





Appendix A 🛛 😞

Site plans





1-bed dwelling - 56sqm

2-bed dwelling - 96sqm

3-bed dwelling - 114sqm

Total units: 327 units

Unit mix:	180 x 3-bed - 55%
	115 x 2-bed - 35%
	32 x 1 -bed - 10%

Approximate area analysis:

Site area - 142,000sqm / 14.2ha Open space - 3,500sqm / 0.35ha Memorial park - 15,000sqm / 1.5ha Green buffer zone - 19,000sqm / 1.9ha

Overall percentage of green space - 26%



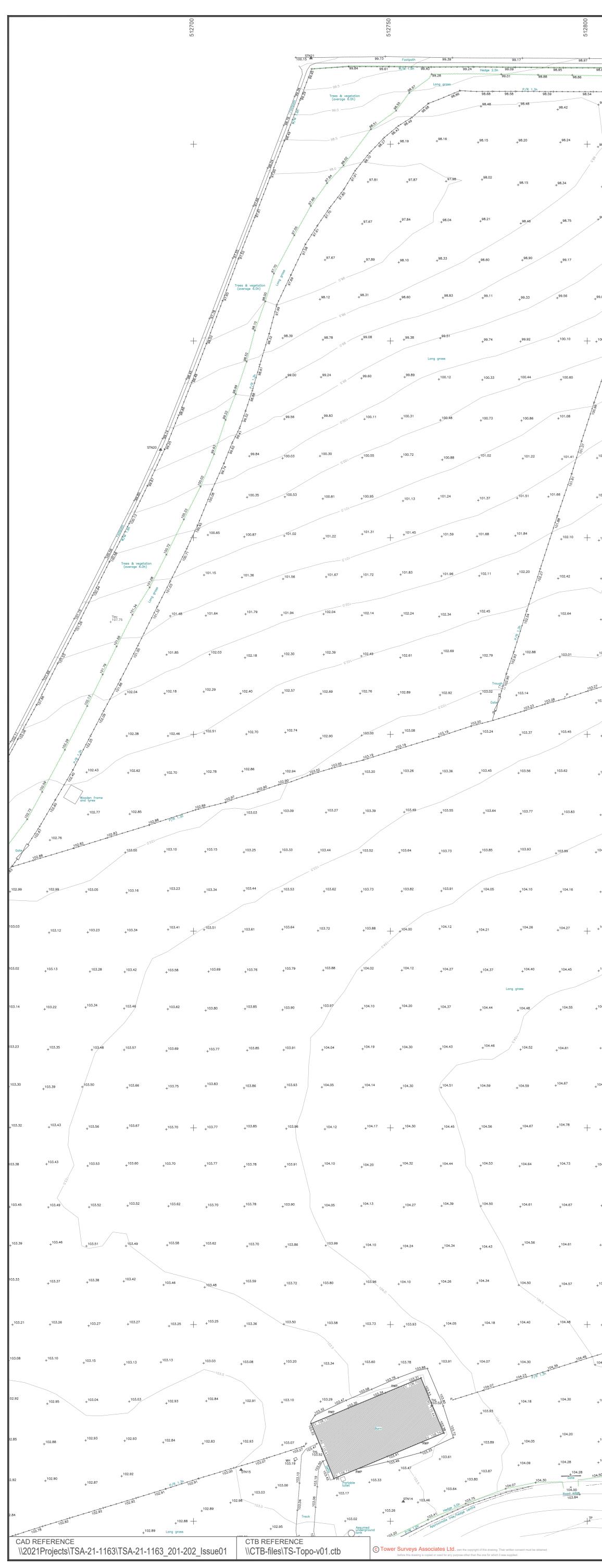
250m



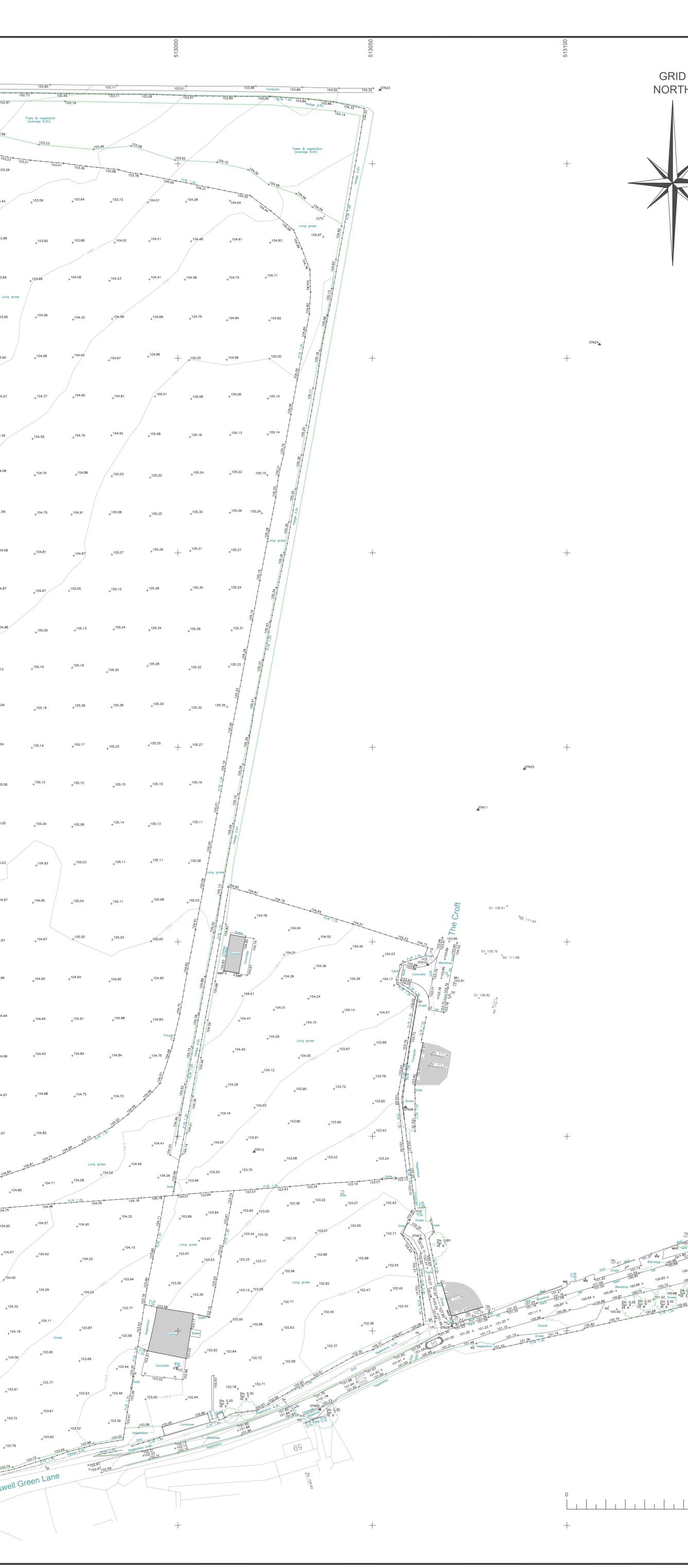
Appendix B 😞

Surveys





512800					000					512900					512950
98.89 ⁺ 98.89 ⁺ 98.78			98.97 ⁺ 99.00 ⁺ 98.99 99.1 Long g	1 1 1 99.27 rass	9.22	99.66 ⁺ 99.60 ⁺ 99.82	100.05 ⁴ W/M 1.6 100.22	h 100.47 Hed 100.60	je 2.5h 100.85 1	+101.32 +10		102.02 1	102.18 ⁺ 02.20 ⁺ 102.33 102.49	102.33	02.44 ¹ 102.53 ¹⁹ 65 ^{102.87}
98.54 9	98.59 + 98.59	+98.79 00	98.96 995 995	99.25	+ ^{99.56}	+99:98	+100.46 + ^{100,44}	100.73 +100.77	+101.19 +101.14	Gote 101.38 P/F	101.93 +102.05	6 102.30 to	Long grass		102.99
+ +98,47	+98.66	92.85 + 2.15	+99.30	+99.62	+ +	+100.46	+ ^{100.78}	+ ^{101.17}	+ ^{101.59}	+ + 102.0	4 + ^{102.20}	+102.42	+ ^{102.69}	102.86 +++103.00	+
+ ^{98.72}	98:09	150 180 + ^{99.33}	د ^{ره} + ^{99.63}	0 ⁰⁰¹ +100.06	+100,43	+ ^{100.82}	0 ^{1/0¹} + ^{101.19}	^{G¹/01} + ^{101.60}	+ ^{101.96}	5 8 8 1 1 102.20	+ ^{102.36}	+ ^{102.68}	+ ^{102.92}	+ ^{103.22}	+ ^{103.44}
1 ^{99.00}	+99.32	+ ^{99.70}	+100.12	+100.47	+ ^{100.80}	+ ^{101.23}	+101.60	+101.94	+ ^{102.16}	102.38	+102.67	+102.98	+103.23	+103.49	+ ^{103.68}
±99,47	98°53			+ ^{100.78}	+ ^{101.14}	+101.55	+ ^{101.86}	+102.07		102.43	/		/	+ ^{103.68}	
+	68.96	+100.07	+100.43	+		/ .		, ,	+102.34	+ ^{102.68}	+ ^{102,95}	+ ^{103.24}	+103.47	+	+ ^{103.84} Long gross
+ ^{99.81}	+100.15	+100.47	+ ^{100.84}	+ ^{101.15}	+101.56	+ ^{101.95}	+ ^{102.11}	+ ^{102.28}	+ ^{102.54}	+102.90	+ ^{103.19}	+ ^{103,47}	+ ^{103.70}	+ ^{103.89}	+ ^{103.90}
+ +100.29	+100.55	+ ^{100.83}	+ ^{101.20}		+ + + 101.86	+102.10	+ ^{102.32}	+102.55	+102.83	+ ^{103.13}	+ ^{103.41}	+ ^{103.63}	+ ^{103.87}	+ ^{103.98}	+ +103.94
100.64 +	+100,96	+ ^{101.19}	101.49	+ ^{101.82}	ng grass +102.01	+102.28	+ ^{102.55}	+ ^{102.81}	+103.06	+ ^{103.34}	+103.59	+ ^{103.85}	+104.08	+ ^{104.19}	+ ^{104.23}
488 497 + ^{101.30}	+101.42	+ ^{101.46}	+101.52	+ ^{102.01}	+ ^{102.23}	¥ ^{102.50}	+ ^{102.75}	* ^{103.00}	103.25	103.51	+ ^{103.78}	+ ^{104.00}	+ ^{104.19}	+ ^{104.33}	+ ^{104.45}
+101.65	+ ^{101.88}	+ ^{101.93}	+102.03	+ ^{102.42}	+102.57	+ ^{102.80}	+ ^{103.05}	+ ^{103.29}	97 501 97 501 +103.41 55	+ ^{103.65}	+ ^{103.89}	+ ^{104.15}	+ ^{104.29}	+ ^{104.44}	+104.58
+101.94	102 15	+102.40	102.60	+102.78	102.03	107 m	+ ^{103.28}		103.70	103.99	+104.01	+104.18	104.32		104-58
+10.01	+102.15	Ţ	+102.60	+102.78	+ ^{102.93}	+ ^{103.09}	+	- COL	+103.62	+ ^{103.88}	+	Ŧ	+ ^{104.32}	+ ^{104.47}	+104.58
+ _102.23	+ ^{102.36}	+102.67	+ ^{102.85}	+ ^{103.02}	+103.17	+ ^{103.32}	+ ^{103.50}	+103.69		+104.04	+104.25	+ ^{104.36}	+104.50	+ ^{104.58}	+ +104.69
+102.46	+ ^{102.62}	+102.86	+103.01	+ ^{103.17}	+ ^{103.28}	+ ^{103,45}	+103.73	+103.96	Gate	+ ^{104.19}	+ ^{104.35}	+ ^{104,48}	+ ^{104.61}	+104.75	+104.87
+102.58	+102.87	+ ^{103.12}	+ ^{103.20}	+ ^{103.33}	+103.44	103.59 P	103.15.00	+ ^{104.07}	+ ^{104.18}	+ ^{104.33}	+ ^{104.45}	+ ^{104.61}	+ ^{104.76}	+ ^{104.86}	+104.98
+102,98	+ ^{103.14}	+103.31	103,41 - 103	+103.53	+ ^{103.62}	Gat + ^{103.80}	P 104.02	+ ^{104.14}	+ ^{104.14}	+ ^{104.29}	+104.43	+ ^{104.66}	+ ^{104.85}	+105.02	+ ^{105.12}
-0103.27 -0103.34	103.36 p/R 1.3h	4 ³³⁸ G ² ⁰¹ + ^{103.55}	+ ^{103.66}	+103.76	+ ^{103.81}	+ ^{103.98}	104.00 E	+104.24	+104.28	+ ^{104.40}	+104.46	+104.61	+104.80	+104.94	+105.09
+ ^{103.38}				·			104.20						Ŧ		
+ + 103.58	+ ^{103.73}	+ ^{103.80}	+ ^{103.90}	+ ^{103.97}	+104.06	+104.23		+ ^{104.39}	+104.40	+ +104.50	+ ^{104.55}	+ ^{104.72}	+104.84	+ ^{104.94}	+ +105.04
+ ^{103.75}	+ ^{103.83}	+ ^{103.96}	+ ^{104.06}	+ ^{104.13}	+ ^{104.22}	+ ^{104.40}	+104,51	+104.53	+ ^{104.58}	+ ^{104.67}	+ ^{104.70}	+ ^{104.83}	+ ^{104.94}	+ ^{105.02}	+ ^{105.06}
+ ^{103.91}	1104.01	+104.10	+ ^{104.18}	+ ^{104.26}	+ ^{104.38}	+104.53	+104.64	+ ^{104.62}	+104.71	+ ^{104.78}	+ ^{104.87}	+104.94	+105.01	+ ^{105.06}	+105.05
+104.07	+104.16	+ ^{104.24}	+ ^{104.31}	+104.38	+ ^{104.49}	+ ^{104.68}	+ ^{104.75}	+104.70	+ ^{104.77}	+ ^{104.85}	+ ^{104.88}	+ ^{104.97}	+ ^{105.03}	+ ^{105.08}	+105.03
+ ^{104.22}	+ ^{104.29}	+ ^{104.37}	+ ^{104.43}	+ ^{104.50}	+ ^{104.64}	+ ^{104.77}	+ ^{104.82}	93 0 0 0 0 0 0 0	+ ^{104.82}	+ ^{104.89}	+ ^{104.93}	+ ^{104.95}	+105.02	+105.03	+104.97
+ ^{104.33}	+104.40	+104.46	+104.54	+ ^{104.60}	+ + ^{104.75}	+104.90	+104.91	104.76 104.81	+104.91	⊥ + ^{105.00}	+104.96	105,0 105,0	+105.02	104.97	+ +104.97
+ + + *****		Ť	+104.54		+ *	Ŧ	+	81 		+ + ^{105.00}	Ť	+105.00	+	+ Cong grass	·
+104.49	+104.56	+ ^{104.61}	+ ^{104.64}	+ ^{104.66}	+ ^{104.85}	+104.98	+ ^{104.97}	+104.92	+104.98	105.00	+ ^{105.05}	+ ^{105.03}	+ ^{105.04}	+105,01	+104.96
+ ^{104.58}	+ ^{104.64}	+ ^{104.72}	+ ^{104.77}	+ ^{104.82}	+ ^{104.93}	+ ^{105.04}	+105.02	+ ^{104.97}	+105.05	+105.09	+105.15	+ ^{105.15}	+105.09	+105.03	+ ^{104.94}
+ ^{104.68}	+ ^{104.72}	+104.84	+104.90	+104.99	+ ^{105.07}	+ ^{105.13}	+ ^{105.08}	+ ^{105.05}	+105.10	+ ^{105.14}	+105.17	+105.14	+105.10	+105.02	+ ^{104.96}
+ ^{104.73}	+ ^{104.78}	+ ^{104.88}	+ ^{104,98}	+ ^{105.11}	+ ^{105.22}	+105.24	+ ^{105.15}	+ ^{105.13}	105.06 Fier.	+ ^{105.13}	+ ^{105.14}	+105.14	+ ^{105.07}	+105.02	+ ^{104.97}
+ +104.81	+104.85	+ ^{104.94}	105.00	+ ^{105.17}	+ ^{105.27}	+ ^{105.26}	+ ^{105.16}	+ ^{105.12}	+105.09	+ + ^{105.11}	+ ^{105.14}	+ ^{105.17}	+ ^{105.12}	+105.01	+ + ^{104.97}
