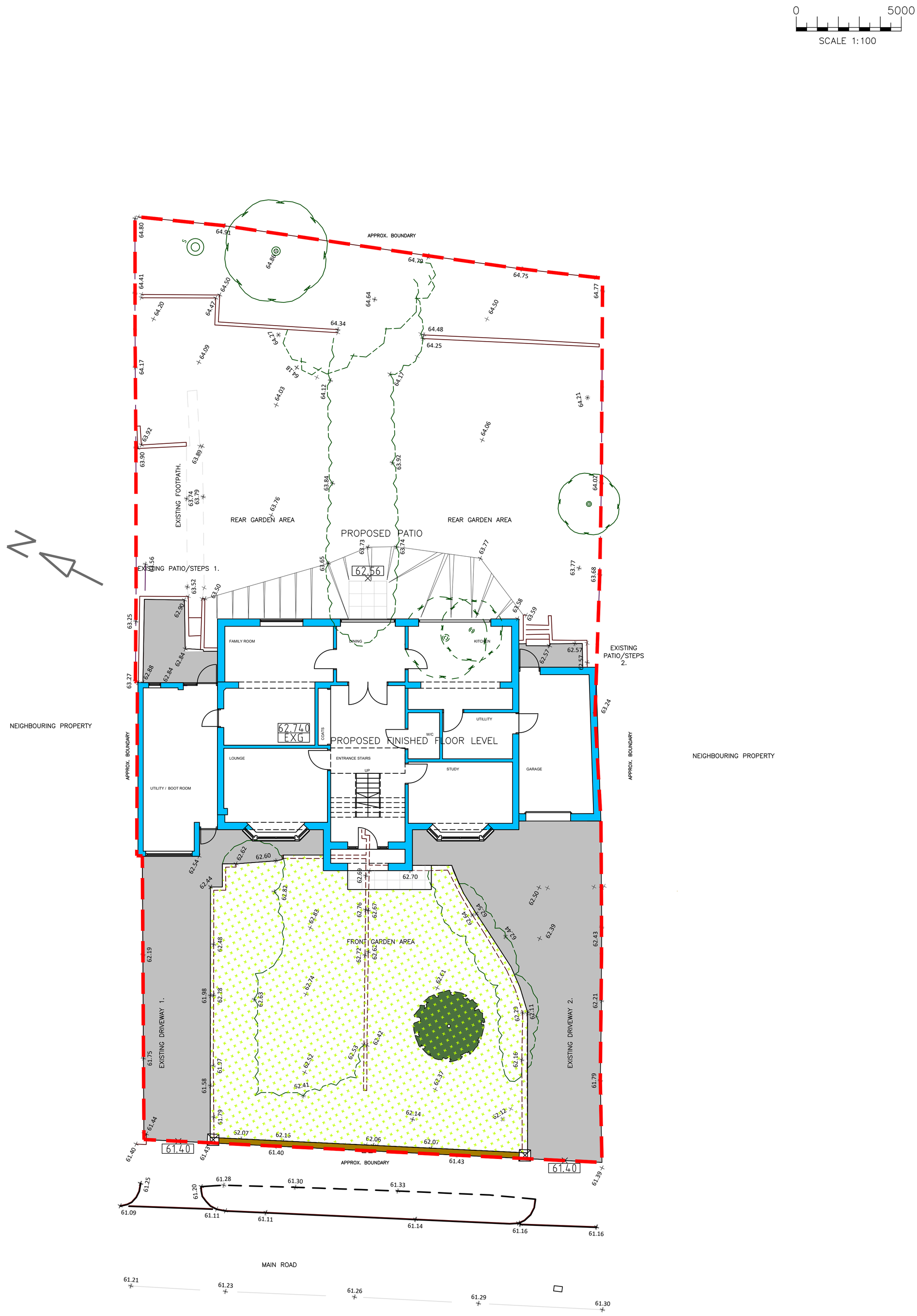
(A S P R O P O S E D)

DRAWING NUMBER: 2519: AL(9-)01.



KEY TO FINISHES;

SHOWN FOR ILLUSTRATION PURPOSES ONLY;

READ IN CONJUNCTION WITH SITE SURVEY DRAWING.

TARMAC DRIVEWAY.

SOFT LANDSCAPING.

RETAINING WALLS SHOWN THUS.
TO BE CONSTRUCTED OF RENDER FINISHED BLOCKWORK OR SIMILAR WITH BRICK COPING.

FOOTPATH AND PATIO PAVING.

16.805 EXISTING LEVELS.

46.32 PROPOSED LEVELS SHOWN BOXED.

T46.32 TOP OF RETAINING WALLS INDICATED THUS.
PREFIXED (T).
TO BE READ IN CONJUNCTION WITH
RE-GRADING OF GROUND LEVELS SHOWN.

EXISTING SITE FEATURES TO BE REMOVED
SHOWN RED/DOTTED AND IN CONJUNCTION WITH
REDUCED LEVEL DIG TO LEVELS SHOWN.

TREE SCREEN.

2.4M X 2.4M PEDESTRIAN VISIBILITY SPLAY.

EXISTING DROPPED KERB SHOWN AND NOTED.
INCREASED WIDTH AND ADAPTATION TO FORM
VEHICLE CROSS-OVER.
READ IN CONJUNCTION WITH VISIBILITY SPLAY DESIGN.

Site Layout Plan

This drawing is copyright:-

Figured dimensions must be taken in preference to scaled dimensions. ALL contractors and suppliers must check and verify all dimensions on site and any existing construction required as a result of the design shown before preparing shop drawings, commencing work or pre-ordering of fixtures and fittings. It is deemed as part of good building practice that ALL contractors will have read an understood manufacturers instructions in relation to materials specified.

ALL contractors are to carry out the works indicated in accordance with the latest Building Regulations, British Standards, Codes of Practice, specifications and any legislation that may be in force @ the time of construction, together with latest robust standard details, NHBC specification of works and practices covered under both the Health and Safety at Work Act and current CDM regulations.

Work should only be undertaken from drawings referred to in the Local Authority approval documents.
NO DEVIATIONS FROM THE APPROVED PLANS ARE PERMITTED UNLESS THE PRINCIPAL DESIGNER HAS APPROVED THIS IN WRITING AND A COPY OF THIS IS SENT TO BUILDING CONTROL.

Atrium Planning Consultants
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DATE: JUNE 25.
SCALE: AS SHOWN.
SHEET: A-1

PROPOSED PROJECT DESCRIPTION:
CONVERSION OF 2 DWELLINGS INTO 1
AT 63-65 MAIN ROAD,
BRYNCOCH,NEATH, SA10 7TA.
FOR ROBERT STANTON.

SHEET TITLE:
AS SHOWN.

REVISIONS:
B. 02/10/25 PLANNING REVISIONS. KNJ
C. 13/11/25 BOUNDARY CORRECTED.

Member of the Royal Town Planning Institute
BSc Hons Town and Regional Planning
BSc City and Regional Planning
RTPI Accredited Degrees