



Vistry Homes Ltd

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# LAND AT BUNTINGFORD WEST, BUNTINGFORD

Utilities Report



**Vistry Homes Ltd**

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**LAND AT BUNTINGFORD WEST,  
BUNTINGFORD**

Utilities Report

**TYPE OF DOCUMENT (VERSION) PUBLIC**

**PROJECT NO. 70088938**

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**DATE: JUNE 2022**

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**Vistry Homes Ltd**

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# **LAND AT BUNTINGFORD WEST, BUNTINGFORD**

## **Utilities Report**

WSP

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# CONTENTS

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<b>1</b>	<b>INTRODUCTION</b>	<b>1</b>
<b>1.1</b>	<b>REPORT SCOPE</b>	<b>1</b>
<b>1.2</b>	<b>SITE INFORMATION</b>	<b>1</b>
1.2.1	EXISTING LAND USE AND SITE LOCATION	1
1.2.2	PROPOSED DEVELOPMENT	1
<b>1.3</b>	<b>METHODOLOGY</b>	<b>1</b>
1.3.1	ASSESSMENT PROCEDURE	1
1.3.2	REFERENCE DRAWINGS	1
<b>1.4</b>	<b>UTILITY UNDERTAKER COMMUNICATIONS</b>	<b>1</b>
<b>1.5</b>	<b>ASSUMPTIONS</b>	<b>2</b>
<b>2</b>	<b>GAS – CADENT</b>	<b>3</b>
<b>2.1</b>	<b>EXISTING INFRASTRUCTURE</b>	<b>3</b>
<b>2.2</b>	<b>PROPOSED NEW CONNECTION ACTIVITIES</b>	<b>3</b>
<b>2.3</b>	<b>PROPOSED DIVERSION/DISCONNECTION WORKS</b>	<b>3</b>
<b>3</b>	<b>WATER – AFFINITY WATER</b>	<b>4</b>
<b>3.1</b>	<b>EXISTING INFRASTRUCTURE</b>	<b>4</b>
<b>3.2</b>	<b>PROPOSED NEW CONNECTIONS ACTIVITIES</b>	<b>4</b>
<b>3.3</b>	<b>PROPOSED DIVERSION/DISCONNECTION WORKS</b>	<b>4</b>
<b>4</b>	<b>ELECTRICITY - UKPN</b>	<b>5</b>
<b>4.1</b>	<b>EXISTING INFRASTRUCTURE</b>	<b>5</b>
<b>4.2</b>	<b>PROPOSED NEW CONNECTION ACTIVITIES</b>	<b>5</b>
<b>5</b>	<b>TELECOMMUNICATIONS – OPENREACH</b>	<b>6</b>
<b>5.1</b>	<b>EXISTING INFRASTRUCTURE</b>	<b>6</b>

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5.2	PROPOSED NEW CONNECTIONS ACTIVITIES	6
5.3	PROPOSED DIVERSION/DISCONNECTION WORKS	6
<b>6</b>	<b>SUMMARY OF CONNECTIONS AND DIVERSIONS</b>	<b>7</b>
<hr/>		
6.1	NEW CONNECTION WORKS	7
6.2	DIVERSIONARY WORKS	7

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## ***APPENDICES***

### APPENDIX A

#### MECHANICAL DRAWINGS

##### APPENDIX A.1

###### EXISTING GAS NETWORK – CADENT GAS

##### APPENDIX A.2

###### EXISTING MAIN WATER NETWORK – AFFINITY WATER

##### APPENDIX A.3

###### EXISTING WASTEWATER NETWORK – THAMES WATER

### APPENDIX B

#### ELECTRICAL DRAWINGS

##### APPENDIX B.1

###### EXISTING ELECTRIC UTILITIES

##### APPENDIX B.2

###### EXISTING CABLE UTILITIES

##### APPENDIX B.3

###### EXISTING BT UTILITIES

# 1 INTRODUCTION

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## 1.1 REPORT SCOPE

This report has been created by WSP on behalf of Vistry Group to highlight the required utility works for the proposed Buntingford West, Hertfordshire residential development. This report will highlight any external utilities around the site and will determine the costs associated with each utility for either a new connection or diversion. The services addressed within the report are as follows: electricity, telecommunications, water and sewage.

## 1.2 SITE INFORMATION

### 1.2.1 EXISTING LAND USE AND SITE LOCATION

The site is located towards the west of Buntingford, on the land east to the A10 Road. It shall cover the local post codes of SG9 9FG, SG9 9EG and SG9 9BY. This site is currently a green field.

### 1.2.2 PROPOSED DEVELOPMENT

Outline planning application (with all matters reserved except for access) for up to 350 dwellings, up to 4,400 sqm of commercial and services floorspace (Use Class E and B8), and up to 500 sqm of retail floorspace (Use Classes E) and other associated works including drainage, access roads, allotments, public open space and landscaping.

## 1.3 METHODOLOGY

### 1.3.1 ASSESSMENT PROCEDURE

This report is split into individual sections for each utility service covered and describes the existing infrastructure, the proposed new connections, any diversion or disconnection works and includes a summary of the budget quotations received for the works.

Further to this, the existing utility drawings and the quotes provided by the utility companies have been placed within this report as appendices.

### 1.3.2 REFERENCE DRAWINGS

A selection of the key record drawings received from each utility company has been included under Appendix A of this report, to show the existing services within the area.

## 1.4 UTILITY UNDERTAKER COMMUNICATIONS

For the purpose of this report, WSP has made initial utility enquires to the relevant services undertakers. These are as follows:

- Affinity Water – Water services
- Cadent Gas – Gas services
- Thames Water – Wastewater services
- UK Power Networks – Electricity
- BT / Openreach – Telecommunications

The enquiries made include ascertaining the services which may require diversion or disconnection works due to the development of the site. It also establishes the services and the point of new connections required to supply the site with the relevant utilities.

## 1.5 ASSUMPTIONS

It is assumed that all properties will have an Air Source Heat Pump for space heating and domestic hot water supply. It therefore won't require a gas connection from mains distribution network and shall solely be based on electrical supply.



## **2 GAS – CADENT**

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### **2.1 EXISTING INFRASTRUCTURE**

The National Grid Plan currently shows no gas pipework infrastructure within the proposed site development. Therefore, there is no requirement for diversion / disconnection of pipework.

Should the client wish to require a connection, there is existing Cadent gas Infrastructure surrounding the North and East perimeter of the site boundary. Findings of the nearest location of gas pipework is detailed below:

- Existing 90mm diameter PE medium pressure mains runs along Luynes Rise road which is parallel to the east side of the site boundary.
- Existing 63 diameter PE medium pressure mains runs along Longmead road terminating at the north of site boundary
- Existing 63 diameter PE medium pressure mains runs along Oak End which is parallel to east side of site boundary
- Existing 63 diameter PE medium pressure mains runs along Meadow View which is also parallel to east side of site boundary
- There is no gas pipework infrastructure present on the west side of the site, adjacent to the A10 road.

### **2.2 PROPOSED NEW CONNECTION ACTIVITIES**

Proposed gas connection is not required therefore Cadent Gas have not been asked to quote for this works.

### **2.3 PROPOSED DIVERSION/DISCONNECTION WORKS**

No diversions are required. Cadent Gas have not been asked to quote for this works.

### 3 WATER – AFFINITY WATER

#### 3.1 EXISTING INFRASTRUCTURE

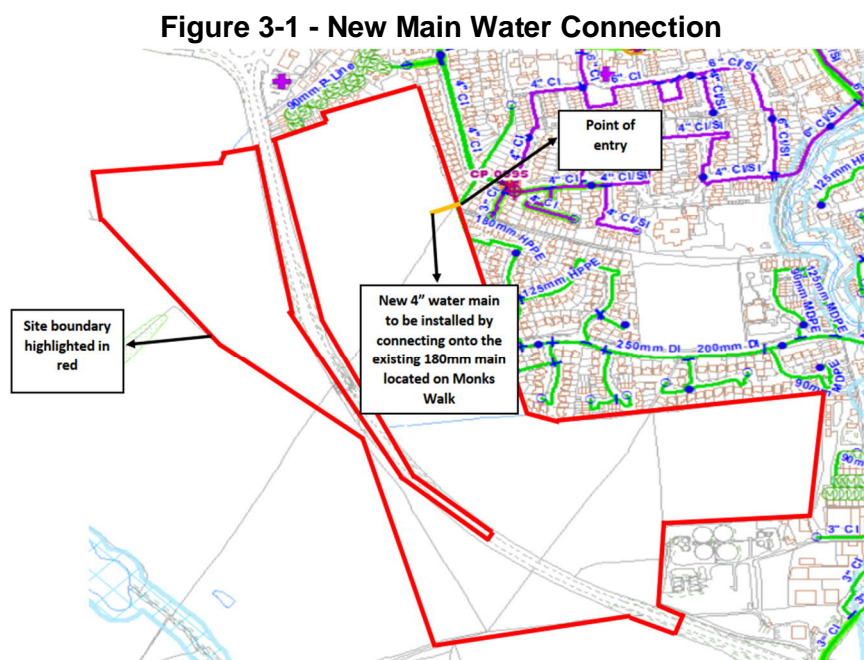
The record information received from Affinity Water indicates that there is no existing infrastructure present on the site location. As a result, no diversion / disconnection is required.

However, the proposed site will require water supply therefore a new connection from the existing mains water will be needed. There is existing Affinity Water pipework infrastructure surrounding the North and East side of the site boundary which is detailed below:

- 90mm Diameter mains water pipework runs along Longmead Road, north of site boundary.
- 250mm Diameter HPPE mains water pipework runs along Monks Walk, East of site boundary.
- 180 Diameter HPPE runs from Monks Walk right on the east site boundary which and continues onto Luynes Rise Road.

#### 3.2 PROPOSED NEW CONNECTIONS ACTIVITIES

Affinity Water have advised that the site can be served from the existing network. A new proposed 4” water main barrier pipe shall be provided of approximately 20 meters from the east boundary. The point of connection will be to the existing 180 Diameter HPPE that runs from Monks Walk. The image below highlights the point of entry.



#### 3.3 PROPOSED DIVERSION/DISCONNECTION WORKS

Affinity Water have not proposed any diversion or disconnection works to be undertaken.

## 4 ELECTRICITY - UKPN

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### 4.1 EXISTING INFRASTRUCTURE

The record drawings supplied by UKPN show that there is an existing 11kV overhead line which crosses the site from the A10 routing North to the power pole to the south of the housing on Kings close.

UKPN have been contacted with regards to the existing infrastructure in the area with a view to providing the site with power to accommodate the development. There is an existing 32kV and 11kV substation Cherry Green sub-station which is circa 4km from the site.

### 4.2 PROPOSED NEW CONNECTION ACTIVITIES

The existing 11kV cabling across the site will need to be re-routed and UKPN have confirmed that this will be in ground across the site. Final routing of this will need to be confirmed by UKPN.

An application for new electricity supply has been submitted to UKPN to serve the proposed residential and non-residential properties. The site is proposed to be connected to the existing Cherry Green 11kV substation. UKPN have advised the site can be serviced, however upgrades to their existing local infrastructure will be required.

New 11kV cabling from Cherry Green and associated HV cabling and sub-stations on the development site will be required to support the development power requirements.

## **5 TELECOMMUNICATIONS – OPENREACH**

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### **5.1 EXISTING INFRASTRUCTURE**

Following an existing service search it is noted that there are currently no Telecoms crossing the site and as such no deviations would be required on the site.

### **5.2 PROPOSED NEW CONNECTIONS ACTIVITIES**

Openreach are unable to provide a quotation based on the drawing information available at this time.

Openreach will provide FTTP at no cost for residential sites with 30 or more premises. The developer has the option to install Openreach's internal equipment connectorised cable, Optical Network Termination (ONT) and Battery Backup Unit (BBU). If the developer completes this work then Openreach will pay an additional £20 per premise for conducting this work.

### **5.3 PROPOSED DIVERSION/DISCONNECTION WORKS**

Openreach are unable to provide a quotation based on the information drawing information available at this time.

## **6 SUMMARY OF CONNECTIONS AND DIVERSIONS**

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### **6.1 NEW CONNECTION WORKS**

Affinity Water have indicated the proposed development can be served from the existing local infrastructure. New onsite mains will be installed to provide water to the proposed dwellings.

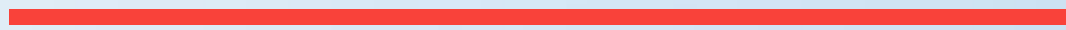
UKPN have indicated the proposed development can be served from the existing local infrastructure following upgrades to the existing infrastructure. New onsite distribution and substations will be installed to support the development.

### **6.2 DIVERSIONARY WORKS**

No diversion works for gas, water and wastewater have been identified on the proposed site.

The 11kV overhead electrical supply crossing the site will need to be diverted to be routed in ground across the site.

# Appendix A

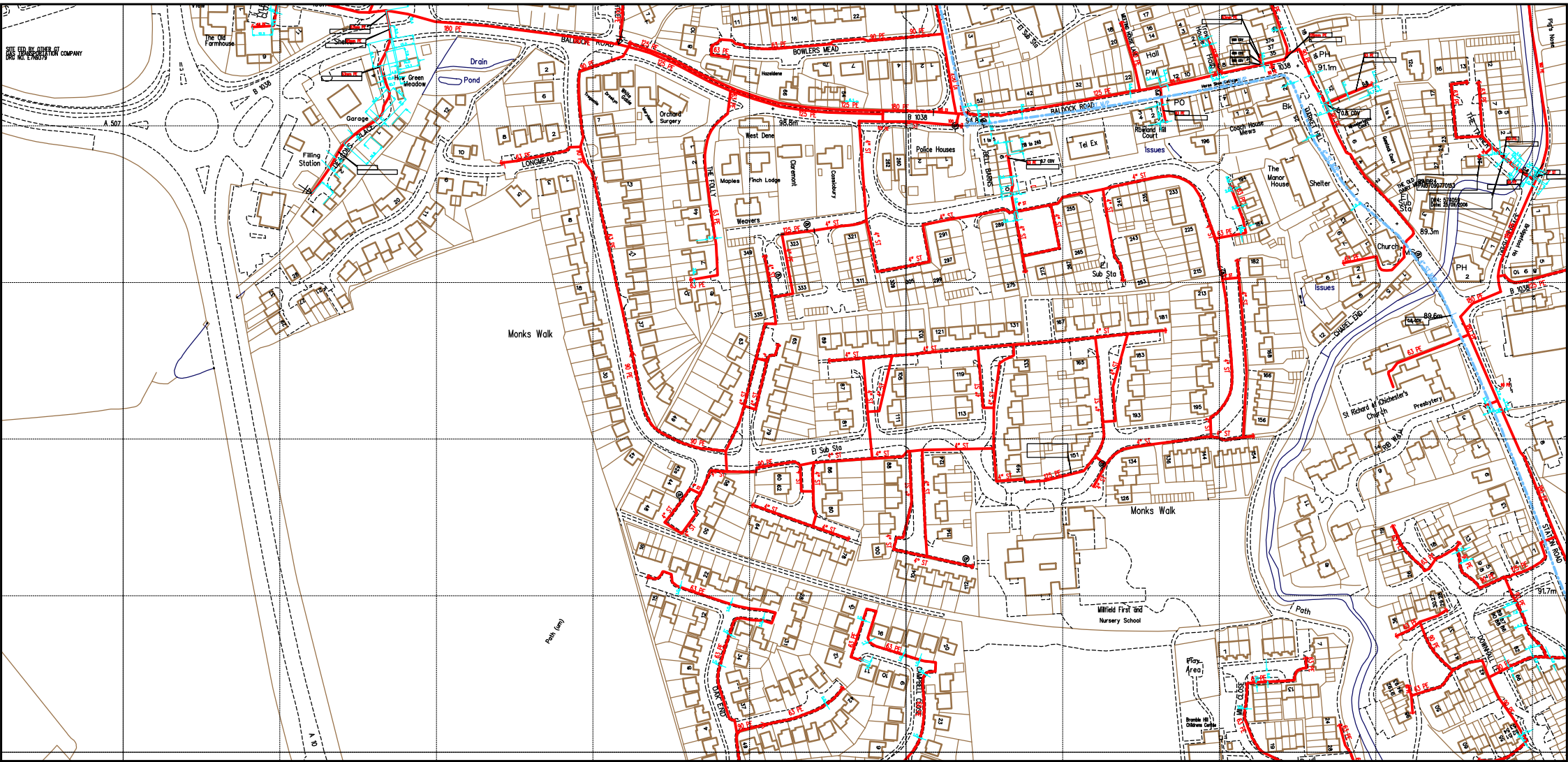


**MECHANICAL DRAWINGS**

# Appendix A.1



## **EXISTING GAS NETWORK – CADENT GAS**

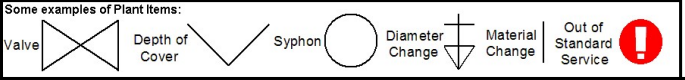


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 DATE: 07/02/2022  
 EXTRACT DATE: 16/12/2021  
 MAP REF: TL3529  
 CENTRE: 535922, 229236

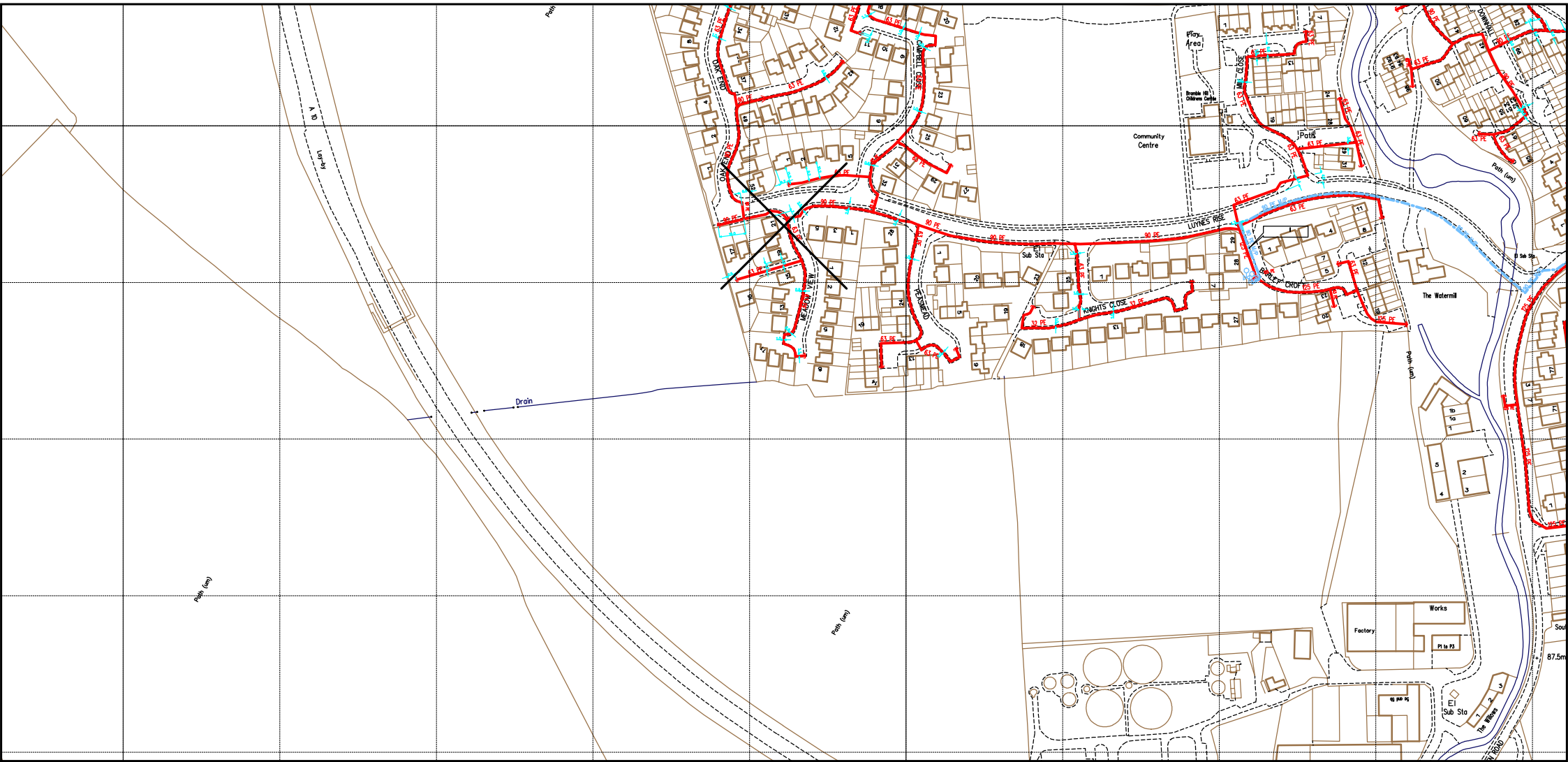
LP MAINS ————  
 MP MAINS - - - - -  
 IP MAINS - - - - -  
 LHP MAINS - - - - -

This plan shows those pipes owned by Cadent Gas Ltd in their role as a Licensed Gas Transporter (GT). Gas pipes owned by other GTs, or otherwise privately owned, may be present in this area. Information with regard to such pipes should be obtained from the relevant owners. The information shown on this plan is given without warranty, the accuracy thereof cannot be guaranteed. Service pipes, valves, syphons, stub connections, etc. are not shown but their presence should be anticipated. No liability of any kind whatsoever is accepted by Cadent Gas Ltd or their agents, servants or contractors for any error or omission. Safe digging practices, in accordance with HS(G)47, must be used to verify and establish the actual position of mains, pipes, services and other apparatus on site before any mechanical plant is used. It is your responsibility to ensure that this information is provided to all persons (either direct labour or contractors) working for you on or near gas apparatus. The information included on this plan should not be referred to beyond a period of 28 days from the date of issue. Further information on all DR4s can be determined by calling the DR4 hotline on 01455 892426 (9am-5pm) A DR4 is where a potential error has been identified within the asset record and a process is currently underway to investigate and resolve the error as appropriate.

MAPS Viewer Version 5.8.0.1  
 Local Machine  
 This plan is reproduced from or based on the OS map by Cadent Gas Ltd, with the sanction of the controller of HM Stationery Office. Crown Copyright Reserved.







SCALE: Not to scale  
 USER ID: Ben  
 DATE: 07/02/2022  
 EXTRACT DATE: 16/12/2021  
 MAP REF: TL3528  
 CENTRE: 535922, 228836

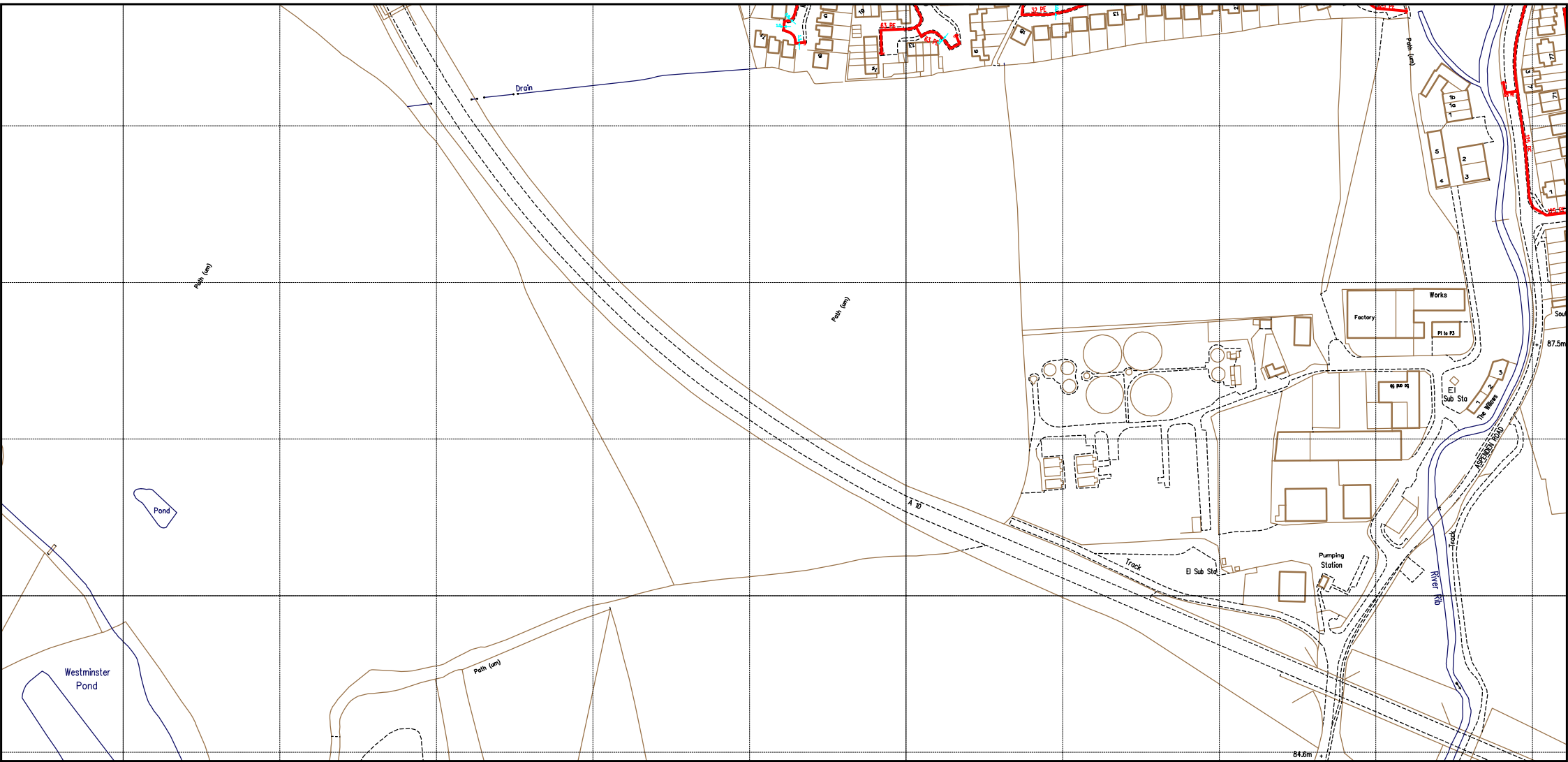
LP MAINS	
MP MAINS	
IP MAINS	
LHP MAINS	

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MAPS Viewer Version 5.8.0.1  
  
 Local Machine  
  
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Some examples of Plant Items:

Valve	Depth of Cover	Syphon	Diameter Change	Material Change	Out of Standard Service



SCALE: Not to scale
USER ID: Ben
DATE: 07/02/2022
EXTRACT DATE: 16/12/2021
MAP REF: TL3528
CENTRE: 535922, 228636

LP MAINS	
MP MAINS	
IP MAINS	
LHP MAINS	

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MAPS Viewer Version 5.8.0.1

Local Machine

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Some examples of Plant Items:

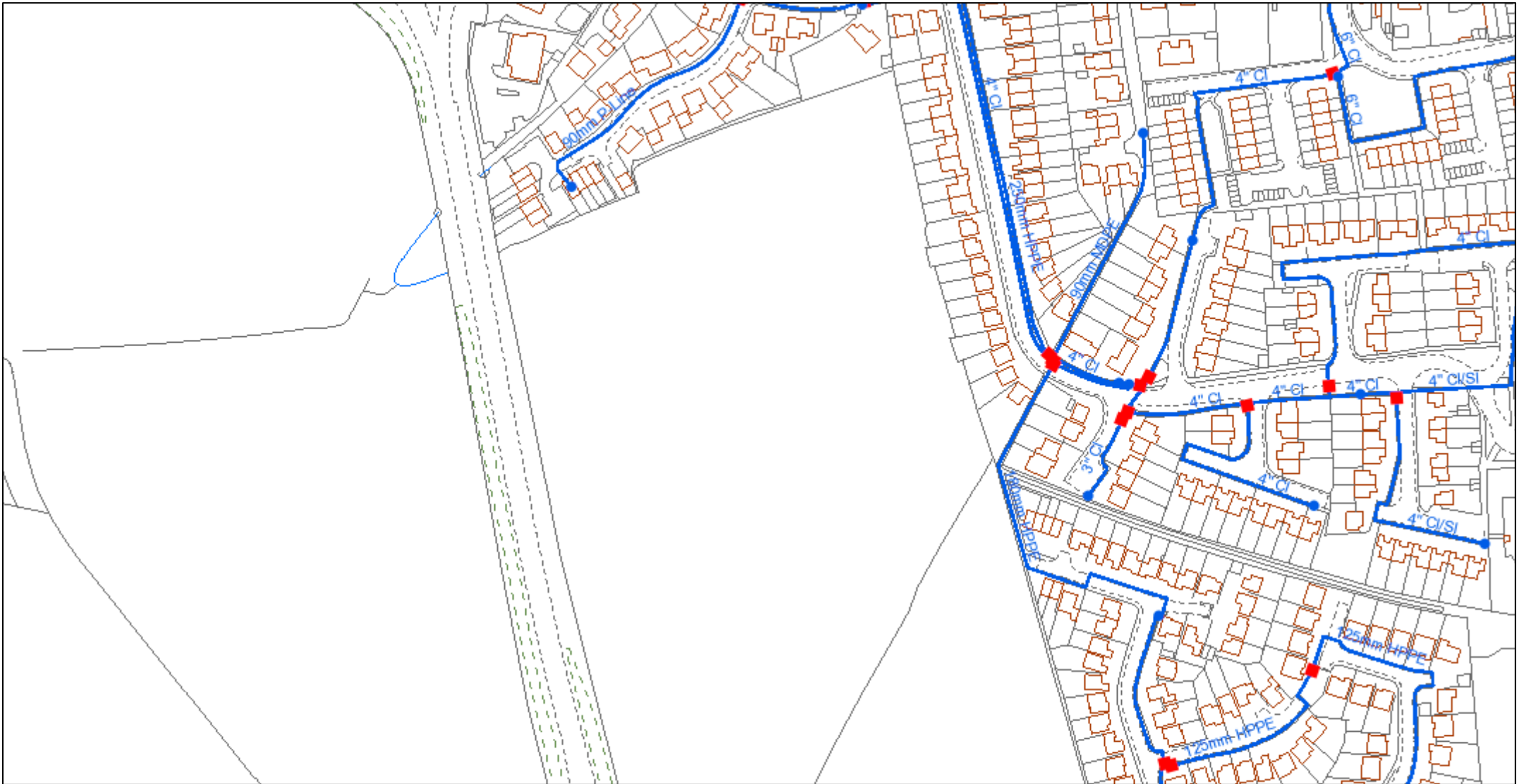
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# Appendix A.2



