

The contractor is responsible for checking dimensions, tolerances and references. Any discrepancy to be verified with the Architect before proceeding with the works. Where an item is covered by drawings to different scales the larger scale drawing is to be worked to.

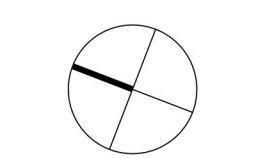
Do not scale drawing. Figured dimensions to be worked to in all cases.

CDM REGULATIONS 2015. All current drawings and specifications for the project must be read in conjunction with the Designer's Hazard and Environment Assessment Report.

Generally, buildings have been designed with reference to the guidance in Approved Document B (Fire Safety), Volume 1, 2019 Edition. Fire Strategy to be further developed through detailed design to demonstrate compliance. It is noted that Regulation 7(2) will apply to Relevant Buildings.

Open-plan flats consider the guidance in BS 9991:2015 and should be fitted throughout with a Grade D1/D1 fire alarm and fire detection system in accordance with BS 5839-6:2013, and an AIFSSS.

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Level 00



Level 06



Level 01



Level 07



Levels 02 & 03



Level 08



Level 04



Levels 09 & 10



Level 05

AFFORDABLE RENT	Type	Hab. Rooms	No.	Σ Hab. Rooms	%
	1B2P	2	12	24	6.0
	2B3P	3	5	9	6.7
	2B4P		4		
	3B4P	4	4	8	8.0
	3B5P		4		
SUB-TOTAL			29	83	20.7

SHARED OWNERSHIP	Type	Hab. Rooms	No.	Σ Hab. Rooms	%
	1B2P	2	18	36	9.0
	2B3P	3	6	9	6.7
	2B4P		3		
	3B4P	4	3	6	6.0
	3B5P		3		
SUB-TOTAL			33	87	21.7

PRIVATE SALE	Type	Hab. Rooms	No.	Σ Hab. Rooms	%
	1B2P	2	24	48	11.9
	2B3P	3	2	60	44.7
	2B4P		58		
	3B5P	4	1	4	1.0
SUB-TOTAL			85	232	57.6

TOTAL			147	402	100
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- Key**
- Affordable rent
 - Shared ownership
 - Private sale

Internal apartment layouts amended to client instruction. Fire strategy to be established at detailed design stage.

Rev	Date	Description	Rev	Date	Description
A	18/02/21	Revision of Level 05	RJE	BW	
			RJE	BW	
			Dm	Ckd	

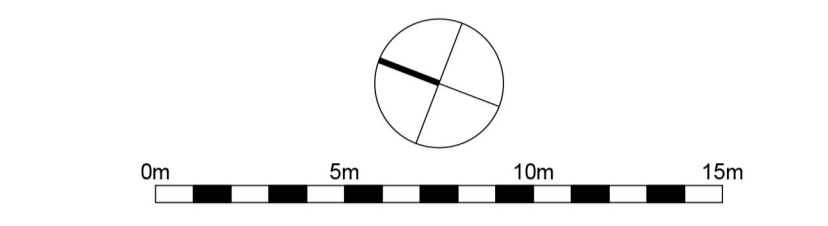
TOWN QUAY, BARKING
Proposed Residential Tenure

AA8145-2403 **REV A**
FOR INFORMATION

Drawn: RJE Checked: BW Date: 18/02/2021 Scale: @ A0 NTS



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 Generally, buildings have been designed with reference to the guidance in Approved Document B (Fire Safety), Volume 1, 2019 Edition. Fire Strategy to be further developed through detailed design to demonstrate compliance. It is noted that Regulation 7(2) will apply to Relevant Buildings.
 Open-plan flats consider the guidance in BS 9991:2015 and should be fitted throughout with a Grade D LD1 fire alarm and fire detection system in accordance with BS 5839-6:2013, and an AWFS.
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Key
 Public realm area

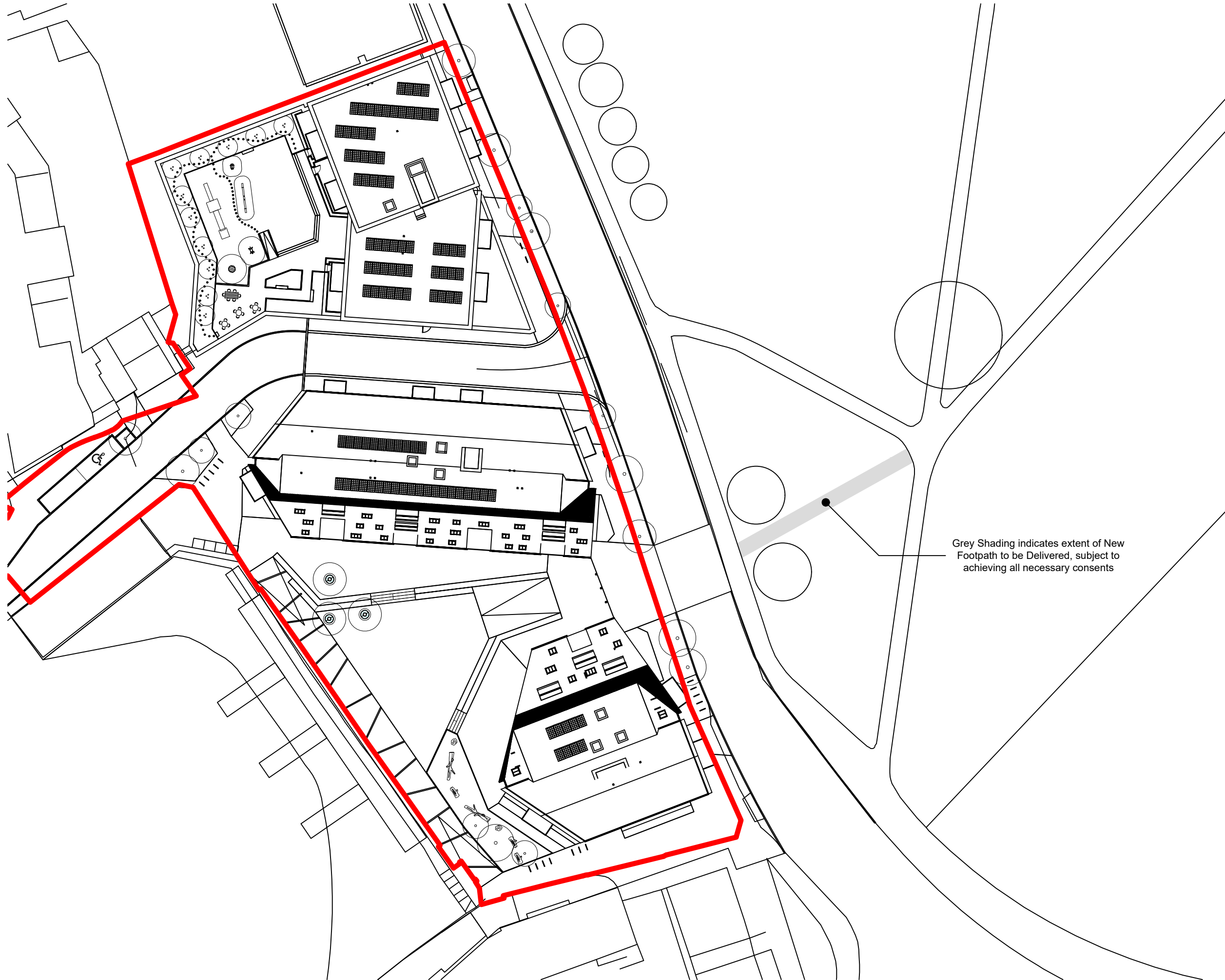


Internal apartment layouts amended to client instruction.
 Fire strategy to be established at detailed design stage.

Rev	Date	Description	R/E	BW	Dwn	Ckd
-	19/02/21	First issue				

TOWN QUAY, BARKING
 Proposed Public Realm Area

AA8145-2404 **REV -**
 FOR INFORMATION
 Drawn R/E Checked BW Date 19/02/2021 Scale @ A1 1:200

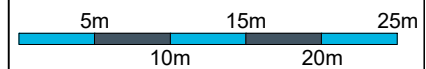


Key Plan

Notes:

Rev

01



PLANNING

Title
Site Plan Showing Location of Potential Abbey Green Footpath

Site
WH190S - Town Quay, Barking

Date	Drawn	Checked
March 2021	MS	-

Scale
1:500@A3

Drawing No.	Rev
WH190S/21/P/10.1000	-



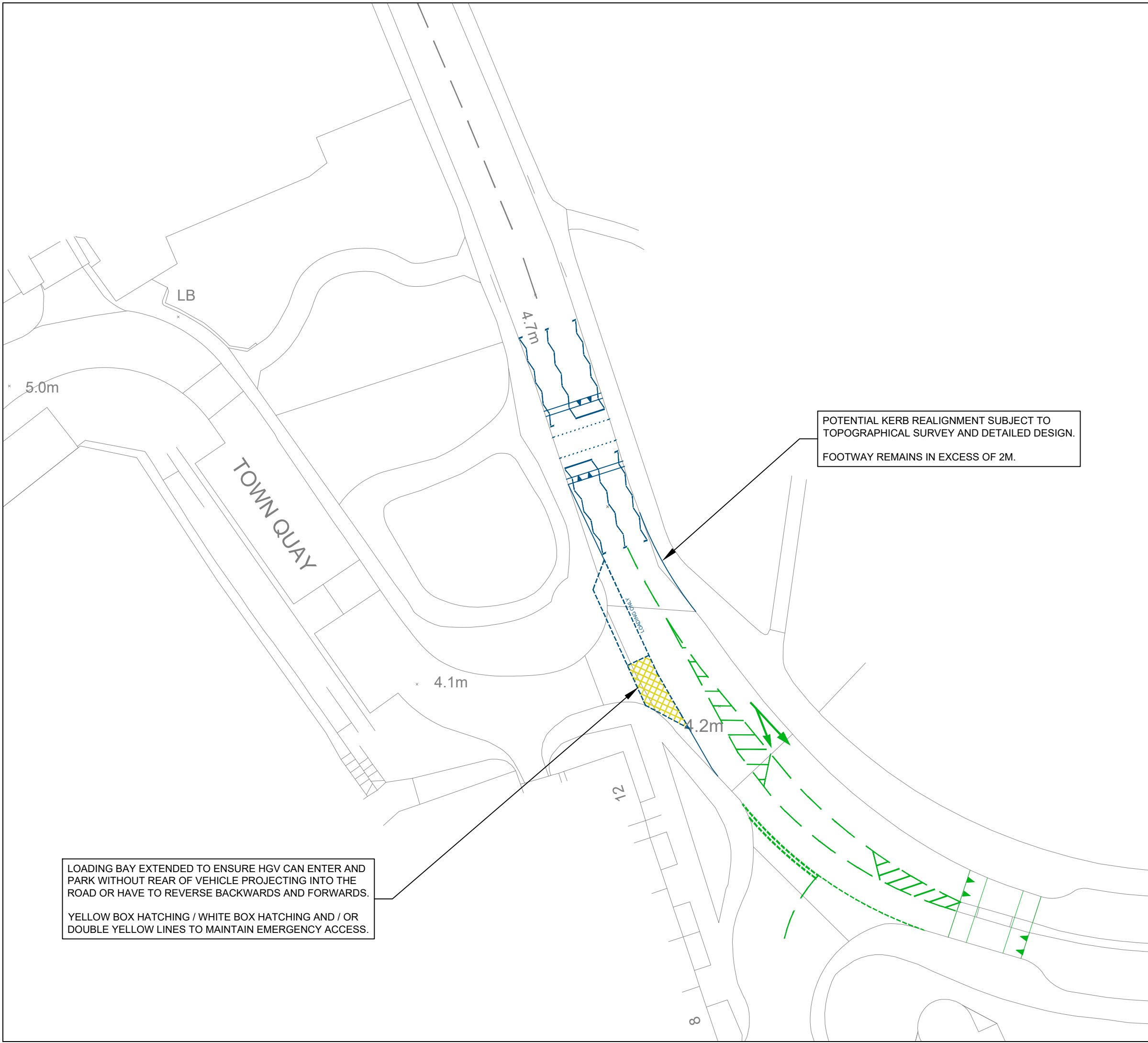
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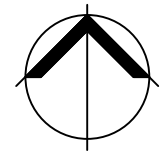


