

Station Information:

Station	Easting (m)	Northing (m)	Level (m)
JK1	433493.739	210525.482	107.912
JK3	433315.399	210387.781	107.276
JK4	433262.916	210408.869	107.532
JK5	433240.329	210337.886	106.724
JK6	433366.749	210288.532	105.588
JK7	433229.132	210469.344	108.133
JK1A	433419.141	210560.766	108.588
JK5A	433231.671	210392.519	107.310
JK7A	433303.101	210502.357	107.898
DH1	433422.050	210440.826	107.233
DH2	433490.089	210491.315	107.608

OS Note:
Some services may have been omitted due to parked vehicles.
The Ordnance Survey file is to be used as a guide only.

Surveyed Buildings [Yellow Box]
This survey has been orientated to the Ordnance Survey (O.S.) National Grid (OSGB36 15) via Global Navigational Satellite Systems (GNSS) and the O.S. Active Network (OS Net).
A true OSGB36 coordinate has been established near to the site centre via a transformation using the OSTN15GB & OSGB15GB transformation models.
The survey has been correlated to this point and a further one or more OSGB36 (15) points established to create a true O.S. bearing for angle orientation.
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Please refer to Survey Station Table to enable establishment of the on-site grid and datum.

Legend:

[Symbol]	Building	[Symbol]	Internal Footprint	[Symbol]	PC
[Symbol]	Roof Level	[Symbol]	External Footprint	[Symbol]	DH
[Symbol]	Ground Level	[Symbol]	Roof Level	[Symbol]	MAB
[Symbol]	Subsoil Level	[Symbol]	Ground Level	[Symbol]	JK2
[Symbol]	Water Level	[Symbol]	Subsoil Level	[Symbol]	JK2
[Symbol]	Drainage	[Symbol]	Water Level	[Symbol]	JK2
[Symbol]	Manhole	[Symbol]	Drainage	[Symbol]	JK2
[Symbol]	Manhole Cover	[Symbol]	Manhole	[Symbol]	JK2
[Symbol]	Manhole Chamber	[Symbol]	Manhole Chamber	[Symbol]	JK2
[Symbol]	Manhole Frame	[Symbol]	Manhole Frame	[Symbol]	JK2
[Symbol]	Manhole Pit	[Symbol]	Manhole Pit	[Symbol]	JK2
[Symbol]	Manhole Valve	[Symbol]	Manhole Valve	[Symbol]	JK2
[Symbol]	Manhole Manhole	[Symbol]	Manhole Manhole	[Symbol]	JK2
[Symbol]	Manhole Manhole	[Symbol]	Manhole Manhole	[Symbol]	JK2

Rev	Date	Description	Drawn	Check
4	23.05.23	Internal footprint added	PC	GH18975
3	03.05.23	Updated Topo	DH	GH14421
2	04.07.22	Updated Units	MAB	GH14421
1	02.03.21	Additional Topo	JK2	GH10049

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Topographical Surveys Measured Building Surveys
 Site Engineering 3D Laser Scanning
 Utility / CCTV Surveys Revit & BIM Models

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CLIENT
Welland Property Unit Trust

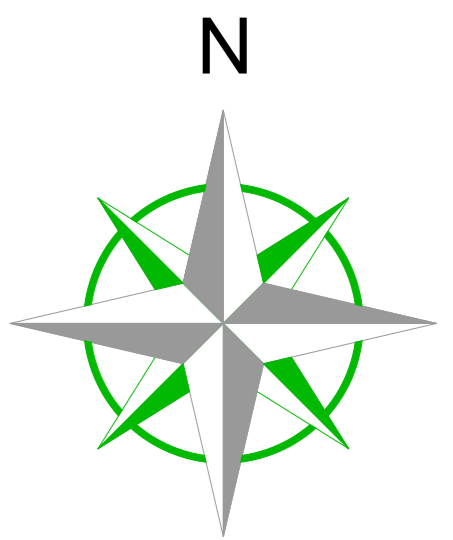
PROJECT
**Windrush Industrial Estate
Witney, OX29 7DX**

TITLE
Topographical Survey

SCALE A1@ 1: 500	DATE 22.02.21
DRAWN JK2	QUALITY REF GH9938

Level datum Grid orientation	See note See note
Job number	39413
Drawing No.	39413_T
Rev.	3

Comments:
This plan should only be used for its original purpose. Greenhatch Group accepts no responsibility for this plan if supplied to any party other than the original client.
All dimensions should be checked on site prior to design and construction.
Drainage information (where applicable) has been visually inspected from the surface and therefore should be treated as approximate only.
Notes:



NOTES:

1. This drawing is a plan view of the utility network and does not show the depth of any utilities.
2. The drawing is based on the information provided by the client and the results of the survey.
3. The drawing is for information only and should not be used for construction purposes without the approval of the client.
4. The drawing is the property of Greenhatch Group and should not be reproduced without the written consent of the company.
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6. The drawing is subject to change without notice.
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UTILITY LINETYPES

Utility Type	Line Style	Color
Water	Solid	Blue
Gas	Solid	Red
Electricity	Solid	Yellow
Telecommunications	Solid	Green
Drainage	Solid	Orange
Other	Solid	Purple
Water	Dashed	Blue
Gas	Dashed	Red
Electricity	Dashed	Yellow
Telecommunications	Dashed	Green
Drainage	Dashed	Orange
Other	Dashed	Purple

UTILITY SURVEY INFORMATION

Symbol	Description	Utility Type
(Circle with cross)	Manhole	Water
(Circle with dot)	Manhole	Gas
(Circle with cross-hatch)	Manhole	Electricity
(Circle with diagonal lines)	Manhole	Telecommunications
(Circle with horizontal lines)	Manhole	Drainage
(Circle with vertical lines)	Manhole	Other

LEGEND

Symbol	Description
(Red line)	Water
(Blue line)	Gas
(Yellow line)	Electricity
(Green line)	Telecommunications
(Orange line)	Drainage
(Purple line)	Other
(Circle with cross)	Manhole
(Circle with dot)	Manhole
(Circle with cross-hatch)	Manhole
(Circle with diagonal lines)	Manhole
(Circle with horizontal lines)	Manhole
(Circle with vertical lines)	Manhole

DATE 18/07/2022

Author	Checked	Approved
[Signature]	[Signature]	[Signature]

DISCLAIMER

Whilst every effort has been taken in the preparation of this drawing, the original land marks/apparatus configuration may have been altered since the survey/drawing was produced. The user shall make their own enquiries and investigations to verify the accuracy of this drawing and position of the apparatus. The exact position of the apparatus should be verified by the use of suitable detection devices and safe digging practices in accordance with HSE/2, further advice on the location of apparatus should be recommended by the owner. No representation is made by Greenhatch Group, its agents or servants as to the accuracy, completeness, and sufficiency or otherwise of this drawing and the position of the apparatus.

Rev	Date	Description	Drawn	Q Ref
1	18.05.2023	Updated Utility	JB	GH17888
2	04.07.22	Updated Utility	MAB	GH14427
3	22.02.21	Additional topo	JK2	

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CLIENT
Hale Architects
Design Management

PROJECT
Windrush Industrial Estate
Witney, OX29 7DX

TITLE
Utility Survey

SCALE A1@ 1:500 **DATE** 26.03.21

DRAWN DM / JRM **QUALITY REF**

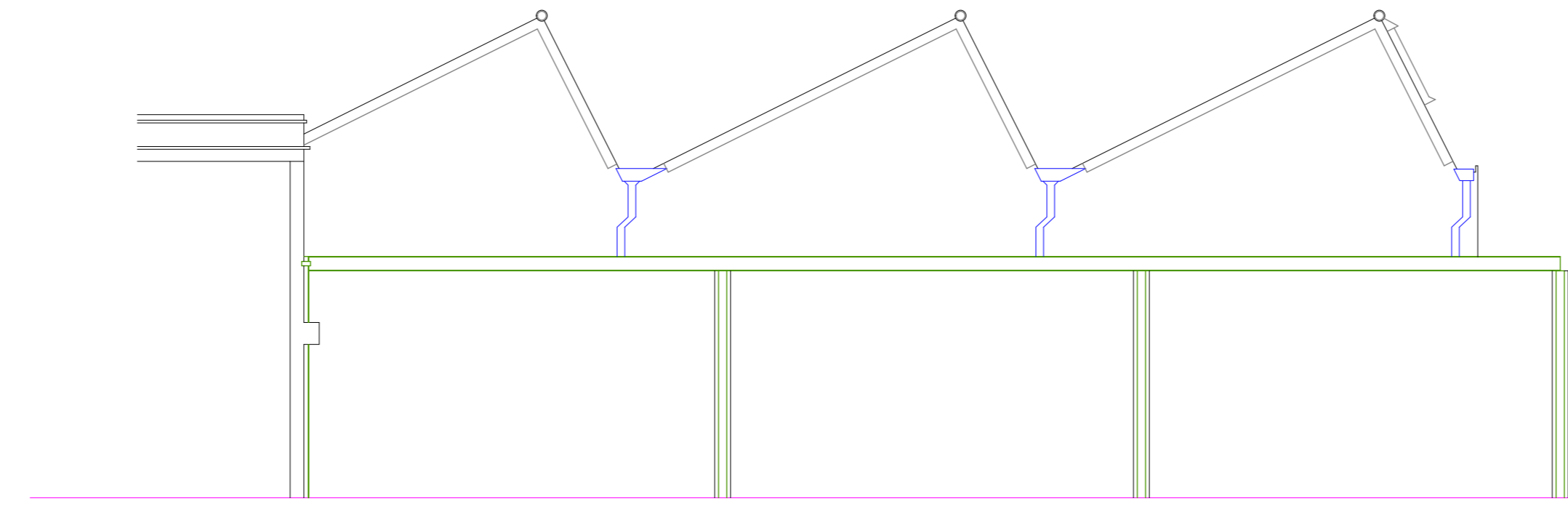
Level datum See note
Grid orientation See note