104 79		104.98	105.01	105 13	+105.22	+105.18	105.00		105.08		+105.12	+105.17	+ ^{105.08}		
+104.79	+104.89	+ ^{104.98}	+ ^{105.01}	+ ^{105.13}	t	+100.10	+105.09	+105.08	ļ	105.02	+			+104.94 Gate 11 104.92 Gate Gate	+ ^{104.8}
+104.77	+104.86	+ ^{104.96}	+ ^{104.99}	+105.12	+ ^{105.20}	+105.12	+105.02	+105.00	~	P 105.00 P 0 0 0 0 0 0 0 0 0 0 0 0 0 0	105.01	P/R 1.3h	+ ^{104.94}	+ ^{104.72} P	104.65
+ ^{104.67}	+ ^{104.73}	+ ^{104.78}	+ ^{104.88}	+105.01	+ ^{105.11}	+104.99	+104.87	+104.85	104.90 104	+104.97	+ ^{104.96}	+ ^{104.94}	+104.80	+ ^{104.57}	10 10 10 10 10 10 10 10 10 10 10 10 10 1
+ ^{104.63}	+ ^{104.68}	+ ^{104.68}	+ ^{104.74}	+ ^{104.88}	+104.95	04.97	+104.78	+ ^{104.78}	+104.83	+ ^{104.83}	+ ^{104.86}	+ ^{104.86}	+ ^{104.74}	+ ^{104.63}	104.50 +104.50
- ├ + ^{104.56}	+ ^{104.60}	104.61	104.71	104.84 104.72	+ ^{104.80}	+104.69	+ ^{104.64}	+ ^{104.64}	+ ^{104.73}	+ + ^{104.72}	+104.70	+ ^{104.69}	+ ^{104.63}	+ ^{104.45}	+104.32
46 0 0 0 104	55	+104.50	+ ^{104.64} + ^{104.53}	+ ^{104.72}	+104.68	+104.56	+104.48	+104.48	+104.49	<u>,</u> 104.51		+104.48	+104.33	STN13	+104.06
f		104,5	Ŧ	T			Long gra			T	+104.50				1.55 +103.91
+ ^{104.38}	+ ^{104.42}	+ ^{104.42}	+104.43	+104.47	+104.51	+ ^{104.40}	+ ^{104.35}	+ ^{104.28}	+ ^{104.34}	+ ^{104.34}	+ ^{104.31}	+ ^{104.27}	+ ^{104.13}	+104.04	13 198 1 103.72 1 0 0 0 0 0
+ ^{104.31} + ^{104.42}	+104.23	+ ^{104.26}	+ ^{104.29}	+ ^{104.35}	+ ^{104.43}	+ ^{104.31}	+ ^{104.26}	+ ^{104.21}	+ ^{104.23}	+104.19	+ ^{104.20}	+ ^{104.03}	+103.95	+ ^{103.83} + ^{103.94}	+103.76
+ ^{104.42}	+ ^{104.47}	+ ^{104.42}	+ ^{104.33}	+104.34	+104.30	+ ^{104.29}	+ ^{104.27}	+ ^{104.24}	+ ^{104.27}	+ ^{104.18}	+ ^{104.16}	+104.12	+104,03	+	Chiswell (
-↓ ^{TP}		OHC		TP			OHC			tree/hedge centre	TP				+
												/ \ \			

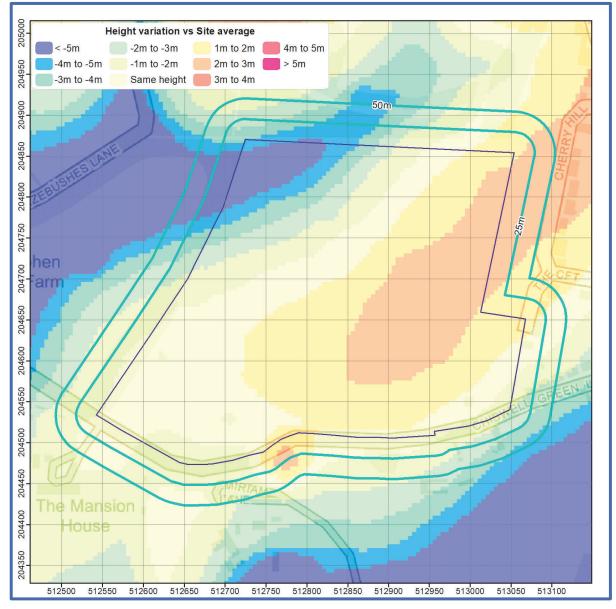


	513150		NOTES A0
GRID	ũ		1. SURVEY CONTROL A) SURVEY GRID (HORIZONTAL):
NORTH			THIS SURVEY IS ORIENTATED TO ORDNANCE SURVEY GRID NORTH. THE SURVEY IS TO A PLANE GRID. HORIZONTAL MEASUREMENTS TAKEN FROM THIS SURVEY WILL BE GROUND DISTANCE. FULL ORDNANCE SURVEY CO-ORDINATES CAN BE CALCULATED BY SCALING THE
			SURVEY ABOUT THE GIVE SITE CENTRE POINT, WITH CO-ORDINATES E 512850.000 N 204680.000 AS FOLLOWS: SHIFT: NOT REQUIRED SCALE: LSF = 0.99976
			ROTATION: NOT REQUIRED. THE LOCAL SCALE FACTOR (LSF) APPLICABLE TO THIS SITE IS 0.99976, CALCULATED USING STANDARD TABULATED DATA.
	+	204850	THE CONTROL HAS BEEN ESTABLISHED BY TYING INTO THE ACTIVE ORDNANCE SURVEY CONTROL NETWORK. SEE NOTE C. BELOW. (FOR THIS RELATIVELY LOW LEVEL SITE, MEAN SEA LEVEL CORRECTIONS (MSL) ARE DEEMED TO BE INSIGNIFICANT AND HAVE THEREFORE NOT BEEN APPLIED.)
			 B) VERTICAL DATUM: ALTITUDES FOR THE CONTROL HAVE BEEN CALCULATED FROM GPS DERIVED
			HEIGHTS AND CONVERTED TO ORTHOMETRIC HEIGHTS (ORDNANCE DATUM NEWLYN - ODN) NEW OS NET USING OSGM15 TRANSFORMATION PARAMETERS. C) GPS CONTROL:
			THE CO-ORDINATE SYSTEM USED FOR THE PRIMARY CONTROL IS OSGB36; THIS HAS BEEN CALCULATED FROM ETRS89 NEW OS NET USING OSTN15 TRANSFORMATION PARAMETERS. FOR THIS PARTICULAR PROJECT, THE "TRIMBLE VRS NOW" NETWORK HAS BEEN
			USED. OBSERVATIONS HAVE BEEN TAKEN ON: 23/06/2021 MANUFACTURERS QUOTED ACCURACY IS RMSE 10 – 20 mm IN PLAN AND 20 – 30 mm IN HEIGHT. HOWEVER, RESULTS MAY VARY DURING THE DAY AND CERTAIN CONDITIONS COULD CAUSE DEGRADATION TO THE FINAL SOLUTIONS. FOR SALIENT CONTROL AND WHEREVER POSSIBLE AND PRACTICAL, TOWER SURVEYS ASSOCIATES HAVE USED AN OPEN SKY WITH GOOD SATELITE GEOMETRY SO AS TO MAINTAIN THE HIGHEST ACCURACY POSSIBLE.
			 THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL OTHER RELEVANT DRAWINGS/DOCUMENTATION.
			 CHECK SCALE BAR AND GRID BEFORE TAKING NON-FIGURED DIMENSIONS FROM THIS DRAWING. IF IN DOUBT ASK.
			 BACKGROUND ORDNANCE SURVEY MAPPING IS PRESENTED IN VARIOUS PARTS OF THE DRAWING. TOWER SURVEYS ASSOCIATES ARE NOT RESPONSIBLE FOR THE ACCURACY, COMPLETENESS ETC OF THAT DATA. OS COPYRIGHT ORDNANCE SURVEY © CROWN COPYRIGHT 2012. ALL RIGHTS RESERVED. LICENCE NUMBER 100043548.
	+	204800	LEGEND 30.29 SPOT LEVEL
			SURVEY STATION
			HEDGE/AREA OF UNDERGROWTH BUILDING
			RW RETAINING WALL
			GATE OVERHEAD CABLE FENCE WITH DESCRIPTION
			B/W BARBED WIRE H/M HIT AND MISS C/P CHESTNUT PALING I/R IRON RAILING C/B CLOSE BOARDED Iwn INTERWOVEN C/F CORRUGATED METAL Pal PALLING
			C/L CHAIN LINK P/W POST AND WIRE CBr CRASH BARRIER P/R POST AND RAIL Conc/P CONCRETE PANEL P/C POST AND CHAIN Elc ELECTRIC P/S POST AND STRING Hrd HOARDING W/M WIRE MESH
			ABBREVIATIONS AXR APEX ROOF LEVEL MH MANHOLE
	+	204750	B BOLLARD MP MILE POST BB BELISHA BEACON OHC OVERHEAD CABLES BL BED LEVEL OSBM ORDNANCE BENCHMARK BOP BACK OF PATH PB PILLAR BOX BP BOUNDARY POST PI PIPE DD DRUMDARY POST PI PIPE
