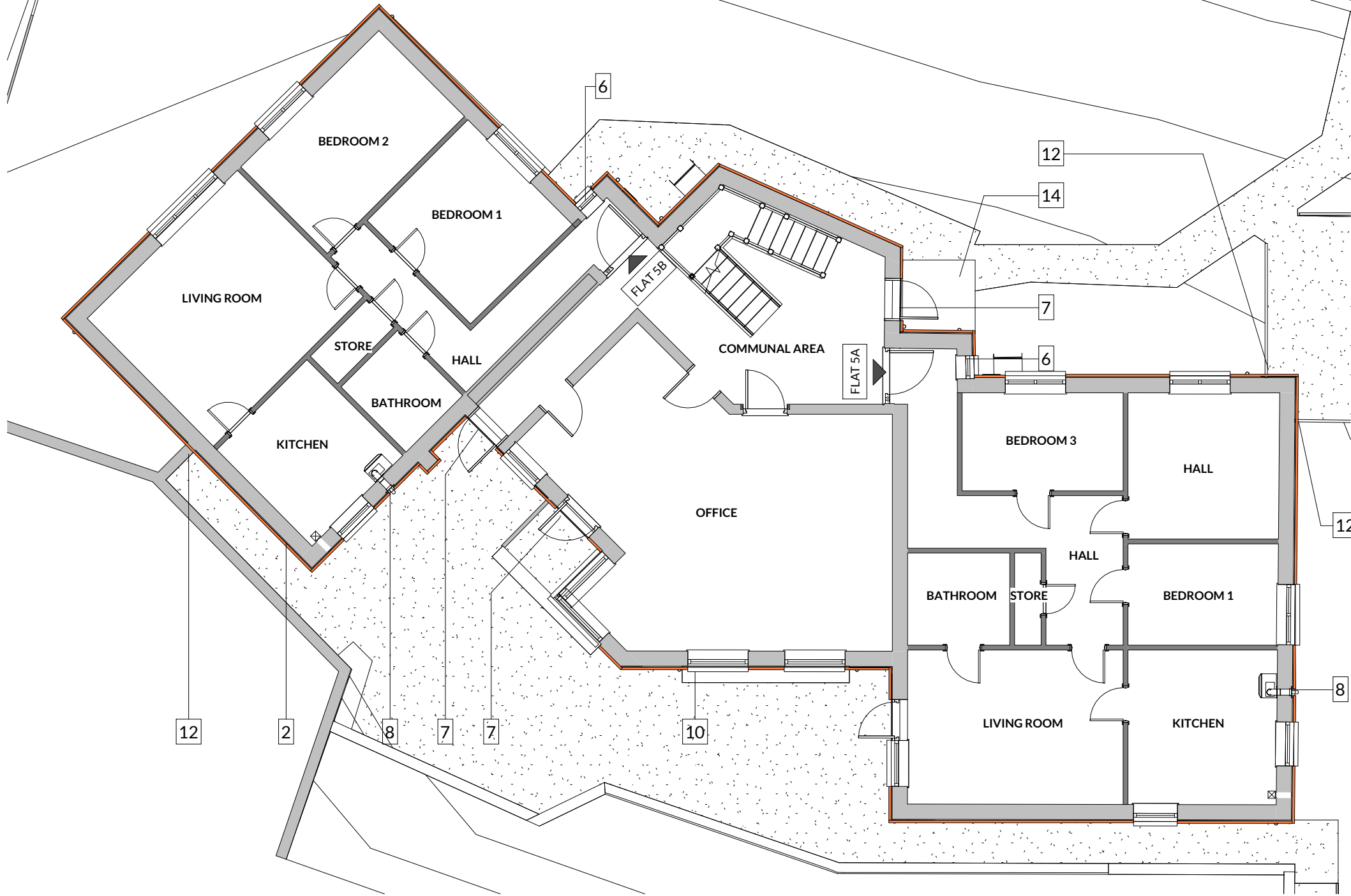
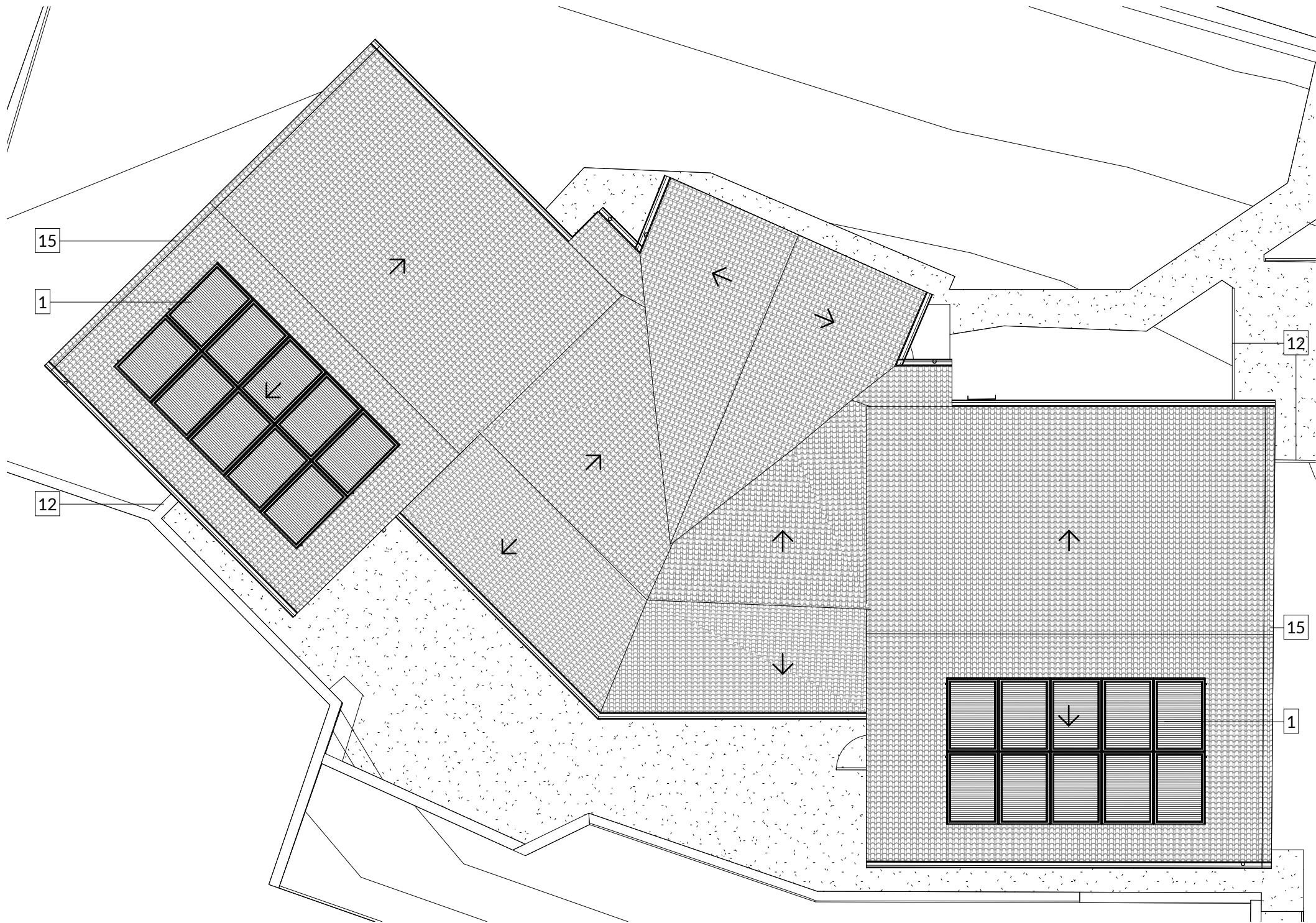
