

<p align="center">INTERMITTENT EXTRACT VENTILATION:</p> <p>Kitchen = 30L/S Adjacent hob; Utility = 30L/S; Bathroom = 15L/S; En-Suites = 15L/S; Ck's = 6L/S</p> <p align="center">PURGE VENTILATION:</p> <p>All windows to habitable rooms to open more than 30 deg's: each habitable room to be provided with an openable window(s) with an opening area equal to 1/20th of the rooms floor area.</p>

STAIRCASE - GRD-1st
13 equal risers of 209.38mm; Going = 234mm; Pitch 41.82°; Width over strings - 860mm


ROOF VENTILATION (TYPE 1)


An impermeable roofing underlay (Type 1F / HR) is to be draped over all roof pitches, with Rytons OFV1000 (or similar approved) over fascia ventilator providing ventilation equivalent to a continuous 10mm opening at eaves level, and Glidevale Fulmetal Rediroll ventilated dry ridge system (or similar approved) providing ventilation equivalent to a continuous 5mm opening at ridge level.

PADSTONE SCHEDULE				Padstones and steel beam sizes as per SE Drawings ← Refer to specialist for joist sizes
REF	LENGTH	DEPTH	WIDTH	
P1	215	215	100	
P2	440	215	100	
P3	600	215	100	

Refer to M&E Drawings for Underfloor heating details

GENERAL ARRANGEMENT PLANS - WALL LEGEND


 Frost resistant quality facing brickwork 20N Brickwork laid in minimum class iii (M4) mortar.

 Celcon Standard blockwork to inner leaf only. Medium dense blockwork to outer leaf to be laid in minimum class iii (M4) mortar.

Compressive strength 7.3N/mm² to the Ground Floor, minimum class iii (M6) mortar (unless otherwise noted) & 3.5N/mm² minimum class iii (M4) mortar (unless noted otherwise noted) to first, second floor roof level.


Note-All external wall cavities to be 125mm unless otherwise specified.

70mm British Gypsum Gyplframe 70SSO C" stud system, with studs at 600mm centres. 12.5mm Gyproc Soundproof plasterboard each side with tapered edges, finished as per internal spec.


 Moisture resistant plasterboard to bathroom with studs at 400mm centres.


70mm Battenslag Board with 12mm Ply Sheathing as per SD3022.

12.5mm Gyproc Soundproof plasterboard each side with tapered edges, finished as per internal spec.

 Moisture resistant plasterboard to bathroom with studs at 400mm centres.

63x38mm timber studs @ max 600mm centres. 50mm Isover acoustic partition roll (APR 1200) to be installed between studwork for the entire wall panel.

 Movement joints





 Denotes the position of the external cavity fire Soc.

IMPORTANT NOTE:










ALL EXTERNAL WALLS TO INCORPORATE BRICKFORCE SBF30W60 BED-JOINT REINFORCEMENT TO INNER LEAF OF BLOCKWORK 2x COURSES ABOVE & BELOW ALL OPENINGS & TO PROJECT A MIN. 600mm BEYOND OPENING.









ELECTRICAL KEY










This electrical legend is to be read in conjunction with the internal specification & M&E consultants details if applicable with any discrepancies being reported to the site manager. Doorbells, light switches, entryphones, etc. should be fixed no higher than 1200mm above FFL. TV, BT & power sockets should be fixed no lower than 450mm above FFL. All wall lights to be fitted at 2100mm above FFL.










Symbol	Description
	Flush double switch socket.
	Flush double switch socket with 2 USB points.
	External socket.
	13A flush unswitched spur.





Where switches are located
all in the same wall, use
2/3/4 gang switches.

Symbol	Description
	Flush double switched socket 200mm above kitchen work top with 2 USB points
	Flush rocker light switch, 1,2 or 3 way switched.
	Ceiling rose light point.
	LED downlighter light fitting.
	Under-stair oval bulkhead wall mounted light.
	External Wall light.
	Batten holder light fitting.
	Door bell push.
	Door bell sounder.

