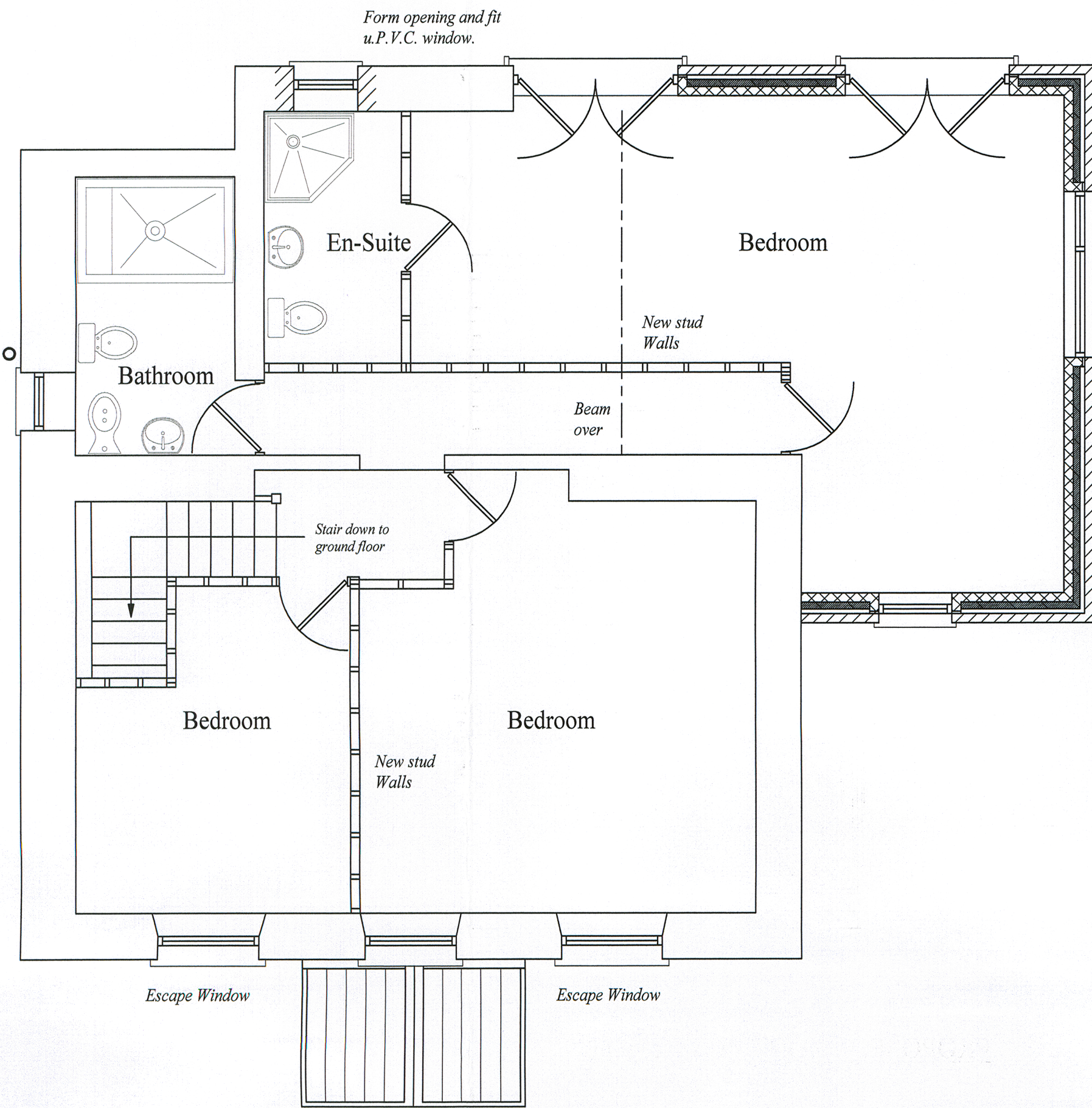