POTENTIAL KERB REALIGNMENT SUBJECT TO TOPOGRAPHICAL SURVEY AND DETAILED DESIGN.
FOOTWAY REMAINS IN EXCESS OF 2M.

LOADING BAY EXTENDED TO ENSURE HGV CAN ENTER AND PARK WITHOUT REAR OF VEHICLE PROJECTING INTO THE ROAD OR HAVE TO REVERSE BACKWARDS AND FORWARDS.
YELLOW BOX HATCHING / WHITE BOX HATCHING AND / OR DOUBLE YELLOW LINES TO MAINTAIN EMERGENCY ACCESS.

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KEY:
 EXISTING HIGHWAY WORKS
 PROPOSED HIGHWAY WORKS



C	03.03.2021	AMENDED KERBLINE	AP	RJ	CB
B	03.03.2021	AMENDED NOTE	AP	RJ	CB
A	01.03.2021	REVISED CROSSING LOCATION & AMENDED KERB LINE	AP	RJ	CB
REV	DATE	AMENDMENTS	DRAWN	CHK	APP

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PROJECT
TOWN QUAY, BARKING

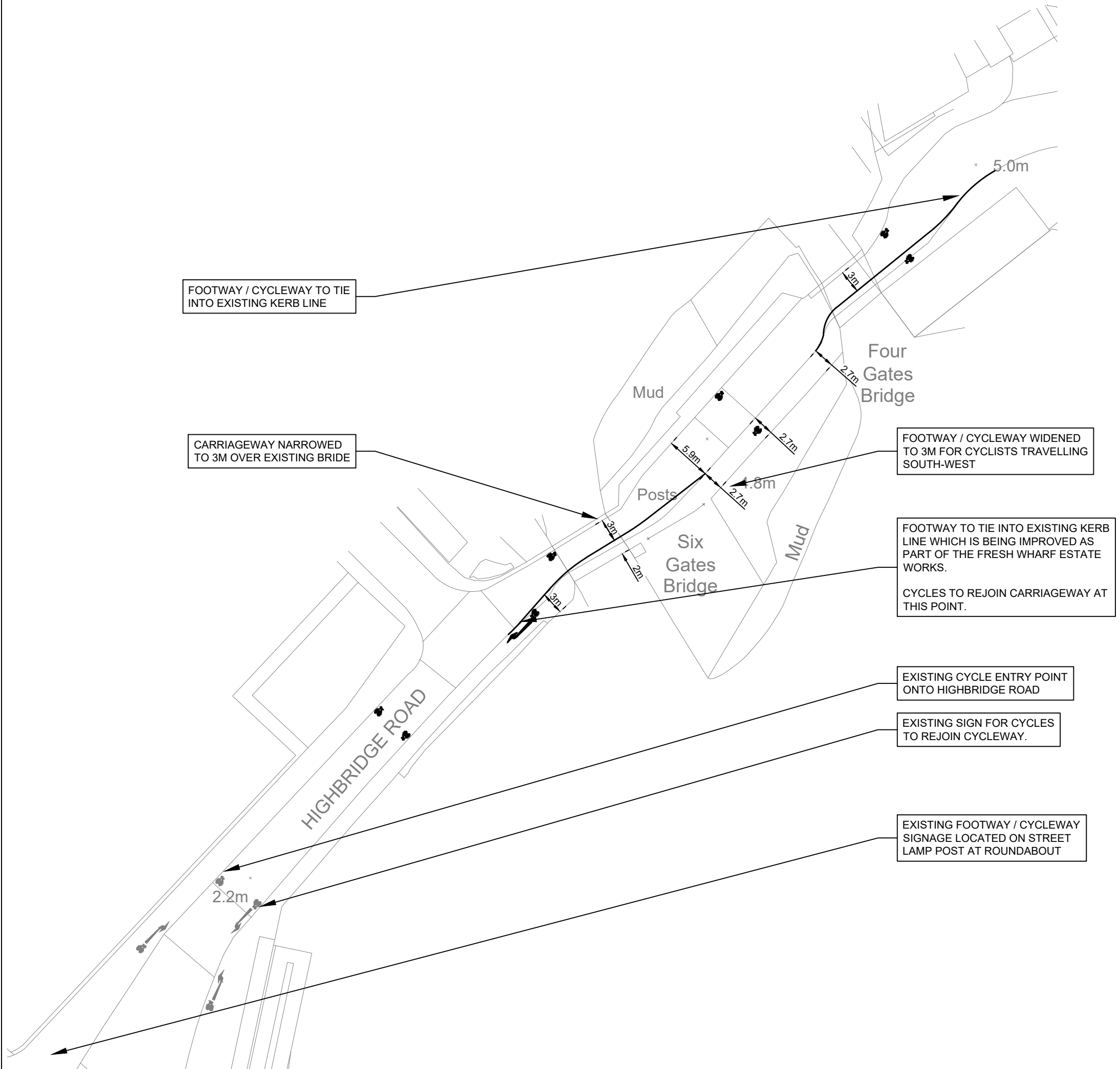
TITLE
PROPOSED ABBEY ROAD TRAFFIC CALMING ARRANGEMENT

