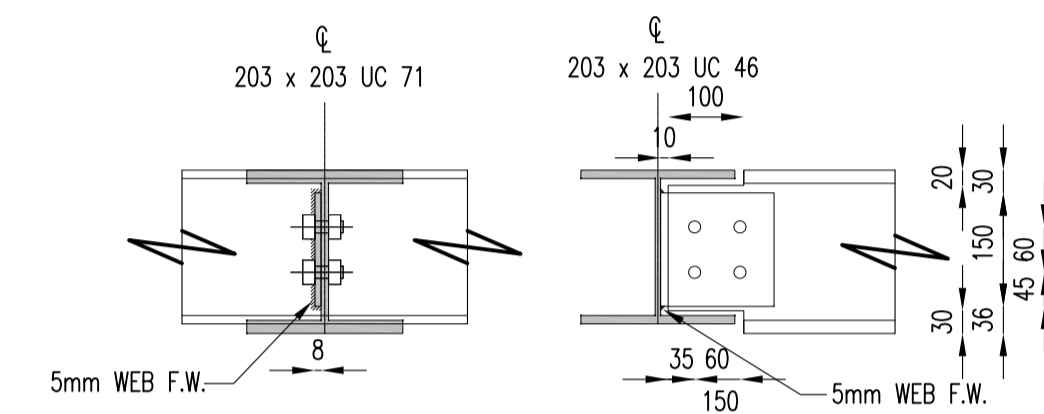
DETAIL 4 – BEAM TO BEAM CONNECTION
 SCALE 1:10



ELEVATION
 BEAM: PFC 150x75x18 [S275]
 WELDS E35 END-PLATES S 275

SECTION
 POST: SHS 60x60x6 [S275]
 Plate: 8 x 150 x 120 mm
 WITH 4 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

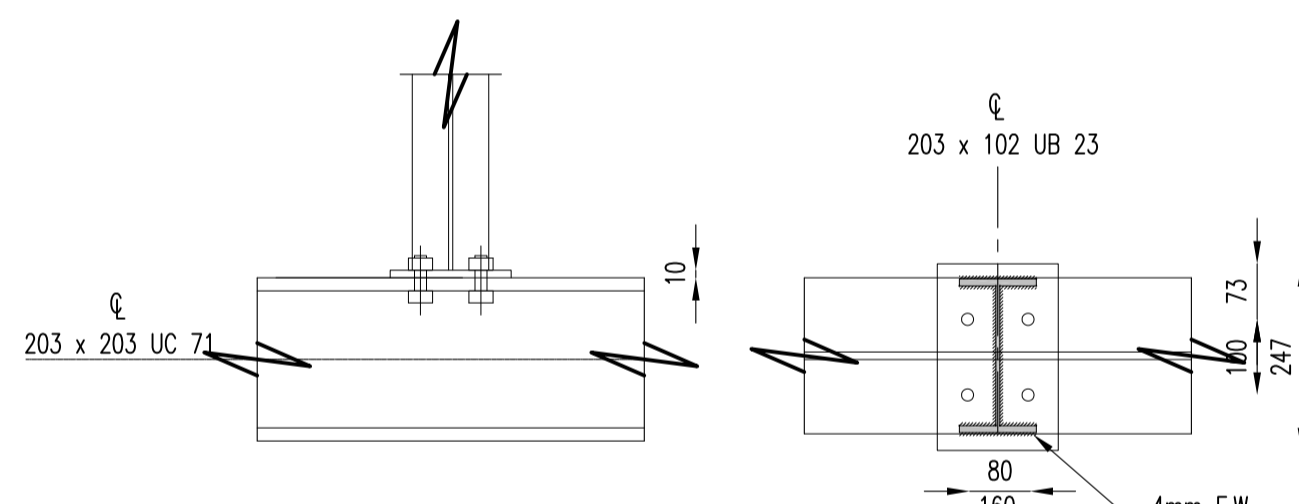
DETAIL 5 – BEAM TO POST CONNECTION
 SCALE 1:10



ELEVATION
 BEAM: 203x203 UC 71 [S275]
 TOP NOTCH: 20 X 100 MM LG. NET
 BOT NOTCH: 30 X 100 MM LG. NET
 WELDS E35 END-PLATES S 275

SECTION
 BEAM: 203x203 UC 46 [S275]
 Plate: 8 x 150 x 150 mm
 WITH 4 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

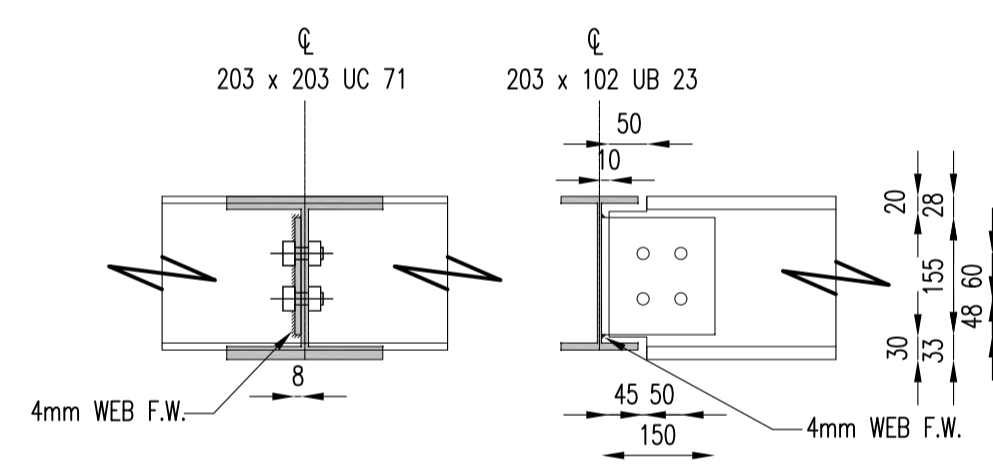
DETAIL 6 – BEAM TO BEAM CONNECTION
 SCALE 1:10



ELEVATION
 BEAM: 203x203 UC 71 [S275]
 WELDS E35 END-PLATES S 275

SECTION
 POST: 203x102 UB 23 [S275]
 Plate: 10 x 160 x 247 mm
 WITH 4 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

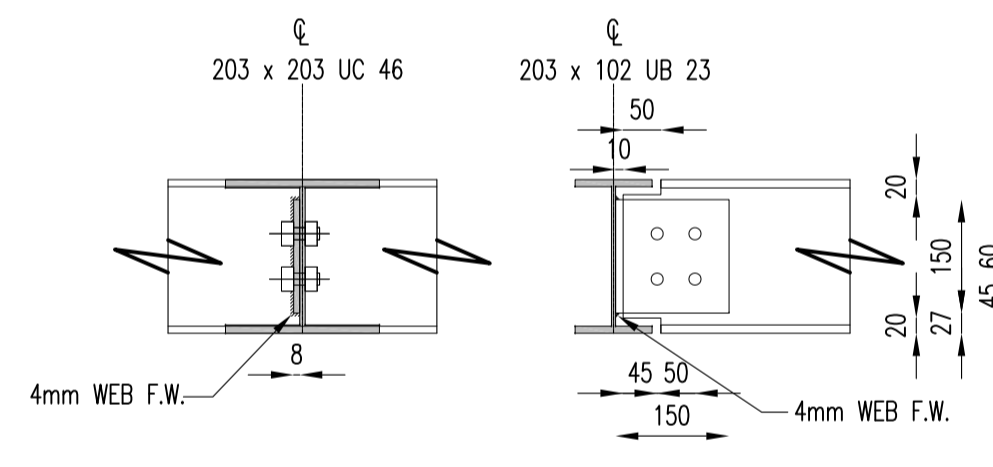
DETAIL 7 – POST TO BEAM CONNECTION
 SCALE 1:10



ELEVATION
 BEAM: 203x203 UC 71 [S275]
 TOP NOTCH: 20 X 50 MM LG. NET
 BOT NOTCH: 20 X 50 MM LG. NET
 WELDS E35 END-PLATES S 275

SECTION
 BEAM: 203x102 UB 23 [S275]
 Plate: 8 x 150 x 155 mm
 WITH 4 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

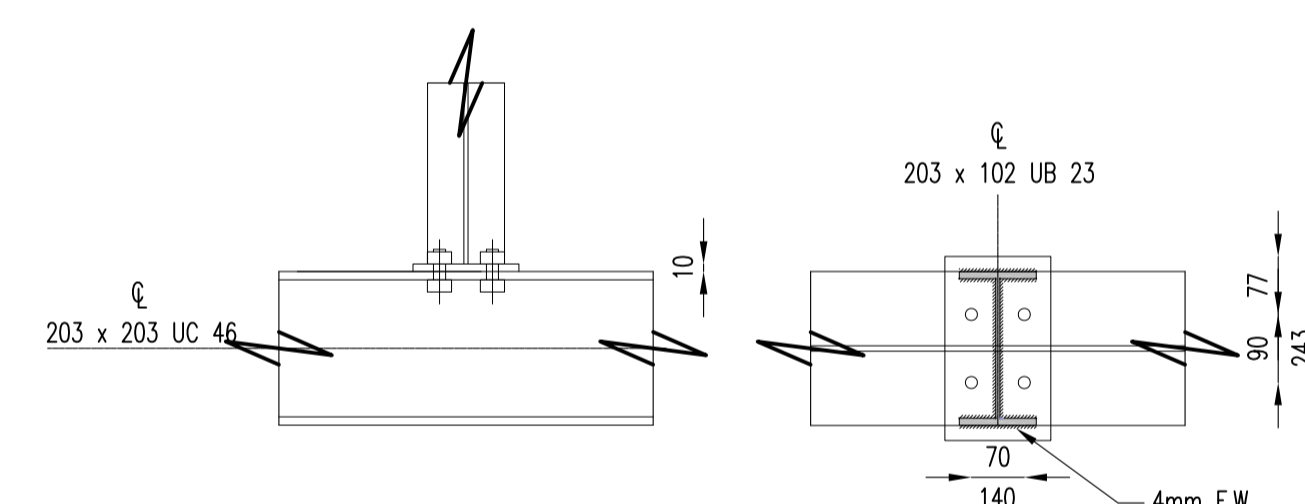
DETAIL 8 – BEAM TO BEAM CONNECTION
 SCALE 1:10



ELEVATION
 BEAM: 203x203 UC 46 [S275]
 TOP NOTCH: 20 X 50 MM LG. NET
 BOT NOTCH: 20 X 50 MM LG. NET
 WELDS E35 END-PLATES S 275

SECTION
 BEAM: 203x102 UB 23 [S275]
 Plate: 8 x 150 x 150 mm
 WITH 4 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

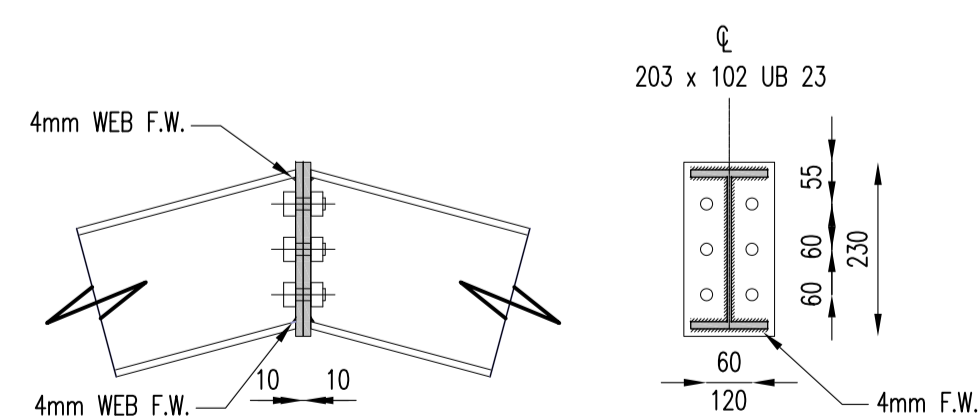
DETAIL 9 – BEAM TO BEAM CONNECTION
 SCALE 1:10