Job number 39413

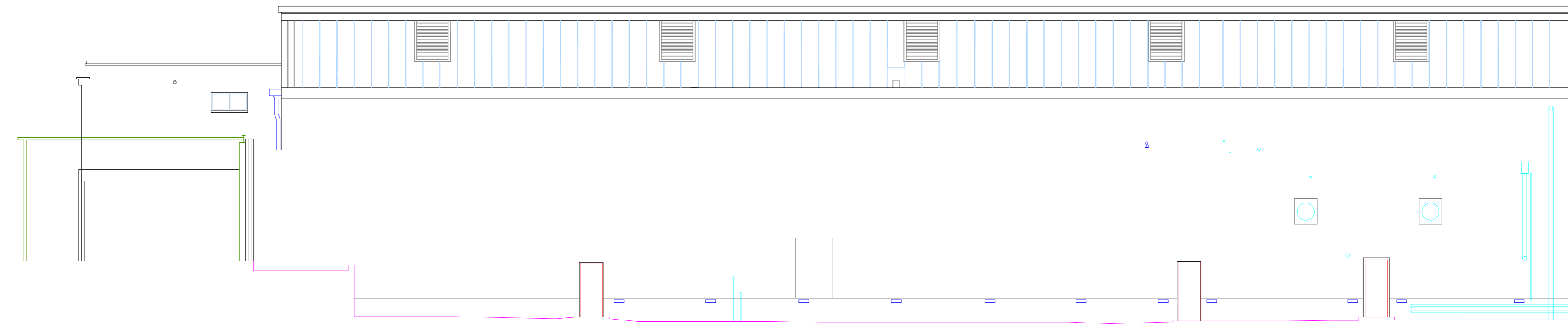
Drawing No. 39413_T_UG Rev. 3

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EXTERNAL ELEVATIONS

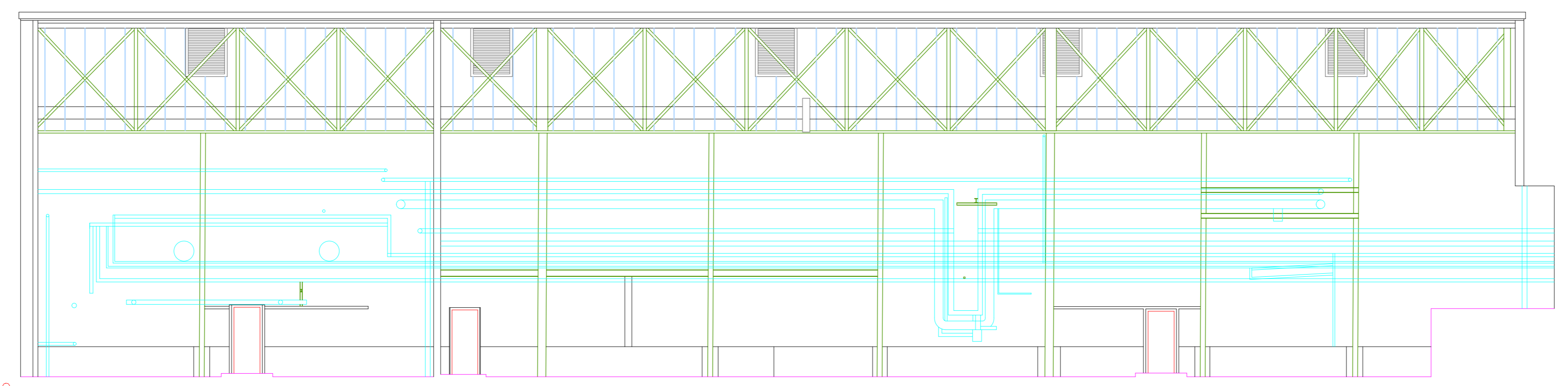


Datum: 105.00m
Elevation 1.

