

Notes

- 1 The survey grid is at a local, coincident with Ordnance Survey National Grid and is 237m.
- 2 Surveyed boundaries are not necessarily legal boundaries.
- 3 Dimensions should not be scaled. All dimensions should be checked on site before any fabrication / construction.
- 4 Copyright of all data produced by Technics Group shall remain with Technics Group.
- 5 Information provided should not be altered or modified in any way without the written consent of Technics Group. If it was intended and should not be issued to other parties without prior agreement of Technics Group.
- 6 Technics Group shall accept no responsibility for any damage to computer systems which may result from any systems other than those designed and supplied by Technics Group.
- 7 If the AutoCAD drawing is being read by any system other than AutoCAD it should be checked against a hard copy. Technics Group cannot be held responsible for any errors.
- 8 All utilities have been identified to the best of the surveyors knowledge. The correct identification of the utility types can not be 100% guaranteed.
- 9 The drawings are for information only. No liability is accepted for any verified prior to use in any design and building works.
- 9a Technical details are not included.
- 10 Grey scale data is previous Technics Group data. Drawing number S015747-01. This data has not been checked, verified or

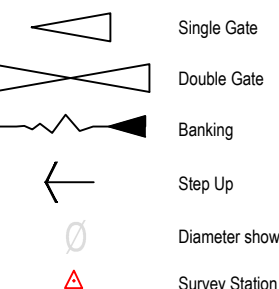
Level Datum

ALL LEVELS ARE ORTHOMETRIC HEIGHTS RELATED TO OSGM02 GPS DATUM, COMPUTED USING LEICA SMARTNET RTK NETWORK.

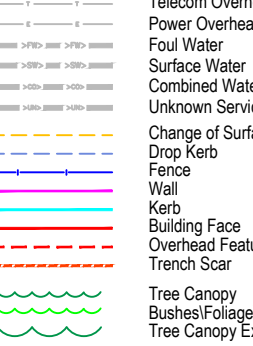
Topo Key

[illegible]

Symbology



Linetypes



Trees

SPECIES ABBREVIATION			
AL	Alder	HL	Hornlock
BE	Beech	HO	Holly
OD	Oak	HZ	Hazel
CH	Cherry	LA	Larch
CON	Coniferous	LB	Laburnum
CY	Cypress	LM	Lime
DE	Deed	LO	Loquat
DEC	Deciduous	LU	Lavender
ED	Edar	MA	Maple
EU	Eucalyptus	MG	Magnolia
FR	Fruit	NS	Norway Spruce
HA	Hawthorn	FI	Fir
HB	Hornbeam	PO	Poplar
HC	Horse Chestnut	PL	Plane
		RY	Rhododendron
		RO	Rosin
		SAP	Sapling
		SH	Silver Birch
		SCN	Sweet Chestnut
		ST	Stump
		SY	Sycamore
		WB	Whitebeam
		WG	Willow
		WI	Winding
		WN	Winstet

NOTES:
1. The tree

1. The tree species have been identified to the best of the surveyors knowledge. They have not been verified by an arborist and are not guaranteed. If they are important they should be verified.
2. Tree heights are estimated.
3. A CAD layer exists with the full tree canopies intact which is turned off.
4. Trees with bole diameters below the specified minimum size may not have been surveyed.
5. Multibole sizes are indicative.

Revision

[illegible]