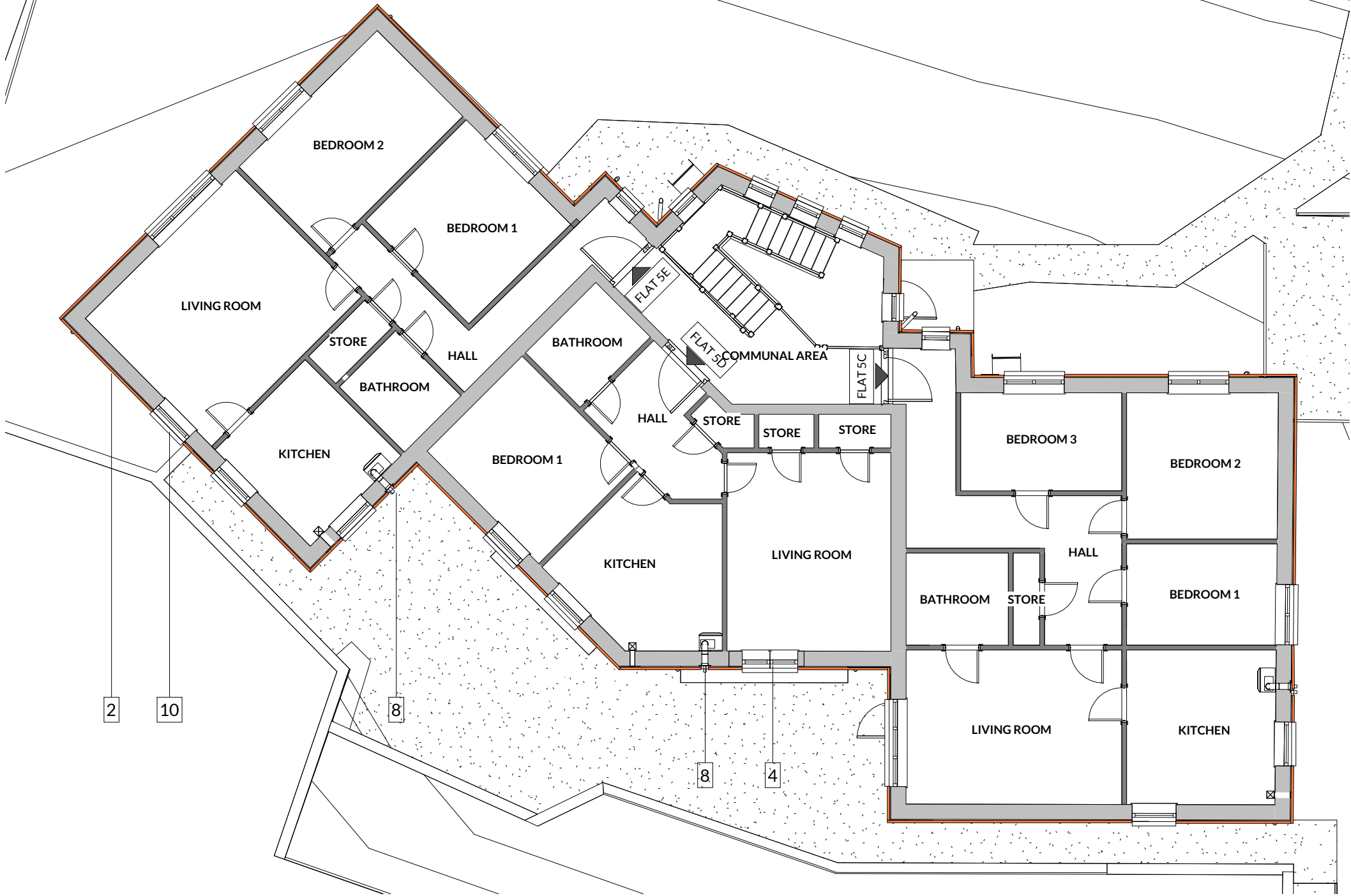