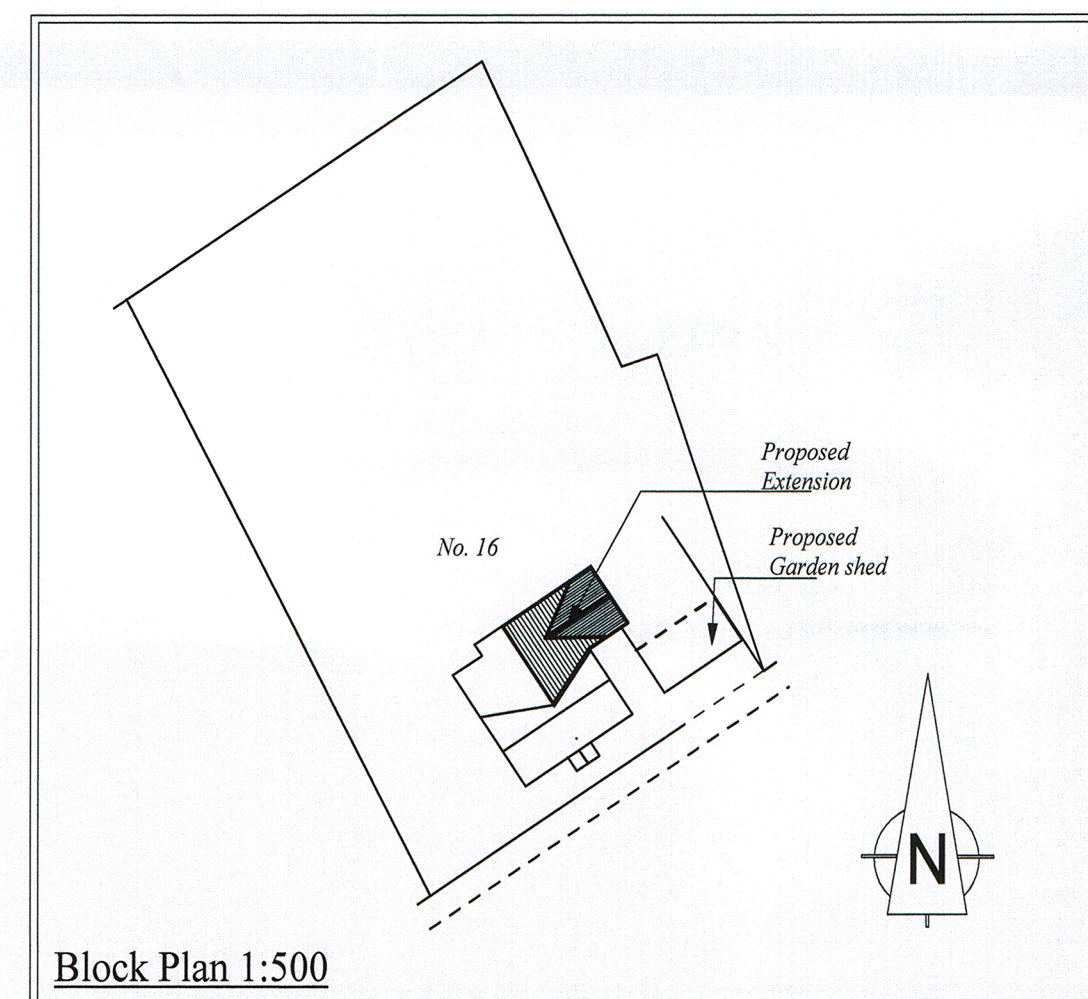




