

Bay Schedule

150 x 110 Normal HB EC2								
Bay	Quantity	Length	Bay	Quantity	Length	Bay	Quantity	Length
1	13	4000	2	14	4000	3	13	4025
4	7	4575	4	8	4025	5	6	2775
6	13	4000	7	8	4000	7	7	4575
8	2	1000	8	12	3250	9	8	3000
9	1	1375	9	1	650	9	1	2725
9	1	2825	9	1	2925	10	12	2775

Floor Area	239.48 m ²	Floor Length	466.03 m	Beam Weight	14.67 tonnes
Block Quantity	330 Nos.			Block+Poly Weight	8.05 tonnes

PLOT: 138,139,140

DENOTES BEAM AND CONCRETE INFILL BLOCK TO BIN STORE BIKE STORE.

DENOTES COMMUNAL AREA

Ancillaries
Slips: (385x100x40mm) 60 Nos.

OverBoard System	
Infill Panels	
Insulation: Grey	
270: 61 Nos.	
540: 215 Nos.	
OverBoard - 80mm	
Insulation: Grey	
2400x1200:70 Nos.	
Closure Units 100mm	
Large: 154 Nos.	
Small: 56 Nos.	
Closure Units 140mm	
Large: 0 Nos.	
Small: 0 Nos.	
Start Panels	
300: 24 Nos.	
End Panels	
300: 25 Nos.	
Infill Panels (New)	
440: 3 Nos.	

△ Loading data
The loading data tabled below or noted on the layout should not be exceeded in the permanent or temporary condition. This includes the use of MEWPS + stacking of materials.

Design
PC beam design to BS EN 1992-1-1:2004 & BS EN 1992-1-2:2004.
Manufacture
Manufactured to BS EN 15037-1:2008.
Tolerance guidance based on BS EN 13369:2013 & BS EN 15037-1:2008.

Floor Fire Rating: 30 Mins

Loadings:KN/m ²	General	Communal	Bin & Bike Store
SUPERIMPOSED	1.50	3.00	2.50
PARTITIONS	0.50		
SCREEDS & FINISHES			
STRUCTURAL TOPPING	1.80	1.80	1.80

Finishes (dwellings) 75mm structural concrete topping
Finishes refer to EPS supplier guidance for specification.
Finishes (garage/communal) 75mm structural steel mesh reinforced concrete topping
Block Density kg/m³ 17 (EPS) 2000 (concrete)

T beam detail key

- ▶ Installation start point
- 540 s Indicates block widths
- 3700mm - 7150 Beam length & type
- ⊕ Svp / rwp
- ⑩ Bay number (ref only)
- Block partitions considered. (any variance to load shown please consult FPM design.)
- Point loads considered. (any variance to those shown please consult FPM design.) Refer to detail where load exceeds permissible EPS capacity.

Mark Reeves Ref. 16.03.26
Architects

Status A

Fabrication, manufacture or construction may proceed in accordance with the submitted drawing / specification / document

Notes:

Shower Zone note: Possible supplier (Impey/Coram) advice is to shutter the entire area (1.2x1.2m) of the recessed shower to allow later installation of pre-formed tray with hand pour screed locally

Supply Only

Construction Issue

Notes:
The Construction (Design and Management) Regulations 2015
If you are unsure of your responsibilities please refer to the HSE website.
The notes and loading details shown should be read by all CDM dutyholders alongside the layout drawing, section details and additional notes. Whilst we do not go in to specifics such as, working at heights, slips and trips etc, where △ is shown in the notes and on the drawing some potential hazards/ risks are identified and should be assessed accordingly by the main contractor and his design team prior to any site works commencing.

All installation work should be carried out in accordance with the Precast Flooring Federations Code of Practice which is available as a free PDF download from www.precastfloors.info
The FP McCann GA's should be read in conjunction with all other relevant drawings from the contract design team e.g Architects, engineers, Steel fabricator etc. Under no circumstances should the FP McCann drawing be used to set out and construct the supporting structure.

△ Lifting, handling and site stacking of concrete beams to be in accordance with F P McCann T Beam Handling guidance note.

△ Bearing
All bearings for FP McCann beams are to be provided true to line and level by the General Contractor unless stated otherwise. Generally a minimum 100mm on blockwork and 75mm on steel. The project Engineer/ Architect is responsible for the design of all supporting structural elements, e.g. Steel beams, blockwork and brick walls etc in both the permanent and temporary condition. Consideration should be given to the stability of the structural elements and temporary loads during the erection of the FP McCann beams.

