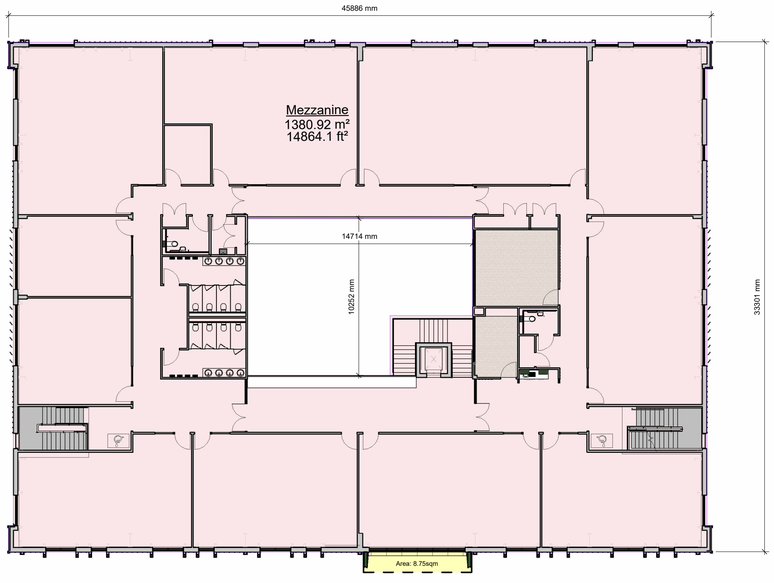
ISO A1 - 594mmx841mm

LEVEL 00 - GEA

SCALE: 1 : 200



LEVEL 01 - GEA

SCALE: 1 : 200

Area has been calculated based on RICS Code of Measuring Practice for Gross External Area.

Canopies and external uncovered areas have been excluded as per RICS guidance. These would equate to an additional 8.75sqm and 19.56sqm for the canopy and 34.7sqm for the plant area.

1.0 Gross External Area (GEA)			
Gross External Area is the area of a building measured externally at each floor level.			
Including		**Excluding**	
1.1	Perimeter wall thickness and external projections	1.16	External open-sided balconies, covered ways and fire escapes
1.2	Areas occupied by internal walls and partitions	1.17	Canopies
1.3	Columns, piers, chimney breasts, stairwells, lift-wells, and the like	1.18	Open vehicle parking areas, roof terraces, and the like
1.4	Atria and entrance halls, with clear height above, measured at base level only	1.19	Voids over or under structural, raked or stepped floors
1.5	Internal balconies	1.20	Greenhouses, garden stores, fuel stores, and the like in residential property
1.6	Structural, raked or stepped floors are to be treated as a level floor measured horizontally		
1.7	Horizontal floors, whether accessible or not, below structural, raked or stepped floors		
1.8	Mezzanine areas intended for use with permanent access		
1.9	Lift rooms, plant rooms, fuel stores, tank rooms which are housed in a covered structure of a permanent nature, whether or not above the main roof level		
1.10	Outbuildings which share at least one wall with the main building		
1.11	Loading bays		
1.12	Areas with a headroom of less than 1.5m		
1.13	Pavement vaults		
1.14	Garages		
1.15	Conservatories		

Scale 1:200

0 2 4 6 8 10 20 m

DATE	REVISION	REV	DR	CH
22.04.26	First Issue	P01	JS	PB

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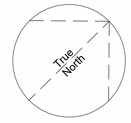
Keyplan



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Drawn JS	Date 16.04.26
Checked PB	Date 16.04.26

Scale
1 : 200 @ A1

Client
CUMBERLAND COUNCIL

Project
CLEATOR MOOR INNOVATION QUARTER LECONFIELD SITE - HUB

Drawing Title
GEA AREA PLANS

Sheet Status
S3 - FOR REVIEW

Project No.
SR3025-0139

Drawing No.
ISH-NOR-19- ZZ-D-A-00402

Rev.
P01