

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.

Padstones and steel beam sizes as per SE Drawings

Refer to specialist for joist sizes

GENERAL ARRANGEMENT PLANS - WALL LEGEND	
	Frost resistant quality facing brickwork 20N Brickwork laid in minimum class iii (M4) mortar.
	Medium dense blockwork to outer leaf behind tile hanging / cladding
	Compressive strength 7.3N/mm² minimum class iii (M4) mortar.
	Compressive strength 3.5N/mm² minimum class iii (M4) mortar.
Note: All external wall cavities to be 125mm unless otherwise specified.	
	70mm British Gypsum Gyproframe 70SS0 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 Buttrressing 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
	MJ Movement Joints
	Denotes the position of the external cavity fire Soc.

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

ELECTRICAL KEY	
	Flush double switch 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.
	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.

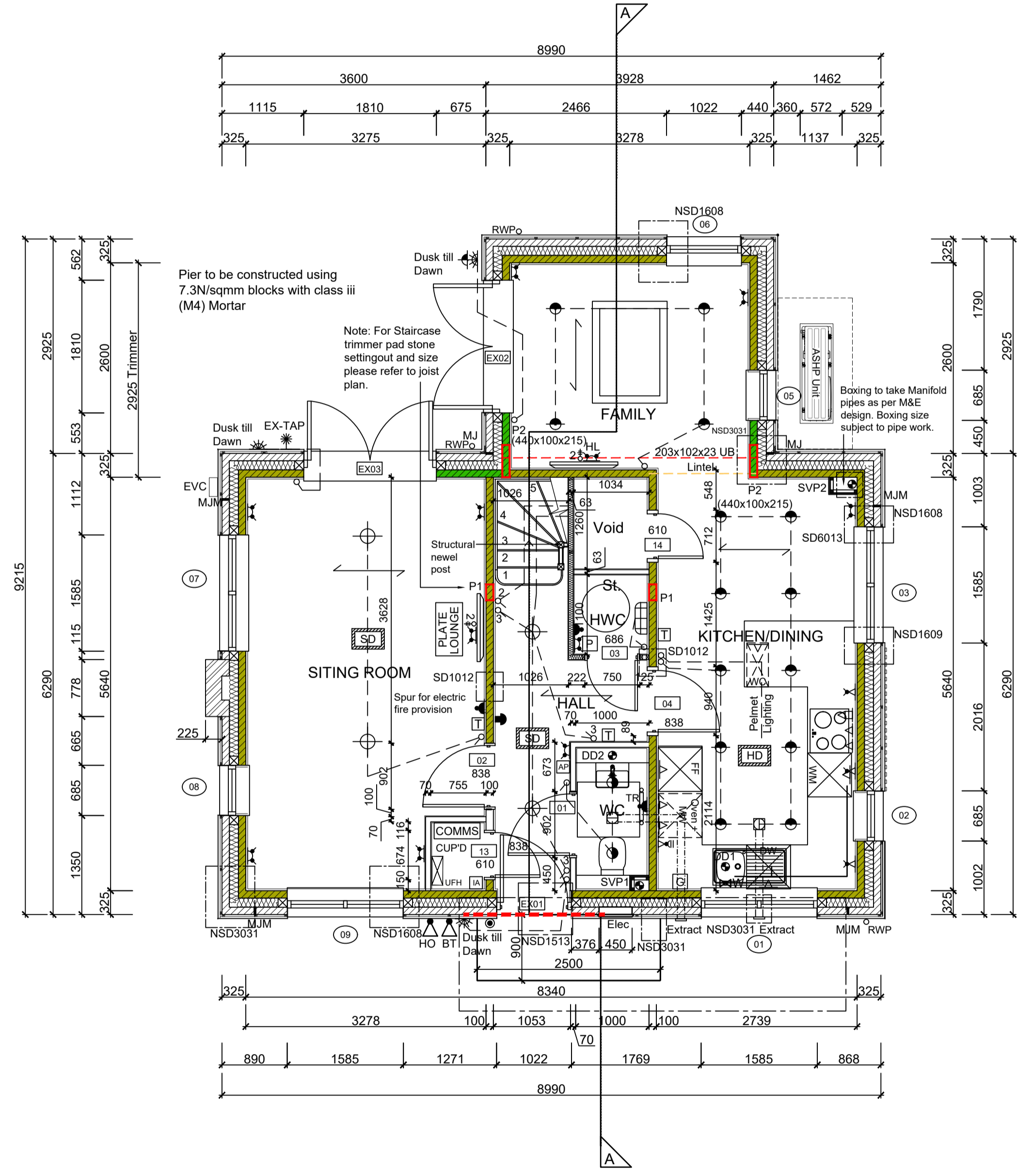
Description	
	Flush double switched socket 200mm above kitchen work top.
	13A Flush unswitched outlet 300mm below kitchen work top.
	Flush 30A cooker switch 200mm above kitchen work top.
	Shower head & control position.
	Ceiling mounted extract fan.
	Isolator switch.
	Shaver socket.
	Dual TV/ FM point 1xCT100 cabling (diplexer).

Description	
	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.
	Carbon Monoxide Detector.

Description	
	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
	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.



**GROUND FLOOR LAYOUT**  
SCALE 1:50

Rev	Date	Description	Int.
N	02.02.26	Dimensions adjusted for clarity	ZJ
M	21.01.26	Kitchen updated to supplier design	ZJ
L	04.12.25	Added NSD reference and raised DPC colour line	DF
		as to comments dated 26.11.25	



Job title  
**Brooklands College  
Weybridge**

Drawing title  
**House Type 3  
Everglade Type 2  
Plots: 216  
Ground Floor Plan**

Scale: 1:50 @ A1 Date: May 2023

Rev: N Drawn: JM

Dwg No.  
SA00394-0026-A-HT3-GA