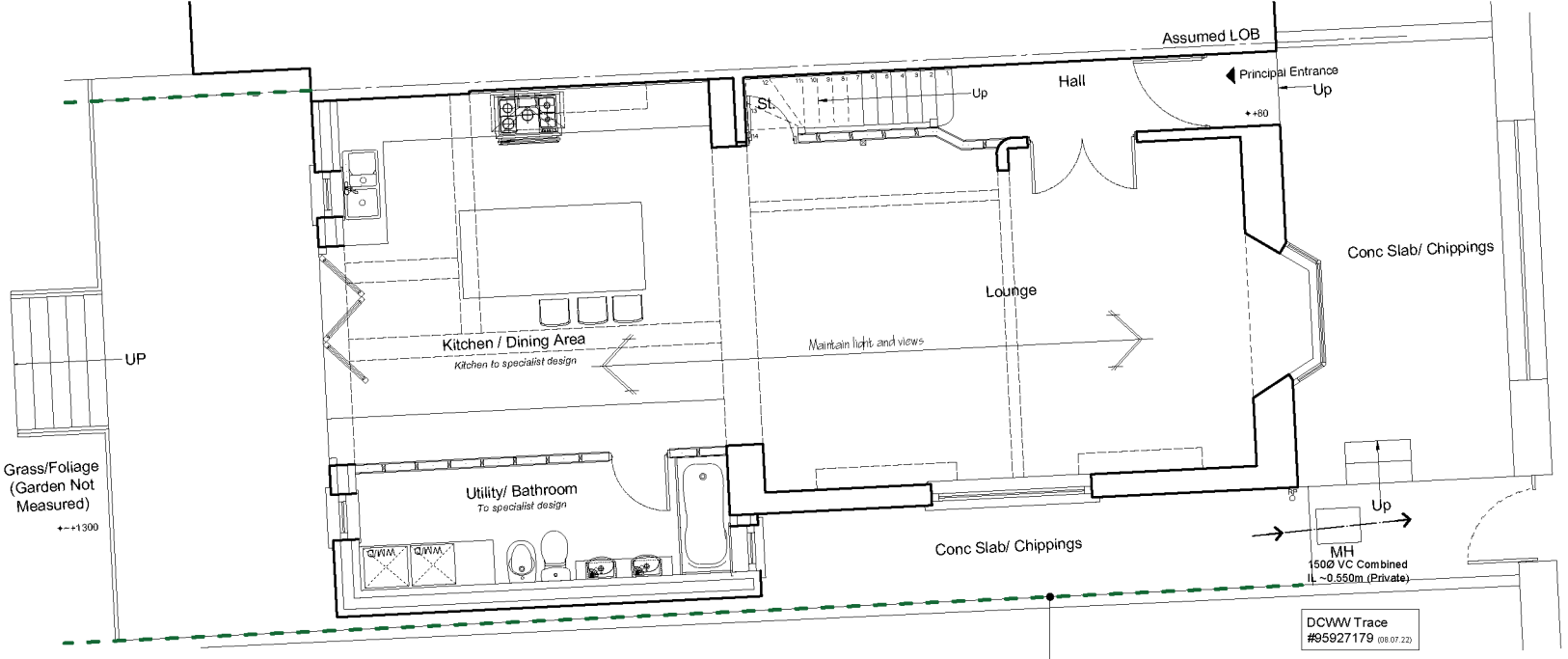
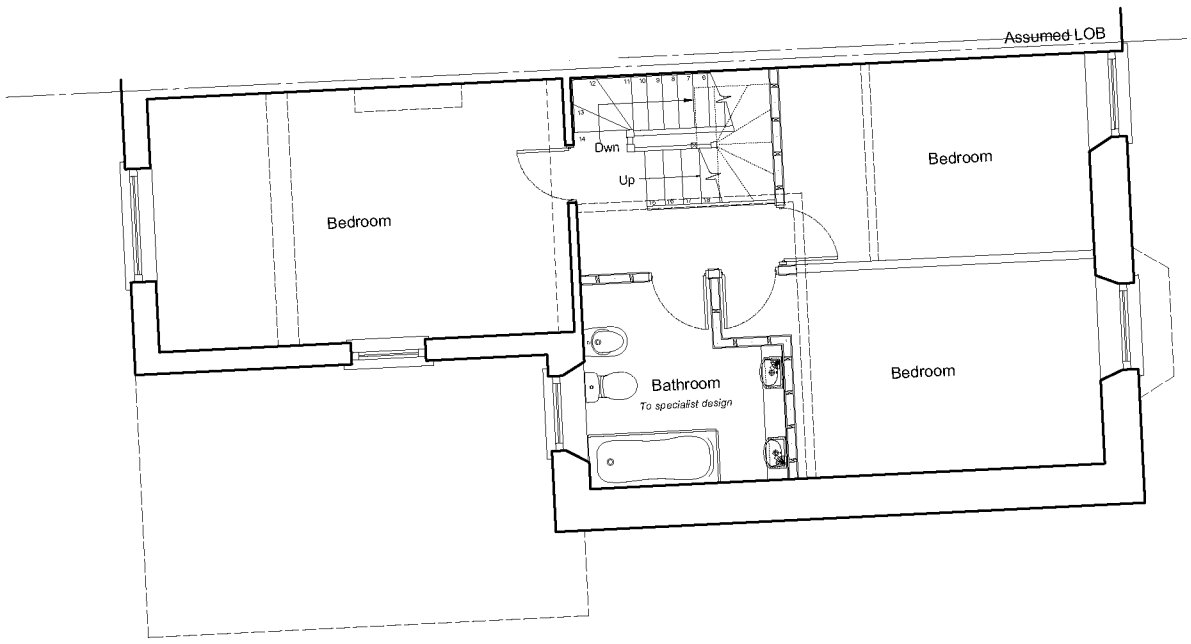