DRAWN BY AP CHECKED BY RJ DATE 26.02.2021 APPROVED BY CB DATE 26.02.2021

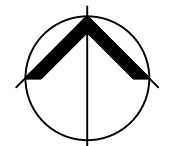
SCALE @ A3 1 : 500 DATE 26.02.2021

PROJECT NO. 12-T095 DRAWING NO. 09 REV. C

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B	03.03.2021	AMENDED CYCLEWAY MARKINGS	AP	RJ	CB
A	01.03.2021	AMENDED FOOTWAY / CYCLEWAY	AP	RJ	CB
REV	DATE	AMENDMENTS	DRAWN	CHK	APP

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 TOWN QUAY, BARKING

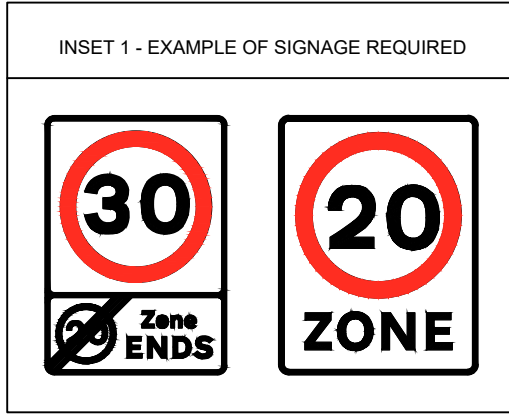
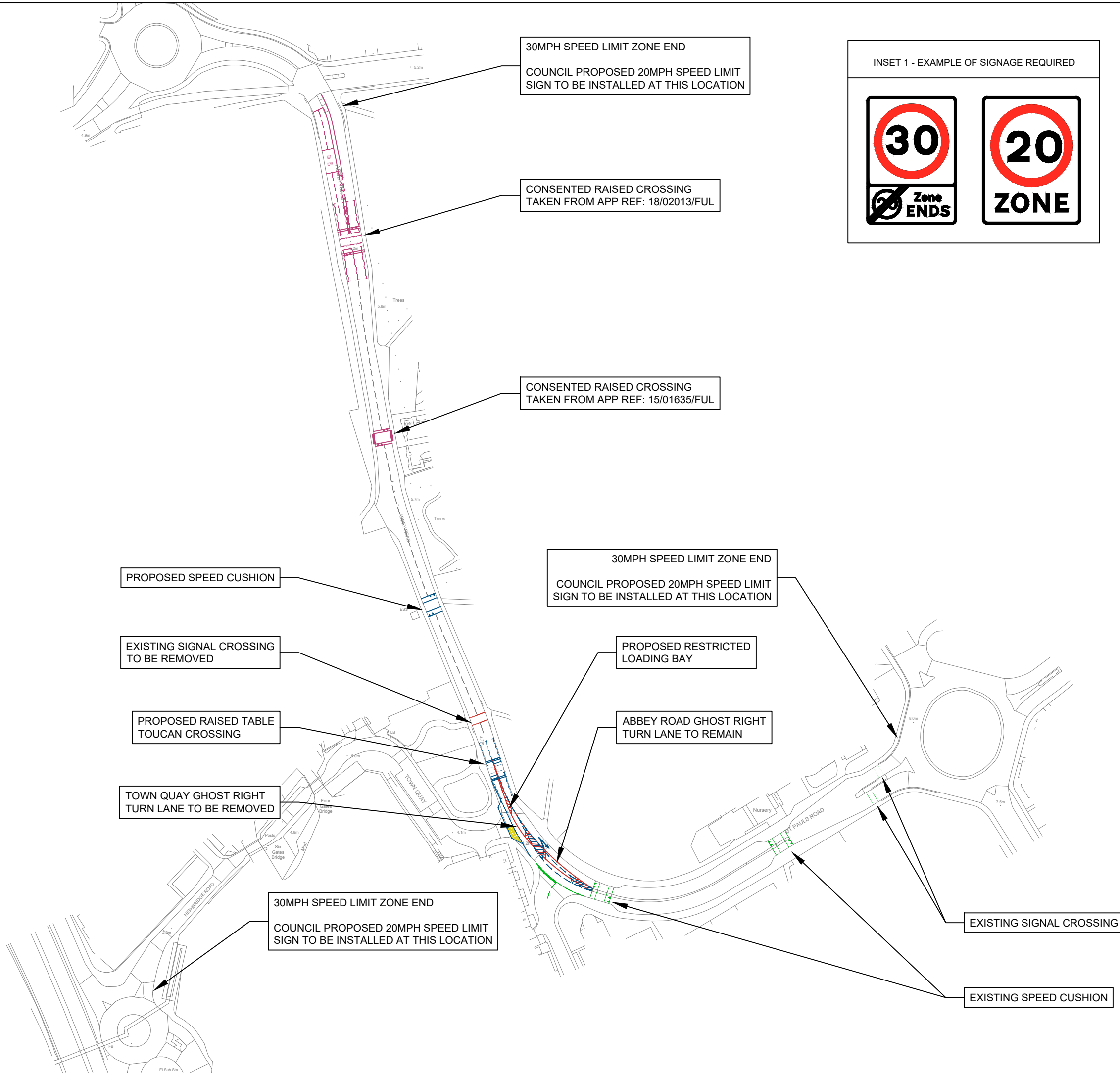
TITLE
 PROPOSED FOOTWAY / CYCLEWAY ARRANGMENT

DRAWN BY AP	CHECKED BY RJ 26.02.2021	APPROVED BY CB 26.02.2021
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SCALE @ A3 1 : 500	DATE 26.02.2021
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PROJECT NO. 19-T095	DRAWING NO. 10	REV. B
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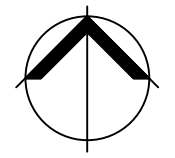
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- PROPOSED HIGHWAY WORKS
- REMOVED HIGHWAY WORKS



REV	DATE	AMENDMENTS	DRAWN	CHK	APP
B	03.03.2021	MINOR AMENDMENTS	AP	RJ	CB
A	01.03.2021	REVISED CROSSING LOCATION & AMENDED KERB LINE	AP	RJ	CB

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PROJECT
 TOWN QUAY, BARKING

TITLE
 PROPOSED ABBEY ROAD TRAFFIC CALMING &
 POTENTIAL COUNCIL 20MPH ZONE

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