## **EXISTING MAIN WATER NETWORK – AFFINITY WATER**

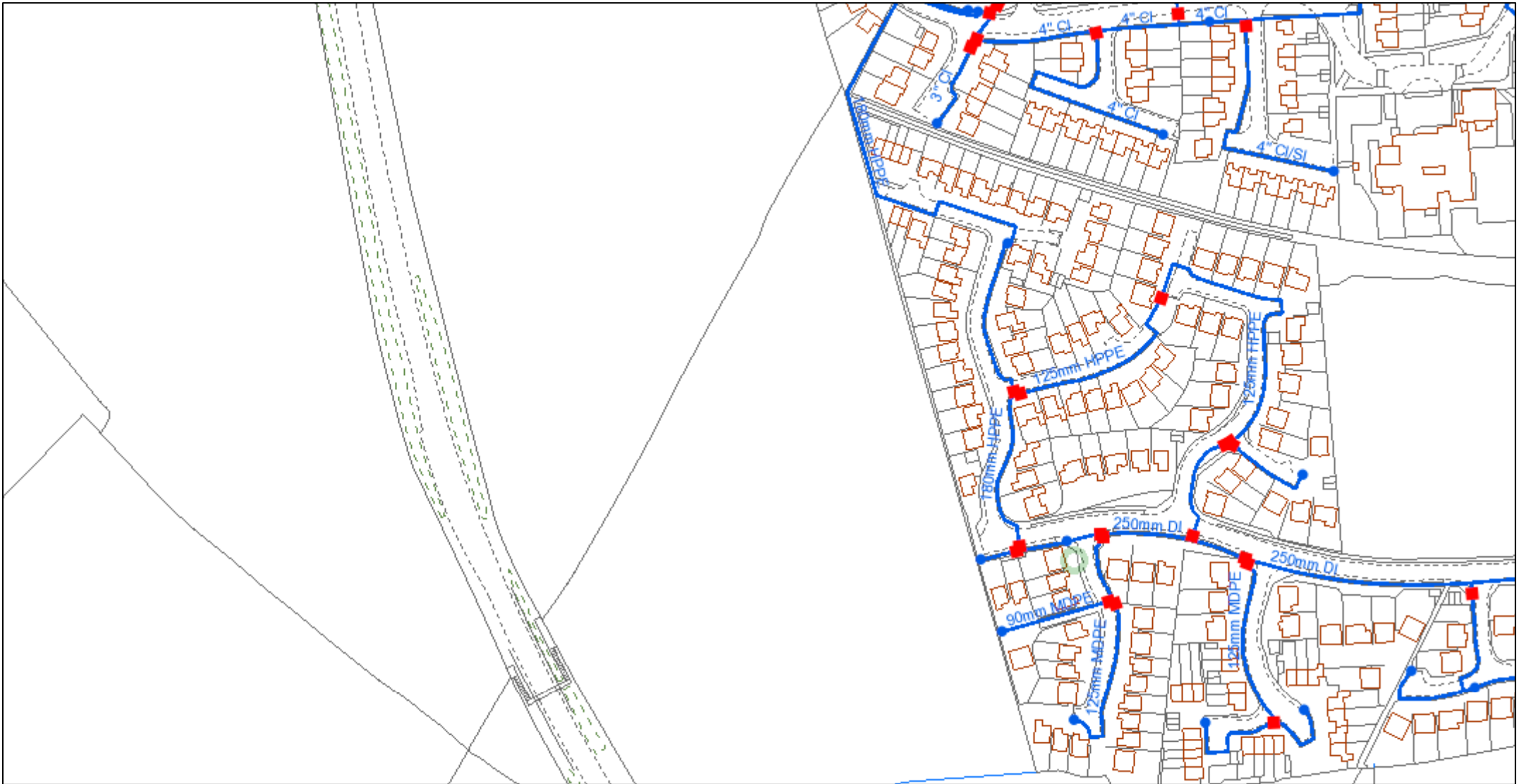


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1:2,500

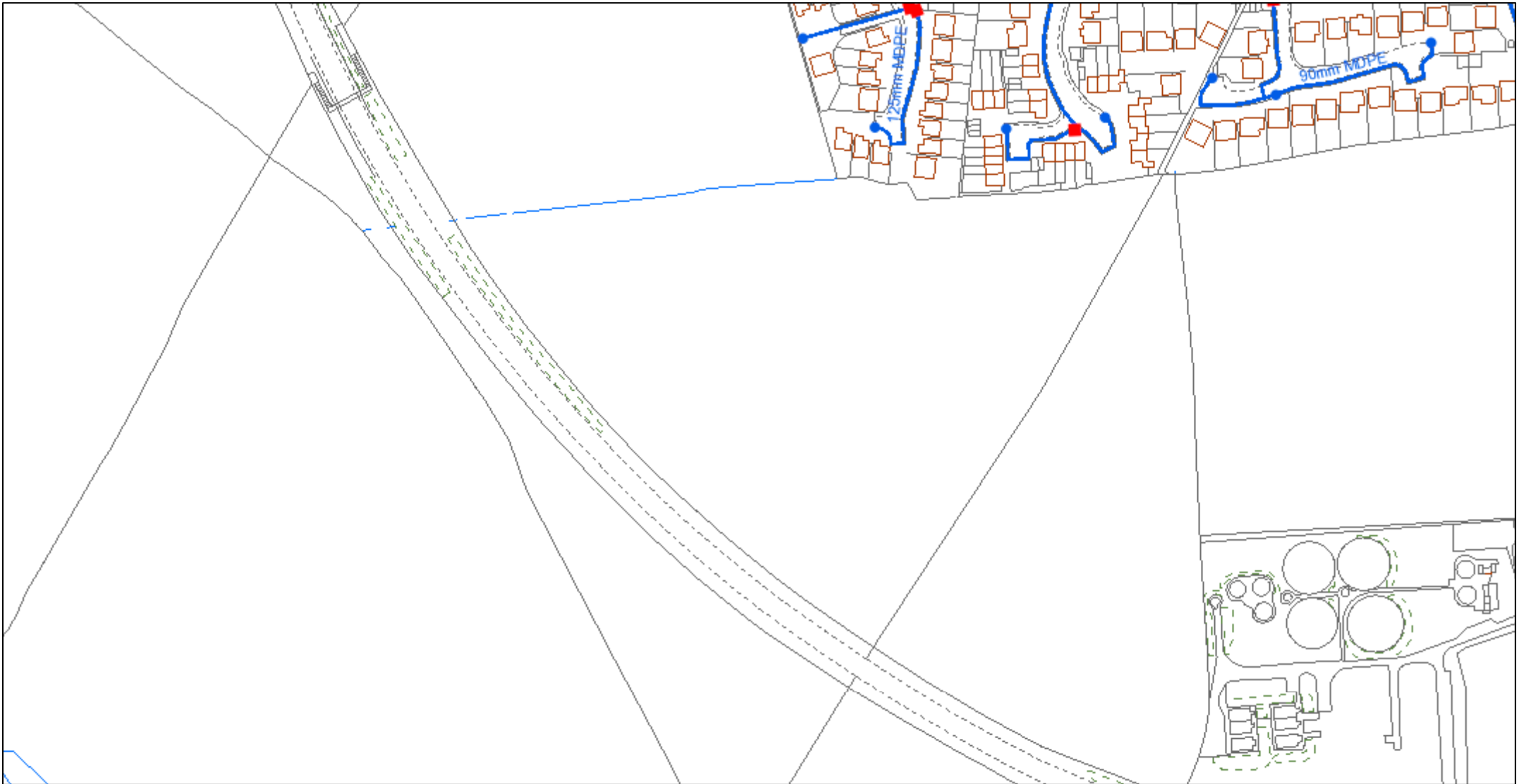
	Distribution Main		Hydrant
	Asbestos Distribution Main		Fitting
	Abandoned Main		Easement
	Asbestos Abandoned Main		Company Boundary
	Adit / Tunnel		
	Cable		
	Searched Location		



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	Asbestos Distribution Main		Fitting
	Abandoned Main		Easement
	Asbestos Abandoned Main		Company Boundary
	Adit / Tunnel		
	Cable		
	Searched Location		

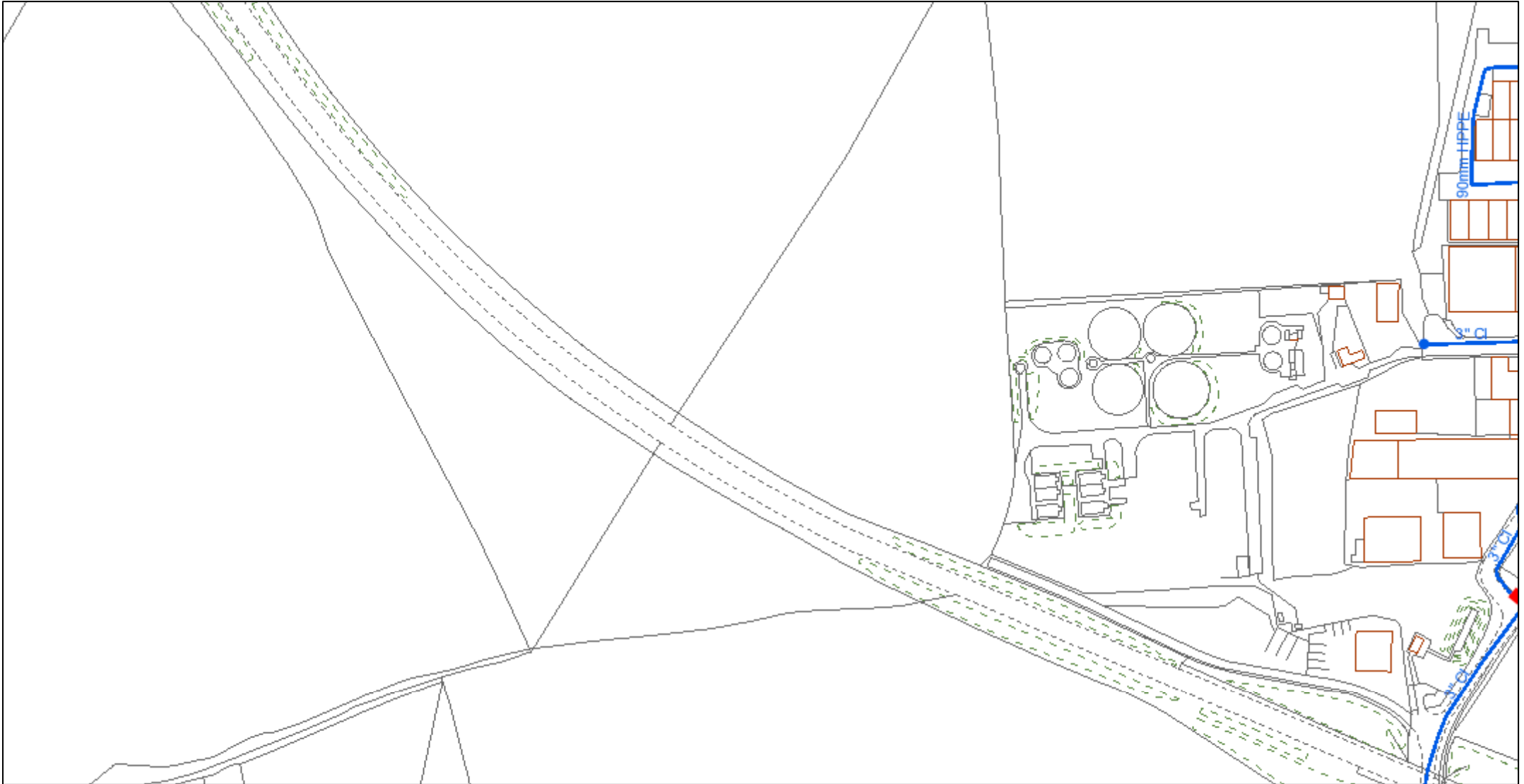


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1:2,500

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	Asbestos Abandoned Main		Company Boundary
	Adit / Tunnel		
	Cable		
	Searched Location		

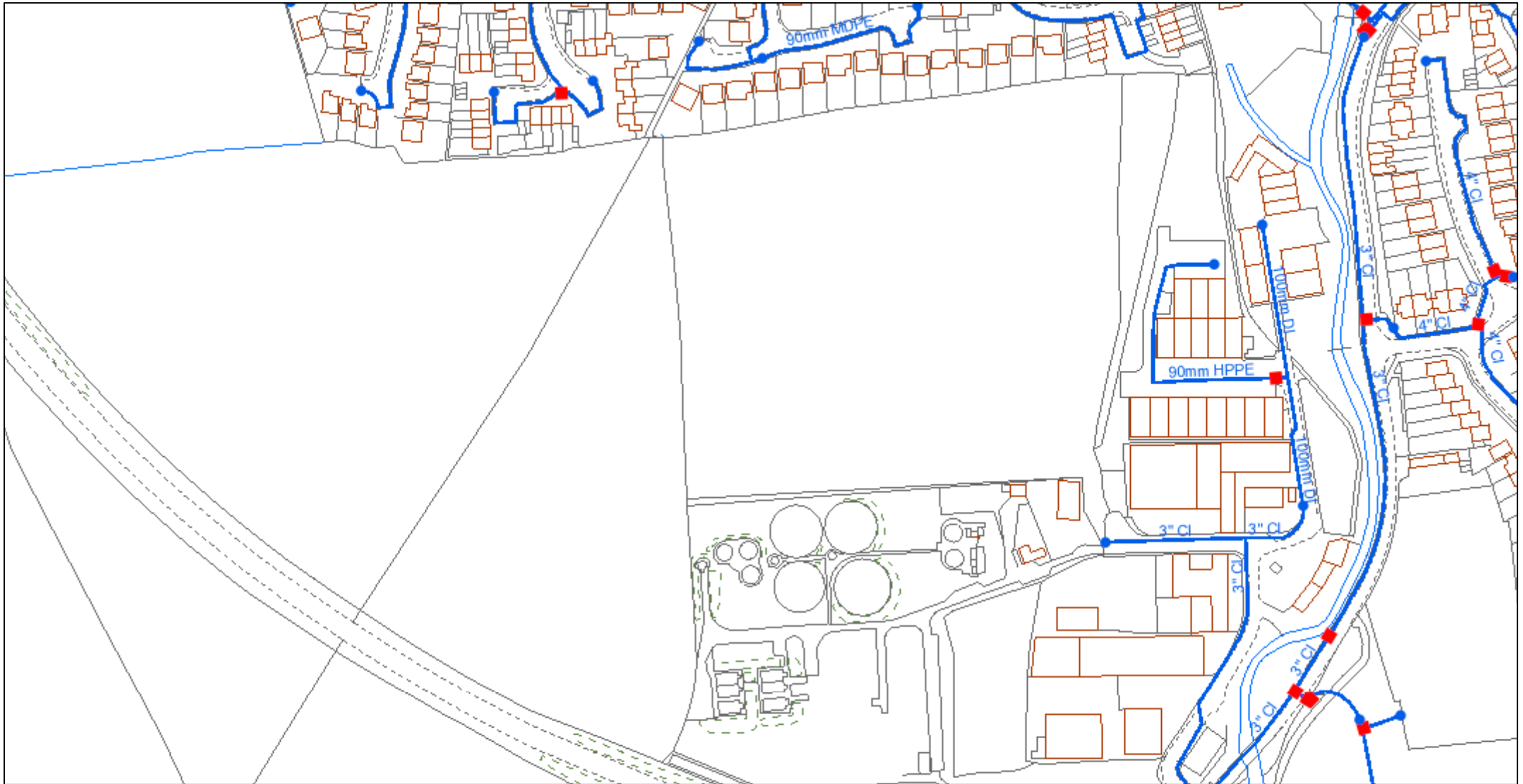


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	Distribution Main		Hydrant
	Asbestos Distribution Main		Fitting
	Abandoned Main		Easement
	Asbestos Abandoned Main		Company Boundary
	Adit / Tunnel		
	Cable		
	Searched Location		



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1:2,500

	Distribution Main		Hydrant
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	Adit / Tunnel		
	Cable		
	Searched Location		



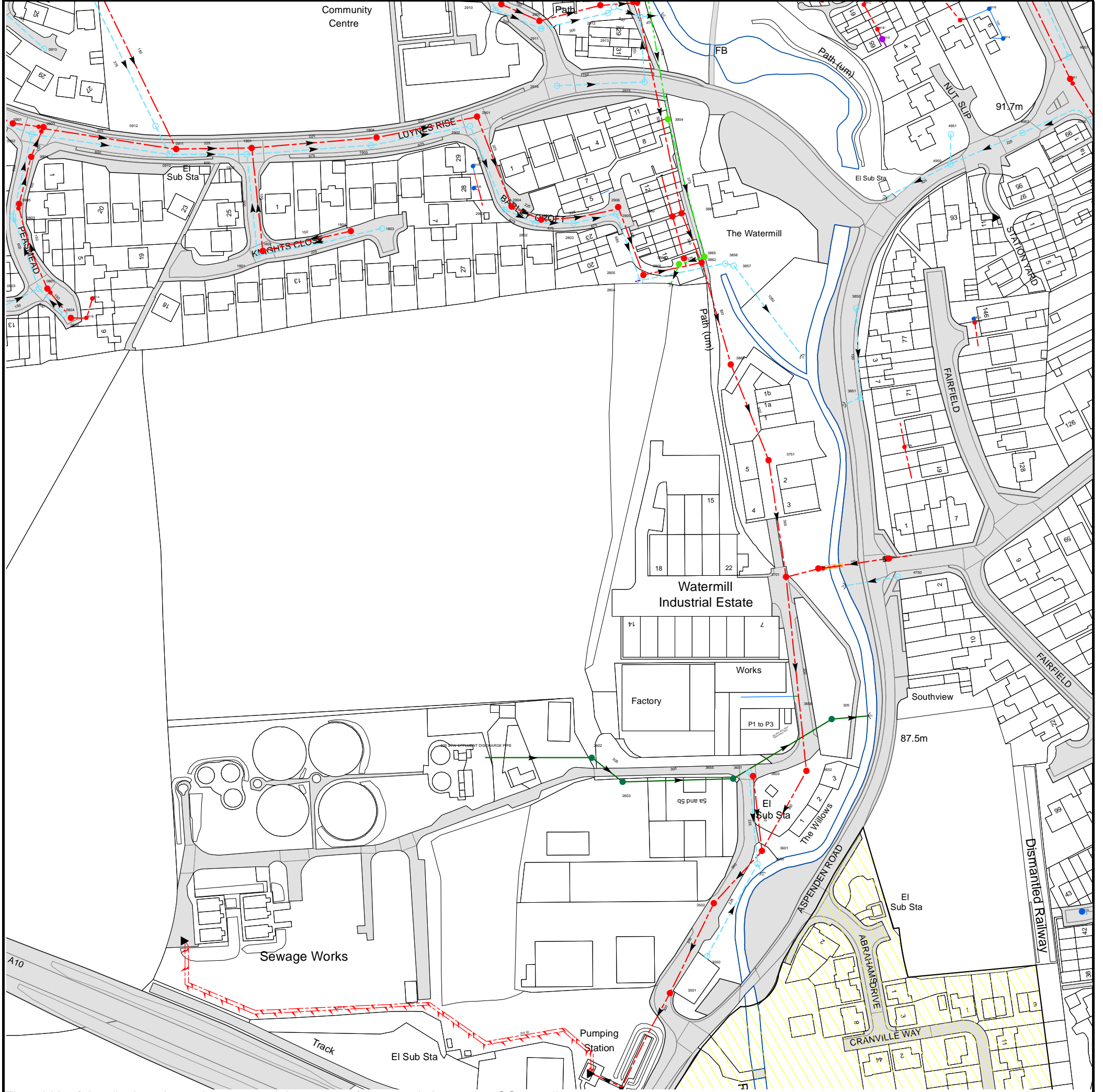


# Appendix A.3



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## **EXISTING WASTEWATER NETWORK – THAMES WATER**



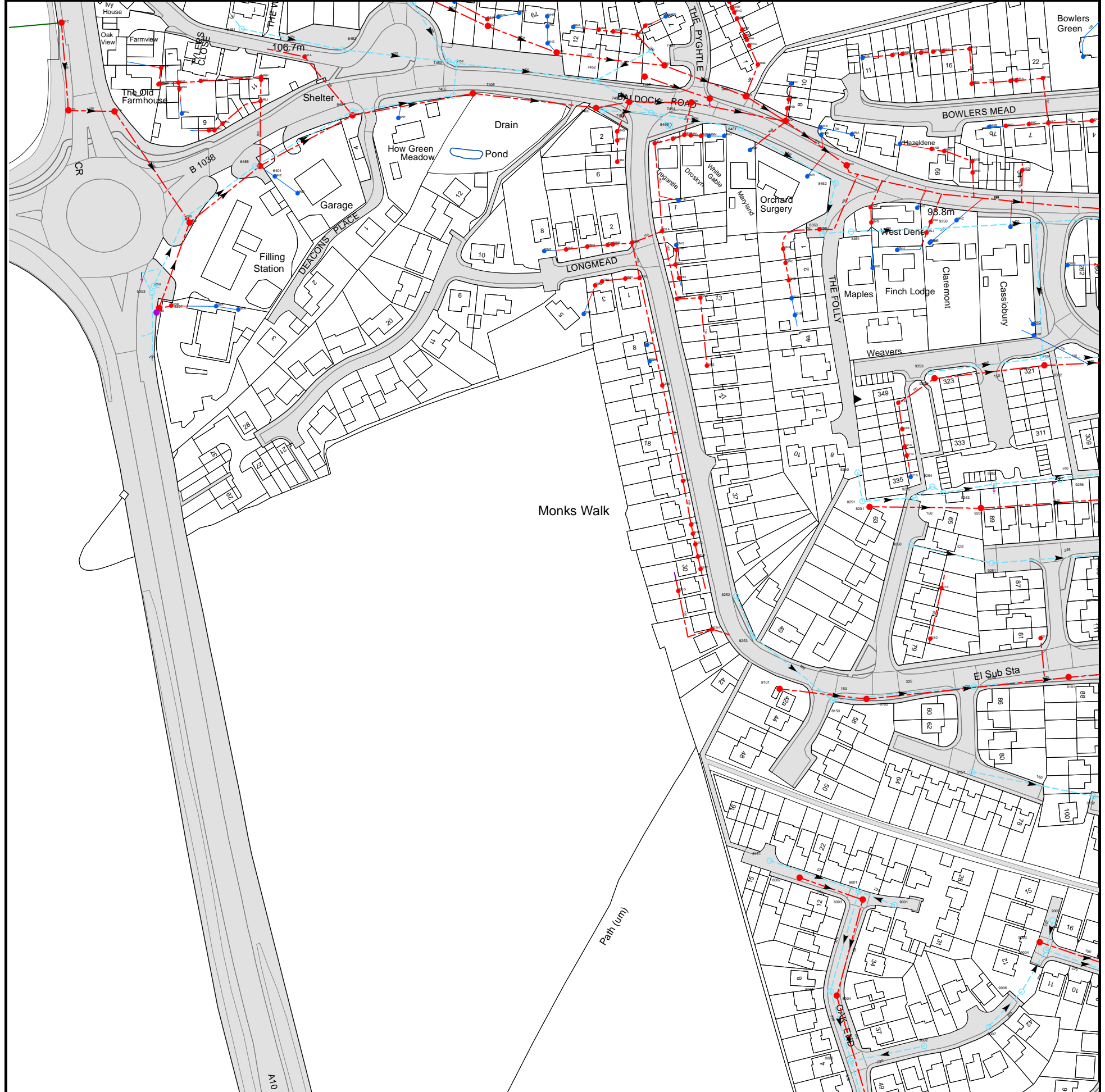
The width of the displayed area is 500m and the centre of the map is located at OS coordinates 536250,228750

The position of the apparatus shown on this plan is given without obligation and warranty, and the accuracy cannot be guaranteed. Service pipes are not shown but their presence should be anticipated. No liability of any kind whatsoever is accepted by Thames Water for any error or omission. The actual position of mains and services must be verified and established on site before any works are undertaken.

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The width of the displayed area is 500m and the centre of the map is located at OS coordinates 535750,228750  
The position of the apparatus shown on this plan is given without obligation and warranty, and the accuracy cannot be guaranteed. Service pipes are not shown but their presence should be anticipated. No liability of any kind whatsoever is accepted by Thames Water for any error or omission. The actual position of mains and services must be verified and established on site before any works are undertaken.  
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The width of the displayed area is 500m and the centre of the map is located at OS coordinates 535750,229250

The position of the apparatus shown on this plan is given without obligation and warranty, and the accuracy cannot be guaranteed. Service pipes are not shown but their presence should be anticipated. No liability of any kind whatsoever is accepted by Thames Water for any error or omission. The actual position of mains and services must be verified and established on site before any works are undertaken.

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# Asset Location Search - Sewer Key

## Public Sewer Types (Operated and maintained by Thames Water)

- Foul Sewer:** A sewer designed to convey waste water from domestic and industrial sources to a treatment works.
- Surface Water Sewer:** A sewer designed to convey surface water (e.g. rain water from roofs, yards and car parks) to rivers or watercourses.
- Combined Sewer:** A sewer designed to convey both waste water and surface water from domestic and industrial sources to a treatment works.
- Storm Sewer
- Sludge Sewer
- Foul Trunk Sewer
- Surface Trunk Sewer
- Combined Trunk Sewer
- Foul Rising Main
- Surface Water Rising Main
- Combined Rising Main
- Vacuum
- Thames Water Proposed
- Vent Pipe
- Gallery

## Other Sewer Types (Not operated and maintained by Thames Water)

- Sewer
- Culverted Watercourse
- Proposed
- Decommissioned Sewer
- Content of this drainage network is currently unknown
- Ownership of this drainage network is currently unknown

### Notes:

- 1) All levels associated with the plans are to Ordnance Datum Newlyn.
- 2) All measurements on the plan are metric.
- 3) Arrows (on gravity fed sewers) or flecks (on rising mains) indicate the direction of flow.
- 4) Most private pipes are not shown on our plans, as in the past, this information has not been recorded.

## Sewer Fittings

A feature in a sewer that does not affect the flow in the pipe. Example: a vent is a fitting as the function of a vent is to release excess gas.

- Air Valve
- Fitting
- Dam Chase
- Meter
- Vent

## Operational Controls

A feature in a sewer that changes or diverts the flow in the sewer. Example: A hydrobrake limits the flow passing downstream.

- Ancillary
- Drop Pipe
- Control Valve
- Weir

## End Items

End symbols appear at the start or end of a sewer pipe. Examples: an Undefined End at the start of a sewer indicates that Thames Water has no knowledge of the position of the sewer upstream of that symbol. Outfall on a surface water sewer indicates that the pipe discharges into a stream or river.

- Inlet
- Outfall
- Undefined End

## Other Symbols

Symbols used on maps which do not fall under other general categories.

- Change of Characteristic Indicator
- Public / Private Pumping Station
- Invert Level
- Summit

## Areas

Lines denoting areas of underground surveys, etc.

- Agreement
- Chamber
- Operational Site

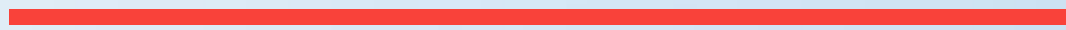
## Ducts or Crossings

- Casement
  - Conduit Bridge
  - Subway
  - Tunnel
- Ducts may contain high voltage cables. Please check with Thames Water.

5) 'na' or 'of' on a manhole indicates that data is unavailable.

6) The text appearing alongside a sewer line indicates the internal diameter of the pipe in millimeters. Text next to a manhole indicates the manhole reference number and should not be taken as a measurement. If you are unsure about any text or symbology, please contact Property Searches on 0800 009 4540.

# Appendix B



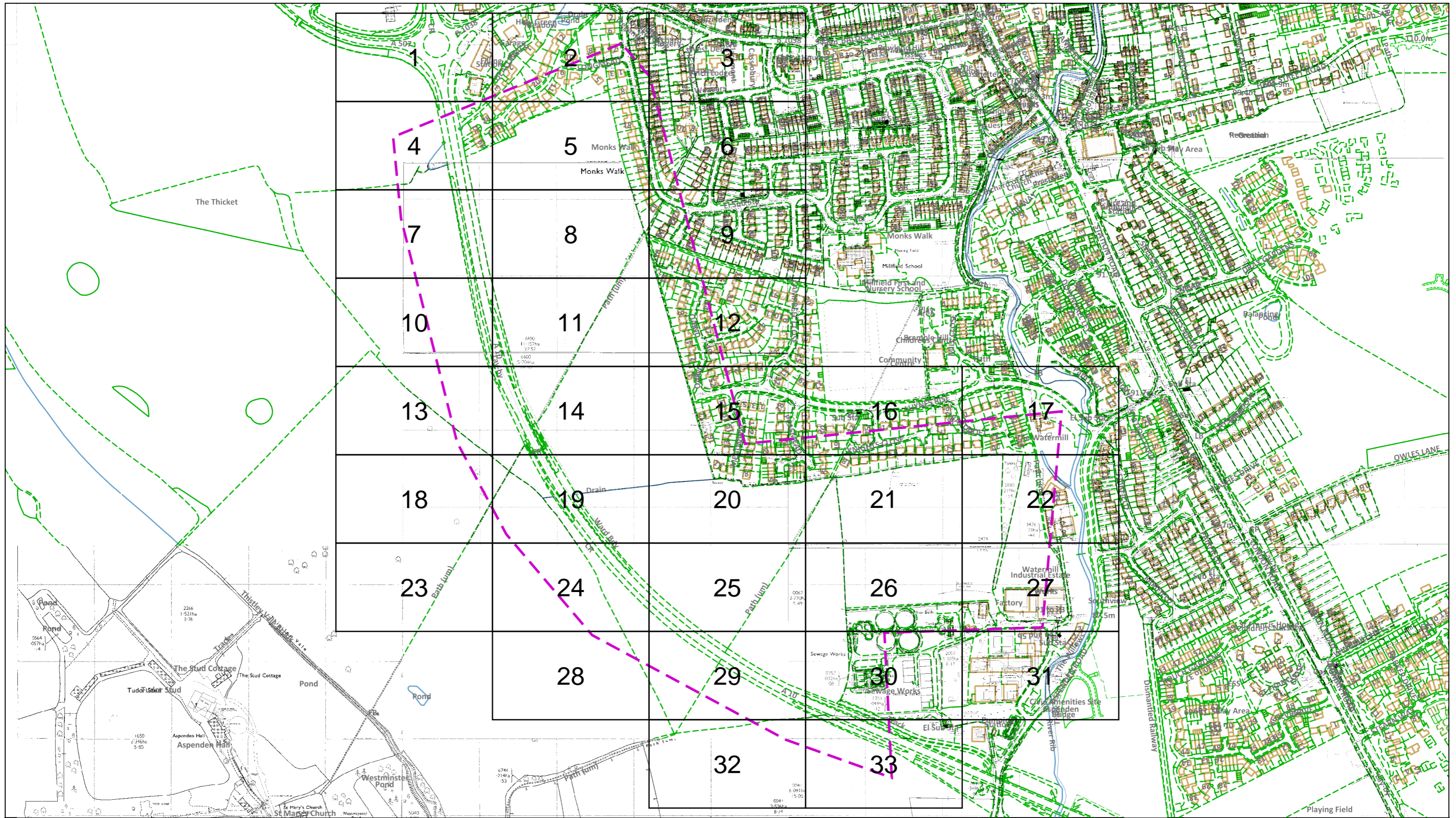
**ELECTRICAL DRAWINGS**

# Appendix B.1

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**EXISTING ELECTRIC UTILITIES**





Dig Sites Area: Line:

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This plan must be used with the attached 'Symbols' document.  
 Date Requested: 07/02/2022  
 Job Reference: 24638199  
 Site Location: 534978 228218  
 Requested by: Mr Duncan Phillips  
 Your Scheme/Reference: 70088938  
 Scale: 1:4613 (When plotted at A3)

1. The position of the apparatus shown on this drawing is believed to be correct but the original landmarks may have been altered since the apparatus was installed.
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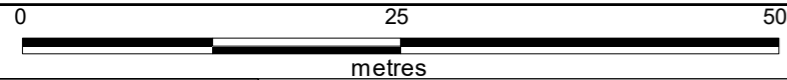
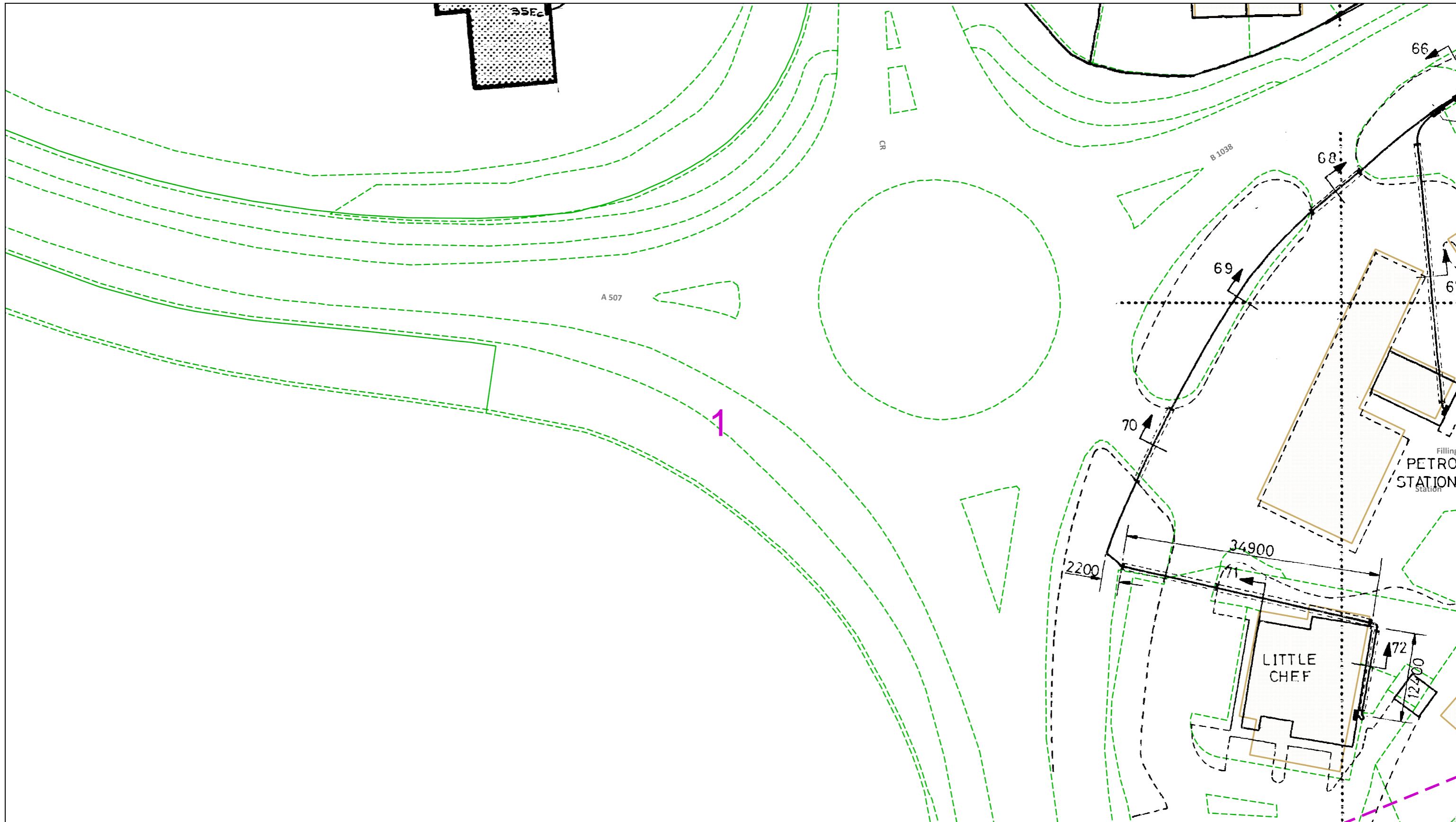
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IF IN DOUBT - ASK!  
 PHONE 0800 056 5866  
 EMERGENCY - If you damage a cable or line  
 Phone 0800 783 8838  
 (24hrs) URGENTLY

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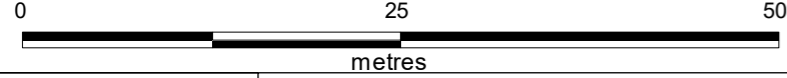
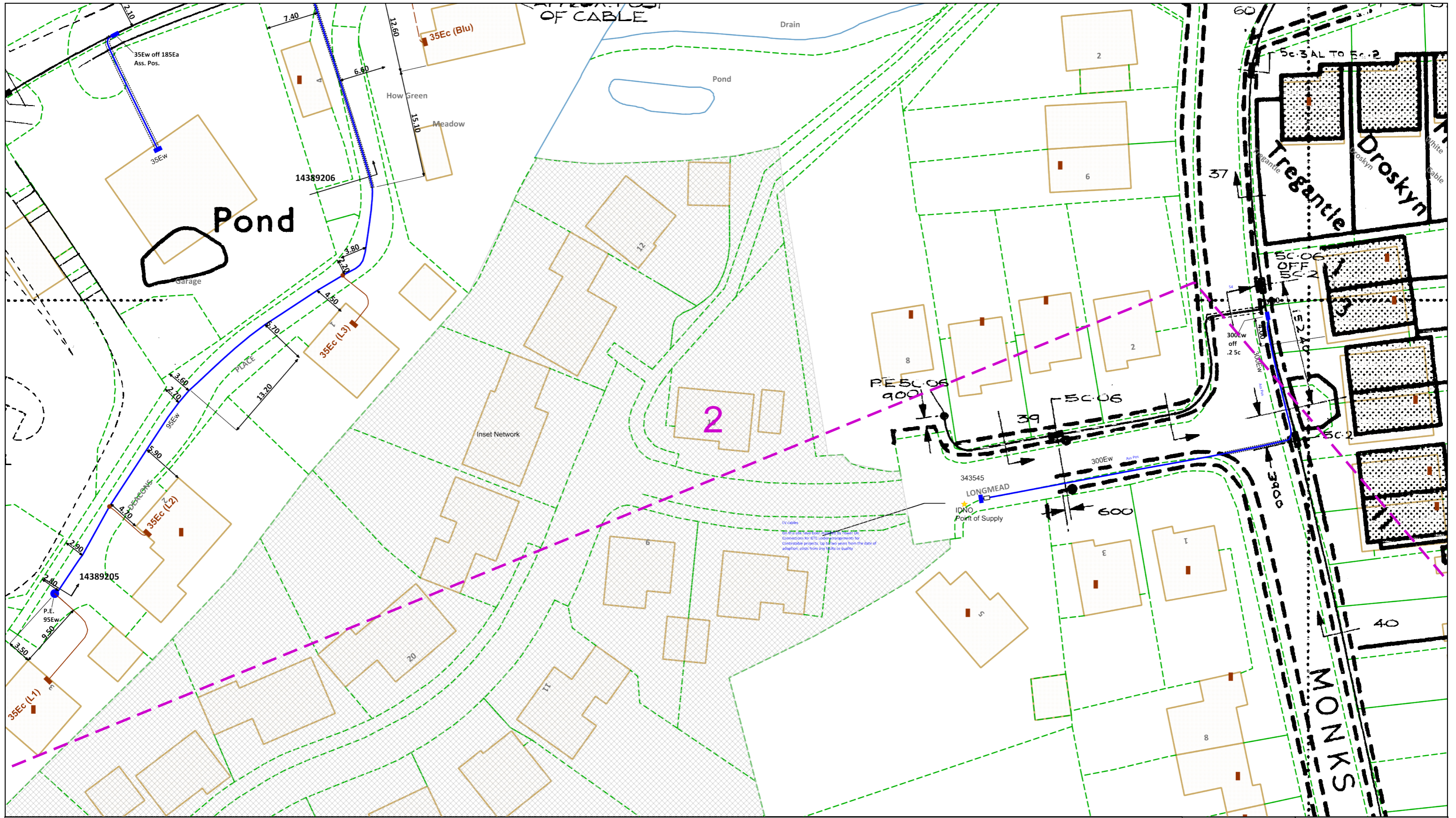
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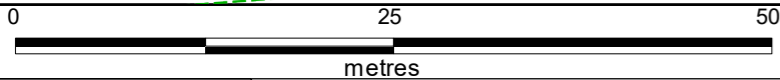
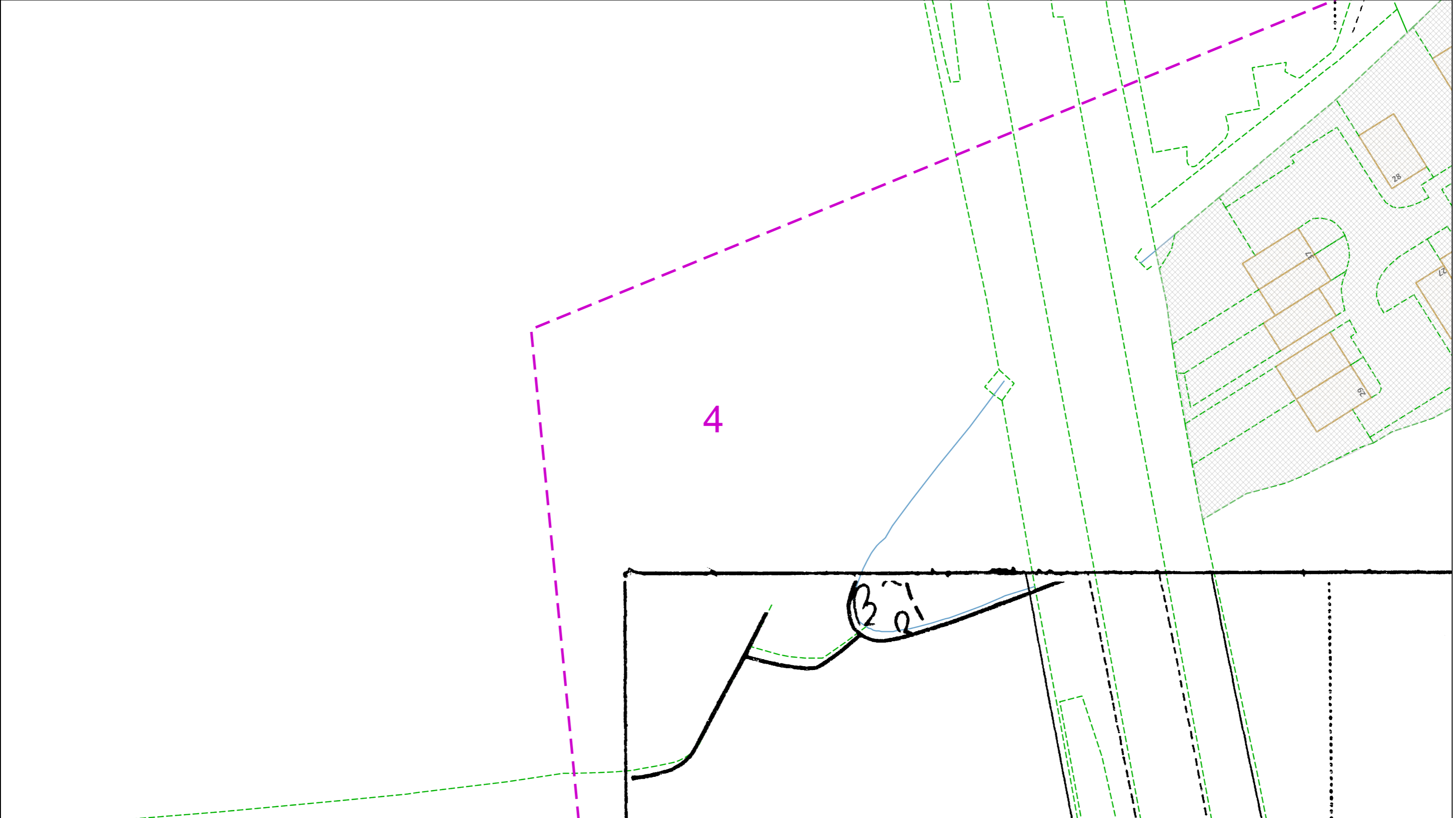
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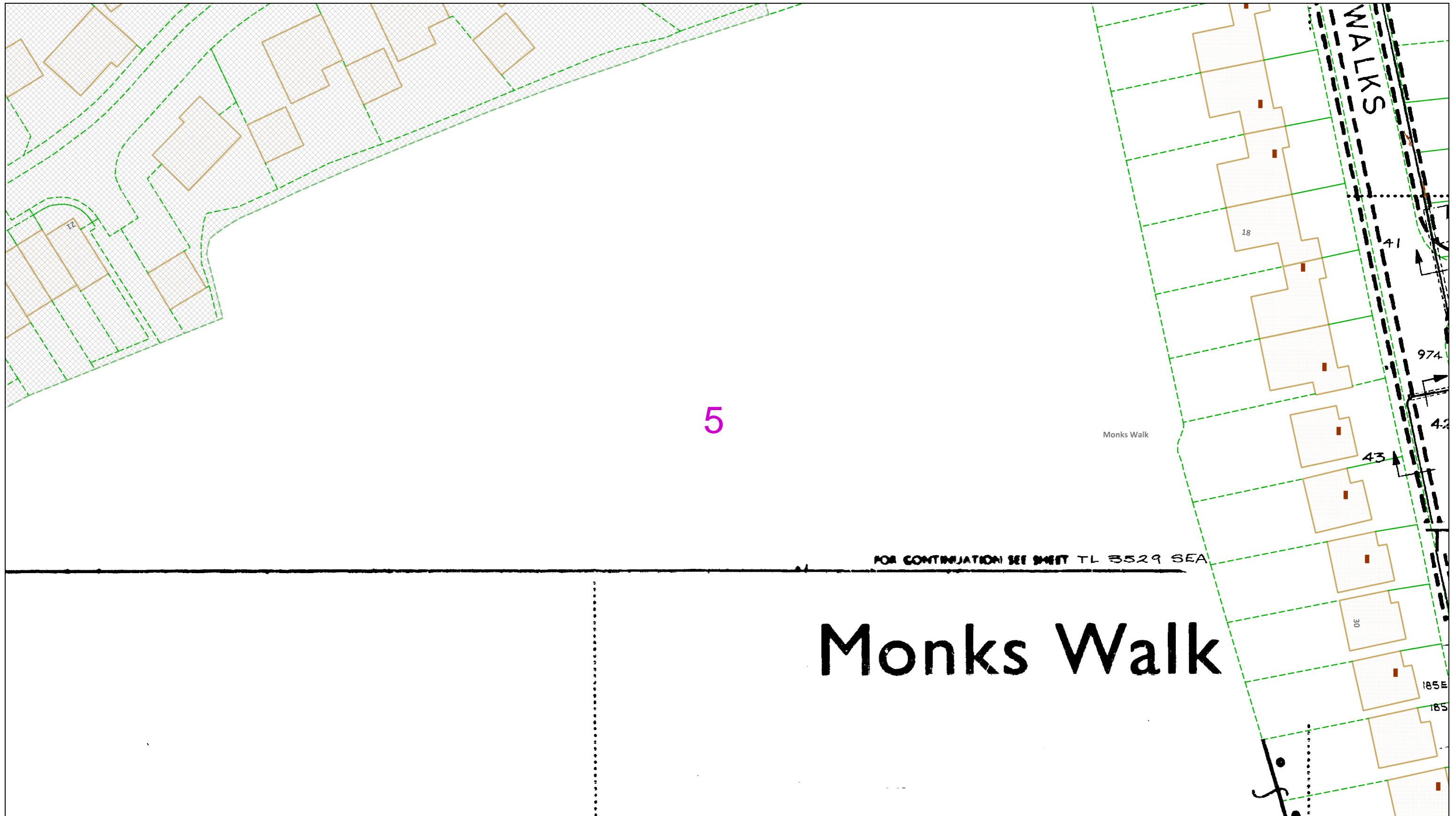
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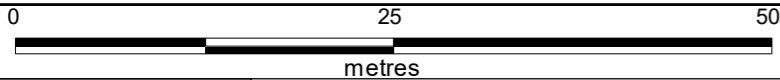
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5

FOR CONTINUATION SEE SHEET TL 3529 SEA

# Monks Walk



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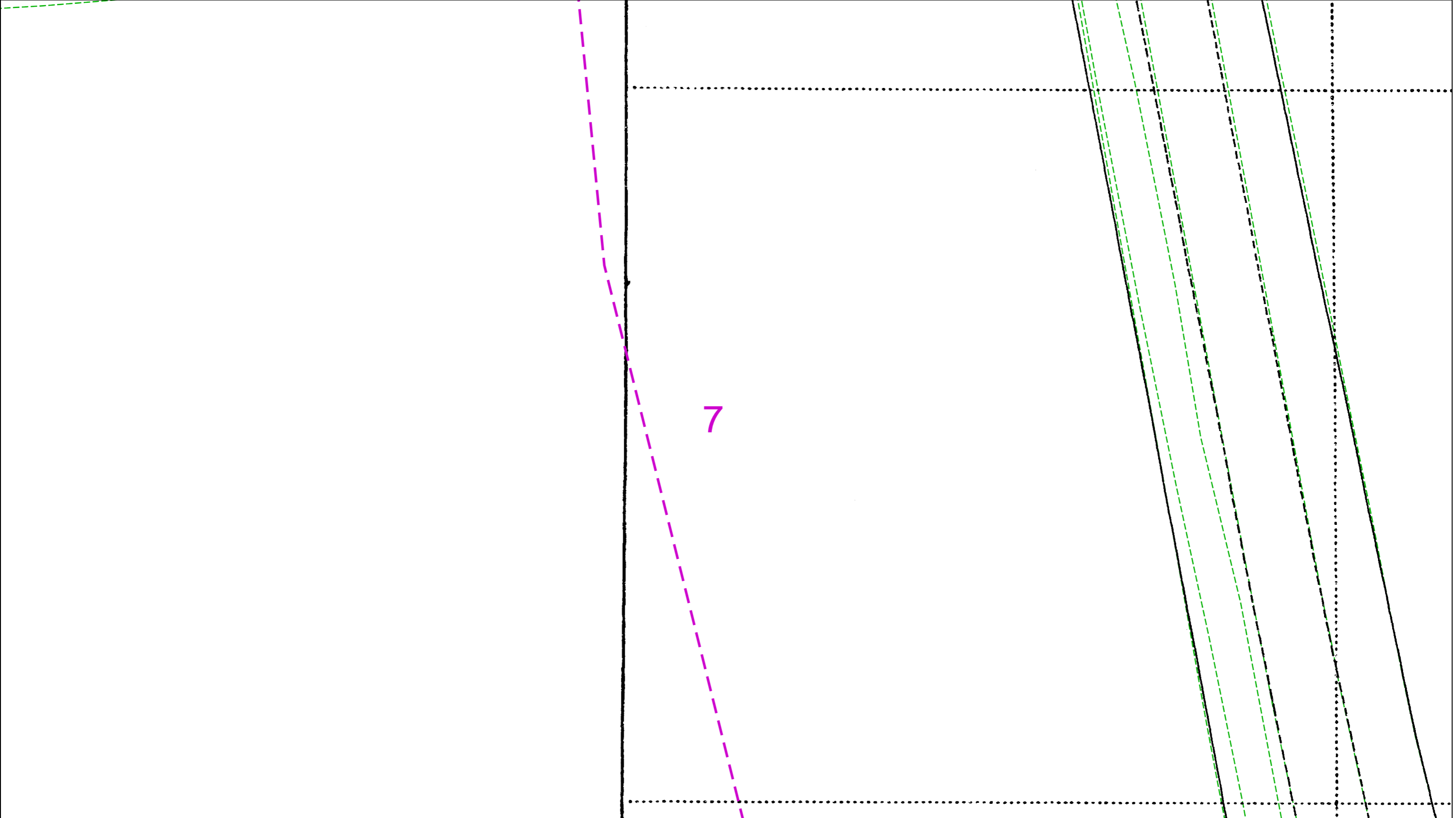
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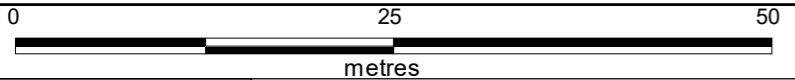
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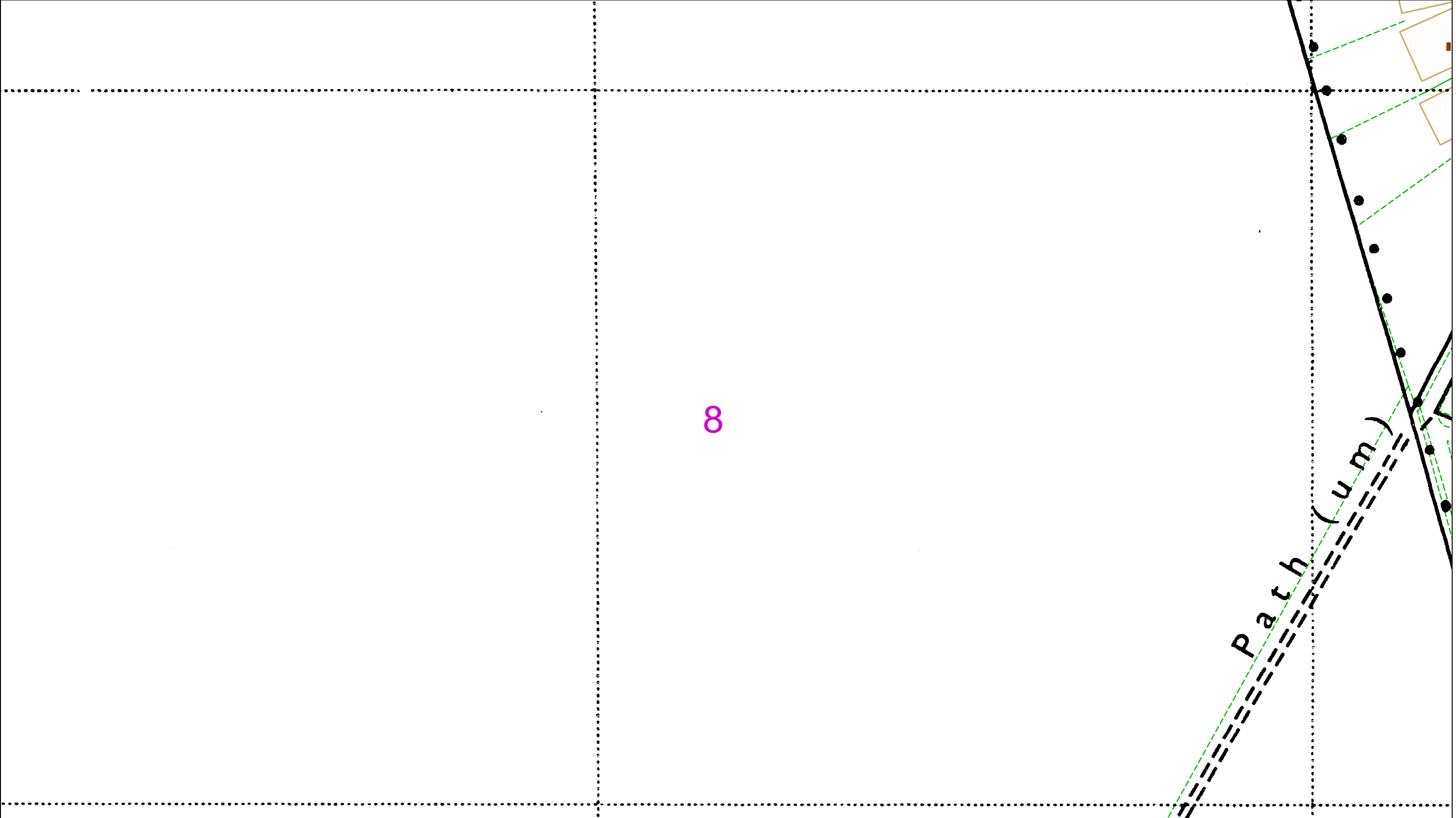
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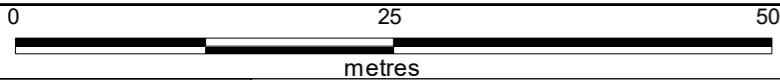
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8

Path (u.m.)



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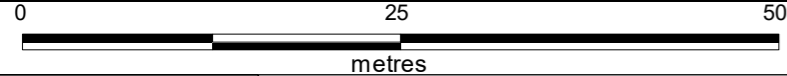
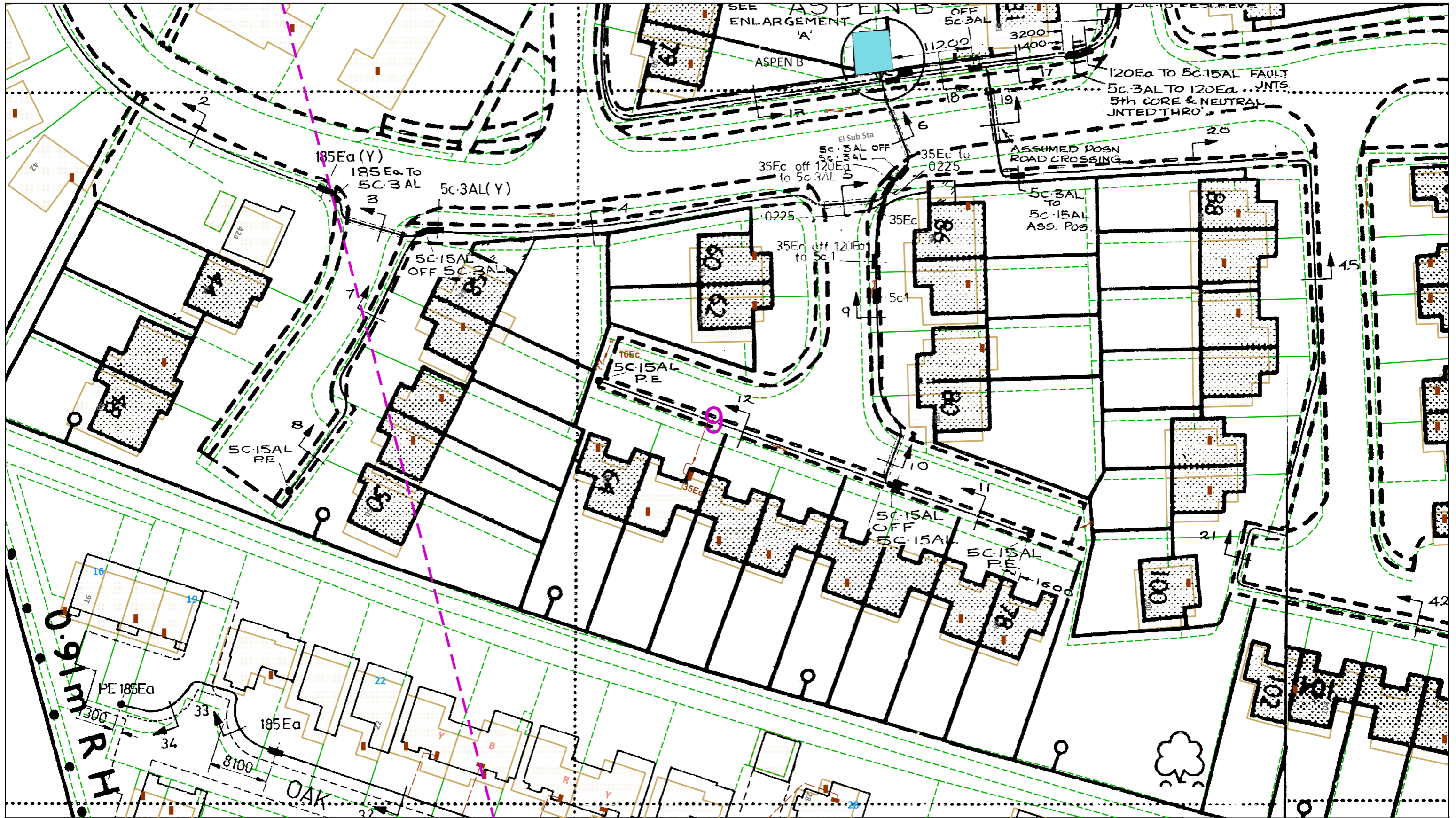
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ALWAYS LOOK UP BEFORE YOU START WORK  
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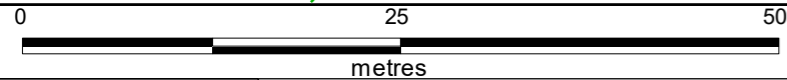
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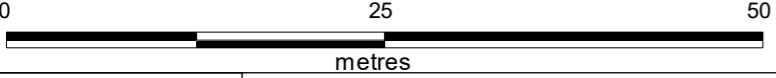
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6600  
11.157ha  
27.57

6600  
5.704ha

11



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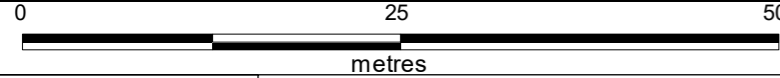
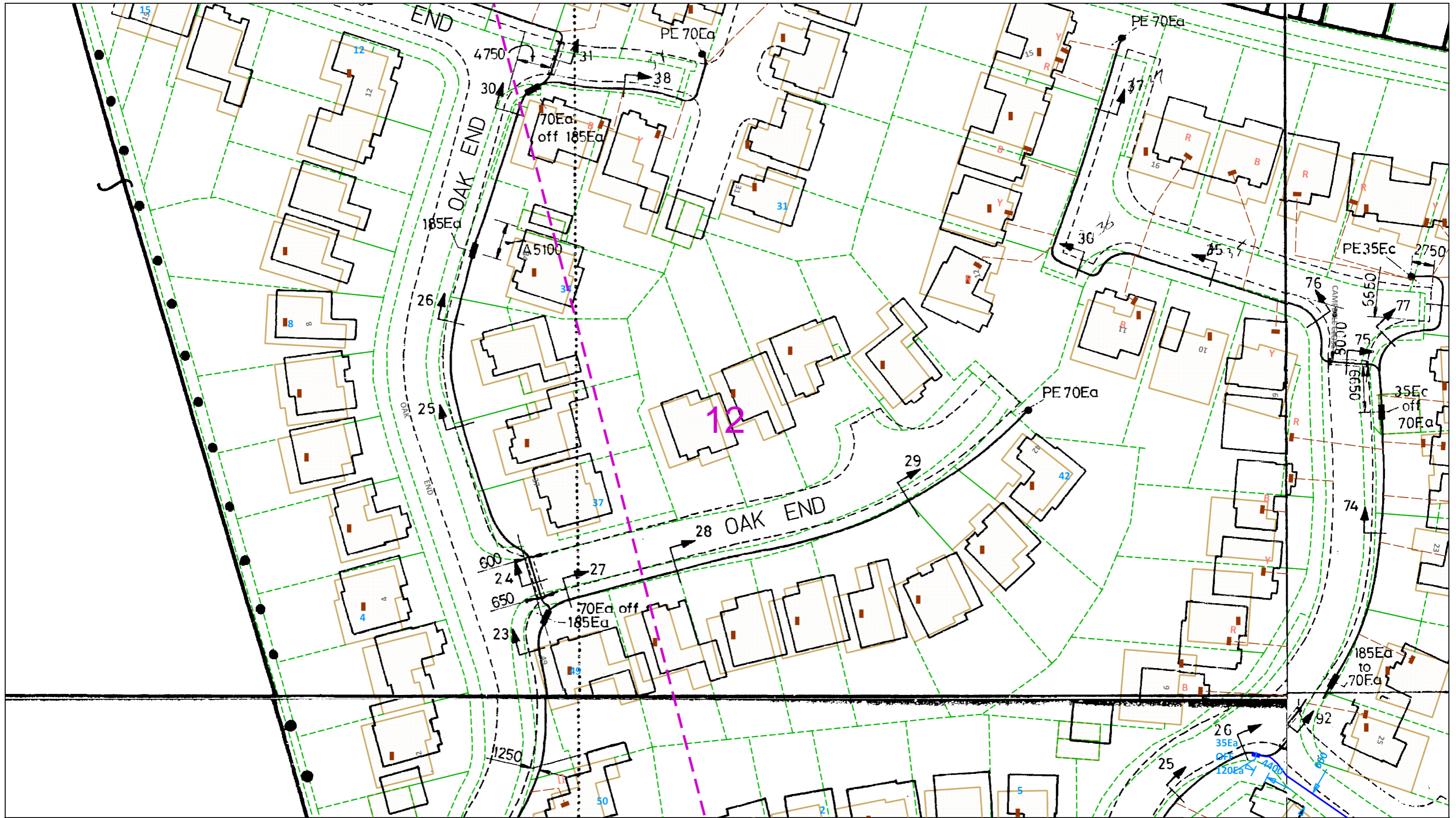
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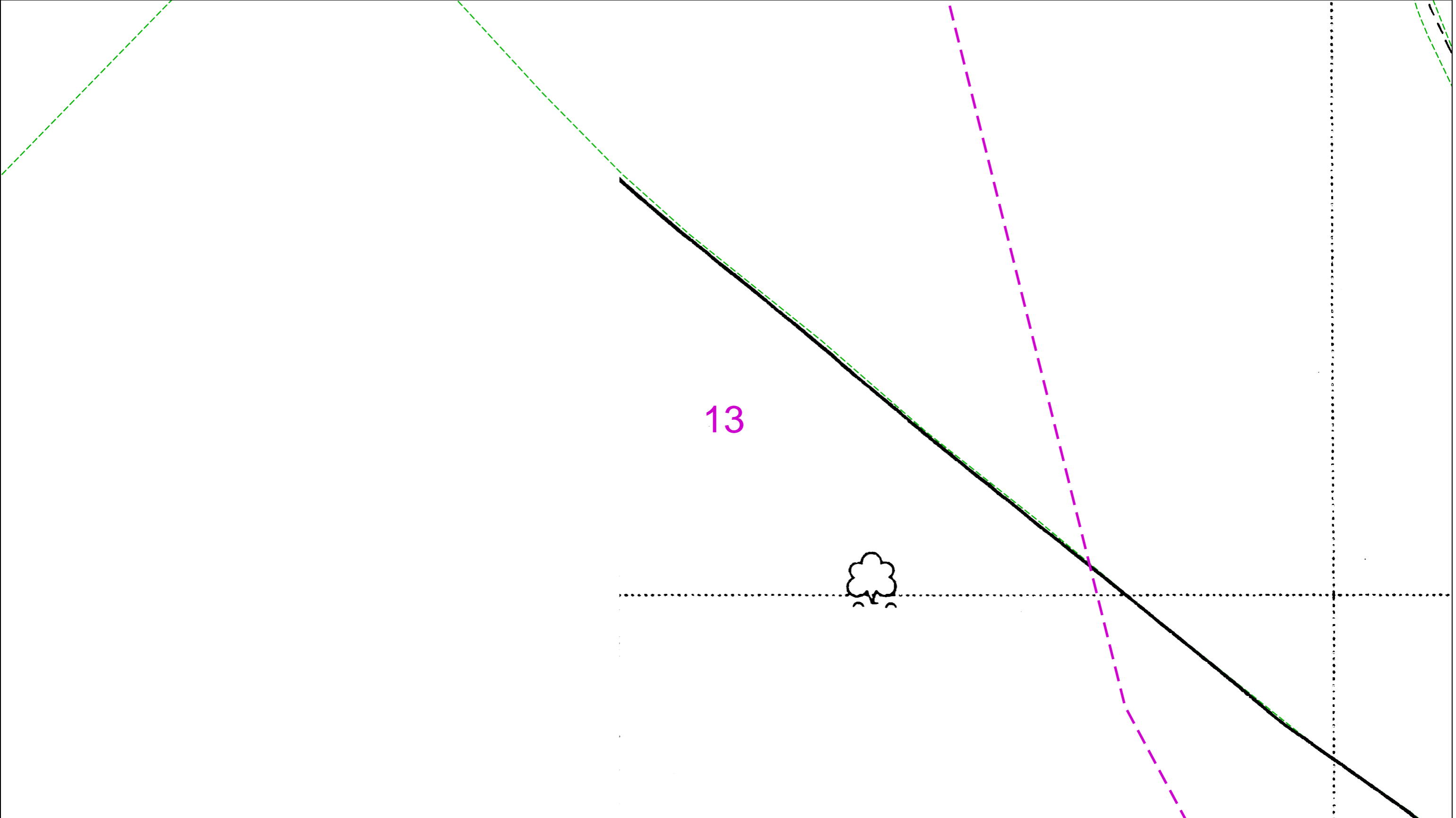
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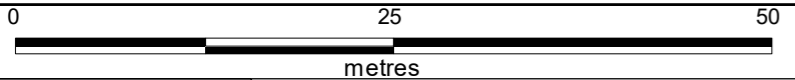


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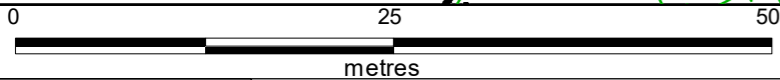
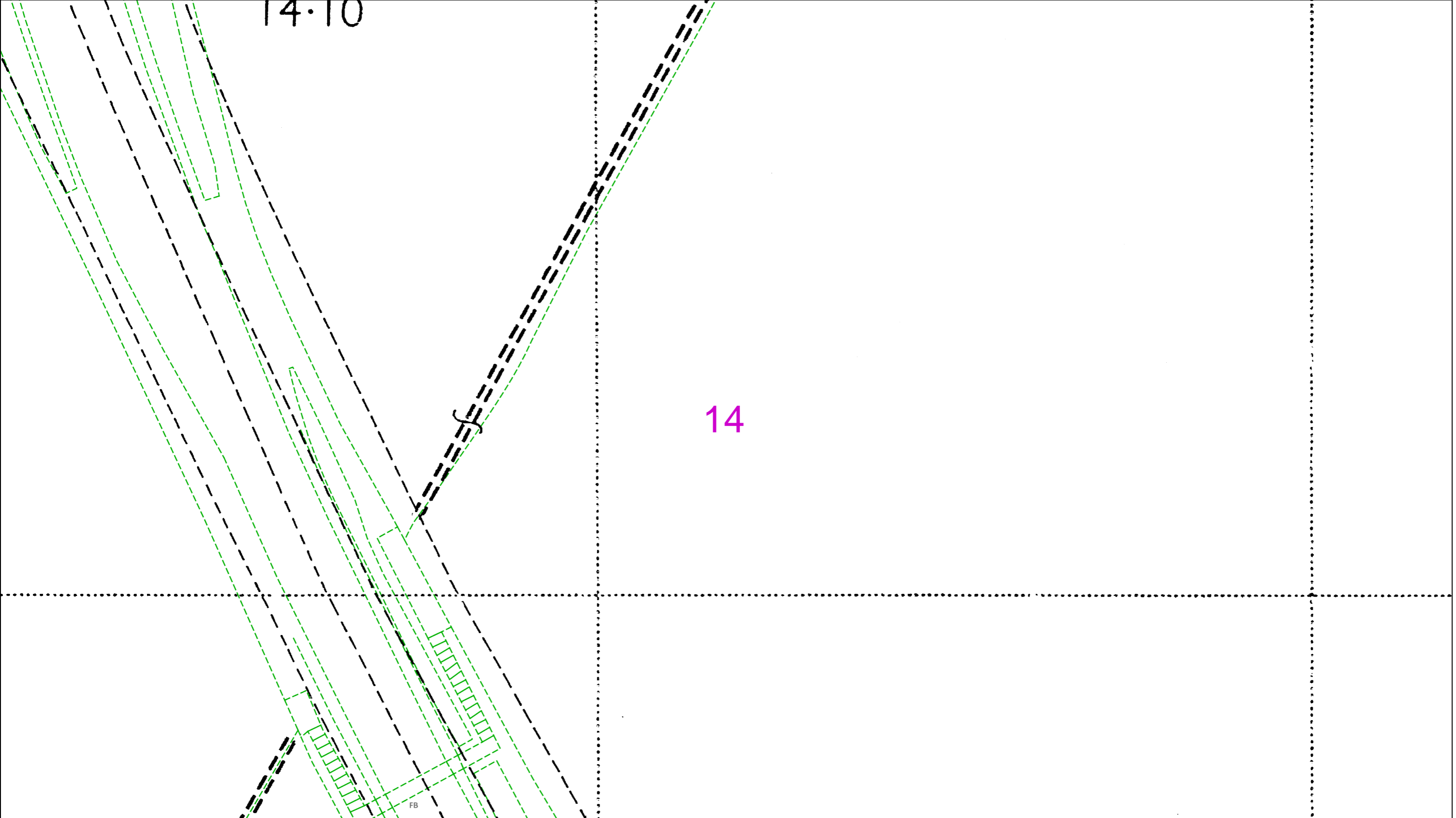


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14-10

14



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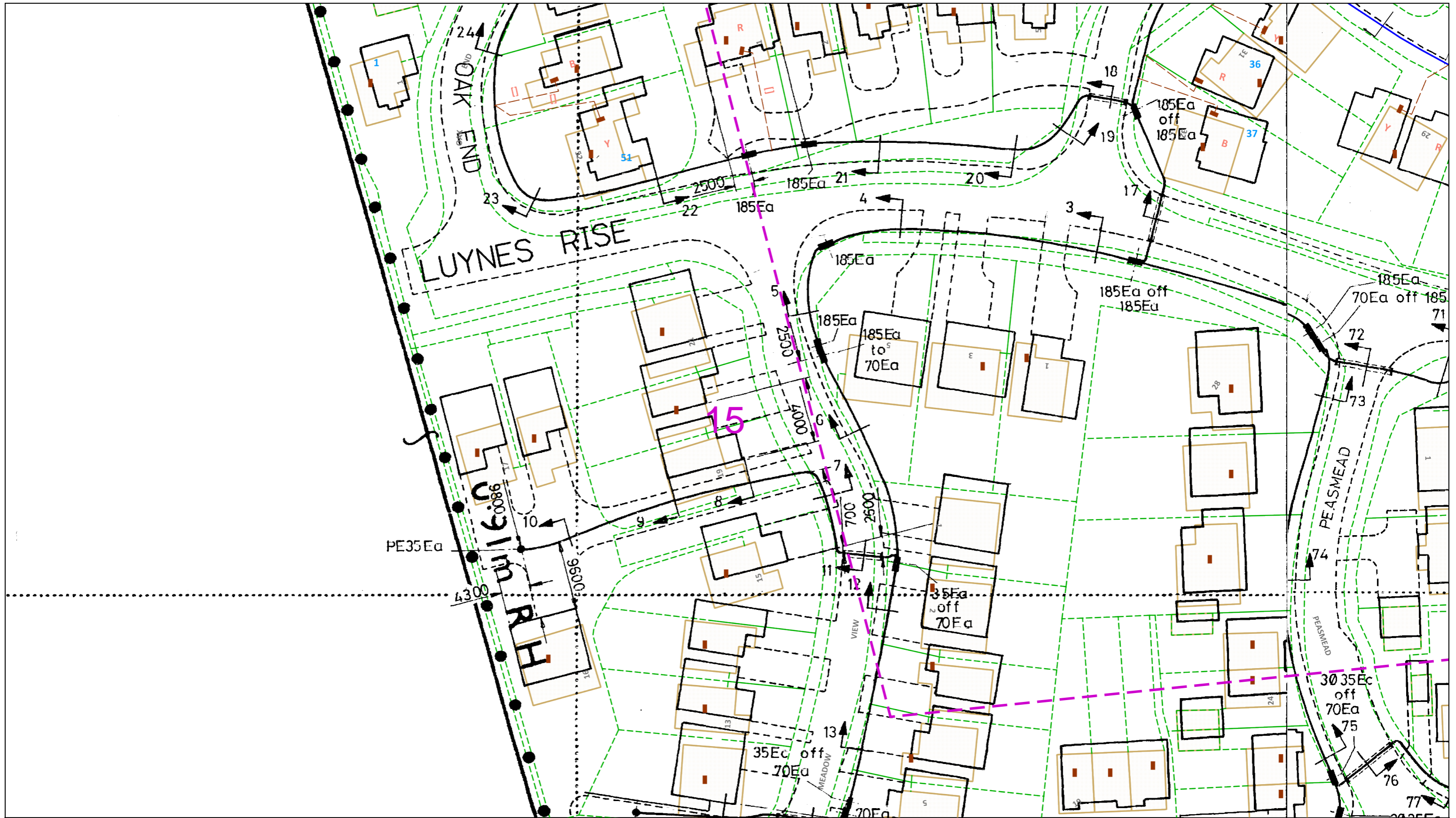


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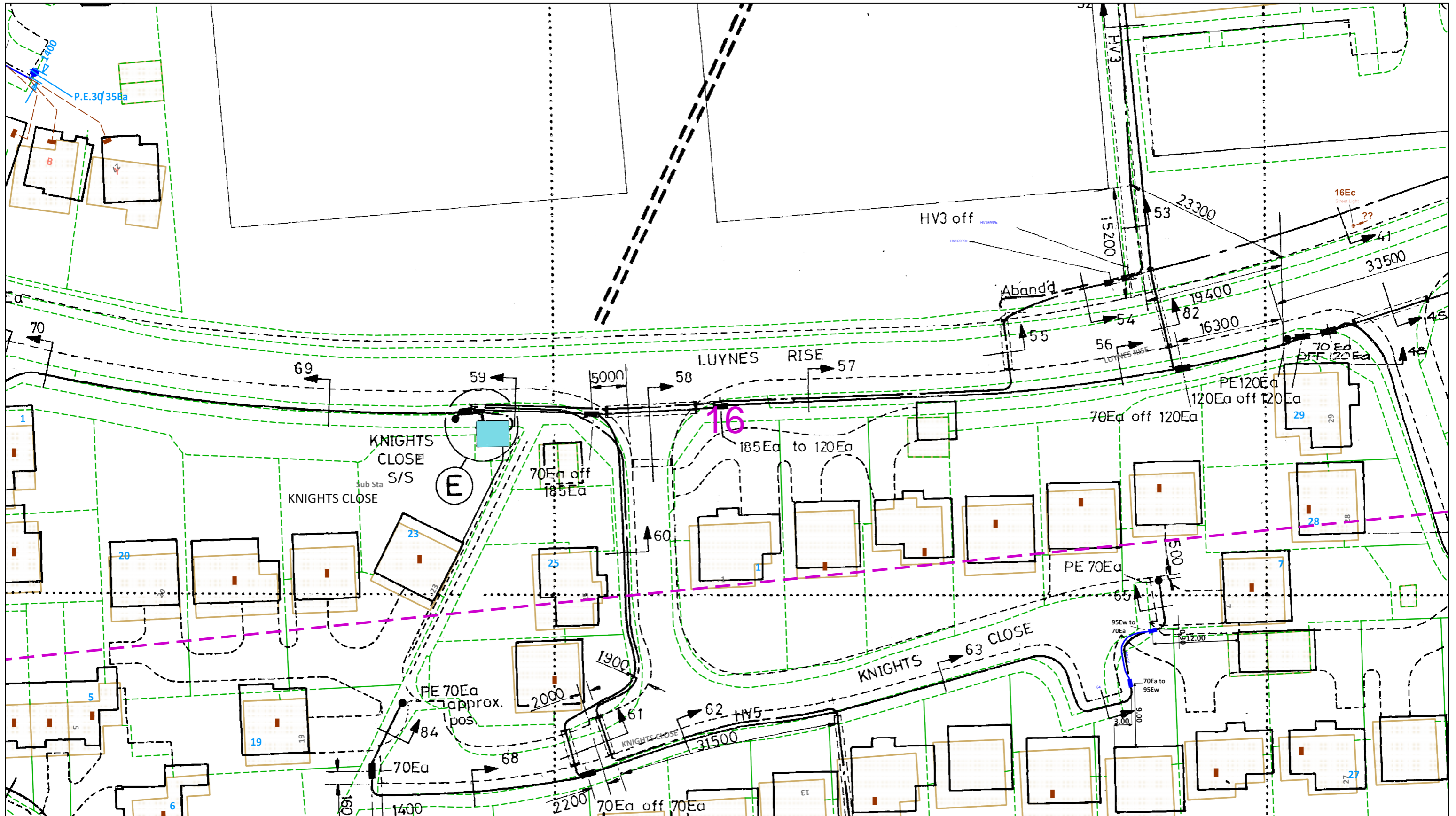
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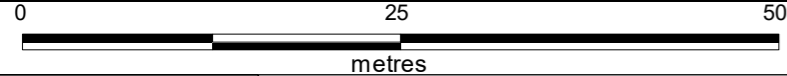
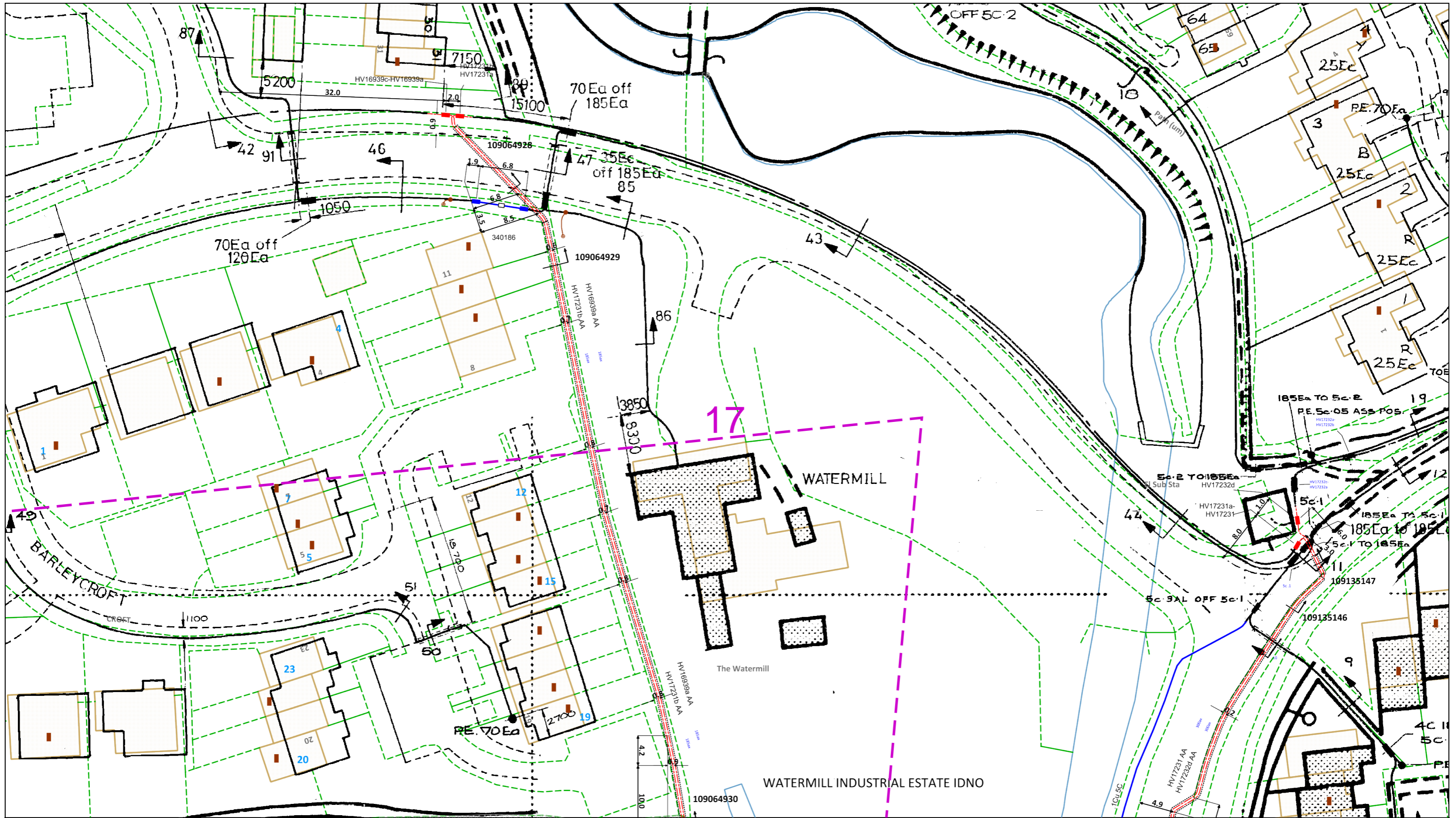
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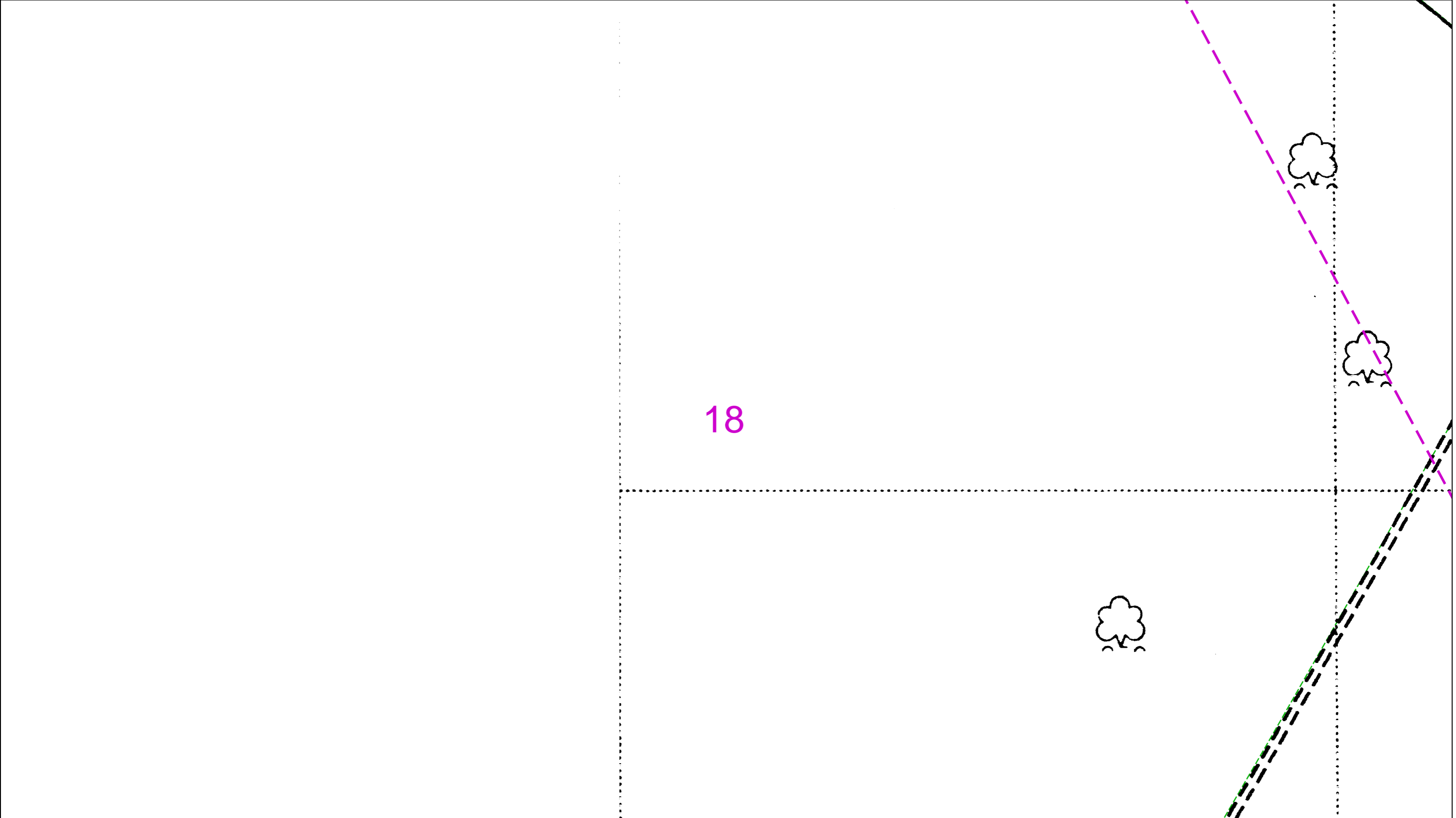
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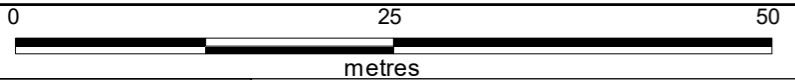


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18



Dig Sites Area: Line:

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This plan must be used with the attached 'Symbols' document.