PROPOSED GROUND FLOOR AND PART SITE PLAN

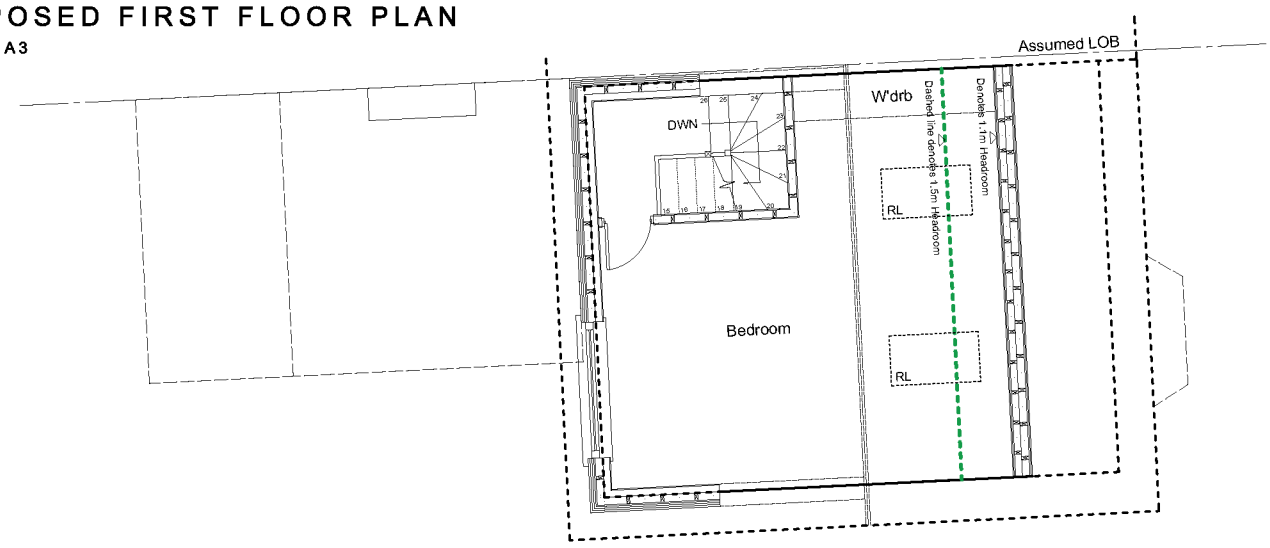
1:100 @ A3

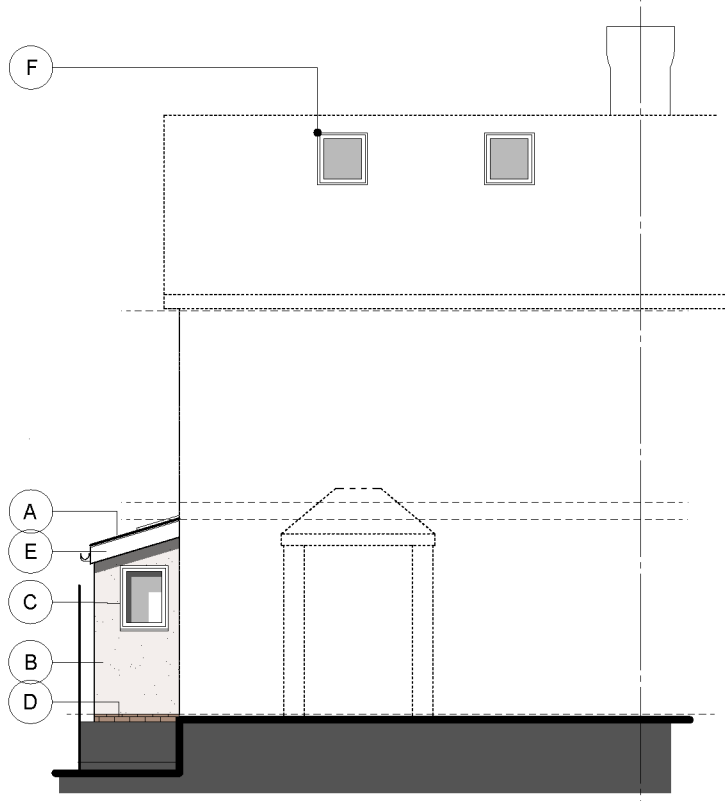
Green Dashed line denotes 1.8m privacy screen



