

Internal Door Schedule (First Floor)				
Door Ref	Width (mm)	Height (mm)	Location/ Lintel Ref (kg)	Fire Designation
D33	838	1981	Lobby	FD30S + SC + VP
D34	610 x2	1981	Master Cupd	FD30S + HL
D35	686	1981	Master Cupd	FD30S + KL
D36	-	-	-	-
D37	944	1981	Plot 86 - Entrance	FD30S + SC
D38	686	1981	Plot 86 - Store	FD30
D39	-	-	-	-
D40	838	1981	Plot 86 - Bathroom	N/A
D41	838	1981	Plot 86 - Bed 2	FD30
D42	838	1981	Plot 86 - Bed 1	FD30
D43	838	1981	Plot 86 - Lounge	FD30
D44	686	1981	Plot 86 - Store	FD30
D45	944	1981	Plot 87 - Entrance	FD30S + SC
D46	457 x2	1981	Plot 87 - Store	FD30
D47	838	1981	Plot 87 - Bedroom	FD30
D48	838	1981	Plot 87 - Bathroom	N/A
D49	686	1981	Plot 87 - Store	FD30
D50	838	1981	Plot 87 - Lounge	FD30
D51	686	1981	Plot 87 - Store	FD30
D52	-	-	-	-
D53	944	1981	Plot 88 - Entrance	FD30S + SC
D54	686	1981	Plot 88 - Store	FD30
D55	838	1981	Plot 88 - Bedroom	N/A
D56	838	1981	Plot 88 - Bathroom	FD30
D57	686	1981	Plot 88 - Lounge	FD30
D58	838	1981	Plot 88 - Store	FD30
D59	-	-	-	-

SC - Self closing device
KL - Keep locked signage to doors
VP - with Vision panel

Window Schedule (First Floor)					
Window Ref	External Width (mm)	Struct Op Height (mm)	Internal Lintel Ref (mm)	Location/ Lintel Ref (kg)	Fire Escape
W15	1585	2100	1625	Plot 86 - Lounge	No
W16	1023	1350	1063	Plot 86 - Bed 1	No
W17	1023	1350	1063	Plot 86 - Bed 2	No
W18	1023	1350	1063	Plot 86 - Bed	No
W19	1585	2100	1625	Plot 86 - Lounge	No
W20	1023	1350	1063	Plot 86 - Lounge	No
W21	1023	1350	1063	Plot 86 - Kitchen	No
W22	1585	2100	1625	Plot 87 - Lounge	No
W23	1023	1350	1063	Plot 87 - Kitchen	No
W24	1023	1350	1063	Plot 87 - Bed	No
W25	1023	1350	1063	Plot 87 - Bed	No
W26	1023	1200	1063	Plot 86 - Kitchen	No
W27	1023	1200	1063	Plot 86 - Dining	No

ELECTRICAL SYMBOLS KEY

- IM Immersion switch
- G Gas point
- Shaver socket outlet
- Double socket outlet
- Double socket outlet with fire rated back box liner
- +USB Double socket outlet + USB ports
- DATA WFH data point (RJ45 port)
- TV TV point
- Consumer unit (1350>1450mm from FFL)
- BT Open Reach location
- Media plate
- Light switch
- Light switch with fire rated back box liner
- Light switch - 2 way
- Extract fan boost switch
- Extract fan boost switch with fire rated back box liner
- Thermostat
- Thermostat with fire rated back box liner
- Extract Fan isolator switch with 'FAN' label/symbol @ HL centred above floor. Where Kitchen extract fan is through wall, isolator switch to be located adjacent
- PV Isolator switch
- Pendant light fitting with Low Energy Bulb
- Batten light fitting with Low Energy Bulb
- IPX4 Batten light fitting with Low Energy Bulb
- Wall mounted light fitting with motion sensor and photocell to ensure lighting extinguishes when sufficient daylight and when not required at night (External grade where appropriate)
- Smoke Detector
- Heat Detector
- Carbon Monoxide Detector: To wall - located above any door or window min. 150mm from ceiling To ceiling - located min 300mm from any wall Detector to be within 1-3m of appliance
- Ceiling mounted extract fan
- Recirculating fan to hob hood
- Wall mounted extract fan

Min. 1mm steel sheet fixed to wall behind electric meters connected to main earth terminal by the electrical contractor.