Date Requested: 07/02/2022  
 Job Reference: 24638199  
 Site Location: 534978 228218  
 Requested by:  
 Mr Duncan Phillips  
 Your Scheme/Reference: 70088938

Scale: 1:500 (When plotted at A3)

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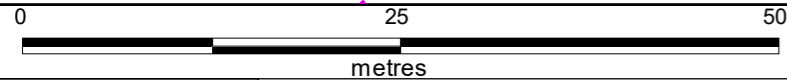
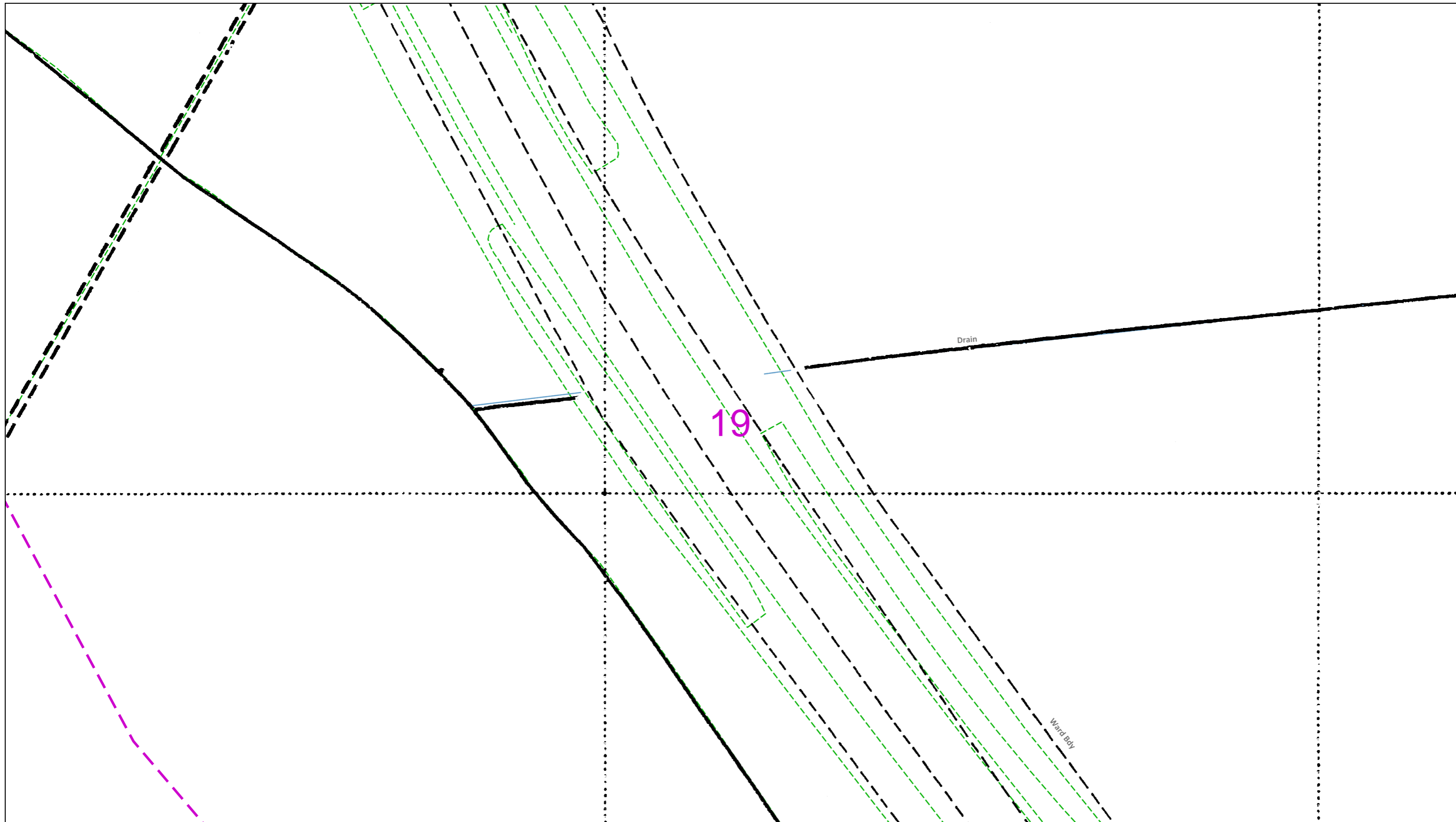
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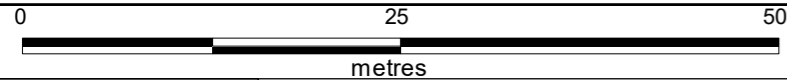
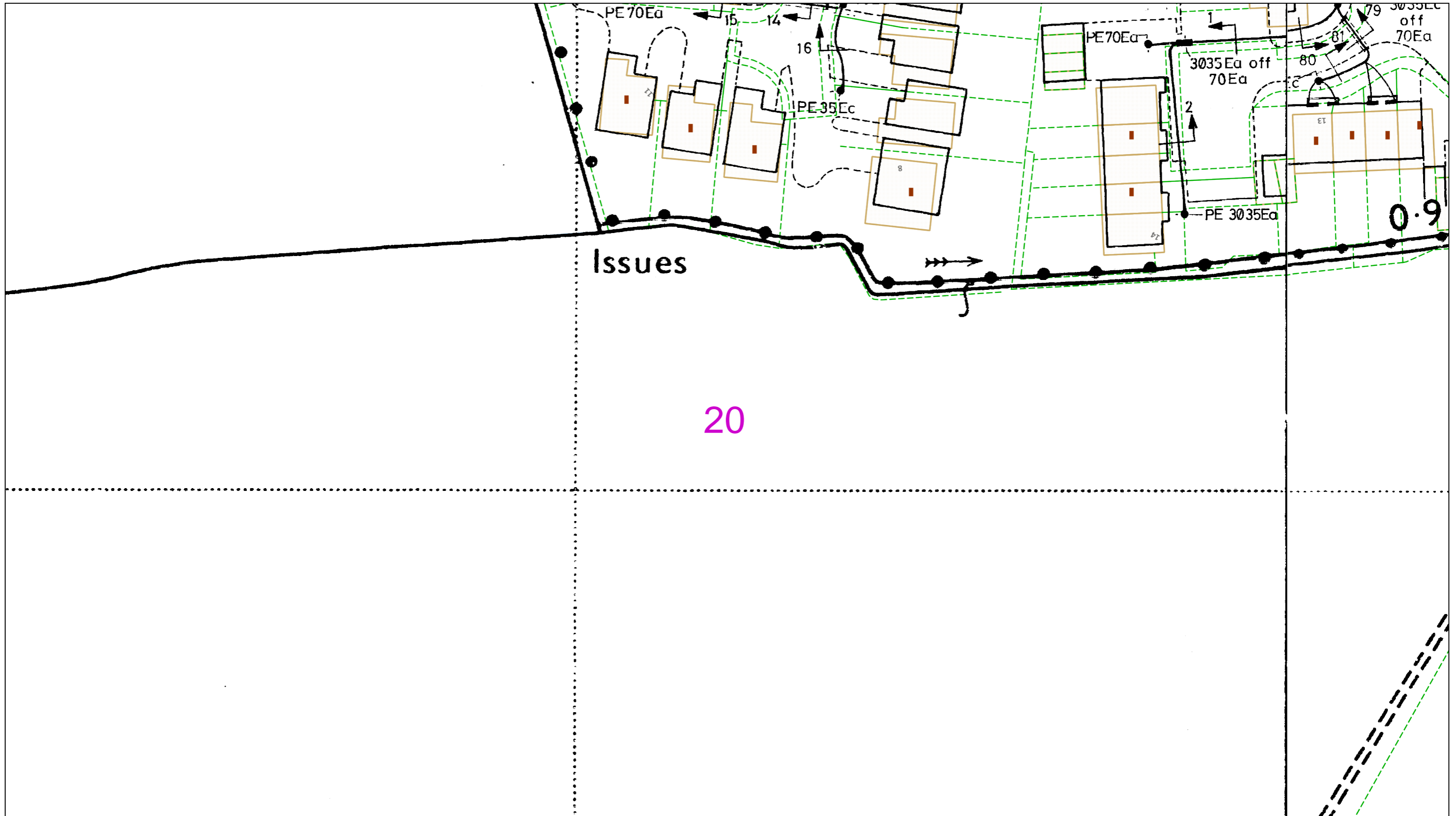
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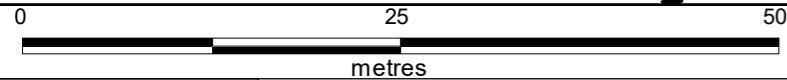
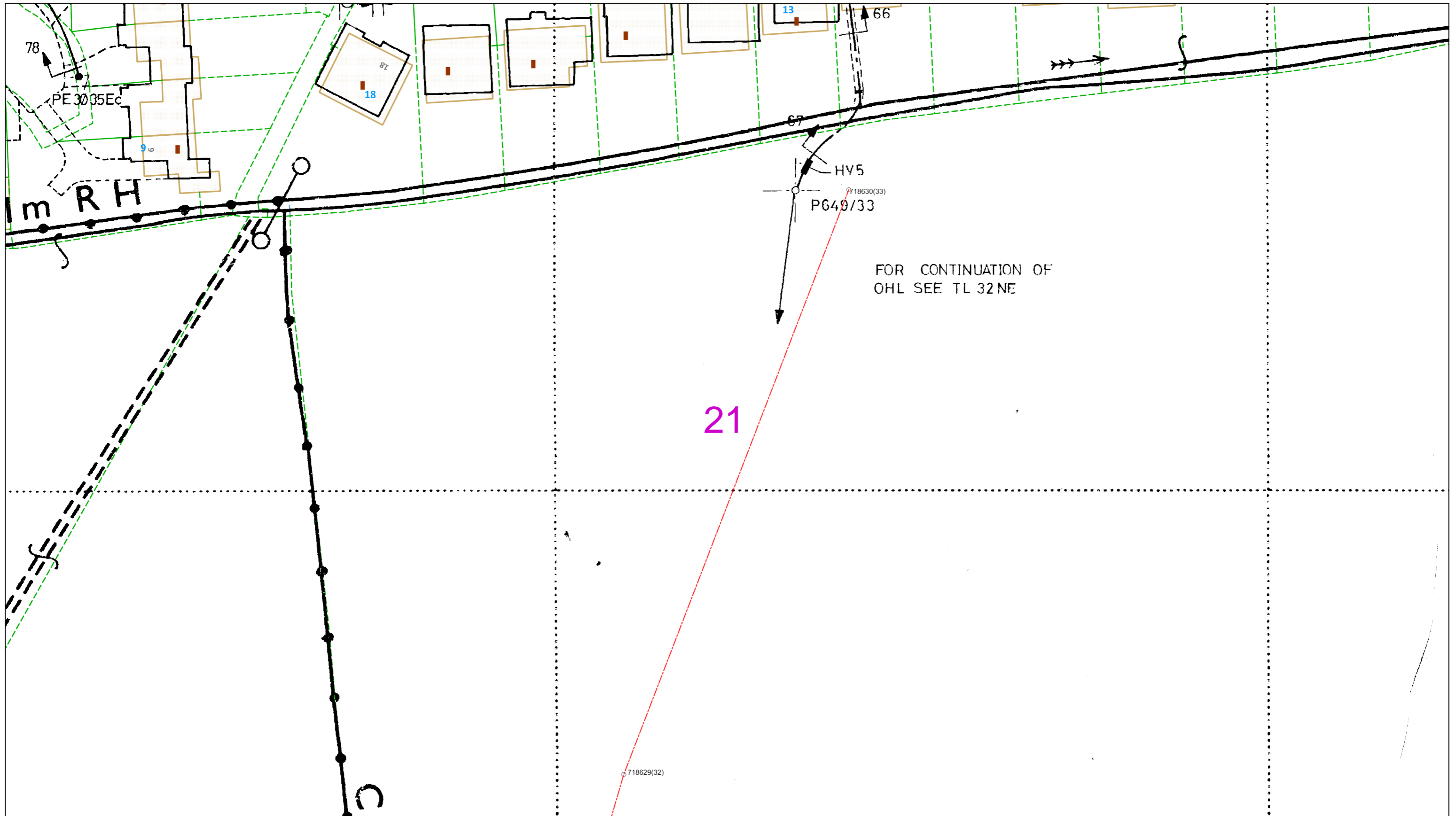
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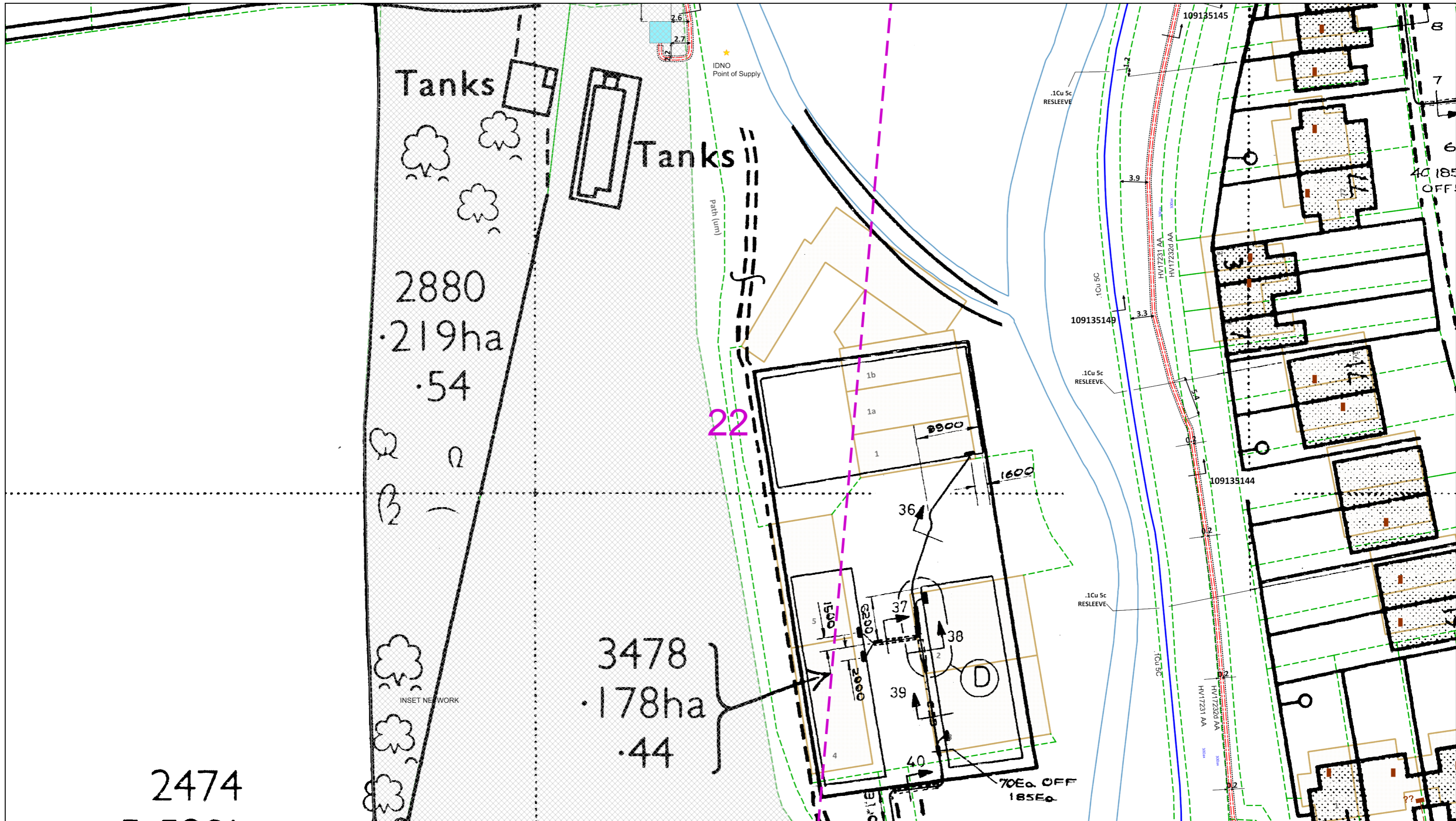
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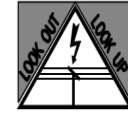
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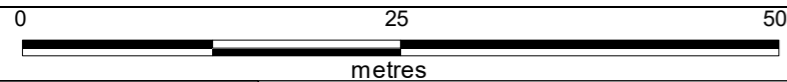
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23

Path (um)



Dig Sites Area: [dashed box] Line: [dashed line]

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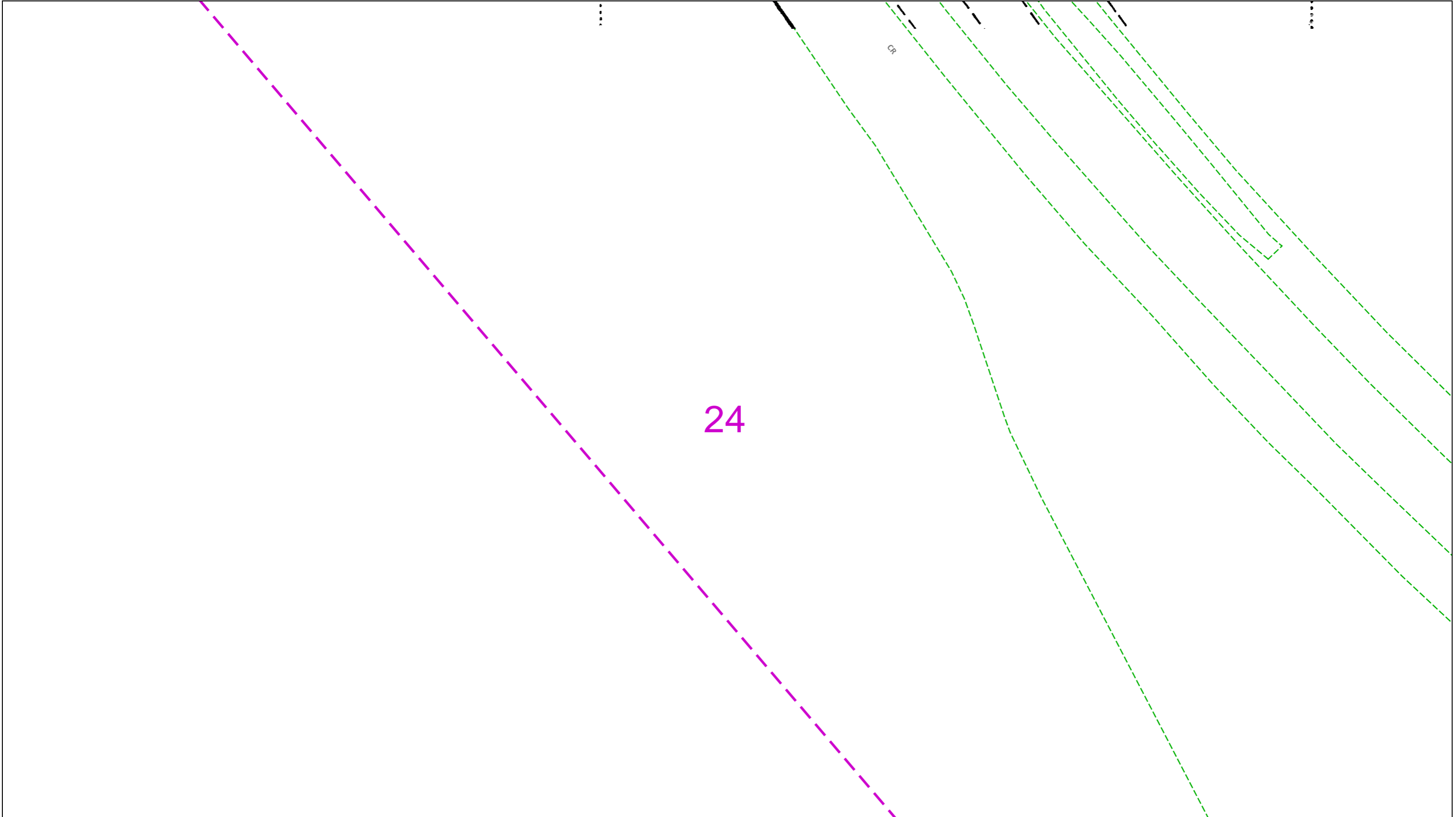
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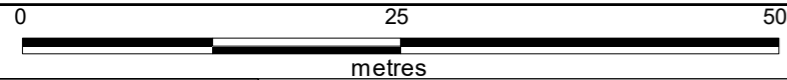


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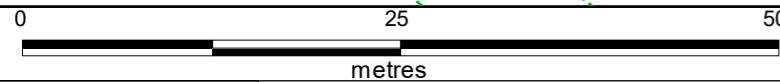
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25

Path (um)

0067  
2.220ha  
5.49



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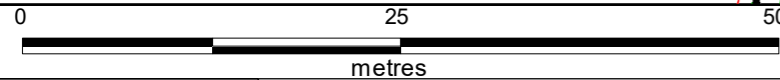
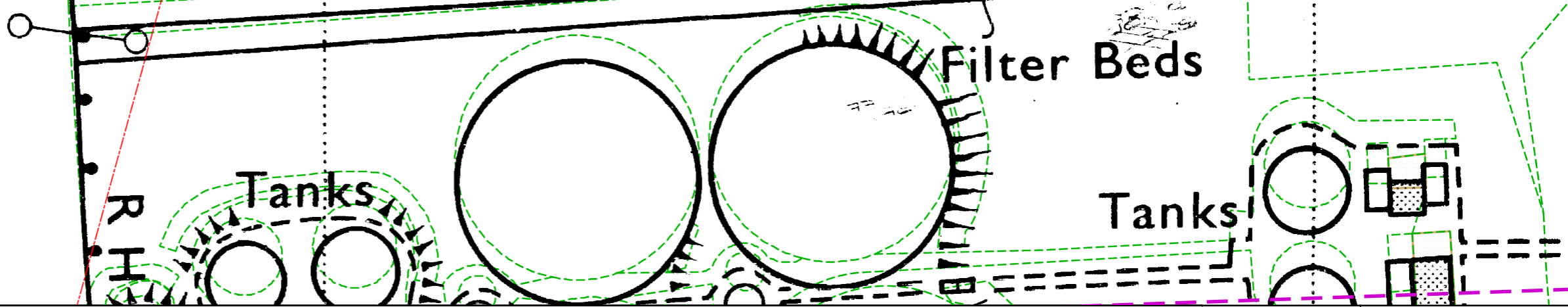
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26

BUN  
INDU  
ESTA

6718628(31)



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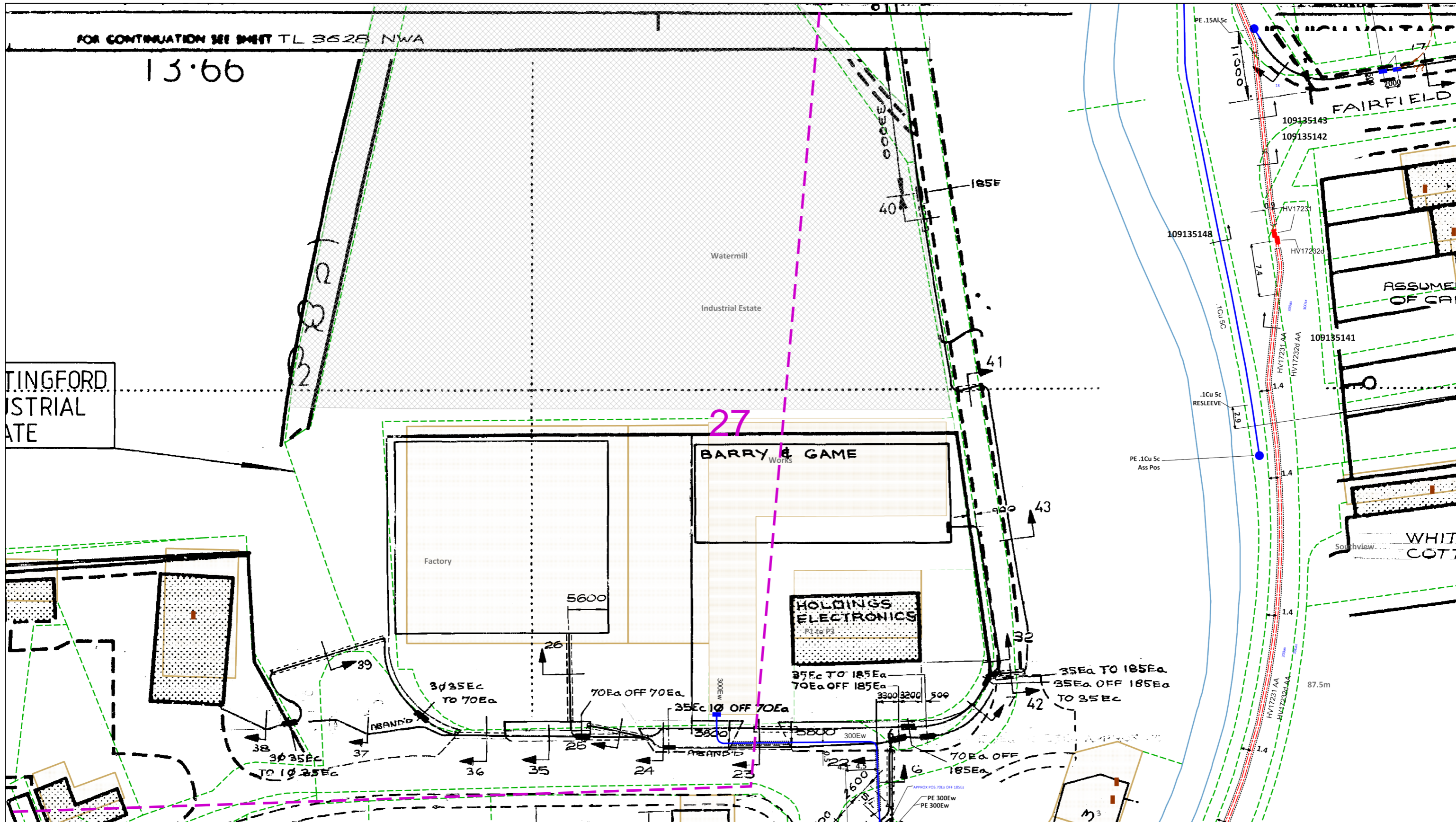
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Date Requested: 07/02/2022  
Job Reference: 24638199  
Site Location: 534978 228218  
Requested by:  
Mr Duncan Phillips  
Your Scheme/Reference: 70088938

Scale: 1:500 (When plotted at A3)

FOR CONTINUATION SEE SHEET TL 3525 NWA

13.66



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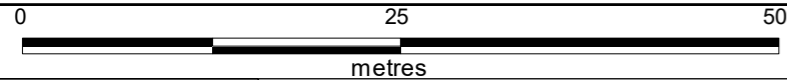
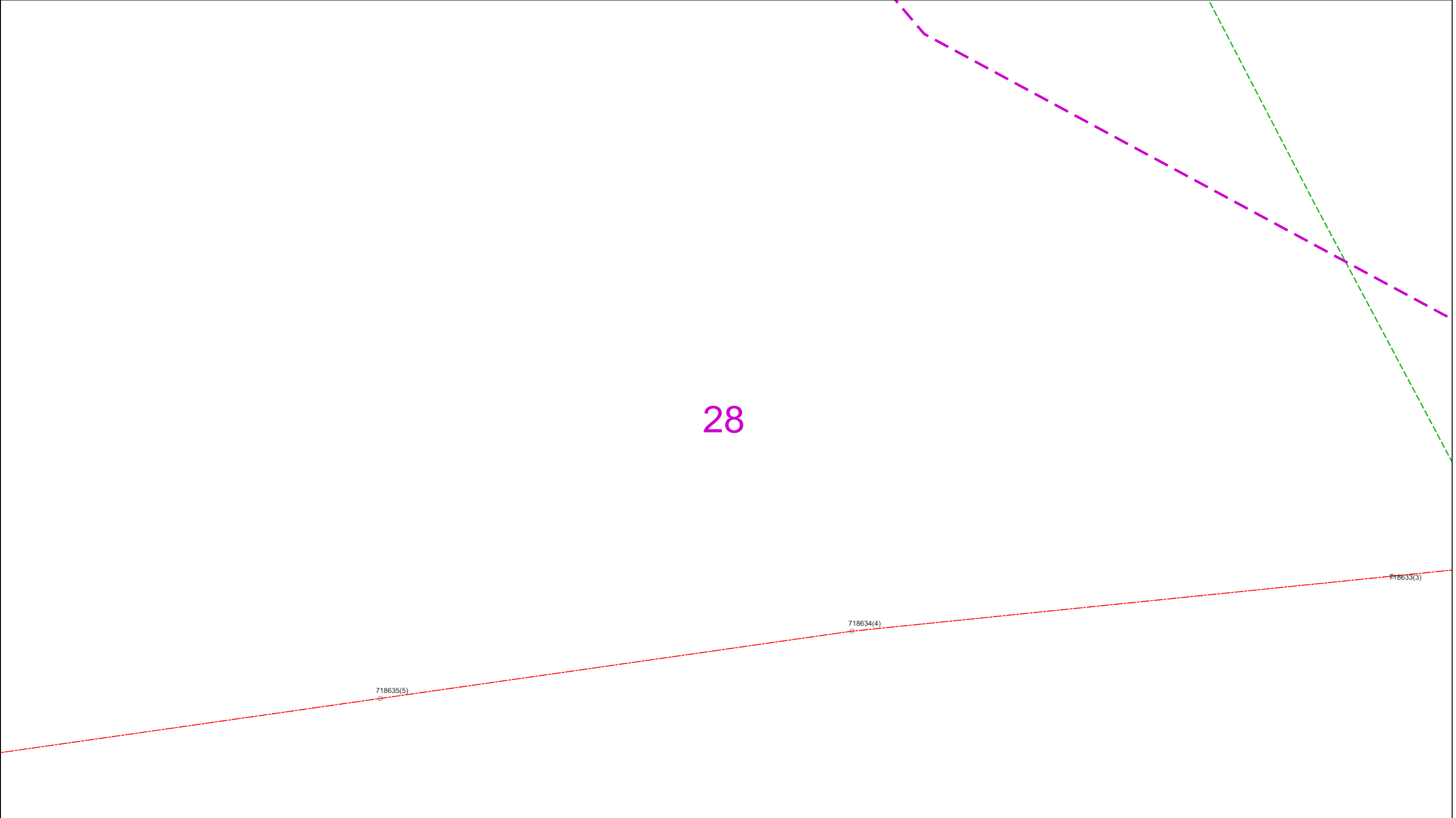
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28



Dig Sites Area:  Line: 

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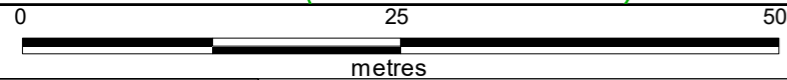
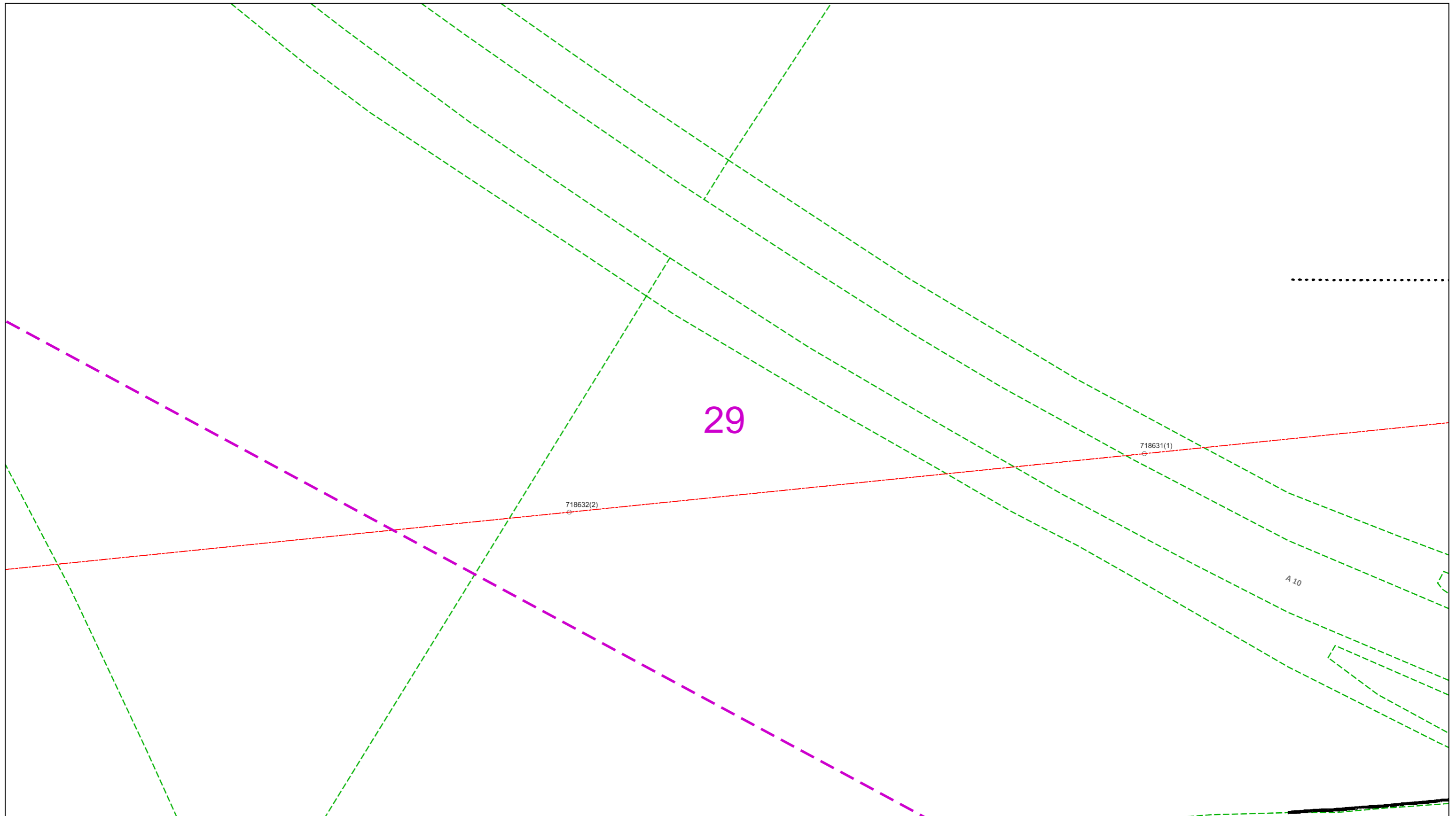
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# Sewage Works

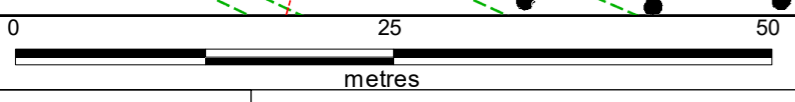
0757  
·032ha  
·08

30 Tanks

Settling Tanks

1353  
·049ha  
·12

2059  
3.305ha  
8.17



Dig Sites Area: Line:

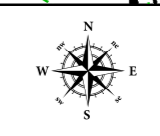
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FOR CONTINUATION OF  
OH1 SEE T1 32NF

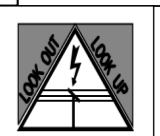
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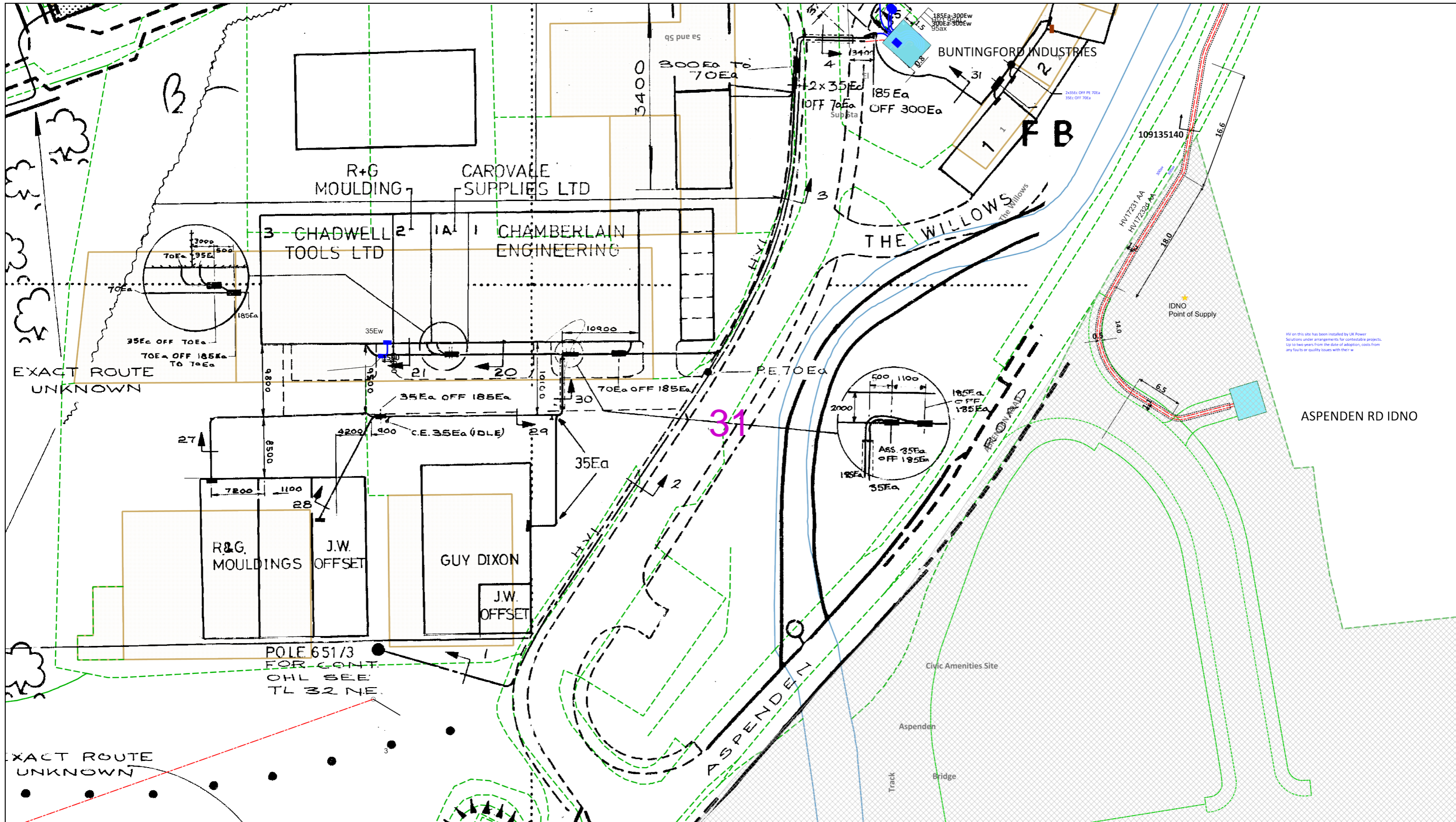


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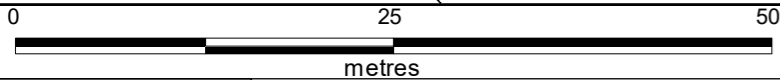


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HV on this site has been installed by UK Power Solutions under arrangements for contestable projects. Up to two years from the date of adoption, costs from any faults or quality issues with their work.



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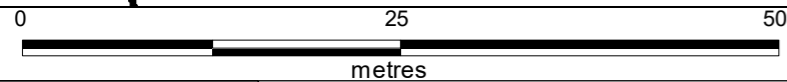
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ath (um)

32

0041  
6.091 ha  
15.05

0041  
3.536 ha



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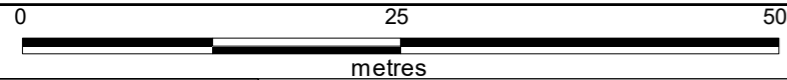
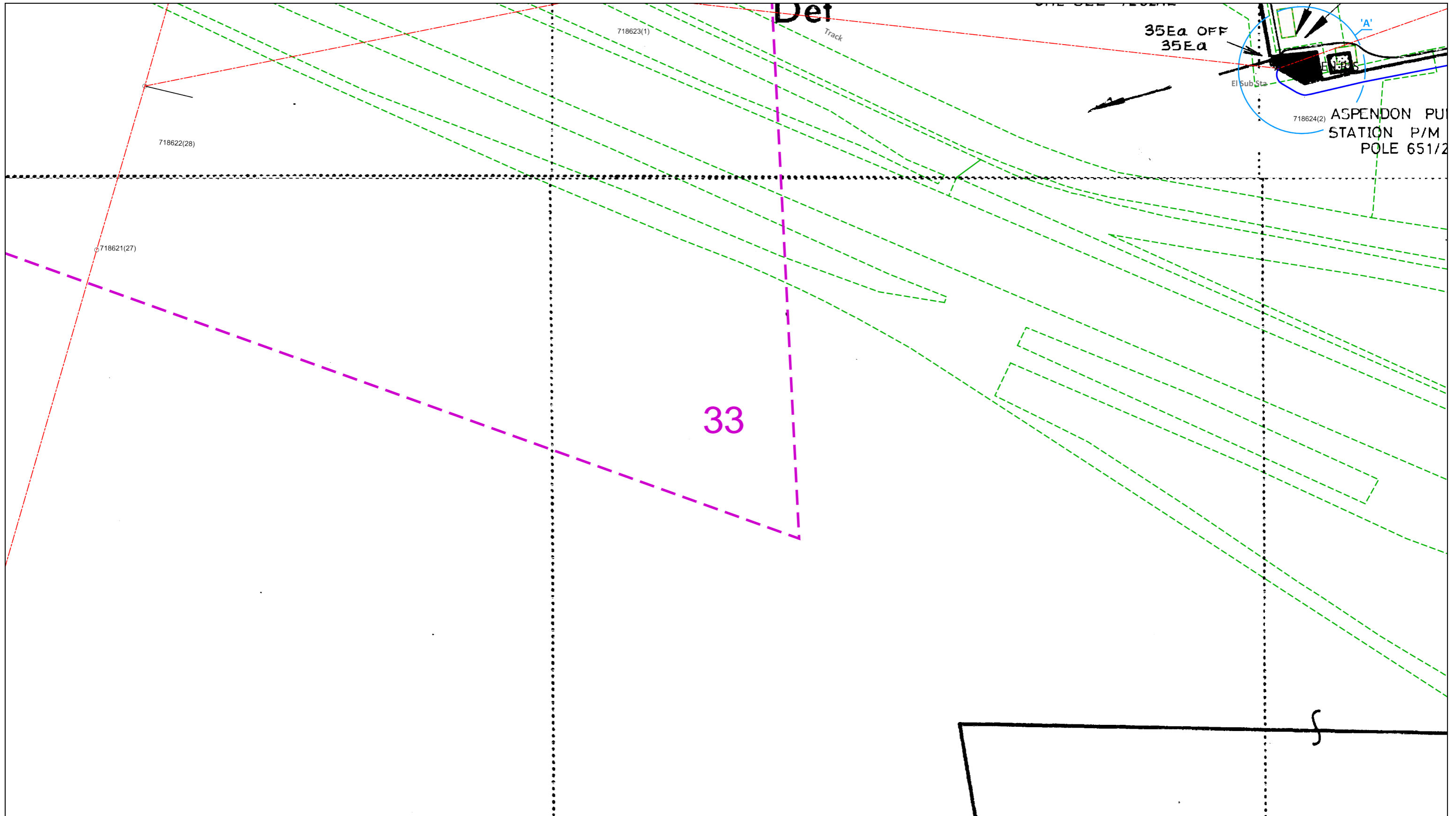
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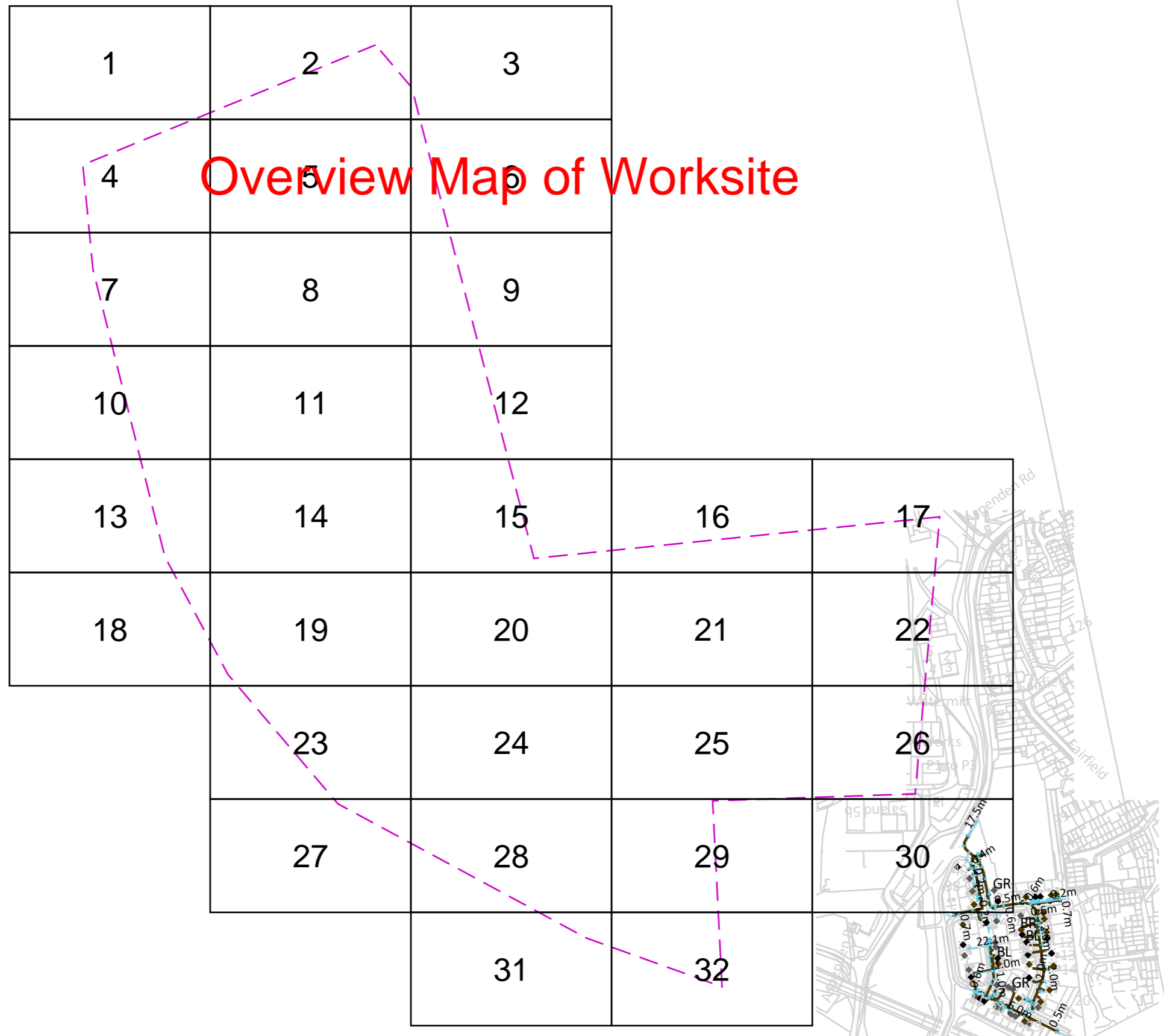
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# Overview Map of Worksite

**In an emergency call 105, 24 hours a day**

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 Your Scheme/Reference: 70088938

**IMPORTANT INFO**  
 This plan shows cables owned by Last Mile Electricity Limited in their role as a Licensed Distributor (IDNO). Cables owned by other Distributors or privately owned cables (or, indeed, any other apparatus, equipment or infrastructure may also be present in the area. Information regarding such cables (or any such other apparatus, equipment, or infrastructure) should be obtained from the relevant owners.

The information shown on these plans is provided for general information purposes only and should not be relied on or treated as a substitute for your own enquiries. We make no warranty, representation, or guarantee, whether express or implied, regarding the content of the plans or that the content is accurate, complete, or up to date. No liability of any kind whatsoever is accepted by Last Mile Asset Management Limited, Last Mile Electricity Limited, or their agents, servants or contractors for any error, omission, or misstatement.

Safe digging practices, in accordance with HS(G)47, must be used to verify and establish the actual position of all electrical cables and apparatus on site before any mechanical plant is used. It is your responsibility to ensure that this information is provided to all persons on or near electrical cables or apparatus. The information included on this plan should not be referred to beyond a period of 3 month from the date of issue.

ELECTRIC KEY	
PROPOSED LV SERVICE	LV STRAIGHT JOINT
PROPOSED LV	LV BREACH JOINT
PROPOSED HV	HV STRAIGHT JOINT
PROPOSED EHV (UG)	HV BREACH JOINT
EXISTING/AS LAID LV SERVICE	STREET LIGHTING C.P
EXISTING/AS LAID LV (UG)	MINI PILLAR
EXISTING/AS LAID HV (UG)	LINK BOX
EXISTING/AS LAID EHV (UG)	EARTH SPIKE
EXISTING LV OVERHEAD	POT END
EXISTING HV OVERHEAD	SERVICE JOINT
EXISTING EHV OVERHEAD	
PROPOSING DISCONNECTED	

**Dig Sites**

Area:

Line:

Last Mile Asset Management Limited  
 Fenick House, Lister Way  
 Hamilton International Technology Park  
 Glasgow G72 0FT  
 Telephone 03300 587 443

**KEY**

	HV CABLE
	LV CABLE
	SERVICE CABLE
	DUCTING
	NEW SUBSTATION
	METERING
	POINT OF CONNECTION
	POT END
	STRAIGHT JOINT
	SERVICE JOINT

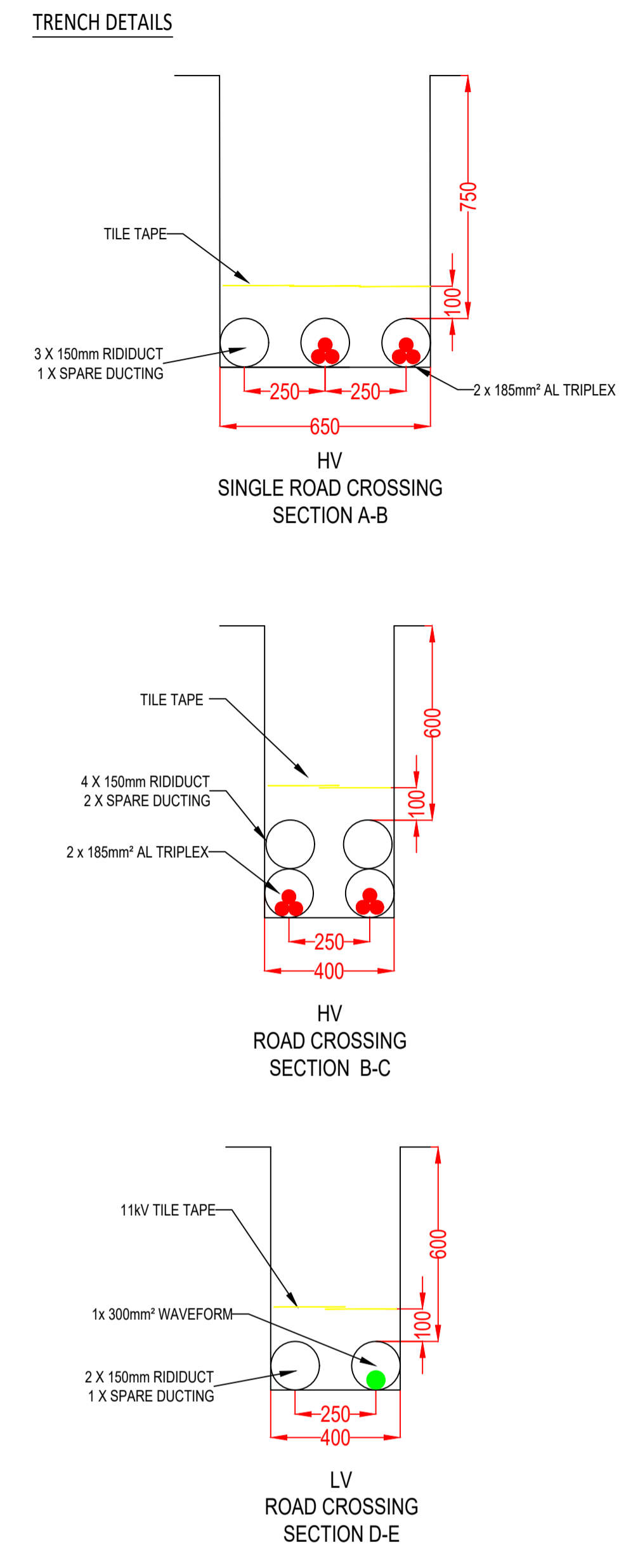
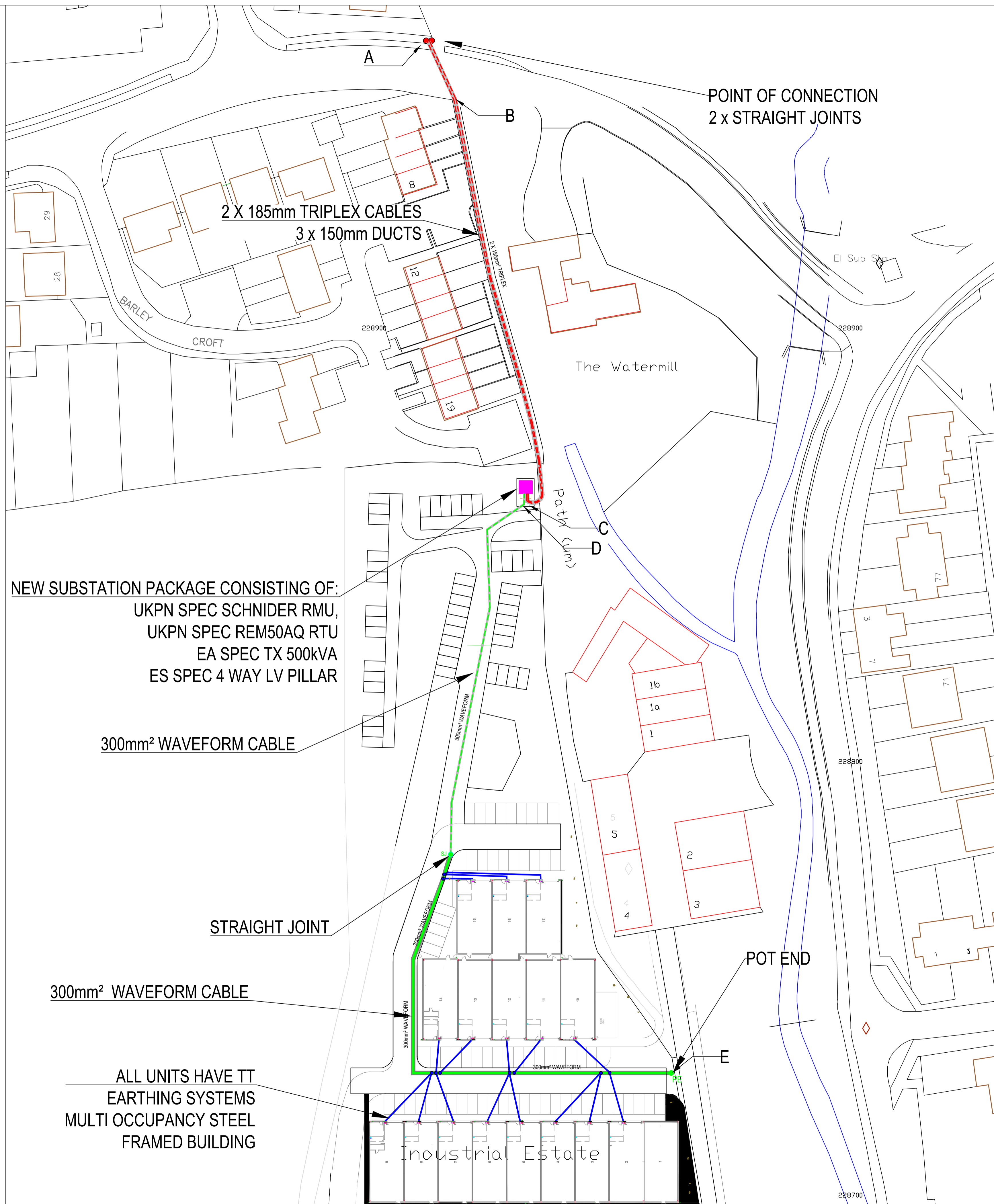
**STANDARDS / DNO SPECIFICATIONS**  
 ECS-02-0019 INSTALLATION OF UNDERGROUND CABLES  
 LV-132kV

PROJECT REF:	6870	
SITE ADDRESS:	ASPENDEN ROAD BUNTINGFORD SG9 9JS	
CLIENT:	ABBEY TRADING ESTATE	
DRAWING NO:	6870-SP-01	SHEET 1 OF 1
SCALE:	1:500	PAPER SIZE: A1
DRAWN BY:	M.M.	26.11.18
REVIEWED BY:	M.G.	28.11.18
APPROVED BY:	E.W.	28.11.18

PLEASE NOTE: DETAIL IN THIS PLAN IS FOR GUIDANCE ONLY AND DOES NOT FORM ANY CONTRACTUAL AGREEMENT BETWEEN PASCON LTD AND ANY OTHER PARTY. NO LIABILITY CAN BE ACCEPTED BY PASCON LTD FOR ANY DAMAGE OR INJURY CAUSED BY INTERFERENCE WITH SUCH PLANT AND APPARATUS PRIOR AND AFTER SITE WORKS. ALL RELEVANT UTILITY INFORMATION MUST BE GAINED PRIOR TO ANY PROPOSED WORK BEING CARRIED OUT.

**DRAWING TITLE**  
 PROPOSED SITE LAYOUT  
 ASPENDEN ROAD

REV	BY	DESCRIPTION	DATE
E	M.M.	UPDATED TO POSITION OF NEW SUB	15.08.19



**NOTES**

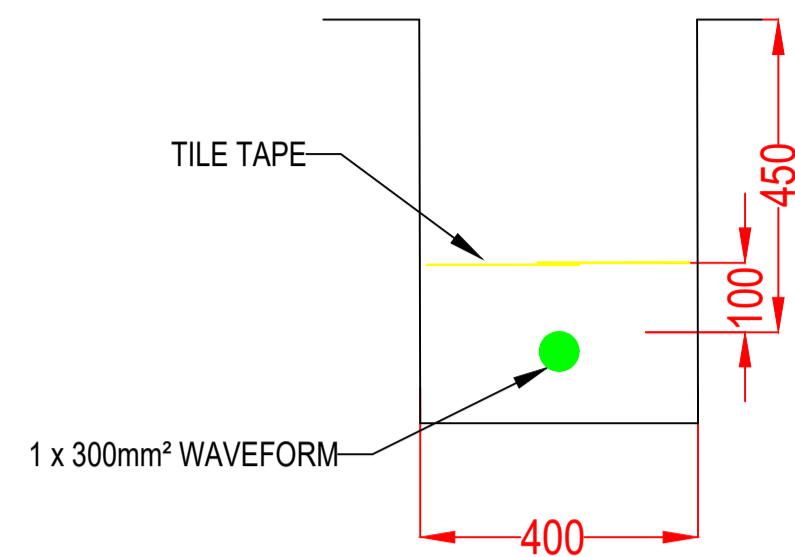
For LV and 11kV cable installations, a sand bedding material needs to be used for the base of a trench, the depth of the trench shall be increased by the appropriate amount to ensure that the required minimum depth of cover is achieved.

All bedding layers shall be compacted to a depth of 75mm and shall be installed covering the full width of the trench.

