

NOTE: Report all errors and omissions to the Architect. All dimensions to be checked on site before fabrication.

Contractors must verify all dimensions on site before setting out, commencing work, or making any shop drawings.

- All dimensions must be checked on site
- All setting out to be checked on site
- All levels must be checked on site and their datum confirmed
- This drawing must be read in conjunction with the relevant specification clauses
- This drawing must not be used for land transfer purposes

- GENERAL NOTES:**
- All existing building fabric is indicative only & subject to on site investigations by Main Contractor;
 - All masonry & timber stud walls to have Ancon (or similar approved) head lateral restraints suitable for the wall construction as advise and installed by the manufacturer's guidance & recommendations;
 - Ceiling/ Upper Floor joists to be supported on heavy duty galvanised hangers (not built in);
 - All timber/ blockwork wall setting out dimensions taken to stud/ block face.
 - Base drawing 'magenta' referenced Twickenham Surveys topographic survey & measured building survey plans & elevations including (Dwg Ref 20157L.Sa) & Elevations (Dwg Ref 20157Ea) for setting out purposes. Main contractor is to bring any inconsistent geographic features etc to the Architect's attention prior to construction.

STRUCTURAL ENGINEER:

ALL FOUNDATIONS, FLOOR STRUCTURE, MASONRY WALLS, STEELWORKS, LINTELS & ROOFS TO STRUCTURAL ENGINEER'S DESIGN & SPECIFICATION. S/ENG TO ADVISE UPON ADDITIONAL LOADINGS TO EXISTING FLOORS AND TO DESIGN INFILL MASONRY WALLS/ FOUNDATIONS TO THE EXISTING PROPERTY.

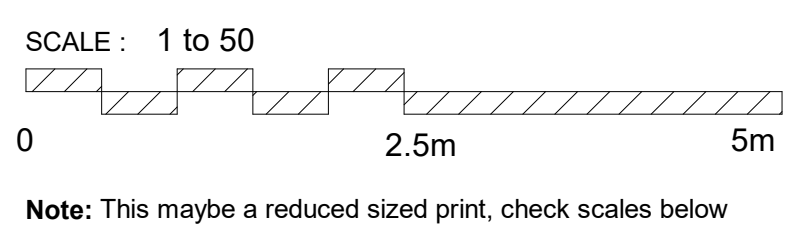
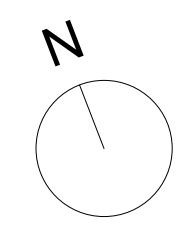
This drawing is to be read in conjunction with all other consultant drawings & specifications.

MANUAL HANDLING

ALL WORK TO BE CARRIED OUT BY COMPETENT PERSONNEL ONLY WITH APPROPRIATE TRAINING & WEARING APPROPRIATE PERSONAL PROTECTIVE EQUIPMENT. ALL MANUAL HANDLING TO BE CARRIED OUT IN ACCORDANCE WITH HSE GUIDANCE DOCUMENT 'MANUAL HANDLING AT WORK' WITH MAXIMUM 20KG & 15KG FOR MEN & WOMEN RESPECTIVELY. ALL HIGH RISK ELEMENTS TO BE IDENTIFIED BY THE CONTRACTOR/ SUB-CONTRACTOR AND TO HAVE METHOD STATEMENTS IN PLACE AND AGREED WITH THE MAIN CONTRACTOR PRIOR TO UNDERTAKING ANY SITE WORKS.

LEGEND

- Movement Zone
- Accessible Threshold
- Part M compliant new staircase
- Movement Zone (WC/ Basin)
- AD M4(2) Accessible + adaptable dwellings



T1	Apartment updated to M4(2) compliance	EP	27/02/2025	MAS
Revision	Description	Drawn	Date	Checked

Client's Name
JP&S Investment Limited

Job Title
152-154 Uxbridge Road, Hayes

Drawing Title
Proposed Ground Floor AD Part M Compliance Plan (BLOCK B)

Scale
As indicated @A1

Job No
1211

Drawing No
210-B

Status
TENDER INFORMATION

Rev
T1



Arena Business Centre
Abbey House
282 Farnborough Road
Farnborough
Hampshire
GU14 7NA

T| +44 (0)1276 402 433
M| +44 (0)777 208 3303
E| mike@ms4architects.co.uk