2 | PROPOSED GROUND FLOOR
SCALE: 1:100



3 | PROPOSED ROOF PLAN
SCALE: 1:100



1 | PROPOSED FIRST FLOOR
SCALE: 1:100

KEY

- 1 New Solar PV to be installed on the roof on the South facing elevation.
- 2 A - type: 50mm EWI System with dry dash finish.
- 3 Black dry verge trim to EWI system.
- 4 Removal of the first floor bay window and replacement with a flush window. New window white uPVC to match existing.
- 5 Removal of decorative corbels to the front and gable elevations
- 6 Window opening reduced in width to accommodate the proposed External Wall Insulation (EWI) system and maintain appropriate insulated reveals.
- 7 Like for like replacement of the front and rear entrance doors. White in colour to match the windows. Subject to fire strategy review.
- 8 Boiler flue and gas pipes to be extended and install over new EWI.
- 9 Rain water pipes to remove and relocated after EWI is applied.
- 10 Windows and door cills to be extended. To be projected 40mm minimum EWI finish line.
- 11 Bituminous adhesive coating max 300mm above ground level. Grey in colour.
- 12 Existing fences, posts and garden walls adjacent to external elevations to be cut back, as required to accommodate the proposed external wall insulation system.
- 13 New lead flashing at all roof/wall junctions where affected by the external wall insulation works.
- 14 Front door landing to be extended.
- 15 Gable end ladder extension.
- 16 1 x Burgos Swift box 10519-NH, or similar, to be affixed to the east elevation.
- 17 1 x Beaumaris WoodStone (or similar) bat box to be affixed to the west elevation.

FLOOR PLANS COLOUR LEGEND

- Denotes Existing Walls
- A - type: Denotes External Wall Insulation, render dry dash system. Colour Light Cream.

NOTES

THE PROPOSAL IS TO TO OVER-CLAD THE HOME WITH A PROPRIETARY INSULATION & RENDER SYSTEM WITH SOME IMITATION BRICK RENDER. THE SYSTEM WILL INCREASE THE FABRIC INSULATION OF THE HOME DRASTICALLY. SAVING MONEY FOR THE TENANTS & REDUCING THE CARBON FOOTPRINT OF THE HOME IN USE.

THESE DRAWINGS ARE PREPARED FOR THE PURPOSES OF THE PLANNING APPLICATION. THEY ARE NOT CONSTRUCTION DRAWINGS.

PROPOSED MATERIALS

- Material: EWI System
Fire classification: A2-s1,d0 or better
Finish: Dash render finish
Colour: Dover cream or similar approved.
- Material: Solar panel
PV power per flat : 1500 W

P2	12.06.26	General amendments.	LF
P1	05.06.26	Pre-application issue.	LF
Rev	Date	Description	Initials

Project

GROVES ROAD
GROVES ROAD, NEATH, SA11 1YB.

Client

R AND M WILLIAMS

Drawing Series

48-PROPOSED DRAWINGS

Drawing Title

PROPOSED FLOOR PLANS

Archetype

PLA

Scale@A2: As indicated

Date: JUN.26

Drawn: LF

Checked: AG

Drawing Number

Status

Rev

067-DOM-PLA-XX-DR-N-4802

S0

P2

PLANNING

Domna

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