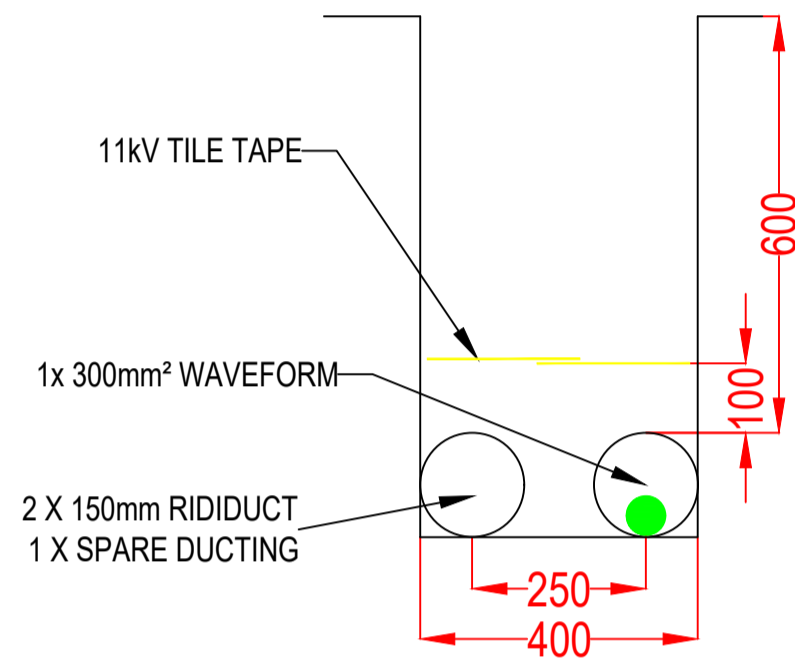
The trench depth shall be increased to ensure that the required minimum depth of cover is maintained.

All services are through ducting from back of pavement to a position located underneath the cut out.

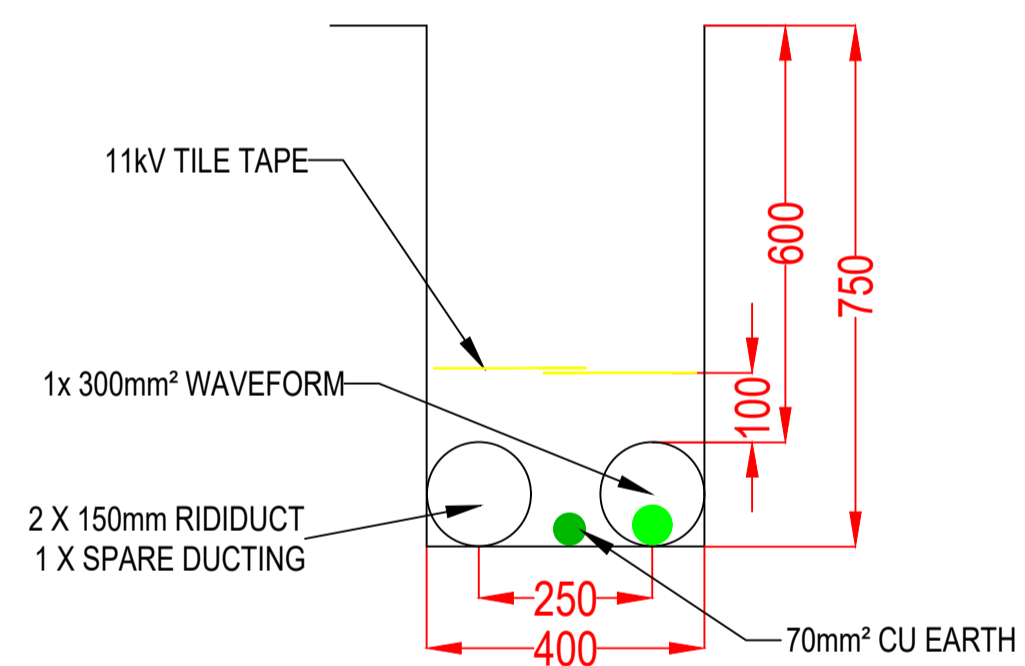
TRENCH DETAILS



LV VERGE & UNMADE SECTION A-B



LV ROAD CROSSING SECTION B-C; C-D

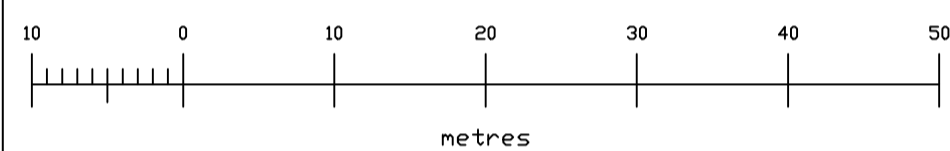


LV ROAD CROSSING SECTION D-E

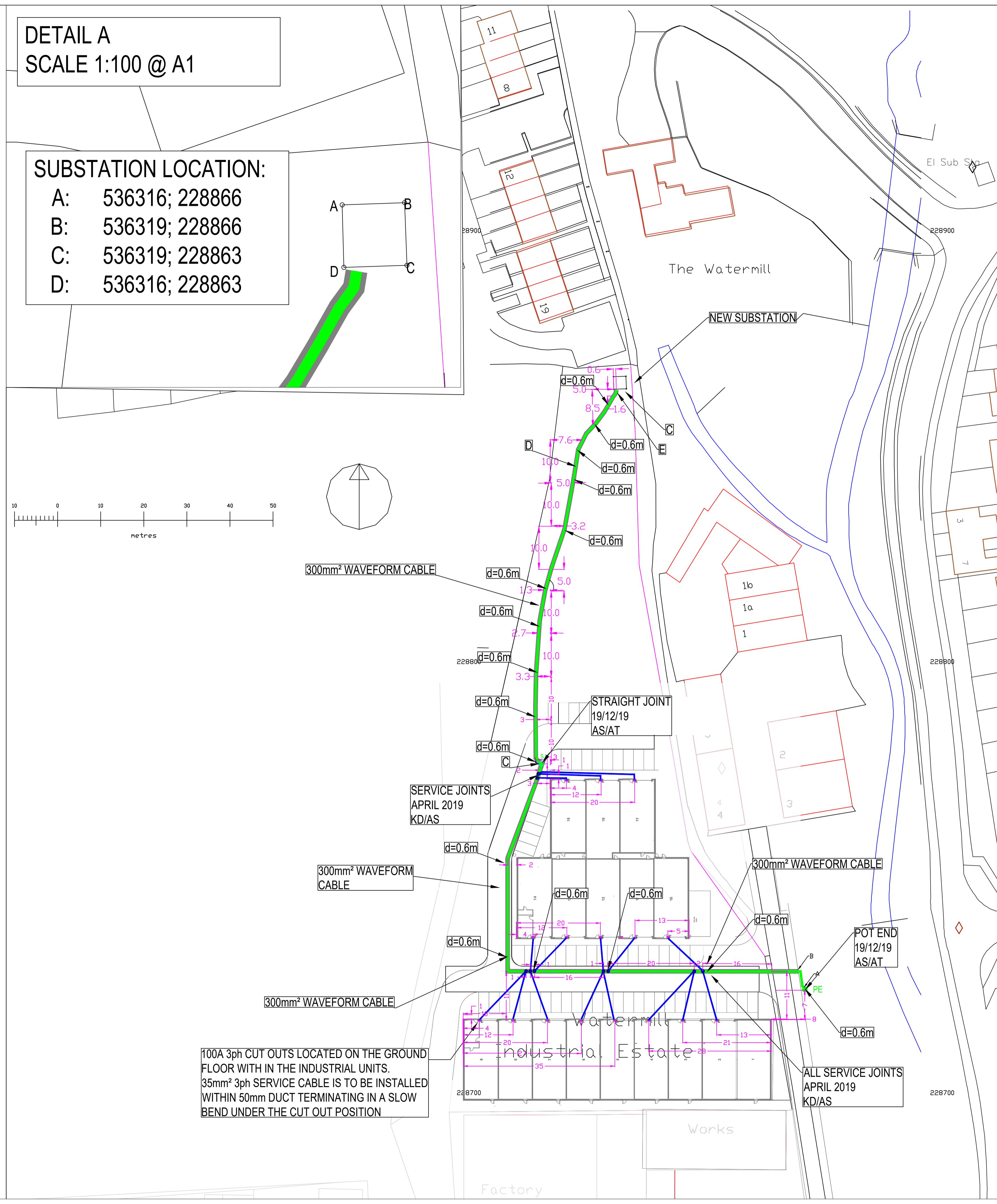
DETAIL A  
SCALE 1:100 @ A1

SUBSTATION LOCATION:

- A: 536316; 228866
- B: 536319; 228866
- C: 536319; 228863
- D: 536316; 228863



100A 3ph CUT OUTS LOCATED ON THE GROUND FLOOR WITH IN THE INDUSTRIAL UNITS. 35mm² 3ph SERVICE CABLE IS TO BE INSTALLED WITHIN 50mm DUCT TERMINATING IN A SLOW BEND UNDER THE CUT OUT POSITION



DRAWING STATUS: AS LAID

KEY

	LV CABLE
	SERVICE CABLE
	DUCTING
	METERING
	POT END
	STRAIGHT JOINT
	SERVICE JOINT

STANDARDS / DNO SPECIFICATIONS  
ECS-02-0019 INSTALLATION OF UNDERGROUND CABLES LV-132kV

PROJECT REF:	6870
SITE ADDRESS:	ASPENDEN ROAD BUNTINGFORD SG9 9JS
CLIENT:	ABBEY TRADING ESTATE
DRAWING NO:	C-6870-SP-01
SCALE:	1:500
DRAWN BY:	M.M.
REVIEWED BY:	M.G.
APPROVED BY:	S LAID

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DRAWING TITLE  
SITE LAYOUT  
ASPENDEN ROAD  
IDNO

REV	BY	DESCRIPTION	DATE
E	M.M.	UPDATED TO POSITION OF NEW SUB	15.08.19
G	M.M.	FOR CONSTRUCTION	12/11/19
H	M.M.	AS LAID	19.12.19

ADDRESS:  
PASCON LTD  
UNIT 15 VIGO PLACE,  
ALDRIDGE, WALSALL,  
WS9 8UG



# Appendix B.2

## EXISTING CABLE UTILITIES





bitmap\_layout select\_raster

# LEGEND

- EXISTING PLANT
- EXISTING PLANT

bitmap\_layout select\_raster

Head Office  
CityFibre Holdings Ltd  
15 Bedford Street,  
London,  
WC2E 9HE

Tel: 0845 293 0774  
Web: www.cityfibre.com

Asset Office  
CityFibre Holdings Ltd,  
Rutherford House,  
Birchwood,  
Warrington,  
WA3 6ZH

Email: asset.team@cityfibre.com

**Disclaimer:**

Information shown on this plan is for general guidance only. No warranty is made as to its accuracy. This plan must not be solely relied upon in the event of excavation or other works being carried out in the vicinity of Cityfibre plant. No liability of any kind is accepted by Cityfibre, its agents or servants for any error, omission, discrepancy or deviation. This information is valid for the date printed.

Project

Plant Enquiry

Drawing

Existing Plant

Drawn by:

smallworld

Date: 07/02/2022

Drawing No.

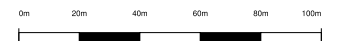
CFH\_EP\_000001

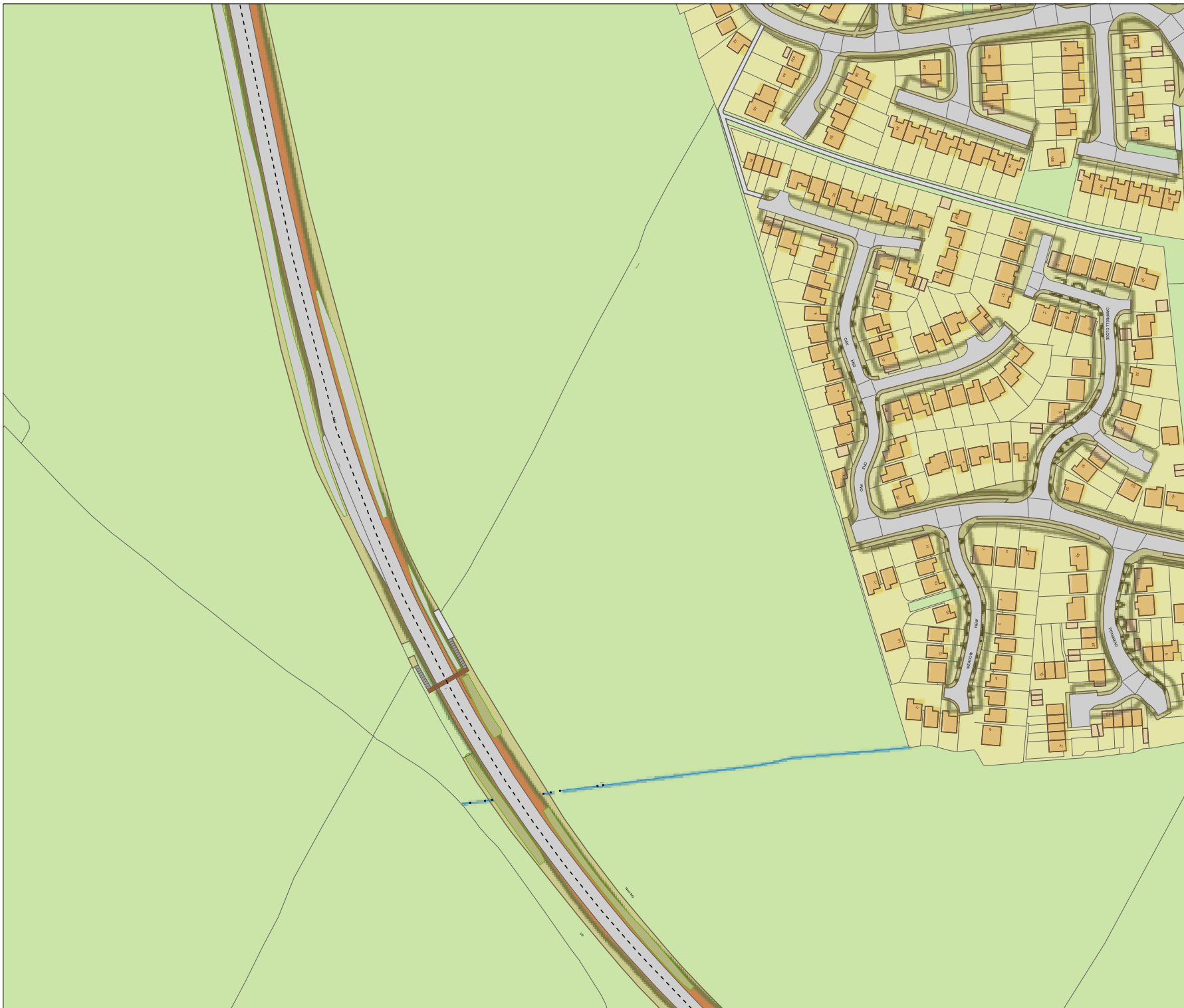
Revision

001

Scale: 1:2500

A4





bitmap\_layout select\_raster

# LEGEND

- EXISTING PLANT
- EXISTING PLANT

bitmap\_layout select\_raster

Head Office  
CityFibre Holdings Ltd  
15 Bedford Street,  
London,  
WC2E 9HE

Asset Office  
CityFibre Holdings Ltd,  
Rutherford House,  
Birchwood,  
Warrington,  
WA3 6ZH

Tel: 0845 293 0774  
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Project

Plant Enquiry

Drawing

Existing Plant

Drawn by:

smallworld

Date: 07/02/2022

Drawing No.

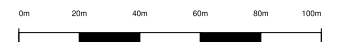
CFH\_EP\_000001

Revision

001

Scale: 1:2500

A4



# LEGEND

- EXISTING PLANT
- EXISTING PLANT

Head Office  
 CityFibre Holdings Ltd  
 15 Bedford Street,  
 London,  
 WC2E 9HE

Asset Office  
 CityFibre Holdings Ltd,  
 Rutherford House,  
 Birchwood,  
 Warrington,  
 WA3 6ZH

Tel: 0845 293 0774  
 Web: www.cityfibre.com

Email: asset.team@cityfibre.com

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Project

Plant Enquiry

Drawing

Existing Plant

Drawn by:

smallworld

Date: 07/02/2022

Drawing No.

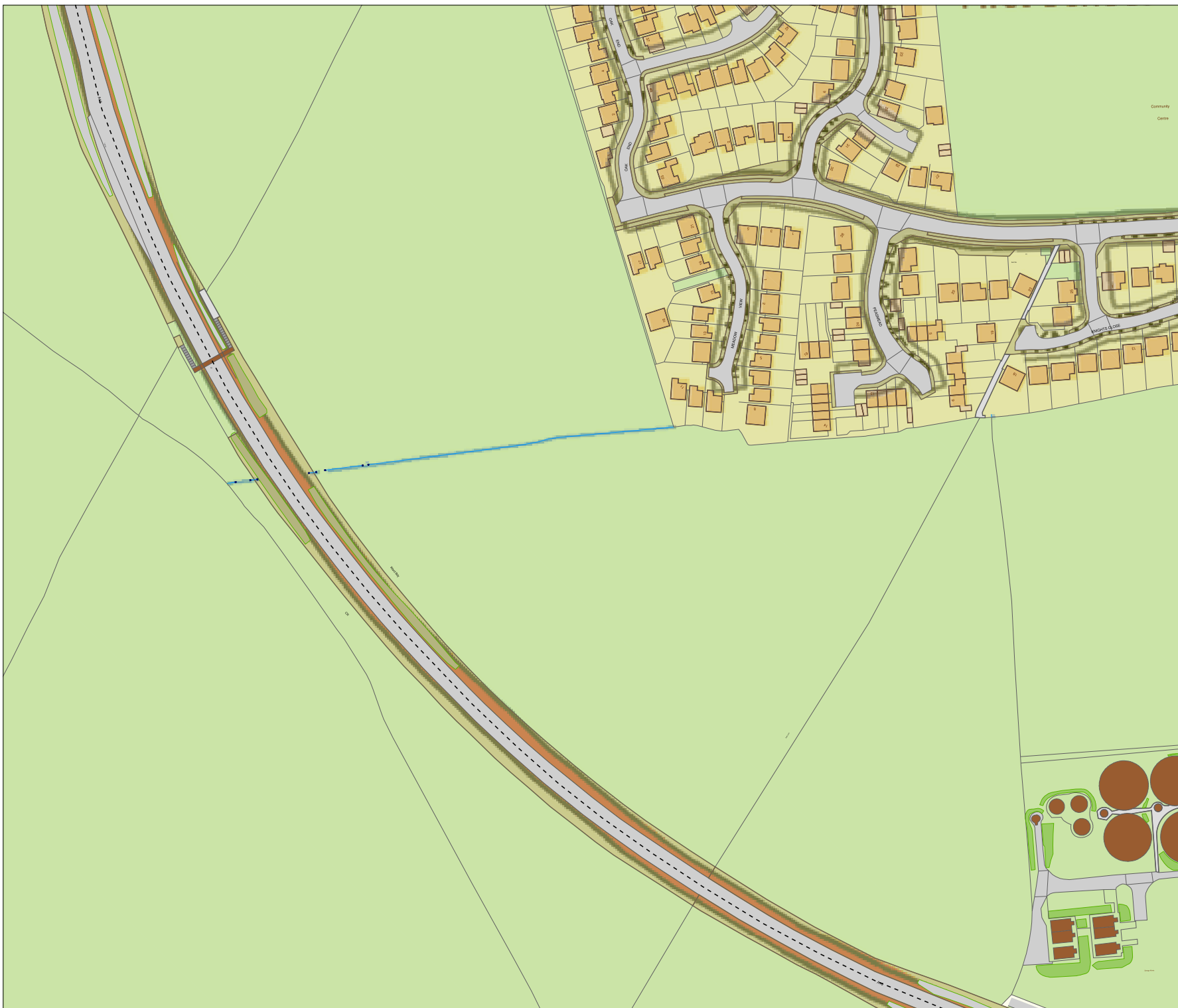
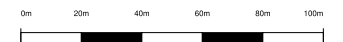
CFH\_EP\_000001

Revision

001



Scale: 1:2500

A4





# LEGEND

-  EXISTING PLANT
-  EXISTING PLANT

Head Office  
 CityFibre Holdings Ltd  
 15 Bedford Street,  
 London,  
 WC2E 9HE

Asset Office  
 CityFibre Holdings Ltd,  
 Rutherford House,  
 Birchwood,  
 Warrington,  
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Tel: 0845 293 0774  
 Web: www.cityfibre.com

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### Project

Plant Enquiry

### Drawing

Existing Plant

### Drawn by:

smallworld

Date: 07/02/2022

### Drawing No.

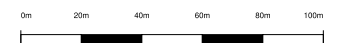
CFH\_EP\_000001

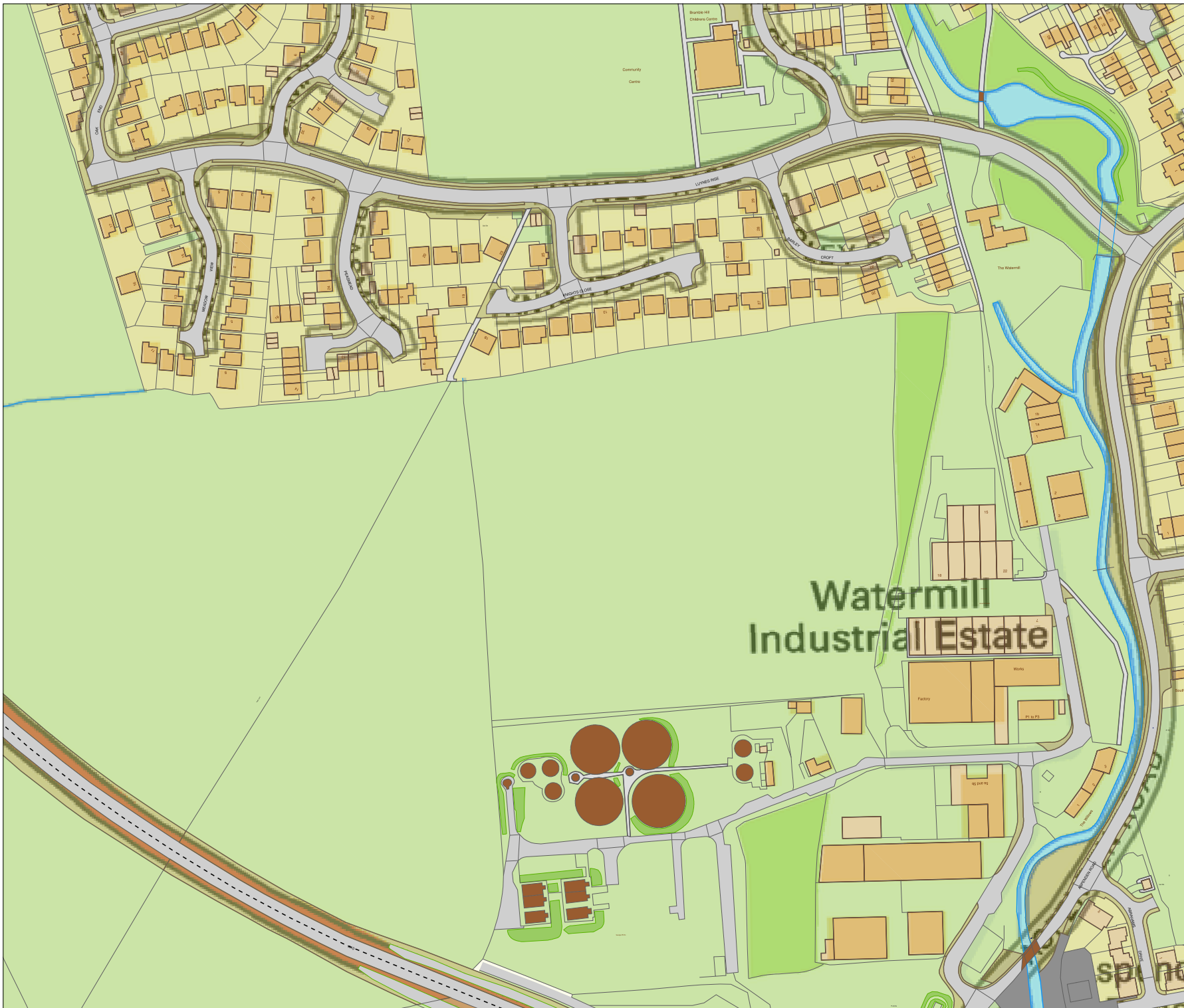
### Revision

001

Scale: 1:2500

A4





bitmap\_layout select\_raster

# LEGEND

- EXISTING PLANT
- EXISTING PLANT

bitmap\_layout select\_raster

<p>Head Office CityFibre Holdings Ltd 15 Bedford Street, London WC2E 9HE</p> <p>Tel: 0845 293 0774 Web: www.cityfibre.com</p>	<p>Asset Office CityFibre Holdings Ltd, Rutherford House, Birchwood, Warrington, WA3 6ZH</p> <p>Email: asset.team@cityfibre.com</p>
---	---

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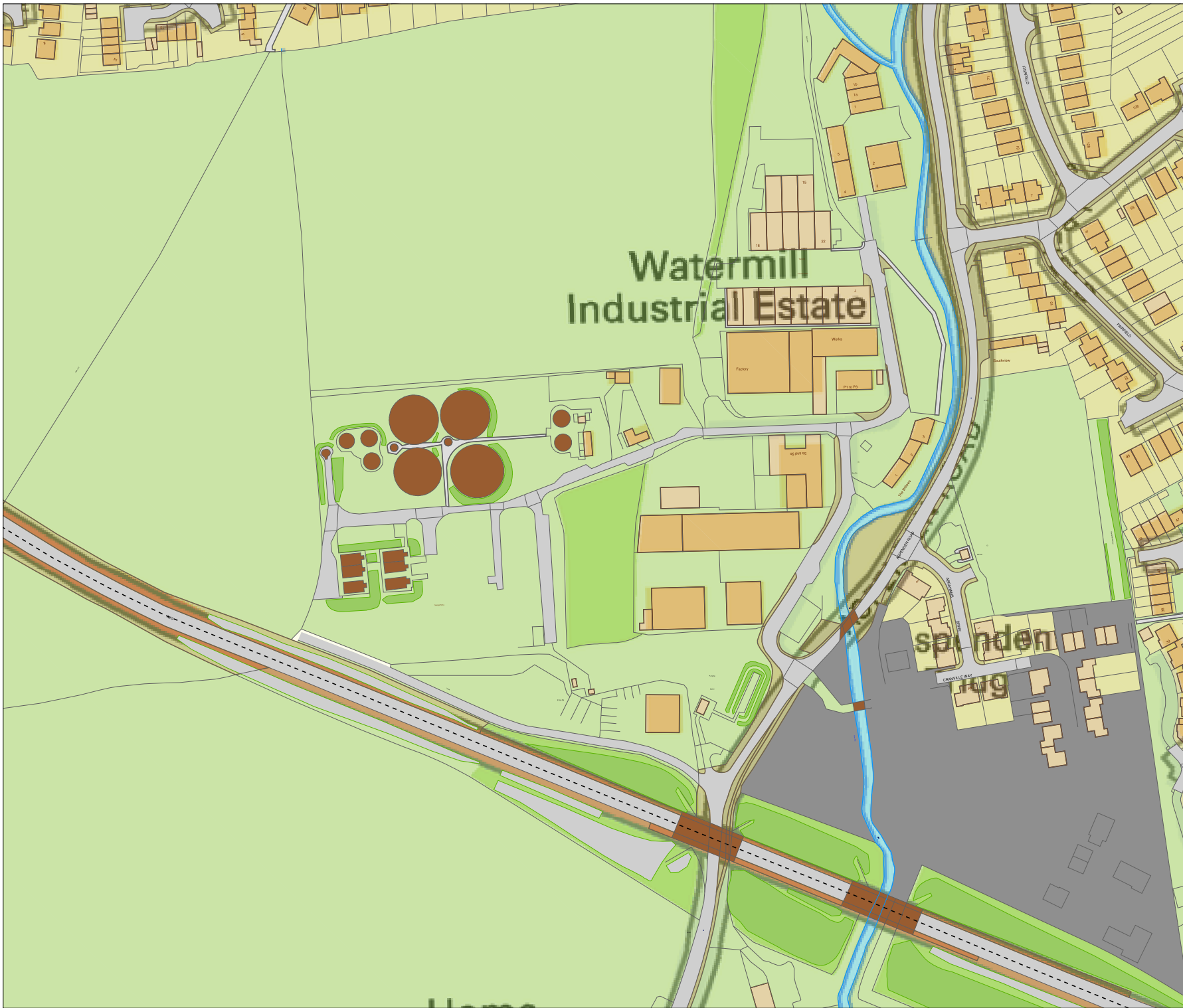
Project  
Plant Enquiry

Drawing  
Existing Plant

Drawn by:  
smallworld Date: 07/02/2022

Drawing No. CFH_EP_000001	Revision 001
------------------------------	-----------------

Scale: 1:2500 A4



bitmap\_layout select\_raster

# LEGEND

- EXISTING PLANT
- EXISTING PLANT

bitmap\_layout select\_raster

<p>Head Office CityFibre Holdings Ltd 15 Bedford Street, London, WC2E 9HE</p> <p>Tel: 0845 293 0774 Web: www.cityfibre.com</p>	<p>Asset Office CityFibre Holdings Ltd, Rutherford House, Birchwood, Warrington, WA3 6ZH</p> <p>Email: asset.team@cityfibre.com</p>
--	---

**Disclaimer:**

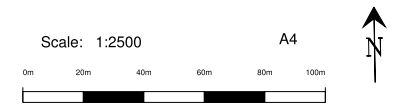
Information shown on this plan is for general guidance only. No warranty is made as to its accuracy. This plan must not be solely relied upon in the event of excavation or other works being carried out in the vicinity of Cityfibre plant. No liability of any kind is accepted by Cityfibre, its agents or servants for any error, omission, discrepancy or deviation. This information is valid for the date printed.

