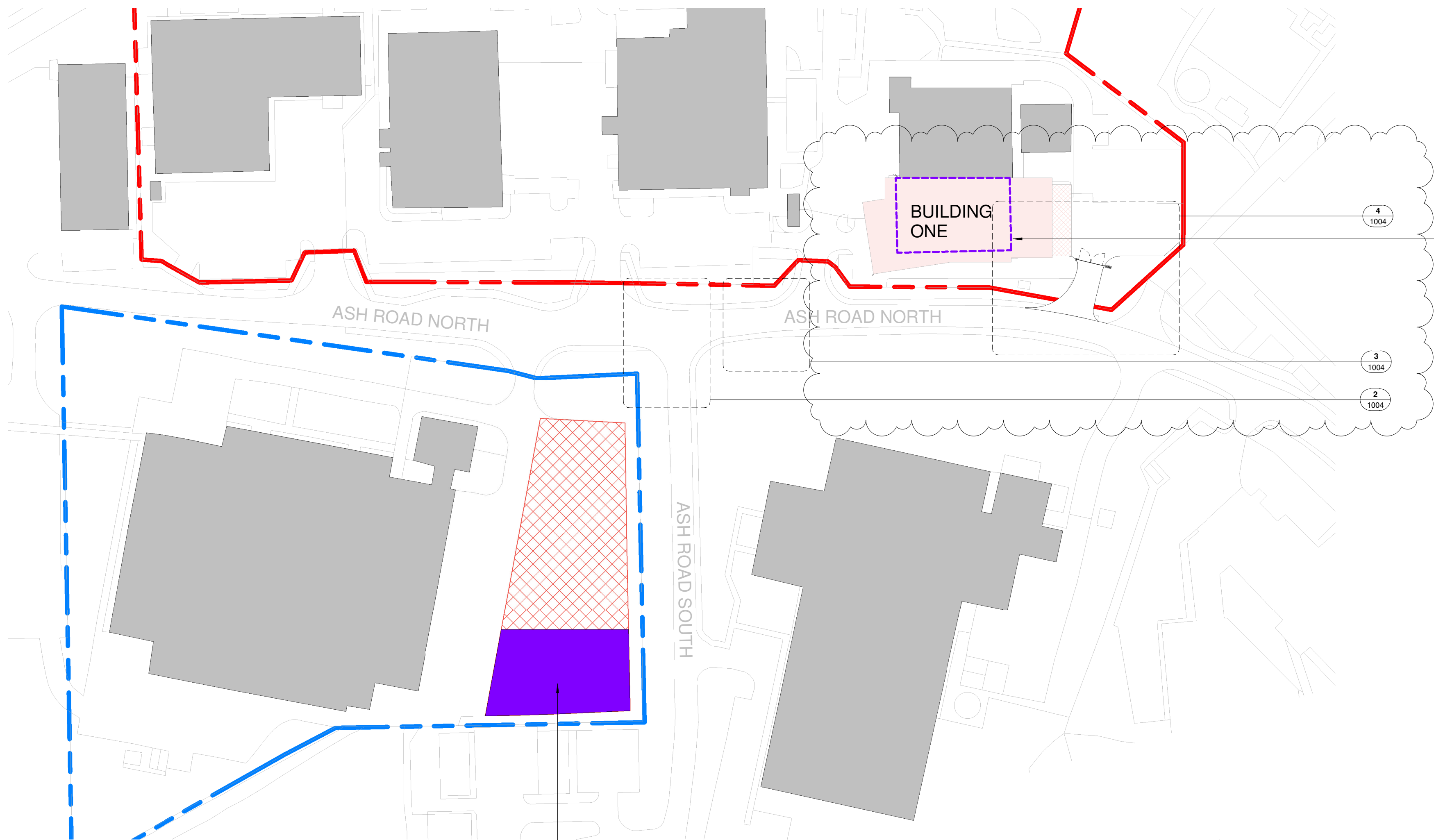




P4
Drawing updated to reflect updates to Highways proposals developed for Section 3B/278 Agreement

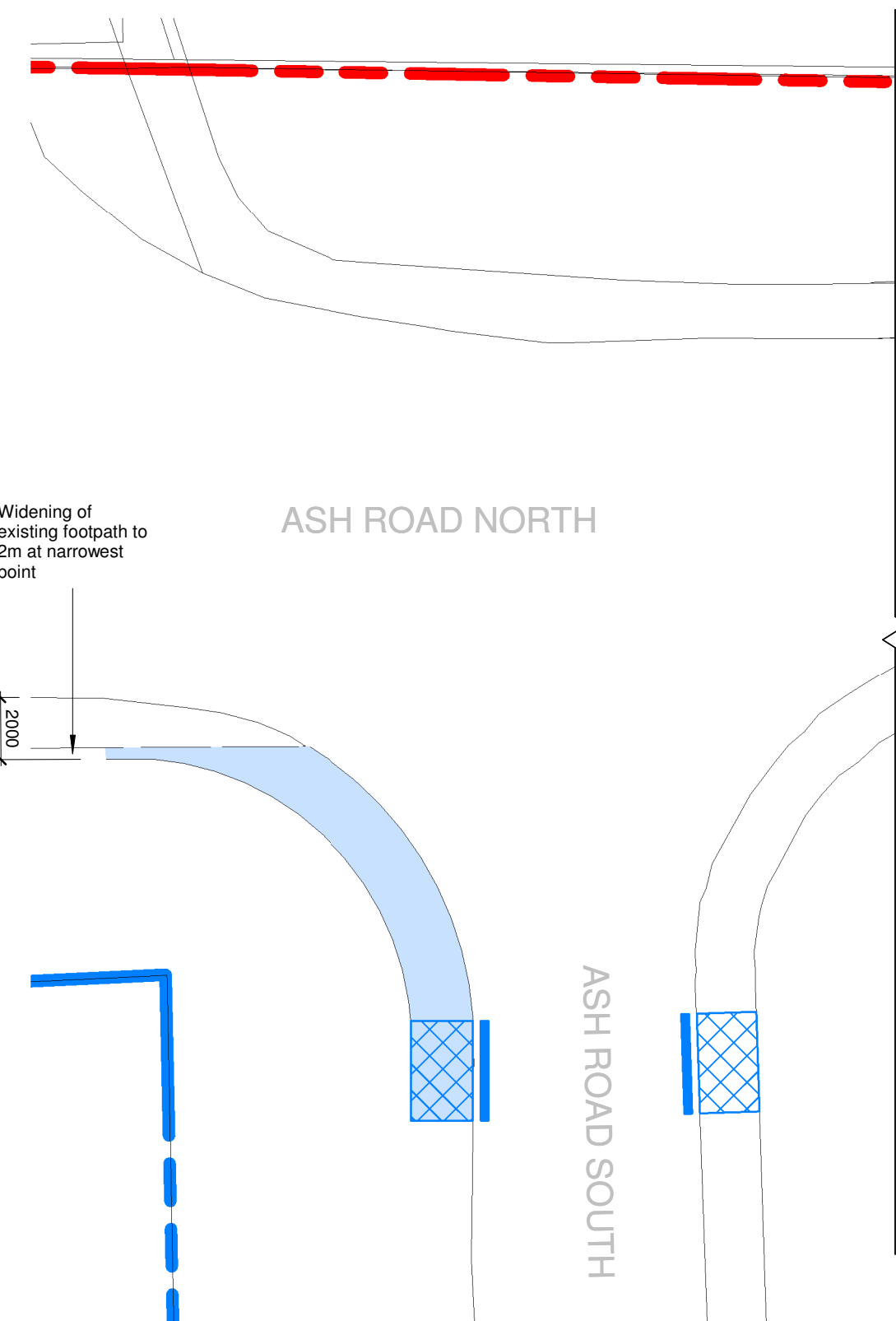
Outline of existing building UNIT 55 (to be demolished under a separate Planning Application Ref:- P/2017/0305)

P4
Drawing updated to reflect updates to Highways proposals developed for Section 3B/278 Agreement

Approximately 52 additional parking spaces to facilitate Unit 55

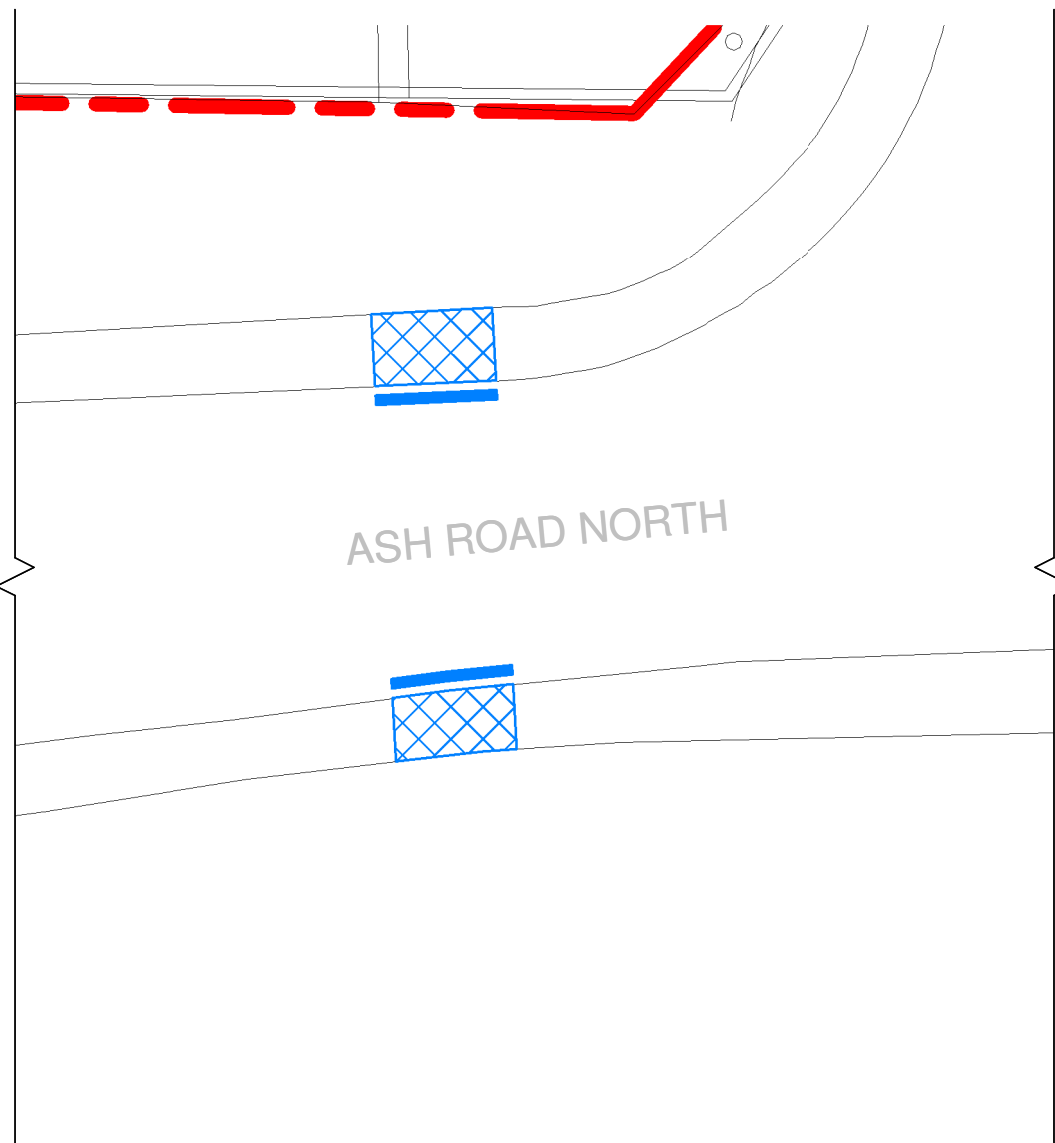
1 ExternalWorks_Plan_Site_Highway Upgrades

Scale: 1 : 1000



2 ExternalWorks_Plan_Site_Zone01_Highway Upgrades

Scale: 1 : 200



3 ExternalWorks_Plan_Site_Zone02_Highway Upgrades

Scale: 1 : 200



4 ExternalWorks_Plan_Site_Zone03_Highway Upgrades

Scale: 1 : 200

0m 4m 8m 12m 16m A1

VISUAL SCALE 1:200 @ A1

Notes

Figured dimensions are to be used in all cases. Dimensions should not be scaled from drawing. All existing dimensions should be checked on site before commencement of the work. Any discrepancies in dimensions should be clarified with the Architect prior to commencement of the work. No deviation from this drawing will be permitted without the prior written consent of the Architect. This drawing is to be read in conjunction with all the relevant Mechanical and Electrical drawings. This drawing is to be read in conjunction with the relevant Structural Engineer's drawings, structural calculations and recommendations. This drawing is to be read in conjunction with the relevant Fire Safety Strategy drawings.

This drawing is copyright and to be returned to the architect on completion of the contract.

Legend_Key_Highway Works

- Existing Parking
- Proposed Parking
- Proposed New Paving
- Proposed Tactile Paving
- Proposed Drop Kerb

Outline of existing building UNIT 55 (to be demolished under a separate Planning Application Ref:- P/2017/0305)

For exact details of Highways proposals please refer to OPUS drawings:

- 1101 P2 - Highway Works - Proposed Entrance Layout (Option B)
- 1102 P2 - Highway Works - Construction Drawing
- 1103 P3 - Highway Works - Visibility Splays & Construction Details
- 1104 P3 - Highway Works - Footway Improvements
- SK06 P2 - Highway Proposals - Swept Path Analysis (Option B)

P4	Drawing updated to reflect updates to Highways proposals developed for Section 3B/278 Agreement	ST	PAF	18.07.12
P3	Drawing updated to include additional meter to entrance and revised vehicle tracking	PAF	RS	18.03.15
P2	Revised to show compliant site entrance	PAF	RS	18.03.07
P1	Revised according to Highway comments	RS	PAF	18.02.26
Rev.	Revision description	Drawn	Checked	Date

Lovelock Mitchell Architects
3 Stanley Street, Chester, CH1 2LS
Tel +44 (0) 1244 404321

St Andrews Business Centre
St Andrews Park, Mold, Flintshire, CH7 1XB
Tel 0843 515 9921

e-mail: admin@lovelockmitchell.com
web: www.lovelockmitchell.com

Project
Ipsen Building One
Wrexham Industrial Estate

Title
ExternalWorks_Plan_Site_Highway Upgrades

LMA Project	Drawing number	Rev.
1419	IP1-LMA-00-XX-DR-A-1004	P4