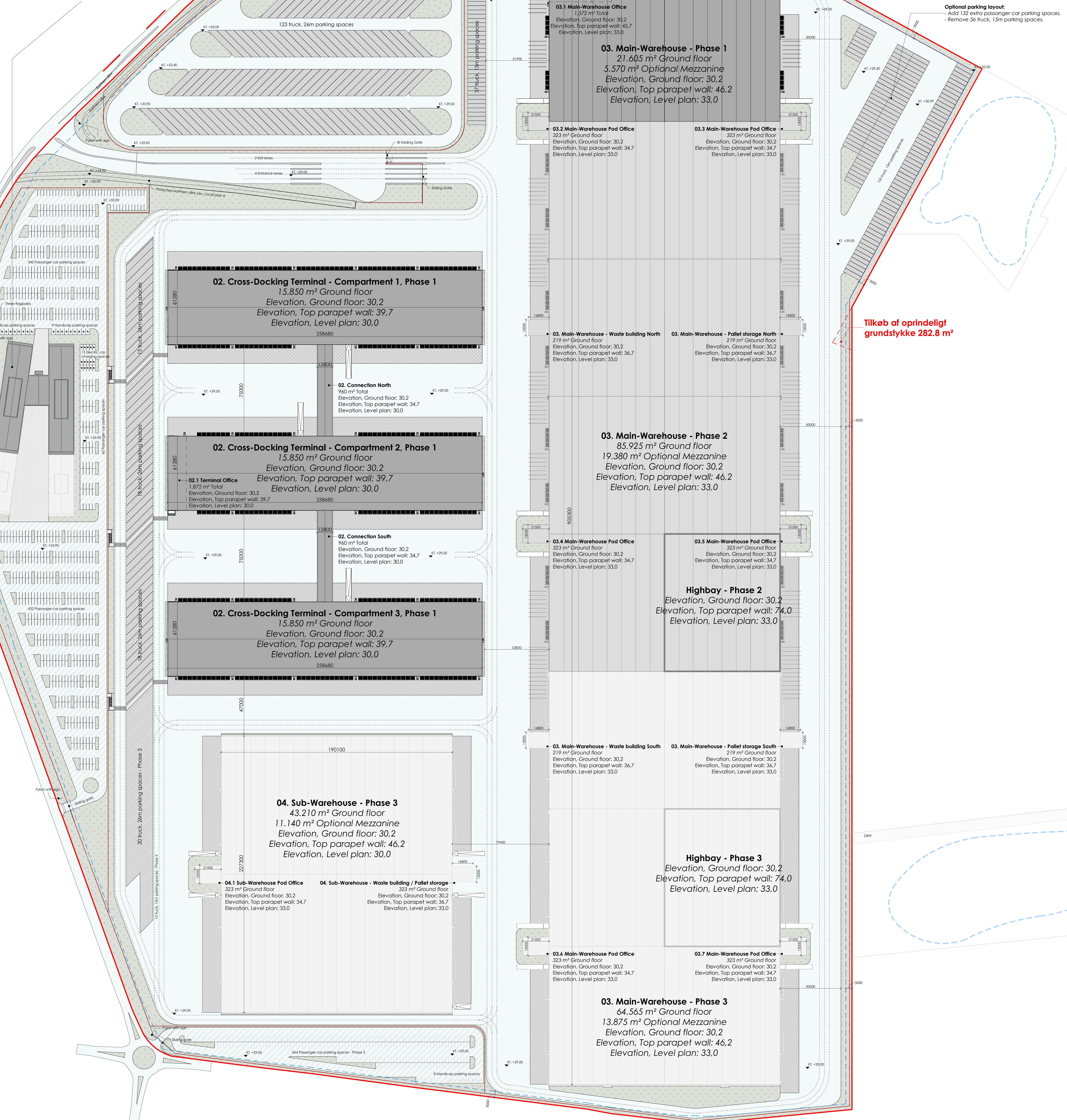


**01. Domicile - Phase 1**  
 12.270 m<sup>2</sup> Total  
 Expansion, Phase 3: 6.270 m<sup>2</sup> Total  
 Elevation, Ground floor: 33,9  
 Elevation, Top parapet wall: 46,9  
 Elevation, Technical installations: 50,0  
 Elevation, Level plan: 34,7



