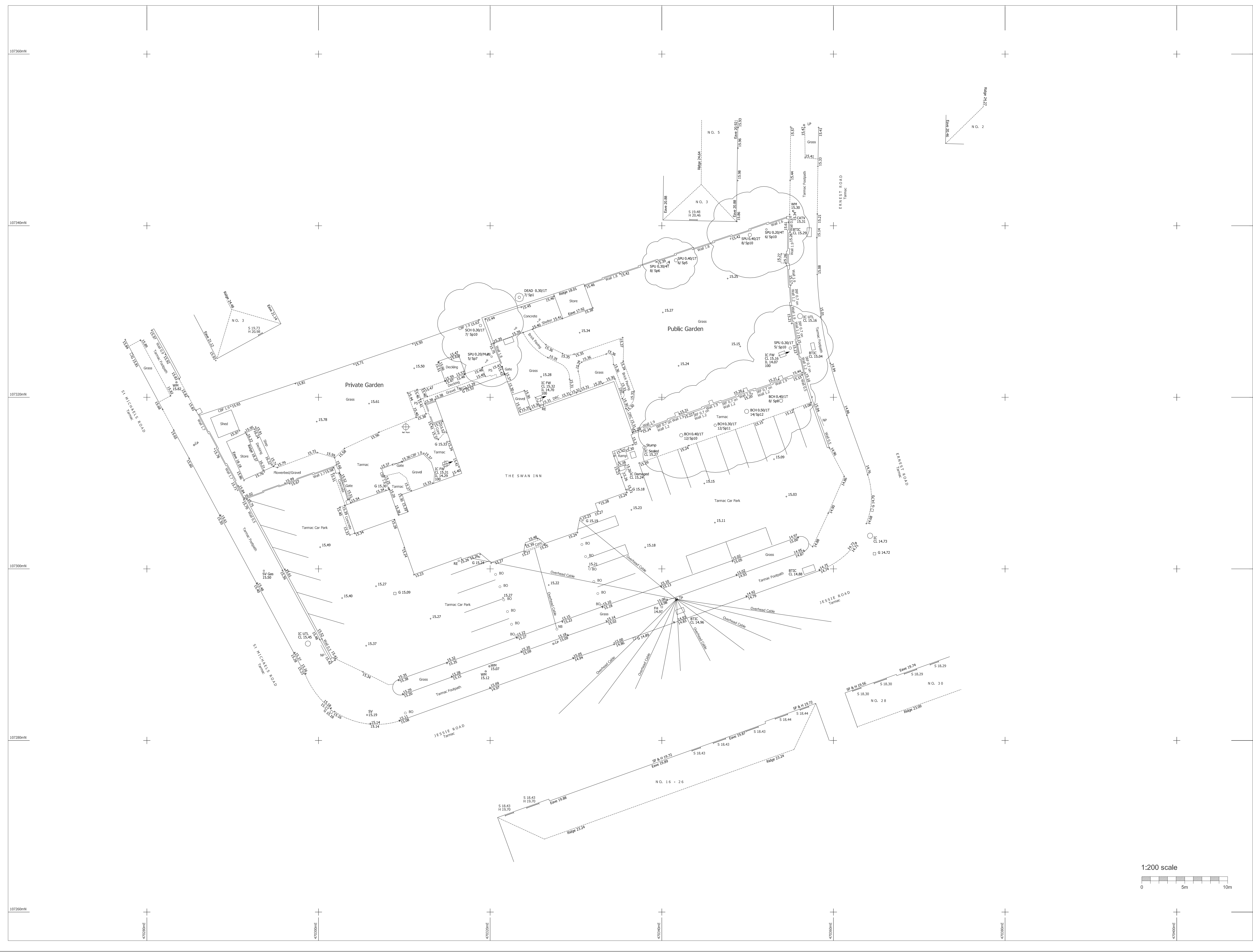




NOTES:

Drainages:
Inspection Covers are lifted where possible and all drainage invert information has been obtained through visual inspection only, with no entry into manholes. Therefore the complete accuracy cannot be guaranteed. Where drainage is of critical importance we suggest the services of a specialist drainage expert be used.

Trees:
Every effort has been made to identify and detail all trees on site but where trees are of critical importance we suggest the use of a specialist such as an arborist. Tree spread and heights are indicative.

GPS:
GPS detail is relative to the time and date of survey. GPS levels and grid are obtained using industry standard guidelines and can vary according to the quality of the GPS network at the time of survey. Unless stated otherwise, surveys are Scale factor 1 and Horizontal and Vertical Datums are established from a central site fix and baseline orientation station utilising GNSS correction data.

Survey notes:
Survey specification is linked to the original purpose of the survey commissioned at source and is to be used for this purpose only. Survey is accurate within limitations of site conditions at the time of survey. In areas difficult to survey due to restricted access, lines of sight or dense vegetation, critical dimensions and positions should be verified following suitable clearance. Survey detail obtained and shown is relative to the plotting scale.

