NOTES

GENERAL NOTES :-

ALL LEVELS ARE IN METRES DERIVED FROM GPS TRANSFORMATION.
GRID COORDINATES ARE ORDINANCE SURVEY NATIONAL GRID DERIVED FROM GPS TRANSFORMATION. GPS COORDINATES AND LEVELS SET AT VM01 & VM06 (NO SCALE FACTOR APPLIED)

THIS DRAWING HAS BEEN PRODUCED WITH A PLOT SCALE ACCURACY OF 1:500

SERVICE COVERS INDICATED WHERE VISIBLE. PIPE INVERTS / DETAILS SURVEYED FROM SURFACE INSPECTION ONLY. GENERALLY UNLADED COVERS AND COVERS WITHIN HIGHWAYS WILL NOT BE LIFTED

TREE SPECIES SHOULD BE CONFIRMED BY TREE SPECIALIST IF CRITICAL

OVERHEAD CABLES ARE INDICATED USING REMOTE SURVEY METHODS AND ARE SUBJECT TO SEASONAL VARIATION, AND SHOULD BE TREATED AS APPROXIMATE

SERVICE COVERS LOCATED UNDER PARKED VEHICLES/MOBILE STRUCTURES MAYBE OMITTED.

BURIED SERVICE COVERS WILL NOT BE INDICATED.

TOPOGRAPHICAL SURVEY/UTILITY KEY :-

(ht) = height
ash = ash tree
● = pss trig
a/g = above ground
c/r = assumed route
av = air valve
bb = black beacon
bd = back drop
bl = bed level
bol = bollard
box = bottom of shaft
bt = telecom
c/b fence = closeboard fence
c/box = control box
cctv = cctv junction
cl = cover level
con = conifer
cov = cover
cws = combined water sewer
d/chan = drainage channel
ejb = electric junction box
elec = electric
ew = ew = trace
ep = electric pole
er = earth rail
fb = flower bed
fh = fire hydrant
fl = floor level
fw = fire switch
hws = foul water sewer
g = gully
g/run = gully run
g/r = gas riser
h/chest = horse chestnut
h/thorn = hawthorn
ic = inspection cover
il = invert level
ill = illuminated
int = interceptor
lp = lamp post
mh = manhole cover
o/h = overhead
o/s = over head

ol = off let
os = ordnance survey area
OSBM = ordnance survey bench mark
p & r fence = post & rail fence
pd = pit depth
pf = pit floor
ptg = pipe to ground
pts = pipe to surface
re = rodding eye
rw = retaining wall
rs = road sign
rwp = rain water pipe
s/bch = silver birch
s/p = safety paving
sb = stop block
sec fence = security fence
sfc = soil filled chamber
sl = sign light
sp = soil pipe
st = stop tap
sv = stop valve
swp = soil vent pipe
sws = storm water sewer
TBM = temporary bench mark
tbr = taken from records
tl = threshold level
toc = top of cap
tog = top of pipe
tos = top of slope
tp = telecom pole
ts = traffic signal
tw = traffic wand
u/s = underside
ufi = unable to lift
ufr = unable to rod
ufs = unable to survey
ut = unable to trace
vp = vent pipe
wfc = water filled chamber
wm = water meter
wm = water meter
wp = waste pipe
wr = water riser

SURVEY CONTROL :-

STATION	EASTINGS	NORTHINGS	LEVEL
ST01	598528.922	263919.828	67.698
ST02	598409.708	263636.366	64.191
ST03	598329.746	264101.004	60.608
ST04	598393.816	263865.398	63.666
ST05	598347.067	263702.910	68.575
ST06	598290.832	263818.051	69.688
ST07	598269.417	263642.290	69.308
ST08	598191.535	263631.554	64.602
ST09	598127.183	263616.550	57.272
ST10	598047.057	263574.853	51.103
ST11	598127.828	263549.452	56.800
ST12	598188.265	263644.511	51.229

SHEET LAYOUT :-

NORTH POINT :-

UTILITY SURVEY KEY :-

HATCHED AREA
BOREHOLE
CPT
TRIAL PIT
HAND PIT
WINDOW SAMPLE

ELECTRIC CABLE
WATER PIPE
FOUL SEWER
COMBINED SEWER
STORM SEWER
DUCTS
CABLE TELEVISION
DATA CABLE
TELECOM CABLE
GAS PIPE
UNIDENTIFIED SERVICE
OTHER
CCTV
STREET LIGHT
OFFSET FILL
VENT
FUEL PIPE
GAUGE LINES
TRACE
ASSUMED ROUTE
TBR — TAKEN FROM RECORDS

DISCLAIMER :-

Electromagnetic techniques have been used in the location of underground services shown on this survey. Excavations and trial excavations should be carried out to confirm service identification, positions and particularly depths, where these are critical. The completeness of the underground services information cannot be guaranteed.

This method of survey does not differentiate between live and dead services, and as such all services detected are shown as live. Accurate records from the location of all public services that may cross the site, therefore the relevant service drawings should be obtained from the appropriate utility company and used in conjunction with this drawing.

Private service pipes and cables in highways are not shown, but there presence should be anticipated.

Additional below ground structures or obstructions not shown on this drawing may be encountered during excavation. The information contained on this survey is indicative. Excavations in the vicinity of services should be carried out with due diligence ref: HSG47 document avoiding dangers from underground services

Please note that factors such as ground conditions, proximity of other utilities, material and method of construction have an influence on the quality of the data collected on site.

TSA Standards – "Even an appropriate and professionally executed survey may not be able to achieve a 100% detection rate."

UTILITY NOTES

0 5 10 20 30 40 50

MIDLAND SURVEY LTD

HEAD OFFICE
Cromwell House, Westfield Road, Southam, Warwickshire, CV47 0JH.
Tel: 01926 812811 Fax 01926 812812
E-Mail: mail@midlandsurvey.co.uk
www.midlandsurvey.co.uk

Client RICHARD BROWN PLANNING LIMITED

Project ELMSWELL

Title TOPOGRAPHICAL SURVEY

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TOPOGRAPHICAL (LAND) SURVEYORS / UTILITY SURVEYORS BUILDING MEASUREMENT SURVEYORS / 3D LASER SCANNING

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