Symbol	Description
	Flush double switched socket 200mm above kitchen work top.
	13A Flush unswitched outlet 300mm below kitchen work top.
	Flush 30A cooker switch 200mm above kitchen work top.
	Gas point.
	Shower head & control position.
	Ceiling mounted extract fan.
	Isolator switch.
	Shaver socket.

Symbol	Description
 2	Dual TV/ FM point 1xCT100 cabling (diplexer)
	Single slave phone socket 1xCAT 6 cabling.
	RJ45 data point
	HDMI port (4 & 5 beds only)
	Immersion heater switch, located in AC.
	Rad/Rail.
	Heating control programming switch.
	Grid switch.
	Thermostat.

Symbol	Description
	Carbon Monoxide Detector.
	Smoke Detector.
	Heat Detector.
	For sites with FTTP refer to SD/1002.
	For sites with FTTC refer to SD/1003.
	For full lounge plate specification refer to CALA Group Internal Specification.
	Intruder Alarm unit to Nacoss Standard
	Alarm Panel
	For sites where virgin is to be provided, Virgin Media will provide a relationship agreement.

VIRGIN	provided adjacent to the low level Lounge Plate in the lounge, and next to the TV/FM socket within the Family Room and Master Bedroom.
	External wall mounted Electric Meter
	British Telecom Point
	Hyper Optic Point
	Underfloor Heating Manifold

Notes

All dimensions to be checked on site prior to the commencement of construction and any discrepancy should be reported to the Site Manager.

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Sub-Contractors MUST ensure that they have the latest issue drawing before they commence work on site.

This drawing is to be read in conjunction with all relevant Specifications, schedules and Engineers details.

RWP/MJ positions to be finalised on
Architects drawings on an individual site
by site basis

Meter positions to be finalised on
Architects drawings on an individual site
by site basis

Radiator positions shown as per M&E drawings. Sizing of radiators & towel rail are shown indicatively check M&E drawings for correct sizing.

□EVC: Indicative position of EVCP-
If remote, see External works
drawing for position. EVC is
remote for plot 175

W	07.10.25	Boxing removed, switches moved, WC light switch	
		Blockwork reinstated as circled	
U	12.06.25	Kitchen call out for 164, TV point added, kitchen sink	
		and DW adjusted to under window, door handed	
T	09.05.25	Grid & Program switch relocated	
S	14.04.25	Brick panel near the door omitted, Canopy adjusted	SI
		Store Door 03 amended to 686 door,	
R	28.02.25	Canopy width amended, Depth dims amended,	SI
O	18.02.25	1/2 height boxing added for semi pedestal	Z
P	06.01.25	Door 04 handed, Light switches & Thermostat relocated	
O	05.01.25	Tile hanging taken back to the electric meter. Part	
		ext wall changed to brick, Dim added	
N	29.01.25	Carbon Monoxide detectors removed,	
M	10.01.25	Kitchen coordinated with new supplier layout, M&E	
		coordinated, sockets coordinated, Stud wall added	
		to downstairs cupbd	
L	11.12.24	Kitchen coordinated with supplier, H&P coordinated	Z
		HWC re-positioned	
K	16.11.24	Detail Ref tags coordinated,	
		Garden room hatch switched to blockwork	
J	10.10.24	Front door moved 30mm, WC walls adjusted,	
		DD1 drainage position adjusted to suit WC layout,	
		Win. 05 to plot 164 only	
I	23.09.24	EVIC location for NMA amendment, wall key amended	
H	09.08.24	ASHP added, Ext tap repositioned, Sec BB added	S
Rev	Date	Description	