Copyright:
This survey information is Copyright Encompass Surveys Ltd (2009). All rights reserved.

LEGEND

TREE SPECIES INFORMATION

ALDER	ASH	ASPEN	BEECH	CEDAR	CHERRY	CYPRESS	ELM	FIR	FRUIT	HAWTHORN	HAZEL	HOLLY	HORSE CHESTNUT	HORNBEAM	LABURNUM	LARCH	LIME
ALD	ASH	ASP	BCH	CD	CHY	CYP	ELH	FIR	FRT	HAW	HAZ	HLY	HCH	HBM	LBN	LAR	LM
LOOUST	LONDON PLANE	MAGNOLIA	MAPLE	OAK	PINE	POPLAR	PRUNUS	RHODODENDRONS	ROWAN	SILVER BIRCH	SORBUS	SWEET CHESTNUT	SYCAMORE	WALNUT	WILLOW	YEW	SPECIES UNKNOWN
LOC	LPN	MAG	MPL	OK	PNE	POP	PHS	RCH	RWN	SB	SCH	SYC	WNT	WLW	YEW	SPU	COP

TREE ANNOTATIONS: Tree Species / Tree Bolt Size / No of Bolts
Tree Height / Tree Canopy Spread

FENCE INFORMATION

BARRIED WIRE FENCE	BWF	BASEMENT LEVEL	BTL
CORRUGATED IRON FENCE	CF	BED LEVEL	BL
CLOSE BOARD FENCE	CBF	COVER LEVEL	CL
CHAIN LINK FENCE	CLF	DAMP PROOF COURSE	DPC
CHESTNUT PALING	CHF	FLOOR LEVEL	FL
CRASH BARRIER	CBR	INVERT LEVEL	IL
HANDRAIL	HOL	OUTFALL LEVEL	OL
IRON RAILINGS	IRF	THRESHOLD LEVEL	TIL
LARCH LAP FENCE	LLF	FOUL WATER	FW
MISCELLANEOUS FENCE	MSF	SURFACE WATER	SW
PALISADE FENCE	PSF	UNABLE TO LIFT	UTL
POCKET FENCE	POF	WATER LEVEL	WL
POST AND CHAIN FENCE	PCF		
POST AND RAIL FENCE	PRF		
POST AND WIRE FENCE	PWF		
STOCK WIRE FENCE	SWF		
TRELLIS FENCING	TLF		

SURFACE INFORMATION

CONCRETE	Conc
BRICK PAVERS	BP
FLOWERBED	FB
PAVING SLABS	PS
RETAINING WALL	RW
TACTILE PAVING	Tac

FEATURE INFORMATION

BOLLARD	BO	NOTICE BOARD	NB
BRITISH TELECOM BOX	BTB	POST	P
BRITISH TELECOM JC	BTJC	RAIN WATER PIPE	RWP
BUS STOP	BS	RAISED FLOWERBED	RFB
CABLE TELEVISION BOX	CATB	ROAD SIGN	RS
CABLE TELEVISION JC	CATV	RODDING EYE	RE
EARTHING ROD	ER	SERVICE MARKER POST	SMP
ELECTRICITY CABLE PIT	ELCP	SOIL VENT PIPE	SVP
ELECTRICITY CONTROL BOX	ECB	STOP COCK	SC
ELECTRICITY POLE	EP	STOP VALVE	SV
FIRE HYDRANT	FH	TELEGRAPH HOLE	TP
INSPECTION COVER	IC	TELEPHONE CALL BOX	TCB
LAMP POST	LP	TRAFFIC SIGNAL	TS
LETTER BOX	LB	TRAFFIC SIGNALS JC	TSC
LITTER BIN	BN	WATER METER	WM
KIRB OUTLET	KO	WATER TAP	Tap
NAME PLATE	NP		

Level Datum:
Levels are related to OSGB15 derived from the GPS network

Grid:
Grid is related to OSGB15 derived from the GPS network

Northpoint:
The Northpoint position shown on this drawing has been located as accurately as possible, but is only indicative of true North

Encompass Surveys Ltd
Unit 2CA
Deer Park Farm Industrial Estate
Knowle Lane
Fair Oak, Enderbury
Hampshire SO50 7PZ

Tel: 023 80692002
Fax: 023 80697125

Email: info@encompass-surveys.co.uk
Website: encompass-surveys.co.uk

Client: Punch Partnerships LTD

Survey Location: Duke of Wellington PH
36 High Street
CM16 4AE

Survey type: Topographical
Scale: 1200X@A1

Drawing ref: ENC/161017/922-Topo
Date: October 2017

Drawn/QA: K.G/S.H
Revision: