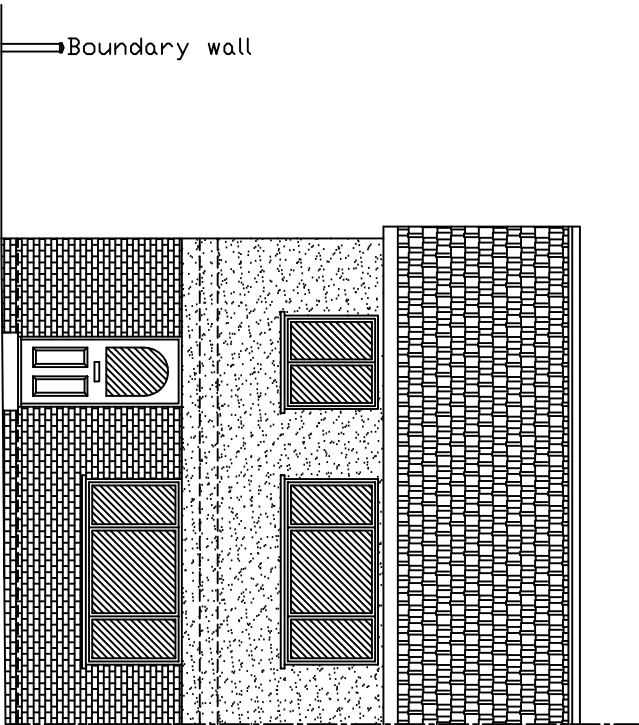
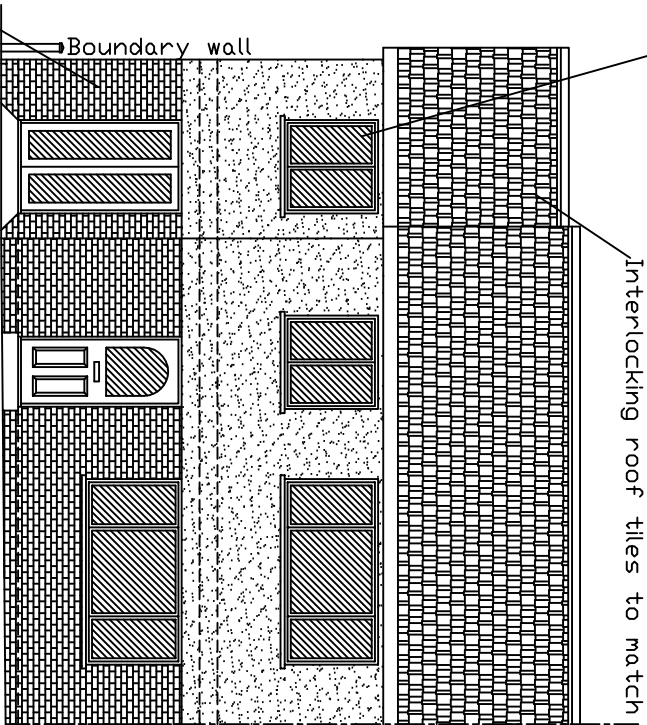