Job title

Brooklands College
Weybridge

Drawing title

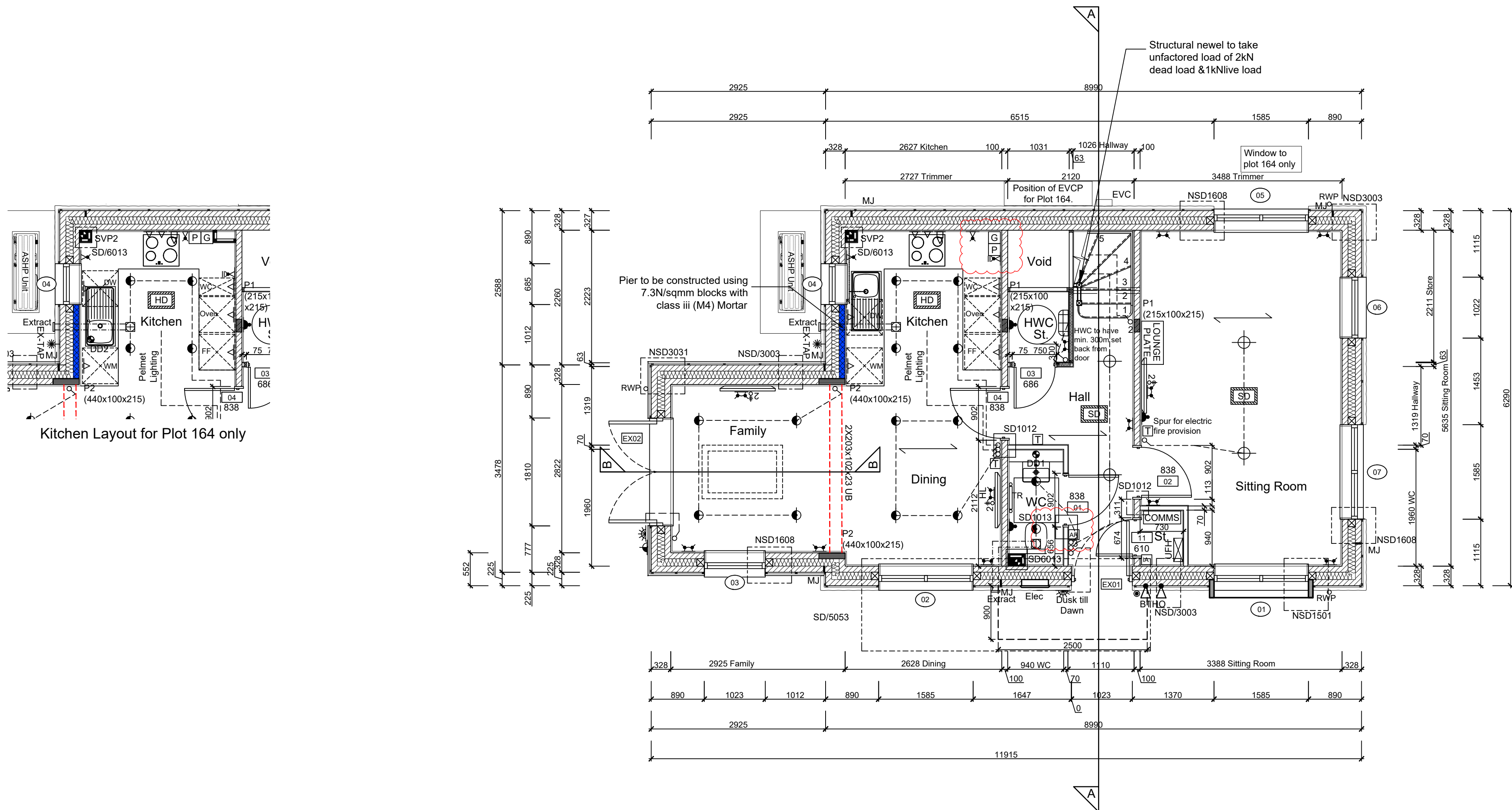
House Type 2
Everglade Type 1
Plots: 164 & 175
Ground Floor Plan

Scale	1:50 @ A1	Date	May 2023
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Rev.	W	Drawn	RR
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Dwg No

SA00394-0008-A-HT2-GA



GROUND FLOOR LAYOUT

SCALE 1:50