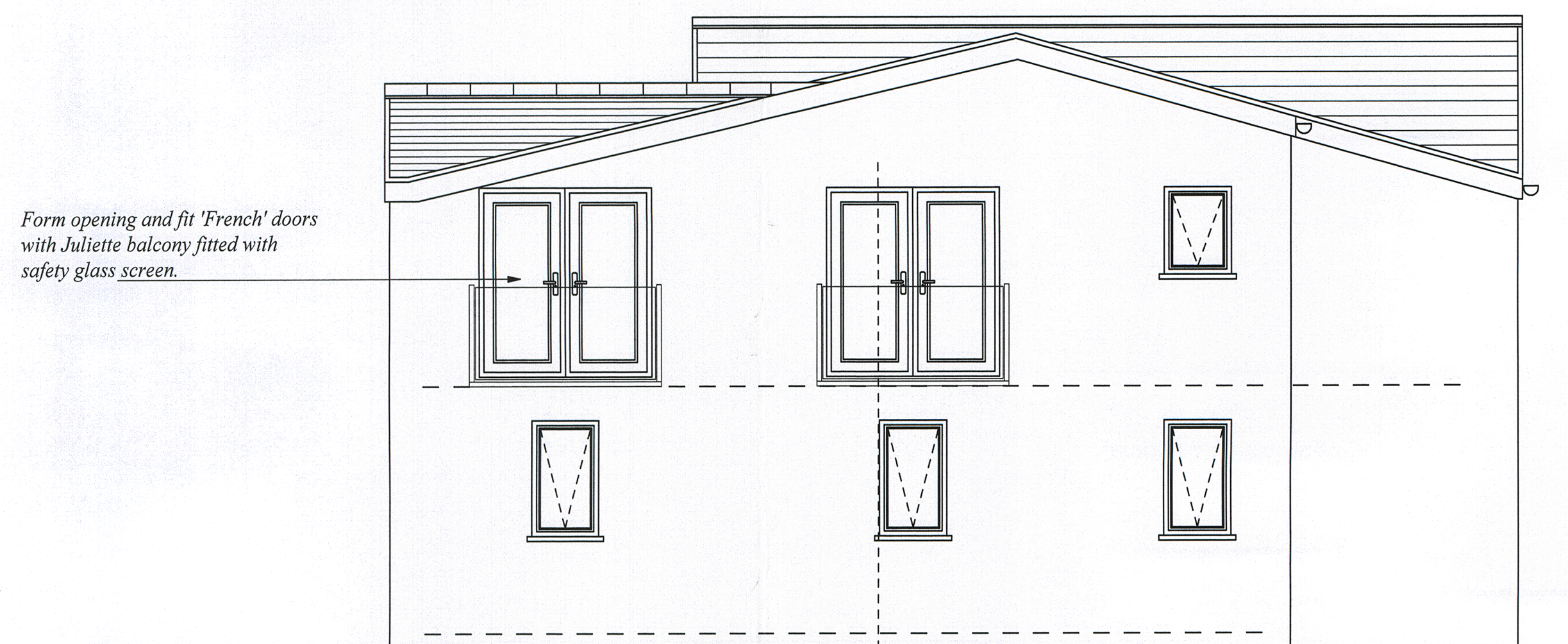
PROPOSED FIRST FLOOR PLAN



PROPOSED FRONT ELEVATION



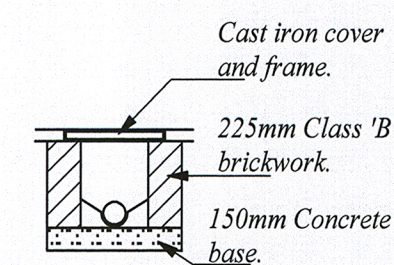
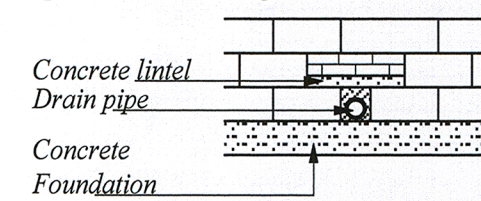
- GENERAL NOTES
1. Upon completion all works to comply fully with current Building Regulations and Allied Legislation.
 2. If plan is dimensioned then DO NOT SCALE, All dimensions to be checked on site, IF IN DOUBT ASK. ANY ERROR FOUND TO BE REPORTED IMMEDIATELY.
 3. The plans are intended for Planning and/or Building regulation purposes only and are not to be used as working drawings.
 4. All works to be carried out to good Building practice and to acceptable standards.
 5. The Building Works you intend to carry out at your property could evoke proceedings under the terms of the Party Wall Act 1996, etc., therefore you should inform your neighbours of the intended works prior to commencement on site.
 6. The specifications, contained in this plan, could change due to the variety of materials and methods available but which on completion perform to the same standard. The specification could also be varied by the Area Building Control Officer.



PROPOSED REAR ELEVATION

DRAINAGE DETAIL

Provide 2 No. reinforced concrete lintels over where drain passes through walls. Hole between pipe and wall to have granular fill and masked with rigid sheet material and sealed to prevent vermin ingress.



INSPECTION CHAMBER

Drainage Notes:

1. During demolition and excavation, existing drain line to be fully exposed to check condition of drain pipes and if necessary renew with new u.P.V.C. underground quality drain pipes.
2. The existing drain is a gravity based combined Drain and not part of a pumped system.
3. There will be no change of diameter or gradient of the drain under the area of the proposed building.
4. The development will use concrete strip foundations and shall be set at 150mm below the invert level of the drain pipe.

Proposed Rear Extension and Garden Store.
at 16 Glynneath Road,
Resolven,
for Mr. Adrian Clarhe-Wills,
Scale: 1:50 & 1:100 @ A1
Drawn: March 2017, Sheet 2 of 2

Amended June 2019

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