Sockets & switches must not be located back to back each side of separating walls

Batten lights in communal areas to be 28W 2D combined mains emergency fittings controlled by time delay switches

WALL LEGEND

- Facing Brick as project materials schedule
- Celcon concrete block (3.2N/mm2 unless specified otherwise)
- Internal concrete blockwork
- 1350-1600 kg/m3 blockwork to separating wall
- 7.3N medium or dense blockwork suitable for receiving render finish
- Two courses of stainless steel bed-joint reinforcement provided above & below any openings and extending beyond as standard details DB-S002-203 & 205.
- MJ Movement joint. See standard detail DB-S002-209.
- CB Cavity closer

Non-loadbearing partitions

- 63mm stud partition lined with 12.5mm plasterboard to both faces
- 89mm buttressing stud partition lined 11mm OSB bracing board & finished with 12.5mm plasterboard to both faces See standard details DB-S002-207 & 208.
- Mineral wool acoustic insulation within partition (min. 50mm thickness)
- 50x38mm softwood boxing/waste pipe enclosure faced with 2 layers of 12.5mm plasterboard.

Partitions/boxings to wet rooms (ie. bathrooms/ensuites/WC) to be finished with moisture resistant plasterboard.

18mm OSB pattressing required behind plasterboard finish for fitting of radiators, handrails, sanitaryware, boilers and kitchen units.

ROBUST DETAILS :

All PARTY WALLS to be constructed in strict accordance with ROBUST DETAILS E-WM-22

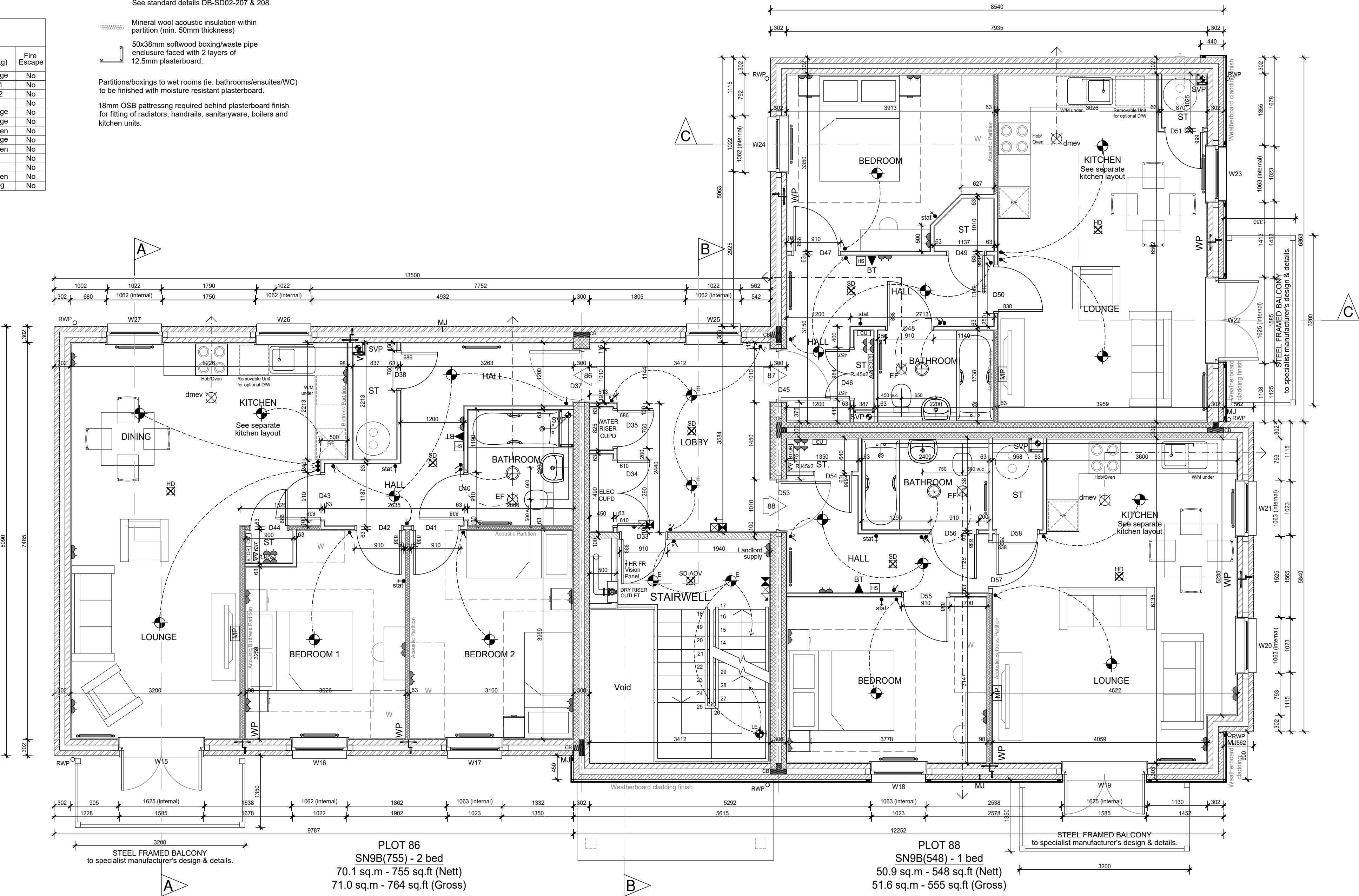
SEPARATING FLOORS to be constructed in strict accordance with ROBUST DETAILS E-FC-4

