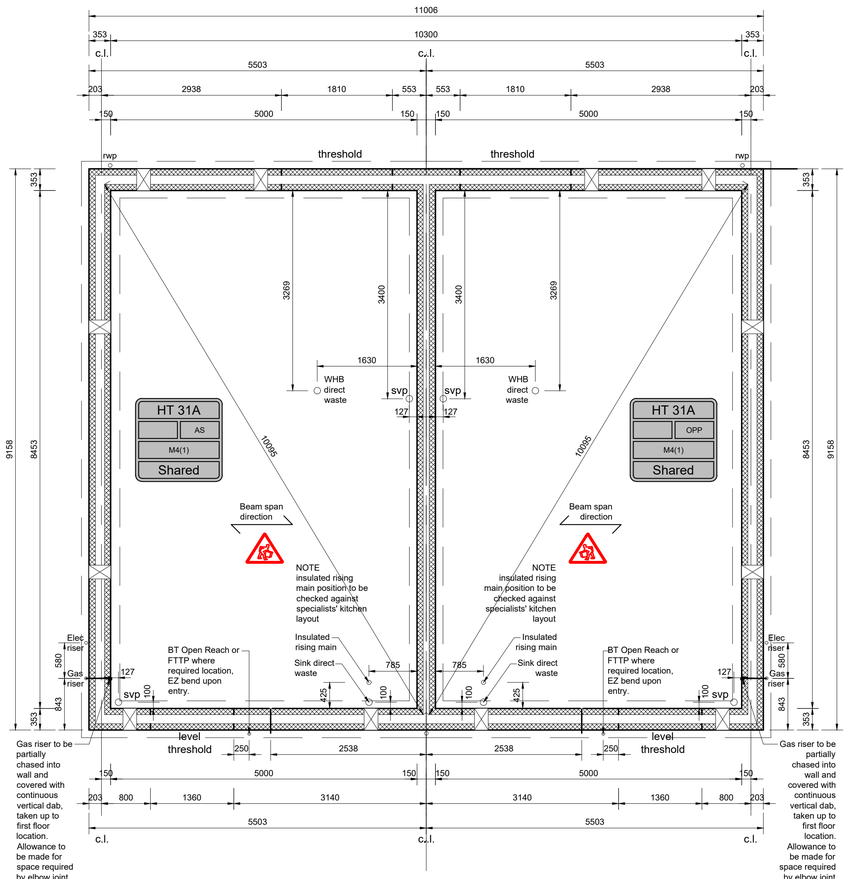
ITEMS IN ABEYANCE

1. TENURE TBC



Substructure Plan

Plot No 155, 157, 159, 167, 171, 177, 185, 195, 208, 210, 212, 214, 223, 225, 227, 229, 232

Plot No 156, 158, 160, 166, 170, 178, 184, 196, 207, 209, 211, 213, 224, 226, 228, 230, 231

0 0.5 1 1.5 2 2.5 4m

STANDARD NOTES

All masonry below DPC to be in accordance with BS EN 771. Brickwork to be durability designations F2, S2 to BS EN 998-2:2016 Specification for mortar for masonry, Part 2: Masonry mortar.

All sub structure blockwork to be in accordance with BS EN 1996-2:2006 Eurocode 6 - Design of masonry structures -- Part 2: Design considerations, selection of materials and execution of masonry and NHBC technical standards. Minimum requirements of blockwork to not be less than 1500kg/m3 or 7.3N/mm2.

Lean mix infill to be used in accordance with standards; at least 225mm below DPC level.

All substructure lintels to be 100 x 75mm pre-stressed concrete lintels. Location to be co-ordinated with individual plot drainage.

Substructure blockwork to be either Aircrete or lightweight aggregate blocks. Refer to Structural Engineers' Foundation Design for detailed information.

Any drains passing under building to be encased in 150mm granular fill. Where drains pass through walls, they are to be bridged with p.c. lintels. Ensure that the lintels clear the pipework by 50mm. Rigid board cut around pipework to prevent ingress of cavity fill.

Exact drainage positions to be checked against specified sanitary fittings

NHBC Standards States: Chapter 5.2.10 (b) Ventilation of Under Floor Voids
Voids should be ventilated by openings providing not less than 1500mm² per metre run or of external wall or 500mm² per m² of floor area, which ever gives the greater opening area. Ventilation openings should be provided on at least two opposite sides. Where this is not possible, effective cross ventilation from opposite sides should be provided by a combination of opening and air ducts. See vent schedule.

RISKS FOR BUILDING ELEMENTS:

Risk of falling down cavity opening appropriate safety measures to be implemented;

Lifting hazard of ground floor beaMBD appropriate lifting equipment to be used.

KEY OF SYMBOLS

LIFTING HAZARD

Tanking

Please Note:

This drawing can only be scaled for planning purposes. Dimensions to be checked on site and any discrepancies are to be highlighted to the Architect prior to construction.

Topographical / Ordnance Survey information shown has been prepared by a third party, HGP accept no responsibility for accuracy or completeness of the survey.

This drawing is to be read in conjunction with all other project drawings, construction notes and / or project specifications including those by other project consultants and specialists. All discrepancies should be reported immediately.

Design subject to detail development / approval. Measurements and accommodation schedules subject to amendments following coordinated input by others. Costings cannot be finalised until approval /confirmation by relevant authorities and Client.

Risk Schedule

For further information refer to HGP's M07 documents

Places for People

Rev.	Description	DATE	DB	CB
C1	Issued for Construction	26/04/24	GTB	RC
T1	Tender issue	05/01/24	GTB	RLC
P1	Preliminary issue	20/10/23	GTB	RLC

Substructure Plan
Phases 1B & 1C - Sheet 22

PROJECT	**JOB NO.**
Manston Green, Ramsgate	23.016
SCALE @A1	**DATE**
1:50@A1	Oct 2023
DRAWN BY/CHECKED BY	**REVISION**
GTB/RLC	C1
DWG#	**STATUS**
23.016_SUB_A_031	Constuction

hgp

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