PROPOSED FIRST FLOOR PLAN

1:100 @ A3





PROPOSED FRONT ELEVATION

1:100 @ A3

Critical locations

1.1 The following locations may be considered 'critical' in terms of safety;

a. between finished floor level and 800mm above that level in internal and external walls and partitions (see Diagram 1);

b. between finished floor level and 1500mm above that level in a door or in a side panel, close to either edge of the door (see Diagram 1).

Reducing the risks

1.2 Glazing in critical locations should either,

a. break safely, if it breaks (see paragraph 1.3); or

b. be robust or in small panes (see paragraphs 1.4, 1.5 and 1.6 and Diagrams 2 and 3); or

c. be permanently protected (see paragraphs 1.7 and 1.8 and Diagram 4).

Safe breakage

1.3 Safe breakage is defined in BS 6206:1981 Specification for impact performance requirements for flat safety glass and safety plastics for use in buildings: clause 5.3, and is based on an impact test which requires the result of the impact to be limited to creating:

a. a small clear opening only, with a limit to the size of the detached particles; or

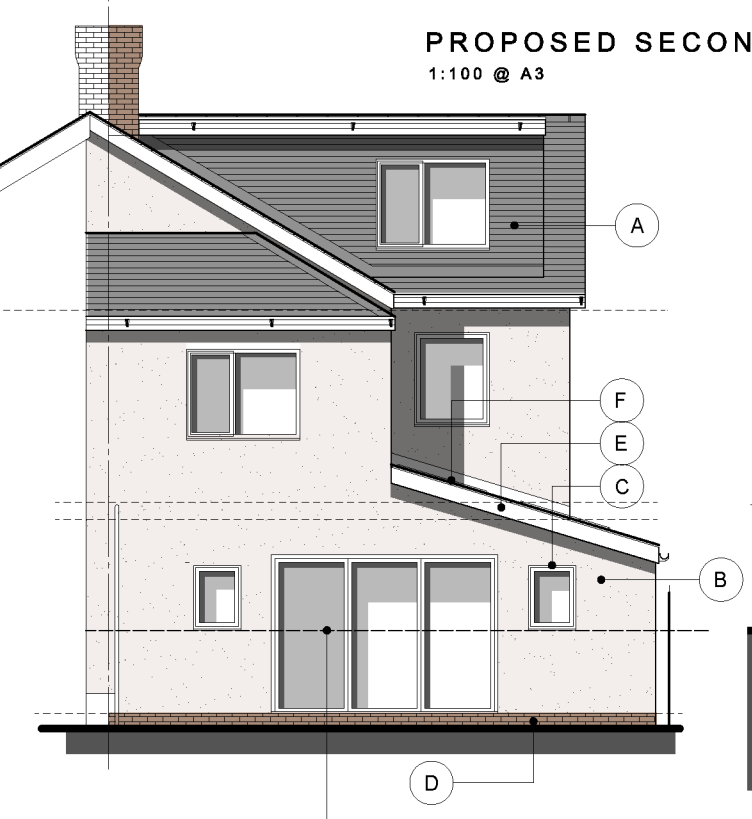
b. disintegration, with small detached particles; or

c. breakage resulting in separate pieces that are not sharp or pointed.

ONLINE

PROPOSED SECOND FLOOR PLAN

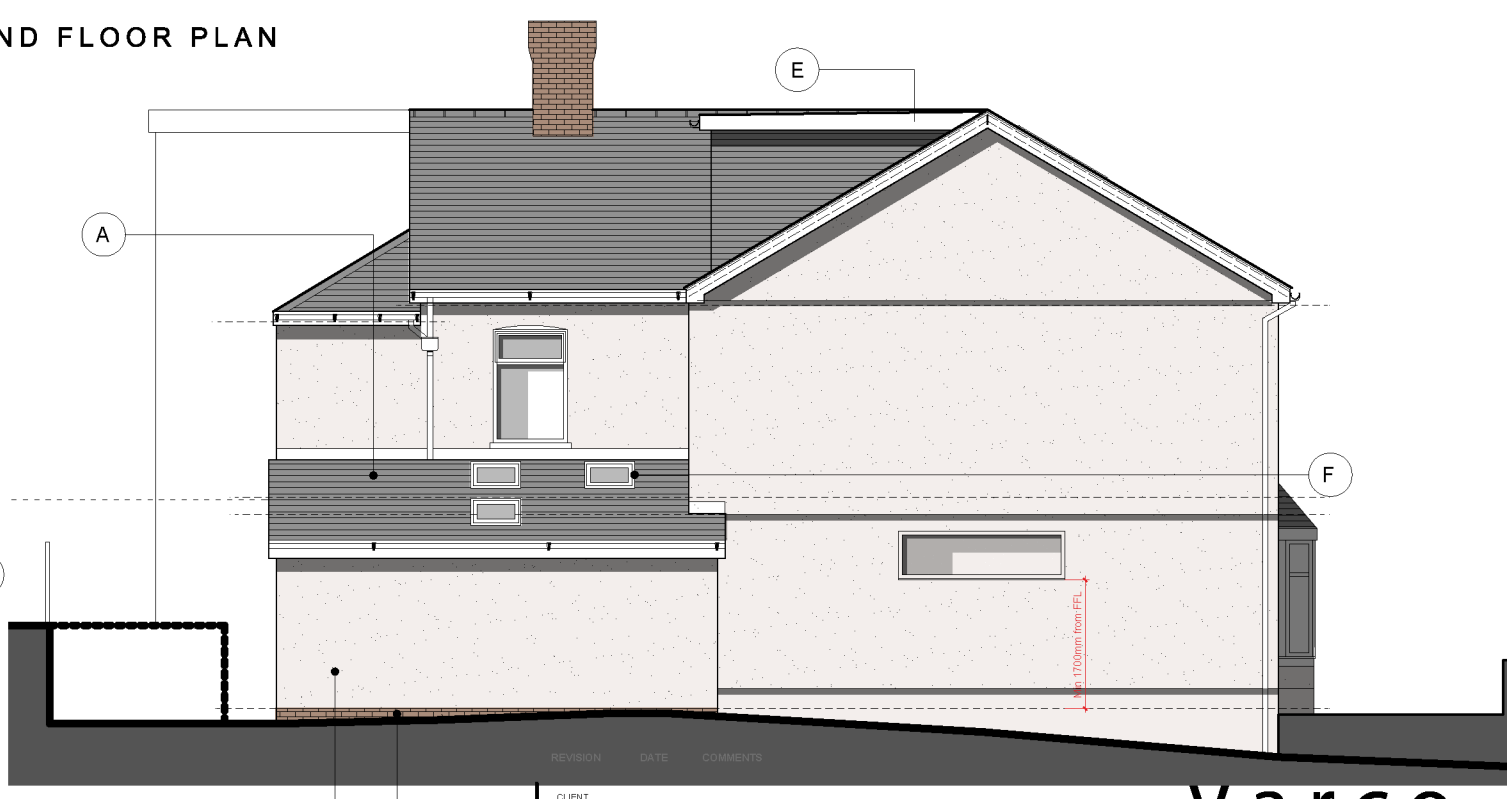
1:100 @ A3



PROPOSED REAR ELEVATION

1:100 @ A3

Denotes higher level garden (Area not measured)



PROPOSED SIDE ELEVATION

1:100 @ A3

PROPOSED MATERIAL SPECIFICATION

A. FIBRE CEMENT SLATE ROOF COVERING
B. PEBBLE DASH RENDER
C. PVC/ ALUMINUM FENESTRATION (DRA CONSIDERATION)
D. FACING BRICKWORK
E. PVC FASCIA, SOFFIT AND RAINWATER GOODS WITH LEAF GUARDS (DRA CONSIDERATION)
F. PVC/ ALUMINUM ROOF LIGHTS

ALL TO MATCH EXISTING AS FAR AS IS REASONABLY PRACTICABLE.

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1:100.

0 1 2 3 4 5 (M)

CLIENT
MR E ADANACIA

PROJECT
43 ABERFAN ROAD, ABERFAN, CF48 4QL

DRAWING TITLE
PROPOSED FLOOR PLANS AND ELEVATIONS

PROJECT NO.
VAR-2078

DRAWING STATUS
○ CLIENT APPROVAL ● PLANNING ○ BUILDING CONTROL ○ TENDER ○ CONSTRUCTION

DRAWN/CHECKED	SCALE	DATE
FARRAH VARMA / AV	1:100 @ A3	AUG '22

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