**Optional parking layout:**  
 Add 132 extra passenger car parking spaces.  
 Remove 56 truck, 15m parking spaces.

Tilbak af oprindeligt  
 grundstykke 282,8 m<sup>2</sup>

Site plan  
 1 : 1000

**PROJECT DATA:**

DSV Horses:	
Client:	DSV Foodlogistik A/S
Country:	Denmark
Municipality:	Horsens municipality
Parcel code:	485, 302 m <sup>2</sup>
Address:	to be decided
Coastal number:	to be decided
Map grid ref. low. local plan 6:	to be decided
<b>Construction year:</b>	
Phase 1:	to be decided
Phase 2:	to be decided
Phase 3:	to be decided
<b>Max. construction height:</b>	
Sub-section 1:	Max. 30m height
Sub-section 2:	Max. 20m height
Sub-section 3 (parapet):	Max. 40m height
<b>Track layout (sp. spaces):</b>	
Track, 15m - Phase 1:	174 spaces
Track, 15m - Phase 2:	188 spaces
Track, 15m - Phase 3:	121 spaces
Track, 15m - Phase 3:	85 spaces
Track, 26m - Phase 1:	145 spaces
Track, 26m - Phase 2:	20 spaces
Track, 26m - Phase 3:	183 spaces
<b>Other parking spaces:</b>	
Blue parking:	1 spaces
Passenger car spaces:	1.335 spaces
Handicap parking:	28 spaces
Electric car charging spots:	20 spaces
<b>Load houses:</b>	
01. Cross-Docking - Load houses 298 units:	3.129 m <sup>2</sup>
02. Main-Warehouse - Load houses 128 units:	1.344 m <sup>2</sup>
04. Sub-Warehouse - Load houses 32 units:	336 m <sup>2</sup>
<b>All buildings:</b>	
- Sleeping cabins:	750 m <sup>2</sup>
- Total floor gross area (with 8418 deduction):	<b>218.776 m<sup>2</sup></b>
- Load houses: 428 units (not included):	8.828 m <sup>2</sup>
<b>CALCULATION METHOD:</b>	
<b>Calculation factors:</b>	
- Area deduction low 8418:	Max. 50 m <sup>2</sup>
- Post fence low local plan 6:	Max. 200 (100%)
- Parking regulations low. local plan 6:	1 car / 100 m <sup>2</sup>
<b>Net area calculation:</b>	
- Total floor gross area + 100 / Total plot area:	<b>48,75%</b>
- Total floor gross area / 100:	<b>218.776 m<sup>2</sup> / 100</b>
- Total floor gross area / 100:	<b>218,776 m<sup>2</sup> / 100</b>
- Total floor gross area / 100:	<b>218,776 m<sup>2</sup> / 100</b>
- Total floor gross area / 100:	<b>218,776 m<sup>2</sup> / 100</b>

**Plot Data:**

Name	Area
01. Domicile	12.270 m <sup>2</sup>
02. Cross-Docking Terminal	47.100 m <sup>2</sup>
03. Main-Warehouse	138.776 m <sup>2</sup>
04. Sub-Warehouse	43.210 m <sup>2</sup>
<b>Total</b>	<b>218.776 m<sup>2</sup></b>

**Building Data:**

Name	Area
01. Domicile - Ground floor	4.089 m <sup>2</sup>
01. Domicile - 1st floor	4.089 m <sup>2</sup>
01. Domicile - 2nd floor	4.089 m <sup>2</sup>
<b>Total Domicile</b>	<b>12.267 m<sup>2</sup></b>
02.1 Terminal Office - Ground floor	936 m <sup>2</sup>
02.1 Terminal Office - 1st floor	936 m <sup>2</sup>
<b>Total Cross-Docking</b>	<b>1872 m<sup>2</sup></b>
03.1 Main-Warehouse - Phase 1	20.819 m <sup>2</sup>
03.1 Main-Warehouse - Phase 1 Mezzanine East	2.784 m <sup>2</sup>
03.1 Main-Warehouse - Phase 1 Mezzanine West	2.410 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.1	784 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.1 1st floor	784 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.1 2nd floor	1.072 m <sup>2</sup>
<b>Total Main-Warehouse</b>	<b>214,407 m<sup>2</sup></b>

**Building Data:**

Name	Area
Phase 3	8.305 m <sup>2</sup>
04. Sub-Warehouse - Ground floor	43.210 m <sup>2</sup>
04. Sub-Warehouse - Mezzanine East	5.547 m <sup>2</sup>
04. Sub-Warehouse - Mezzanine West	5.547 m <sup>2</sup>
04.1 Sub-Warehouse Office - 4.1	333 m <sup>2</sup>
04.1 Sub-Warehouse Office - 4.1	333 m <sup>2</sup>
04. Sub-Warehouse Office - Fokle/Waste room	218 m <sup>2</sup>
04. Sub-Warehouse Office - Fokle/Waste room	54.888 m <sup>2</sup>
Sleeping Cabin - Ground floor	333 m <sup>2</sup>
Sleeping Cabin - 1st floor	750 m <sup>2</sup>

**Building Data:**

Name	Area
Phase 1	15.882 m <sup>2</sup>
02. Cross-Docking Terminal - Compartment 1	15.882 m <sup>2</sup>
02. Cross-Docking Terminal - Compartment 2	15.882 m <sup>2</sup>
02. Cross-Docking Terminal - Compartment 3	15.882 m <sup>2</sup>
<b>Total Phase 1</b>	<b>47,646 m<sup>2</sup></b>
02.1 Terminal Office - Ground floor	936 m <sup>2</sup>
02.1 Terminal Office - 1st floor	936 m <sup>2</sup>
<b>Total Cross-Docking</b>	<b>1872 m<sup>2</sup></b>
03.1 Main-Warehouse - Phase 1	20.819 m <sup>2</sup>
03.1 Main-Warehouse - Phase 1 Mezzanine East	2.784 m <sup>2</sup>
03.1 Main-Warehouse - Phase 1 Mezzanine West	2.410 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.1	784 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.1 1st floor	784 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.1 2nd floor	1.072 m <sup>2</sup>
<b>Total Main-Warehouse</b>	<b>214,407 m<sup>2</sup></b>

**Building Data:**

Name	Area
Phase 2	85.925 m <sup>2</sup>
03. Main-Warehouse - Phase 2	85.925 m <sup>2</sup>
03. Main-Warehouse - Phase 2 Mezzanine East	11.024 m <sup>2</sup>
03. Main-Warehouse - Phase 2 Mezzanine West	11.024 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.2	323 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.2	323 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.4	323 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.4	323 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.5	323 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.5	323 m <sup>2</sup>
03.1 Main-Warehouse - Pallet storage South	1.290 m <sup>2</sup>
03.1 Main-Warehouse - Pallet storage South	1.290 m <sup>2</sup>
03.1 Main-Warehouse - Waste building North	218 m <sup>2</sup>
03.1 Main-Warehouse - Waste building North	437 m <sup>2</sup>
<b>Total Phase 2</b>	<b>107,051 m<sup>2</sup></b>
03. Main-Warehouse - Phase 3	64.565 m <sup>2</sup>
03. Main-Warehouse - Phase 3 Mezzanine East	3.333 m <sup>2</sup>
03. Main-Warehouse - Phase 3 Mezzanine West	3.333 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.6	442 m <sup>2</sup>
03.1 Main-Warehouse Office - 3.6	442 m <sup>2</sup>
03.1 Main-Warehouse - Pallet storage South	218 m <sup>2</sup>
03.1 Main-Warehouse - Pallet storage South	218 m <sup>2</sup>
03.1 Main-Warehouse - Waste building South	437 m <sup>2</sup>
03.1 Main-Warehouse - Waste building South	79,514 m <sup>2</sup>
<b>Total Main-Warehouse</b>	<b>214,407 m<sup>2</sup></b>

**Building Data:**

Name	Area
Phase 3	85.925 m <sup>2</sup>
04. Sub-Warehouse - Ground floor	43.210 m <sup>2</sup>
04. Sub-Warehouse - Mezzanine East	5.547 m <sup>2</sup>
04. Sub-Warehouse - Mezzanine West	5.547 m <sup>2</sup>
04.1 Sub-Warehouse Office - 4.1	333 m <sup>2</sup>
04.1 Sub-Warehouse Office - 4.1	333 m <sup>2</sup>
04. Sub-Warehouse Office - Fokle/Waste room	218 m <sup>2</sup>
04. Sub-Warehouse Office - Fokle/Waste room	54.888 m <sup>2</sup>
Sleeping Cabin - Ground floor	333 m <sup>2</sup>
Sleeping Cabin - 1st floor	750 m <sup>2</sup>

**Building Data:**

Name	Area
Phase 3	85.925 m <sup>2</sup>
04. Sub-Warehouse - Ground floor	43.210 m <sup>2</sup>
04. Sub-Warehouse - Mezzanine East	5.547 m <sup>2</sup>
04. Sub-Warehouse - Mezzanine West	5.547 m <sup>2</sup>
04.1 Sub-Warehouse Office - 4.1	333 m <sup>2</sup>
04.1 Sub-Warehouse Office - 4.1	333 m <sup>2</sup>
04. Sub-Warehouse Office - Fokle/Waste room	218 m <sup>2</sup>
04. Sub-Warehouse Office - Fokle/Waste room	54.888 m <sup>2</sup>
Sleeping Cabin - Ground floor	333 m <sup>2</sup>
Sleeping Cabin - 1st floor	750 m <sup>2</sup>

