

1 Area Criteria for Manmade Features and Inland Water

This topic describes the criteria applied to the representation of buildings, structures, other manmade detail and water features by Topographic features. These criteria also apply to holes within the features, for example, a courtyard within a building, an area of unmade land within a made surface, or an island within a pond. See Coverage for tidal features.

- These criteria assume that other requirements, such as Permanence, are met.
- Where features exist that can be subdivided the combined total is the area considered when deciding how to depict. For example, a group of connected outbuildings, canopy or a set of traffic islands.

See also

- [Vegetation and Mineral Surface Feature Size Criteria](#) - for areas of vegetation and mineral surfaces which have different criteria
- [Area Criteria Decision Chart](#)
- [Area Criteria Examples](#)

In this Topic [Hide](#)

[Area Criteria for Manmade Features and Inland Water](#)

[General Minimum Size for Area Features](#)

[Exceptional Minimum Size for Area Features](#)

[Features Represented by Topographic Point Features](#)

1.1 General Minimum Size for Area Features

- All features whose plan area exceeds 8m² are represented by Topographic Area features. Note that this is a change from the previous minimum size in gardens of 12 m². This includes sheds over 8 m².
- Features whose plan area is less than the criteria above are represented as described in the following sections.

1.2 Exceptional Minimum Size for Area Features

In specific circumstances features less than the general minimum size specified above may be captured as Topographic Area features provided they meet the following minimum dimensions and the specific criteria below.

Specification Region	Minimum Area	Minimum Dimension
0.42m	4m ²	1.0m
1.10m	4m ²	2.0m
4.10m	4m ²	2.0m

For **circular features** the minimum area of 4m² also applies - this is equivalent to a minimum diameter of 2.2m.

Features that meet the criteria in the table above are captured as Topographic Area features when they meet the following criteria.

- The feature is a significant landmark in a detached position that is a relatively important Topographical feature. For example a shelter on a public road or the pavement of a public road, in a remote area or a viewpoint on a cliff top.
- The Reference Guide - Collector View states that the feature of this size should be captured using a Topographic Area. For example, an [Electricity Pylon](#) or a [Tower \(Water Distribution\)](#).
- The feature is the only potential Topographic Area feature representation of the extent of a Functional Site where the Reference Guide - Collector View states the Functional Site should be captured using a Topographic Area of this size. This criteria applies mainly to utilities and buildings of public interest. (e.g., [Electricity Sub Station](#) or [Public Convenience Site](#)).
- The feature has a current valid bench mark located on it.
- Where part of a larger feature and required to maintain a sensible depiction. For example, an archway through a building.
- To represent a traffic island that forms the centre of a roundabout see [Roundabouts](#).
- To represent obscured Topographic areas beneath footbridges.

1.3 Features Represented by Topographic Point Features

Features which are below the exceptional minimum size for a Topographic Area may be represented as a point where the individual entry in Reference Guide - Collector View permits where.

- The entry in [Real World Feature Listings](#) states it will always be captured OR
 - The feature is a significant landmark in a detached position that is a relatively important Topographical feature. For example a shelter in a remote area or a viewpoint on a cliff top. OR
 - The feature has a current valid bench mark located on it.
- If the [Real World Feature Listings](#) states that a feature cannot be represented by a Topographic Point and it does not meet the criteria for capture as an area then it is not captured.**

Note - above it says - These criteria assume that other requirements, such as Permanence, are met. The permanence criteria is below:

2 Permanence

This topic covers how permanent features are captured.

Only permanent detail is captured.

Permanence is defined as detail that it is reasonable to assume will remain in existence for at least ten years, taking into account the nature of its construction or character.

The ten year time-frame is reduced for road network and routing features. Consideration is given to the usage of such data in navigation devices and the definition of permanence is reduced to five years.

2.1 Sheds

Sheds over 8 sqm are considered permanent and should be captured.