Project  
Plant Enquiry

Drawing  
Existing Plant

Drawn by:  
smallworld Date: 07/02/2022

Drawing No. CFH_EP_000001	Revision 001
------------------------------	-----------------

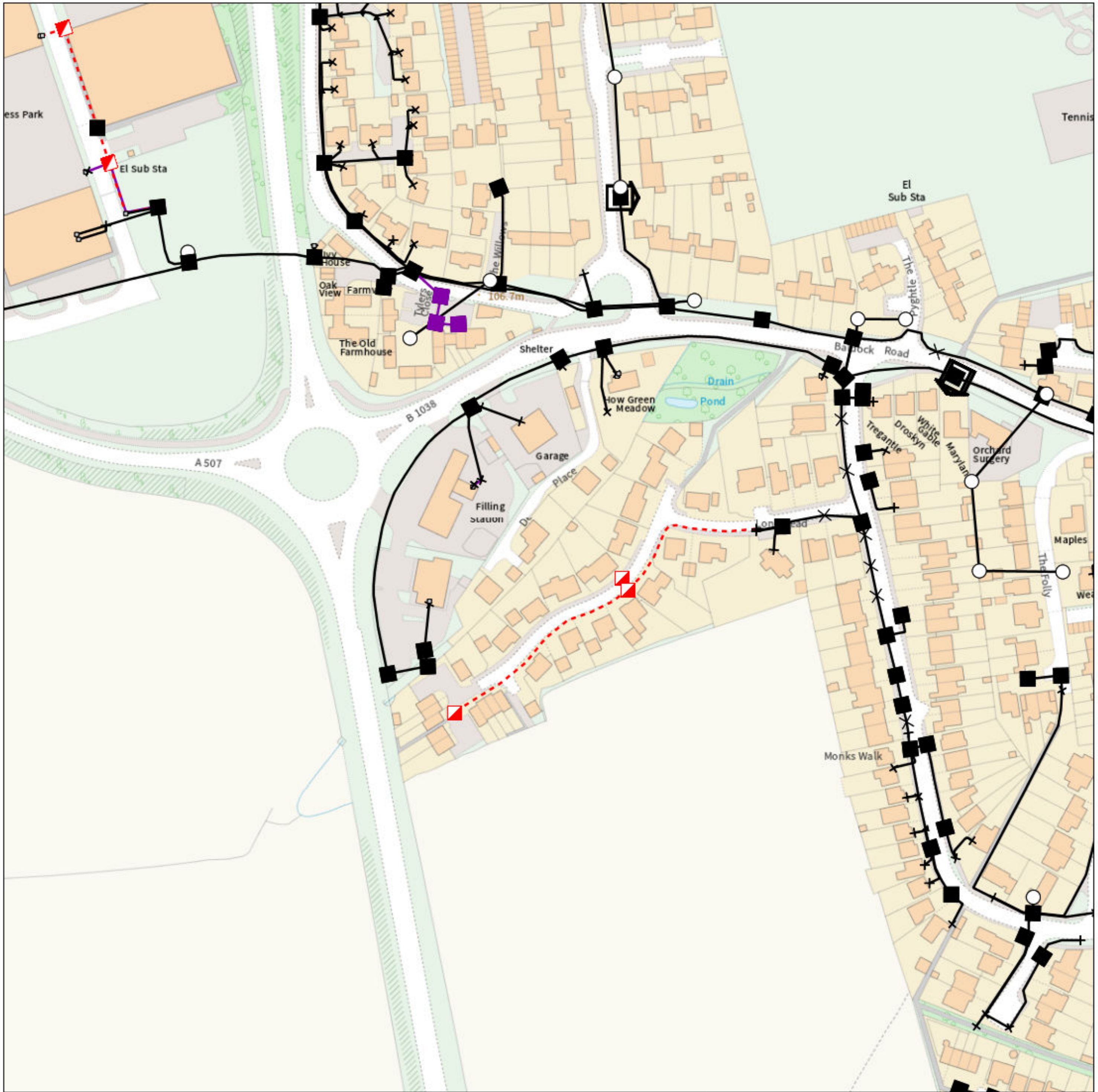


# Appendix B.3

## EXISTING BT UTILITIES



# Maps by email Plant Information Reply



## IMPORTANT WARNING

Information regarding the location of BT apparatus is given for your assistance and is intended for general guidance only. No guarantee is given of its accuracy. It should not be relied upon in the event of excavations or other works being made near to BT apparatus which may exist at various depths and may deviate from the marked route.



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(Office hours: Monday - Friday 08.00 to 17.00)  
[www.openreach.co.uk/cbyd](http://www.openreach.co.uk/cbyd)

### Accidents happen

If you do damage any Openreach equipment please let us know by calling 0800 023 2023 (opt 1 + opt 1) and we can get it fixed ASAP

KEY TO BT SYMBOLS		Change Of State	+	Hatchings	
	<i>Planned</i>	<i>Live</i>	×	Built	
PCP			▲	Planned	
Pole			■	Inferred	
Box			Ⓚ	Duct	
Manhole			Other proposed plant is shown using dashed lines. BT Symbols not listed above may be disregarded. Existing BT Plant may not be recorded. Information valid at time of preparation. Maps are only valid for 90 days after the date of publication.		
Cabinet					
	<i>Pending Add</i>	<i>In Place</i>	<i>Pending Remove</i>	<i>Not In Use</i>	
Power Cable					
Power Duct				N/A	

BT Ref : WFT12019C

Map Reference : (centre) TL3564729362

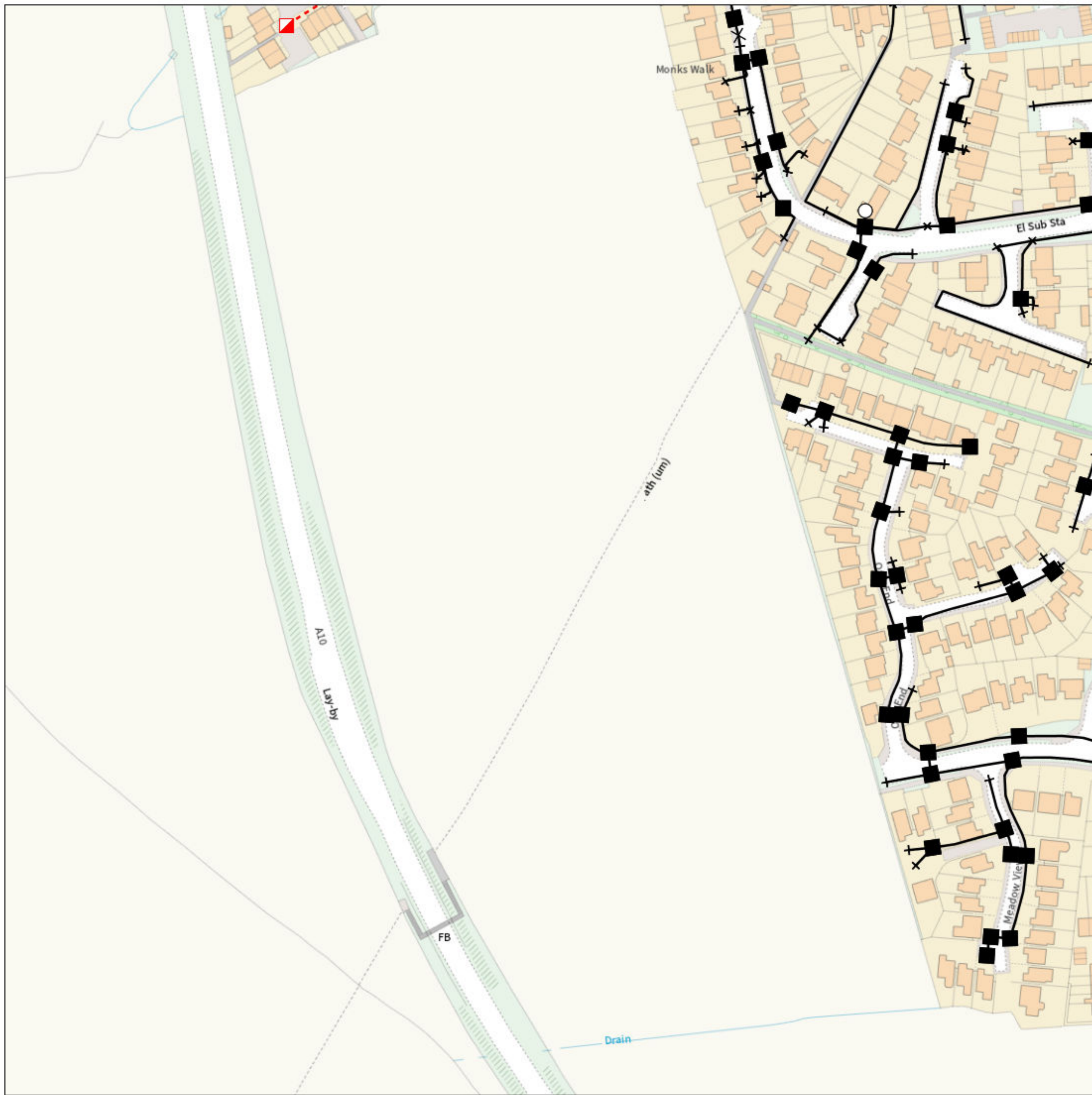
Easting/Northing : (centre) 535647,229362

Issued : 07/02/2022 12:01:38

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# Maps by email Plant Information Reply



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[www.openreach.co.uk/cbyd](http://www.openreach.co.uk/cbyd)

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## KEY TO BT SYMBOLS

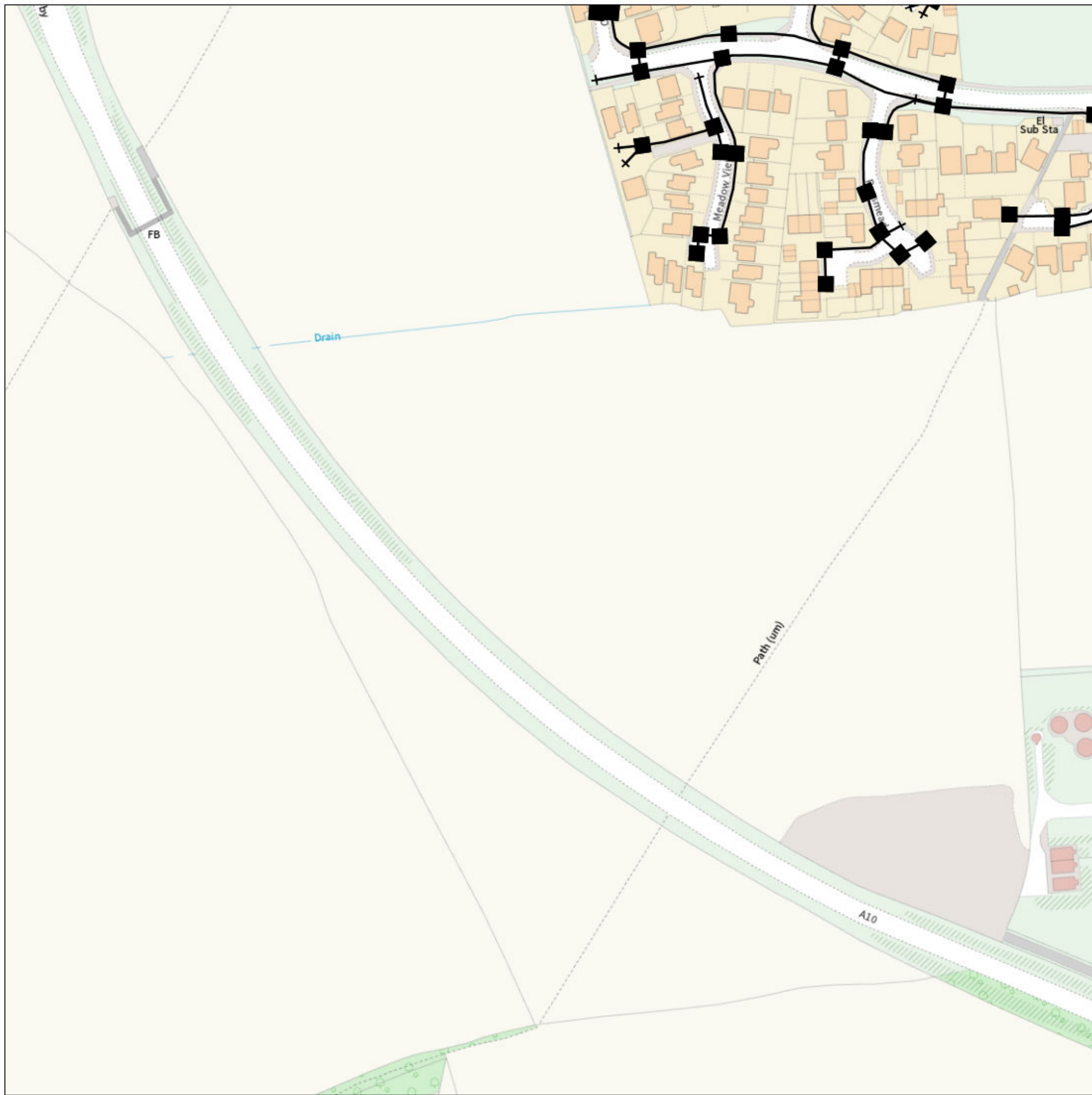
	Planned	Live	Change Of State	+	Hatchings	
PCP			Split Coupling	×	Built	
Pole			Duct Tee	▲	Planned	
Box			Building		Inferred	
Manhole			Kiosk		Duct	
Cabinet			Other proposed plant is shown using dashed lines. BT Symbols not listed above may be disregarded. Existing BT Plant may not be recorded. Information valid at time of preparation. Maps are only valid for 90 days after the date of publication.			
	Pending Add	In Place	Pending Remove	Not In Use		
Power Cable						
Power Duct				N/A		

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BT Ref : VYR12021U  
Map Reference : (centre) TL3572529046  
Easting/Northing : (centre) 535725,229046  
Issued : 07/02/2022 12:02:16

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# Maps by email Plant Information Reply



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email [cbyd@openreach.co.uk](mailto:cbyd@openreach.co.uk)

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(Office hours: Monday - Friday 08.00 to 17.00)  
[www.openreach.co.uk/cbyd](http://www.openreach.co.uk/cbyd)

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## KEY TO BT SYMBOLS

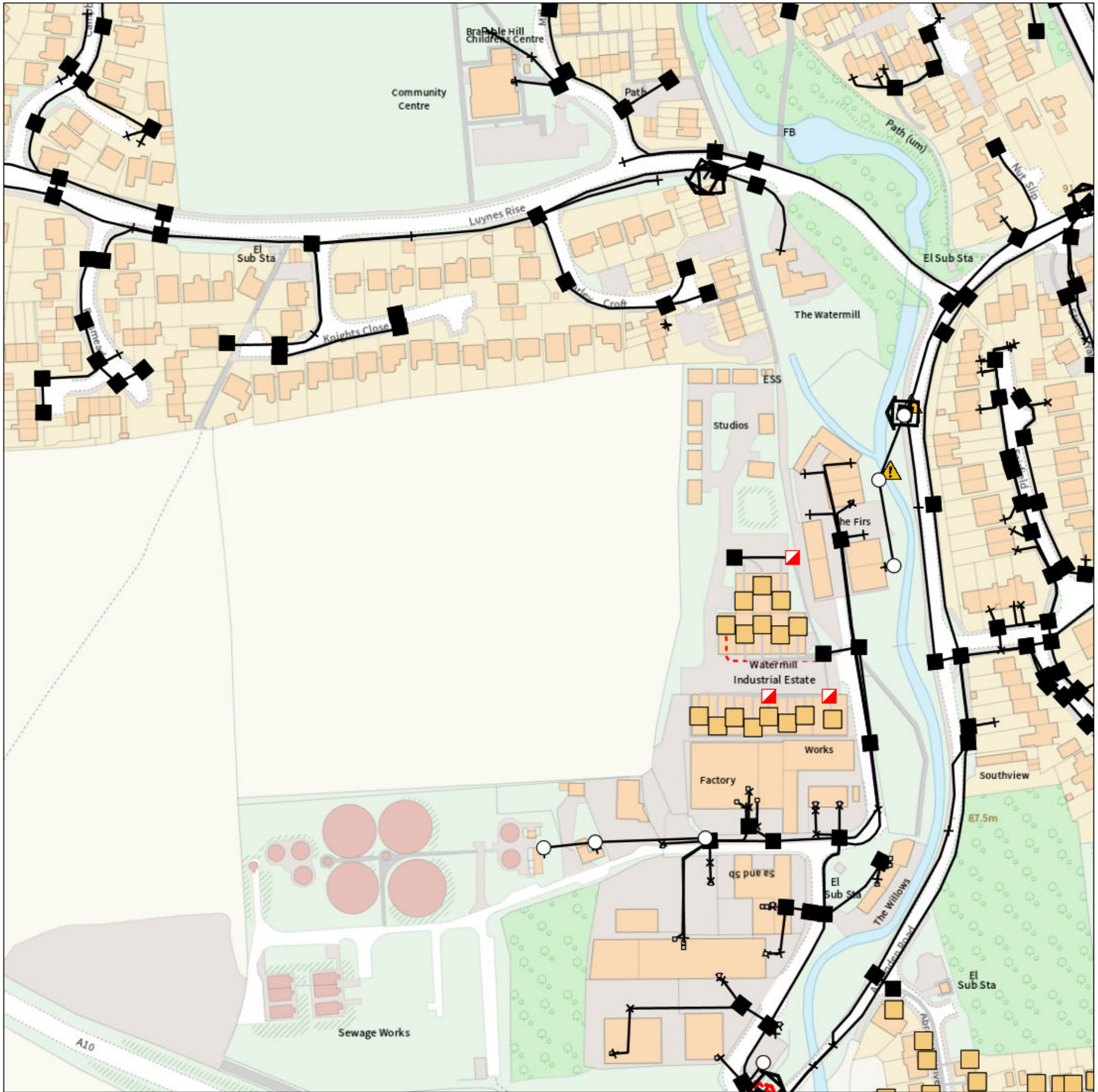
	Planned	Live	Change Of State	+	Hatchings	
PCP			Split Coupling	×	Built	
Pole			Duct Tee	▲	Planned	
Box			Building		Inferred	
Manhole			Kiosk		Duct	
Cabinet			Other proposed plant is shown using dashed lines. BT Symbols not listed above may be disregarded. Existing BT Plant may not be recorded. Information valid at time of preparation. Maps are only valid for 90 days after the date of publication.			
	Pending Add	In Place	Pending Remove	Not In Use		
Power Cable						
Power Duct				N/A		

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BT Ref : PSC12027R  
Map Reference : (centre) TL3585828724  
Easting/Northing : (centre) 535858,228724  
Issued : 07/02/2022 12:02:27

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# Maps by email Plant Information Reply



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email [cbyd@openreach.co.uk](mailto:cbyd@openreach.co.uk)

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KEY TO BT SYMBOLS		Change Of State	Hatchings
	<i>Planned</i>	<i>Live</i>	Built
PCP			Planned
Pole			Inferred
Box			Duct
Manhole			
Cabinet			
			Other proposed plant is shown using dashed lines. BT Symbols not listed above may be disregarded. Existing BT Plant may not be recorded. Information valid at time of preparation. Maps are only valid for 90 days after the date of publication.
	<i>Pending Add</i>	<i>In Place</i>	<i>Pending Remove</i>
Power Cable			
Power Duct			N/A

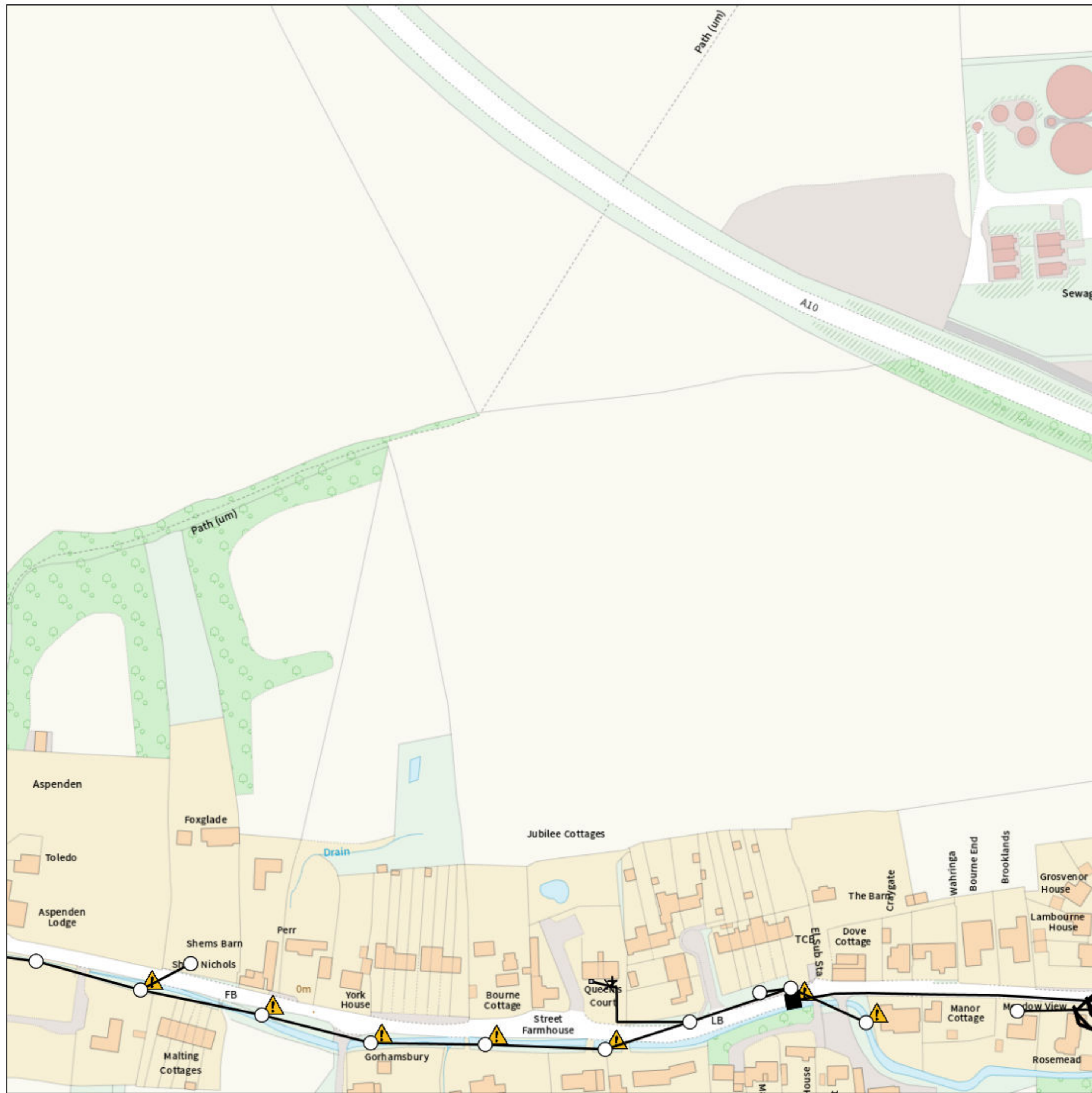
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BT Ref : JWH12024J  
Map Reference : (centre) TL3621628784  
Easting/Northing : (centre) 536216,228784  
Issued : 07/02/2022 12:02:46

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# Maps by email Plant Information Reply



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[www.openreach.co.uk/cbyd](http://www.openreach.co.uk/cbyd)

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## KEY TO BT SYMBOLS

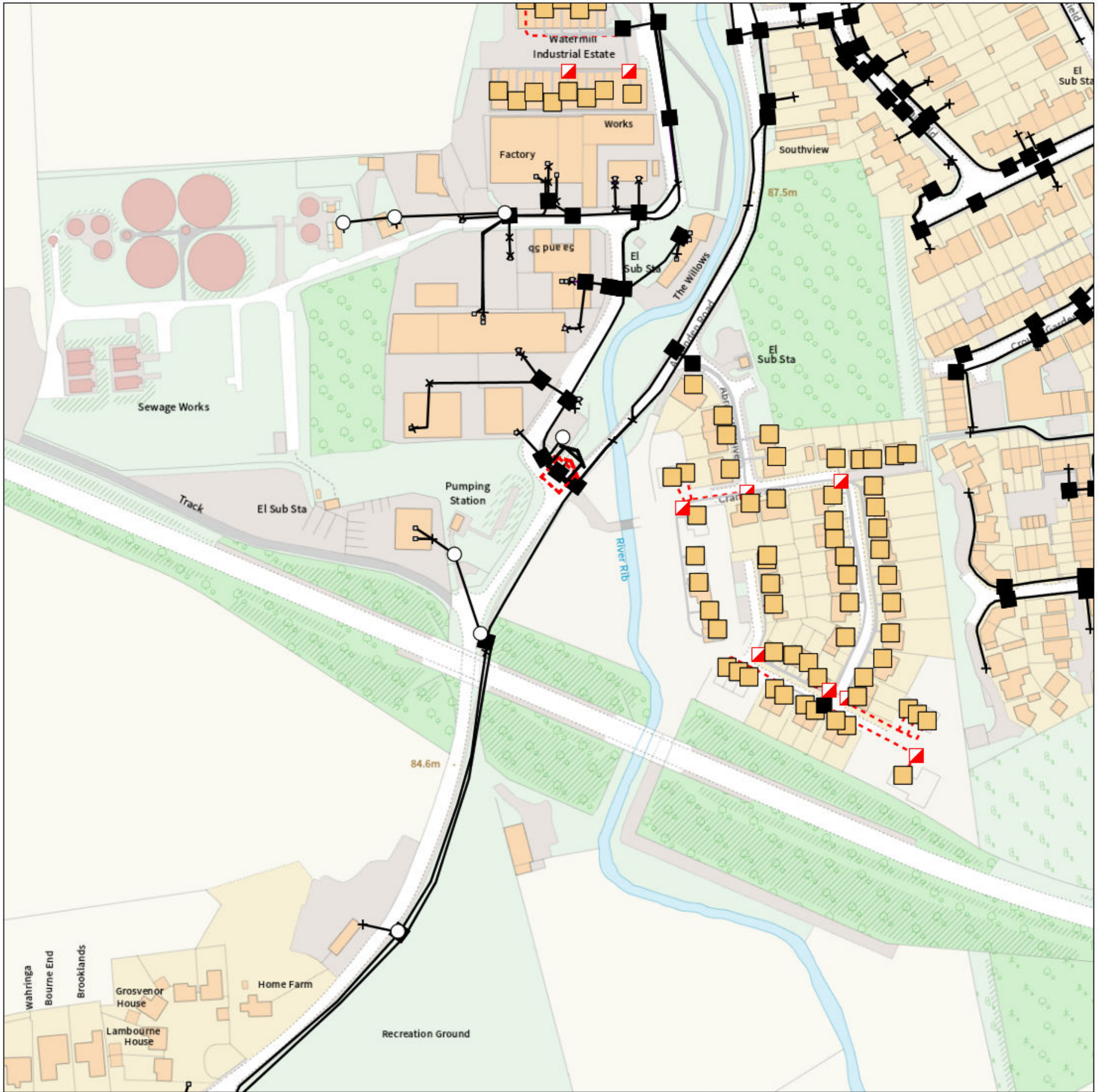
	Planned	Live	Change Of State	+	Hatchings	
PCP			Split Coupling	×	Built	
Pole			Duct Tee	▲	Planned	
Box			Building		Inferred	
Manhole			Kiosk		Duct	
Cabinet			Other proposed plant is shown using dashed lines. BT Symbols not listed above may be disregarded. Existing BT Plant may not be recorded. Information valid at time of preparation. Maps are only valid for 90 days after the date of publication.			
	Pending Add	In Place	Pending Remove	Not In Use		
Power Cable						
Power Duct				N/A		

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BT Ref : KAF120270  
Map Reference : (centre) TL3588528444  
Easting/Northing : (centre) 535885,228444  
Issued : 07/02/2022 12:03:06

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# Maps by email Plant Information Reply



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### CLICK BEFORE YOU DIG

FOR PROFESSIONAL FREE ON SITE ASSISTANCE PRIOR TO COMMENCEMENT OF EXCAVATION WORKS INCLUDING LOCATE AND MARKING SERVICE

email [cbyd@openreach.co.uk](mailto:cbyd@openreach.co.uk)

ADVANCE NOTICE REQUIRED  
(Office hours: Monday - Friday 08.00 to 17.00)  
[www.openreach.co.uk/cbyd](http://www.openreach.co.uk/cbyd)

### Accidents happen

If you do damage any Openreach equipment please let us know by calling 0800 023 2023 (opt 1 + opt 1) and we can get it fixed ASAP

KEY TO BT SYMBOLS		Change Of State	+	Hatchings	
	<i>Planned</i>	<i>Live</i>	×	Built	
PCP			▲	Planned	
Pole			■	Inferred	
Box			Ⓚ	Duct	
Manhole			Other proposed plant is shown using dashed lines. BT Symbols not listed above may be disregarded. Existing BT Plant may not be recorded. Information valid at time of preparation. Maps are only valid for 90 days after the date of publication.		
Cabinet					
	<i>Pending Add</i>	<i>In Place</i>	<i>Pending Remove</i>	<i>Not In Use</i>	
Power Cable					
Power Duct				N/A	

BT Ref : IRU120390

Map Reference : (centre) TL3630828497

Easting/Northing : (centre) 536308,228497

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**WARNING: IF PLANNED WORKS FALL INSIDE HATCHED AREA IT IS ESSENTIAL BEFORE PROCEEDING THAT YOU CONTACT THE NATIONAL NOTICE HANDLING CENTRE. PLEASE SEND E-MAIL TO: [nnhc@openreach.co.uk](mailto:nnhc@openreach.co.uk)**



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