			BS BUS STOP PM PARKING METER BT BRITISH TELECOM IC P POST CATV CABLE TELEVISION IC PYL ELECTRIC PYLON CC CONTROL CABINET RE RODDING EYE CCTV CLOSED CIRCUIT TELEVISION RF/RG ROOF/RIDGE LEVEL
			CCTV CLOSED CIRCUIT TELEVISION RF/RG ROOF/RIDGE LEVEL CL COVER LEVEL RNP ROAD NAME PLATE COL COLUMN RS ROAD SIGN CS CABLE STAY RWP RAINWATER PIPE CTV CABLE TELEVISION POINT SC STOP COCK
			DK DROP KERB SFL SOFFIT LEVEL DRN DRAIN SGY STRIP GULLY EC ELECTRICITY CONTROL BOX SP SIGN POST/BOARD EL ELECTRICITY COVER ST STOP TAP
			EV EAVES LEVEL STN SURVEY STATION EP ELECTRICITY POLE SV STOP VALVE ER EARTH ROD SW STORM WATER FFL FINISHED FLOOR LEVEL TAP WATER TAP EN EVENDED ANT TEMM TEMOORARY PENCHMARK
			FH FIRE HYDRANT TBM TEMPORARY BENCHMARK FS FLEXIBLE SIGN/BOLLARD TCB TELEPHONE CALL BOX FW FOUL WATER THL THRESHOLD LEVEL G GULLY Tiev TOP OF TREE LEVEL GV GAS VALVE TOF TOP OF FENCE
			GP GATE POST TP TELEPHONE POLE IC INSPECTION COVER TWL TOP OF WALL IL INVERT LEVEL VP VENT PIPE KO KERB OUTLET GULLY WLV WATER LEVEL
			LB LITTER BIN WM WATER METER LP LAMP POST WO WASH OUT MKR MARKER POST WP WASTE/SOIL PIPE
			 A) MB "X" NO – MULTIPLE BOLES FOLLOWED BY NUMBER OF. B) DIA – TRUNK DIAMETER MEASURED AT APPROX 1.5M ABOVE GROUND LEVEL. C) SPREAD – DIAMETER OF CANOPY, (TREE SPREADS ARE INDICATIVE ONLY AND ARE
	+	204700	 C) SPREAD – DIAMETER OF CANOPY. (TREE SPREADS ARE INDICATIVE ONLY AND ARE REPRESENTATIVE OF THE GENERALISED CANOPY SIZE, AND MAY NOT REPRESENT THE TRUE CANOPY POSITION AS OUTLINED ON SITE – TREE BOLES MAY NOT SIT CENTRALLY TO THE CANOPY). D) HEIGHT – APPROXIMATE HEIGHT TO TOP OF CANOPY – ESTIMATED FROM GROUND
	I		 b) HEIGHT - APPROXIMATE HEIGHT TO TOP OF CANOPY - ESTIMATED FROM GROUND LEVEL. E) ATTENTION SHOULD BE PAID TO THE ORIGINAL TOPOGRAPHICAL BRIEF AS TO WHAT TREES HAVE ACTUALLY BEEN SCHEDULED; I.E. THOSE "TREES LARGER THAN DIAMETER "X" OR "ONLY TREES WITHIN THE IMMEDIATE SURVEY LIMITS".
			(THIS IS NORMALLY THE CASE UNLESS OTHERWISE SPECIFIED AS INCLUDING "OFF SITE" TREES). STATION CO-ORDINATES
			STATION EASTING NORTHING LEVEL DESCRIPTION STN10 513064.20 204644.13 103.95 SURVEY NAIL
			STN11 513077.15 204683.98 104.29 SURVEY NAIL STN12 513019.59 204596.06 103.82 PEG & NAIL STN13 512943.21 204545.02 104.34 PEG & NAIL STN14 512753.28 204505.02 103.41 PEG & NAIL
			STN15 512712.07 204513.11 103.03 PEG & NAIL STN16 512592.22 204517.71 102.86 PEG & NAIL STN17 512545.69 204538.54 103.25 SURVEY NAIL STN18 512588.65 204603.76 103.10 SURVEY NAIL
			STN19 512644.39 204680.22 102.45 SURVEY NAIL STN20 512691.62 204772.36 99.29 SURVEY NAIL STN21 512729.83 204871.86 100.11 SURVEY NAIL STN22 512894.60 204870.78 100.80 SURVEY NAIL
			STN23 513051.97 204868.97 104.33 SURVEY NAIL STN24 513108.38 204803.58 105.33 SURVEY NAIL STN25 513089.08 204694.48 104.46 SURVEY NAIL STN26 513058.52 204607.53 103.66 SURVEY NAIL STN26 513058.52 204607.53 103.66 SURVEY NAIL
			STN27 513062.38 204573.73 102.70 SURVEY NAIL STN28 513070.39 204551.25 101.46 SURVEY NAIL STN29 513134.06 204570.27 100.95 SURVEY NAIL STN30 513036.52 204529.79 101.74 SURVEY NAIL
	+	204650	UNLESS OTHERWISE STATED THE SURVEY STATIONS LISTED ABOVE ARE ONLY INTENDED TO BE USED FOR TOPOGRAPHICAL SURVEYS AT THE STATED SCALE. DUE CONSIDERATION SHOULD BE GIVEN TO LONG-TERM STABILITY OF SURVEY STATION MARKERS.
	Ŧ	20.000	SHEET LAYOUT
			201 202
			GENERAL • NO ALLOWANCE HAS BEEN MADE FOR SUB SURFACE ENTRY INTO MANHOLES OR OTHER CHAMBERS OR VOIDS BELOW GROUND LEVEL. THEREFORE ANY DETAILS RELATING TO DEPTHS, SIZES ETC. ARE TAKEN FROM ABOVE GROUND AND AS SUCH WILL BE APPROXIMATE
	+	204600	 DEPTHS, SIZES ETC. ARE TAKEN FROM ABOVE GROUND AND AS SUCH WILL BE APPROXIMATE ONLY. THE CONTRACTOR IS TO CHECK AND VERIFY ALL CRITICAL DIMENSIONS AND LEVELS BEFORE WORK STARTS. BURIED SERVICES SHOWN ON THIS DRAWING MAY BE ASSUMED ROUTES AND WILL NORMALLY BE OF UNKNOWN CONDITION, CONTRACTORS SHOULD UNDERTAKE SUITABLE VALIDATION
	I	000	WORK AND TAKE PARTICULAR CARE DURING EXCAVATION WORK; SAFE DIGGING PRACTICES SHOULD BE FOLLOWED. • SHOULD THERE BE ANY CONFLICT BETWEEN THE DETAILS INDICATED ON THIS DRAWING AND THOSE INDICATED ON OTHER DRAWINGS, THEN TOWER SURVEYS ASS' SHOULD BE INFORMED
			PRIOR TO CONSTRUCTION ON SITE. IT IS IMPORTANT TO NOTE THAT THE SAME ACCURACIES IMPLIED BY THE PLOTTING SCALE ARE EQUALLY APPLICABLE TO DIGITAL DATA SUPPLIED FOR CAD. EVERY EFFORT IS MADE TO IDENTIFY ALL VISIBLE ABOVE GROUND FEATURES. HOWEVER, IT SHOULD BE BORNE IN MIND THAT THERE MAY BE ITEMS OBSCURED AT THE TIME OF SURVEY.
			 VISIBLE FEATURES IN THE VICINITY OF THE BOUNDARIES, AS SHOWN ON THIS SURVEY, MAY NOT REPRESENT THE EXTENT OF LEGALLY CONVEYED OWNERSHIP. UNLESS OTHERWISE SPECIFIED FEATURES SHOWN USING LINE STYLES OR HATCHING ARE INDICATIVE ONLY, SUCH AS; ROAD MARKINGS, HEDGE CENTRELINES, BRICK HATCHING AND GLAZING DETAIL.
TWL 101.63 Veg.			DESCRIPTION REV DATE DRWN CHKD APPR
ADI 101.37 WM 000 80 00034 101.37 WM 000 80 00034 Blacktop 100.89 100.71 +			DRAWING STATUS
100.75 + 90.064 + RS 100.95 + 100.82 + 100.62 + 100.64 + RS 100.95 + 100.82 + 100.62 + 100.81			INFORMATION
$\begin{array}{c} 100.75 \\ 100.75 \\ 100.36 \\ 507.3 \\ 100.20 \\ 507.3 \\ 507.6 \\ 100.20 \\ 507.6 \\ 100.20 \\ 507.6 \\ 100.20 \\ 507.6 \\ 100.20 \\ 507.6 \\ 100.20 \\ 100$			
100.68 P/R T.3h	+	204550	18 - 20 THE ROPEWALK NOTTINGHAM NG1 5DT Chartered Surveyors TEL: +44 (0)7786 650 005
	+	1000	Chartered Surveyors Geomatics - Land, Utilities, Engineering & Building TEL: +44 (0)7786 650 005 info@towersurveys.biz www.towersurveys.associates
			RICS Regulated by RICS
			CLIENT MCPARTLAND PLANNING LIMITED
			PROJECT TITLE
			CHISWELL GREEN LANE CHISWELL GREEN, ST ALBANS, AL2 3AJ
			DRAWING DETAIL
			TOPOGRAPHICAL SURVEY AS OF 23/06/2021 (SHEET 2 OF 2)
	50 METRES		DRAWN EPB DATE JUNE 2021
		204555	DRAWN EPB DATE PROJECT JWH JUNE 2021 CHECKED NJR SCALE
	50 METRES	204500	DRAWN EPB DATE PROJECT JWH JUNE 2021



Appendix C 🛛 🦕

Environment Agency LiDAR ground elevation data



Contains Ordnance Survey data © Crown copyright and database right 2021



Disclaimer

This report has been prepared by GeoSmart in its professional capacity as soil, groundwater, flood risk and drainage specialists, with reasonable skill, care and diligence within the agreed scope and terms of contract and taking account of the manpower and resources devoted to it by agreement with its client and is provided by GeoSmart solely for the internal use of its client.

The advice and opinions in this report should be read and relied on only in the context of the report as a whole, taking account of the terms of reference agreed with the client. The findings are based on the information made available to GeoSmart at the date of the report (and will have been assumed to be correct) and on current UK standards, codes, technology and practices as at that time. They do not purport to include any manner of legal advice or opinion. New information or changes in conditions and regulatory requirements may occur in future, which will change the conclusions presented here.

This report is confidential to the client. The client may submit the report to regulatory bodies, where appropriate. Should the client wish to release this report to any other third party for that party's reliance, GeoSmart may, by prior written agreement, agree to such release, provided that it is acknowledged that GeoSmart accepts no responsibility of any nature to any third party to whom this report or any part thereof is made known. GeoSmart accepts no responsibility for any loss or damage incurred as a result, and the third party does not acquire any rights whatsoever, contractual or otherwise, against GeoSmart except as expressly agreed with GeoSmart in writing.

For full T&Cs see http://geosmartinfo.co.uk/terms-conditions



Important consumer protection information

This search has been produced by GeoSmart Information Limited, Suite 9-11, 1st Floor, Old Bank Buildings, Bellstone, Shrewsbury, SY1 1HU.

Tel: 01743 298 100

Email: info@geosmartinfo.co.uk

GeoSmart Information Limited is registered with the Property Codes Compliance Board (PCCB) as a subscriber to the Search Code. The PCCB independently monitors how registered search firms maintain compliance with the Code.

The Search Code:

- provides protection for homebuyers, sellers, estate agents, conveyancers and mortgage lenders who rely on the information included in property search reports undertaken by subscribers on residential and commercial property within the United Kingdom.
- sets out minimum standards which firms compiling and selling search reports have to meet.
- promotes the best practice and quality standards within the industry for the benefit of consumers and property professionals.
- enables consumers and property professionals to have confidence in firms which subscribe to the code, their products and services.
- By giving you this information, the search firm is confirming that they keep to the principles of the Code. This provides important protection for you.

The Code's core principles

Firms which subscribe to the Search Code will:

- display the Search Code logo prominently on their search reports.
- act with integrity and carry out work with due skill, care and diligence.
- at all times maintain adequate and appropriate insurance to protect consumers.
- conduct business in an honest, fair and professional manner.
- handle complaints speedily and fairly.
- ensure that products and services comply with industry registration rules and standards and relevant laws.
- monitor their compliance with the Code.



Complaints

If you have a query or complaint about your search, you should raise it directly with the search firm, and if appropriate ask for any complaint to be considered under their formal internal complaints procedure. If you remain dissatisfied with the firm's final response, after your complaint has been formally considered, or if the firm has exceeded the response timescales, you may refer your complaint for consideration under The Property Ombudsman scheme (TPOs). The Ombudsman can award compensation of up to £5,000 to you if he finds that you have suffered actual loss as a result of your search provider failing to keep to the Code.

Please note that all queries or complaints regarding your search should be directed to your search provider in the first instance, not to TPOs or to the PCCB.

TPOs contact details:

The Property Ombudsman scheme Milford House 43-55 Milford Street Salisbury Wiltshire SP1 2BP Tel: 01722 333306 Fax: 01722 332296 Email: admin@tpos.co.uk

You can get more information about the PCCB from <u>www.propertycodes.org.uk</u>.

Please ask your search provider if you would like a copy of the search code

Complaints procedure

GeoSmart Information Limited is registered with the Property Codes Compliance Board as a subscriber to the Search Code. A key commitment under the Code is that firms will handle any complaints both speedily and fairly. If you want to make a complaint, we will:

- Acknowledge it within 5 working days of receipt.
- Normally deal with it fully and provide a final response, in writing, within 20 working days of receipt.
- Keep you informed by letter, telephone or e-mail, as you prefer, if we need more time.
- Provide a final response, in writing, at the latest within 40 working days of receipt.
- Liaise, at your request, with anyone acting formally on your behalf.

If you are not satisfied with our final response, or if we exceed the response timescales, you may refer the complaint to The Property Ombudsman scheme (TPOs): Tel: 01722 333306, E-mail: <u>admin@tpos.co.uk.</u>



We will co-operate fully with the Ombudsman during an investigation and comply with his final decision. Complaints should be sent to:

Alan White

Operations Manager GeoSmart Information Limited Suite 9-11, 1st Floor, Old Bank Buildings, Bellstone, Shrewsbury, SY1 1HU Tel: 01743 298 100 alanwhite@geosmartinfo.co.uk



11. Terms and conditions, CDM regulations and data limitations



Terms and conditions can be found on our website: <u>http://geosmartinfo.co.uk/terms-conditions/</u> CDM regulations can be found on our website: <u>http://geosmartinfo.co.uk/knowledge-hub/cdm-2015/</u> Data use and limitations can be found on our website: <u>http://geosmartinfo.co.uk/data-limitations/</u>