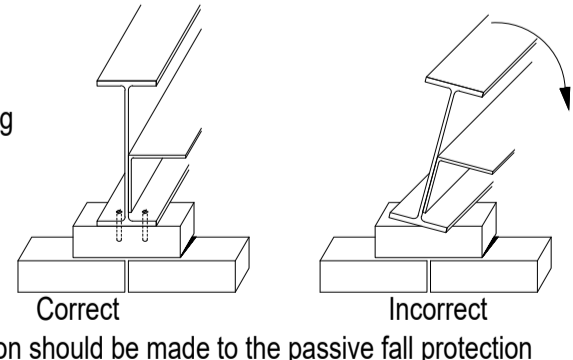
It is a requirement that all non-load bearing walls be left one course down to aid fixing and be completed afterwards.

△ Isolated Load Bearing Steel Beams
Isolated steels must be fixed and temporary propping should also be incorporated where the 'fixed' steel beams are likely to torsionally deflect during the installation of the precast. Fixings should not hinder the installation and the design should be checked for temporary loading to avoid torsional collapse during the construction phase. Consideration should be made to the passive fall protection where temporary works such as props are specified.

△ Temporary Works
FP McCann will not be responsible for the design, supply, erect, maintain and dismantle of any temporary works. This is to be carried out by / in accordance with the main contractors temporary works engineer.

△ Infill blocks to comply with BS EN 15037-2 for use in beam and block floors and must not exceed mass specified in the loads tabled. Where blocks are built into load bearing walls the compressive strength must be equal to or greater than that of the blocks used in the wall construction.

△ Infill blocks may be left out where service pipes are located. Any resultant infill around the service pipe remains the responsibility of the main contractor.



△ This floor must be grouted with a 6:1 sand/cement grout, brushed into all joints prior to commencement of following trades. Where 2 or more beams are positioned side by side, the joint between them must be filled with grade C25/C30 concrete by others.

△ Garages and beam and concrete block areas with a live load in excess of 3.0kN/m2 to have a concrete screed applied with minimum A98 mesh reinforcement. The Project Engineer must consider block strengths for non domestic loadings.

△ We have not included in our design for our units to support any upper floor or roof loads. Allowances should be made for this when determining bearing levels, screed or structural topping depths. Designed screed or structural topping depths should be taken from the mid point of the unit. Differential cambers or level differences can occur particularly where neighboring units are of differing lengths and neighboring bays span perpendicular. Where a directly applied rigid finish is intended, leveling screeds or similar may be necessary before application by the general contractor. For further guidance on upward cambers please consult FPMcCann design.

EPS floor systems consisting of concrete beams, EPS blocks, EPS top sheets + structural toppings:
△ Concrete beams must be laid in the positions shown on the above layout. (with a DPC beneath.)

△ This floor is not suitable for use as a working platform until screeded. Pedestrian access should be avoided to prevent damage to exposed polystyrene and suitably protected where this is unavoidable. To prevent damage and overloading of polystyrene infill whilst laying the concrete topping, do not drop concrete from height and limit heaps to 300mm.

△ Polystyrene Infills to be butted tightly between beams and against supporting walls but never built into them. (concrete closure blocks must be built in.) Starter and end infill panels must be a maximum width of 300mm from the adjacent wall with the flat face of the panel achieving a tight friction fit against it. Starter / End panels may be cut with a hand saw to the size identified on the layout. Surplus offcuts from each run of infills to be used to start the next. Avoid waste by utilizing any panel greater than 300mm. Gaps in non standard beam spacings may be filled using make up panels to a maximum of 440mm, these can be cut on site to the dimension shown on the layout.

△ EPS top sheets are laid over the floor and cut with a hand saw to accommodate service pop ups and part width sheets where necessary. Sheets should be closely butted and joints should not be located over beams. Where a membrane is not in place joints should be taped.

△ Structural concrete toppings must be in line with the EPS suppliers specification. Membranes under the topping (if required by the building designer) must be fold / riple free. Creases can act as crack inducers. Reference should be made to the EPS suppliers data sheets not only for suitable toppings but also other general good practices when adopting this floor system.

Revision	Revision Notes	Rev. Date	Initial
C4	Stair details updated	25/02/2026	MGR
C3	Revised as per comments	30/01/2026	VIG
C2	Revised as per comments	27/01/2026	VIG
C1	Issued for Construction	09/01/2026	VIG
P3	Revised as per Comments	05/12/2025	VIG
P2	Revised as per Comments	01/12/2025	VIG
P1	Preliminary issue for comments	09/06/2025	NHK

CLIENT:
Taylor Wimpey

PROJECT:
Grange Farm, Bovingdon Phase 2

DRAWING TITLE:
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DATE 09/06/2025	DRAWN BY NHK	CHECKED BY VIG	SCALE @ A1: 1:50
CONTRACT NUMBER:	DRAWING NUMBER:	REVISION:	C4