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DO NOT SCALE FROM THIS DRAWING
The contractor shall check and verify all dimensions on site and report any discrepancies in writing to Sheppard Robson before proceeding work

FOR ELECTRONIC DATA ISSUE
Electronic Data / drawings are issued as "read only" and should not be interrogated for measurement. All dimensions and levels should read, only from those values stated in test, on the drawing.

AREA MEASUREMENT
The areas are approximate and can only be verified by a detailed dimensional survey of the completed building. Any decisions to be made on the basis of these predictions, whether as to project viability, pre-letting, lease agreements or otherwise, should include due allowance for the increases and decreases inherent in the design development and building processes. Existing buildings may present anomalies in relation to surveyed/drawn plans that may also effect the stated areas. All areas are subject to Town Planning and Conservation Area Consent and detailed Rights to Light analysis. Figures relate to the likely areas of the building at the current stage of the design and are calculated using one of the following (as stated in the accompanying areas schedule) IPMS1, IPMS2, IPMS3, Gross External Area (GEA), Gross Internal Area (GIA) or Net Internal Area (NIA) methods of measurement from the RICS Property Measurement 1st edition.

KEY

INTERIM SECTION OF RAMP TO BE DEMOLISHED (AND PROPPED)

PROPOSED NEW HV SUBSTATION BASE CONSTRUCTED. (GROUND MADE GOOD LOCALLY ABOVE)

(NOT INCLUDED IN IMPLEMENTATION WORKS)

EXISTING SUBSTATION WILL BE DEMOLISHED ONCE NEW HV SUBSTATION IS CONSTRUCTED AND COMMISSIONED

FULL EXTENT OF PROPOSED SUBSTATION(S)

NOTE:

SCOPING AND REFERENCE DRAWING ONLY.
PLEASE REFER TO STRUCTURAL ENGINEERS
DRAWINGS FOR SETTING OUT AND DIMENSIONS

REV.	DATE	AMENDMENT
P01	19/06/2023	NMA PLANNING ISSUE

KEYPLAN

CLIENT
FOR AND ON BEHALF OF CANDOUR

SHEPPARD ROBSON

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PROJECT
39 Deansgate

SCALE@A1 As Indicated	DATE 06/20/23	ORIGINATOR MM	CHECKED MM	AUTHORISED TOB
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INITIAL WORKS PLAN

Stage 3

STATUS S2	PURPOSE FOR ISSUE PLANNING	SR NO. 6145
DRAWING NO. 6145 · SRA · XX · 00 · DR · A · 02820		REV. P01

