# PRE DEVELOPMENT RUN OFF READ IN CONJUNCTION WITH BIODIVERSITY STRATEGY

## SCALE 1:250

Pen y Bryn

**Survey Details**

1. Local arbitrary grid.
2. North arrow indicates approximate North.
3. Levels relate to arbitrary value 50.00m located on door step of No.24 Curwen Close.
4. Contour interval 0.50m
5. Drawing 10-161/100A1/1.1C revised on 17/11/16 to show new earth works.

| | |
|---|---|
| Scale: | 1:100 at A1 |
| Drawing No. | 10-161/100A1/1.1D |
| Date: | Nov 2016 |
| CLS Job No. | 16-180A |
| Surveyor: | Adrian Catling |
| Checked: | Adrian Catling |

**Station coordinates**

| Station | Easting | Northing | |
|---|---|---|---|
| 2 | 1005.229 | 985.634 | 50.860 |
| 4 | 1007.329 | 1004.118 | 50.798 |
| 10 | 993.268 | 983.363 | 50.947 |
| 11 | 1014.569 | 981.819 | 50.880 |
| 12 | 1009.918 | 976.173 | 50.814 |

CB – Circular box
CDP – Circular draw pit
EL – Electric valve
Bonc – Bollard
BPB – British Telecom box
BWI – Boundary wall
BM – Benchmark
BR – British Rail
BSW – Buckle step-access cover
CAM – Camera
EP – Electricity pole
ER – Earthing rod
FL – Floor level
FH – Fire hydrant
FP – Flag pole
G – Gulley
G1.2 – Tree girth (m)
GV – Gas valve
IC – Inspection cover
IL – Invert Level
I/R – Iron Railings
JB – Junction box
KO – Kerb outlet
LB – Letter box
LP – Lamp post
Mkr – Utility marker
MP – Mile post
OSBM – Ordnance Survey bench mark
O/B – Open board fence
SC – Stop Cock
SL – Step Level
SOF – Soffit level
SP – Stain Post
S/FR – Stock/Rail Fence
TWV – Trial Hole/Pit Valve
TH – Trial Hole
TLP – Traffic light pole
TSG – Traffic signal cover
TV – Cable television
UTL – Unable To Lift
VP – Vent Pipe
WL – Water Level
WM – Water Meter
– Survey Station
– Pipe Diameter(m)

**LINE TYPES**

Building
Kerbs, Walls
Fences
Iron railings
Top of banks
Bottom of banks
Hedges
Overhead Wires
Change of surface

**DRAWING SPECIFIC LEGEND**

Overgrown – PRE DEV IMPERMEABLE AREA = 0.0 M2

TOTAL DEVELOPMENT AREA =550M2

Bungalow
Ridge 55.38
No.24
SL 50.00
Curwen Close
IC Foul CL 50.09 IL 48.87
IC Surface CL 50.74 IL 48.69
IC Foul CL49.81 IL48.97
IC Surface CL 49.83
IC Foul CL 49.82 IL 49.20
IC Surface CL 49.81 IL 49.20
Top Electricity pole 58.33
Bottom of electric cables 57.48
Telephone cable 55.96
Eaves 54.90
Ridge 56.76
Brick wall 0.8h
Top of BT pole 57.08
Telephone cable 56.90
Top of BT Pole 58.77
Telephone cable 58.53
Shed
Lawn
Grass
Tarmac path
Kerb
Disused cable
Roundabout
Tarmac road
Conc
Gate
Top bank
Overgrown
Btm Bank
Steep bank
P/MM in disrepair & top of bank
C/B 2.2H
C/B 1.8H
EP
Shed roof
Garden
Flat roof
Window
Building at 1st floor
Eaves 42.60
Head 44.96
Window Cill 43.24
4 50.798
2 50.860
11 50.880
12 50.814
1000N
980N

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PROJECT DESIGN & MANAGEMENT CONSULTANT
UTILITIES AND CONSTRUCTION SERVICE PROVIDER

Revision Notes:

CLIENT NAME : AMANDA BOUCHER

PROPOSED PAIR OF 3 BED SEMI DETACHED HOMES

PROJECT NAME: PROPOSED PAIR OF 3 BED SEMI DETACHED HOMES
PLOT ADJ TO No 24 CURWEN CLOSE
PONTRHYDYFEN PORT TALBOT SA12 9UT

DRW TITLE & NO PRE DEVELOPMENT IMPERMIABLE AREA FDL AB 1021 010

DATE: 20/10/21 DO NOT SCALE PRINT @ A3

Drawn By: STK