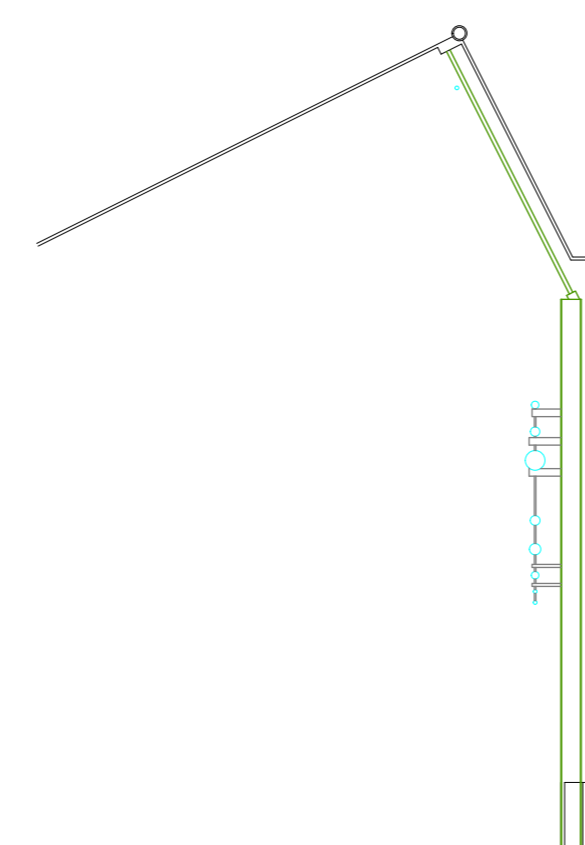


Datum: 105.00m
Elevation 2.

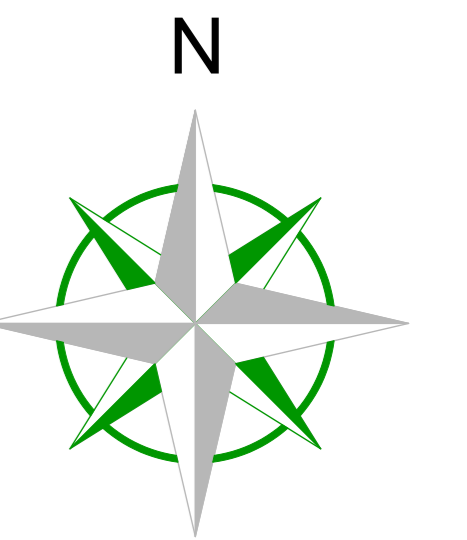
INTERNAL ELEVATIONS



Datum: 105.00m
Elevation A.



Datum: 105.00m
Elevation B.



Station Information:

Station	Easting (m)	Northing (m)	Level (m)
JK1	433493.739	210525.482	107.912
JK2	433457.298	210453.371	107.467
JK3	433315.399	210387.781	107.276
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OS Note:
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Surveyed Buildings

This survey has been orientated to the Ordnance Survey (OS) National Grid OSG36(15) via Global Navigational Satellite Systems (GNSS) and the O.S. Active Network (OS Net).

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Legend:

Building	Construction Code	IC	Item	Ref
Roof	Roof	IC	Roof	IC
Wall	Wall	IC	Wall	IC
Window	Window	IC	Window	IC
Door	Door	IC	Door	IC
Column	Column	IC	Column	IC
Beam	Beam	IC	Beam	IC
Truss	Truss	IC	Truss	IC
Roof truss	Roof truss	IC	Roof truss	IC
Roof purlin	Roof purlin	IC	Roof purlin	IC
Roof rafter	Roof rafter	IC	Roof rafter	IC
Roof batten	Roof batten	IC	Roof batten	IC
Roof decking	Roof decking	IC	Roof decking	IC
Roof insulation	Roof insulation	IC	Roof insulation	IC
Roof waterproofing	Roof waterproofing	IC	Roof waterproofing	IC
Roof drainage	Roof drainage	IC	Roof drainage	IC
Roof ventilation	Roof ventilation	IC	Roof ventilation	IC
Roof lighting	Roof lighting	IC	Roof lighting	IC
Roof heating	Roof heating	IC	Roof heating	IC
Roof cooling	Roof cooling	IC	Roof cooling	IC
Roof power	Roof power	IC	Roof power	IC
Roof water	Roof water	IC	Roof water	IC
Roof gas	Roof gas	IC	Roof gas	IC
Roof telecom	Roof telecom	IC	Roof telecom	IC
Roof other	Roof other	IC	Roof other	IC

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CLIENT **Hale Architects**
Design Management

PROJECT **Windrush Industrial Estate**
Witney, OX29 7DX

TITLE **Elevation Survey**

SCALE **A1@ 1: 100** DATE **22.02.21**

DRAWN **SD** QUALITY REF **GH14365**

Level datum **See note**
Grid orientation **See note**

Job number **394138**

Drawing No. **39413_E** Rev.

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Notes:

