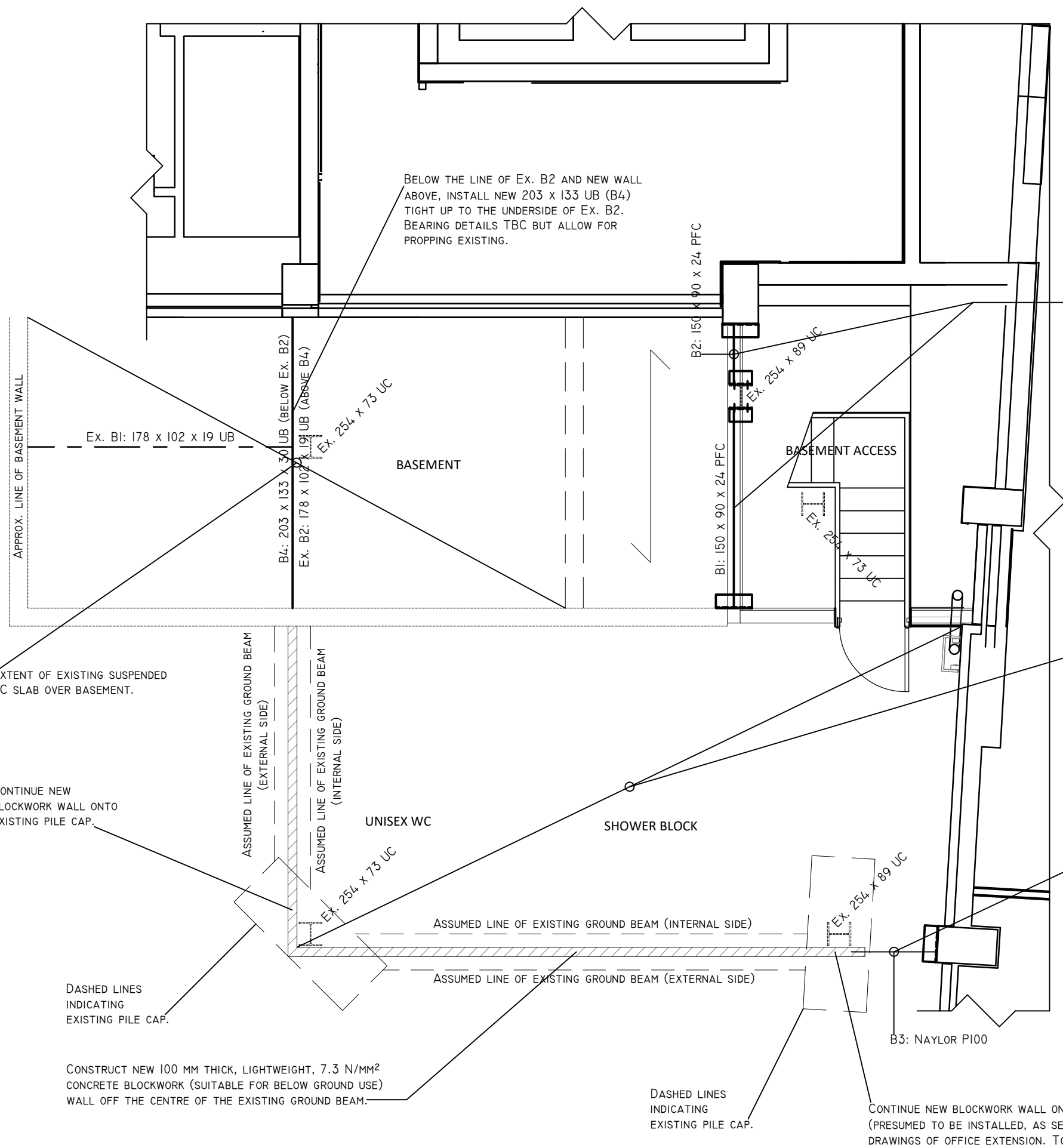




PROPOSED PART-BASEMENT FLOOR PLAN SHOWING STRUCTURE OVER AND ADJACENT FOUNDATIONS OF GROUND FLOOR AREA

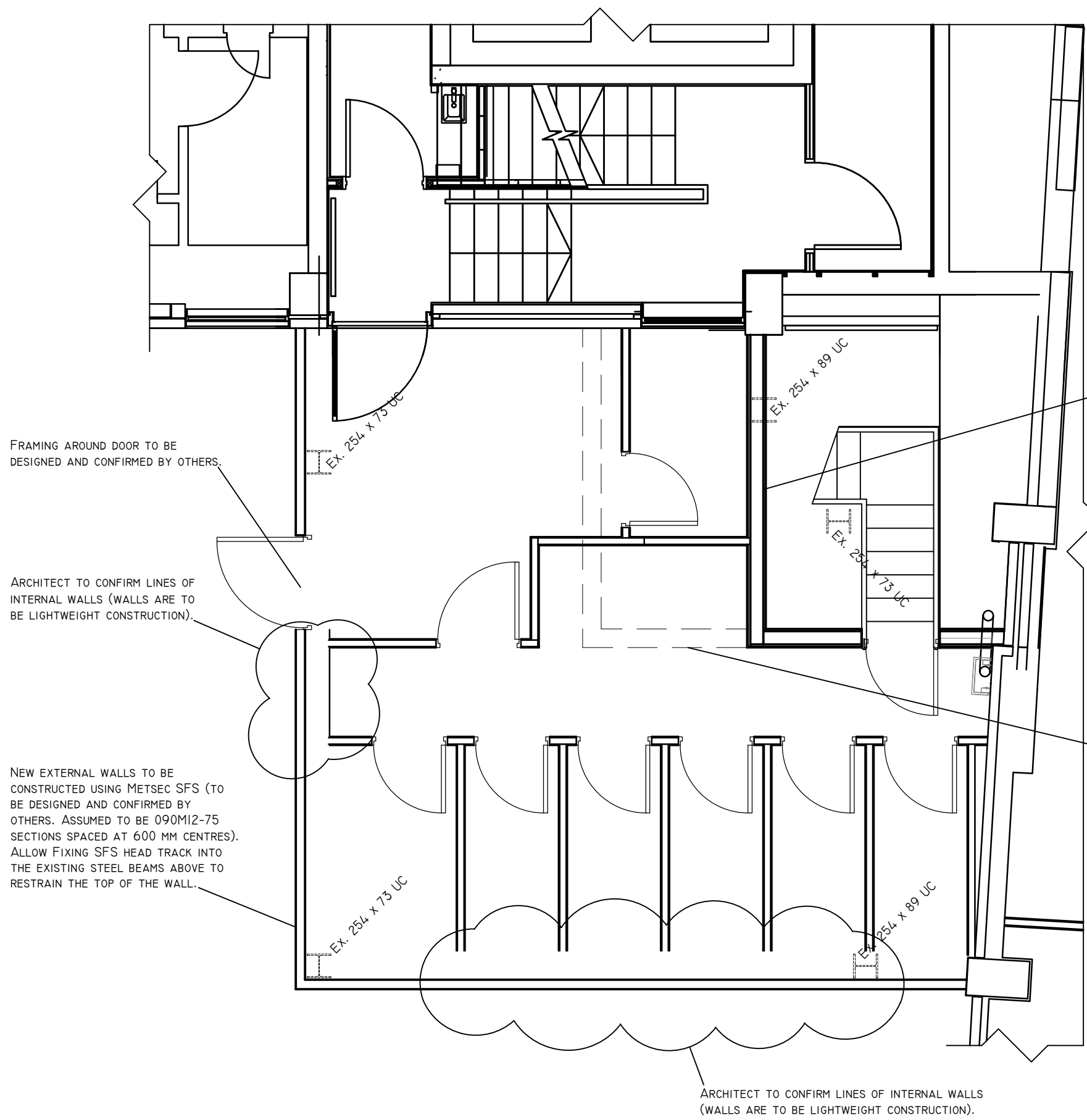
SCALE 1:50 @ A1
SCALE 1:100 @ A3

SPAN LINE KEY:

SPAN OF NEW 50 x 175 MM
C24 TIMBER FLOOR JOISTS
SPACED AT 400 MM CENTRES.

NOTE: EXISTING GROUND BEAMS
AND PILE CAPS PRESUMED TO BE
INSTALLED AS SEEN ON
STRUCTURAL ENGINEERING
DRAWINGS OF OFFICE EXTENSION
(DRAWING NO.: 35). TBC ONSITE.

NOTE: CURRENT STRUCTURAL GAS ARE
BASED ON THERE BEING NO REQUIREMENT
FOR A SUSPENDED FLOOR IN THE SHOWER
BLOCK AREA. INVERT LEVEL OF EXISTING
FOUL WATER DRAIN TO BE CONFIRMED PRIOR
TO WORK COMMENCING, TO ENSURE THAT THE
NEW DRAINAGE WILL HAVE ADEQUATE FALL
INTO IT IF A GROUND-BEARING SLAB IS USED.



PROPOSED PART-GROUND FLOOR PLAN SHOWING STRUCTURE OVER

SCALE 1:50 @ A1
SCALE 1:100 @ A3

- GENERAL NOTES**
- THIS DRAWING IS COPYRIGHT AND THE PROPERTY OF BELL MUNRO CONSULTING LTD. THE DRAWING MUST NOT BE REPRODUCED IN PART OR IN WHOLE WITHOUT PRIOR WRITTEN AUTHORITY.
 - THIS DRAWING MUST NOT BE SCALED BY EITHER CONTRACTORS OR OTHER CONSULTANTS ANY DIMENSIONAL OR SETTING - OUT DISCREPANCIES ARE TO BE REPORTED TO BELL MUNRO CONSULTING PRIOR TO CONSTRUCTION / FABRICATION COMMENCING.
 - THIS DRAWING MUST BE READ IN CONJUNCTION WITH THE RELEVANT BMC SPECIFICATIONS TOGETHER WITH THE APPROPRIATE ARCHITECTS AND SERVICES CONSULTANTS DRAWINGS AND SPECIFICATIONS.
 - FOR SETTING OUT OF ALL WALLS SEE THE ARCHITECT'S INFORMATION.
 - PROPPING SYSTEM TO BE TO CONTRACTOR'S DESIGN & DETAILS & TO BE REVIEWED BY BMC PRIOR TO COMMENCING WORKS.
 - FIRE PROTECTION TO ALL NEW STRUCTURE TO BE TO ARCHITECT'S DETAILS.
 - ALL TEMPORARY WORKS DRAWING, CALCULATIONS AND METHOD STATEMENTS TO BE SUBMITTED TO BELL MUNRO CONSULTING FOR REVIEW PRIOR TO WORKS COMMENCING.
 - ALL VENTILATION AND SUB-FLOOR DETAILS ARE TO ARCHITECTS DETAILS. ALL DETAILS AND PROTECTION MEASURES TO BE AGREED WITH LOCAL AUTHORITY PRIOR TO COMMENCING CONSTRUCTION.
 - WE RECOMMEND A SITE INVESTIGATION IS UNDERTAKEN PRIOR TO COMMENCEMENT OF WORKS. IF THERE IS NO SITE INVESTIGATION THEN WORK PROCEEDS AT CLIENT'S RISK AND BMC CAN ACCEPT NO RESPONSIBILITY FOR ANY ISSUES ARISING FROM NOT HAVING ONE.
 - TANKING AND DAMP PROOFING TO BE TO SPECIALIST DESIGN AND DETAILS.
 - ALL CONNECTIONS DESIGNED TO BE THE RESPONSIBILITY OF THE CONTRACTOR AND TO BE ALLOWED FOR WHEN PRICING THE WORKS. ALL CONNECTIONS TO BE DESIGNED BASED ON THE LOADS SHOWN ON THIS DRAWING.
 - WHERE PARTICULAR MANUFACTURERS HAVE BEEN SPECIFIED, ALL PRODUCTS ARE TO BE INSTALLED STRICTLY WITH ACCORDANCE WITH MANUFACTURERS RECOMMENDATIONS. RESPONSIBILITY IS UPON THE CONTRACTOR TO ENSURE CORRECT INSTALLATION PROCEDURE IS ADHERED TO.

- WALL NOTES**
- ALL MORTAR ABOVE D.P.C. LEVEL TO BE CLASS (M4) MORTAR - 1 : 1 : 6 CEMENT : LIME : SAND U.N.O.
 - ALL MORTAR BELOW D. P. C. LEVEL TO BE CLASS (M2) MORTAR - 1 : 0.25 : 3 CEMENT : LIME : SAND U.N.O.
 - FACING BRICK TO BE SPECIFIED BY THE ARCHITECT BUT IS TO HAVE A MINIMUM COMPRESSIVE STRENGTH OF 15.0 N/MM².
 - STAINLESS STEEL WALL TIES ARE TO BE PROVIDED AT 750 HORIZONTAL AND 450 VERTICAL CENTRES IN A STAGGERED PATTERN. TIES TO BE PROVIDED AT 225 VERTICAL CENTRES ADJACENT OPENINGS.

- STEELWORK NOTES**
- ALL STEEL TO BE GRADE S275 U.N.O. AND ALL FABRICATION TO BE IN ACCORDANCE WITH B.S. 5950. STEELWORK TO BE EXECUTION CLASS EXC2 IN ACCORDANCE WITH BS EN 1090-2.
 - ALL STEELWORK TO BE PAINTED WITH ONE COAT OF HIGH BUILD ZINC PHOSPHATE PRIMER TO GIVE D.F.T. OF 75 MICRONS.
 - MINIMUM BEARING OF ALL STEELWORK TO BE 150MM.

- FLOOR NOTES**
- MINIMUM BEARING OF ALL FLOOR BEAMS TO BE 100MM.

- TIMBER NOTES**
- TIMBER TO BE GRADE C16 OR C24 (REFER TO DRAWING FOR GRADE) & TREATED WITH A SYSTEM SUITABLE FOR THE EXTERNAL ENVIRONMENT WHERE APPROPRIATE.

- FOUNDATION NOTES**
- ALLOWANCE TO BE MADE FOR HAND DIG EXCAVATIONS IN VICINITY OF EXISTING DRAINAGE AND FOR ALL TEMPORARY SUPPORT AND PROTECTION OF EXISTING SERVICES AS NECESSARY.

- LINTEL NOTES**
- MINIMUM BEARING OF LINTELS TO BE 150MM AND INSTALLED IN ACCORDANCE WITH THE MANUFACTURERS RECOMMENDATIONS.

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REV	COMMENTS	DATE	BY

BMC

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CLIENT: APAM LTD

PROJECT: CORNER BLOCK, QUAY STREET, MANCHESTER

TITLE: PROPOSED OFF EXTENSION.
STRUCTURAL LAYOUTS.

DRAWN BY: MB	CHECKED BY: SB	SCALE: SEE DRAWING	DATE: 08/21
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DRAWING NUMBER: J7544 / 01	REVISION: --/--
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PRELIMINARY