CLIENT

**McCarthy & Stone Retirement
Lifestyles Limited**
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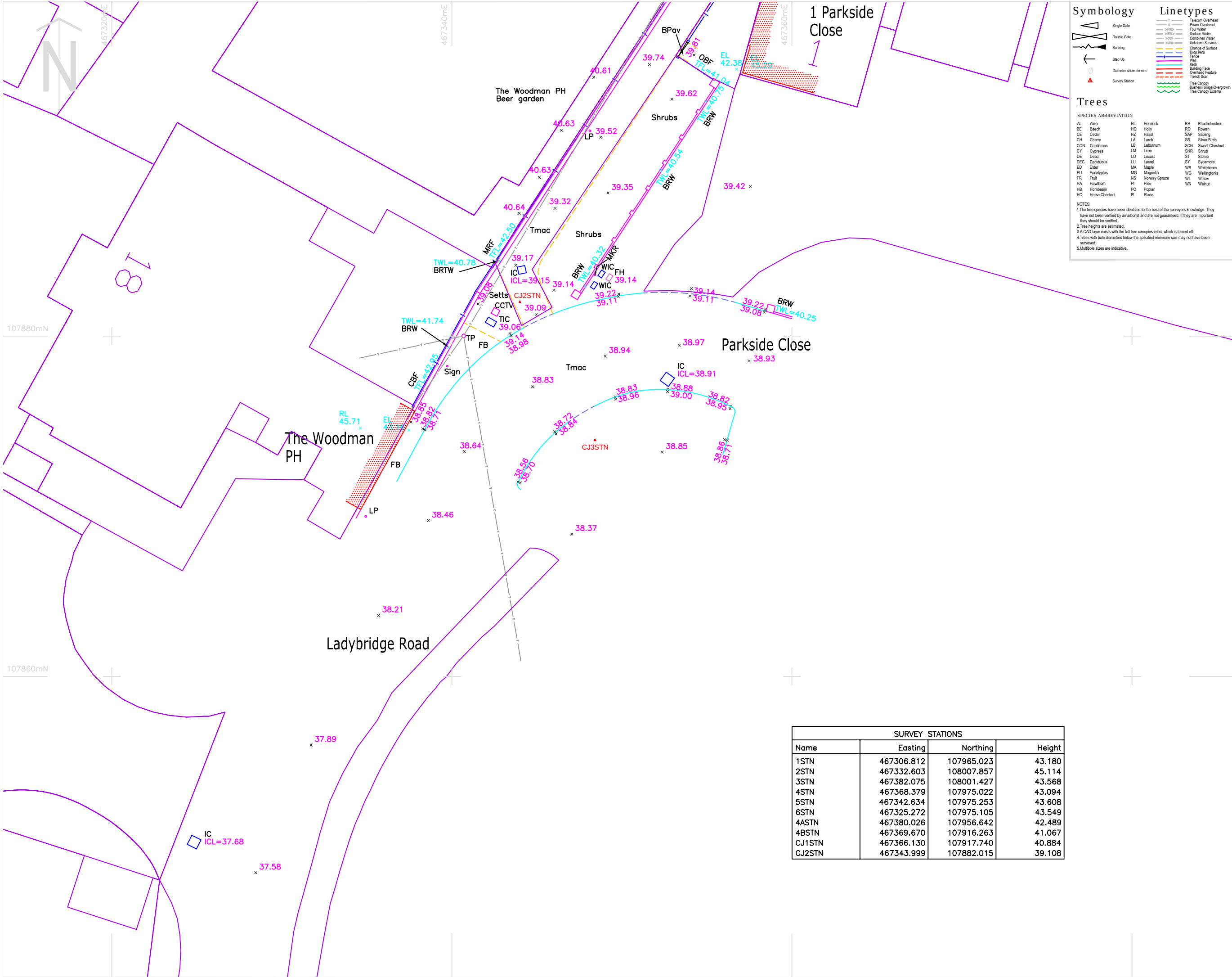
DRAWING TITLE		
Topographical Survey		
PROJECT NUMBER	DRAWING NUMBER	DATE
SP17421	SD17421-01	May 2017
SURVEYED BY	DRAWN BY	CHECKED BY
CJ	CJ	
SCALE	SHEET SIZE	SHEET
1:200	A0	1 OF 2



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Symbology

- Single Gate
- Double Gate
- Banking
- Step Up
- Diameter shown in mm
- Survey Station