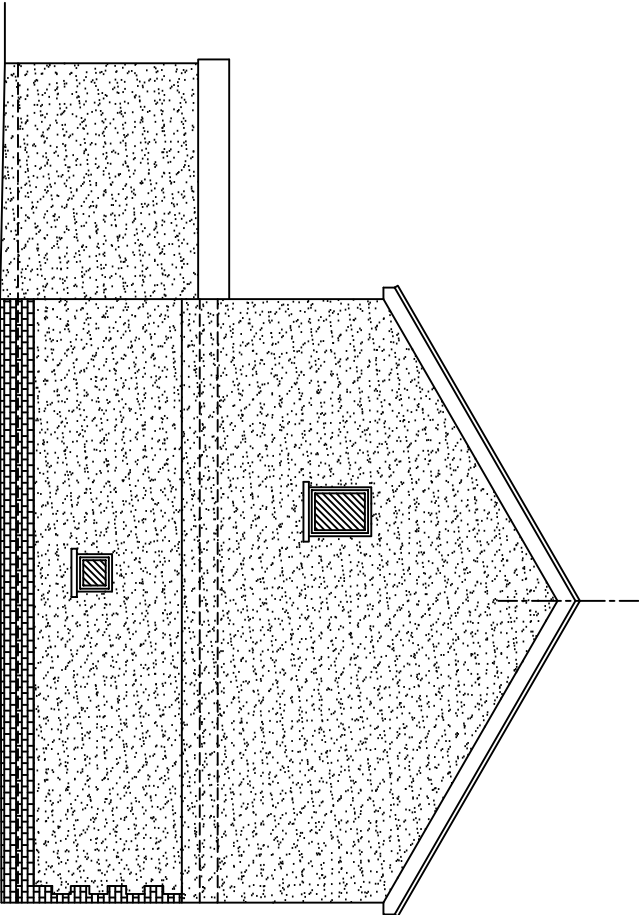


FRONT ELEVATION

Bedroom window to provide means of escape and as such should have an unobstructed openable area of at least 450mm square and a min. area of 0.33 square metres. The bottom of the openable area is to be a maximum of 1100mm above internal floor level.

