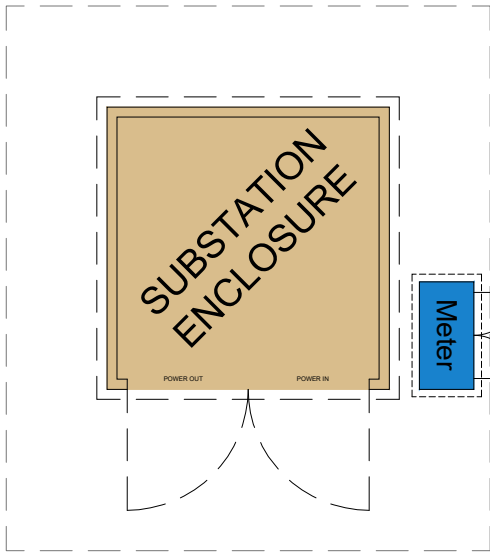
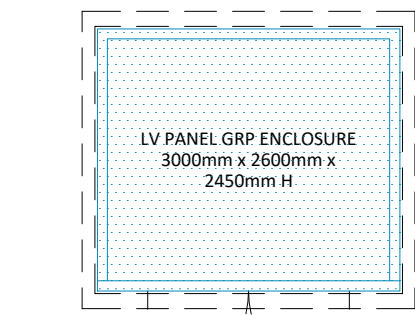


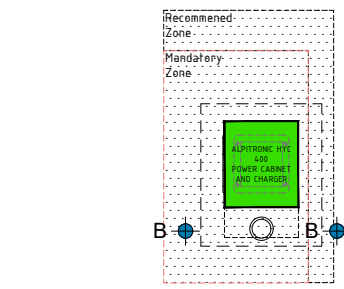
EV INFRASTRUCTURE LEGEND



DENOTES DNO HV/LV SUBSTATION  
Typical GRP Enclosure 2.8m x 2.8m  
All to service provider standard details  
TO ICP DETAILS



DENOTES BESPOKE LV PANEL GRP  
ENCLOSURE  
TO BE SPECIFIED BY ELECTRICIAN  
Unit Size 3000mm x 2600mm x  
2450mm H GRP unit allowed for  
currently