Linetypes

- Telecom Overhead
- Power Overhead
- Foul Water
- Surface Water
- Combined Water
- Unknown Services
- Change of Surface
- Drop Kerb
- Fence
- Wall
- Kerb
- Building Foot
- Overhead Feature
- Trench Scar
- Tree Canopy
- Bushes/Foliage/Overgrowth
- Tree Canopy Extents

Trees

SPECIES ABBREVIATION

AL Alder	HL Hemlock	RH Rhododendron
BE Birch	HO Holly	RO Rowan
CE Cedar	HZ Hazel	SAP Sapling
CH Cherry	LA Larch	SB Silver Birch
CON Coniferous	LB Laburnum	SCN Sweet Chestnut
CY Cypress	LM Lime	SHR Shrub
DE Dead	LO Locust	ST Stump
DEC Deciduous	LU Laurel	SY Sycamore
ED Elder	MA Maple	WB Whitebark
EU Eucalyptus	MG Magnolia	WG Wellingtonia
FR Fruit	NS Norway Spruce	WI Willow
HA Hawthorn	PI Pine	WN Walnut
HB Hornbeam	PO Poplar	
HC Horse Chestnut	PL Plane	

NOTES:

- The tree species have been identified to the best of the surveyors knowledge. They have not been verified by an arborist and are not guaranteed. If they are important they should be verified.
- Tree heights are estimated.
- A CAD layer exists with the full tree canopies intact which is turned off.
- Trees with bole diameters below the specified minimum size may not have been surveyed.
- Multibole sizes are indicative.

Notes

- The survey grid is a local grid, coincident with Ordnance Survey National Grid at 25TN.
- Surveyed boundary features are not necessarily legal boundaries.
- Dimensions should not be scaled. All dimensions should be checked on site before any fabrication / construction.
- Copyright of all data produced by Technics Group shall remain with Technics Group unless otherwise specifically agreed.
- Information provided should not be altered or modified in any way. It should not be used for any purpose other than for which it was intended and should not be issued to other parties without prior agreement of Technics Group.
- Technics Group cannot accept responsibility for any damage to computer systems which may result from viruses which may be contained in the data provided.
- If the AutoCAD drawing is being read by any system other than AutoCAD it should be checked against a hard copy. Technics Group cannot accept liability for omissions.
- All utilities have been identified to the best of the surveyors knowledge. The correct identification of the utility types can not be 100% guaranteed, therefore these should be independently verified prior to use in any design and building works.
- External eaves levels are surveyed to lowest tile position.
- Greyscale data is previous Technics Group data. Drawing number SD15747-01. This data has not been checked verified or updated.

Level Datum

ALL LEVELS ARE ORTHOMETRIC HEIGHTS RELATED TO OSGM02 GPS DATUM, COMPUTED USING LEICA SMARTNET RTK NETWORK.

Topo Key

STREET FURNITURE	LEVELS & DEPTHS	INSPECTION CHAMBERS
BB Bellina Beacon	A Approximate	AC Access Cover
BL Basement Light	BD Back Drop Depth	BA Borehole
Bn Litter Bin	BOL Back Drop Level	CDC Concrete Drainage Channel
BO Bollard	CD Chamber Depth	EC Electric Inspection Cover
BS Bus Stop	DHL Door Head Level	ER Earth Rod
CPO Concrete Post	DSL Door Sill Level	FM Fire Hydrant
EC Electric Cupboard	QPC Quarry Pit Centre	FMFC Foul Water Inspection Cover
EP Electric Pole	EL Eaves Level	GC Gas Inspection Cover
FB Flower Bed	FFL Finished Floor Level	GM Gas Meter
FHM Fire Hydrant Marker	FRL Fall Road Level	GV Gas Valve
FL Flood Light	ICL Cover Level	G Gully
FP Flag Pole	ID Invert Depth	IC Inspection Cover
FPO Fence Post	IL Invert Level	KI Kerb Inlet
JB Junction Box	OD Outlet Depth	LVP London Hydraulic Power
GB Grit Box	OL Outlet Level	MDC Metal Drainage Channel
GAK Gas Marker Post	PWL Pavelet Wall Level	MW Monitoring Well
GPO Gas Post	RL Ridge Level	NFI No Further Information
BO Illuminating Bollard	SD Sump Depth	RE Rodding Eye
LH Lamp Hole	SFD Soft Depth	SDC Service Duct Inspection Cover
LP Lamp Post	SFL Soft Level	SV Stop Valve
LPO Lockable Post	SIL Sill Level	SWCP Storm Water Catch Ph
MK Marker	SL Sump Level	SWIC Storm Water Inspection Cover
MPO Metal Post	SSL Structural Slab Level	TIC Traffic Control Inspection Cover
NP Name Plate	TFL Top of Fence Level	TIC Traffic Control Inspection Cover
PB Post Box	THL Threshold Level	UC Underside Inspection Cover
PB Parking Meter	TTL Top of Tree Level	UTR Underside to Rise
RPO Reflector Post	TWL Top of Wall Level	WIC Water Inspection Cover
RS Road Sign	USL Underside Level	WM Water Meter
SI Sign	WL Water Level	WMO Water Main Out
STN Survey Station	WHL Window Head Level	WSP Water Stop Valve
Ta Water Tap	WLS Window Sill Level	
TCS Telephone Call Box		
TL Traffic Light		
TLCB Traffic Light Control Box		
TP Telegraph Post		
TPD Timber Post		

PIPES & CABLES

OBC Directly Buried Cable	CIF Corrugated Iron Fence	CHW Concrete Retaining Wall
DP Down Pipe	CLE Chain Link Fence	CW Concrete Wall
FWP Foul Water Pipe	CPF Chestnut Paving Fence	CHW Concrete Retaining Wall
GP Gas Pipe	CW Concrete Wall	CHW Concrete Retaining Wall
RWP Rain Water Pipe	CWF Chain Wire Fence	CHW Concrete Retaining Wall
SP Stand Pipe	DIS Disinfectant	CHW Concrete Retaining Wall
UTT Unable to Trace	HR Handrail	CHW Concrete Retaining Wall
VP Vent Pipe	IF Intersecting Fence	CHW Concrete Retaining Wall
WP Waste Pipe	LF Lattice Fence	CHW Concrete Retaining Wall
	MF Miscellaneous Fence	CHW Concrete Retaining Wall
	MRF Metal Rolling Fence	CHW Concrete Retaining Wall
	OBF Open Board Fence	CHW Concrete Retaining Wall
	PCC Post & Chain Fence	CHW Concrete Retaining Wall
	PNF Panel Fence	CHW Concrete Retaining Wall
	PRF Post & Rail Fence	CHW Concrete Retaining Wall
	PRF Post & Wire Fence	CHW Concrete Retaining Wall
	RTW Retaining Wall	CHW Concrete Retaining Wall
	STW Stone Wall	CHW Concrete Retaining Wall
	SRTW Stone Retaining Wall	CHW Concrete Retaining Wall
	WMF Wire Mesh Fence	CHW Concrete Retaining Wall

