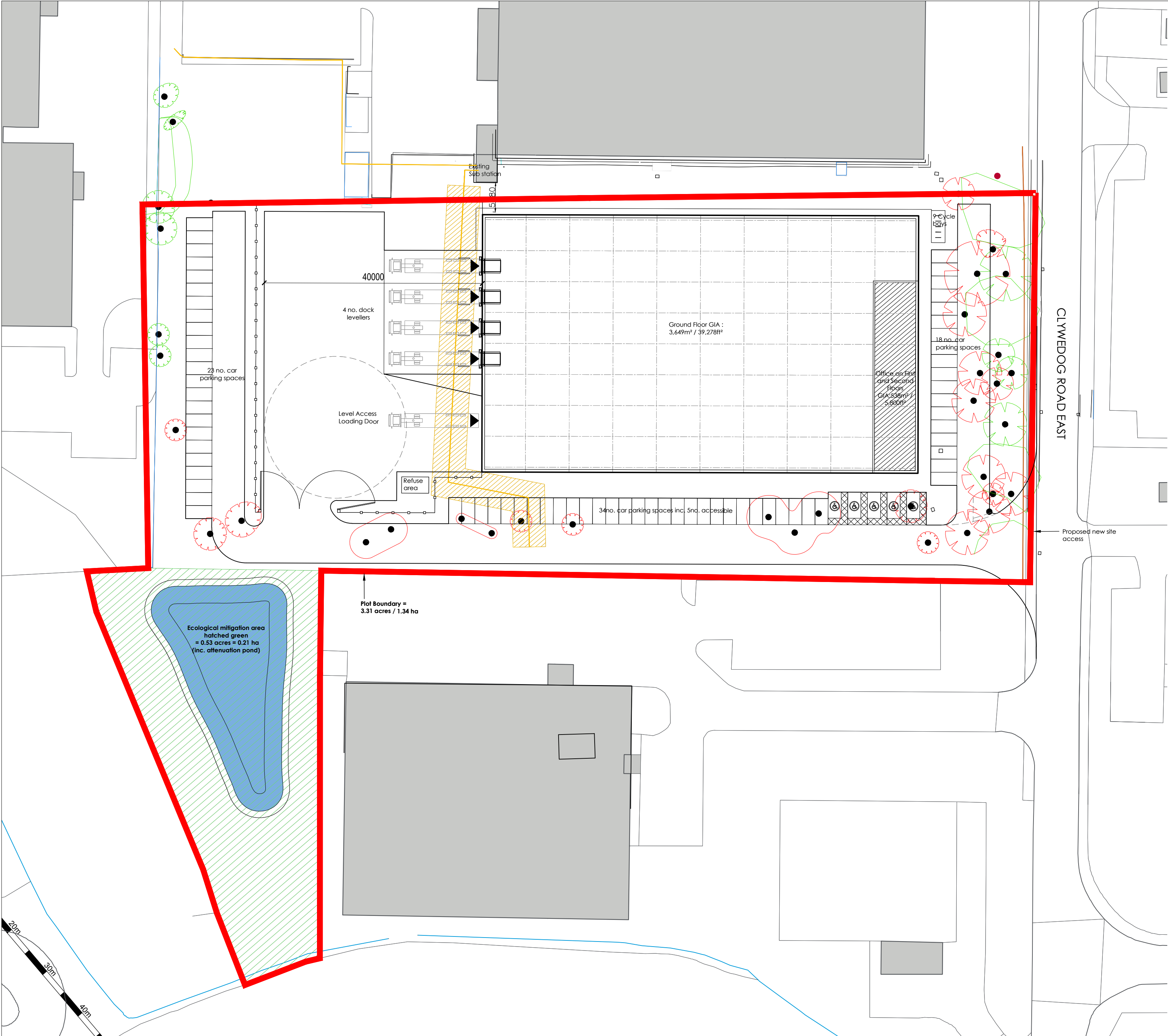


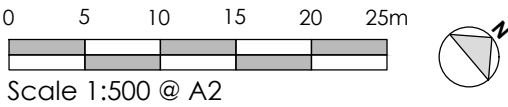


- NOTES
- All dimensions and levels are to be checked on site.
 - Any discrepancies are to be reported to the architect before any work commences.
 - This drawing shall not be scaled to ascertain any dimensions. Work to figured dimensions only.
 - This drawing shall not be reproduced without express written permission from AEW.
 - Title overlay drawings and ownership boundaries are produced using all reasonable endeavors, AEW cannot be responsible for the accuracy or scale discrepancy of base plans supplied to them.
 - All works are to be undertaken in accordance with Building Regulations and the latest British Standards.
 - All proprietary materials and products are to be used strictly in accordance with the manufactures recommendations.

CDM 2015

Client notified of duties: XXX/XX/XXXX
Principal Designer: XXX

Unless noted below, all known hazards have been highlighted on the drawing:



Area Schedule

Unit	Area (Imperial)	Area (Metric)
Ground Floor	39,278 ft²	3,649.0 m²
First Floor Office	2,900 ft²	269.4 m²
Second Floor Office	2,900 ft²	269.4 m²
Total	45,077 ft²	4,187.8 m²
Parking Spaces	75 spaces (inc. 5 Dis)	
Cycle bays	9 spaces	
Site Area	3.31 acres	1.34 ha

- High voltage cable to be diverted (assumed 3m easement to both sides)
- Existing trees to be removed subject to Local Authority's approval

P4	22/11/18	TF	DOH
Existing tree positions corrected			
P3	12/11/18	TF	DOH
Additional tree shown removed to maintain visibility splays			
P2	06/11/18	TF	DOH
2m wide pedestrian route from rear car park indicated			
P1	24/10/18	ES	DOH
Initial Issue			
REV	Date	Drawn by:-	Checked by:-

Status: **For Approval**

Drawing stage: **Planning**

client: FI Real Estate Management Ltd

project: Proposed Industrial Development
Clywedog Road East (Site 3)
Wrexham

drawing title: **Proposed Site Plan**

date: 24/10/18
scale@A2: 1:500

drawn: ES
checked: DOH