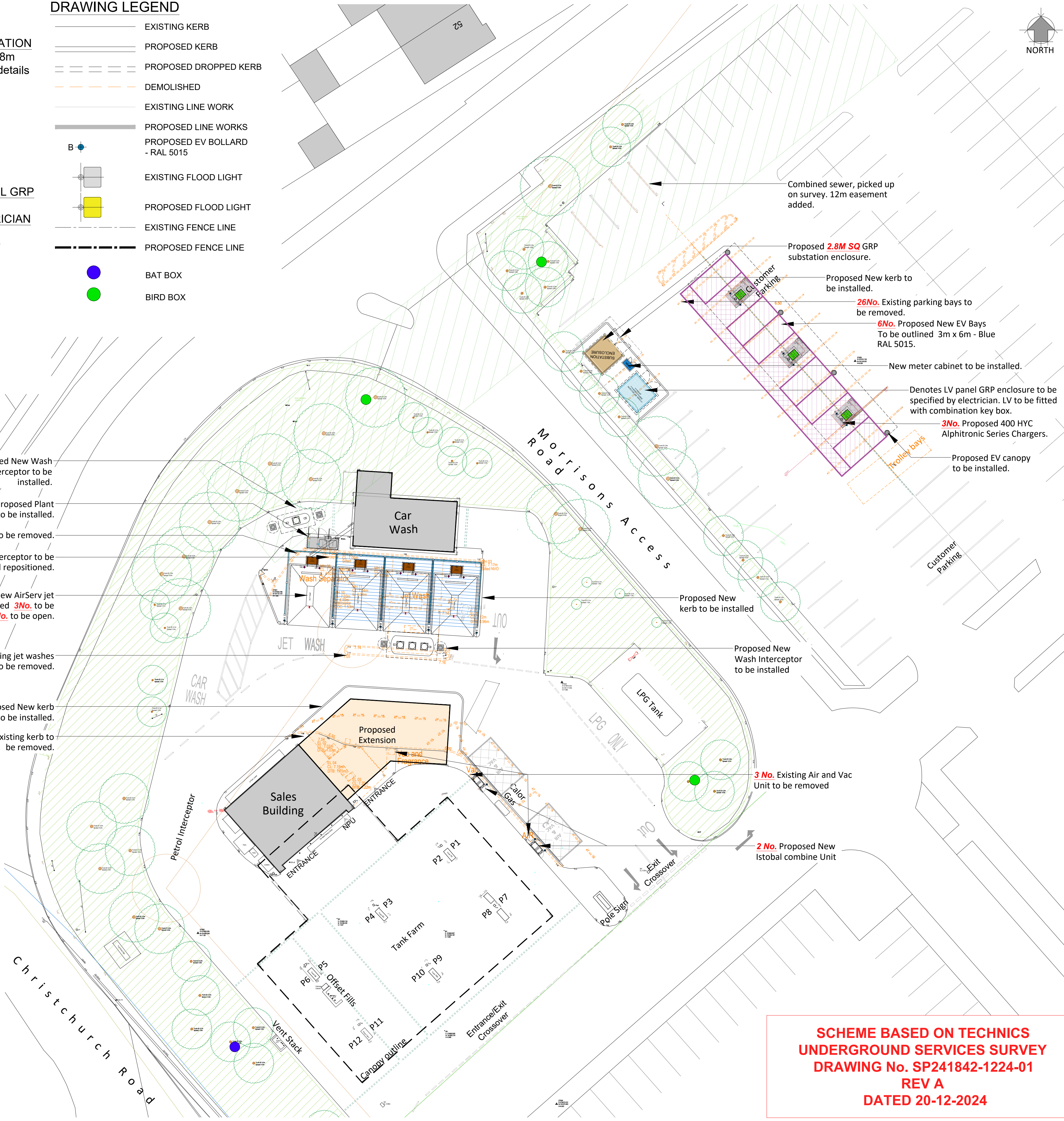
DENOTES CHARGING POST  
ALPTRONICS HYC 400

DRAWING LEGEND

- EXISTING KERB
- PROPOSED KERB
- PROPOSED DROPPED KERB
- DEMOLISHED
- EXISTING LINE WORK
- PROPOSED LINE WORKS
- PROPOSED EV BOLLARD  
- RAL 5015
- EXISTING FLOOD LIGHT
- PROPOSED FLOOD LIGHT
- EXISTING FENCE LINE
- PROPOSED FENCE LINE
- BAT BOX
- BIRD BOX

| SCHEDULE OF AREAS (SQM) |          |          |
|-------------------------|----------|----------|
| SHOP                    | EXISTING | PROPOSED |
| Site Area               | 4615 SQM |          |
| GROSS EXTERNAL AREA     | 76 SQM   | 163 SQM  |
| GROSS INTERNAL AREA     | 66 SQM   | 153 SQM  |
| RETAIL AREA             | 37 SQM   | 37 SQM   |
| FTG                     | N/A      | 87 SQM   |
| EV                      | 0        | 8        |
| Parking                 | 42       | 13       |
| JW                      | 2        | 4        |
| Valet                   | 3        | 2        |

- Schwegler 2FN Bat box ( or a suitable alternative)
- To be positioned of at least 4m where it receives full/partial sunlight, ideally southerly orientation.
  - Placed in an area that is not subject to disturbance from people.
  - Positioned away from artificial light sources.
  - At least 1m below entrance should be free from obstruction e.g., foliage.
- Vivara Pro Seville 28/32mm Woodstone Nest Box ( or suitable alternative)
- Suitable for a variety of small passerine species.
  - Unsuitable for larger species such as pigeons and crows.
  - Positioned ideally facing east to southeast.



**DRAWING NOTES**

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This drawing has been produced for the project listed below, is submitted in support of this application application to the Local Planning Authority and is not intended for use by any other person or for any other purpose.

Every effort has been made to ensure the accuracy of these drawings, however MBH Design Studio Ltd. accept no responsibility for any discrepancies arising from the reuse of survey information and preliminary drawings commissioned by the Applicant from others.