FENCES & WALLS

BPW Brick Paving	BPW Brick Paving	BPW Brick Paving
BRP Brick Pier	BRP Brick Pier	BRP Brick Pier
BRPW Brick Retaining Wall	BRPW Brick Retaining Wall	BRPW Brick Retaining Wall
BSW Brick Wall	BSW Brick Wall	BSW Brick Wall
BWF Barbed Wire Fence	BWF Barbed Wire Fence	BWF Barbed Wire Fence
CBF Chain Board Fence	CBF Chain Board Fence	CBF Chain Board Fence
CIF Corrugated Iron Fence	CIF Corrugated Iron Fence	CIF Corrugated Iron Fence
CLE Chain Link Fence	CLE Chain Link Fence	CLE Chain Link Fence
CPF Chestnut Paving Fence	CPF Chestnut Paving Fence	CPF Chestnut Paving Fence
CHW Concrete Retaining Wall	CHW Concrete Retaining Wall	CHW Concrete Retaining Wall
CW Concrete Wall	CW Concrete Wall	CW Concrete Wall
CHW Concrete Retaining Wall	CHW Concrete Retaining Wall	CHW Concrete Retaining Wall
DIS Disinfectant	DIS Disinfectant	DIS Disinfectant
HR Handrail	HR Handrail	HR Handrail
IF Intersecting Fence	IF Intersecting Fence	IF Intersecting Fence
LF Lattice Fence	LF Lattice Fence	LF Lattice Fence
MF Miscellaneous Fence	MF Miscellaneous Fence	MF Miscellaneous Fence
MRF Metal Rolling Fence	MRF Metal Rolling Fence	MRF Metal Rolling Fence
OBF Open Board Fence	OBF Open Board Fence	OBF Open Board Fence
PCC Post & Chain Fence	PCC Post & Chain Fence	PCC Post & Chain Fence
PNF Panel Fence	PNF Panel Fence	PNF Panel Fence
PRF Post & Rail Fence	PRF Post & Rail Fence	PRF Post & Rail Fence
PRF Post & Wire Fence	PRF Post & Wire Fence	PRF Post & Wire Fence
RTW Retaining Wall	RTW Retaining Wall	RTW Retaining Wall
STW Stone Wall	STW Stone Wall	STW Stone Wall
SRTW Stone Retaining Wall	SRTW Stone Retaining Wall	SRTW Stone Retaining Wall
WMF Wire Mesh Fence	WMF Wire Mesh Fence	WMF Wire Mesh Fence

SURFACES

BPW Brick Paving	BPW Brick Paving	BPW Brick Paving
BRP Brick Pier	BRP Brick Pier	BRP Brick Pier
BRPW Brick Retaining Wall	BRPW Brick Retaining Wall	BRPW Brick Retaining Wall
BSW Brick Wall	BSW Brick Wall	BSW Brick Wall
BWF Barbed Wire Fence	BWF Barbed Wire Fence	BWF Barbed Wire Fence
CBF Chain Board Fence	CBF Chain Board Fence	CBF Chain Board Fence
CIF Corrugated Iron Fence	CIF Corrugated Iron Fence	CIF Corrugated Iron Fence
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RTW Retaining Wall	RTW Retaining Wall	RTW Retaining Wall
STW Stone Wall	STW Stone Wall	STW Stone Wall
SRTW Stone Retaining Wall	SRTW Stone Retaining Wall	SRTW Stone Retaining Wall
WMF Wire Mesh Fence	WMF Wire Mesh Fence	WMF Wire Mesh Fence

MEASUREMENTS

# Depth(m)	# Depth(m)	# Depth(m)
Ø Diameter (mm)	Ø Diameter (mm)	Ø Diameter (mm)
Ext. Ø External Diameter (mm)	Ext. Ø External Diameter (mm)	Ext. Ø External Diameter (mm)
H Object Height (m)	H Object Height (m)	H Object Height (m)

SURVEY STATIONS			
Name	Easting	Northing	Height
1STN	467306.812	107965.023	43.180
2STN	467332.603	108007.857	45.114
3STN	467382.075	108001.427	43.568
4STN	467368.379	107975.022	43.094
5STN	467342.634	107975.253	43.608
6STN	467325.272	107975.105	43.549
4ASTN	467380.026	107956.642	42.489
4BSTN	467369.670	107916.263	41.067
CJ1STN	467366.130	107917.740	40.884
CJ2STN	467343.999	107882.015	39.108

CLIENT

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DRAWING TITLE

Topographical Survey

PROJECT NUMBER	DRAWING NUMBER	DATE
SP17421	SD17421-01	May 2017
SURVEYED BY	DRAWN BY	CHECKED BY
CJ	CJ	PS
SCALE	SHEET SIZE	SHEET
1:200	A3	2 OF 2

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