ELEVATION
 BEAM: 203x203 UC 46 [S275]
 WELDS E35 END-PLATES S 275

SECTION
 POST: 203x102 UB 23 [S275]
 Plate: 10 x 140 x 243 mm
 WITH 4 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

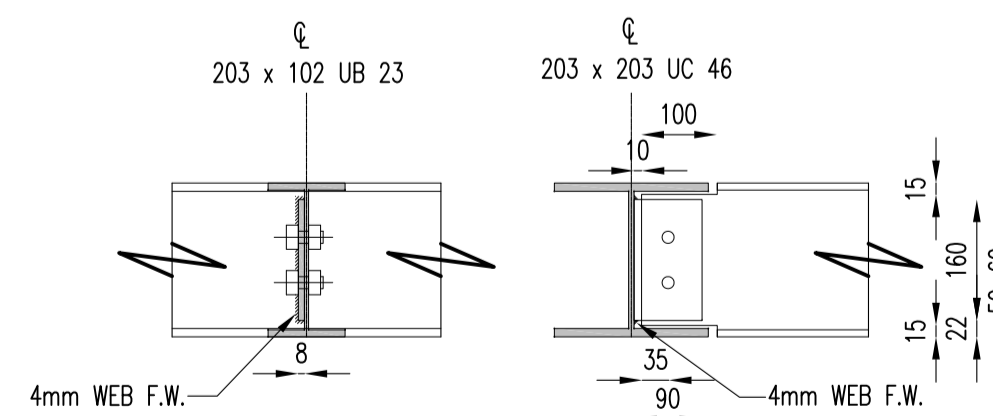
DETAIL 10 – POST TO BEAM CONNECTION
 SCALE 1:10



ELEVATION
 BEAM: 203x102 UB 23 [S275]
 BEAM: 203x102 UB 23 [S275]
 WELDS E35 END-PLATES S 275

SECTION
 BEAM: 203x102 UB 23 [S275]
 2 Plates: 10 x 120 x 230 mm
 WITH 6 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

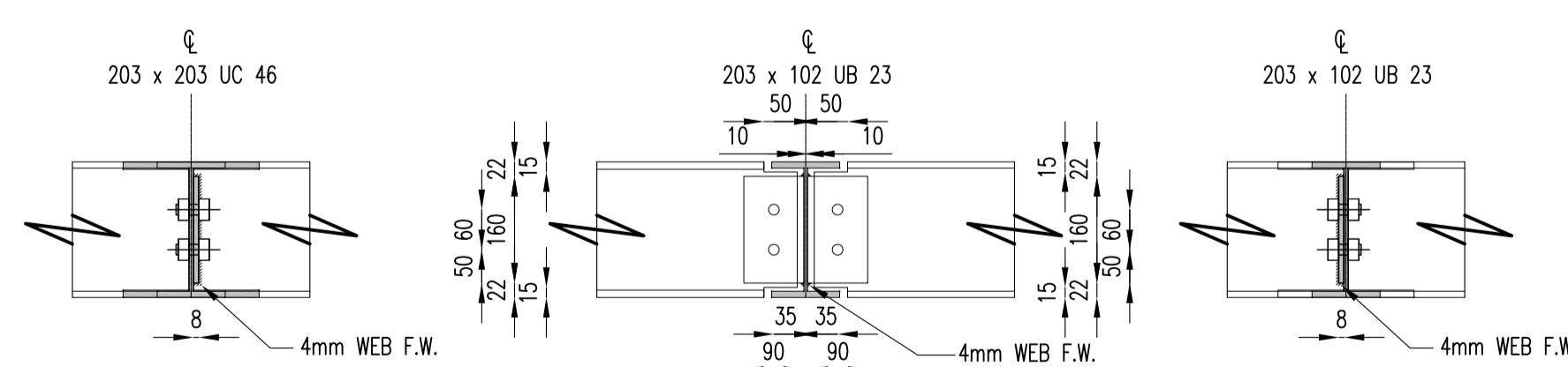
DETAIL 11 – CRANKED BEAM CONNECTION
 SCALE 1:10



ELEVATION
 BEAM: 203x102 UB 23 [S275]
 TOP NOTCH: 15 X 100 MM LG. NET
 BOT NOTCH: 15 X 100 MM LG. NET
 WELDS E35 END-PLATES S 275

SECTION
 BEAM: 203x203 UC 46 [S275]
 Plate: 8 x 90 x 160 mm
 WITH 2 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

DETAIL 12 – BEAM TO BEAM CONNECTION
 SCALE 1:10



ELEVATION
 LEFT BEAM: 203x203 UC 46 [S275]
 TOP NOTCH: 15 X 50 MM LG. NET
 BOT NOTCH: 15 X 50 MM LG. NET
 WELDS E35 END-PLATES S 275

SECTION
 BEAM: 203x102 UB 23 [S275]
 2 Plates: 8 x 90 x 160 mm
 WITH 4 NO. 18 MM HOLES
 FOR 16 MM Ø GRADE 8.8 BOLTS.

ELEVATION
 RIGHT BEAM: 203x102 UB 23 [S275]
 TOP NOTCH: 15 X 50 MM LG. NET
 BOT NOTCH: 15 X 50 MM LG. NET
 WELDS E35 END-PLATES S 275

DETAIL 13 – BEAMS TO BEAM CONNECTION
 SCALE 1:10

STEELWORK
 23. ALL STEELWORK ENCASED IN MASONRY SHALL RECEIVE TWO COATS OF BITUMINOUS PAINT BUILD UP OF 75 MICRONS.

24. ALL STEELWORK IS TO BE COATED AS PER THE SPECIFICATION.

25. ALL STEELWORK LOCATED BELOW GROUND LEVEL TO HAVE 75mm MIN. CONCRETE COVER.

- NOTES:**
- DO NOT SCALE THIS DRAWING. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS NOTED OTHERWISE. ANY DISCREPANCIES ARE TO BE RECORDED AND REPORTED TO THE ENGINEERS IMMEDIATELY.
 - THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL OTHER ENGINEERS AND ARCHITECTS DRAWINGS AND THE SPECIFICATION.
 - ALL WORK IS TO BE TO THE SATISFACTION OF THE ENGINEER AND LOCAL AUTHORITY BUILDING CONTROL.
 - THE CONTRACTOR IS RESPONSIBLE FOR AND MUST TAKE ALL NECESSARY PRECAUTIONS TO ENSURE THE STABILITY OF THE WORKS AT ALL TIMES DURING CONSTRUCTION.
 - ALL WORKMANSHIP AND MATERIALS ARE TO BE TO CURRENT BRITISH STANDARDS OR EUROCODES. ALL CONSTRUCTION PRODUCTS AND STRUCTURAL STEELWORK SHOULD BE CE MARKED IN ACCORDANCE WITH CURRENT LEGISLATION.
 - ALL SERVICES ARE TO BE LOCATED AND PROTECTED AS NECESSARY BY THE CONTRACTOR PRIOR TO THE COMMENCEMENT OF THE WORKS.
 - ANY EXISTING DETAILS WHICH ARE SHOWN ON THIS DRAWING ARE FOR GUIDANCE ONLY AND ARE TO BE CHECKED ON SITE BY THE CONTRACTOR. ANY VARIATIONS ARE TO BE RECORDED AND REPORTED TO THE ENGINEER IMMEDIATELY.

CONCRETE
 8. ALL REINFORCED CONCRETE IS TO BE CAST UPON 50mm MIN. THICKNESS OF CONCRETE BLINDING OF THE FOLLOWING MIX UNLESS NOTED OTHERWISE:

- DESIGNATED MIX GEN1
- STANDARD MIX ST1/ST2

9. COVER TO REINFORCING BARS TO BE 40mm EACH FACE IF SHUTTERED OR 75mm IF CAST AGAINST VIRGIN GROUND UNLESS NOTED OTHERWISE.

10. REINFORCING BARS ARE TO BE TO BS 4449: 2005, BS 4483: 2005 AND BS 8666: 2005 AS APPLICABLE.

11. ALL REINFORCING BARS ARE TO BE SECURELY WIRED TOGETHER & LOCATED WITH SUITABLY FIXED STOOLS, SPACERS, COVER BLOCKS ETC. THESE ITEMS ARE NOT SCHEDULED.

12. MINIMUM LAP TO REINFORCING BARS TO BE 40 X THE BAR DIAMETER.

13. MINIMUM LAP TO MESH REINFORCEMENT TO BE 600mm.

14. REINFORCED CONCRETE TO BE DESIGNATED MIX RC35 IN ACCORDANCE WITH THE REQUIREMENTS OF BS 8500 USING 20mm NOMINAL SIZED AGGREGATE. DESIGN SULPHATE CLASS DS-3 & ACEC AC-3 UNLESS NOTED OTHERWISE.

15. ALL STRUCTURAL CONCRETE SHALL BE ADEQUATELY COMPACTED USING A POKER TYPE VIBRATOR WITHIN SUITABLE SHUTTERING/FORMWORK.

16. THE CONTRACTOR IS RESPONSIBLE FOR THE DESIGN, SUPPORT AND ERECTION OF ANY SHUTTERING/FORMWORK REQUIRED.

17. FLEXIBLE PROTECTION IS TO BE PROVIDED AROUND ALL SERVICES WITH 50mm COMPRESSIBLE WRAPPING MATERIAL.

TIMBER
 18. ALL TIMBER IS TO BE TREATED IN ACCORDANCE WITH CURRENT REGULATIONS AND STANDARDS.

19. ALL TIMBER FIXINGS ARE TO GALVANISED UNLESS NOTED OTHERWISE.

20. ALL TIMBER TO BE STRESS GRADED.

MASONRY
 21. ALL STEELWORK BEARING ONTO PADSTONES TO BE BEDDED ON 1:2 CEMENT/SAND MORTAR.

22. ALL PADSTONES TO BE ENGINEERING BRICK UNLESS NOTED OTHERWISE.

Rev	Amendments	Drawn	Approved	Date

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 62 PRINCES PARK AVENUE
 GOLDERS GREEN, LONDON NW11 0JT
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 email: mms@shayaassociates.co.uk