IMPORTANT : PARTY WALLS OVER GROUND FLOOR LOBBY ARE BUILT OFF STEELWORK AND IS NOT A STANDARD ROBUST DETAIL. IT MAY BE POSSIBLE TO HAVE CONTINUOUS SLAB AND OMIT STEEL ALL TOGETHER IF SLAB CAN SUPPORT LOAD FROM ABOVE. EMPLOY ICOPAL MONARFLOOR BRIDGE STOP SYSTEM, WHICH ROBUST DETAILS SHOULD ALLOW. (STANDARD DETAIL FOR CONTINUOUS SLABS ACROSS PARTY WALLS). THE ALTERNATIVE IS TO SOUND TEST ON SITE

PLOT 87
SN9B(552) - 1 bed
51.3 sq.m - 552 sq.ft (Nett)
52.1 sq.m - 561 sq.ft (Gross)

LOUNGE	3922 x 3813mm	12'-10" x 12'-6"
KITCHEN / DINING	3622 x 2700mm	12'-10" x 8'-10"
BED 1	3876 x 3313mm	12'-9" x 10'-10"
BATH	2175 x 1700mm	7'-2" x 5'-7"

(Approximate dimensions)



PLOT 86
SN9B(755) - 2 bed
70.1 sq.m - 755 sq.ft (Nett)
71.0 sq.m - 764 sq.ft (Gross)

LOUNGE	3163 x 5260mm	10'-5" x 17'-3"
KITCHEN / DINING	5189 x 2175mm	17'-0" x 7'-2"
BED 1	3002 x 3921mm	9'-10" x 12'-10"
BED 2	3003 x 3921mm	10'-1" x 12'-10"
BATH	1963 x 2175mm	6'-5" x 7'-2"

(Approximate dimensions)

PLOT 88
SN9B(548) - 1 bed
50.9 sq.m - 548 sq.ft (Nett)
51.6 sq.m - 555 sq.ft (Gross)

LOUNGE / DINING	4584 x 4267mm	15'-0" x 13'-2"
KITCHEN	3563 x 1788mm	11'-8" x 5'-10"
BED 1	3741 x 3108mm	12'-3" x 10'-2"
BATH	2375 x 1700mm	7'-10" x 5'-7"

(Approximate dimensions)

NOTES:

Junction of external cavity wall with separating party walls to be closed with proprietary fire barrier or 100mm thk. mineral wool with 300mm wide vertical dpc behind.