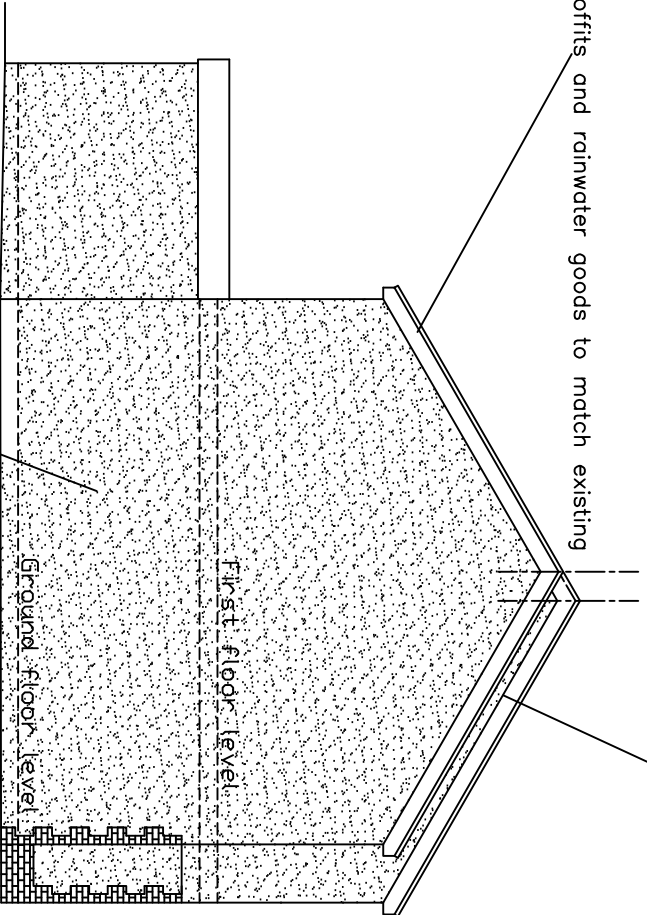


PROPOSED FRONT ELEVATION



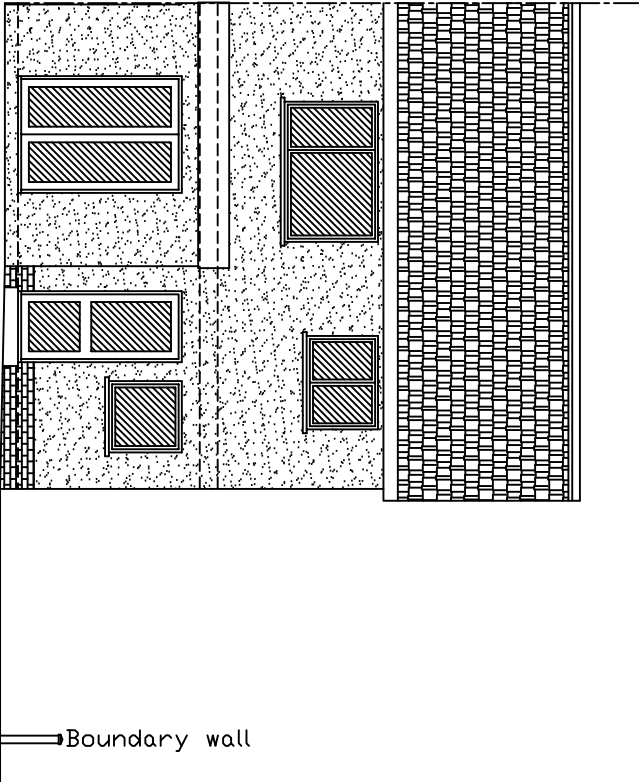
SIDE ELEVATION

Where new roof abutts existing cavity wall provide code 5 lead at vertical intersection to upstand a minimum of 150mm and to be dressed and fixed to underside of bargeboard to prevent moisture penetration



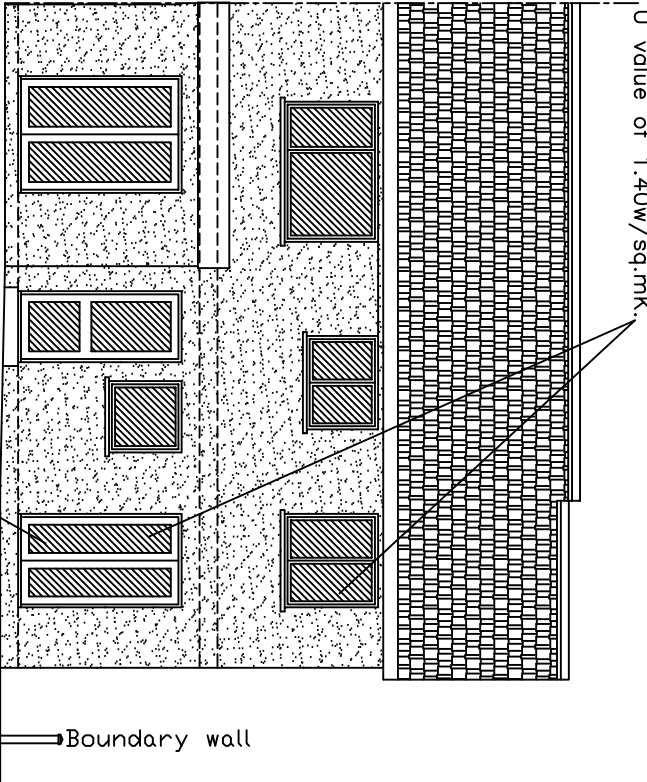
PROPOSED SIDE ELEVATION

External finish to be 2 coats cement render with added waterproofing agent and forming bell-cast drips above windows & doors & at dpc level. Render to receive 2 coats external quality white, cream or other neutral colour masonry paint to match existing property



REAR ELEVATION

White upvc double glazed windows and doors all to have 20mm air gap with low E glazing, (Pilkington K glass). Glazing to achieve a minimum U value of 1.40w/sq.mK.



PROPOSED REAR ELEVATION

Safety glazing to be provided to all critical areas, i.e. within 800mm of ground floor level is to be safety/toughened glass, installed in accordance with BS EN 12150-1:2015.

PROJECT

PROPOSED IMPROVEMENTS/ALTERATIONS
26, DULAIS DRIVE,
ABERDULAIS,
NEATH.

DRAWING EXISTING & PROPOSED ELEVATIONS

SCALE 1:100 @ A3 DATE NOVEMBER 2023
DRAWN RE DRG.NO. 5A