

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

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 ii (M4) mortar.
	Calcon Standard blockwork to inner leaf only. Medium dense blockwork to outer leaf to be laid in minimum class iii (M4) mortar.
	70mm British Gypsum Gyprock 70S50 °C stud system, with studs at 600mm centres. 12.5mm Gyproc Soundbloc plasterboard each side with tapered edges, finished as per internal spec. Moisture-resistant plasterboard to bathroom with studs at 400mm centres.
	70mm Butressing Wall with 12mm Ply Sheathing as per SD/3022.
	12.5mm Gyproc Soundbloc 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.
	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
	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 blanking plates are to be 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

SE to advise on trimmer postion for Stair

Extract locations to be confirmed by Vectaire

Refer to M&E drawings for all ductwork & pipework

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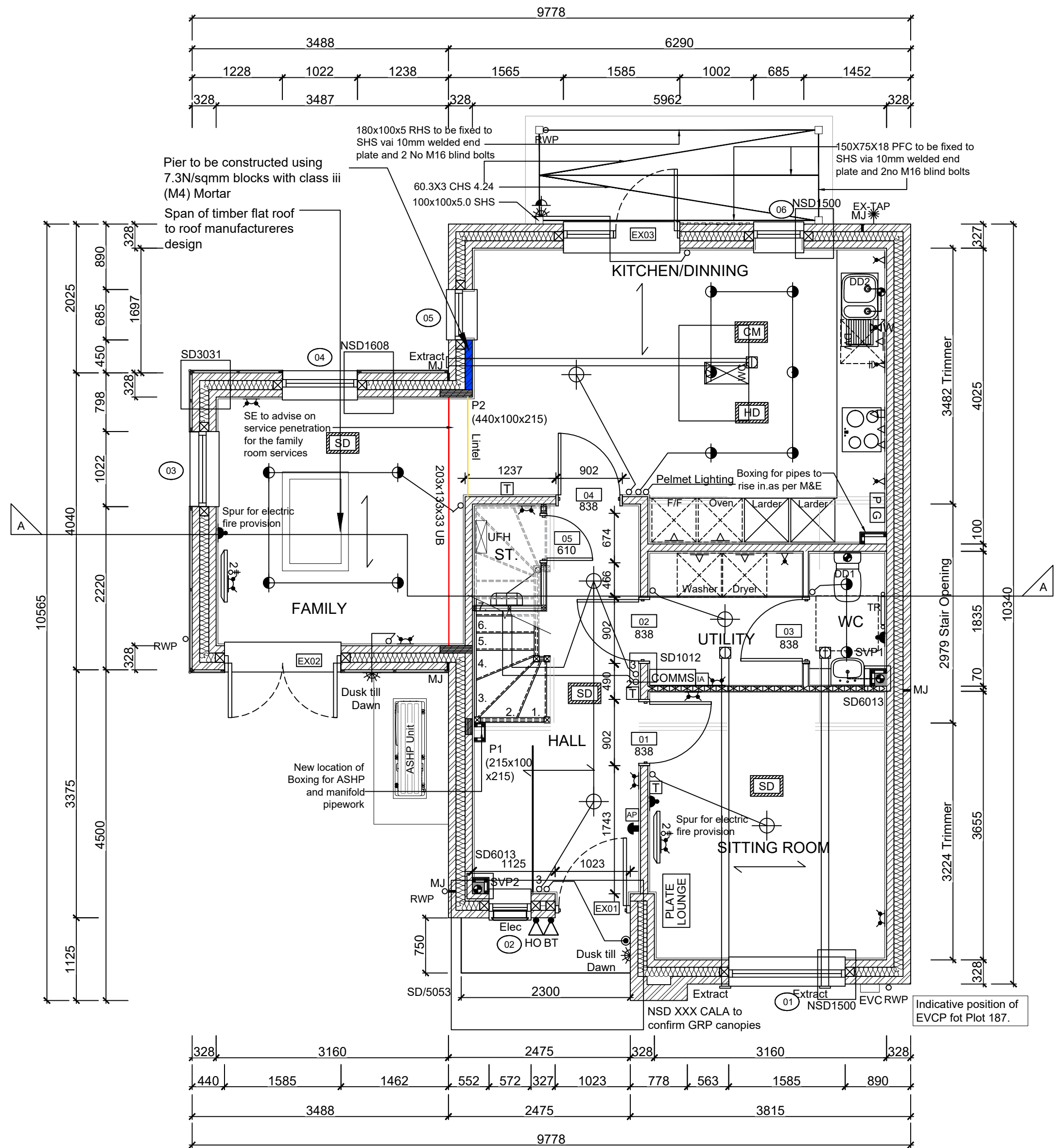
Sub-Contractors MUST ensure that they have the latest issue drawing before they commence work on site.

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

☐EVC:Indicative postion of EVCP- If remote,see External works drawing for position



GROUND FLOOR LAYOUT
SCALE 1:50

H	20.01.25	Kitchen coordinated with supplier layout, M&E coordinated. Sockets coordinated	DF
G	24.09.24	Wall key amended	ZJ
F	14.08.24	Sold Hatch added to Piers. Canopy ref added, and revised as per detail. Extract location revised ASHP added. New boxing added for ASHP. Boxing omitted as clouded. SE note added.	SK
E	01.07.24	RWP location amended as per Clients Comments dated 22.05.24 M&E note added.	SK
		ASHP pipe boxing location revised.Extract route revised.	
D	19.04.24	Legend revised, details refs added.M &E boxing & info added. Service penetration note added. Balcony details added as per SE Design	SK
		Burglar alarm added.	
C	16.02.24	CONSTRUCTION ISSUE	SK
		Padstone, Steel beam details & notes added as per SE Drawings. MJS added.	
B	14.12.23	Revised as per Clients comments (01.11.23),Legend amended, extracts co-ordinated with Vectaire drawings.Understair cub/bd walltype amended. GA co-ordinated with M&E consultant drawings for Heating, Domestic & Ventilation services. ASHP and tap location revised.	SK
A	13.10.23	Construction Issue	JM
Rev	Date	Description	Init.



Job title

Brooklands College
Weybridge

Drawing title

House Type HT7
3B5P Plots: 187
Ground Floor Plan

Scale	1:50 @ A1	Date	Oct 2023
Rev.	H	Drawn	JM
Dwg No. SA00394-0571-A-HT7-GA			