Project
 2A THE GROVE

Drawing Title
 CONNECTION DETAILS

Client

Drawn by
 JSM

Designed by
 JSM

Approved by

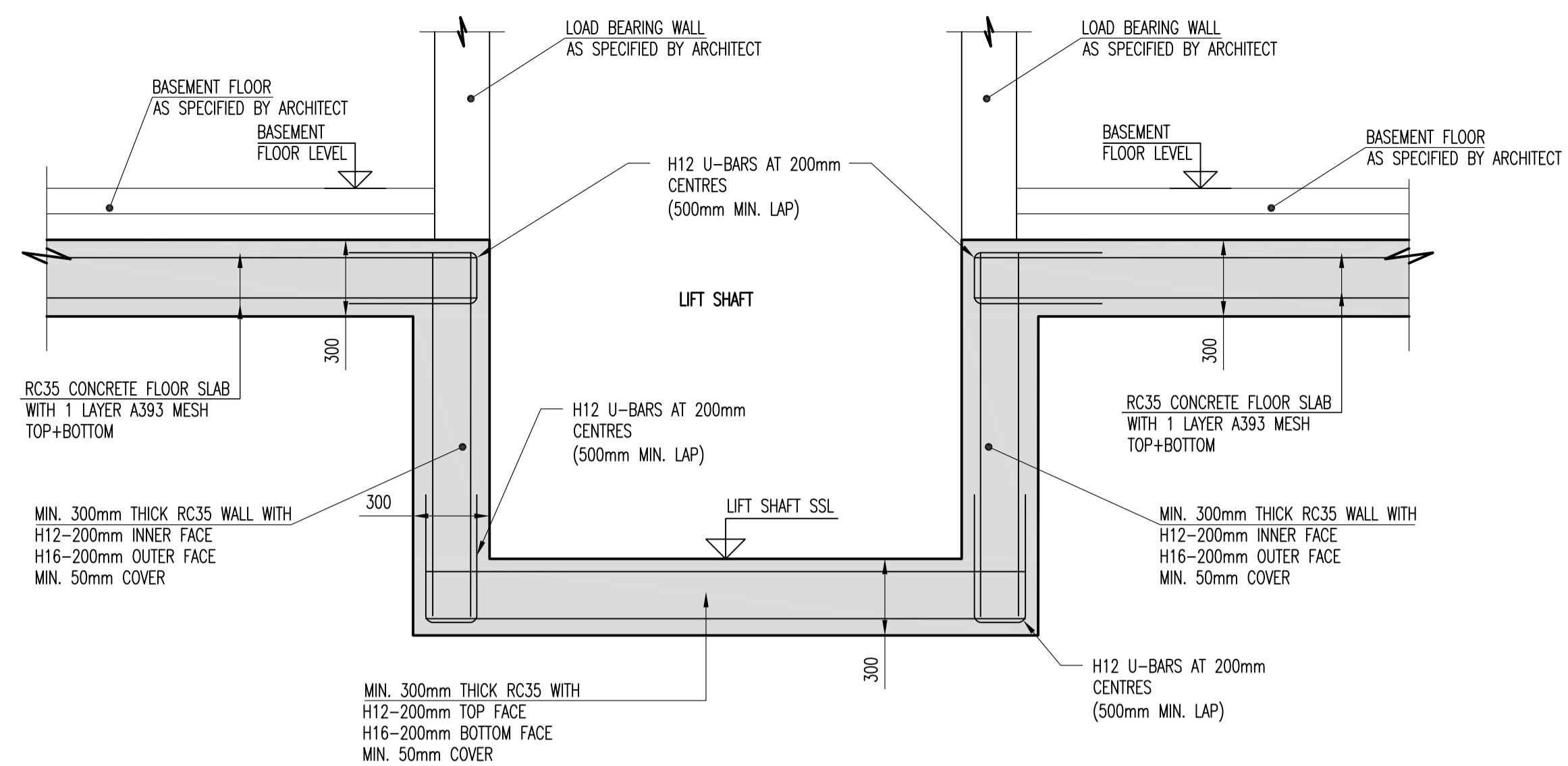
Checked by

Scale
 AS SHOWN

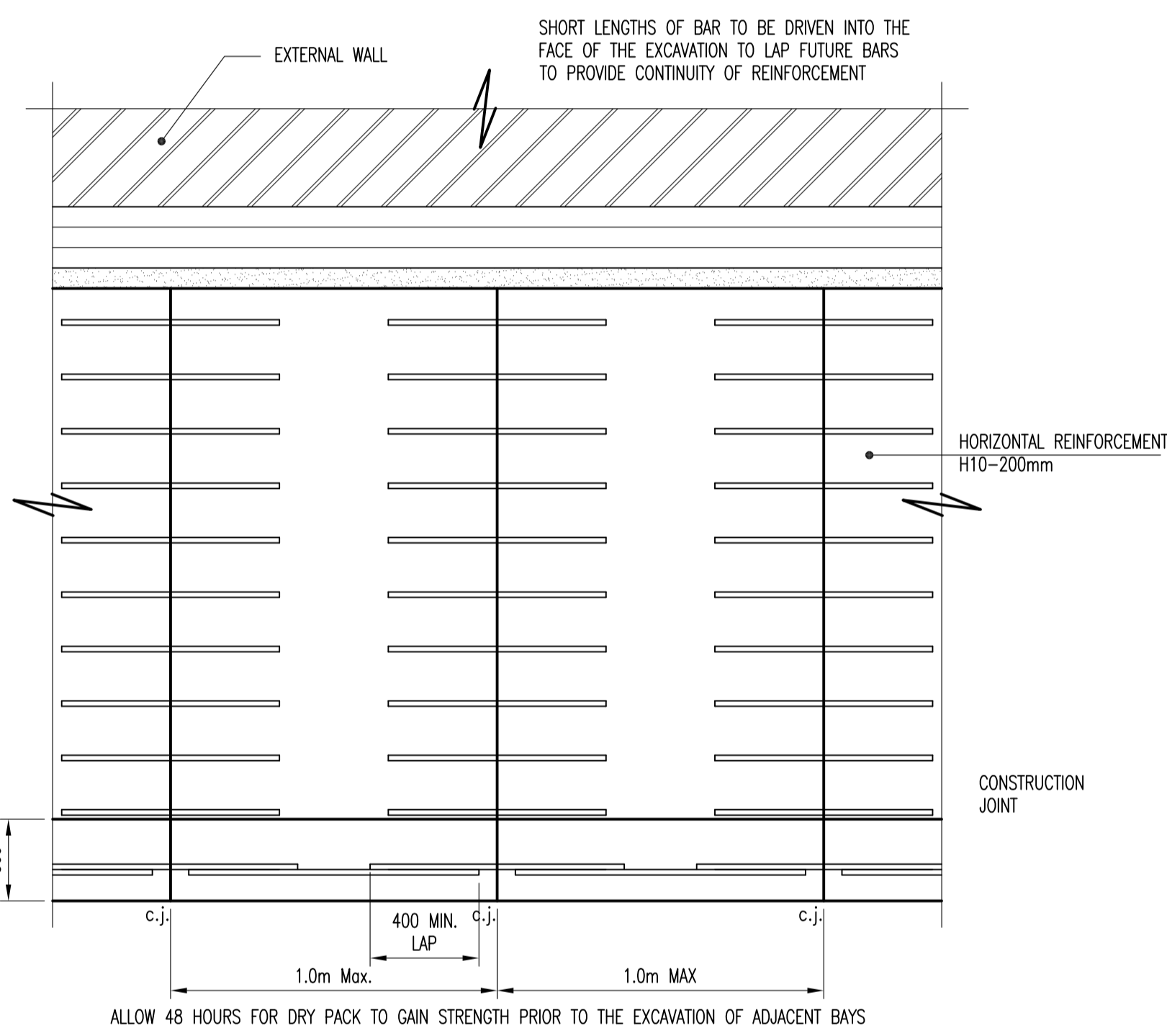
Date
 MARCH 2015

Drawing No.
 L15/011/01 – 509

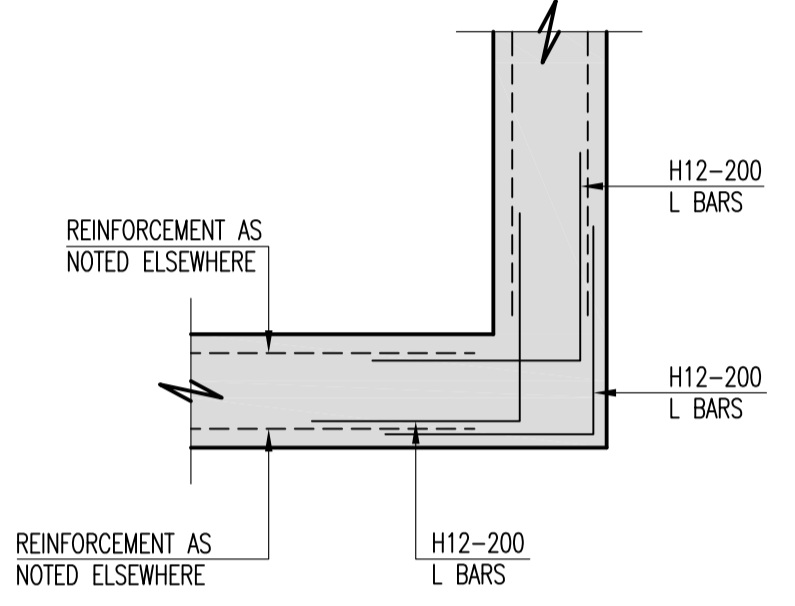
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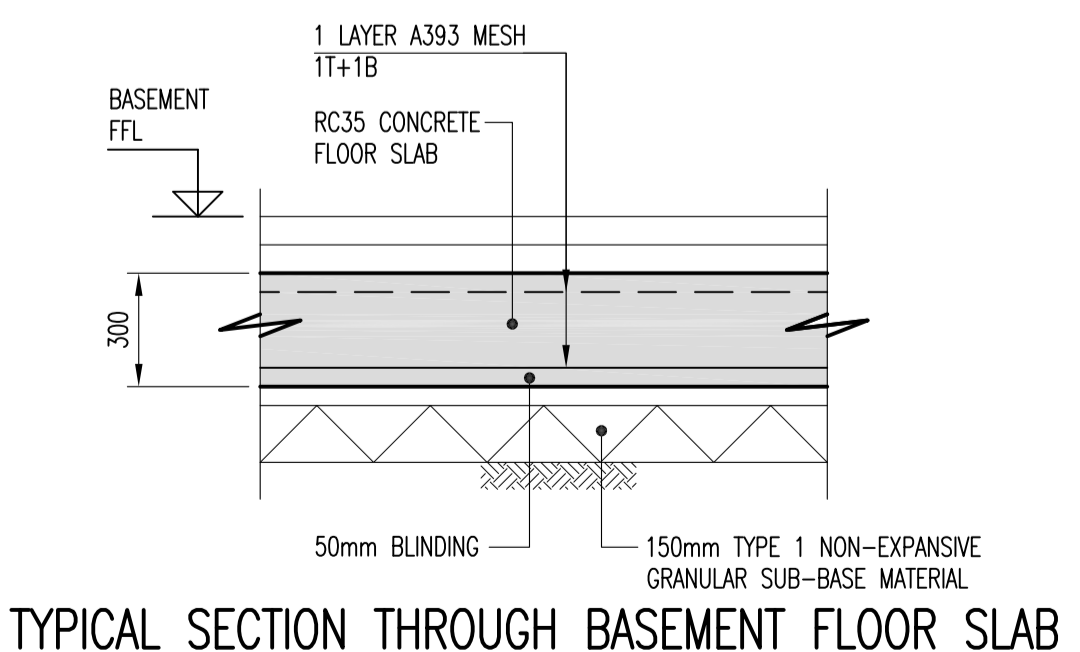
TYPICAL SECTION THROUGH LIFT SHAFT
SCALE 1:20



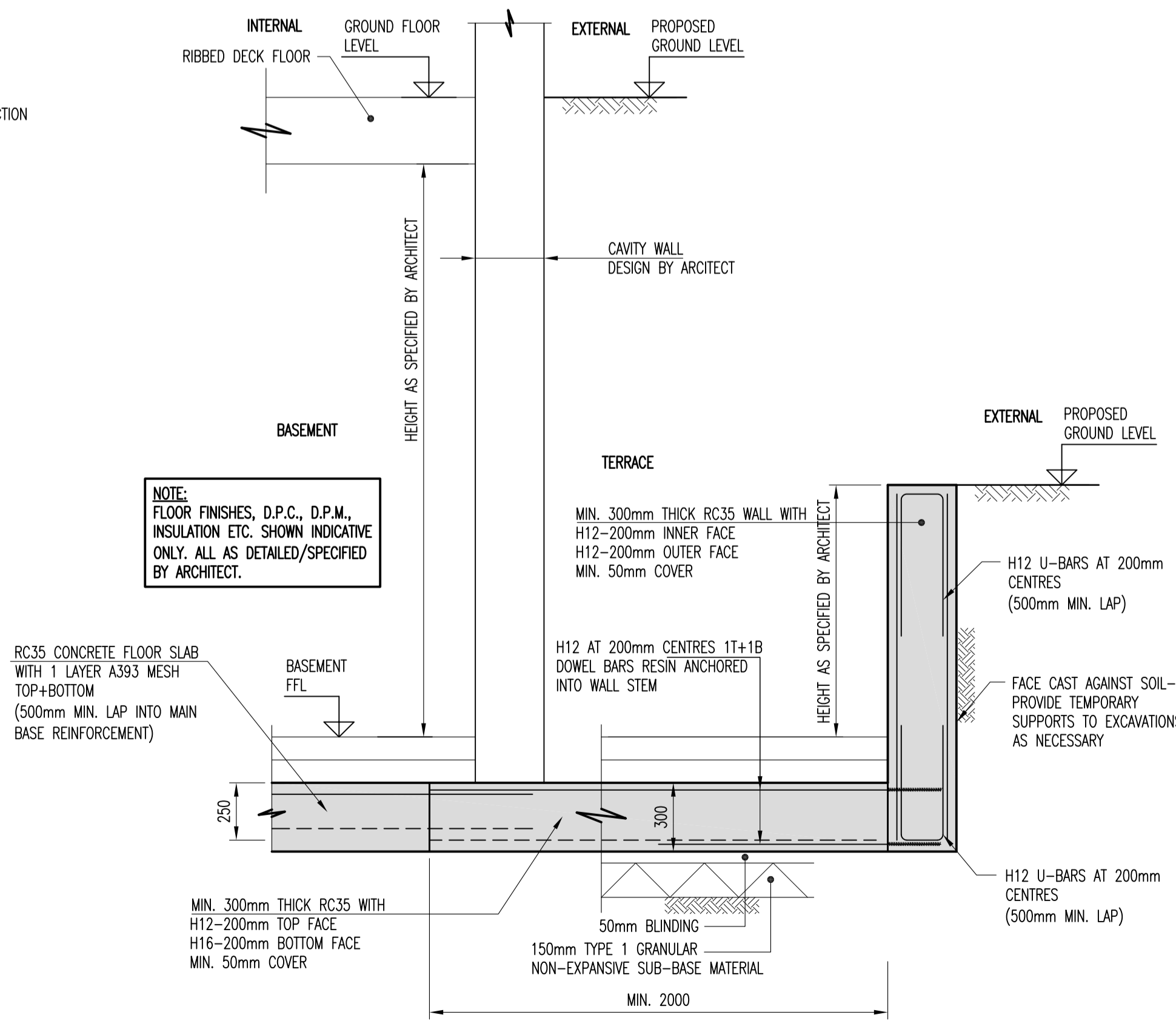
TYPICAL ELEVATION ON RETAINING EXTERNAL WALL STEM
SCALE 1:20



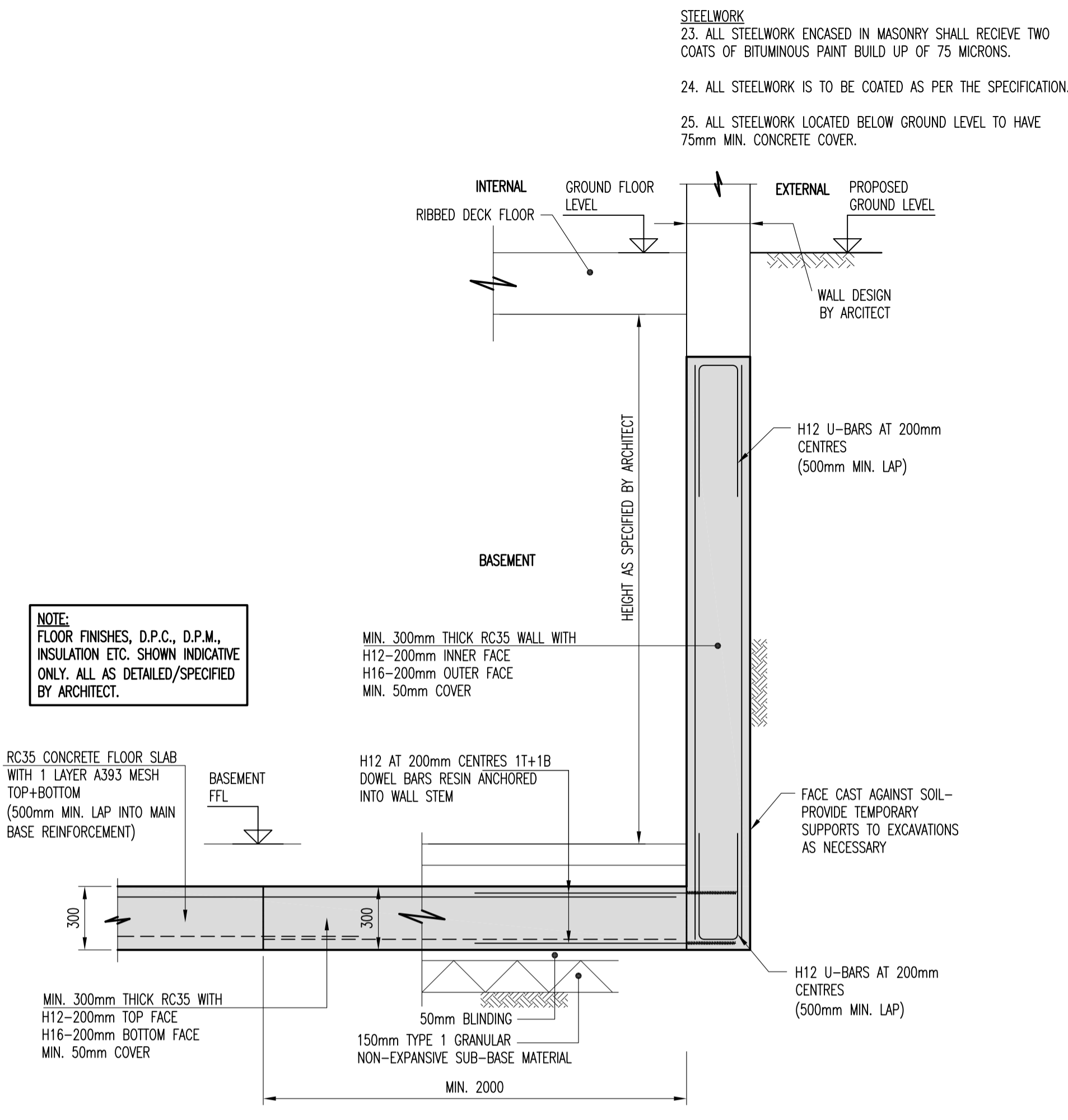
RETAINING WALL - TYPICAL CORNER DETAIL
SCALE 1:20



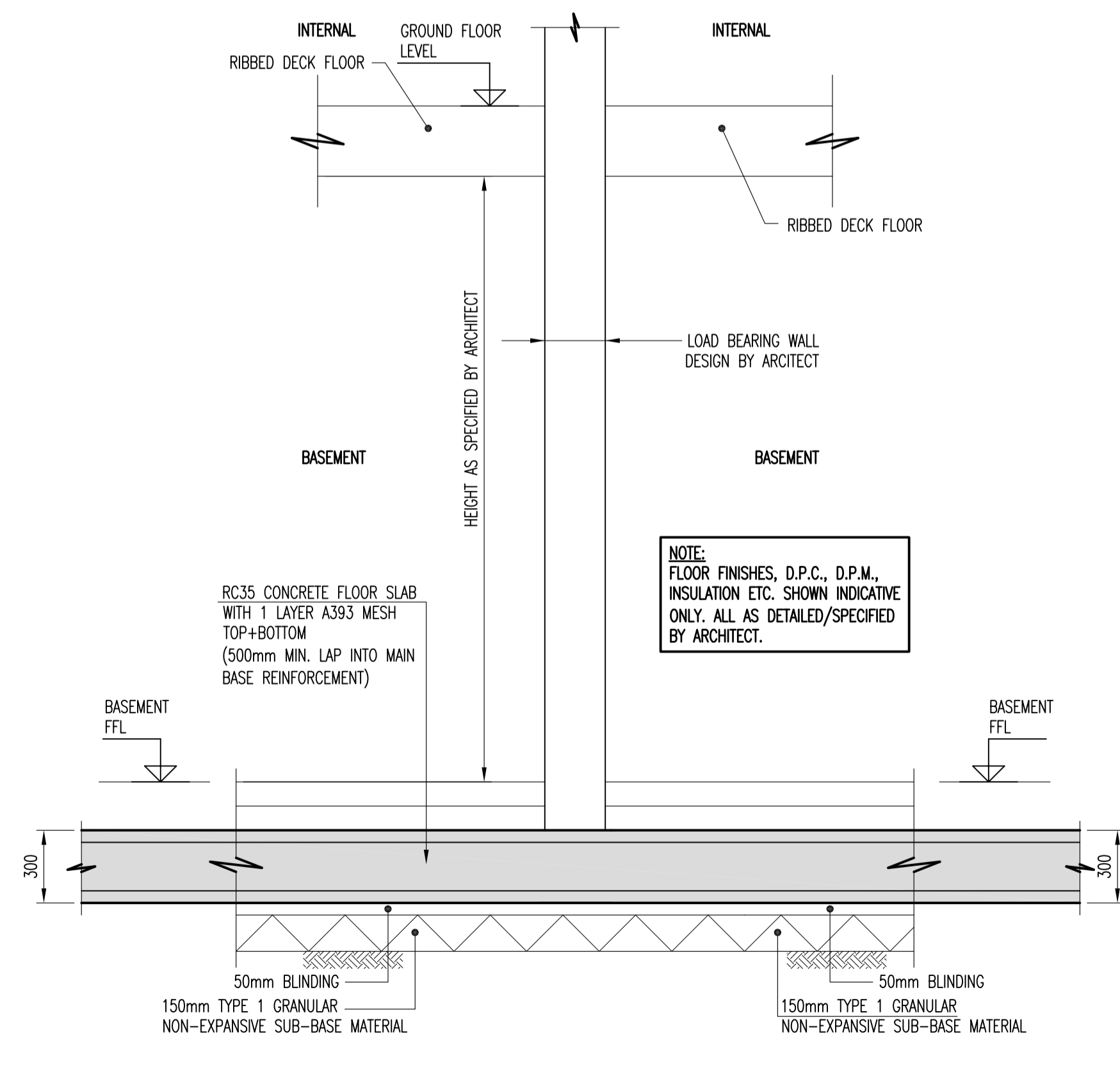
TYPICAL SECTION THROUGH BASEMENT FLOOR SLAB
SCALE 1:20



TYPICAL SECTION B-B THROUGH BASEMENT WALL
SCALE 1:20



TYPICAL SECTION A-A THROUGH BASEMENT WALL
SCALE 1:20



TYPICAL SECTION C-C THROUGH BASEMENT WALL
SCALE 1:20

NOTE: FLOOR FINISHES, D.P.C., D.P.M., INSULATION ETC. SHOWN INDICATIVE ONLY. ALL AS DETAILED/SPECIFIED BY ARCHITECT.

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25. ALL STEELWORK LOCATED BELOW GROUND LEVEL TO HAVE 75mm MIN. CONCRETE COVER.

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Tel: 020 8455 2693
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email: mms@shayaassociates.co.uk

Project
2A THE GROVE

Drawing Title
TYPICAL SECTIONS

Client

Drawn by
JSM

Designed by
JSM

Approved by

Checked by

Scale
AS SHOWN

Date
MARCH 2015

Drawing No.
L15/011/01 - 510

Rev.