Fire integrity of all external and internal load bearing wall to be maintained at all electrical and plumbing penetrations using Rockwool Fire Pro putty pads or similar approved.

SVP boxed with 2x12.5mm plasterboard. Void to be packed with Fibreglass quilt insulation. SVP have roddable access point located above spillover level of appliances on each floor and have a fire rated access panel fitted for maintenance (Timlocthr fire rated access panel or similar).

Intumescent collars to be fitted to SVP when passing through separating floors or equal approved fire stopping.

Acoustic insulation provided within timber stud partitions between wet rooms and living areas, and between bedrooms.

M.J indicates movement joint filled with cellular polyethylene of foam - rubber sealed with two part polysulphide to match colour of facing brickwork

Safety glazing to be installed in all critical locations as noted in BS6206:1981, within 800mm above floor level in walls and partitions; within 1500mm above floor level in doors and side screens.

Mains emergency lighting controlled by time delay switches in accordance with BS-5266. All fire escape signage to BS-5499

Fire detection and alarm system to be installed min Grade 'D' category LD3 as per BS-5839 Part 6: 2013 (mains powered smoke alarms with battery back up.)

Wall mounted handrails positioned 900mm vertically above stair pitch line to extend 300mm horizontally beyond top and bottom nosings and turned into wall or downwards to prevent snagging with clothing

Sound reverberation within communal areas to be controlled by application as per spec. All floors within communal areas to be carpeted to meet or exceed Class C as defined in BS EN ISO 11654

Kitchen to be ventilated by cooker hood extract vent providing intermittent ventilation of 30l/s minimum.

Bathrooms & ensuites to be ventilated by ceiling mounted extract vent ducted through ceiling void to external wall providing intermittent ventilation of 15l/s minimum. Extract to be operated by light switch with 15mins over run.

Bathroom Waste pipes to run above FFL in low level boxing to SVP.

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Registered office: Wey Court West, Union Road, Farnham, GU9 7PT



RIBA CHARTERED PRACTICE
NUMBER 20000159

Drawings not to be scaled.
Work to figured dimensions only.
All dimensions to be checked on site, and any discrepancies reported to the Architect immediately

All drawings are to be read in conjunction the Barratt Company Specification and Project Specifications, Company Standard Details and with the current Building Regulations and Codes of Practice.

It is the Contractor's responsibility to ensure that all works are carried out in accordance with the same.

All concrete work to be carried out in accordance with BS EN 1992-1-1:2004.

All brickwork and blockwork to be carried out in accordance with BS EN 1996-1-2:2005.

All structural steelwork to be carried out in accordance with BS EN 1993-1-1:2005 Steelwork to be Grade S275.

All structural timber to be used in accordance with BS EN 1995-1-1:2004 and is to be preservative treated in accordance with BS4072.

All plumbing to be in accordance with BS6700, BS EN 12056, BS6465:Part 1 and BS6367.

All glass falling within critical zones as defined by Part N of the Building Regulations is to be toughened or safety glass in accordance with BS EN 12600

All building works to be undertaken in accordance with Robust Enhanced Accredited Details.

C03	15/05/25	Drawing changed to WADP Title Block. WP added, MJ revised	SD	CB
C02	31/01/24	CONSTRUCTION ISSUE Movement joints added as str. engineers markup	GR	DJG
C01	24/12/24	Tender Issue	GR	DJG
REV	DATE	DETAILS	BY	CHKD



ARCHITECTS

62 Well Lane
Horsell
Woking
Surrey
GU21 4PS

Telephone: 01483 763028
e-mail info@wadp.co.uk



PHASE 2
CRAWLEY DOWN ROAD
FELBRIDGE
WEST SUSSEX

APARTMENT BLOCK 1
PLOTS 83 - 91
FIRST FLOOR PLAN

1:50 @ A1

MAY 2025

H4790-WAD-ZZ-01-DR-AR-000401

C03