**This drawing is an initial feasibility scheme and is subject to technical review and internal approvals. DNO application process may affect feasibility, provide additional information and require further review of scheme. Feasibility may be affected by other factors as the scheme progresses to working drawing stage and may also be compromised by unforeseen elements encountered on site during installation of works**

**Scheme Based on OS Map Dated 07.08.2024**

**GENERAL NOTES**

- This drawing has been prepared for the sole purpose of obtaining planning permission.
- This drawing is to be read in conjunction with drawings numbered:  

|                  |                                    |
|------------------|------------------------------------|
| 14314-2096-LP    | Location Plan                      |
| 14314-2096-BP    | Block Plan                         |
| 14314-2096-200   | Existing Site Plan                 |
| 14314-2096-201   | Proposed Site Plan                 |
| 14314-2096-201-1 | Proposed Tracking Plan             |
| 14314-2096-202   | Existing Sales Building Layout     |
| 14314-2096-203   | Existing Sales Building Elevations |
| 14314-2096-204   | Proposed Sales Building Layout     |
| 14314-2096-205   | Proposed Sales Building Elevations |
| 14314-2096-206   | EV Canopy and Charger Details      |
| 14314-2096-207   | Substation Enclosure Details       |
| 14314-2096-208   | LV Enclosure Details               |
| 14314-2096-209   | Meter Cabinet Details              |
| 14314-2096-210   | Jet Wash Plan and Elevations       |
| 14314-2096-211   | Air/Water and Vac Details          |
| 14314-2096-212   | Plant Room Elevations              |
- Any advertisements are indicative and are subject to a separate advertisement application
- Any neighbouring buildings shown on the elevations are diagrammatic and have been extrapolated from site photographs. They have not been measured.

**SCHEDULE OF PROPOSED FINISHES**

**BUILDING EXTERNAL WALLS**  
Masonry brickwork to match existing external finish. Entire building to be decorated Grey RAL 7016

**BUILDING ROOF**  
Existing sales building flat roof to be retained. New flat roof to be installed over proposed extension.

**SHOPFRONT**  
Part New Shopfront frames to be finished in Grey (RAL7016)  
New fully glazed, single auto-sliding door, frames to be finished in Grey (RAL 7016)

**CANOPY**  
Traditional steel framed canopy over forecourt w/o signage to be retained as is.

**SURFACING**  
Existing forecourt surfacing retained as is. Install Asphalt to new footpath and kerbed areas.

0 10 20  
SCALE - METRES - 1:200 @ A1

|   |            |                      |        |
|---|------------|----------------------|--------|
| G | 30.05.2025 | BIRD BOX AND BAT BOX | MO/NS  |
| F | 02.04.2025 | PLANNING EDITS       | KL/RRB |
| E | 17.03.2025 | NOTES AMENDED        | KL/RRB |
| D | 19.02.2025 | SURVEY DATA REMOVED  | KL/RRB |
| C | 14.02.2025 | EV LAYOUT AMENDED    | KL/RRB |
| B | 20.01.2025 | SURVEY ADDED         | MO/AM  |
| A | 8.10.2024  | PLANNING EDITS       | KL/RRB |

| REV            | DATE | DESCRIPTION | DRAWN/CHECKED |
|----------------|------|-------------|---------------|
| REVISION NOTES |      |             |               |

**PLANNING**

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CLIENT

**mfg**  
motor fuel group

PROJECT

**FS2096 - BAGLAN MOOR MORRISONS  
CHRISTCHURCH ROAD,  
BAGLAN INDUSTRIAL PARK, PORT TALBOT  
SA12 7DA**

DRAWING TITLE

**PROPOSED SITE PLAN**

|            |                |       |            |
|------------|----------------|-------|------------|
| DRAWN BY   | DATE           | SCALE | PAPER SIZE |
| DT         | 28.08.2024     | 1:200 | A1         |
| CHECKED BY | DRAWING NUMBER | REV.  |            |
| KL         | 14314-2096-201 | G     |            |

**SCHEME BASED ON TECHNICS  
UNDERGROUND SERVICES SURVEY  
DRAWING No. SP241842-1224-01  
REV A  
DATED 20-12-2024**