**Building Data:**

Name	Area
Phase 3	85.925 m <sup>2</sup>
04. Sub-Warehouse - Ground floor	43.210 m <sup>2</sup>
04. Sub-Warehouse - Mezzanine East	5.547 m <sup>2</sup>
04. Sub-Warehouse - Mezzanine West	5.547 m <sup>2</sup>
04.1 Sub-Warehouse Office - 4.1	333 m <sup>2</sup>
04.1 Sub-Warehouse Office - 4.1	333 m <sup>2</sup>
04. Sub-Warehouse Office - Fokle/Waste room	218 m <sup>2</sup>
04. Sub-Warehouse Office - Fokle/Waste room	54.888 m <sup>2</sup>
Sleeping Cabin - Ground floor	333 m <sup>2</sup>
Sleeping Cabin - 1st floor	750 m <sup>2</sup>

**NOTE:**

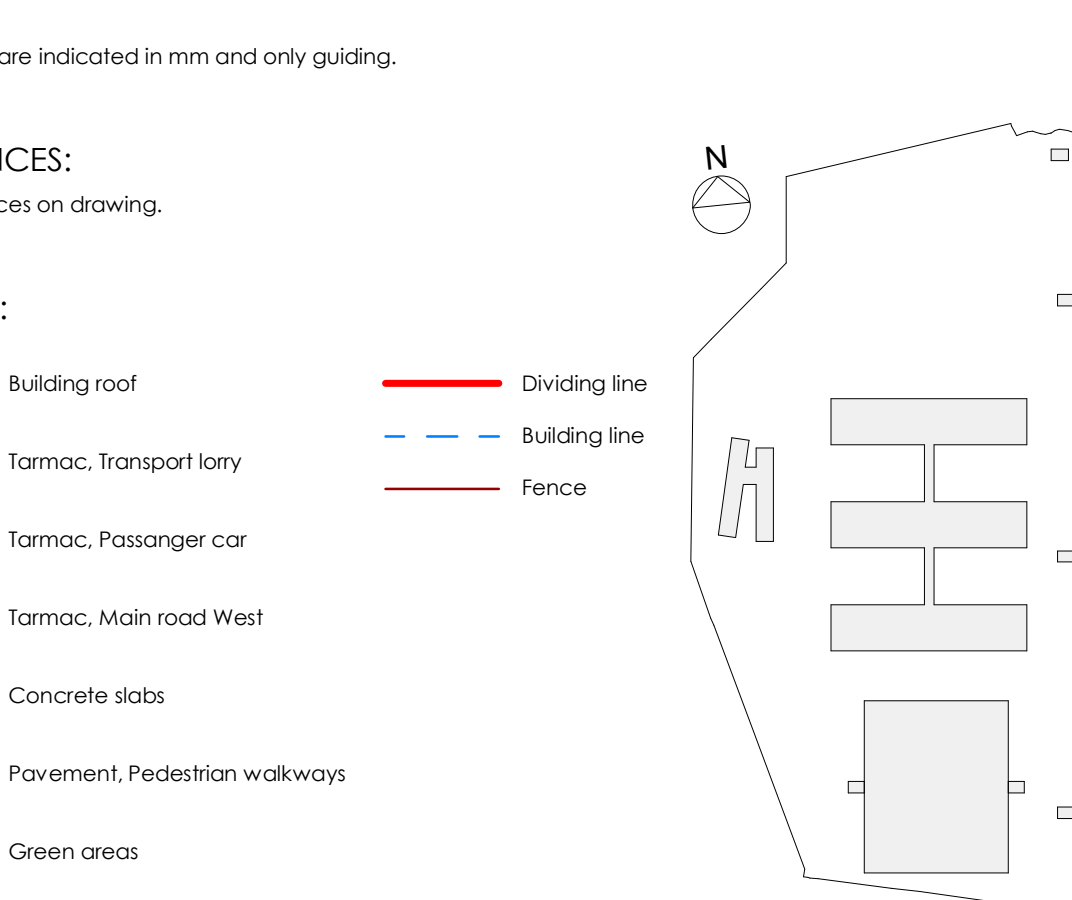
Dimensions are indicated in mm and only guiding.

**REFERENCES:**

See references on drawing.

**LEGEND:**

- Building roof
- Tarmac, Transport bay
- Tarmac, Passenger car
- Tarmac, Main road West
- Concrete side
- Pavement, Pedestrian walkways
- Green areas



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**DSV Horsens**  
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 DATE: 2020.06.03  
 SCALE: JMA / ANV  
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